AVALON CONDOS

PARKING POLICY

1. All vehicles are required to have a permanent parking decal affixed to the front inside windshield (driver side) or a hanging Guest parking pass. Renter may obtain their decals from the office during business hours with the presentation of registration, insurance, and identification. No decal will be issued to a renter without a current lease. Owners will get a permanent sticker providing a Warranty deed.
2. Parking permits are limited to two (2) per unit free of charge. A 3rd PREMIUM parking permit will be charged $50.00 fee, and any additional car added after that will be $100.00 per car, with maximum cars allowed per unit being 4. Note: only ONE vehicle registered to a non-resident can be issued a decal by filling out a Non-Resident Parking Application. The costs of PREMIUM parking passes for 3rd and 4th additional car(s) and a Non-Resident Parking permit will be charged annually.
3. Upon renewal of the lease, renters need to bring in the lease along with expired parking permits to be issued an updated decal.
4. Minors living in a unit and turning 18, will need to become registered by doing a background check at the going rate. And for them to have a parking permit (also to be paid at the rate for which number of vehicles allowed per the unit).
5. All vehicles on Avalon property must be in good working order (i.e., no flat tires, junk vehicles, cracked windshield or missing windows). Any vehicles found with covers will be checked for current tag (license plate) and parking decals.
6. Any vehicle not found roadworthy for more than 24 hours or without decal, current registration, or incorrect license plate (not registered to the specific vehicle) are subject to towing at the owner's expense in accordance with the applicable law.
7. **No mechanical work shall be performed in the condominium grounds on any vehicle or engine except for emergencies (i.e., flat tires, dead battery, and checking fluid levels).**
8. Washing or waxing of motor vehicles shall be limited to the designated car wash area only.
9. Guests staying overnight or more than 24 hours are required to obtain a temporary Guest Parking pass from the HOA office for their vehicle. All guests must provide their driver's license, vehicle registration, and insurance (insurance must match the name listed on the registration) to be issued a temporary guest parking pass. Unauthorized vehicles on property may be towed in accordance with applicable law. **Any guest staying for more than two (2) weeks must register with the HOA office and will need to fill out a Non-Resident Parking Application.** Guest Parking passes are limited to 3 times for the same person, after that the guest will need to fill out a Non-Resident Parking Application.
10. No vehicle belonging to a unit owner, renter or to a member of the family or guest, tenant or employee of a unit owner shall be parked in such manner as to impede or prevent access to another parking space.
11. All vehicles shall be parked within the painted lines and pulled up close to the bumper without covering the sidewalk where applicable. As a security measure, all automobile doors should be locked.
12. Unauthorized vehicles should be reported to management. When filing a report please note the make, model, color, and tag # of the vehicle and location on the property.
13. **All vehicles not following the Parking Policy are subject to towing 24/7**. Please be aware that the following are reasons why your vehicle may be towed: expired tags, no valid parking permit, flat tires, double parking, inoperable vehicles, parking in a no parking zone, etc. Residents, please understand that if you do not have the proper documentation for your vehicle and there is no tag on the vehicle it will be automatically towed. If you purchase a new car from a private owner and you do not have tags, please advise the office so that we may contact the towing company and pick up a parking permit. **Not communicating with the office will constitute an automatic towing.**
14. Trailers cannot be kept on property. No storage of stoves, barbeques, refrigerators, flammable items (gas cans) or fluid containers, boats or bicycles ON trailers or pickups are allowed.
15. **No commercial vehicles are allowed on property.** Commercial vehicles described as being registered to a business name and/or insured under a business name. Any motor vehicle which bears or contains commercial information or commercial advertising on the exterior surface or which information, or advertising can be seen and read from the interior, provided, that this provision shall not be constructed to prohibit the following types of commercial information or advertising:
    i. Commercial information, which identifies the make and model of the vehicle or the name and location of the vehicle dealer.
    ii. No auto dealers can park their auction vehicles on property (NO dealer or transporter tags).
    iii. No "For Sale" signs are allowed on any vehicles.
16. Motorcycles must have block kickstands and motorcycles are not required to have a parking decal; however, all motorcycles and scooters must abide by the same rules and regulations of motor vehicles and are also subject to towing at owner's expense for violating any of the above rules and regulations.
17. Hired contractors/handymen must check in with the office prior to parking and beginning work to avoid the possibility of being towed. Upon check in further instructions will be provided. All trailer tongues must be placed directly on the asphalt to avoid damage to grass, sidewalks, irrigation, and backflows.
18. All cars must be parked front in you may NOT back in park.

I acknowledge receipt of this document: Signature: _____ Date: _____

AVALON CONDOS

PARKING and GUEST PARKING REGISTRATION

Permit Number OR Guest Parking #

Valid From Date Valid Until Date

Resident Name/ Visitor Name (As it appears on Vehicle Registration) Bldg & Unit #

License Plate # Driver's License # Lease Exp. Date

Make of Car Model Color Year

Name of Insurance Company Policy #

State Registered Tag Expiration Date

Provide a copy of following:

- Driver's license
- Car insurance
- Registration

Please place the parking decal in the driver side, lower left-front of the windshield and make sure that is clearly visible or if Guest Parking Pass, please hang the pass from the rear view mirror of the windshield and make sure that is clearly visible.

I, the undersigned, acknowledge that I have received a copy of The Avalon of Orange County Condominium Association, Inc. Parking Policy, and that I agree to abide by it. I, the undersigned, acknowledge that I have received the above numbered parking decal.

Resident Signature: Date:

Visitor Signature: Date: