



Playa Breeze

Rental Rules

IMPORTANT NOTICE: Your reservation is not complete until your reservation agreement is received and approved and your deposit is received. Your reservation dates are however, blocked on our calendars in your name for 7 days while we wait for these items. Thank you.

Rental Rules and Payment Instructions

CHECK-IN TIME - AFTER 3 P.M. Playa time AND CHECKOUT is 10:30 A.M. Playa time. No early check-in or late checkout please.

SMOKING POLICY - This is a NON SMOKING unit. Smoking is permitted on terrace or balcony only.

PETS - PETS are not permitted in rental units under any conditions.

DAMAGE/RESERVATION DEPOSIT - A damage deposit of \$400 may be required. This must be added to and sent with the reservation deposit. The deposit is NOT applied toward rent; however, it is fully refundable within 21 days of departure, provided the following provisions are met:

- No damage is done to unit or its contents, beyond normal wear and tear.
- Only a small amount of unwashed dishes are left. Dirty dishes are placed in the kitchen sink and rinsed.
- Any keys issued are left on the kitchen counter or in the lockbox and unit is left locked.
- All charges accrued during the stay are paid prior to departure.
- No linens are lost or damaged. This includes beach towels.
- NO early check-in or late checkout.
- The renter is not evicted by the owner (or representative of the owner), the local law enforcement, condominium administration, or the security personnel employed by Natz Ti Ha.

PAYMENT – An advance payment equal to 50% of the rental rate ~~plus the refundable deposit amount of \$400.00~~ is required within 7 days of the signing of the reservation agreement. The 50% advance payment will be applied toward the rent. ~~The \$400 will be held separately as a security deposit.~~ **A 5% service fee will be added to the rental amount.**

PLEASE EMAIL US AT contact@playabreeze.com WHEN YOUR PAYMENT HAS BEEN SENT AND NOTIFY US OF THE METHOD IN WHICH THE PAYMENT WAS SENT.

The BALANCE OF RENT is due upon arrival at Natz Ti Ha and must be paid in US dollars (no checks).



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Note: For the holiday weeks of Christmas and New Years the minimum visit is 7 nights. Holiday rates for 2014 will be from December 14th, 2014 through January 6th, 2015. For these weeks a 50% advance payment plus the refundable security deposit of \$400.00 is required within 7 days of the signing of the reservation agreement. The remaining 50% must be paid 60 days prior to arrival. No refunds will be granted for cancellation of Christmas or New Years weeks less than 60 days prior to scheduled arrival. Cancellations more than 60 days prior to the scheduled arrival will be charged 25% of the full rental rate.

Please make payments via wire transfer, or direct deposit in the following manner:

For Wire transfers: Wells Fargo Bank
11601 SW Beaverton Hillsdale Hwy.
Beaverton, OR 97005
503 643 4678

Beneficiary: Susan Shopmeyer, 13475 SW Laurmont Ct, Tigard, OR USA
Acct #: 8080004420
ACH Routing #: 121000248
Swift: WFBIUS 6 S

For Direct Deposit at Wells Fargo, payee is: Wells Fargo Account # 8080004420. **Note:** Be sure to include registered guests name in the memo section of your check.

PLEASE EMAIL US AT contact@playabreeze.com WHEN YOUR PAYMENT HAS BEEN SENT AND NOTIFY US OF THE METHOD IN WHICH THE PAYMENT WAS SENT.

CANCELLATIONS – Cancellations that are made more than sixty (60) days prior to the arrival date are subject to a 25% cancellation fee or \$500, whichever is greater. Cancellations or changes that result in a shortened stay, that are made within 60 days of the arrival date, forfeit the full advance payment and damage deposit. Early departure during rental period does not warrant any refund of rent. **Note: Cancellation policy for Holiday weeks is posted above.**

MAXIMUM OCCUPANCY – The maximum number of guests is limited to five (5) persons in a 2 bedroom unit and seven (7) persons in a 3 bedroom unit. If allowed, an additional charge of \$15.00 per person, per night will be assessed for the 5th or 7th person.

MINIMUM STAY – This property requires a three (3) night minimum stay. Longer minimum stays may be required during holiday periods. If a rental is taken for less than three days, the guest will be charged the three-night rate.

INCLUSIVE FEES – Rates include a one-time linen & towel setup. An initial supply of 2 rolls of toilet paper per bathroom, 2 bars of soap per bathroom, 1 roll of paper towels in the kitchen,



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dish soap and kitchen sponge are also included in the rental rate. All additional supplies are the responsibility of the guest. A washer and dryer is included in the unit for your convenience.

One 5 gallon water bottle will be provided upon your arrival for drinking purposes. Additional bottles are available as needed through the security personnel or gardeners at a very nominal fee. **DO NOT USE TAP WATER FOR DRINKING PURPOSES.**

HOUSEKEEPING - NO DAILY HOUSEKEEPING SERVICE. While linens and bath towels are included in the unit, daily maid service is not included in the rental rate. However, it is available at an additional rate. We do not permit bath towels or linens to be taken from the units, but we do provide beach and pool towels for your use.

RATE CHANGES – Rates subject to change without notice until your reservation is confirmed.

FALSIFIED RESERVATIONS – Any reservation obtained under false pretense will be subject to forfeiture of advance payment, deposit and/or rental money, and the party will not be permitted to check in.

WRITTEN EXCEPTIONS – Any exceptions to the above mentioned policies must be approved in writing in advance by Playa Breeze.

PARKING – Parking is limited to one (1) vehicle onsite. Vehicles are to be parked in designated parking areas only or off premise.

GAS OVENS – The kitchen is a non-vented propane gas oven in units so equipped. It must be lighted manually each time you use it. If you are uncertain how to light it or use it properly, please ask for assistance.

SWIMMING POOL – Swimming pool rules are posted poolside and must be observed at all times. Disregard of pool rules is dangerous and discourteous and may result in forfeiture of security deposit and/or expulsion from property.

WATER AND SEWER – These condominiums operate on city water and sewer systems. The mineral content in the water is high. Tap water is not for drinking. The sewer system is very effective; however, it will clog up if improper material is flushed. **DO NOT FLUSH** anything other than toilet paper. No feminine products should be flushed at anytime. If it is found that feminine products have been flushed and clog the disposal lines, you could be charged damages of up to two hundred dollars (\$200).

HURRICANE OR STORM POLICY – No refunds will be given unless:

- The state of Quintana Roo or local authorities order mandatory evacuations in a "Tropical Storm/Hurricane Warning area" and/or
- A "mandatory evacuation order has been given for the Tropical Storm/Hurricane Warning" area of residence of a vacationing guest.
- From the day that the authorities order a mandatory evacuation order in a "Tropical Storm/Hurricane Warning," area, we will refund within 21 days:
 - Any unused portion of rent from a guest currently registered



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- Any unused portion of rent from a guest that is scheduled to arrive, and wants to shorten the stay, to come in after the Hurricane Warning is lifted; and
- Any advance rents collected or deposited for a reservation that is scheduled to arrive during the "Hurricane Warning" period.

TRAVEL INSURANCE – We highly recommend all guests purchase travel insurance. If you wish to purchase travel insurance, go to www.InsureMyTrip.com for details and to purchase.

RENTAL RESTRICTIONS – No property will be rented or registered to any party under the age of 25 years old. Guests below the age of 25 are allowed but will be the responsibility of the registered guest. Loud, offensive or other behavior which directly interferes with the rights of other owners or guests will not be allowed. If such behavior results in the eviction of any guests all payments including damage deposits will be forfeited.

Non registered guests are not allowed in the condo or any common area at any time without registration. The registered guest to whom the property is rented will be responsible for actions of all registered and invited registered guests within their party.

The common and mutual rights of all guests and owners will be respected at all times. Failure to comply with administration or security personnel requests or instructions may result in eviction.

Pool rules as posted must be observed at all times.

All of the units are privately owned; neither the owners nor their representatives are responsible for any accidents, injuries or illnesses that occur while on the premises or its facilities. The Homeowners are not responsible for the loss of personal belongings or valuables of the guest. By accepting this reservation, it is agreed that all guests are expressly assuming the risk of any harm arising from their use of the premises or others whom they invite to use the premise.

Please initial all pages and sign the last page, date, scan and return this document to:

contact@playabreeze.com

Registering Guest Signature: _____
(I certify that I am over the age of 25 years old)

Date: _____



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Contact Playa Breeze: contact@playabreeze.com susan@playabreeze.com

Telephone: 011 52 984 803 4985