

**THE MANSIONS OF**  
**NORTH PARK HOMEOWNER'S ASSOCIATION**

**Leasing Policy**

**Article XI. Leasing Restrictions.** All rental units are subject to the following conditions:

- (1) No Member may lease his Unit until after the Member has resided in the Unit for one (1) year.
- (2) All lease terms shall be a minimum of one (1) year.
- (3) No unit may be rented as an Air B & B, Home Away, VRBO or any similar marketplace and hospitality service, vacation or short-term rental.
- (4) The Management Company shall maintain a list of all Units rented which shall include the name and contact information of the tenants.
- (5) It shall be the Member's responsibility to ensure that all tenants receive a copy of the Rules and Regulations of the Mansions of North Park. Should a tenant demonstrate a disregard for the provisions of this Declaration and /or the Rules and Regulations, the Member shall be notified by the Executive Board. The Member shall be responsible for any fines or penalties imposed upon its tenant for violation(s) of the Rules and Regulations.
- (6) Any fine or penalty charged against a tenant shall be an assessment under Article IV. § 1 of the Declaration and shall become the personal obligation of the Member. The assessment, together with interest, costs and reasonable attorney's fees for the collection thereof, shall be a charge on the land and shall be a continuing lien upon the Member of the Lot upon which the tenant resided.
- (7) A Member shall be precluded from extending the tenancy of any tenant that has violated the provisions of this Declaration and /or the Rules and Regulations, beyond that of the original lease.
- (8) An individual Member may not lease more than two (2) Units. This shall apply to ownership by individuals, joint tenants by the entireties, LLC's, corporations and investment groups.
- (9) Only the Member of Record on the Title and/or Deed shall engage in a lease agreement. No tenant shall be permitted to sublet the Unit.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals this

17 day of September, 2018.

ATTEST

MANSIONS OF NORTH PARK  
HOMEOWNERS ASSOCIATION

Jeanne E. Brundich

Donna Herrle

By: Donna Herrle  
Its: President

Jeanne E. Brundich

Merryellen Silverblatt

By: MERRYELLEN SILVERBLATT  
Its: Secretary