

Form RP4

**STORAGE OF ABANDONED GOODS NOTICE**

*Residential Parks (Long-stay Tenants) Act 2006 Section 48(4)(a)*

**PURPOSE OF THIS NOTICE**

A park operator / managing real estate agent may issue this notice to a tenant / former tenant under section 48 of the *Residential Parks (Long-stay Tenants) Act 2006* ("the Act") in relation to the storage of abandoned goods.

To: ..... *(insert name(s) of tenant / former tenant/s)*

Of: .....  
*(insert forwarding postal address or email address of tenant)*

1. The long-stay agreement in respect of the premises at:

..... *(insert site location/description)*

..... *(insert name of residential park)*

between you as the tenant and me as the park operator was terminated on: .....  
*(insert termination date)*

2. The following goods were left on the premises (specify the goods\*\*):

.....  
.....  
.....  
.....

which I put into storage under section 48 of the Act on: .....  
*(insert date)*

**\*\*Park operators do not need to store goods that are perishable foodstuffs or goods whose value is less than the estimated cost of removal, storage, and sale.**

3. Under section 49 of the Act, a person who has a lawful right to the goods may reclaim them upon paying to me the reasonable costs incurred for removal and storage.

4. The goods must be reclaimed by: .....

*(insert date – must be at least 60 days after the date the goods were stored as shown in paragraph 2)*

If the goods have not been reclaimed after the date shown in paragraph 4 above –

- I am required by the Act to as soon as practicable arrange for the goods to be sold at public auction; and
- I am entitled to retain out of the proceeds of the sale my reasonable costs of removing, storing and selling the goods and any amount you owe under the long-stay agreement.

Date: .....

Signed: .....

park operator / managing real estate agent

Address: .....

Phone number / contact details : .....

#### **INFORMATION FOR TENANT / FORMER TENANT**

Please seek advice if you do not understand this notice or if you require further information. You may contact a community legal centre or the Department of Local Government, Industry Regulation and Safety on 1300 30 40 54.