

# Lake Arrowhead Property Owners Association - Storage Lease Agreement

This Lease Agreement is made between Lake Arrowhead Property Owners Association, hereinafter LAPOA, (Leaser)

\_\_\_\_\_ of \_\_\_\_\_  
(Print) Association Member's Name Home Address

(Lessee) owning Lot # \_\_\_\_\_ in the Lake Arrowhead Property Owners Association. (\_\_\_\_\_) \_\_\_\_\_  
Association Member's Contact Phone

Camping unit License Plate # \_\_\_\_\_ and/or Lessee Vehicle/Boat/Trailer License Plate # \_\_\_\_\_

## RECITALS

A. The leaser is a non-profit corporation and operates this campground exclusively for LAPOA members.

B. The lessee must be a member in good standing of the Lake Arrowhead Property Owners Association. Lessee MUST remain "in good standings" with the LAPOA during all times or this contract shall be cancelled; all lessee property removed from rental area immediately, and rental fees forfeited. Only the member's own, or guest's, property may be stored in storage area.

➤ *A member in good standing is defined as a Lake Arrowhead Property Owner who is current on all assessments and other obligations owed to Lake Arrowhead Property Owners Association and/or Campground and whose membership privileges have not been otherwise cancelled or suspended. Determination of good standing is in the sole discretion of LAPOA Board.*

C. Lessee desires to utilize LAPOA storage area for a timeframe as defined below. **Access to storage must be arranged in advance with the Campground Manager.** Items in storage will not be accessible from December 1 through May 1. **All Items must be removed prior to December 1 or must prepay through May 1.**

## AGREEMENT

Therefore, it is mutually agreed by and between the two parties that leaser will allow lessee to utilize the designated storage area within the Lake Arrowhead Campground, subject to the following terms, conditions and attached rules.

### Storage fees:

- **Monthly \$25** (beginning on the 1<sup>st</sup> of each month)
- **Yearly \$250** (beginning on the 1<sup>st</sup> of the month)
- **Daily \$1 per day**

The term of this Lease Agreement is identified below unless otherwise terminated. **All rental fees are due in advance.**

**Monthly Storage** Start Date: \_\_\_\_\_ Paid through: \_\_\_\_\_

Payments are due on the 1<sup>st</sup> of each month

**Yearly Storage** Start Date: \_\_\_\_\_ Paid through: \_\_\_\_\_

Payment is due on the 1<sup>st</sup> of \_\_\_\_\_ each year

**Daily Storage** Start Date: \_\_\_\_\_ End date: \_\_\_\_\_

On daily storage, item(s) MUST be removed by end date. If not removed, you will be billed the daily rate for the remainder of the month and then the monthly rate beginning the 1<sup>st</sup> of the next month. If any storage payment is not received in advance, this contract is concluded and items **MUST be removed immediately.** Monthly or Yearly Storage is not pro-rated, if you remove your camper for part of a month, you are still under contract.

Any property left in storage area after conclusion of this lease agreement, will be deemed abandoned and may be removed, impounded by law enforcement, and/or sold at LAPOA's sole discretion. If payment is not received within 30 days of due date, the item(s) will be deemed abandoned and may be removed, impounded by law enforcement, and/or sold at LAPOA's sole discretion. Lessee authorizes LAPOA or its assignee the right to remove said property and Lessee releases and holds LAPOA Parties harmless for any and all damages incurred from or in connection with said removal. All costs associated with removal, selling, storage and other disposal of abandon property will be the sole responsibility of Lessee.

The Storage area should not be considered a secure area and none of LAPOA or its Board or Members or Representatives or Assignees (together, LAPOA Parties) will be responsible in any manner or form for any loss or damage to Lessee, Lessee's properties, or Lessee's invitees which may occur on said property or in any way in connection with storage.

Campground Rules can be printed from [www.lapoa.com](http://www.lapoa.com) or requested from [LAPOAoffice@gmail.com](mailto:LAPOAoffice@gmail.com) or requested at time of signing contract. The Rules are also posted on the CG Bulletin Boards. I have read the Campground Lease Agreement and the Campground Rules. I agree to comply with all that I have read. Further, that I hold LAPOA Parties harmless for any and all damages, losses, incidents, accidents, or claims related to this Lease Agreement and use of the Campground by me, my family, or guests. Simply put, I agree to release LAPOA Parties from all claims related to this Lease Agreement to the fullest extent permitted by law.

Intended removal date: \_\_\_\_\_

- Cash
- Check# \_\_\_\_\_
- Other \_\_\_\_\_

Amount paid with contract \$ \_\_\_\_\_

\_\_\_\_\_  
*Signature of Lessee/Camper (Association Member)*

\_\_\_\_\_  
*Date*