

Mountain Valley Rental Guidelines

If you rent or lease your property, please familiarize yourself with our rental guidelines. **It is your responsibility to make tenants aware of MVHOA policies.**

From the Amended Protective Covenants, dated June 27, 1991:

8. Rental of Units. Owners shall be permitted to rent their units within the Subdivision. No residence in the Subdivision used for rental purposes may be occupied by more persons than available off-street parking spaces for the residence. No residence shall be rented as a dormitory nor shall any residence be rented to such a large number of people as to generate unreasonable amounts of noise or create any nuisance to surrounding residences.

From Lance Clark, Assistant Director for Pitkin County Community Development

"A "single family dwelling" could not house more than five unrelated persons.

We have no short term or long term rental restrictions – that being said, a single family home cannot be operated as a hotel/motel/lodge- then it no longer is a single family home. It would fall in to that category if customary hotel type guest services are provided

Links to Mountain Valley Documents:

- [Declarations - Protective Covenants](#)
- [Amended Protective Covenants](#)
- [Articles of Incorporation - MVHOA](#)
- [Important Phone Numbers](#)
- [Parking Rules Letter](#)

If you rent or lease your property, please have your tenant fill out a [Rental Contact Information](#) form . This information is confidential and will only be used in case of emergency.

If you would like your tenant to receive a copy of the quarterly newsletter or other timely news items that are emailed, make sure we have their email address on file. Thank you for your help.

Board of Directors
Mountain Valley Homeowners Association

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