

STATE OF TEXAS §
 §
COUNTY OF COMAL §

SHARED PARKING AGREEMENT

This Shared Parking Agreement (Agreement) is entered into and effective _____
20__ by _____ as owner of the property known as
_____, New Braunfels, Texas.

WHEREAS, pursuant to Section 144.5.1-1(g) of the Code of Ordinances, the City of New Braunfels specifies criteria which must be met in order to utilize shared parking agreements to satisfy the on-site parking requirements,

NOW, THEREFORE, in consideration of satisfying the recitals and mutual obligations of the parties herein expressed, we hereby bind ourselves as follows:

1. _____, as the owner of the property consisting of _____ (subject property), agrees to provide no less than _____ spaces for vehicular parking on the subject property as shown on Exhibit A to this Agreement. The provided spaces may be used jointly by multiple businesses on the subject property only when the hours of business operation do not conflict or overlap. The _____ parking spaces are not required parking for any other premise.
2. The provisions and conditions of this Agreement shall be for a term of no less than ten (10) years from the date of this Agreement, unless otherwise replaced pursuant to Section 144.5.1-1(i)(5), and shall be enforceable against successors in interest and future owners and assigns.
3. The subject property or portion thereof on which the parking spaces are located will not be made subject to any other covenant or contract for use which interferes with the parking use, without prior written consent of the City.
4. This Agreement is in perpetuity and can only be terminated with the approval of the City of New Braunfels, if replaced with on-site parking to meet Code, or replaced with another parking agreement.
5. If for any reason the Agreement is not followed, the owner of the premise using the shared parking acknowledges that the premise is in violation of Chapter 144 of the City of New Braunfels Code of Ordinances, and that the Certificate of Occupancy may be voided by the City.

6. This Agreement shall be kept on file with the City of New Braunfels and shall be recorded in the real property records of Comal County, Texas.

Owner of Subject Property:

Signature

Date

Printed Name

State of Texas §

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ACKNOWLEDGED AND SIGNED BEFORE ME, the undersigned authority, on the _____ day of _____, _____, by _____.

Notary Public, State of Texas

APPROVED AS TO FORM:

City Attorney
City of New Braunfels, Texas

By: _____

Date: _____

This Agreement satisfies section 144.5.1-1(g) **subsection (5) only** of the City of New Braunfels Code of Ordinances. The shared parking agreement request is still subject to all remaining subsections of 144.5.1-1(g) before a certificate of occupancy may be issued.

Planning and Community Development Director

Date: _____