

Gulf Winds East Condominium Association

Seacrest Property Management

1044 Castello Drive

Naples, FL 34103

239-261-3440

RENTAL APPLICATION

NEW LEASES ONLY: Please read the following instructions:

The following items must be sent to **Seacrest Property Management** at the address above:

- A signed copy of this completed application.
- A signed copy of the lease
- A non-refundable check in the amount of \$100.00 made payable to **Gulf Winds East**
- A copy of your driver's license or birth certificate or passport
- **All Leases** - A non-refundable check for background screening made payable to:
Seacrest Property Management, \$50.00 per adult U.S. Citizen

RENEWAL LEASES: including **Seasonal Renewals:** A non-refundable check for **\$50.00** made out to **Gulf Winds East** must be mailed to Seacrest Southwest.

1. Any and all lease agreements must be approved by the Board of Directors prior to move-in.
2. No sub-leasing or assignment of lease rights by a lessee is allowed.
3. The Board of Directors, at its discretion, has the right to deny any application.
4. Leases are NOT automatically renewed. A new application must be submitted every 12 months.

No pets are allowed.

Incomplete applications will be returned.

Your application must be turned in 30 days before occupancy to allow time for processing.

Rentals. Minimum stay of 30 days / Four 30 day Rentals per Year/

Maximum stay of 12 months.

I wish to rent: _____ Manatee Rd. Unit # _____ Rental Period from: _____ to: _____

RentalAgentName: _____ Telephone: _____

Email: _____

Current Owner's Name: _____

Applicant's Name: _____ DOB _____

Co Applicant's Name: _____ DOB _____

Present Address: _____ City: _____ State: _____ Zip: _____

Telephone: _____ How long at present address: _____

Own/ RentLandlord: _____ Telephone: _____

Employer (or former employer if retired): _____ How Long _____

Other persons to occupy unit:

1. _____ Relationship _____ DOB _____
2. _____ Relationship _____ DOB _____
3. _____ Relationship _____ DOB _____

REFERENCES: (name and address - preferable local)

1. Name: _____ Telephone: _____
Address: _____
2. Name: _____ Telephone: _____
Address: _____

ERGENCY, PLEASE NOTIFY:

Name: _____ Telephone: _____

Person to be notified with lease approval:

Owner or Agent Handling Lease _____

****Owner or firm/ Agent email:** _____

No more than 6 persons may occupy any GWE unit.

I hereby acknowledge receipt of a copy of the house rules of Gulf Winds East Condo. Association. I will acquaint myself with these rules and the by-laws and abide by same.

I am aware that a criminal background check will be done on each adult occupant and I give my approval.

Applicant Signature

Date

Applicant Signature

Date

☐ Approved

☐ Disapproved

Signature of Board Member

Date

If disapproved reason for disapproval:

Mail your application to:
Seacrest Property Management
1044 Castello Drive
Naples, FL 34103
Ph: (239) 261-3440

Disclosure Regarding Background Investigation

Verified First, the "Company," may obtain information about you from a third party consumer reporting agency for to work purposes. Thus, you may be the subject of a "consumer report" which may include information about your character, general reputation, personal characteristics, and/or mode of living. These reports may contain information regarding your credit history, criminal history, social security verification, motor vehicle records ("driving records"), verification of your education or employment history (including income), or other background checks.

You have the right, upon written request made within a reasonable time, to request whether a consumer report has been run about you and to request a copy of your report. These searches will be conducted by Verified First, Phone: 888-670-9564, Fax: 208-266-2310, Mailing Address:, 1120 S Rackham Way, Suite 300, Meridian, ID 83642. To the extent permitted by law, the Company may obtain consumer reports from any outside organization throughout the course of your to work.

☐ I acknowledge receipt of the DISCLOSURE REGARDING BACKGROUND INVESTIGATION and certify that I have read and understand this document.

Signature

Print Name

Date

Acknowledgment and Authorization For Background Check

I acknowledge receipt of the separate documents entitled DISCLOSURE REGARDING BACKGROUND INVESTIGATION, A SUMMARY OF YOUR RIGHTS UNDER THE FAIR CREDIT REPORTING ACT and the DISCLOSURE FOR INVESTIGATIVE CONSUMER REPORT and certify that I have read and understand those documents. I hereby authorize the obtaining of "consumer reports" and/or "investigative consumer reports" by the Company at any time after receipt of this authorization and throughout my employment, if applicable. To this end, I hereby authorize, without reservation, any law enforcement agency, administrator, state or federal agency, institution, school or university (public or private), information service bureau, employer, or insurance company to furnish any and all background information requested by Verified First, Phone: 844-709-2708 / 844-709-2708, Fax: 208-848-3204, 1120 S Rackham Way, Suite 300, Meridian, ID 83642, <https://www.verifiedfirst.com> and/or Company itself. I agree that a facsimile ("fax"), electronic or photographic copy of this Authorization shall be as valid as the original.

I understand that by checking the "I AGREE" box, typing my name and the last four digits of my Social Security Number or User ID, and clicking on the "SIGN ACKNOWLEDGMENT" button below, constitutes my electronic signature, dated as of when I click on the "SIGN ACKNOWLEDGMENT" button, and that by doing so:

- I am authorizing Verified First to conduct the background check(s) described above
- I am consenting to use electronic means to sign this form and have read and understand the above disclosure
- I acknowledge I may request a hard copy of this Disclosure and Authorization form after agreeing to the background check electronically by calling Verified First at Phone: 844-709-2708 / 844-709-2708, Fax: 208-848-3204

☐ I agree.

Signature

Print Name

Date

PLEASE COMPLETE ALL FIELDS BELOW

Last Name First Name Middle Name check box if no middle name

Social Security Number* ###-##-#### Date of Birth* month/date/year Email Address required

Driver's License Number Issuing State* Former Names/Aliases separate aliases with comma

CURRENT ADDRESS

FORMER EMPLOYER

Street

Apt/Unit

Company

City, State

City

State

Zip

Position

Dates of Employment

*This information will be used for background screening purposes only and will not be used as hiring criteria.

Applicant Signature

Date



NOTICE



Gulf Winds East Overnight Parking Permits

Owners:

Vehicles that are parked at Gulf Winds East **MUST** have a parking sticker affixed to the rear windshield of your vehicle. If you do not have a cling-type RED sticker, please contact Seacrest Management, register your vehicle and obtain your parking sticker.

When you go to register your vehicle, you should bring the following items:

1. Vehicle registration form
2. Driver's License and Plate Number
3. Telephone number for your unit

Renters:

Vehicles parked at Gulf Winds east must have a Blue parking sticker affixed to the front left hand side of the windshield. If you do not have a parking sticker for Gulf Winds East displayed on your vehicle, you must contact Resort Management to obtain one or vehicle will be towed off property at the owners' expense.

When you register your vehicle, please bring the following items:

1. Copy of your current lease. No approved lease, No parking sticker.
2. Vehicle registration form
3. Driver's License
4. Telephone number for the unit

Special Note If a rental application has not been submitted to Seacrest Property Management (accompanied by the signed lease and \$100 application fee) and **APPROVED**, a parking permit **WILL NOT** be issued.

Absentee Owner's Guest:

If you are occupying an Owner's unit for a period of 14 days or less as a guest of the owner, you may obtain a short-term parking permit from Seacrest Property Management.

When you go to register your vehicle, please bring the following items:

1. Copy of Guest Registration Form
2. Vehicle Registration Form
3. Driver's License
4. Telephone Number for the unit

Special Note If the owner has not filed or provided a guest registration form, a parking permit WILL NOT be issued.

Short Term Guests of Owners & Renters:

Owners and renters are responsible to make sure that their guests obtain and display a parking permit in their vehicle during the length of their visit. The owner or renter should fill out a registration card located at the pool house and leave card in box. The on-site maintenance man will bring the pass to the unit marked on the registration card.

NO OWNER MAY REGISTER (OR KEEP) MORE THAN TWO (2) REGISTERED VEHICLES IN THEIR NAME AT ANY TIME.

1. When a unit owner changes their vehicle, it is their responsibility to notify Seacrest Property Management and obtain new stickers.
2. Parking stickers are only to be used by unit owners and may not be passed on to renters, guests, etc.

No vehicle shall impede the walkways or driveways of Gulf Winds East. If a vehicle is blocking any portion of the sidewalk the vehicle will be towed at the owners' expense.

AFTER JANUARY 1st, 2010, Vehicles without a current, valid parking tag or sticker will be towed from the premises at the owner's expense. Any vehicles in non-working order or damaging Gulf Winds East property will be towed at the owners' expense.

No Commercial Vehicles, Trailers, Mobile Homes, RV's, ATV's, Motorcycles, or Construction Equipment of any kind may be parked overnight in the Gulf Winds East parking spaces.

FORMS: Rental applications and guest registration forms are available at Resort Management.

**Mail your application to:
Seacrest Property Management
1044 Castello Drive
Naples, FL 34103
Ph: (239) 261-3440**

Gulf Winds East Condominium Association

Rules & Regulations

For Owners, Renters and Guests - Updated 9/17/21

All owners, renters, and guests must obtain and display a **Parking permit** on their vehicle. Parking permits can be obtained from the Gulf Winds East Club House, a Board Member handling the parking permits can be contacted for parking permits..

No animals of any kind are permitted on the property of Gulf Winds East Condominium.

Common Elements are not to be obstructed, defaced, littered, or misused in any manner

No Unit Owner or Occupant of a unit shall post any advertisements or posters of any kind anywhere on GWE property, without the written permission of the Board of Directors.

Water coming into the unit must be turned off when unit is vacant for more than 72 consecutive hours.

No Signage is permitted on property or in windows of units. (For Sale, For Rent)

- Open Houses may ONLY be held twice a month. Please notify the Board of Directors or management prior to open houses.
- Open house signs are Permitted only on the day of the open house. All signage must be removed at the end of each day of the Open House

No garments, rugs, or other items may be hung from the windows or railings. They may only be maintained within the confines of the unit, not visible by others.

Barbecuing is not permitted on walkways, in front of doorways, or on lanais. Gas grill or propane tanks are not allowed to be kept on lanais, within the unit or in individual storage bins.

Garbage and Trash should be deposited in the disposal locations located between each set of buildings. Recycling bins are available at each location. Furniture and appliances CAN NOT be deposited at the dumpsters. If found to have done this, the owner will be billed for the extra pick-up service.

Bike Riding, Skateboarding or Rollerblading is not permitted on any walkways, in front of doorways or on any sidewalks, including around the lakes.

Material Alterations are to be approved by the Board of Directors. The proposal must be delivered to Seacrest Property Management 20 days in advance to receive Board Approval. GWE has specifications for the replacement of all doors, windows, floor covering, and hurricane shutters. If on 2nd or 3rd floor a cork underlayment must be installed as a noise barrier.

Contractors must check in with the on-site Maintenance Engineer. Contractors must be properly licensed and insured in Collier County.

Dryer ventilation may only be disposed of in the unit itself, (water filler catch can) If any unit is found to be venting into the Common walls or into existing ventilation pipes, the owner will be fined and subject to the Fire Inspector inspecting the units. Any owner found venting into common property will be subject to payment for damages incurred.

Lanai area may not have any floor covering except, tile. Lanais are not storage areas, there are to be NO large furniture or appliances stored on the lanai.

Occupants of units should exercise extreme care to minimize **NOISE**, and second hand smoke coming from unit, so as not to disturb occupants of other units.

Entrance keys for the unit and pool must be provided by the owner to their renters and guests.

GUESTS AND RENTERS

All unit rentals are not to be less than 30 days and no more than 6 months in length per lease.

Leases may be renewed for a length not to exceed 12 months, with Board approval.

Applications for renewals **MUST BE SUBMITTED** 30 days in advance of lease expiration.

Lease Fees are \$100.00 for a **NEW** lease application, and \$50.00 for **ALL** lease **RENEWALS**

NO adult may reside in a Rental Unit permanently unless specified on the Lease Application

NO guest may reside in a Rental unit for more than 30 days. Guest must be on lease if staying for more than 30 days. If someone is in a unit besides the owner for more than 30 days, it is considered a rental and will require a lease and applicable fees.

NO Rental Unit may be subleased without written permission from the Board of Directors

Units may not be rented to more than 6 people at a time and no more than 4 adults at once

Renters must notify their guests of the Rules and Regulations, Renters are liable for their guests while on property

Ultimately, the actions of All Guests and Renters are the responsibility of the Owner of the specified unit. The owner's responsibility **CANNOT** be passed off to a Rental Agency, Manager or other Representative for the owner. Owners are the responsible party.

LAKE AND POND

Do not feed the ducks, turtles or alligators

No Swimming in the Lake or Pond

Keep Off rocks around the lake

Do not throw rocks or debris in the lake or fishing pond

Fishing IS permitted by owners, renters and guests

TENNIS COURTS

Use of the Courts is Limited to Owners, Renters and their Guests. Please observe one hour playing limit if others are waiting.

Tennis Shoes must be worn on the tennis court

No Rollerblades, Bike Riding, Skateboards, or other games are permitted on the tennis court.

POOL AND SPA

HOURS FOR POOL USE ARE DAWN TILL DUST

SWIM AT YOUR OWN RISK--NO LIFEGUARD ON DUTY

SWIMMERS MUST SHOWER BEFORE ENTERING THE POOL

1. No Frisbees, diving gear, balls, etc. are allowed in the pool/spa. Floaties are allowed in the pool from May – October.
2. Diapered Children or children who are not toilet trained are not permitted in the pool/spa. Children can swim with Little Swimmers.
3. Number of Guests allowed to use the pool or spa from a single unit may not exceed six (6) persons.
4. Posted Pool and Spa Rules must be observed
5. Suntan Lotion Only! No Suntan Oils are permitted inside the pool or spa fence.
6. No Glassware or Food is permitted inside the Pool or Spa fence
7. No beverage is allowed within four (4) feet of the pool or spa
8. Only ear-phone type radios/CD players are allowed in the pool/spa area.
9. Appropriate Swim Wear Only. Cut-offs, tank tops and underwear are NOT permitted.
10. Swim Wings and Safety Vests are permitted.

VEHICLES

2 PERMITTED PARKING SPOTS MAXIMUM PER UNIT AT ALL TIMES

Renters and Guests of Absentee Owners will be assigned the owners parking spot. Only one other vehicle of the renter or guest may occupy a visitor or guest parking area unit

Vehicles left at Gulf Winds East for an extended amount of time (20 days or more) must leave a key in your Condominium Unit in case of emergency. If your vehicle needs to be moved, and no key is in the unit, the owner of the vehicle will be charged for the removal of the vehicle

Parking permits must be displayed on all vehicles (parking overnight)

Trailers, Boats, Campers, Motorcycles or Motorized Vehicles over 20 feet (van, truck, bus or recreational vehicles) are not permitted on Gulf Winds East property.

Vehicles with Commercial Advertisements, telephone numbers or commercial type vehicles may not be parked on the premises overnight.

Vehicle Repairs, Lube Work, or Washing is not permitted, except for emergency repairs such as tire changing.

Seacrest Property Management

1044 Castello Drive
Naples, FL 34103
PHONE; (239)261-3440