

Trieste II at Vasari Condominium Association, Inc.

c/o HomeRiver Group

12650 Whitehall Drive

Fort Myers, FL 33907

** Phone (239) 489-4890 * Fax (239) 489-4980*

LEASE APPLICATION

This application must be submitted along with a non-refundable processing fee of \$100 to HomeRiver Group. National Criminal Background checks, and copies of ID's. **A minimum of 20 days processing time is required PRIOR to the start of the lease.** An application can not be rushed through due to the failure to give the proper notice of information requested.

No tenant is allowed to move into Trieste II at Vasari without prior approval by the Trieste II Board of Directors. No lease less than 30 consecutive days will be approved. No unit may be leased for more than six (6) times in one calendar year. All owners must be current in their maintenance fees and /or any other outstanding amounts due to the Associations in Trieste II at Vasari.

PLEASE PRINT CLEARLY THE FOLLOWING INFORMATION:

NAME OF OWNER _____

TRIESTE II ADDRESS _____ UNIT # _____

OWNER'S BILLING ADDRESS _____

OWNER'S PHONE NUMBER (____) _____ CELL (____) _____

EMAIL ADDRESS _____

LEASE DATES _____ TO _____

LEASSEE(S) NAME _____

PHONE _____ EMAIL _____

PRESENT ADDRESS _____

CITY _____ STATE _____ ZIP _____

VEHICLES THAT WILL BE ON SITE:

MAKE _____ MODEL _____ YEAR _____

WILL ANYONE OTHER THAN THOSE LISTED ABOVE OCCUPY THIS UNIT?

If yes, Whom? _____

For How Long? _____

EMERGENCY CONTACT:

NAME _____ RELATIONSHIP _____

ADDRESS _____

CITY _____ STATE _____ ZIP _____

PHONE (____) _____ CELL (____) _____

REFERENCES PLEASE PROVIDE 2 WITH ADDRESS AND PHONE NUMBERS

NAME _____

ADDRESS _____

CITY _____ STATE _____ ZIP _____

PHONE (____) _____ CELL (____) _____

NAME _____

ADDRESS _____

CITY _____ STATE _____ ZIP _____

PHONE (____) _____ CELL (____) _____

LESSEE – PLEASE READ THE FOLLOWING RENTERS RULES AND REGULATIONS AND SIGN THE APPLICATION:

I have received a copy, read and understand that I must abide by the Trieste II at Vasari Condominium Rules and Regulations and Use Restrictions. I understand that if I do not abide by the Association Governing Documents, I could be evicted.

I understand that I will not be allowed to use the Trieste Village pool or any of the Vasari amenities until this lease application has been approved.

_____ **By initialing, I acknowledge that as a tenant/renter, I am not allowed to have any pets on the property.**

Applicant’s Signature _____ **Date** _____

Co-Applicant’s Signature _____ **Date** _____

Unit Owner’s Signature _____ **Date** _____

PHONE (____) _____ CELL (____) _____

Please submit this application along with a copy of your lease and a non-refundable check made out to HomeRiver Group for \$100.00.

Do not write in this space

Board Approval /Denial

Approved _____ **Denied** _____ **Date** _____

Board or Authorized Agent Signature _____

Reason for Denial (if applicable)

Welcome to Trieste Village

Trieste is the place many of us call "home". Some owners live here all year, some come for the winter months, and other owners come for a few weeks here and there.

We take great pride in maintaining our neighborhood and ask for and expect the same values and standards to be upheld by all owners, renters, and guests.

*******SPECIAL NOTICE*******

At the April, 2012 Master Association Board meeting, the following resolution was passed.

In the villages of Trieste and Matera, owners, renters or guests may park no more than two bicycles, as defined below, in the covered parking areas for vehicles. This applies only to bicycles that fundamentally meet the state statute's definition of a bicycle that is a vehicle. Bicycles for which this resolution applies shall have no more than two tandem wheels with a seat height of 25" or more from the ground when the seat is adjusted to its highest position. Such a bicycle(s) must be parked perpendicular to the covered parking space such that the view of the bicycle will be blocked as much as possible by an automobile parked between it and the street. If two bicycles are parked, they must be parked side by side. No bicycle may be covered by a tarp or any other type of cover. Bicycles may be parked in such a manner only when the owner, renter or guest is in residence. All such bicycles must be operated in accordance with the traffic rules for all vehicles in Vasari. Enforcement of this policy is the responsibility of the Master Village Associations of Trieste and Matera and the sub-associations of Trieste and Matera.

It is imperative that all owners, owners' family members, guests and renters abide by the letter of the resolution. In addition, all other items of personal property, e.g., garden hoses, beach chairs, coolers, "noodles", etc. are not permitted in the carport areas at any time. Trieste I, II and III Boards of Directors will closely monitor, and report to our management companies, any issues that might arise. We anticipate and expect your 100% adherence to, and compliance with, these rules regarding the proper parking of bicycles and the restrictions relative to all other items. It has

been made clear by the Master Association that non-compliance could be cause for rescinding the resolution.

Following is some more information that should be helpful:

Speeding - Please slow down when driving anywhere in Vasari. There are children present at different times during the year, so keep the speed down.

Parking Areas - We have parking pads, and ask that you use these for guests and temporary parking. These areas are not intended to be permanent parking areas. Please try to keep the spots near the pool/mailbox area open during the day for pool users. On street parking is not permitted.

Landscaping - Our landscaping crew usually mows grass on Wednesdays, trimming and other maintenance duties could occur on other days.

Noise - Be considerate of others. Noise carries. A few tips:

1. If you are having a conversation on your lanai, be advised that your neighbors can hear what you may think is a private conversation.
2. Trieste is situated such that, with windows/sliders open, even a small breeze will cause doors to slam, making a loud thump noticeable through the whole building. Make sure you keep a hold on the door, when closing.
3. Keep music and TV volume at a reasonable level.

Pool - You are welcome to use the pool and spa. Please read and abide by the spa/pool rules posted in the area. Do your part in keeping the pool/spa area clean.

No glass is allowed in the pool area. Anything left at the pool will be discarded.

Our spa heater is on a timer, so if the spa seems cool in the morning, it will recover quickly. Do not take it upon yourself to adjust any settings.

Children under 12 are not permitted in the spa at anytime. Small children must wear swimming diapers while in the pool area.

The pool area (inside the fence) is a non-smoking area.

When leaving the pool, wind umbrellas down.

Grills - There are 2 gas grills for your use at the pool area. Please clean the grills after use, and turn the burners off. If you are grilling after dark, turn the lights out. Be sure all gates are closed and latched.

Animals - Animals are not permitted on the property.

Dumpsters - When using dumpsters, please make sure all refuse is inside the dumpster, the lid is closed, and the gates are closed when you leave.

We hope this answered most of your questions, and will help make for an enjoyable time during your visit to Trieste and Vasari.