



**BANYAN**  
**PROPERTY MANAGEMENT, INC.**  
*Dedicated to Your Community*

**APPLICATION FOR PURCHASE/LEASE**

ASSOCIATION \_\_\_\_\_

ADDRESS OF UNIT: \_\_\_\_\_

OWNERS/REALTOR NAME: \_\_\_\_\_

PHONE NUMBER OF OWNER/REALTOR: \_\_\_\_\_

Have a fully completed application, along with appropriate photo I.D before consideration or processing will commence. To ensure proper and timely processing, the forgoing must be received a minimum of 30 days prior to any closing date/move in date.

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2328 South Congress Avenue • Suite 1-C • West Palm Beach, FL 33406  
(561) 649-8585 • Fax (561) 649-0188

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*[www.banyanproperty.com](http://www.banyanproperty.com)*



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**APPLICATION FOR PURCHASE OR LEASE**

ASSOCIATION: \_\_\_\_\_

ADDRESS OF UNIT: \_\_\_\_\_

Last name	First name	Middle	Birth date
Social Security No.	Drivers License No.	State of license	

Marital Status: Single \_\_\_\_\_ Married \_\_\_\_\_ Separated \_\_\_\_\_

Co-applicant last name	First name	Middle	Birth date
Social Security No.	Drivers License No.	State of license	

Expected move in date \_\_\_\_\_

Will the above listed person(s) be the only occupants?  Yes  No If No, list other occupants with Date(s) of Birth below:

**NUMBER OF OCCUPANTS TO LIVE IN RESIDENCE** \_\_\_\_\_

Name: \_\_\_\_\_ Date of Birth: \_\_\_\_\_

Name: \_\_\_\_\_ Date of Birth: \_\_\_\_\_

Name: \_\_\_\_\_ Date of Birth: \_\_\_\_\_

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**RESIDENCE HISTORY**

Current address	City/State	Zip code
Area code/phone number	own	rent
	how long	
Name and address of present landlord or mortgage co.	area code/phone no.	monthly payment
Previous address (include landlord and apartment community)	area code/phone no.	how long

**EMPLOYMENT HISTORY**

Applicant employed by	Supervisors name	How long
Address	Area code/phone number	
Position held	Wage	Per hour/week/bi-weekly/monthly
Applicant previously employed by	Supervisors name	How long
Address	Area code/phone number	
Position held	Wage	Per hour/week/bi-weekly/monthly
Co-applicant employed by	Supervisor name	How long
Address	Area code/phone number	
Position held	Wage	Per hour/week/bi-weekly/monthly
Co-applicant previously employed by	Supervisors name	How long
Address	Area code/phone number	
Position held	Wage	Per hour/week/bi-weekly/monthly

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**ADDITIONAL INCOME**

Sources	Amount per year
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**PET INFORMATION**

Type of pet (Dog/Cat/Bird/Fish)	Breed	Color	Weight
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Type of pet (Dog/Cat/Bird/Fish)	Breed	Color	Weight
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**PALM BEACH COUNTY RABIES LICENSE TAG NUMBER**

(Required by Palm Beach County Ordinance 98-22)

**VEHICLE INFORMATION**

If you have any recreational vehicles, (vans, boats, motorcycles) please specify. (NOTE: Certain vehicles may be prohibited.)

Vehicle make	Model	Year	Color	Tag
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Vehicle make	Model	Year	Color	Tag
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Vehicle make	Model	Year	Color	Tag
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## APPLICANT AUTHORIZATION

I hereby authorize and request any present or former landlord, employer, school, police department, financial institution, agency or other persons having personal knowledge about me, to furnish bearer with any and all information in their possession regarding me in connection with an application for residence.

I hereby authorize ResidentData, a service of ChoicePoint Services Inc., to obtain and verify such information including accessing consumer reporting agencies as well as performing a criminal and eviction record search.

I have been notified that a consumer report will be requested and understand that the information that Resident Data obtains is to be used in the processing of my purchase or lease application.

I hereby release and hold harmless ResidentData, a service of ChoicePoint Services Inc., its affiliates, employees and agents and any other organization that provides information from any and all liabilities arising out of the use of such information in connection with ResidentData.

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Applicant's Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Co-Applicant's Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
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\_\_\_\_\_  
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# Parking Permit Form

Association Name: \_\_\_\_\_

Driver License # \_\_\_\_\_ State: \_\_\_\_\_

Vehicle # 1

License # \_\_\_\_\_

Make \_\_\_\_\_

Year \_\_\_\_\_

Color \_\_\_\_\_

Permit # \_\_\_\_\_

Vehicle # 2

License # \_\_\_\_\_

Make \_\_\_\_\_

Year \_\_\_\_\_

Color \_\_\_\_\_

Permit # \_\_\_\_\_

Name \_\_\_\_\_

Address \_\_\_\_\_

Phone \_\_\_\_\_

Signature \_\_\_\_\_

Date \_\_\_\_\_

Director Signature \_\_\_\_\_

HOA/POA SCREENING FORM

DATE: \_\_\_\_\_

UNIT#: \_\_\_\_\_

THE FOLLOWING OWNER/TENANTS HEREBY ACCEPT NOTIFICATION, AS EVIDENCED BY THEIR SIGNATURE BELOW:

THAT ANY VEHICLE FOUND PARKED OR DRIVING THROUGH LAWN AREAS OR SIDEWALK AREAS WILL BE SUBJECT TO IMMEDIATE TOWING OF THE VEHICLE AT OWNER'S EXPENSE. THIS INCLUDES ALL VEHICLES AND APPLIES TO EVERY HOMEOWNER AND TENANT. INVITED GUEST AND SERVICE PERSONNEL ARE SUBJECT TO THE SAME RULES AND REGULATIONS AND MUST BE NOTIFIED OF THESE RULES BY OWNER/TENANTS.

NO INOPERABLE OR UNTAGGED VEHICLE MAY REMAIN ON THE PREMISES IN EXCESS OF TWENTY-FOUR (24) HOURS.  
NO REPAIR WORK (OIL CHANGES, ETC.) MAY BE PERFORMED ON THE PREMISES.

COMMERCIAL VEHICLES, INCLUDING TRUCKS RATED ONE TON OR LESS, USED BY AN OCCUPANT OF A DWELLING FOR TRANSPORTATION TO AND FROM SUCH OCCUPANT'S PLACE OF EMPLOYMENT MAY BE PARKED OUTSIDE OF THE GARAGE OVERNIGHT.

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I, THE UNDERSIGNED, HAVE RECEIVED A COPY OF THE RULES AND REGULATIONS OF THE HOMEOWNER'S/PROPERTY OWNER'S ASSOCIATION.

I HEREBY THROUGH MY SIGNATURE BELOW, AGREE TO ABIDE BY THESE RULES AND REGULATIONS, AS WELL AS THE BY-LAWS OF THE ASSOCIATION.

I FURTHER UNDERSTAND THAT IT IS MY RESPONSIBILITY TO INFORM ANY GUEST WHICH MIGHT BE VISITING DURING MY LEASE/OWNERSHIP OF SUCH RULES & REGULATIONS AS I WILL BE HELD ACCOUNTABLE FOR THE ACTIONS OF SUCH GUEST.

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I AGREE TO HAVE MY PET (S) ON A LEASH WHEN ON THE PROPERTY AT ALL TIMES AND TO USE A "POOPER SCOOPER" TO CLEAN UP AFTER WALKING MY PET (S).

NAME \_\_\_\_\_

SIGNATURE \_\_\_\_\_

NAME \_\_\_\_\_

SIGNATURE \_\_\_\_\_

foreclosure; nor shall such provisions apply to a transfer, sale, or lease by an Institutional Mortgagee that so acquires its title. Neither shall such provisions require the approval of a purchaser who acquires title to a Lot at a duly advertised public sale with open bidding provided by law, such as, but not limited to, execution sale, foreclosure sale, judicial sale, or tax sale, nor shall such provisions apply to any transfer by the Developer.

### ARTICLE XIII

#### PROHIBITED ACTIVITIES

Section 1. GENERAL. Nothing shall be done on or in any Lot or Residential Unit which may be or may become an annoyance to the Association or to any of its Members, or to the Master Association or to any of its members, or to the Owners and residents of the Village of Palm Beach Lakes. In the event of any question as to what may be or may become an annoyance, such question shall be submitted to the Board of the Association for a decision in writing.

Section 2. COMMERCIAL ACTIVITIES. No portion of the Property shall be used for other than residential purposes and purposes incidental or accessory thereto, except as may be authorized by the Developer in connection with the promotion and sale of Residential Units and property at the Village of Palm Beach Lakes, or as may be permitted under the Planned Community District Zoning.

Section 3. MOTOR BOATS. All motor boats and other motor powered vehicles shall be expressly prohibited for use in the waterways at the Village of Palm Beach Lakes, excepting those which are electrically powered.

Section 4. CLOTHES DRYING AREAS. No portion of any Lot shall be used as drying or hanging area for laundry of any kind, unless totally camouflaged from public view.

Section 5. REMOVAL OF SOD AND SHRUBBERY; ALTERATION OF DRAINAGE, ETC. Except for the Developer's acts and activities in the development of the Property, no sod, topsoil, muck, trees or shrubbery shall be removed from the Property or any Lot thereon, and no change in the condition of the soil or the level of the land of the Property or any Lot thereon shall be made, which results in any permanent change in the flow or drainage of surface water of or within the Village of Palm Beach Lakes, without the prior written consent of the Board, and the South Florida Water Management District.

Section 13. ANIMALS AND PETS. Only common household pets, no more than two (2) per species, may be kept upon any Lot or Residential Unit, but in no event for the purpose of breeding, or for any commercial purpose whatsoever. No other animals, livestock or poultry of any kind shall be kept, raised, bred or maintained on any portion of Property. Permitted pets shall be appropriately leashed and controlled in accordance with such Rules and Regulations as may be promulgated from time to time by the Board. Under no circumstances shall animals be permitted within the Common Area, unless in a section of the Common Area expressly designated for their use by the Board.

Section 14. BARBECUES. Residents and their guests shall be permitted to locate and use moveable barbecues upon their respective Lots, provided they are located and used in the rear of the Residential Units, and shall be subject to such Rules and Regulations as may be promulgated from time by the Board, and shall be subject to any City, State or County requirements.

Section 15. AUTOMOBILE STORAGE AREAS. No automobile garage shall be enclosed or converted to another use.

Section 16. INCREASE IN INSURANCE RATES. No Member shall engage in any action which may reasonably be expected to result in an increase in the rate of any insurance policy or policies covering any portion of the Property not owned by the Member.

Section 17. FRONT YARDS. No fences, walls, or other permanent/fixed structures are permitted within the Front Yard area of each Lot, and no more than two air conditioner units are permitted between two Residential Unit buildings.

#### ARTICLE XIV

##### REMEDIES, WAIVER AND SEVERABILITY

Section 1. REMEDIES FOR VIOLATIONS. Violation or breach of any condition, restriction or covenant herein contained shall give to the Developer and/or the Association and/or any aggrieved Members jointly and severally, in addition to all other remedies prescribed herein, the right to proceed at law or in equity to compel compliance with the terms of said conditions, restrictions or covenants, and/or to prevent the violation or breach of any of them. The expense of such litigation shall be borne by the Member who is the subject of the litigation, or by the Association, provided such proceeding results in a finding that such party was in violation of this Declaration or a part thereof. Expenses of litigation shall include, but not be limited to, reasonable attorney's fees incurred by the party or parties in seeking such enforcement.