

## **6. Vehicles**

### **6.1 Parking & repair**

- 6.1.1 A Person must not park or keep any Vehicle on a Lot except wholly within the Designated Parking Area designated for it and except that a recreational Vehicle (which includes, but without limitation, a camper unit, caravan, motor home, trailer or boat) may be parked or kept elsewhere on the Lot if it is screened so as not to be visible from any other Lot.
- 6.1.2 For a recreational vehicle (which includes, but without limitation, a camper unit, caravan, motor home, trailer or boat) whereby it may, pursuant to by-law 6.1.1, be parked or kept elsewhere on the Lot if it is screened so as not to be visible from any other Lot. Such screening material must first be approved in writing by the ARC Committee whereby the Committee will have consideration to the size, style, colour and amenity of the screening.
- 6.1.3 A Person who wishes to clean their recreational Vehicle (which includes, but without limitation, a camper unit, caravan, motor home, trailer or boat), may do so but only during the times of 8:00am and 5:00pm on any day unless prior written approval is obtained by the Committee.
- 6.1.4 A Person must not park or keep a Vehicle of a commercial type (which includes, but without limitation, a dump truck, cement mixer truck, delivery truck, semi-trailer, coach, bus or operable vehicle equipment, whether mobile or otherwise) within the Scheme Land except for the purpose and in the course of commercial deliveries.
- 6.1.5 A Person must not conduct repairs or restorations to any motor Vehicle, boat trailer, aircraft or other Vehicle on a Lot except:
  - 6.1.5.1 wholly Within the garage on the Lot; and
  - 6.1.5.2 if such activity does not interfere with the quiet enjoyment of other Lots or Common Property by others,  
  
but such activity is not permitted if it is determined by the Body Corporate to be a nuisance, and is not permitted on Common Property.
- 6.1.6 A Person must use the garage in a Lot only as a garage and for general storage purposes and not convert it to any other use.
- 6.1.7 Subject to by-law 6.1.9, a Person must not park or keep any vehicle on the common property other than within the Designated Parking Areas and must not obstruct any common property.
- 6.1.8 An Owner or Occupier may, in limited circumstances, be given approval to park on the common property, subject to obtaining the prior written approval of the Committee. The Committee may allow an Owner or Occupier to park on the common property in specific events such as if an owner is carrying out renovation works to their lot and the tradespersons are parking within their relevant Designated Parking Areas. The Committee may authorise the owner or occupier to park their vehicle on the common property whereby it will be restricted to only being allowed for a limited number of vehicles, for specific times and days, and the vehicle(s) will need to be parked directly adjacent to the relevant Lot.
- 6.1.9 Notwithstanding 6.1.8 Owner or Occupier may park a private passenger motor vehicle on community Common Property roads during daylight hours under the following circumstances:

- 6.1.9.1 There is no vehicle parking space available on the Lot owner's or occupier's driveway.
  - 6.1.9.2 The vehicle is parked continuous to the Lot owner's property – i.e. at the curb immediately outside the Lot owner's land. Parked vehicles must not restrict access to other lot owner's driveways.
  - 6.1.9.3 The remaining roadway width between the parked vehicle and curb on the opposite side of the road is adequate for the safe passage of Emergency Vehicles (minimum 3.5 metres).
  - 6.1.9.4 Parking on any road within Calmwater Shores must be in accordance with Queensland Road Rules as set out in Transport Operations (Road Use Management-Road Rules) Regulation 2009 and Queensland Fire and Emergency Services (QFES) Fire Hydrant Guidelines.
- 6.1.10 An Owner or Occupier of a Lot must not permit any occupation of a caravan, campervan or mobile home upon the Lot.
- 6.1.11 Any approval given under this By-law, must state the period for which it is given and any conditions on which the approval is given. If any conditions are not met, the approval may be withdrawn by the Committee by giving seven days' notice to the relevant Owner or Occupier.