



P.O. BOX 1251
MEAD, WA 99021

11515 N. MARKET
509-467-MINI (6464)

RULES AND REGULATIONS

OFFICE HOURS: 10a.m. to 5p.m. MONDAY – SATURDAY (closed for lunch noon-1pm)

GATE HOURS: 5 a.m. to 10 p.m. - SUMMER / 6 am to 9 p.m. - WINTER (based on daylight savings schedule)

Our office will be closed to observe the following holidays:

New Year, Easter, Memorial Day, Independence Day, Labor Day, Thanksgiving, and Christmas.

One car per code is allowed through the gate at one time. This is because every unit has an **individual access code** which will open the gate but will only **disarm the alarm** in one unit. If you or anyone in your party is responsible for setting off an alarm your account will automatically generate a non-negotiable **\$25 FALSE ALARM FEE**.

Tenant must be off premises 10 minutes prior to closing to avoid being confined to grounds overnight.

If confined to premises, tenant might be able to gain access off grounds for a non-negotiable \$35 Management Assistance Fee.

It is the tenant's responsibility to keep Lyons Storage Management current on all address and telephone numbers.

Statements and receipts are mailed **ONLY UPON YOUR REQUEST**. There is a \$2 fee, per statement, for this service

\$40.00 fee will be assessed on checks returned for any reason. Return checks will not be re-deposited.

Other fees: Six (6) consecutive days past due - **\$15 late fee**.

Fourteen (14) consecutive days past due - **Additional \$15** + Preliminary Lien Letter will be mailed.

Twenty-eight (28) consecutive days past due - **\$85 Lien Fee** + Notice of Disposal Letter will be mailed.

Forty-two (42) consecutive days past due - Property will be sold at Auction.

Lyons reserves the right to bid on or set minimum bids on storage units being auctioned for payment of delinquent rent and fees.

Tenant must use a lock issued by Lyons Self Storage. Additional locks and blank keys can be purchased at the Lyons Storage Office.

Lock cutting devices of any kind will not be allowed on the premises. On-site Manager does not keep a key to any locks.

Lyons Self Storage Owner will have the only master key, and if Owner must take a lock off there will be a \$35 charge. We rent on a

month to month basis & if you **appear to be occupying your unit as of the first day of the month, then a full month's rent is due**.

Tenant is required to give a twenty (20) day written notice of intent to vacate unit. **Lock must be removed from unit to avoid rent**

continuing to accrue. There will be no refund of unused rent unless it constitutes a full month's rent.

WE CANNOT PRO-RATE THE LAST MONTH'S RENT.

Unit/Space must be left empty and clean. Trash is to be removed from premises. A **\$75 fee will be assessed if unit is not cleaned or**

if items are left on property in addition to any other applicable fees (i.e. \$20/disposal). Tenant is responsible for and must pay the

costs of repair for any damages caused by tenant, guest(s), family member, or other person related to or affiliated in any way with

tenant. No hazardous materials are allowed on the premise. The term "Hazardous Substance" is any substance defined as a

"Hazardous Substance" under CERCLA.

SPEED LIMIT IS 5MPH WHILE ON THE PREMISES. No smoking, no drinking alcoholic beverages, no drugs and/or no animals at anytime while on the premises. A minimum fee of \$20 will be applied to tenant's account if tenant, guest(s), family member, or other person related to or affiliated in any way with tenant disobeys any of these rules and/or regulations.

We are not responsible to keep the snow from in front of your unit, but if you call us before your arrival we will do all we can to help you.

CUSTOMER SIGNATURE

DATE