

FLEUR-DE-LIS APARTMENTS
TENANT PARKING AGREEMENT

I have asked Fleur-de-Lis Apartments to use the underground parking provided for tenants.

I have received a garage door opener by which to operate the automatic door to the underground parking lot. My \$40 deposit will be returned when the garage door opener is returned to Management in good operating order.

I understand and acknowledge the following:

1. The garage door opener is for my personal use, only. I am not authorized to allow anyone else to use the garage door opener to gain access to the underground parking. The only authorized use of the garage door opener is for me to park the one vehicle, identified below ("My Vehicle"), in the underground parking.

2. I am personally responsible for any damage to myself or My Vehicle that results from my accessing or using the underground parking. I waive any claim against Fleur-de-Lis Apartments, or any member of its Management or staff, for any damage or loss I may suffer, personally or to my Vehicle, whether by fire, theft, water, sediment, chemical, collision, vandalism, accident, construction defect or otherwise.

3. No vehicle may be parked in the Fleur-de-Lis underground parking or on the parking terrace, after curfew, without a Parking Permit. I understand that a Parking Permit will be issued to me personally, for My Vehicle. The Parking Permit cannot be transferred to another person, nor to another vehicle. If my Fleur-de-Lis Parking Permit is not displayed on My Vehicle's windshield, or if I fail to abide by any of the parking regulations adopted or enforced by Fleur-de-Lis Apartments, My Vehicle is subject to being towed at my sole expense.

4. It is my responsibility to inform Management, in writing, if the vehicle I intend to park in underground parking or on the parking terrace is any one other than My Vehicle.

5. There are no assigned parking stalls in the underground parking, nor on the parking terrace behind the apartments. Parking is on a first-come, first-served basis. I am not required to park my vehicle in the underground parking lot.

6. I MUST NEVER DRIVE MY VEHICLE UNDER THE GARAGE DOOR AS IT CLOSSES. I MUST NEVER TRY TO "BEAT" THE CLOSING DOOR. The garage door has a photo eye that is designed to stop the door from closing if an object is detected below it. But, the photo eye's response is SLOW.

7. DRIVING MY VEHICLE UNDER THE CLOSING GARAGE DOOR WILL LIKELY RESULT IN DAMAGE TO MY VEHICLE AND POSSIBLE PERSONAL INJURY TO ME OR A PASSENGER IN MY VEHICLE. IF DAMAGE OR INJURY OCCURS, I AM SOLELY RESPONSIBLE.

8. I have been shown the location of the manual garage door opener, located on a wall near the door. The garage door can be opened by pressing that button if my garage door opener does not work for any reason.

9. I am responsible for any loss or damage I cause to the garage door opener, the garage door, the parking structure, or any other vehicle, person or object in or around the parking garage.

10. I understand that red zones, driveways, handicapped parking and no parking areas are enforced 24 hours a day. Vehicles without proper, assigned Parking Permits are subject to tow after midnight on every day, except on Friday evenings/Saturday mornings when enforcement begins after 1:30 a.m.

11. I have read this entire document, understand it, and have received a copy of it.

12. I UNDERSTAND THAT I MUST USE CAUTION WHEN WALKING OR DRIVING ON SURFACES THAT MAY HAVE SNOW OR ICE. I MUST BE ESPECIALLY CAREFUL WHEN APPROACHING THE GARAGE DOOR, WHEN SNOW OR ICE MAY BE PRESENT. FOLLOWING THIS PROCEDURE WILL AVOID DAMAGE TO MY VEHICLE AND THE GARAGE DOOR: STOP THE VEHICLE AT THE TOP OF THE DRIVEWAY. OPEN THE GARAGE DOOR. ONLY AFTER THE DOOR IS FULLY OPENED, PROCEED SLOWLY DOWN THE DRIVEWAY.

Dated: _____

Tenant's Name

Apartment No. _____

Tenant's Signature

Parking Permit No. _____

Garage Door
Opener Number _____

Deposit Check No. _____

My Vehicle:

Make _____ Model _____ Color _____

Year _____ License Plate _____ State _____