



Angler Mountain Ranch Townhomes

Townhome - Owner Rental Agreement

The Town of Silverthorne and Angler Mountain Ranch Townhomes have several specific requirements for Townhome homeowners who rent their homes for any length of time.

Instructions:

1. Contact the Townhomes Neighborhood Committee (THNC) at amrthrequest@gmail.com to:
 - A. Request determination of the number of vehicles that may be parked in driveway.
 - B. Inform THNC each time that you will be renting your home.
2. Complete the **Rental Information Form (below)** 10 days before rental period begins or, in the case of a last-minute rental, as soon as possible after rental arrangements with tenant are completed. Email to amrthrequest@gmail.com
3. Submit copy of signed Lease Rental agreement to THNC at amrthrequest@gmail.com. Amount can be redacted.
4. Provide written notice to the Owner(s) of the adjoining residential unit(s) to the last known address and carbon copy to amrthrequest@gmail.com
5. There is no current HOA fee for renting

Owner agrees that:

1. That they have read over the Townhome Resolution restricting rentals in the Townhome neighborhood.
2. Arrangements are made with a Responsible Agent Contact, who must be able to respond 24 hours a day when home is rented. Owner may be the Responsible Agent Contact for rentals 1 month or longer.
3. Before renting, the owner will post Good Neighbor Guidelines, install carbon monoxide detectors, fire extinguishers, smoke detectors and ensure these are operable.
4. Owners must carry insurance for their home that is appropriate for the rental usage. As insurance company rules in relation to the type of policy can vary, it is important for each owner to verify with their insurance company that their coverage is sufficient for rental of the home.
5. There are additional Town of Silverthorne steps if you will rent your home for less than 30 consecutive days that you must obey.
6. You have not rented your unit more than 4 times in the calendar year.

Homeowner Signature _____ Date: _____

BY SUBMITTING AND SIGNING THIS FORM, YOU ARE ACKNOWLEDGING YOUR COMPLIANCE WITH THE ABOVE RENTAL REQUIREMENTS AND TOWNHOME RESOLUTION RESTRICTING RENTALS IN THE TOWNHOME NEIGHBORHOOD.



Angler Mountain Ranch Townhomes

Rental Information Form YEAR 202_____

The Angler Mountain Ranch Homeowners Association has several rules regarding rentals. Please read carefully and indicate your compliance.

1. Owner name: _____ No of rentals this year _____
2. Owner Emergency Contact Info: _____
3. Responsible Agent Contact, _____ Phone No. _____
4. AMR address to be leased: _____
5. Tenant name: _____ No of Cars allowed _____
6. Tenant home address: _____
7. Tenant Email address: _____ Phone No _____
8. Tenant arrival and depart date and approx. time: _____
9. Tenant has been made aware of the following rules and has agreed to comply with them:
 - A. Subleasing by a Tenant is prohibited.
 - B. The number of persons that will occupy the townhome shall not exceed eight.
 - C. The number of vehicles parked on the driveway shall not exceed the number determined by the Townhomes Neighborhood Committee.
 - D. No parking is allowed on the street, lawns or in a manner which blocks driveways, sidewalks, alleys or mailboxes.
 - E. No animals may be brought onto AMR property by Tenants or their guests.
 - F. Quiet hours are 10 PM to 7 AM.
 - G. No loud parties or commercial activities are allowed.
 - H. Do not feed or approach wildlife.
 - I. Turn outdoor lights off when not in use and do not leave them on overnight.
 - J. No fireworks, wood fires or charcoal fires are allowed by Tenants.
 - K. Tenants may not use the surface of the AMR lake or the community center.
 - L. Tenants will keep the surrounding property clean and free of trash.
 - M. Place all trash and recycling in the designated containers stored indoors.
10. If less than 30 consecutive days, Tenant has been made aware of the Town of Silverthorne rules and has agreed to comply with them.