

EdR Management, INC
RESIDENT PARKING AGREEMENT

NON LIABILITY: LANDLORD SHALL NOT BE LIABLE FOR ANY DAMAGE OR LOSS TO TENANT'S MOTOR VEHICLE OR ITS CONTENTS: I understand this means that THE PROPERTY does not guarantee risk-free parking and cannot and will not accept responsibility if loss, theft, or damage occurs. (I agree not to leave valuables in my vehicle and agree to lock my vehicle at all times while parked at Evergreen Commons)

PARKING PERMITS: Parking permits will be distributed during move-in for all residents. Parking is by current permit only, and therefore any vehicle without a permit is subject to being towed from the parking deck/lot at the vehicle owner's expense. When you receive your permit, please be sure to permanently display your permit on the mirror in your front windshield with the permit number facing out the window. Do not obscure the permit in anyway. I agree and understand that it is my responsibility to **permanently** display the permit. I agree and understand that my permit is valid only for the vehicle listed on the parking application and is not transferable to any other person or vehicle.

PARKING SPACES: There are no assigned spaces in the parking lot. You are allowed to park in any NON-RESERVED parking space that is available. Please be careful to park between the white lines so as not to encroach on adjacent spaces or occupy more than one space at a time. Please do not park in any space marked RESERVED or in any marked fire lanes. Any vehicle parked outside the white lines, double parked, parked in fire lanes, or parked in reserved spaces may be towed at the vehicle owner's expense.

HANDICAP PARKING: Please note that your parking permit grants you parking in the parking lot only, but not out front in the visitor or handicap spaces. If you have a valid handicap placard, please register your placard with the business office to receive a handicap parking space. Any fraudulent handicap placards or disregard for handicap spaces may be report to the Police Department.

GETTING A NEW VEHICLE: If you purchase a new vehicle, you must notify the business office and register the vehicle to receive a new parking permit. **IMPORTANT: YOU MUST RETURN YOUR OLD PARKING PERMIT EVEN IF THE OLD PARKING PERMIT HAS BEEN TORN OR DAMAGED OR YOU WILL BE REQUIRED TO PURCHASE A NEW PERMIT FOR \$30.00**

TEMPORARY VEHICLES: Occasionally the situation may arise when you will be using another vehicle(s) temporarily. In this situation, please notify the business office that you will be driving a vehicle temporarily. They will register the vehicle and provide you with a temporary parking permit. **The business office may as to see the vehicle registration.**

SHARING PARKING SPACES: Sharing parking in the parking lot is not permitted. Each vehicle must have its own parking permit permanently displayed in the windshield. Any vehicle found to be in the parking lot without a valid parking permit will be towed at the vehicle owner's expense.

PARKING LOT SAFETY: The speed limit is 5mph on the property. Please do not speed as there will be many people walking to their vehicles or backing out of parking spaces. If caught speeding, your parking permit may be revoked. Also, be extra careful when driving around a turn. Although we routinely check to make sure all parking lights are functioning, if you happen to find a burned out light, please notify the business office.

MAINTENANCE OF VEHICLE/USE OF PARKING AREA: I agree and understand that I am not permitted to perform mechanical repairs (e.g. oil changes, car washes) of any kind in any part of the property.

ADDITONAL PARKING POLICIES: This is not an exhaustive list of parking policies. There are also some parking policies listed in your lease agreement. I agree to comply with all posted speed limit and other signs regarding parking on the property. I agree to observe all posted signs and to comply with all additional parking regulations as they may be amended in the future.

ENFORCING PARKING POLICIES: I understand that **parking regulations are enforced 24 hours a day.** Failure to adhere to any of our parking policies may lead to the revocation of your parking permit.