

# Operational rules.

## Strahov complex parking lot

### Vaníčková 315/7

### Prague 6, 160 17

The operator of the parking lots at the Strahov Complex is the Special Purpose Facilities Administration of the Czech Technical University in Prague (hereinafter referred to as the "Provider"). Act No. 361/2000 Coll., the Road Traffic Act, as amended, applies to all areas of the Strahov Complex. According to this Act, all areas are considered to be outside of public roads.

#### I. Basic provisions

1. Parking lot users are required to familiarize themselves with the parking lot operating rules and comply with them.
2. Only motor vehicles belonging to parking space tenants may be parked in parking spaces, and these must be registered with the facility manager or in the MR.PARKIT reservation system.
3. By fulfilling this condition, the tenant has the right to use the shared facilities. In doing so, they must comply with the provisions of these operating rules and any other legal and technical regulations.
4. Only the tenant of the parking space, or a person authorized by them, and persons accompanying them or drivers with a valid reservation with MR.PARKIT are permitted to enter the building. During the stay of these persons in the parking facility, the parking space tenant is responsible for any damage caused by these persons. Under no circumstances may another motor vehicle

for which no reservation has been made be allowed to enter.

5. In case of any problems with the reservation/access to the parking lot, please contact the agent - MR.PARKIT s.r.o. (tel: +420 277 277 977).

#### II. General principles for the use of garages

1. When using the parking lot and its service facilities, everyone is obliged to comply with all provisions of these operating rules, safety, fire, and hygiene regulations, protect common property, and remove or pay for any damage caused to the building. Everyone may use their parking space only for parking a vehicle or motorcycle in accordance with the issued occupancy permit and comply with the provisions of Act No. 50/1976 Coll. (Building Act).
2. It is prohibited to store and handle fuels, open flames, flammable substances, volatile substances, or corrosive substances in the building, to leave any movable property, to allow animals to run loose, to consume alcoholic beverages and psychotropic substances, and to smoke.
3. It is also prohibited to adjust the engine in the parking lot or to leave the engine running longer than necessary for entry and exit. No vehicle repairs are allowed in the building.
4. Each parking space tenant is obliged to obey the instructions and orders of the facility manager / MR.PARKIT s.r.o., which are in accordance with these operating rules.
5. Each parking space tenant is obliged to maintain cleanliness and order both in the parking spaces and in the common areas of the car park. Any contamination of the internal roads must be removed by the person who caused it.
6. It is not permitted to make any individual modifications or repairs to the building or the rented parking space.
7. It is not permitted to carry out any other activities that are not directly related to the parking of motor vehicles, in particular the distribution of leaflets, campaigning, sales activities, etc.
8. The lessee is obliged to park properly in the marked area of the designated parking space so that the motor vehicle does not exceed the boundaries of the parking space and does not obstruct other vehicles from driving or parking, especially emergency vehicles.
9. It is not permitted to store any other objects in the reserved parking space that would cause the parked motor vehicle to exceed the boundaries of the parking space.
10. It is the responsibility of each tenant to ensure maximum efficiency in energy consumption.
11. Washing vehicles is prohibited in parking spaces and on roads within the premises.
12. Small amounts of municipal waste can be placed in designated containers. Other waste must be stored and disposed of in accordance with the applicable waste law and in accordance with the conditions set out in the relevant contract with an authorized company that disposes of hazardous waste in the parking lot.
13. After parking the vehicle, it is necessary to close the vehicle windows, secure it against spontaneous movement, and lock the vehicle.
14. Users are required to respect any traffic signs within the parking lot.
15. Dogs and other animals are not allowed to run freely in the parking lot.

16. Persons may only remain in the parking lot for the time necessary to park or leave their vehicle.

#### 17. Safety precautions when passing through the gate:

The owner, operator, or agent of the parking facility is not liable for damage to the vehicle caused by the gate/barrier/elevator door in the following cases. This also applies if the gate/barrier/door is equipped with a system that prevents collision with the vehicle (e.g., motion sensors):

- Non-standard behavior when passing through - Any deviations from the normal method of passing through that are not in accordance with the operator's instructions.
- Insufficient time reserve when passing through - If the vehicle does not pass through the gate in time and comes into contact with the gate as it closes.
- Other unusual behavior - Any other behavior that is not normal and may cause damage to the vehicle or equipment.
- **Passing through a gate/barrier/elevator door:**
  - Once opened, it is necessary to drive through immediately, without unnecessary delays.
  - Passage must be smooth to prevent accidents or damage.
  - It is not permitted to stop directly under the gate/barrier or in the elevator doors.
  - If you stop in this area, you are responsible for any damage to the parking lot equipment.

#### 18. Recommendations for safe passage:

- Observe the speed limit and ensure that your vehicle moves smoothly.

- Follow the signs (road signs, traffic lights, etc.) and instructions for passing through the gate.
- Make sure you have enough time to pass through safely.

### III. Liability for damages

1. The lessee (driver) acknowledges that this is not a guarded parking lot, i.e., neither the parking space provider nor MR.PARKIT undertakes to guard the lessee's vehicle.
2. Neither the Provider nor the Agent is liable for damage caused by vehicle break-ins, damage caused by vehicle theft, or damage caused in the parking lot in any other way.
3. Neither the Provider nor the Agent is liable for damage to items left unattended in the vehicle (e.g., mobile phones, laptops, cameras, sports equipment, money, etc.).
4. Upon discovering damage to their own property or that of third parties, everyone is obliged to report this fact to the facility manager without undue delay.
5. All damage to the Lessee's property or to the property of third parties must be reported by the Lessee to the Provider or Intermediary immediately after its discovery, always before leaving the parking space. After leaving the parking lot, any claim for damages is invalid. After reporting the damage, the Lessee is obliged to ensure the presence of the relevant police and to act as a participant in the accident or a witness during the investigation of the case.
6. Mutual damage to vehicles is dealt with in accordance with Act No. 168/1999 Coll., the Act on Liability Insurance for Damage Caused by the Operation of a Vehicle, and amendments to the aforementioned Act.
7. If the damage is only to the property of another parked vehicle and there is no obligation to report the traffic accident

to the police, the parties involved in the accident may agree on who caused the accident. This agreement must be made in writing by completing the European Traffic Accident Report. In this case, the presence of the police is not necessary.

8. The parking space provider, as well as the Intermediary, bears no responsibility for damage caused to persons, animals, or objects found without reason in the parking area.
9. The parking space provider / as well as the Intermediary is not liable for damage caused by accidental events or force majeure (such as armed robbery, spontaneous combustion of a parked vehicle, weather conditions (snow, ice, etc.), war, terrorist attacks, sabotage, etc.).
10. The parking space provider / as well as the Intermediary is not liable for damage caused to the Lessee's vehicle or other movable property, nor for damage caused by injury on the parking lot premises.
11. The Lessee declares that he/she has taken out liability insurance for damage caused by the operation of the vehicle (compulsory liability insurance) or other insurance that is similar to compulsory liability insurance in terms of conditions and insurance coverage.
12. Neither the Provider nor the Intermediary shall be liable for damage to the passenger vehicle caused by the Lessee's incorrect assessment of the spatial and other characteristics of their vehicle. In addition to the maximum height of the vehicle, it is also necessary to consider the height of the vehicle above the road surface, including the impact of bumpers, spoilers, etc., so that no damage occurs due to a significant change in the slope of the access ramp and the access area to the ramp in question.
13. No other activities that are not directly related to the parking of motor vehicles are permitted in the parking lot.

### IV. Fire protection requirements

1. Smoking and open flames are prohibited throughout the entire building, except in designated areas.
2. Parked and locked motor vehicles in parking spaces must not have the transmission engaged or the handbrake applied.
3. Refueling in parking spaces is prohibited.
4. Vehicles powered by propane-butane or similar gas mixtures are not allowed to park in the parking lot.

### V. Movement of vehicles in the parking facility

1. Traffic drives on the right.
2. Vehicles entering the premises have right of way.
3. Drivers are required to obey traffic signs within the parking lot.
4. Vehicles on the road have right of way over vehicles leaving parking spaces. Traffic rules apply to driving and turning within the parking lot.
5. Drivers may only use the left half of the road for the time necessary to enter or exit a parking space, and must exercise extreme caution when doing so.
6. The speed of vehicles within the premises must not exceed 5 km/h.
7. The roads within the premises must not be used for parking vehicles or storing materials.
8. For safety reasons, drivers are required to wait for the gate to close each time they enter or exit the parking lot to prevent unauthorized persons from entering the premises.

### VI. Final provisions

1. The operating rules set out the basic rules for renting and operating the car park.
2. The owner of the parking space may unilaterally extend or supplement these operating rules.
3. In the event of a violation of the rules set out in these operating rules or generally binding legal regulations, the administrator may, in agreement with the owner, temporarily revoke the tenant's right to enter the premises.

The English version of the Operation Rules of the garage is a translation of the original Czech version. It is only of an informative nature. In the event of any discrepancy between the English and Czech versions, the Czech version takes precedence.

These operating rules shall take effect on July 2, 2025.