



**LAS BRISAS AT DORAL COMMUNITY ASSOCIATION
AND CONDO PURCHASE LEASE FORM**

Pursuant to the Documents of the Condominium, registration is required before occupancy in the building. Our goal is to maintain updated records per unit in case of any emergencies.

IMPORTANT: In order to complete this form, you are required to receive approval from the Condo and Master Associations. Onsite Management can help with any issues.

NOTE: Print legibly or type all information. Complete all questions and fill in blanks.

Purchase: _____ Lease: _____ For how long _____ Date: _____

Property Address: _____

Current Unit Owner: _____

Owner's alternative address: _____

Home phone: _____ Work: _____ Cell: _____

Owner email(s): _____

APPLICANT INFORMATION

Applicant's Name: _____ Date of Birth _____

SS # _____ Police records _____ Yes _____ No.

Current Address _____ City/ State _____ Zip Code _____

Home Telephone _____ Cell _____ E-mail _____

Employer _____ Position _____ Work Telephone _____

Address _____ City/ State _____ Zip Code _____

CO-APPLICANT INFORMATION

Co-Applicant's Name: _____ Date of Birth _____

SS # _____ Police records _____ Yes _____ No.

Current Address _____ City/ State _____ Zip Code _____

Home Telephone _____ Cell _____ E-mail _____

Employer _____ Position _____ Work Telephone _____

Address _____ City/ State _____ Zip Code _____



Additional residents that will live within the home

Name: _____ **Date of Birth:** _____

Relationship: _____ **Police Record:** _____ **Yes** _____ **No**

Student: Y / N **Employed:** Y / N **Employer:** _____

Contact Email: _____ **Contact Number:** _____

Name: _____ **Date of Birth:** _____

Relationship: _____ **Police Record:** _____ **Yes** _____ **No**

Student: Y / N **Employed:** Y / N **Employer:** _____

Contact Email: _____ **Contact Number:** _____

Name: _____ **Date of Birth:** _____

Relationship: _____ **Police Record:** _____ **Yes** _____ **No**

Student: Y / N **Employed:** Y / N **Employer:** _____

Contact Email: _____ **Contact Number:** _____

I understand that there are rules and laws regarding how many persons may occupy a unit. That all persons living within the unit must be approved as part of the application process. Anyone that will additionally reside in the unit after the application process has been completed must submit additional information. Anyone above the age of 18 must undergo a background check and a fee will be charged. **Applicant's Initials:** _____

Should you have a guest that will be staying longer than 2 weeks you must notify the office located at the pool. NOTE that guests will not be allowed in the common areas (pool, tennis court, playground) unless accompanied by someone who is registered to the unit. **Applicant's Initials:** _____

This lease must be renewed at the end of each term of the lease. The tenant and/or owner has 10 days from the end of the term lease to renew the lease and provide all documentation to the management company. Failure to do so will prompt the tenant's removal from all access to the community entrance and facilities. **Applicant's Initials:** _____



VEHICLE (S) REGISTRATION FORM

Owner
Only

Up to 3 Cars

Tenant (2 Cars Only)

Vehicle #1

Registered Owner Name & Last Name: _____

Driver License Number: _____ State: _____

Vehicle Make: _____ Color: _____ Tag #: _____ Year: _____

STICKER #: _____

(To be assigned)

Vehicle #2

Registered Owner Name & Last Name: _____

Driver License Number: _____ State: _____

Vehicle Make: _____ Color: _____ Tag #: _____ Year: _____

STICKER #: _____

(To be assigned)

Vehicle #3 (ONLY FOR HOMEOWNERS)

Registered Owner Name & Last Name: _____

Driver License Number: _____ State: _____

Vehicle Make: _____ Color: _____ Tag #: _____ Year: _____

STICKER #: _____

To be assigned)

PER THE FLORIDA DEPARTMENT OF MOTOR VEHICLES ALL DRIVERS LICENSES AND VEHICLES REGISTRATION MUST BE CHANGED WITHIN 30 DAYS OF MOVING TO A NEW ADDRESS.

PLEASE BE ADVISED, IT IS REQUIRED THAT YOU PROVIDE THE ORIGINAL "VEHICLE REGISTRATION & DRIVER'S LICENSE YOU MUST PRESENT THE ASSOCIATION'S CERTIFICATE APPROVAL LETTER IN ORDER TO RECEIVE THE PARKING PERMITS.

You will be assigned a temporary pass for up to 30 days. After this time if you have not provided updated information your car maybe towed.



APPLICATION CHECKLIST

- I have received a copy of the Association rules and regulations. Initials: _____
- As a tenant I have read the specific rule regarding pets and fully aware that Tenants are not allowed to have pets except under special needs per state laws. As an Owner I am aware that I am NOT allowed to have more than 2 pets that weigh more than 30 pounds each. All Pets regardless must be registered using the Las Brisas Pet Registration Form and a special tag will be issued and must be on the pet while in the common area. The Association per documents has the right to request an animal be removed within 48 hours of an official request. As well those animals that fall under special needs animals will be subject to HUD rules and maybe removed if needed. Initials: _____
- Pursuant to Florida Statute Section 718.116(11), the association has the right to collect rents directly from a tenant when the unit owner has outstanding amounts owed to the Condominium Association. If the owner of the unit is delinquent in its payments the tenant will pay the monthly maintenance.
- **Addendum to lease has been signed and returned with this packet for a home that will be rented. Initials: _____**
- Moving in and Deliveries are allowed each day between the hours of 9am to 5pm. No Exceptions – Initials: _____
- Commercial Vehicles will not receive parking passes or readers to enter the property. I understand that a Commercial Vehicle may be towed from the premises at vehicle owners' expense if it is on the property outside the hours of 9am to 5pm. Only exceptions will be those on the property performing emergency maintenance to a home. Initials: _____
- All Contractors within your home must provide a copy of their Licenses, Insurance and be registered with the City of Doral to perform work within the property. Major changes require approval of the ACC committee prior to work being performed. Application can be found on the Community Website. www.lasbrisasdoral.com Initials: _____
- You must receive approval by the Condo Association and the Master Association prior to moving into the property. Initials: _____

Tenants must follow the Rules and Regulations of the condominium; otherwise, he/she will be evicted within 15 days and the owner maybe subject to pay any penalties. Owners will be subject to Compliance Committee findings.

I _____ on _____, 20__ received
the Rules and Regulations.

Owner

Tenant

Must be fully completed and signed before the lease is approved.



ADDENDUM TO LEASE CONTRACT

Assignment of RENT to Las Brisas at Doral Community Association

In the event the unit owner, _____, of _____, NW _____, Unit # _____, Doral Florida 33178 is 20 days in default of maintenance or assessments payments of any kind, the unit owner (LESSOR) and tenant hereby amend the foregoing lease and agree that the tenant shall make assessment payments directly payable to Las Brisas at Doral Community Association and Las Brisas at Doral Condo # _____ Association. Payments will be delivered to the Las Brisas at Doral Community Association Management office until the proper accounts are brought fully current.

Unit Owner Signature

Tenant Signature

Print Name

Print Name

Witness By
On Behalf of
Las Brisas at Doral Comm. Assoc.

Witness By
On Behalf of
Las Brisas at Doral Comm. Assoc.

Date

Date

This contract remains in effect throughout the lease and any renewals.



ACKNOWLEDGMENT/AGREEMENT FORM

I/We further state the Application for Occupancy and Authorization Form were signed by me/us and did not originate with fraudulent intent by me/us or any other person and that the signature(s) below are my/our proper signature.

I/We certify under penalty of perjury that the foregoing is true and correct.

Applicant's Signature

Applicant's Printed Name

Date_____

Co-Applicant's Signature

Co-Applicant's Printed Name

Date_____

Cordially,

The Administration.

| | | | |
|----------------------|----------------|-----------------|-----------------------|
| CONDO#_____ Approved | YES / NO _____ | _____ Signed | _____ Printed Name |
| Master | Approved | YES / NO _____ | _____ Printed Name |