



## **CODE OF ETHICS SOUTHERN COLORADO RESIDENTIAL RENTAL ASSOCIATION**

We, the members of the, Southern Colorado Residential Rental Association, recognizing our responsibilities to our community and the public we serve, adopt this code of ethics and pledge to uphold it with honesty and integrity. We promise to:

1. Employ and encourage fair rental rates and the performance of all other obligations and services provided by management.
2. Establish tenant rules and regulations not only to protect the rental owner but also for the safety and well being of all tenants.
3. Maintain and operate our rentals in accordance with fair and honorable standards of competition.
4. Judge prospective residents only by: 1) ability to pay 2) past rental history 3) criminal history 4) credit record. Our obligations to other residents and to the property by the establishment of rules and regulations precludes the above.
5. Provide the best possible value to our residents.
6. Establish high ethical standards of conduct with rental agencies, suppliers, and others doing business with the rental industry.
7. Support only private or governmental policies, which are fair to both renters and owners alike and to endeavor to expose schemes, which mislead or defraud the public and aid when possible in the exposure of those responsible.
8. Use only honest advertising in attempting to obtain rental residents.
9. In general, we pledge to work for honesty, integrity, and credibility within the Association.
10. Comply with all applicable local laws and state regulations.

Written complaints regarding violations of this code may be submitted to the Southern Colorado Residential Rental Association for investigation.

The Southern Colorado Residential Rental Association reserves the right to withhold or rescind membership in this association from any member who knowingly violates this Code of Ethics.