



**IDYLWOOD MHC**  
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### **AT-A-GLANCE BASICS FOR RESIDING IN IDYLWOOD MHC**

This is a basic information sheet to provide at-a-glance important policy basics for living within our Idylwood MHC community. This is designed for use by residents as a reminder or for residents planning to sell their home or prospective residents considering Idylwood MHC as their new home and real estate agents & brokers who may be conducting business within Idylwood MHC.

- **Current Rent:** Variable. Each incoming tenant has the right to assume the current in place lease for that lot. Please contact management for a copy of the current in place lease. The current market rent for a new lease is \$1,350.
- **Security Deposit:** Equal to one month's rent. Management reserves the right to request an increased deposit dependent upon screening factors.
- **Income requirements for approval:** Applicant must provide proof of documented income that is 3x the rental amount.
- **Pet Policy:** two (2) pets per household are permitted-either dog or cat. Pets must be under 40 pounds. When outside of the home, dogs must be leashed, and the owner must be in complete control at all times. No dogs will be allowed to run loose, be tethered outside (even in a fenced yard) unless the owner is present. Cats must be indoor cats **at all times**. There are breed restrictions, please review the community Rules and Regulations for more information.
- **Pet Rent:** Pet rent is \$10 per month.
- **Services Included:** Water, sewer and trash service are NOT included in lot rent, you are billed directly from the city services.
- **Vehicles:** The community has attempted to provide parking for two (2) vehicles per household, no resident or guest parking is allowed on the streets of Idylwood MHC. Permission may be granted at the discretion of Management for additional vehicle at \$45/month per vehicle. Please reference the community Rules and Regulations for more information.
- **Ownership:** Idylwood MHC is an owner-occupied community exclusively. Title showing proof of ownership is required.
- **Application Fee:** \$45 APPLICATION FEE PER ADULT 18 AND OVER, NON-REFUNDABLE. Each person over the age of 18 must submit their OWN application.

**I acknowledge that I understand the above information about Sifton Gardens MHC.**

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Prospect Signature

Date