

**LEISURE VILLAGE WEST ASSOCIATION
Recreation Vehicle Parking Agreement**

This Recreation Vehicle Parking Agreement made and entered on _____ between Leisure Village West Association
and _____ of _____ ("RV Owner")
Date Name Unit

For the purpose of this agreement, "Vehicle" consists of RV's, Boats, or Trailers that function for RV use.

The Association maintains and administers thirty-five (35) fee-free spaces designated for recreational vehicles. Thirty (30) spaces are reserved exclusively for RVs, numbered 1-30 and 5 spaces reserved for boats marked A -E and located in the Encore Overflow lot. The space granted in this agreement is exclusively for the use of **residents** upon the availability of the space and proof of ownership. Only one (1) space per unit may be assigned. Recreational vehicles cannot exceed 40 feet in length and must fit within the parking space width. The Association reserves the right, at all times, to assign or reassign spaces in this agreement. Tow vehicles (toads or dinghies) may be stowed with the RV providing it does not exceed the space provided. RV Owners may store a substitute owned vehicle in the space provided, only when away on trips or when RV is out for maintenance. At its sole discretion, the Association may temporarily assign spaces to other standard vehicles when demand falls below the thirty (30) spaces allotted. The Association, in its sole discretion, shall determine whether a Vehicle is an acceptable recreational vehicle that may be designated a parking space.

Term: LVW Association agrees to permit the RV Owner use of the assigned parking space as designated by the Community Manager or designate for a one-year term commencing on _____ and renewing annually with proof of use, demonstrating the Vehicle is roadworthy and in good condition. In the event that the Unit Owner or RV Owner sells or otherwise conveys title to the Unit or no longer resides in the Association, then the RV Owner's right to use the parking space shall cease upon such conveyance and said rights are not assignable by the RV Owner.

Type of Vehicle _____ Plate #: _____ Space # _____

Documentation: The RV Owner must supply the Association with a copy of a valid vehicle registration and insurance card. LVW reserves the right to place an identification sticker or symbol on the Vehicle windshield or other location to indicate space provided.

Indemnification: It is understood and agreed by the parties that the Parking Space is solely for the RV Owner's use. It is further understood and agreed by the RV Owner that any damages to the Vehicle kept in the RV Lot, which is a Common Area amenity of the Association, including but not limited to losses related to fire, flood, earthquake, burglary, theft, damage, stains, accident or any other reason will be the sole responsibility of the RV Owner and will not be the responsibility of the Association. The RV Owner agrees to indemnify and hold the Association harmless in the event that any claims relating to the Vehicle are brought against the Association.

Termination: In the event of a breach of this agreement or if the RV Owner relinquishes the space designated above, this agreement shall be terminated and within 10 days, and the Vehicle must be removed or is subject to towing at the RV Owner's expense. This Agreement is subject to Unit Owner and RV Owner's compliance with the rules and regulations enacted by the Board of Trustees of the Association, the Master Deed and By-laws.

Recreational Vehicle rules:

- The space provided is not for long-term storage.
- No recreational vehicle shall be occupied in any capacity as a place of abode, dwelling, or business; sleeping in or any other forms of human or animal habitation is strictly prohibited.
- Vehicles are not to be left unattended to or abandoned. A vehicle is considered abandoned or unattended if it has not been moved during the duration of this term.

- Your vehicle and space must be monitored monthly and kept in "good condition."
- Park only in your designated space or be subject the vehicle to removal at the owner's expense.
- Residents may make minor RV maintenance repairs such as caulking, sealing, flat tires, dead batteries, etc.
- Extensive maintenance or repairs is strictly prohibited.
- Vehicles must be maintained leak-free of contaminants, oils, coolants, waste products, etc.
- No miscellaneous storage is allowed around or under any vehicle, trailer, or other items within the RV Lot.
- Must clear space if and when requested by the Association to perform any necessary maintenance.

RV Owner: _____ **Unit Owner** _____

For the Association _____