



GENERATOR, INC. MEMBER STORAGE ADDENDUM

This MEMBER STORAGE ADDENDUM is by and between Generator, Inc., a Vermont nonprofit corporation (herein referred to as “Generator” or “Company”), and the individual or entity identified on the signature page of this Member Storage Addendum (herein referred to as “Member”). This Agreement sets forth the terms and conditions governing the Member’s access and use of the shared Generator facilities and premises, including equipment leased or owned by Generator, located at 40 Sears Ln., Burlington, VT (the “Facilities”).

1. Duration of Agreement & Termination:

The term of this Agreement shall commence as of the date set forth on the signature page of this Agreement and shall continue on a month-by-month basis. The Member or Company may terminate this Agreement at any time with 30 days advance notice to the other party. Notwithstanding the foregoing, Company reserves the right to terminate this Agreement at any time, immediately and without notice if Member fails to comply with any provision of this Agreement, as well as any additional policies and procedures that may be adopted by Generator from time to time.

Upon termination of this Agreement, Member shall remove all personal possessions from the Facilities within 10 days of the termination of this Agreement, after which period all Member’s personal possessions shall become property of Generator. Generator may use or dispose of any such property in its sole discretion.

2. Member Obligations:

(a) Members shall only use the Facilities in accordance with the terms and conditions of this Agreement and all attachments hereto as amended from time to time by Generator. Member also agrees that Member shall follow all other rules and regulations adopted by Generator for the Facilities, including, but not limited to, safety and equipment operation procedures.

(b) Member agrees to keep the shared spaces of the Facilities in a neat, clean and safe condition and shall not store any possessions in areas of the Facilities accessible to all Generator members unless permitted by Generator. Studio Member agrees to refrain from the accumulation of materials that cause overflow within any studio or storage space reserved for Member’s use and shall remove any such materials upon the request of Generator.

(c) Member will not damage the Facilities, including causing unreasonable or inappropriate wear on Generator’s equipment.

(d) Member shall not disturb the use and enjoyment of the Facilities by any other member of Generator.

(e) Member agrees to respect the privacy and property of others, and to respect the physical security of other members’ possessions, materials, and space.

3. Fees:

(a) Member agrees to pay the monthly storage fees in the amount detailed in the Membership section of Generator’s website. In addition, Member shall pay all reasonable third-party fees (attorney’s fees, debt collection fee, fees for repair of damage to Generator tools due to excessive or improper usage) and other costs incurred by Generator in connection with any late payments or past due amounts.

(b) Payment:

All Fees must be paid according to the following terms: Fees are due upon receipt of automatic monthly billing notification. Billing occurs monthly from the date of sign up. Late fees, in the amount of 5% of the monthly Fees, will be charged as of 5 days after the payment due date. This Agreement may be terminated if Fees remain unpaid for more than 15 days after the due date of such Fees.

For storage rates and additional information, please visit <https://generatorvt.com/space/studios-and-lockers/>

4. VOSHA/ADA Compliance throughout Facility:

VOSHA will make routine inspections in order to ensure Generator does its best to create a safe work environment for all users. In order to remain compliant, Generator members who purchase storage must:

- (a) NOT store anything illegal.
- (b) NOT have overhead storage that pose tumble hazards.
- (c) NOT store personal possessions under storage cabinets that spill into shared spaces. Generator will not tolerate the prevention of easy and safe ambulation and/or wheelchair access by all users of the Facility.
- (c) NOT store volatile organic chemicals (VOCs) in locker without consent from Operations Manager. All chemicals should be labeled appropriately based on the SDS sheet, and stored in the red "Flammables" cabinet in the sandblasting room.

- (d) NOT have any electric power accessories attached in a dangerous manner (extension cords/powerstrips plugged into other extension cords/powerstrips, semi-permanent installations of extension cords, power cords exposing live power or missing ground plugs)

3. Food:

Under no circumstances may food be stored in the shared spaces or in a member's storage space. Any food found in the shared spaces will be discarded.

By signing this page I agree to abide by the terms and conditions governing my access and use of the shared Generator facilities and premises, including equipment leased or owned by Generator.

Print Name & Date

Signature

Storage Payment Initialized by & Date