

## ST. MICHAELS HAVEN PARKING AND VEHICLE AGREEMENT

1. Because of limited parking spaces there is a vehicle maximum per Apartment Unit and a waiting list may apply for assigned spaces. **ONE** vehicle is allowed to be parked in the St. Michaels Haven lot.
2. A parking tag (provided by management) must be displayed in the front window of registered vehicles.
3. All vehicles **MUST** be registered with proof of insurance with the property manager and maintained in the office.
4. Tenants agree to provide Landlord with vehicle information with a current vehicle registration and tabs that match registration expiration.
5. Tenants agree to provide Landlord with proof of valid driver's license for those driving the vehicle.
6. Tenants are responsible for ensuring their guests' vehicles are parked either on streets or within an available designated space on the premises.
7. Guests must register their vehicle with the VA police and a visitor tag must be displayed in the front window.
8. Tenants understand all vehicles parked on the premises must be registered and approved by Landlord initially and updated annually and/or if changes to vehicle or drivers.
9. Tenants agree to display the Landlord provided identification sticker/permit at all times.
10. Tenants agree Landlord shall not be liable for any damage, theft or loss to any vehicle or personal belonging in vehicle while parked on the Premises.
11. Tenants agree vehicles may be towed at vehicle owner expense, at any time by Landlord, for parking violations including but not limited to:
12. (1) improperly parked such as on curbs, lawn, etc., (2) blocking dumpsters, sidewalks, driveways, etc., (3) flat tires or leaking fluid, (4) inoperable, unsightly or creates a safety hazard, (5) conducting vehicle repairs (except by roadside services), (6) being used for storage or sleeping, (7) has expired tabs, (8) parked after termination of Tenancy or expiration of leased date, (9) non-approved vehicle. Landlord will ensure compliance with Washington State Law Chapter 46.55 RCW.

\_\_\_\_\_  
Tenant Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Tenant Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Landlord Signature

\_\_\_\_\_  
Date

## Parking Addendum: Secondary Vehicles

Residents with a second vehicle may park in the gravel area at the front of the campus, with VA permission. The vehicle must be registered to the resident, display a parking tag, have current tabs, and be operational. Non-compliant vehicles may be towed.

All vehicles on the VA campus must be registered with both the property manager and VA police.

No camping, inoperable, or unsightly vehicles are allowed, nor those with flat tires, fluid leaks, expired tabs, or those used for repairs (except roadside assistance), storage, or sleeping. Unapproved or post-tenancy vehicles are also prohibited.

This area accommodates up to 40 cars. Parking privileges may be revoked with notice if any conditions are violated, and rules will be reviewed annually by the VA.

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Tenant Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Tenant Signature



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Date

\_\_\_\_\_  
Tenant Signature

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Date

\_\_\_\_\_  
Landlord Signature

\_\_\_\_\_  
Date

<b>Property:</b> 	does not discriminate on the basis of disability status in the admission or access to, or treatment or employment in, its federally assisted programs and activities. The person named below has been designated to coordinate compliance with the nondiscrimination requirements contained in the Department of Housing and Urban Development's regulations implementing Section 504 (24 CFR, part 8 dated June 2, 1988). We do business in accordance with the Federal Fair Housing Act and provide persons with disabilities reasonable accommodation upon request. TTY# (for hearing impaired) 711. Persons with language barriers may request or arrange interpretation alternatives or services based on the property's LEP Policy.	
<b>504 Coordinator Name:</b> Deanna Dellinger Compliance Director		
Address: P.O. Box 2253, Spokane, WA 99210-2253		Telephone #: (509) 358-4250