

**THE BEACH & YACHT CLUB**  
**AT PERDIDO KEY (BYC)**  
**Renters' Rules and Policies**

**Please read our General Rules that also apply to Renters.**

**MANAGERS OFFICE 850-492-3522 OR 850-492-1070**  
**AFTER HOURS EMERGENCIES 850-492-1070**

**FOR THE ATTENTION OF RENTAL GUESTS**  
**Emergency—Police—Fire—Ambulance—Dial 911**  
**If conditions allow time, notify the resident manager after calling 911.**

1. **Check In:** Check in time is between 3:00 p.m. and 5:00 p.m.
2. **Bill Due upon Arrival:** Make payments by money order, cashier's check, cash or personal check.
3. Guests arriving other than office hours must make arrangements prior to arrival.
4. **Check Out time is 10:00 a.m..** It is essential that check out be punctual!!
5. Bring your keys to the office when you check out. If a key to a unit is lost while renter has possession of a unit, or if the renter fails to return a key upon check out, the renter will be charged for changing out locks to the unit. This cost will be deducted from the renter's deposit. This is done for security reasons.
6. Please leave the premises as neat as you found them.
7. Upon departure,
  - a. Please set the air conditioning at 78 degrees, or the heat at 60 degrees, as applies to the season.
  - b. **TURN OFF ALL LIGHTS AND CLOSE ALL DOORS.**
8. Your deposit will be returned if there is no damage, no extraordinary cleaning required, keys have been returned and the unit owner has received the telephone bill with no extra long distance charges.
9. **Parking:** All vehicles must display a guest parking permit provided at the office. The reserved parking place that is assigned to your unit shall be used when space is limited.
10. **Conditions of Rental:** Rental guests at The Beach & Yacht Club are subject to the **General Rules** of BYC. Please double check that you have a copy of these and read them carefully.
11. The maximum number of guests per unit is (6) persons (including children) in a two-bedroom, (8) persons (including children) in a three-bedroom. This rule will be strictly enforced.
12. Should you lock yourself out of your unit there is a \$25 fee for access after 9:00 p.m.

13. Units will not be rented to students. Guests obtaining reservations under false pretenses will be subject to eviction and loss of deposit.
14. Minimum reservation period is three days.
15. The telephone is billed to the owner of each unit. All long distance calls must be billed to your home phone or credit card.
16. Arrangements for a "live-aboard" boat guest must be made with management or will not be permitted.
17. **Balconies** shall be used only for the purposes intended. No hanging of garments, towels or other objects. Please do not throw anything from balconies, including cigarette butts and water balloons (very dangerous!) CHARCOAL grills are not allowed. Gas or electric grills are allowed. Charcoal grills are allowed next to the tennis pavillian.
18. **Pets**
  - a. No pets permitted in units for rentals of less than 30 days.
  - b. WITH PRIOR PERMISSION of the owner, small house-trained pets are permitted in units that are rented for more than 30 days. An additional deposit of \$250 is required. Rules and State of Florida Laws regarding pets are strictly enforced.
  - c. Dogs must be kept quiet. No barking will be allowed.
19. **Personal Conduct Rules:**
  - a. The use or possession of any illegal controlled substance on the premises of the Beach & Yacht Club is prohibited.
  - b. The excessive use of alcoholic beverages shall be deemed a nuisance and an inconvenience to others and could lead to possible eviction and prosecution by authorities.
  - c. Inappropriate language and behavior will not be tolerated.
  - d. Infractions of Personal Conduct Rules or General Rules may result in eviction or fines.
20. **Smoking:** There will be no smoking in rental units and in areas designated in the General. Rules.
21. In case of emergency, e.g. fire or weather, please comply with manager's directions.  
Approved by the Owners Association

By: Board of Directors