

Crescent Rental Rules & Regulations

1. **MAXIMUM NUMBER OF OCCUPANTS**- The maximum number of overnight occupants in a unit is not to exceed **6 persons** including the lessee and guest. Florida Law requires overnight guests to be registered in the Manager's office.
2. **CONDUCT**- Lessee is responsible for the conduct and damage caused by their party including any guests. No Skateboarding, Rollerblading or ball play of any kind permitted on Crescent property. Bicycles not permitted in pool area or on walkways and bikes **MUST** be stored in bike racks. Children shall at all times be supervised by their parents or lessee. **Children not to play in elevators.**
3. **DAMAGES**- Cost to repair all damage to the condominium property caused by lessee or guest including damage done to the doors, walls, carpets, and elevators when loading and unloading or damage done during your stay will be billed and charged to the lessee and unit owner.
4. **PARKING**- Each unit is assigned 2 parking spaces and vehicle must have parking pass visible. Visitor's parking is limited. Oversized vehicles, work truck, motor homes, motorcycles and trailers are not permitted. Violation of parking policy may result in vehicle towed at vehicle owner's expense.
5. **NO SMOKING IN BUILDING, UNITS, POOL AREA**
6. **NO PETS ALLOWED**- If found with a pet, both pet and lessee will be removed from property.
7. **BUILDING EXTERIOR**- Nothing may be hung, or thrown over railing and or balconies. No clotheslines maybe erected outside unit and on balcony. Hallways and walkways are to remain free of any obstructions.
8. **LUGGAGE CARTS**- Used for transporting luggage or groceries. Please return carts to the first floor entrance lobby when finished.
9. **POOL & BEACH**- Limited to a maximum number of 6 persons per unit, including guests. Pool hours of operation are **Dawn to Dusk**. No personal items (pool toys, towels, etc.) maybe left in the pool area. All chairs, tables, and chaise lounges must be returned to their proper place when they are not in use.
10. **SANDY & WET CLOTHING**- No sandy or wet clothing and or shoes are allowed in the building, this includes common areas, lobbies, hallways and elevators. Lessee and guests are **REQUIRED** to dry and clean themselves off before entering the building.
11. **EXCESSIVE NOISE**- Excessive noise and /or nuisance by lessee or their guest is prohibited. No loud music or horseplay permitted in the common areas.
12. **WORKOUT ROOM**- Hours are 6:00am to 9:00pm. Please remove all debris and return weights & equipment to proper area. Cost to repair any damages to the equipment, including damage to the walls (I.e. foot prints, holes, and gouges) will be billed and charged to the lessee and unit owner. Watch out for all walls while working out; do not scuff walls with feet or equipment.

I / We, the lessee and temporary residents of Crescent Condominium agree to abide by the Rental Rules and Regulations covered above and the full documents in each unit. I / We understand that violations of these Rules and Regulations may result in termination of stay prior to departure date. I / We also agree to take responsibility for all members of our party and guest.

Lessee Name: _____ Signature: _____ Date: _____

Rental Agency: _____ Unit Number: _____