

Lakeview Condominium Association Rental Rules and Regulations

Tenant's Agreement

Date Signed: _____

As a tenant in Lakeview Condominium Association units, I understand and agree to the following rules and regulations:

1. There will be absolutely no smoking by either the tenant or their guest in any Condominium unit or Condominium patio or deck or in any of the Association common areas. There will be no smoking related waste left on any grounds.
2. No dogs or cats of any kind will be allowed in a rental unit, with the exception of service/assistant dogs, which are allowed. Tenant must have proper documentation.
3. The tenant is personally responsible for damage done by them or their guests to the Condominium unit or associated garage as well as any damage done to Association property, including, but not limited to grounds, roads, beach, common areas, docks and waterfront areas.
4. No trailer, camper, mobile home, recreational vehicles, bus, truck (other than pick-up trucks and passenger vans) shall be permitted to remain on any lot, or within any common area.
5. Tenants must park their cars in their garage or the parking area associated with the rented unit. No more than one vehicle should ever be parked in the common parking area.
6. The tenant of each unit is responsible for all snow removal required to access their unit beyond the snow removal that is contractually provided by Lakeview Condominium Association. (See association rules and regulations that define the areas to be maintained by association and the limits of said responsibility.)
7. No noxious, illegal or offensive activities or language shall be carried on in any lot, Unit or Common Area. Respect for others and their quiet enjoyment of their premises is required.
8. Garbage disposal and the general areas around the Unit should be free of trash and debris at all times. It is the tenant's responsibility to maintain the cleanliness of the Unit. All garbage must be disposed of in the Association's garbage area. Boxes should be broken down before being put into the container. Only household trash is allowed in the dumpster. Any hazardous materials, construction debris and large items such as furniture, etc. must be disposed in the proper disposal sites.
9. The tenant must comply with all Lakeview Beach and Boat dock rules and regulations. (See association rules and regulations for these areas.)
10. All communication between the renter and the association must be presented through the unit owner.
11. Tenant may not sublease the unit without the consent and approval of the Association directors

Tenant Phone

Emergency contact Phone

Vehicle make and model License number

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Owner's Agreement

As an owner of a unit in the Lakeview Condominium Association, I understand that if I desire to lease or rent my unit, I must abide by and agree to the following rules and regulations.

1. As per Rules and Regulations of the Lakeview Condominium Association, the rental period will be for no less than 30 days. I must notify a board member of Lakeview Condominium Association of my intent to rent my unit. **If I wish to lease to another owner within the association, the term can be for less than 30 days, provided that both owners notify a representative of the Association.**
2. If I am going to use a Rental Management Company, the Association encourages, but does not require, the owner to use Resort Property Management Company. RPM is aware of and has copies of the Association rental rules and regulations,
3. I understand that I am personally responsible for any damage done by my tenant or their guests to any Lakeview Association property, including but not limited to: the grounds, roads, beach, docks, common areas and waterfront property.
4. I agree to maintain a Townhouse/Condominium property casualty Insurance policy.
5. I understand that I am responsible to see that the tenant receives and signs the Lakeview Condominium Tenant Agreement as well as the TLV Tenant Registration form. Both the tenant and the owner should maintain a copy for their records.
6. I certify that a criminal and financial background check on the tenant has been completed.
7. When the tenant takes possession of my unit, I agree to provide the Association with copies of the signed Tenant's and Owner's agreements.
8. As owner, I will require my tenant(s) to maintain Renter's insurance. I will provide a copy of each Renter's Insurance Declaration page to the Association prior to tenant occupancy.
9. As Owner, I certify that my tenants will abide with the provisions of the Declaration of Covenants, Conditions and Restrictions, Lakeview at Twin Lakes, and that I have given a copy of that document to tenants so thaAs
10. As owner, I certify that I and my tenants have received and signed a copy of the Tenant Registration Form required by Twin Lakes Village, and that both Tenant and Owner agree to abide by the conditions contained therein.

Owner (or owner representative) _____ Unit address _____

E-mail: _____ Phone: _____

TLV Tenant Registration

Property Address: _____

Owner's Name: _____ Owner's phone: _____

Property Management Company (if applicable) _____

Tenant names:

Children:

Tenant Phone: _____ E-Mail: _____

Tenant Phone: _____ E-Mail: _____

Lease Dates: _____

- Pets

Breeds/Descriptions _____

Vehicle Plate # _____ State: _____ Make/Model/ Color _____

Vehicle Plate # _____ State: _____ Make/Model/ Color _____

In consideration of the execution or renewal of lease agreement between Owners and Tenants of the dwelling unit within Twin Lakes Village, the Owners and Tenants agree to the following:

The owner has provided the Tenant with a current copy of the governing documents and Tenant agrees to abide by these documents.

Tenant or any member of the Tenant's household will not permit the dwelling to be used for, or facilitate criminal activity or illegal activity, regardless of whether individual engaging in any such activity is a member of the household or a guest. Tenant and any member of the Tenant's household or a guest shall not engage in any activity that jeopardizes the health or safety, and welfare of anyone or involves imminent serious property damage. Failure to abide by the above provisions shall be a material and irreparable violation of the lease and good cause for termination of tenancy.

Payment of annual dues are the responsibility of the property owners.

Tenant and Owner will provide Twin Lakes Village with the name and phone number of a 24 hour contact in case of emergency or other issue with the dwelling unit occupied by the Tenant.

By initialing below the Tenant understands and agrees to their responsibility to assist in the Community's goal to maintain property appearance and values and to be a safe, attractive and desirable place to live.

Initials: _____ Initials: _____

I have received and agreed to abide by the Twin Lakes Village POA's governing documents: Initials : _____ Initials: _____

In case of conflict between this registration and the homeowner's lease agreement the provisions of this rental registration policy shall prevail.

Tenant printed name: _____ Signature _____ Date: _____

Tenant printed name: _____ Signature _____ Date: _____
