



## Site Reservation Application

This document outlines the details in relation to the priority reservation of a Park Home site in preparation for the installation of a new Park Home at the Albany Park Home Village.

Date of Agreement:.....

Park Home Village operator:...*Nelson Corporation Pty Ltd t/as Albany Park Home Village*

Purchaser / Tennant:.....

Address: .....  
.....

Telephone: .....

Site No. # ..... ( include signed Plan )

Size: .....

No. of people to live on site: .....

Number of vehicles & type: .....

Pet(s): .....

Duration of Priority Guarantee: .....

Deposit/Guarantee Amount: .....

Terms:

### **IMPORTANT NOTES ABOUT STAGE 2**

The prospective tenant/purchaser is also aware that any preparations they may make in anticipation of securing the above Site and installing a Park Home are at their own discretion and that the Albany Park Home Village representatives do not recommend listing their home for sale if they can not prepare for delays in the delivery of their Park Home.

1. This agreement guarantees the ‘Purchaser/Tenant’ rights to commence leasing a site as described above any time within the ‘Guarantee Period’ upon approval of the Application for Tenancy.
2. As long as this agreement is valid, the Park Home Village operator will mark the ‘Site’ as listed above as under contract and not offer it to other potential tenants.
3. ‘Site Lease’ is valid only after the Lease Agreement has been filled out and signed by both the Park Home Village operator and the Purchaser/Tenant. If Lease Agreement has not been signed by the end of the day on

the final day of the 'Guarantee Period', The Park Home Village operator may deem this Site Reservation Agreement expired.

4. Upon expiration of Guarantee period, the Purchaser/Tenant must either:
  - A.) Negotiate extension of guarantee period with new terms, or
  - B.) Formalise lease by completing and signing lease documents and commence site rental payments, or
  - C.) Negotiate extension of guarantee period with a '48 hr' clause which allows the Park Home Village operator to offer the 'Site' to other Tenants& giving the Purchaser/Tenant 48hrs formalise the lease as per 2.B.) when an offer is received by a new prospective tenant, or
  - D.) Take refund of the 'deposit' and relinquish all rights to the 'site'.
5. Extension of guarantee period or other options within 4.) except for D.) are at the discretion of the Park Home Village operator. Further guarantee periods may come with the condition that the deposit is forfeited if lease is not taken up within the guarantee period.
6. The Park Home Village operator reserves the right to terminate the Site Reservation Agreement if Purchaser/Tenant fails to abide by the terms of this or other agreements that relate to the Lease of the 'Site' or terms in relation to other agreements with the Park Home Village operator relating to purchase or installation of a Park Home. If the Agreement is terminated within the guarantee period by the Park Home Village Operator, the deposit will be refunded to the Purchaser/Tenant.
7. The deposit shall be held by either the Park Home Village operator or one of its authorized agents. Once the option to lease has been taken up by Purchaser/Tenant and Site Rental has commenced , the deposit listed above can be used to offset rent or be used as part of the payment for a new Park Home.
8. Prices for Park Homes listed on advertising brochures or publications are subject to change without notice.
9. This application is valid only once the accompanying paperwork and any other information required by the Village Operator has been received and reviewed by the Operator and such approval has been given in writing.

Signatures:

\_\_\_\_\_  
Park Home Village operator      Date

\_\_\_\_\_  
Purchaser/Tenant      Date

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