

MEMO

To: LHTA Owners & Tenants
From: LHTA Board of Directors
Date: 06/11/2012
Re: LHTA Parking Lot Regulations

Message:

Please be advised that the following Parking Regulations for the homeowner/guest parking lot at the main entrance of Linden Heights Townhome Association will take effect on June 13, 2012.

- The LHTA parking lot is available for homeowners and guest use 24/7.
- NO boats, motor homes, campers, and any personal business/work vehicles are permitted to park in the parking lot.
- If you are moving, using a moving truck and/or trailer for this purpose it can be parked on the parking lot ONLY by obtaining a permit by sending an email to LHTA. Permits for moving vehicles on the LHTA parking lot shall only be granted for weekends.
- ALL vehicles must be parked between the painted striped parking lanes.
- Any vehicle parked in a designated handicap parking space without proper state issued license plate or permit displayed shall be ticketed and/or towed at the owner's expense.
- Use of the LHTA parking lot for the storage or any maintenance repair of a vehicle is NOT permitted.
- Any vehicle that is parked in the lot without being moved for 10 days or more and the vehicle owner can't be located the vehicle will be ticketed and/or towed at the owner's expense.
- LHTA will grant 4 individual parking permits for a designated parking space on the parking lot to homeowners only. Applications will be reviewed and approved on a first come basis due to limited number of spaces available. REFER TO PERMIT APPLICATION
- LHTA shall monitor the parking lot for the safety and security of property along with ensuring compliance of all regulations.
- **Any violation of the above regulations will result in receiving a written warning for the 1st offense, a violation fee of \$50.00 will be assessed for the 2nd violation, and the 3rd offense will result in a violation fee along with the vehicle being ticketed and/or towed at the owner's expense without prior notification.**

LHTA Parking Lot – Reserved Parking Space Application

Townhomes are single family dwellings with a **TWO** car garage. All residents **MUST** park in their garages. With exception to the following:

- Any homeowner with vehicle dimensions that prohibit from parking in garage, **MUST** park in the LHTA homeowner/guest parking lot at the main LHTA entrance.
- Any home with three vehicles, **MUST** keep two vehicles parked in the garage, and the third vehicle **MUST** be parked in the LHTA homeowner/guest parking lot at the main LHTA entrance.

RESTRICTIONS:

- 1) **ONLY** one application per each home will be allowed.
- 2) The reserved parking space assigned is **ONLY** to be used by the homeowner with their registered vehicle listed on the approved application.
- 3) Permits are non-transferrable for use by another homeowner, tenant, or guest.
- 4) Applications for a permanent reserved parking space permit is restricted to only LHTA homeowners and must be in good standing with the LHTA and association fees current.
- 5) Homeowner shall park **ONLY** in the assigned reserved parking space designated.
- 6) **RESTRICTED VEHICLES** include: boats, motor homes, campers, and any personal business/work vehicles.
- 7) Return completed application to LHTA Board via email or fax.

Homeowner Name

Address

Homeowner Telephone

Homeowner Email Address

Vehicle Make/Model

Vehicle State/Plate Number

Homeowner Signature

Date

LHTA Board Approval:

Date

LHTA Board Member Signature

LHTA Business Agent

Assigned Space