

IRONWOOD VILLAGE HOMEOWNERS ASSOCIATION RULES AND REGULATIONS

Updated November 15, 2020

1. In the event that the owner causes the need for maintenance or repair of any Association responsible element, the cost of maintenance or repair shall be the responsibility of the owner.
2. All trash receptacles and garbage cans are to be stored in the garages. No unsightly accumulation of refuse is allowed. Trash and recycling cans must be removed from the curb within 24 hours of pick up. Any spills/trash left behind is the responsibility of the owner to clean up. Any owner failing to comply will be subject to a fine.
3. Personal property shall be stored within the garages. Exceptions to the rule: outdoor cooking equipment and appropriate patio furniture and decor which is on the owner's personal patio and/or porch. No charcoal grills are allowed per city code. All gas grills when in use must be three feet away from siding. Melted siding is repaired at the owner's expense.
4. Garage doors and mechanicals (including garage door openers) are the responsibility of the owner.
5. No boat, jet ski, snowmobile, ATV, camper, recreational vehicle, commercial vehicle or trailer shall be stored in any driveway or street. Any abandoned, disabled or non-operating vehicle, including automobiles left in the street or other common areas will be towed away at owner's expense.
6. No bicycles toys or other private property shall be left unattended on driveways, streets or other common areas; nor shall they be stored in open areas along buildings, walls, yards or other locations of public view.
7. Children under the age of 7 years of age shall be supervised by parent, guardian or an adult age 18 or more at all times while outside. Person supervising child or children shall be at all times physically outside with child or children. Violation will result in:
 - A) **1st violation - verbal and/or written warning**
 - B) **2nd violation \$50.00 fine**
 - C) **3rd violation \$100 fine**
8. Owner must sign a waiver prior to the installation of a satellite dish. Failure to comply will result in removal of dish at owner's expense. Prior to installation, locates must be called.
9. Whenever a dog, is outside it shall be on a leash. The owner is responsible for immediately cleaning up any waste or excrement from such pet(s) on the properties. A fine of \$50.00 minimum and any other incurred costs shall be assessed to the owner of the unit if waste or excrement is not disposed of properly and in a timely manner. Limited common areas, and all other properties and areas also must be picked up immediately by the owner of the pet. Please

report any offending pet and owners to management as any resulting excessive burn spots will result in fines as well. Ironwood Association will also comply with the city of Altoona's Codes: [Chapter 55 - Animal Protection And Control](#) & [Chapter 57 - Dangerous And Vicious Animals](#)

10. No vehicle shall be allowed to park on sidewalks or grass in common areas. Vehicles must be in compliance with all city ordinances including noise and muffler rules and window tint rules.
11. Excessive noise is not permitted. This includes noise from vehicles, stereos, residents and guests. Quiet time begins nightly at 10:00 pm until 6:30 am the following day.
12. The Board of Directors has the right to adopt rules and regulations concerning parking on private streets. Guest parking spaces are for guests only. These are not to be used as long term or permanent parking by residents or resident's guests, family or friends. There will be **NO PARKING** signs placed along one side of the street, if homeowners, renters or their guests are in violation of the parking rules the following will occur: All violations of parking shall be handled in the following manner:
 - A) verbal and/or written warning
 - B) \$50.00 fine,
 - C) \$100 fine
 - D) vehicle towed at owner's expense.
13. Exterior light bulb replacement is the responsibility of the homeowner. Homeowners who do not replace burned out bulbs in a timely manner will receive one warning and be given one week to replace the bulb. Should the Association have to replace the bulb, there will be a \$35 charge assessed to the responsible homeowner of the unit- For units sharing a bulb it will be the responsibility of both owners to distinguish who will be responsible for purchasing & replacing the bulb. The Association would recommend taking turns.
14. A shared non-working exterior light bulb which requires electronic work to fix will be shared by both owners. Failure to fix will result in a fine of \$50.00 minimum and any other incurred costs shall be assessed to the owner of the unit.
15. Association dues must be paid by the 10th of each month or a late fee of \$20.00 per month will be added
16. A non-sufficient funds charge of \$35.00 will be billed to the homeowner in accordance with bank regulations for any returned checks.
17. All violations of covenants, rules and regulations shall be handled in the following manner:
 - A) Verbal and/or written warning,
 - B) \$50.00 fine,
 - C) \$100 fine,
 - D) legal action.
18. Rental Restrictions:
 - A) No More than five (5) Units located within the Association shall be leased on any given date. An Owner must receive written verification of availability from the Association board before leasing a Unit.

B) Any lease must be in writing and the tenant must acknowledge that the tenant has read, understands, and will be bound by all the restrictions contained in the Declarations, as amended as well as the By-laws, Rules And Regulations of the Association. The Association must have given written approval of the lease before execution by the Tenant. A fully executed copy of the lease must be delivered to the Association.

C) No Lease shall be for a period of less than one (1) year in length and no lease to any tenant or lessee shall be extend or renewed for a period longer than two (2) years.

D) Notwithstanding anything contained in the lease the unit owner shall remain responsible for the Association assessments both regular and special.

E) No Owner shall sublet a portion of the unit.

F) Violation of Rental Restrictions will result in:

- 1st violation- a warning
 - 2nd violation - \$250.00 fine and a warning
 - 3rd violation - \$500.00 fine and a warning
 - 4th violation –shall be referred to an attorney for enforcement.
- There shall be 30 days between warnings and fines

The Board of directors reserves the right to use immediate action deemed appropriate by the Board of Directors for matters considered of an imminent and immediate nature.