



# SHORT-TERM RENTAL HOUSE RULES

The first step in protecting ourselves from loss of income and protecting our properties from damage is setting our House Rules. It's a professional way of laying out the guidelines for all guests that enter your property. They have to clearly state what you expect of them, what they can and can't do, and what penalties will occur if these rules are broken.

Please feel free to copy and paste these rules but make sure to edit them first so that they are applicable for your property and needs.

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\*Some of our rules may sound stern but we just want to make sure we're all on the same page before we get you all checked in. Thanks in advance for taking a quick second to acknowledge them!\*

1. If you are a local resident, you must contact us before booking
2. Guest acknowledges that they will keep their noise level to a minimum after 10:00 pm sound will travel through the walls if too loud.
3. No parties or events allowed
4. Guest must provide us with a valid working phone number
5. NO SMOKING or use of fire permitted in the rental; guest acknowledges that no "smoking" includes the use of vape pens and marijuana and "use of fire" includes the lighting of candles, incense, or sage. There will be a \$200 charge per day of reservation if this rule is not followed
6. There can not be any more than the allowed number of guests in or on the property at any one time, a violation could lead to the immediate removal of all guests without a refund
7. Late check-out fee of \$50 (if not authorized) applies for check-outs after 11:00 am. We're sorry we have to charge this but we pay our housekeepers based on the agreed-upon checkout time and if they are unable to clean we still have to pay them
8. We will place a small deposit hold on your credit card the day before your arrival to cover any accidental property damage that may occur and it will be released after your check out.
9. Guests who make reservations for over 30 days must sign our standard lease agreement and agree to a background check before check-in (it will be provided before check-in)
10. No pets allowed
11. Excessively dirty units will incur an additional cleaning fee and will be evidenced with photos. If not following any of our rules forces us to refund or discount an upcoming or existing guest you will be liable for the costs
12. For your security and protection the property is equipped with an exterior camera