

OWNER RENTAL APPLICATION (4.14.2025)
STRAWBERRY PARK RESORT CAMPGROUND INC.
PRINT CLEARLY – ILLEGIBLE APPLICATIONS WILL BE REJECT

SITE NUMBER: _____

OWNER: First Name: _____ Last Name: _____

Email: _____ Phone: _____

RENTER: First Name: _____ Last Name: _____

Email: _____ Phone: _____

21 or Over: Yes _____ / No _____

RENTAL PERIOD*: Arrival Date (MM/DD): _____ Departure Date: _____

**This application must be submitted and approved at least seven (7) days prior to the requested arrival date.*

LIST ALL THE MEMBERS IN THE RENTER'S PARTY: (non-transferable, maximum 9)

First Name	Last Name	21 or Over
1. _____	_____	Yes / No
2. _____	_____	Yes / No
3. _____	_____	Yes / No
4. _____	_____	Yes / No
5. _____	_____	Yes / No

RENTER and OWNER further acknowledge:

OWNER is a unit OWNER at Strawberry Park Resort Campground ("SPRC") and agrees to the requirements and provisions stated in this Agreement. It is understood that failure to adhere to the terms of this Agreement will result in termination of the RENTER's stay at Strawberry Park without any compensation. OWNER shall bear any expenses incurred by SPRC in enforcing this Agreement, including but not limited to the removal of RENTER or their recreational vehicle from the premises, as well as the collection of any outstanding fees or monies owed to SPRC. Such expenses shall encompass reasonable attorney's fees and legal costs.

OWNER assumes responsibility for RENTER's conduct and may be held liable for any violation committed by RENTER. All members of RENTER's party must be listed above, and any individual not listed shall be prohibited from entering the Park. Whenever any individual under the age of 21 from RENTER's party is present within the Park, an adult member (age 21 or over) of RENTER's party must be in attendance.

RENTER agrees to abide by the SPRC Declaration, Bylaws and Rules. RENTER further acknowledges their obligation to comply with the laws of the State of Connecticut, as well as any laws or regulations imposed by the Town of Preston. Any violation of state or local laws, as well as the Declaration, Bylaws or Rules of SPRC, will result in termination of RENTER's stay at Strawberry Park and this Agreement. In such cases, any remaining period of the contract shall not be transferable.

The enforcement of this Agreement is at the discretion of SPRC. Delay or waiver of enforcement in any instance does not diminish the validity of this Agreement or preclude enforcement at any future time. This Agreement remains in effect for the entire duration of RENTER's stay at Strawberry Park, even in the event of interruptions that cause RENTER to temporarily leave and later resume their stay. This Agreement terminates only when RENTER permanently departs from Strawberry Park.

Strawberry Park Management ("SPM") and SPRC shall not be held responsible for any injuries or accidents incurred by RENTER, their family, or guests. Additionally, SPM and SPRC shall not be liable for any losses or damages resulting from

fire, theft, or any other causes. SPM and SPRC reserve the right to evict any individual or individuals causing disturbances or engaging in undesirable behavior that may compromise the peaceful atmosphere of the Park.

OWNER is responsible for all applicable city, state, and federal taxes related to the rental, and such responsibility does not fall upon SPRC.

In accordance with Section 10.3(b) of the SPRC Declaration, Section 10.3(b): A Unit and the Recreational Vehicle located thereon may **not be leased or rented for a term of less than seven (7) consecutive days**. Notwithstanding the foregoing, a Unit and the Recreational Vehicle located thereon may be leased or rented for weekends during the period from September 10 through the next following May 15. All leases and **rental agreements**, whether oral or written, shall be subject to the requirements of the Documents and the Association and, if for any period **greater than 30 consecutive days, shall be in writing and a copy thereof submitted to the association**.

In accordance with Preston Zoning Regulations, OWNER obligated to provide SPRC with the following annually: (1) a copy of the Short Term Rental permit obtained from the Town of Preston (Planning and Zoning Regulation, Section 5.1.14 and 16.9); (2) Certification from the Preston Fire Marshal that OWNER is in compliance with the Building and Fire Codes as applicable; and (3) the name and contact information of the 24-hour contact person responsible for the property, as provided to Preston Planning and Zoning.

IMPORTANT NOTICE:

RENTER is required to rent within the terms noted above. Failure to complete the Application in its entirety and have it accepted by the Park at least seven (7) days before the requested arrival date will result in the denial of entry to the Park for the RENTER. Additionally, for rentals exceeding thirty (30) consecutive days, OWNER must submit a copy of the rental agreement between OWNER and RENTER to the association. The fully completed application must be submitted to SPReservations@EliteResorts.com, or to the Park office. OWNER will receive an email notification regarding the approval status of the application. Both parties are obligated to comply with these requirements to ensure a seamless and uninterrupted stay.

By signing below, the RENTER acknowledges and accepts the full responsibility for all members of their party. RENTER also agrees to comply with the provisions of the Cooperative Public Offering Statement, the bylaws and rules of the cooperative unit OWNER's association, the Terms and Conditions of Strawberry Park usage as specified on the Park website (www.StrawberryPark.net), and the Town of Preston Zoning Regulations (www.preston-ct.org/202/Zoning-Regulations). It should be noted that SPRC is not involved in any capacity in the rental arrangement between OWNER and RENTER. Therefore, any inquiries or concerns should be directed to the OWNER.

I acknowledge that I have read and understand the terms of this Application:

RENTER Signature: _____

Date (MM/DD): _____

By signing below, the OWNER acknowledges and accepts the full responsibility for the RENTERS and members of the RENTER party. OWNER also agrees to comply with the provisions of the Declaration, the bylaws and rules of the cooperative unit OWNER's association, the Terms and Conditions of Park usage as specified on the Park website (www.StrawberryPark.net), and the Town of Preston Zoning Regulations (<https://www.preston-ct.org/202/Zoning-Regulations>).

I acknowledge that I have read and understand the terms of this Application:

OWNER Signature: _____

Date (MM/DD): _____