

"COWORKING" FREE DAY PASS AGREEMENT

This agreement is made on _____, by and between eCafe, LLC ("Lessor") having coworking space in the building located at 10650 Roe, Overland Park KS 66211 (the "Building") and _____ ("Guest").

Lessor and Guest hereby agree to the following "Coworking" service agreement.

1. As a "Coworking" client, Guest will be provided with the services selected in Exhibit "A".
2. Lessor hereby grants Guest the privilege to use in common with other Members and Guests that Lessor may designate certain amenities located in the Building; the use of all of which are subject to such reasonable rules and regulations as Lessor currently has in place and may adopt from time to time. The amenities are more particularly described in attached Exhibit "A". "The Operating Standards" as presently in place and governing the use of the Building are attached in Exhibit "B".

3. Day Pass

This is a free day pass to be used on _____ during regular business hours.

4. Operating Standards

The Operating Standards attached to this Agreement as Exhibit "B" are hereby made an integral part of this Agreement. Guest shall perform and abide by the rules and regulations and any amendments or additions to said rules and regulations as Lessor may make. In addition, Guest shall abide by all applicable governmental rules, regulations, statutes and ordinances relating in any way to the Building or Guest's use of the Building. It is hereby further explicitly agreed and understood that full compliance with the Operating Standards as set forth constitutes a material obligation of this Agreement, and that failure to so comply shall constitute a violation of this Agreement.

IN WITNESS WHEREOF, Lessor and Guest have executed this Agreement as of the date above written.

Guest:

Signature: _____

Print Name: _____

Address: _____

Phone: _____ Email: _____

EXHIBIT "A"

As a Coworking Guest you will be provided with the following services:

Workstations:

Use of any of the workstations and work tables in the "Coworking" space located within the Building on a first come, first serve basis during regular business hours.

Conference Room:

Use of the conference room is \$35/hour

Meeting Room:

Use of the meeting room is \$25/hour

Printing and Copying:

.10/copy (black and white)

.25/copy (color)

Scanning and Faxing:

Included

EXHIBIT "B" - OPERATING STANDARDS

The noise level will be kept to a level so as not to interfere with or annoy other Members and Guests. Please use the public areas including the coffee shop, business center, mailroom and outside terrace for phone calls. Cowork guests may also use the west side cowork space for phone calls.

Guest may not conduct any activity within the Building which in the sole judgment of the Lessor will create excessive traffic or is inappropriate to the "Coworking" environment.

No advertisement, identifying signs or other notices shall be inscribed, painted or affixed on any part of the building.

Immediately following Guest's use of conference room space and/or visual equipment, Guest shall clean up and return the space and equipment to the state and condition it was in prior to Guest's use. If not, Lessor may charge Guest for any other expenses required to restore the conference space and/or equipment to its original condition.

Guest may bring no animals into the Building except for those assisting disabled individuals.

Guest shall not smoke nor allow smoking in any area of the Building or grounds.

Guest shall cooperate and be courteous with all occupants of the Building and Lessor's staff and personnel.

Lessor reserves the right to make such other reasonable rules and regulations as in its judgment may from time to time be needed for the safety, care, appropriate operation and cleanliness of the Building.



COWORKING DAY PASSES

Day passes are available to use the private coworking area located next to the coffee house. The more you buy the less you pay per day. Day passes are a great way to see if coworking is right for you...

5 Day Passes

5 x \$15.00/day = \$75.00

10 Day Passes

10 x \$10.00/day = \$100.00

Day passes can be used anytime within 6 months of purchase. For more information please contact the ecafe Business Center at (913) 831-8490 or chris.ecafe@gmail.com.

Day passes include the following services:

Workstations:

Use of any of the workstations and work tables in the "Coworking" space located within the Building on a first come, first serve basis during regular business hours.

Conference Room:

Use of the conference room is \$35/hour

Meeting Room:

Use of the meeting room is \$25/hour

Printing and Copying:

.10/copy (black and white)

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