

SECTION 23 PROPERTY OWNER'S ASSOCIATION, INC.

26217 Rampart Boulevard - Punta Gorda, FL 33983

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RENTAL POLICY

Purpose: To establish property owner requirements and responsibilities in the event of property being used for rental

Scope: All property owners are required to be members of Section 23 Property Owners Association and to abide by the Association's By-Laws and Deed Restrictions. Property owners are also required to pay Association assessments duly levied.

PROCEDURE:

If an owner of either a single family or multi-family property rents their home, the following shall apply:

1. **The** rental agreement must clearly state that the property is part of a deed-restricted community and that all Deed Restrictions will be enforced. A copy of Section 23 Deed Restrictions and Policies must be supplied to the renter. This information is also accessible via our website deepcreek23.com
2. Maintenance of the property and adherence to the Deed Restrictions is the responsibility of the property owner who will be notified if violations occur.
3. If the Deed Restriction violations are not corrected within the timelines outlined in our Deed Restriction Enforcement Policy, the property owner will be liable to reimburse the Property Owners Association for any costs associated with correcting the violation
4. An owner may not post on social media platforms or advertise the rental offering for a term of less than one month nor may an owner rent or lease the dwelling for a term of less than one month.
5. A copy of the rental lease shall be provided to the POA not less than thirty (30) days prior to the commencement of the rental and shall contain lessee contact information for emergency purposes.

Revised: February 8, 2024

Amended: June 11, 2026