

November 20th, 2019

Dear Resident:

We are pleased to announce that effective Monday, December 1st, 2019, Manhattan Parking Group (“MPG”) will be the operator of the parking facility located at Dklb Bkln (80 Dekalb Avenue). There is no change to the monthly or daily parking rate at this time and we have asked the on-site parking staff to remain to ensure a seamless transition.

Attached please find the monthly parking application. If you are interested in monthly parking please complete the attached application and return by email to our office: gerlin@mpsparking.com. Should you have any questions or need any additional information please contact Gerlin Fermin at 212-490-3460 x220.

We would appreciate if payment for the first month is made online or in the parking garage. Payment can be made by either check or credit card. If paying by check, please make check payable to: MP 80 Dekalb Parking LLC. Our on-line payment system will provide you with convenient payment options (by credit card or ACH payment on a one-time or recurring basis) as well as 24/7 access to your account to view past statements. To register for on-line payment, you will need your customer number which can be found on the first invoice or can be obtained from the garage manager. Once registered on our web portal you will receive email-notifications when invoices require your attention.

MPG strives to make parking a pleasant and convenient experience. We welcome input from our customers and appreciate any feedback that you can pass along which might help us improve our service and your parking experience.

Thank you and we look forward to operating the parking garage.

Sincerely,
Manhattan Parking Group

Monthly Parking Customers: Online Payments

MPG is committed to providing our parking customers with convenient options to pay for monthly. Our on-line payment system provides you with 24/7 access to your monthly parking account. Please visit www.mpsparking.com to register.

The website displays an option for “Online Account”. By choosing this option, you will next be prompted to either register your account or login. When registering an account, you will be prompted for your customer number. This can be found on the right-hand corner of your invoice and also can be obtained from the garage manager. After creating your account, you will be able to proceed to the following:

1. **Make a One-time Payment:** By selecting this option, customers can make their monthly payment on a month-by-month basis by e-check or credit card (Visa, MasterCard or American Express).
2. **Recurring Payment:** By selecting this option, on the third business day of each month your credit card or checking account will be automatically debited.

The screenshot shows the MPG Manhattan Parking website's 'ONLINE ACCOUNT' page. The navigation bar includes 'HOME', 'COUPONS', 'ABOUT', 'FOR RELATED RE...', 'ONLINE ACCOUNT', and 'CONTACT'. The 'ONLINE ACCOUNT' section features a 'REGISTER YOUR ACCOUNT' button with a 'CLICK HERE' link. The 'MY ACCOUNT' section has a 'Sign Up' form with fields for 'First Name', 'Last Name', 'Address Line 1', 'Address Line 2', 'City/Town', 'State/Province', 'Zip Code', 'Phone', and 'Customer Number'. The 'Customer Number' field is pre-filled with '80th Street Parking Corp.' and has a dropdown arrow. Annotations include 'Step 1' pointing to the 'ONLINE ACCOUNT' button, 'Step 2' pointing to the 'CLICK HERE' button, and an arrow pointing to the 'Customer Number' field with the text 'Enter MPG customer number' and 'MP 80 Dekalb Parking LLC'.

Please visit our website and see which payment option meets your particular needs. We do appreciate your patronage and hope that you find our website easy to use and convenient. If you have any questions about the payment system, please do not hesitate to contact at (212) 490-3460 or by email: gerlin@mpsparking.com

Monthly Parking Contract
Parking Rules and Reminders

1. Payment can be made by check or credit/debit card by visiting our website at www.mpsparking.com and following the instructions for on-line payment. Payments are not accepted in the parking garage.
2. To cancel a monthly account, please email notification to: info@mpsparking.com 30 days in advance.
3. Payments are due and payable before the first day of each calendar month during which Operator provides such parking privileges.
4. No allowance will be made for the time a monthly parking space is unused, including but not limited to, illness and/or vacation. The monthly parking rate will not be pro-rated for an exiting customer.
5. Substitute vehicles will only be permitted if driven by the monthly applicant.
6. Operator will only release vehicles to drivers listed on the monthly parking application form.
7. Operator will not be responsible for any damages caused in whole or in part, from drips or leaks within the Garage.
8. Operator is not responsible for personal property or removable equipment left in the patron's vehicle.
9. Please inspect your vehicle before leaving the location. Operator will not accept responsibility for damage claims unless a parking attendant is notified before the vehicle leaves the premises and a claim report is filed.
10. Pursuant to law, the garage operator's liability for loss or damage to vehicle by fire, theft or explosion is limited to \$25,000 unless an additional fee is paid when the vehicle is first parked and receipt issued for same.
11. It is expressly understood and agreed that Patron shall pay a \$35.00 fee for any check or draft returned to Operator for insufficient funds or any bank card that fails to authorize for payment for any reason other than Operator error or otherwise dishonored by the institution responsible for payment thereon.
12. Parking Operator reserves the right to withdraw monthly parking privileges from any monthly parker at any time for any reason or no reason, at all.
13. Operator is not responsible for damage to cars caused by other patrons.
14. Patron is hereby advised and understands that the premises within which parking space is located, is unheated at all times, and that the Operator cannot guaranty the security of the Premises.
15. No vehicles without DMV registrations and valid license plates will be permitted.
16. It is expressly understood and agreed that Patron has no proprietary interest whatsoever in any specific space and Operator shall have the right to change any assigned space at any time without prior notice.
17. Patron understands and agrees to conform to and obey the rules and regulations promulgated by Operator for the operation of the parking facility and Patron agrees to use the parking facility in a manner specified by said rules and regulations.
18. Late payment: If payment is not received prior to the 1st day of the month, Operator reserves the right to "hold" vehicle until full payment is received, cash only. Operator may also place a garage man's lien and/or auction vehicle, at its sole discretion, until payment in full has been made, cash only.
19. It is expressly understood that in the event Patron requests any employee of Operator to drive the motor vehicle outside of the Operator's premises for any purpose whatsoever, such employee shall be deemed to be the agent of, and acting for the sole benefit of Patron, and shall not be deemed to be the agent, servant, and/or employee of Operator in connection with such act or acts.
20. Signature by Patron or acceptance and use of a monthly parking permit, access card, or remote control shall constitute Patron's acceptance of all of the foregoing terms and conditions.

Initial Here: _____