

# West Shore Apartments, LLC

107 Worth Street, Ithaca, New York 14850  
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WestShoreApartments@gmail.com

## PARKING LEASE

The "Parking Lease" between West Shore Apartments, LLC hereinafter referred to as "Lessor" leases to \_\_\_\_\_ "Lessee" one garage/parking space "Parking Space", # \_\_\_\_\_ (Parking Space # to be filled in by Landlord) at \_\_\_\_\_, Ithaca, NY.

The Lease begins on \_\_\_\_\_ and concludes on \_\_\_\_\_.

The rental fee for the duration of lease period is \$ \_\_\_\_\_.

This fee is payable in advance and is non-refundable.

### LESSEE CONTACT INFORMATION

Address: \_\_\_\_\_

Phone Number: \_\_\_\_\_

Email: \_\_\_\_\_

### VEHICLE INFORMATION\*

Make	Model	Color	Year	License #	State
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*\*Lessee is obligated to notify Lessor of change in car.*

- Alterations by Lessee:** The Parking Space is rented in "As Is" condition. Lessee shall make no changes, alterations, additions or improvements to the Parking Space.
- Permitted Uses:** The Parking Space may only be used for parking. The use of this Parking Space as storage or as a dwelling is not permitted.
- Termination:** Lessor may terminate this parking lease by giving Lessee 15 days written notice and refunding the rental fee for the time following the termination date.
- Indemnification:** Lessor is not responsible for theft or damage to the vehicle or any items contained in the vehicle while the vehicle is parked in the parking lot and designated Parking Space.
- Sublease:** Lessee is allowed to sublet the Parking Space with Lessor's written approval.
  - If a Parking Space is sub-leased, initial permit must be returned and a new permit must be issued to sub-lessee.
  - There is a \$25 charge for re-issuing a permit. (i.e. Replacement permits or permit for sub-lessees etc.)
- Damage:** Lessor will be compensated by the Lessee for any damage to the parking structure, due to negligence by the Lessee.
- Severability:** If any term in this Lease is found to be null and void, it shall not affect the validity of any other term in this Lease.
- Ticketing/Towing:** Parking in a West Shore Apartments parking lot without a permit is never permitted under any circumstance. Parking in any space other than the one assigned is prohibited. If an unauthorized vehicle is in Lessee's assigned Parking Space, Lessee may call the police to have it ticketed and/or towed. LESSOR HEREBY GRANTS Lessee to request Ithaca Police Department to ticket and/or tow, at the vehicle owner's expense, any unauthorized vehicles found occupying Lessee's parking space.

\_\_\_\_\_  
Lessee

\_\_\_\_\_  
Date

\_\_\_\_\_  
Lessor

\_\_\_\_\_  
Date