

## FRANCHISE DISCLOSURE DOCUMENT

RENUE SYSTEMS DEVELOPMENT CORP., INC.  
an Illinois corporation  
1102 North Main Street  
Lombard, Illinois 60148  
(630) 691-0800  
contact@renuesystems.com  
www.renuesystems.com

# RENUE®

As a franchisee, you will operate a RENUE® comprehensive hotel cleaning business.

The total investment necessary to begin operation of a franchised RENUE® business is \$128,500 to \$150,400. This includes \$104,000 that must be paid to the franchisor or its affiliate.

This Disclosure Document summarizes certain provisions of your Franchise Agreement and other information in plain English. Read this Disclosure Document and all accompanying agreements carefully. You must receive this Disclosure Document at least 14 calendar days before you sign a binding agreement with, or make any payment to, the franchisor or an affiliate in connection with the proposed franchise sale. **Note, however, that no government agency has verified the information contained in this document.**

You may wish to receive your Disclosure Document in another format that is more convenient for you. To discuss the availability of disclosures in different formats, contact David Grossman at Renue Systems Development Corp., Inc., 1102 North Main Street, Lombard, Illinois 60148 (630) 691-0800.

The terms of your contract will govern your franchise relationship. Don't rely on the Disclosure Document alone to understand your contract. Read all of your contract carefully. Show your contract and this Disclosure Document to an advisor, like a lawyer or an accountant.

Buying a franchise is a complex investment. The information in this Disclosure Document can help you make up your mind. More information on franchising, such as "*A Consumer's Guide to Buying a Franchise*," which can help you understand how to use this Disclosure Document, is available from the Federal Trade Commission. You can contact the FTC at 1-877-FTC-HELP or by writing to the FTC at 600 Pennsylvania Avenue, NW, Washington, DC 20580. You can also visit the FTC's home page at [www.ftc.gov](http://www.ftc.gov) for additional information. Call your state agency or visit your public library for other sources of information on franchising.

There may also be laws on franchising in your state. Ask your state agencies about them.

Issuance Date: March 12, 2019

## STATE COVER PAGE

Your state may have a franchise law that requires a franchisor to register or file with a state franchise administrator before offering or selling in your state. REGISTRATION OF A FRANCHISE BY A STATE DOES NOT MEAN THAT THE STATE RECOMMENDS THE FRANCHISE OR HAS VERIFIED THE INFORMATION IN THIS DISCLOSURE DOCUMENT.

Call the state franchise administrator listed in Exhibit A for information about the franchisor or about franchising in your state.

MANY FRANCHISE AGREEMENTS DO NOT ALLOW YOU TO RENEW UNCONDITIONALLY AFTER THE INITIAL TERM EXPIRES. YOU MAY HAVE TO SIGN A NEW AGREEMENT WITH DIFFERENT TERMS AND CONDITIONS IN ORDER TO CONTINUE TO OPERATE YOUR BUSINESS. BEFORE YOU BUY, CONSIDER WHAT RIGHTS YOU HAVE TO RENEW YOUR FRANCHISE, IF ANY, AND WHAT TERMS YOU MIGHT HAVE TO ACCEPT IN ORDER TO RENEW.

Please consider the following RISK FACTORS before you buy this franchise:

1. THE FRANCHISE AGREEMENT REQUIRES YOU TO RESOLVE DISPUTES WITH US BY ARBITRATION/LITIGATION ONLY IN ILLINOIS. OUT-OF-STATE ARBITRATION/ LITIGATION MAY FORCE YOU TO ACCEPT A LESS FAVORABLE SETTLEMENT FOR DISPUTES. IT MAY ALSO COST YOU MORE TO ARBITRATE/LITIGATE WITH US IN ILLINOIS THAN IN YOUR OWN STATE.
2. YOU WILL PAY US A SEMI-MONTHLY ROYALTY FEE EQUAL TO 10% OF YOUR GROSS SALES OR \$500, WHICHEVER IS GREATER. THE \$500 MINIMUM PAYMENT WILL NOT APPLY FOR THE FIRST 12 MONTHS OF YOUR FRANCHISE AGREEMENT.
3. YOUR SPOUSE MUST EXECUTE THE PERSONAL GUARANTY ATTACHED TO THE FRANCHISE AGREEMENT, CREATING JOINT AND SEVERAL LIABILITY FOR ALL OF THE OBLIGATIONS OF THE FRANCHISE AGREEMENT, EVEN IF YOUR SPOUSE DOES NOT OWN ANY PART OF THE FRANCHISED BUSINESS. IF YOU LIVE IN A COMMUNITY PROPERTY STATE, YOUR SPOUSE MAY BE LIABLE FOR YOUR FINANCIAL OBLIGATIONS EVEN IF HE OR SHE HASN'T SIGNED ANYTHING. IN EITHER CASE, BOTH YOU AND YOUR SPOUSE'S MARITAL AND PERSONAL ASSETS, INCLUDING YOUR HOUSE, COULD BE LOST IF YOUR FRANCHISE FAILS.
4. THERE MAY BE OTHER RISKS CONCERNING THIS FRANCHISE.

We may use the services of one or more FRANCHISE BROKERS or referral sources to assist us in selling our franchise. A franchise broker or referral source represents us, not you. We pay this person a fee for selling our franchise or referring you to us. You should be sure to do your own investigation of the franchise.

Effective Date: See the next page for state effective dates.

## STATE EFFECTIVE DATES

The following states require that the Franchise Disclosure Document be registered or filed with the state, or be exempt from registration: California, Hawaii, Illinois, Indiana, Maryland, Michigan, Minnesota, New York, North Dakota, Rhode Island, South Dakota, Virginia, Washington and Wisconsin.

This Franchise Disclosure Document is registered, on file or exempt from registration in the following states having franchise registration and disclosure laws, with the following effective dates:

California: _____, 2019	Michigan: _____, 2019	Utah: _____, 2019
Florida: _____, 2019	Minnesota: Not Registered	Virginia: _____, 2019
Hawaii: _____, 2019	New York: Not Registered	Washington: _____, 2019
Illinois: _____, 2019	North Dakota: Not Registered	Wisconsin: _____, 2019
Indiana: Not Registered	Rhode Island: Not Registered	
Maryland: Not Registered	South Dakota: Not Registered	

### Issuance Date in the States Listed Below:

March 12, 2019

Alabama	District of Columbia	Maine	New Hampshire	Pennsylvania
Alaska	Georgia	Massachusetts	New Jersey	South Carolina
Arizona	Idaho	Mississippi	New Mexico	Tennessee
Arkansas	Iowa	Missouri	North Carolina	Texas
Colorado	Kansas	Montana	Ohio	Vermont
Connecticut	Kentucky	Nebraska	Oklahoma	West Virginia
Delaware	Louisiana	Nevada	Oregon	Wyoming

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