



Quail Creek™ Country Club Property Owners Association

RENTAL POLICY FORM

- A. **Rental Policy Forms must be submitted to the Quail Creek Member Services Desk located in the Madera Clubhouse AT LEAST SEVEN DAYS PRIOR to the rental start date.** A month in advance is preferred.
- B. **An administrative fee of \$25.00 is required per Rental Policy Form.** Checks are to be made payable to "QCCCPOA". The Homeowner is responsible for providing payment.
- C. **All Rental agreements must be for a MINIMUM OF ONE MONTH** per Quail Creek CC POA Rules 12.3.1 (A). The renters must bring their signed lease to Member Services upon check in. Lease will be returned and will not be kept on file.
- D. **No more than two Renters may be living in the home per CC&Rs 7.3.1.** Renters are permitted to have guests in compliance with Quail Creek's Guest Policy per Quail Creek CC POA Rules 12.1.1.
- E. **Renters must meet the age requirements for living in Quail Creek per CC&Rs 13.5.3.** These include, but are not limited to, at least one person per household being forty years or older and no person being under age nineteen.
- F. **Suspended Homeowners cannot rent out their home per Quail Creek CC POA Rules 12.2.4.** The Association has the authority to suspend the right to use common area recreational facilities of any Renter if any assessment against the Homeowner's lot is delinquent.
- G. **The Homeowner's Member Account will be deactivated for the duration of the lease** per Quail Creek CC POA Rules 12.2.2, unless they reside in another property owned in Quail Creek.
- H. **Casitas and houses shall not be rented separately per CC&Rs 4.4.2.** A rental includes all structures on a lot.
- I. **Homeowners must inform their Renters of the Community Governing Documents:** Quail Creek CC&R's, Quail Creek CC POA Rules, and ALC Requirements & Guidelines. If Renters do not abide by the Governing Documents, the Homeowner is subject to fines and the Renter(s) may have their Association privileges suspended per CC&Rs 4.2.32.
- J. **All Renters must obtain a QC Renter ID Card and have their photo taken** – Renters must provide identification and their signed lease upon check in. Renter ID Cards will be issued upon completion of all necessary documents.
- K. **Renters can purchase a Vehicle Gate Access Tag at Member Services.**

Today's Date _____ Member # _____

Homeowner Name _____

Unit _____ Lot _____ Address _____

Renter's Name _____ DOB: _____

Renter's Name _____ DOB: _____

Renter Home Address/City/State/Zip _____

Renter Phone Number(s) _____

Rental Dates: From _____ To _____

Homeowner Authorization Signature _____

For Emergency purposes, Homeowner may be reached at:

Address _____ Phone _____

City _____ State _____ Zip _____

(For QC Member Services) Initials & Date confirming Lease Audit _____