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- o Pre-commencement communications pursuant to Rule 14d-2(b) under the Exchange Act (17 CFR 240.14d-2(b))
  - o Pre-commencements communications pursuant to Rule 13e-4(c) under the Exchange Act (17 CFR 240.13e-4(c))
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The information in Item 2.02 of this Form 8-K and the Exhibit attached hereto pursuant to Item 9.01 shall not be deemed “filed” for purposes of Section 18 of the Securities Exchange Act of 1934 (the “Exchange Act”) or otherwise subject to the liabilities of that section, nor shall it be deemed incorporated by reference in any filing under the Securities Act of 1933 or the Exchange Act, except as expressly set forth by specific reference in such filing.

Item 2.02 Results of Operations and Financial Condition and Exhibits

On May 9, 2013 Public Storage announced its financial results for the quarter ended March 31, 2013. The full text of the press release issued in connection with the announcement is included as Exhibit 99.1 to this Current Report on Form 8-K.

Item 5.07 Submission of Matters to a Vote of Security Holders

We held our annual meeting of shareholders on May 9, 2013, at which three proposals were submitted to our shareholders for a vote. The proposals are described in detail in our proxy statement for the 2013 Annual Meeting filed with the Securities and Exchange Commission on March 28, 2013. The final results for the votes for each proposal are set forth below.

1. Our shareholders elected eight trustees to our Board of Trustees, to hold office until the 2014 Annual Meeting or until their successors are duly qualified and elected. The votes for each nominee were as follows:

| Name                       | Total Votes     |                      |                 |
|----------------------------|-----------------|----------------------|-----------------|
|                            | Total Votes For | Total Votes Withheld | Broker Nonvotes |
| Ronald L. Havner, Jr.      | 139,243,903     | 8,525,034            | 7,153,025       |
| Tamara Hughes<br>Gustavson | 140,190,748     | 7,578,658            | 7,152,556       |
| Uri P. Harkham             | 144,637,610     | 3,131,796            | 7,152,556       |
| B. Wayne Hughes, Jr.       | 133,315,472     | 14,453,934           | 7,152,556       |
| Avedick B. Poladian        | 110,591,495     | 37,177,911           | 7,152,556       |
| Gary E. Pruitt             | 109,244,317     | 38,525,089           | 7,152,556       |
| Ronald P. Spogli           | 144,150,063     | 3,618,937            | 7,152,962       |
| Daniel C. Staton           | 111,288,835     | 36,480,571           | 7,152,556       |

2. The shareholders ratified the appointment of Ernst & Young LLP as Public Storage’s independent registered public accounting firm for the fiscal year ending December 31, 2013:

| Votes For   | Votes Against | Abstain | Broker<br>Non-Votes |
|-------------|---------------|---------|---------------------|
| 152,756,991 | 1,985,863     | 179,108 | 0                   |

3. The shareholders approved the advisory vote on executive compensation:

| Votes For | Votes Against | Abstain |
|-----------|---------------|---------|
|-----------|---------------|---------|

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Broker  
Non-Votes

144,898,974

2,433,597

436,434

7,152,957

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Item 9.01 Financial Statements and Exhibits

(c) Exhibits

Exhibit 99.1—Press Release dated May 9, 2013

SIGNATURES

Pursuant to the requirements of the Securities Exchange Act of 1934, the Registrant has duly caused this report to be signed on its behalf by the undersigned hereunto duly authorized.

Date: May 9, 2013

PUBLIC  
STORAGE

By: /s/ John  
Reyes  
John Reyes  
Chief  
Financial  
Officer