

STONEHAVEN AT SUGARLOAF NEIGHBORHOOD ASSOCIATION, INC.

Notice of Intent to Lease

In accordance with Article X of the Declaration for the Association pertaining to "Leasing Permits", "Owners desiring to lease their Units may do so only if they have applied for and received from the Board either a 'leasing permit' or a 'hardship leasing permit'.

THEREFORE: Pursuant to this amendment:

- (a) Notice: At least 7 days prior to entering into the lease of a Lot, the Owner shall provide a copy of the proposed lease agreement to the Board.
- (b) Form of Lease: The Board may approve or disapprove the form of said lease. If the lease is disapproved, the Board shall notify the Owner of the requisite action to be taken in order to bring the lease in compliance with the Declaration and any rules and regulations adopted pursuant thereto.
- (c) General. Units may be leased only in their entirety; no fraction or portion may be leased without prior written Board approval. All leases shall be in writing and in a form approved by the Board prior to the effective date of the lease. The Board may maintain and, upon request, provide a form which is deemed acceptable. There shall be no subleasing of Units or assignment of leases without prior written Board approval. All leases must be for an initial term of not less than one (1) year, except with written Board approval, which shall not be unreasonably withheld in cases of undue hardship. Within ten (10) days after executing a lease agreement for the lease of a Unit, the Owner shall provide the Board with a copy of the lease and the name of the lessee and all other people occupying the Unit. The Owner must provide the lessee copies of the Declaration, Bylaws, and the Association's rules and regulations. Nothing herein shall be construed as giving the Association the right to approve or disapprove a proposed lessee; the Board's approval or disapproval shall be limited to the form of the proposed lease

The Lease Agreement must contain the complete name(s) and contact information for each tenant and must include the following language:

"We/I the tenant(s) agree to be subject to the terms and conditions of the Association's governing documents, rules and regulations. We/I understand that failure to comply will result in applicable fine(s) to be levied due and payable in full to the Association within ten (10) days of such assessment. We/I also understand that repeated failure to comply with any aspect of said Association governing documents may result in termination of this lease."

Enclosed you will find a copy of the Declaration of Protective Covenants, Conditions and Restrictions and Easements for Stonehaven at Sugarloaf. Please review this document to ensure compliance with all leasing requirements and provisions.

STONEHAVEN AT SUGARLOAF NEIGHBORHOOD ASSOCIATION, INC.

Property Owner(s):	(Please Print)
Property Address:	
Lessee:	
Lessee Phone Number:	

The above Property Owner(s) agree to submit to the HOA Board a new 'Notice of Intent to Lease' for each occurrence of proposal to lease this or any other property owned by same in Stonehaven at Sugarloaf. Said 'notice' shall be subject to the prevailing rules and restrictions regarding rental property at the time of request.

Owner(s): _____ Date: ____/____/20____
Signature

Contact Address: _____

Day Phone: ____/____ Emergency Phone: ____/____

For Office Use: ____ Approved _____ Officer Signature ____ Disapproved (See attached support documentation)	Stonehaven at Sugarloaf Neighborhood Association, Inc.
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