

Woodridge Escondido Property Owners Association

Rules and Regulations

Parking Rules and Regulations replacing Section 4 (C) of the Rules and Regulations dated November 1, 2020, Effective January 1, 2023.

- C. OWNER/TENANT PARKING RESPONSIBILITIES - The following Rules and Regulations have been adopted by the Board.

Common Area Streets

1. Owners, Tenants and their guest(s), who are the responsibility of said Owner or Tenant, shall not park in fire lanes designated by a red painted curb, and shall observe "No Parking This Side" and "No Overnight Parking", and all other posted parking restrictions. Overnight parking hours are between 10:30 PM and 6:30 AM.
2. Vendors and contractors when providing service to an Owner's Lot may park on Common Area Streets observing no parking restrictions and not restricting the flow of traffic. Vendors and contractors' equipment may not park overnight.
3. Barbara Drive is a public street with parking on both sides of the street. Parking on Barbara Drive is subject to the City of Escondido Parking rules and enforcement.

Owner's Lots

5. Owners/Tenants are encouraged to park their vehicles in their garages or driveway (as provided below), use the public parking on Barbara Drive or in the Common Area Parking Lots.
6. Owners/Tenants, guests or contractors of Owner/Tenant may park in their driveway, provided the driveway is long enough to accommodate the length of the vehicle. Vehicles parked in the driveway may not protrude into the street. Vehicles parked in the driveway must park with the front or back of the vehicle facing the garage door. Vehicles may not park parallel to the garage door either on the street in front of driveway or in the driveway, except to actively load and unload the vehicle. If contractors need to use driveway that request is to be made by owner on the Architectural Request form and allowed only if approved.
7. As provided in the Declaration, outlined in Subsection 2.K., Vehicles, Tents or Sheds, no recreational vehicles, including motor homes, campers, boats, travel trailers, or similar vehicles shall be parked or stored on any Lot or Common Areas. Vehicles and Recreational Vehicles may be parked on the Lot or Common Areas up to six (6) hours for the sole purpose of loading, unloading and cleaning. Vehicles shall be parked so as not to block mailboxes, Owners/Tenants driveways, not impede the flow of traffic and obey the parking signage and red curbs.
8. No commercial vehicles, trailers or equipment shall be parked or stored on any Lot or in the Common Areas. The exception to Subsection 2.K., contained in the Declaration, is vehicles and equipment deemed necessary by the Board to provide services to the Common Area and Common Area Maintenance. Vehicles, trailers and equipment shall be parked as not to block mailboxes, Owners/Tenants driveways, not to impede the flow of traffic and obeying the parking restrictions.

Common Area Parking Lots

9. Common Area Parking Lots are defined as those parking spaces located at the east end of Congressional Glen, the north end of Sawgrass Glen, the Pool area on Muirfield Glen, the north

end of Hilton Head Glen, the north end of Torrey Glen, each end of Royal Lytham Glen, the south end of Winged Foot Glen, the east end of National Glen and the south west end of St. Anne.

10. Owners, Tenants and Guests may park in Common Area Parking Lots between the hours of 6:30 AM and 10:30 PM; without permit on first come basis. Between the hours of 10:30 PM and 6:30 AM the Common Area Parking Lots are restricted for Vehicles displaying a Woodridge Parking Permit on a first come basis.

11. Owners/Tenants must obtain a Parking Permit for Guests to park in the Common Area Parking Lots during the overnight hours of 10:30 PM to 6:30 AM. A Parking Permit may be obtained by contacting a Board Member or the Property Manager.

12. Storing a vehicle (defined as a vehicle not used or not moved regularly) in the Common Area Parking Lots is not permitted.

Parking Permits for Overnight Parking in Common Area Parking Lots

1. Each Lot has been issued one Parking Permit with the identifying owner's lot number. This permit must be displayed on the dash of the parked vehicle when owner or tenant is parking overnight in a Common Area Parking Lot. The permit should be given to a new owner with property ownership change.

2. Owner / Tenant may request from Board members or Property Manager a guest parking permit(s), noting the days Common Area Parking Lot parking is requested for their guest. Guest vehicle must display the guest parking permit on the dash of the vehicle.

Parking Enforcement

3. Owners/Tenants (including their guests or contractors) who violate the Parking Rules and Regulations are subject to assessed fines for non-compliance. Owners are responsible for their Tenant's violations. Parking in a fire lane is subject to immediate fine in amount of \$125. The fine will increase as the Board may determine for repeated infractions. A courtesy notice will be given if parking without permit in Common Area Parking Lots. If violation continues it will result in hearing and fine.