

Nottingham HOA

Tenant Information Sheet

It has been observed, assumed, or the general knowledge of the renting of your home. As per the Nottingham Covenants and Restrictions Article X regarding rental provisions, (Article X is below for quick reference) please complete the following information about your tenant(s). This form **MUST** be returned to:

Nottingham HOA/Compliance
P.O. Box 52581
Sarasota, FL 34232
or email to nottinghamhoasrq@gmail.com

Homeowners (Landlord) Name: _____

Mailing Address: _____

Homeowners Telephone: _____

Homeowners Email: _____

Designated Agent Name (If Applicable): _____

Designated Agent Telephone/Email : _____

Length of Lease: _____ Beginning Date: _____ End Date: _____

Tenant Name(s):	Tenant Telephone/Email:
1. _____	_____
2. _____	_____
3. _____	_____
4. _____	_____

Tenant's Vehicle Information (license to include State of Issue and Number):

No. 1 License: _____ Make/Model: _____ Color: _____

No. 2 License: _____ Make/Model: _____ Color: _____

No. 3 License: _____ Make/Model: _____ Color: _____

Pet Information:

Pet #1 Type: _____ Breed: _____ Weight: _____

Pet #2 Type: _____ Breed: _____ Weight: _____

Pet #3 Type: _____ Breed: _____ Weight: _____

Please make sure to give all tenants a copy of the association by-laws and rules/regulations.

I (we) at the address of: _____ attested to by our signatures below, have received, read and agree to abide by the Nottingham By-Laws and Rules and Regulations (and as altered or amended) of Nottingham Homeowners Association knowing that if they are not adhered to, the homeowner will ultimately be fined or other legal remedy (which may extend to Tenants) for violations in accordance with Florida Revised Statutes.

Should the tenant fail to abide by said documents, the individual homeowner will be held responsible.

Signature of Homeowner (Landlord)

Date

Signature of Rental Agent (if applicable)

Date

**This form must be completed and returned to the Nottingham HOA Board of Directors and CREC via mail or email within 15 days from signing any new lease for any new tenancy per Nottingham HOA Rental Policy and Rules.
Effective 1/01/2023**

Confirmed Receipt by Nottingham HOA Board Member Date

10.1 Notification Required. Any Owner intending to lease or rent their Dwelling shall be required to first provide the Board, or its designee, with written notice of their intent to lease or rent the same, submitted together with: (a) a copy of the proposed lease or rental agreement; and (b) certain contact and other information regarding the tenant or person to be leased by the Board, from time to time; and (c) intended mailing address for the owner.- For purposes of this Declaration, a Dwelling shall be presumed leased when an occupant that is not related to the Owner resides in the unit for more than thirty (30) consecutive days, regardless of whether the Owner is benefiting financially from the occupant's use of the unit, and the Owner does not reside in the unit. This includes any subleasing, whether or not permitted by the Owner.

Should an Owner fail to give the required notice the Association may assess the Owner for all costs incurred by the Association in determining the Owner's Identity. Failure of the Owner to make required notification does not absolve the Owner's responsibility to pay assessments per the due dates if the Association is unable to provide proper notification of said assessment to the Owner'

10.2 Room Rentals. No individual rooms shall be rented and no transient occupants shall be accommodated in any Dwelling, unless the Owner is a resident of the Dwelling and occupancy of the tenant is not in violation of any provision hereof or any and all applicable Laws. Any room rental shall be subject to compliance with Section 4'2.

10.3 Compliance with Covenants and Restrictions. The lease or rental of any Dwelling shall not release or discharge an Owner there of from compliance with their obligations and duties hereunder. Specifically, it shall be the responsibility of the Owner to provide the tenant with a copy of this Declaration and every lease shall contain or be deemed to contain a provision that the tenant is subject to and bound hereby. If the tenant, or a person living with the tenant, violates this Declaration and/or the Association Documents, notice of the violation shall be given to the Owner and the tenant, and a fine may be assessed against the tenant in accordance with the Association Documents. If the fine is not paid by the tenant within the time period set by the Board, the Owner shall be obligated to pay the fine upon notice from the Association. Unpaid fines shall constitute a lien against the Lot.