

**WATERCHASE HOMEOWNER'S ASSOCIATION, INC.**  
**COMPOUND KEY/SPACE RENTAL REGISTRATION/AGREEMENT**  
April 2018  
5199 Tartan Lakes Blvd  
Boynton Beach, Florida 33472  
Office: 561-736-0139

**WATERCHASE PROPERTY/HOMEOWNER INFORMATION**

Property Address: \_\_\_\_\_

Property Homeowner Name: \_\_\_\_\_  
(must be legal owner of property)

Property Homeowner Mailing Address: \_\_\_\_\_

Property Homeowner Phone: \_\_\_\_\_

Relinquish Rental Privileges to Lessee: YES NO x. \_\_\_\_\_  
(Circle one) Homeowner Signature Date

**LESSEE INFORMATION (If applicable)**

Lessee Name: \_\_\_\_\_  
(must be named on the lease agreement and copy of lease agreement must be provided)

Lessee Mailing Address: \_\_\_\_\_ Phone: \_\_\_\_\_

**VEHICLE INSURANCE/REGISTRATION INFORMATION**

Vehicle Description: \_\_\_\_\_

Registered to: \_\_\_\_\_  
(must provide current valid registration)

License Plate (TAG) #: \_\_\_\_\_ Insurance/Policy #: \_\_\_\_\_

**OFFICE USE ONLY**

Status of Property Account Verified by: \_\_\_\_\_ Date: \_\_\_\_\_

Space Assigned: \_\_\_\_\_

Key Deposit: \$240.00 Check #: \_\_\_\_\_

Space Rental Fee: (\$240.00 per year) \$ \_\_\_\_\_ Check #: \_\_\_\_\_

Term: 12 MONTHS (less than 12 months will be prorated for the first year only)

Annual Renewal: January 1 of each year (payments due no later than the 10th)

**COMPOUND RENTER**

**WATERCHASE HOMEOWNER'S ASSOCIATION, INC.**

Signature \_\_\_\_\_

Signature \_\_\_\_\_

Printed Name \_\_\_\_\_

Printed Name \_\_\_\_\_

Date \_\_\_\_\_

Date \_\_\_\_\_

All checks should be made payable to Waterchase Homeowner's Association and mailed to address above or placed in clubhouse dropbox along with all appropriate documentation. **CASH PAYMENTS NOT ACCEPTED**

## **REQUIRED DOCUMENTS CHECKLIST**

1. COMPOUND KEY/SPACE RENTAL REGISTRATION/AGREEMENT
2. RULES AND REGULATIONS ACKNOWLEDGEMENT
3. CURRENT VALID VEHICLE REGISTRATION
4. PROOF OF INSURANCE (if you store a trailer in the compound, you must provide the registration for the trailer and proof of insurance for the vehicle that will be towing the trailer.)
5. PROOF OF PAYMENT FOR DELINQUENT ACCOUNTS IF APPLICABLE

## COMPOUND STORAGE RULES AND REGULATIONS ACKNOWLEDGEMENT

### Section 14 - Trucks, Commercial Vehicles, Campers and Boats

1. Compound space renters must be a Waterchase homeowner.
2. Homeowners that lease their properties may surrender their compound rental space privileges to their lessee with approval from the Waterchase Board of Directors. The lessee must be named on the lease agreement with the homeowner and the lease agreement must be filed with the Waterchase Board of Directors.
3. Only RV's, Street legal motor vehicles, boats and trailers (vehides) are permitted to be stored in the compound.
4. All vehicles must be in good repair and be moveable, licensed, Insured and have a current registration with the State of Florida.
5. All vehicles must be registered the Waterchase Homeowners Association, Inc. and registration must be accompanied by the documentation listed in Item 4 above. Any violation of the aforementioned shall have 15 days to comply or the vehicle(s) will be towed at the owner's expense.
6. Parking in the compound must be in an orderly manner. Meaning vehicles must be parked straight so as not to encroach on the adjacent rental spaces.
7. Only one vehicle shall be parked in any given space. Exceptions to this rule must be submitted to the Board of Directors for consideration of approval.
8. Any abandoned vehicles will be towed at the owner's expense after attempts have been made to notify the owners.
9. Only registered compound renters may possess a key to the compound.
10. Compound keys and/or rental spaces are non-transferrable and the registered renter may not give, loan or provide a key or access to the compound to anyone not named on the compound registration agreement.
11. All compound space renters must keep the gate locked at all times.
12. All compound space renters must park vehicles in the space assigned. Anyone parked in an unassigned space should be reported to the Waterchase Board of Directors who will order immediate removal (by towing) of the vehicle at the owner's expense.
13. Each compound renter must pay a refundable key deposit in advance. The fee to be determined by the Waterchase Board of Directors and as disclosed on the Key/Space Rental Agreement attached hereto. This fee may be changed from time to time without notice. However, anyone who has already paid a key deposit at a different rate shall not be affected by the rate change.
14. Each compound renter must pay an annual non-refundable space rental fee in advance. The fee to be determined by the Waterchase Board of Directors and as disclosed on the Key/Space Rental Agreement attached hereto. This fee may be changed from time to time without notice.
15. If compound renter should lose/or misplace the compound key; a replacement key will be issued for a non-refundable \$350.00.
16. Any unauthorized vehicles will be towed at their owner's expense without notice.
17. All Waterchase homeowners associated with a rented space in the compound must be current with all Waterchase dues, assessments, and without any fines or fees in order to apply for a space, or maintain possession of a key.
18. If the homeowners property is being leased and the lessee is the current renter of the compound space. The homeowner is still responsible to be in compliance with item 17 above. Any homeowner in default of their association obligations will have 15 days to satisfy their association obligations before their vehicle/vessel/property or those of the lessee will be removed.
19. If any compound space renter should cause damage to Waterchase property, including but not limited to gates, fencing, hedges, posts, lights; the space renter shall be held liable for repairs and/or replacement.
20. If any compound space renter should cause damage to other space renter's property in the compound; the two parties involved shall be responsible to resolve the issue and Waterchase Homeowner's Association, Inc. shall bear no responsibility to assist in the resolution.
21. Activity such as vehicle repairs, painting etc. is prohibited within the compound.
22. No Pod or Pod like storage/structure/units is allowed.
23. No material(s) shall be stored on/in any vehicle/vessel (property), which could be considered a hazard to the compound or other space occupants. (e.g. combustibles other than fuel that may be in the fuel tanks of the vehicle)
24. Waterchase Homeowners Association does not assume liability for any damages to the vehicles/property of the compound renters or any liability for personal injury to authorized individuals entering the compound.
25. Risk of loss to Vehicle/Vessel (property) is solely the liability of the space r enter. The space renter assumes all responsibility for the Vessel/Vehicle property.
26. In the event of failure to the pay space rental fee past thirty (30) days when due, the vehicle/Vessel
27. In the event any legal action is necessary for Waterchase Homeowners Association, Inc. to enforce compliance of all the above mentioned rules and regulations; Waterchase Homeowners Association, Inc. shall be entitled to reasonable attorney fees and said fees shall become collectable charge against the property of the homeowner.
28. If a space is not available at the time of an application the prospective renter shall be placed on a waiting list.

Renters Initials \_\_\_\_\_

Date: \_\_\_\_\_