

STRATHMORE RIVERSIDE VILLAS (SRV) – OWNER INTENT TO LEASE

2700 RIVERBLUFF PARKWAY, SARASOTA, FL 34231
Email: srv2700@comcast.net Phone: (941) 922-8188

Villa #: _____ Lease Start Date: _____ Lease End Date: _____ Annual Lease _____ Short Term Lease _____

Units may be leased after prior written approval by the Board of Directors.

- A unit shall not be rented for a period of less than three (3) months nor more than three (3) years;
- No unit shall be rented more than two (2) times in any calendar year;
- No subleasing shall be permitted;
- Lease renewals must be approved by the Association.
- The occupancy of a lease Unit shall only be the Lessee, his/her family, and guests.
- The maximum number of leased Units in the Condominium association is limited to fifteen (15) percent at any time.
- One occupant must be at least fifty-five years of age at all times and no occupant under the age of eighteen (18).
- During the Lease Period the Owner(s) shall relinquish the right to use of Association amenities including but not limited to Clubhouse, Pool, Recreation Facilities, and Marina.

The SRV Office must receive the following information no later than 21 calendar days prior to rental of a villa.

- Application for Rental and a copy of the fully executed lease signed by the Owner and Tenant(s)
 - **“Resident”**: Any person occupying the villa more than 30+ days per calendar year. No person under 18 years of age may reside in a villa for more than 30 days within a calendar year.
 - **“Age Restriction”**: At all times one (1) resident must be at least 55 years old.
 - **“Visitors/Guests”**: May stay for 30 days in a 12-month period and only when the owner is present.
- Background Check form for each Tenant and Additional Resident
- Copy of an “Official Photo ID” with date of birth for each Tenant and Additional Resident
- A check for \$150 payable to “Strathmore Riverside Villas” for each Tenant and Additional Resident
- Each Tenant and Additional Resident must attend an Orientation and receive Board of Directors approval prior to occupancy of a villa.

Owner(s) Name(s): _____ **Phone:** _____

Tenant (1): First Name: _____ Last Name: _____

Tenant (2): First Name: _____ Last Name: _____

Additional Residents: ___ Yes ___ No. If yes how many? ___

First Name: _____ Last Name: _____

First Name: _____ Last Name: _____

BY SIGNING THIS APPLICATION, I/WE CONFIRM THAT A COPY OF ALL RULES AND REGULATIONS, BY-LAWS & DECLARATION OF CONDOMINIUM, INCLUDING REVISIONS AND AMENDMENTS THEREIN HAVE BEEN PROVIDED TO THE TENANT(S) AND ADDITIONAL RESIDENT(S).

Name (Print First & Last): _____

Signature: _____ Date: _____

Name (Print First & Last): _____

Signature: _____ Date: _____

FOR INTERNAL USE: Intent to Lease by Owner Received (Date): _____ Approved (Date): _____

Denied (Date): _____ If denied, reason: _____

Board of Directors Approval:

Name & Position: _____ Signature: _____ Date: _____

Name & Position: _____ Signature: _____ Date: _____