

## DEER CREST PROPERTY RENTAL REGISTRATION FORM

Owners Name: \_\_\_\_\_ Lot # \_\_\_\_\_  
Address: \_\_\_\_\_

Phone # \_\_\_\_\_ Email \_\_\_\_\_

Rental Year: \_\_\_\_\_

Property Management Co. \_\_\_\_\_

Or On-Site Manager: \_\_\_\_\_

Address: \_\_\_\_\_

Phone # \_\_\_\_\_ Email \_\_\_\_\_

### Property Rental Rules and Procedures.

1. All Owners shall abide by the Deer Crest Master Declaration of CC&R's ("Declaration"), specifically Section 7.3 as amended March 3<sup>rd</sup>, 2009 and August 4, 2014 (the "Rental Amendment") and Section 11.5 "Lease of a Lot or Unit" with regard to renting their property. All Owners shall cause their property management company or on-site manager to do the same.
  
2. All renting Owners shall register with the Deer Crest Master Association (DCMA) prior to renting. Registration shall be accompanied by the applicable fee (\$3,500 for the 2020 season). Registration shall be completed for each applicable year, and such Registration and applicable fee will cover all rental activity between January 1 and December 31 of such year. The fee shall remain the same regardless of when during the year that the registration is completed (i.e. no pro-rating the fee) with the exception for those who register by December 1<sup>st</sup>. Those who register by the early deadline may rent from December 1<sup>st</sup> through December 31<sup>st</sup> of the following year. The Fee for each year will be set by the Board of the Deer Crest Master Association and may be adjusted annually.
  
3. A rental contract ("Lease") shall be entered in to in connection with each rental or leasing of a single-family residence. All Leases will be in compliance with the Declaration, including without limitation the provisions of Sections 7.3 and 11.5 of the Declaration. Subleasing or assignment of any Lease is strictly prohibited.
  
4. All renting Owners shall maintain Bodily Injury and Property Damage liability insurance coverage in the amounts of \$1,000,000 per occurrence and \$2,000,000 aggregate and each Owner shall provide a copy of such insurance to the Association upon request.
  
5. All renting Owners shall provide, or have provided, a guest list notifying the Queen Esther Gate House of the pending arrival of renters. The list must include the guest's name, number of occupants, number of vehicles, arrival date, departure date, along with the address of the property, to the DCMA by email to the Queen Esther Gate House, qegh@deercrest.com, no less than one (1) day prior to check in for each rental. Renters must park in driveways and may not park on the development public roads.
  
7. All renting Owners shall provide or have provided to the tenant a copy, or access to a copy of the Deer Crest rules and regulations, available at [www.deercrest.com](http://www.deercrest.com), including Declaration Section 11.15 "Inherent risks of skiing" as amended and shall be accountable for any violations according to section 11.5 of the CC&R's, "Lease of a Lot or Unit."

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Signature of Property Management Company or Onsite Manager:

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