

Attachment 6

RENTAL INFORMATION AND RESTRICTIONS

If you are interested in renting your house you need to understand both the restrictions that are part of your deed as well as the rules and regulations (R&R) that apply to renting:

DEED RESTRICTIONS

The deed restrictions vary by individual unit and were part of the original development of SCCTH over which the board has no control but the obligation to enforce:

- All units have the ability to rent for the two weeks at the Christmas Holidays
- All units have the ability to rent for four months or more
- Many units have the ability to rent for one month or more – if your unit is not listed below then you are not permitted to rent for less than four months:

38

50-53

66-68

70-96

RULES AND REGULATIONS

There are additional rules and regulations that apply to people renting units and they are detailed on our web-site but some important ones are below:

- Unit owners must provide the rules and regulations to tenants and be incorporated into the lease
- Renters must comply with all rules and regulations of SCCTH
- Minors must be under control of an adult
- No loud noise is permitted
- Renters are NOT allowed to have pets in SCCTH
- No business or trade is permitted run from a unit
- All common areas are to kept clean and slightly
- TV dishes must have permission from Mike Baker before installation
- No nails, screws or holes in the exterior of a unit
- No holiday lights on units