



These lists are not all inclusive. Refer to Self-Service Storage Rental Agreement for specific terms and conditions.

### General Guidelines

- Unit rental is on a month-to-month basis.
- Tenant is to provide their own lock. Disc locks are recommended. Confirm lock and door are properly latched.
- Tenant is required to provide landlord with a written notice of address, phone number and email address changes.
- A written 15 day notice prior to vacating the unit is required.
- Upon termination of lease, tenant is to remove all contents from unit and sweep unit out.
- Tenant is responsible for disposal of their garbage. **No garbage disposal is available on the storage property.**
- Drive slowly and be cautious of others when on the property.
- Tenant must inform operator if/when storing a motor vehicle, boat, ATV, etc and provide proper forms per the rental agreement.

### Payments

- Payment due at lease signing is equal to a pro-rated rent for the current month plus the next month's rent - none of which is refundable.
- Payment methods accepted include: ACH (bank account withdrawal), Visa, MasterCard, Discover, check, money order, or cash.
- "Recurring Billing" can be set up from your online account or by calling our office.
- **Payments are due on the 1<sup>st</sup> of each month** – no statements are sent.
- Indicate your unit number on mailed payments.
- \$15 late fee is assessed for payments received in our office after the 7<sup>th</sup> of the month.
- Storage unit may be double locked until past due rent is paid in full.
- Tenant is responsible for the cost of all collection activities required.

### Storage Recommendations

- Purchase renter's insurance to protect items stored in unit.
- Wrap mattresses with plastic and store them off the unit floor.
- Store cardboard boxes on top of pallets or plastic totes.
- Place rodent repellent poison in the front and back of unit.
- Cover items stored with a tarp or plastic sheeting.

### Prohibited Uses and Actions

- Alterations to the unit of any kind (ie: nails, hooks, shelving, etc.)
- Lodging, sleeping, or loitering.
- Thrift sales or sales of any kind
- Illegal use of any kind.
- Operating a business from unit.
- Performing work (ie: hobby work, automotive or equipment repair, etc.)
- **Smoking and alcohol use by tenant or tenants guests**

### Prohibited Items

- Alcohol, drugs or drug paraphernalia
- Firearms or ammunition
- Explosives, highly flammable or hazardous materials of any kind
- Food items of any kind
- Living things
- Any items that negatively affect other tenants rental experience
- Items with a potential of producing strong odors
- Stolen items