

Policy for Rental of Single-Family Homes in the Traditions Subdivision

The following policy governs the rental of single-family homes as defined in the Traditions Covenants Art. VII, Sec. 2, Residential Purpose for the Subdivision. This policy has been developed and approved by the Traditions POA Board of Directors to ensure that the **property values** and **appearance** of the subdivision are not harmed, and the Covenants are strictly adhered to.

- The homeowner must provide a copy of the rental contract, signed by both the homeowner and renter to the POA Board and Management Company to keep on file. This will outline the homeowner's and renter's obligations to the POA such as assessment paying, lawn upkeep, exterior house maintenance, paying a fine, etc. with reference to the Covenants and Policies. Only one single family (no extended families) can rent and live in the home at a time.
- The homeowner must provide a signed copy of the last page of the Traditions Covenants, which may be found on our website: www.traditionhoa.com, to the POA Board and management company to verify that the renter has received, read, and understands the Covenants.
- Full contact information of the homeowner and each renter (name, contact numbers, email address and number of cars) must be provided to the POA Board as well as to HomeLand Management Company. This information must be updated upon a change of occupant.
- Minimum length of a rental contract shall be 1 year.
- To ensure that both parties (homeowner and renter) comply with the Articles of the Covenants, any covenant violation not corrected in the allotted time will be subjected to the established "Procedures for Levy of Fines for Violation of the Covenants or Architectural Guidelines of Traditions Pursuant to Article III, Section 3, Part C, Powers and Duties of the Traditions Declaration of Covenants and Restrictions".
- After the change of each occupant, the POA Board will inspect the lot and exterior of the home to ensure that the home complies with the requirements listed in the Covenants.
- A penalty of \$250 will be assessed to the homeowner for violation of any of these provisions.

The Rental Policy for the Traditions Subdivision is effective January 1, 2022 and retroactive to cover all and any rental homes in the subdivision.