



P A I N E F I E L D

3220 – 100th Street SW • Everett, WA 98204-1390
(425) 353-2110 • Fax (425) 355-9883

TENANT IMPROVEMENT FORM REQUIRED FOR REAL PROPERTY IMPROVEMENTS

TENANT: _____

BUILDING NO.: _____

Description of Work (As per attached sheets):

In consideration of approval, the Tenant agrees:

1. All costs of any sort shall be at the expense of the Tenant.
2. All necessary permits and other approvals will be secured by the Tenant. The Tenant acknowledges that the tenant is not the owner of the property for the purpose of obtaining permits. The Tenant shall comply with all applicable building, electrical, and all other applicable codes, regulations, and laws. Copies of all completed permits will be filed with the Airport Office.
3. All work shall be at the risk of the Tenant. Tenant shall hold harmless from and indemnify Snohomish County against all claims, losses, suits, actions, costs, counsel fees, litigation costs, expenses, damages, judgments, or decrees by reason of damage to any property or business and/or any death, injury or disability to or of any person arising out of or suffered, directly or indirectly, by reason of or in connection with any action, error or omission of the tenant, tenant's employees, agents or subcontractors, whether by negligence or otherwise, in constructing, maintaining, or using said improvement. This hold harmless agreement expressly provides for waiver of the Tenants immunity under RCW Title 51 Industrial Insurance for claims

by its employees and this hold harmless agreement and waiver of immunity was mutually and expressly negotiated and agreed between the parties.

4. Activities incidental to construction such as storage, fabrication, etc., will be confined to the premises leased to the Tenant.

5. The improvement will be subject to all terms and conditions of the Tenant's lease; PROVIDED, that there shall be no obligation of the County to maintain, repair, or replace all or any part of said improvement. No adjustment will be made in the Tenant's rent as a result of this construction. Except upon a subletting or assignment of Tenant's lease shall any such interest have any claim to the improvements now or hereafter made. The improvements shall revert to the Airport upon expiration of the Tenant's lease. No loss or damage to such improvement shall affect tenant's obligation to pay rent or perform any other obligation as provided in this lease.

Date: _____

Company: _____

By: _____

Title: _____

Snohomish County Airport

Date: _____

By _____

Airport Director