Short-Term Rental Good Neighbor Policy

The Good Neighbor Policy was created to educate Short-Term Rental tenants/guests on the importance of being a good neighbor.

BE CONSIDERATE OF YOUR NEIGHBORS

- Respect your neighbors and their property. **Do not trespass on private property.** Accessing the ski slopes must be through public property or skier access easements.
- Be considerate of your neighbors' right to the quiet and peaceful enjoyment of their home and property. **Quiet hours are between 10 pm and 8 am.**
- All Vehicles must be parked according to the parking plan for the property. There is no parking on Town streets or overflow parking for vehicles that exceed the number of approved parking spaces.
- Drive slowly through neighborhoods and watch for pedestrians and children playing. **The speed limit is 15 MPH on residential streets.**
- Be friendly, courteous, and treat your neighbors like you want to be treated.
- Pick up after yourself and keep the property clean, presentable, and free of trash.

PETS



Promptly clean up after your pets. Prevent excessive and prolonged barking, keep pets from roaming the neighborhood, and control aggressive pets. Store pet food indoors and in a secure container to reduce the likelihood of unwanted pest problems.

RESPECT OUR NATURAL ENVIRONMENT (since that's why you're here!)

- Follow the trash instructions. Do not leave trash outside or in hallways. Place all trash and recycling in designated containers. Do not leave trash out for the bears! Extinguish and dispose of cigarette butts properly.
- To help reduce waste, use a re-useable bag. If your host has not left some with you to use during your stay, re-useable bags are available for purchase at local stores.
- Re-usable water bottles – We have amazing water! Drink it right from the tap and help reduce waste.
- Save Electricity & Protect our night sky – Turn off indoor and outdoor lights when not needed, in unoccupied rooms, or when you are not at home.
- Save Water – Turn off the water faucet when you brush your teeth or shave.
- Save Fuel! Take the **FREE** Mountain Express Bus around Town and to Crested Butte.
- Fire Restrictions - Colorado has been in a period of extended drought, and fire restrictions may be in place depending on conditions. Even if fire restrictions are not in place, only use approved outdoor devices and do not leave outdoor fires unattended. If Gunnison County goes into any fire ban the owner will post a notice in the unit. You as the renter must follow these restrictions.
- Respect Wildlife – Do not feed or approach local wildlife, and please don't pick the wildflowers!

If at any time you have concerns about your stay, please call the 24-hour contact number posted in the property. In the event of an emergency, please call 911. Approved guests and visitors are expected to follow the Good Neighbor Policy. Please read your rental agreement for additional terms which may include consequences for violating this Good Neighbor Policy.

As the owner of a short-term rental, I acknowledge and agree with this Good Neighbor Policy and will share it with my tenants/guests. If this policy is not followed regularly by my tenants, I understand that it may constitute a violation of my short-term rental license.

Evan Thoms	Evan Thoms	9/25/2026
Owner Signature	Printed Name	Date