

TIMBERWOOD ON THE PARK HOMEOWNERS ASSOCIATION, INC.

PARKING POLICY AND ENFORCEMENT PROCEDURES

1. PURPOSE

In accordance with Article VIII Section IA of the Timberwood on the Park Homeowners Associations Declarations of Covenants, Conditions and Restrictions, the following clarifications governing types of vehicles that may be parked regularly within the subdivision and in designated parking spaces within the common areas; methods for enforcing these regulations; and certain of the rights, powers and responsibilities of all parties in relation to these regulations and their enforcement.

2. PARKING RIGHTS

Every owner shall be entitled to the exclusive use of one parking space. The Association shall permanently assign one parking space to each lot as near and convenient as possible to said lot.

3. ACCEPTABLE VEHICLES

Any currently registered passenger, sedan, coupe, station wagon, convertible, sports car, pickup truck, four-wheeled vehicle, passenger mini-van, or passenger van, and any commercial vehicle that does not exceed the boundary of the designated parking space and does not appear on the Excluded Vehicles list.

4. EXCLUDED VEHICLES

- 4.1 Any vehicle with externally visible commercial equipment or materials, including, but not limited to, ladders, compressors, generators, pumps, building trade tools, non-commercially available tool boxes, equipment racks, pipes, spreaders, cylinders, etc.; or
- 4.2 No commercial vehicles with larger than a one ton load capacity; or
- 4.3 Any stake body, box body, panel, or other utility body mounted to a cab or chassis; or
- 4.4 Any vehicle with three or more axles;
- 4.5 Any bus; or
- 4.6 Any vehicle licensed "for hire", except for a taxicab which is the primary vehicle of the resident; or
- 4.7 Any trailer or semi-trailer; or
- 4.8 Any farm implement, farm-use vehicle, construction equipment, or pickup truck with snow plow; or
- 4.9 Any vehicle with more than four wheels; or
- 4.10 Any panel van; or
- 4.11 Recreational vehicles; or
- 4.12 Any boat or trailer; or

Notification of these violations may be made by any resident by calling the towing company or the police department.

- 7.3 **Unassigned parking spaces** - Vehicles parked in unassigned spaces for more than seventy- two (72) hours without prior written notification and approval of the board are subject to towing. Complaints must be made in writing to the Board of Directors or their designee. The complaint shall identify the vehicle in violation, the owner of the vehicle, if known, the nature of the violation, the location of the vehicle, the vehicle's license plate number and state, and pertinent information such as time, date and place of the violation.

8. **NOTICE TO OWNER IN VIOLATION**

A Board Member or an agent of the Board shall post notice of a parking violation. If a posted vehicle is not moved within 48 hours of the posting, that vehicle shall be towed.

9. **REMOVAL OF VEHICLES IN VIOLATION**

Vehicles in violation present in the community are subject to immediate towing as described above. Any associated towing or storage charges or damage incurred in the process, if any, shall be the sole responsibility of the owner of the vehicle.

10. **VEHICLE MAINTENANCE ON ASSOCIATION PROPERTY**

Light vehicle maintenance and repair shall be allowed in parking space assigned to that individual, subject to the following provisions: No repairs that cannot be completed within twenty-four hours may be undertaken. Any damage to Association property, including but not limited to asphalt damage for oil or indentations in asphalt from heavy objects such as a jack, shall be the responsibility of the individual causing the damage. No vehicle will be allowed to be left unattended during the course of repairs or maintenance. No waste fluids shall be disposed of in the storm drain.

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