



Living in
OUR MARGATE

TOP TIPS FOR GOOD LANDLORDS & HAPPY TENANTS

When renting a property - Top Tips for **LANDLORDS**

- Explain to renters they must comply with all City ordinances as property owners are ultimately held responsible for what takes place on their property.
- Make sure renters know the correct procedures for garbage collection, such as days, placement, containers, or bulk pick-up requirements.
- Ensure routine maintenance: grass cannot exceed 6-inch height; sidewalks, driveways, and curbs are edged; pools are kept clean and safe.
- All vehicles on the property must be operable with current and valid tags.
- Boats/RVs/Trailers must be properly parked on the driveway or side of the house and do not protrude past the front of the property.
- Fences/Gates/Screen enclosures must be kept in good condition and closed to prevent access to the pool area or prevent pets from escaping.
- If you live greater than 30 miles from your rental property you're required to hire a property manager. They act as a liaison between you and your tenants and have local knowledge on who to call when issues arise and repairs are necessary.
- Check with Broward County Property Appraiser's office to ensure your mailing address is correct. Government agencies use tax appraiser information to mail official documents and notices —incorrect information can lead to miscommunication at your expense.
- Make friends with neighbors who live next to your home and give them your phone number. Ask them to contact you if they notice any issues, especially during hurricane season.
- All rental properties must be registered with the City at [**margatefl.com/RentalRegistration**](http://margatefl.com/RentalRegistration). This registry provides the most up-to-date information in case you need to be contacted.

What to do when you move in - Top Tips for *TENANTS*

- Tenants should care for and respect the property as if it were their own and must comply with all City ordinances just like landlords. Ultimately, landlords are responsible for any violations on their property. However, a landlord will be less likely to renew someone's lease if the tenant's actions result in a fine on the property. In some instances, landlords pursue legal action against problem tenants to recover any costs incurred. This can affect a tenant's future credit and ability to rent.
- Know the rules for trash collection in your neighborhood, the correct days for pick-up, where to place containers, and when to remove them. Construction debris is prohibited. Understand the guidelines for bulk pick-up. Contact 954-972-0828 for issues with trash removal.
- Notify your landlord immediately if the pool pump stops working, the landscaper hasn't shown up to cut the grass, the roof starts to leak, or any other issue. The quicker your landlord is notified, the faster a problem can get fixed.
- All vehicles on a property must have valid tags and be operable, including boats and RVs.
- Boats, RVs, and permitted commercial vehicles must be properly parked on the driveway or side of the house not to protrude past the front of the property.
- Box trucks, tow trucks, trucks with utility beds, tractor-trailers, dump trailers, and enclosed trailers with commercial lettering are all prohibited and cannot be parked anywhere on the property.
- PODs/roll-off dumpsters must obtain a permit before being placed on the property. Visit margatefl.com for more information.
- Keep fences/gates closed to prevent access to pool areas and prevent pets from running loose.

Important Contact Numbers in the City of Margate

Animal Control: 954-764-4357

Building Department: 954-970-3004

Code Compliance: 954-972-1232

Emergencies: 911

Fire Department: 954-971-7010

Police General Info/Staff: 954-972-7111

Police Non-Emergency: 954-764-4357

Republic Services: 954-583-1830

Water Billing Customer Service:
954-884-3666