



Vacation Rental Property Basic Requirements

Our vacation rental program requires that you provide furnishings, appliances and features for your guests to have a pleasant stay in your rental home. That success can be enhanced by providing features that go beyond basic. Please feel free to consult your personal owner services representative for suggestions or answer to any questions you may have.

Kitchen

Having a furnished kitchen and the opportunity to prepare their own meals may be one of the most important reasons your guests have chosen a vacation home or condominium instead of hotel/motel accommodations. Your kitchen should be stocked to provide for 1½ times the number of people your home will accommodate.

APPLIANCES

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|------------------------|------------------|
| ◇ Coffee Maker (Drip) | ◇ Electric Mixer |
| ◇ Toaster/Toaster Oven | ◇ Blender |
| ◇ Electric Can Opener | ◇ Microwave Oven |

COOKWARE/KITCHENWARE

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|----------------------------|-------------------------|
| ◇ Large Frying Pan | ◇ Cutting Board |
| ◇ Small Frying Pan | ◇ Pot Holders |
| ◇ Roasting Pan | ◇ Large Serving Bowl |
| ◇ Large Pot w/lid | ◇ Large Serving Platter |
| ◇ Saucepans (w/lids) | ◇ Cereal/Salad Bowls |
| ◇ Oven-Proof Casserole | ◇ Salt & Pepper Shakers |
| ◇ Pizza Pan/Cookie Sheets | ◇ Sugar Bowl |
| ◇ Broiler Pan | ◇ Creamer |
| ◇ Colander | ◇ Butter Dish |
| ◇ Whisk/Egg Beater | ◇ Napkin Holder |
| ◇ Mixing Bowls | ◇ Paper Towel Holder |
| ◇ Vegetable Peeler | ◇ Cook's Knives |
| ◇ Measuring Cups/Spoons | ◇ Sharpener |
| ◇ Manual Can/Bottle Opener | ◇ Ice Cream Scoop |
| ◇ Corkscrew | ◇ Tongs |
| ◇ Spatulas | ◇ Grater |
| ◇ Ice Trays | ◇ Trivets |
| ◇ Juice/Tea Pitcher | ◇ Dish Drainer w/tray |
| ◇ Serving Spoons/Forks | ◇ Flatware Tray/Divider |
| ◇ Slotted Spoons | ◇ Large Trash Can w/lid |

DINNERWARE/GLASSES

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|------------------------------|------------------------|
| ◇ Tableware (1½ x Occupancy) | ◇ Small Beverage/Juice |
| ◇ Flatware (1½ x Occupancy) | ◇ Wine/Stemmed |
| ◇ Placemats | ◇ Childrens/Plastic |
| ◇ Large Beverage/Tea | ◇ Coffee Mugs |

Dining Area

Table and chair arrangements should be such that the dining area will comfortably seat the number of persons the home accommodates. A snack bar with stools or chairs may be used when size dictates. Place mats, although not mandatory, give the area a more colorful and finished appearance. Cloth napkins and napkin rings should not be provided as they are easily lost or damaged. We also suggest dimmer switches for dining area lighting.

Bedrooms

Bedding should be comfortable and sturdy. Worn mattresses and box springs are not acceptable. Bed covers should coordinate with window treatments. Lined drapes/curtains with a wand are highly preferable to vertical blinds by guests and as an industry standard.

- ◇ Mattress Pads/Covers (cotton, washable)
- ◇ Pillows
- ◇ Blankets (1 per bed)
- ◇ Bedspreads (washable)
- ◇ Dressers
- ◇ Mirrors (1 per bedroom)
- ◇ Lamps (2-3 per bedroom)
- ◇ Nightstands (2)
- ◇ Alarm Clock or Clock Radio
- ◇ Headboards
- ◇ Window Treatments
- ◇ Plastic Clothes Hangers
- ◇ Waste Basket/Trash Can
- ◇ Luggage Rack/Stand (recommended)

Bathrooms

Bathrooms should be well-lighted and ventilated. Walls, tile and fixtures should be re-grouted and/or caulked when necessary. Faucets, taps, shower heads and mirrors should not be pitted, rusted, or worn. Do Not provide throw rugs for bathrooms; we provide bath mats with each rental.

- ◇ Shower Liner
- ◇ Fabric Shower Curtain (washable)
- ◇ Towel Racks/Bars
- ◇ Robe Hooks
- ◇ Vanity/Mirror
- ◇ Waste Basket/Trash Can
- ◇ Wall-Mounted Hair Dryers

Living Area

Living areas should have window treatments coordinated with the overall motif. Seating should be provided for at least the number of persons the home accommodates.

- ◇ Ample Seating for Occupancy
- ◇ Sofa and/or Love Seat
- ◇ Occasional Chairs
- ◇ End Tables
- ◇ Coffee Table
- ◇ Lamps
- ◇ Mattress Pad/Blanket/Pillows For Sofa Sleeper, if applicable

Entertainment

Wide-screen televisions for the living area and televisions for the bedrooms rank high in guests' requests. These items can help turn a rainy vacation into a successful one, too.

- ◇ Color Cable TVs
32" minimum for Living Room
29" minimum for Bedrooms
- ◇ TV Remotes
- ◇ DVD Player(s)
- ◇ DVD Library
- ◇ CD Stereo
- ◇ Books (Adults & Childrens)
- ◇ Games & Puzzles

Safety (Items are Not Optional)

- ◇ Fire Extinguisher (ABC 2½ lb. Dry)
- ◇ Smoke Alarms
- ◇ Telephone

Cleaning

Please note: Carpets will be professionally cleaned as necessary at the owner's expense.

- ◇ Broom(s)
- ◇ Dustpan(s)
- ◇ Mop & Mop Pail
- ◇ Iron & Ironing Board
- ◇ Toilet Plunger(s)
- ◇ Toilet Brush & Holder (1 per bath)

Outdoors

You should consider your patio, deck or balcony an extension of your home. Guests will often spend nearly as much time outdoors as indoors while on vacation. Comfortable outdoor furnishings will enhance your property's appeal. Please avoid aluminum folding chairs as they are easily lost or damaged. Required: 2 chairs & 1 table per small balcony (minimum), 4 chairs & 1 table for larger areas

- ◇ Grill (gas or charcoal) *
- ◇ Grill Scraper *
- ◇ BBQ Cookware *
- ◇ Porch Swing *
- ◇ Hammock *
- ◇ Porch Rockers *
- ◇ Picnic Table

Warranty Items

If you purchase a warranted item or extend an existing warranty, please send us a copy with the expiration date, the service contact and telephone number. If you purchase a maintenance policy on any appliance, send us a copy of the agreement complete with name and telephone number of the service company.

Restocking

Properties are restocked with certain items as deemed necessary to provide adequate supplies for guests.