

RANCHO SANTA FE
HOMEOWNERS ASSOCIATION, INC.

RULES AND REGULATIONS

Property Rental Requirements in Accordance with ARS 33-1806.01

Effective Date: August 1, 2017

1. The CC&Rs permit an owner to let their property from time-to-time. A property lease shall specify that the lease is subject to Rancho Santa Fe Community Association CC&Rs, Bylaws, Tract Declarations, Architectural Review Committee Guidelines, the Association Rules and Regulations, as well as any sub-association documents. A copy of each document must be given to the Tenant.
2. Failure to file a copy of the occupancy arrangement, **Tenant Tracking Form**, shall result in fines. Each time a new property lease is executed or an existing lease is renewed, the owner must update the information on file with the Associations' Management Company. **Tenant Tracking Form** is available at the Management Company or may be downloaded from the RSF HOA website.
3. Additionally, as a condition of compliance with Association Governing documents mentioned in Paragraph 1, above, regarding the leasing of homes within the community, all leases may incorporate the language of the **Arizona Crime Free Lease Addendum**.
4. The owner shall provide proof to the Association that the property is registered as a Legal Class 4 Rental Property with the Maricopa County Assessor's Office. The Association reserves the right to report non-complying properties to the City of Avondale and the County Assessor's Office for administrative fines and penalties.