

SKYLINE PARK HOMEOWNERS ASSOCIATION

c/o NMM Association Management, Inc.

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PARKING & VEHICLE REGULATIONS – PROPOSED UPDATE OCTOBER 2022

Section 1. Resident's Rules

- A. Each unit will be issued one (1) numbered parking permit. One replacement permit can be purchased for \$50. A second replacement permit can be purchased for \$100.
- B. Each Owner is responsible for registering all vehicles with the property manager that they or their lessees intend to park on the property of Skyline Park. In order to receive the mandatory resident parking registration stickers, residents must provide documentation for each vehicle showing the address of the residence within the association that the vehicle belongs to.
- C. Only Vehicles displaying authorized parking permits may park in the Association's parking lots. A parking permit MUST be displayed on the guest car dashboard and must be visible to avoid towing. Any Vehicles may not be parked in an Association parking space for more than seventy-two (72) consecutive hours. Vehicles parked for more than 72 hours will be towed at the owner's expense.
- D. Inoperable vehicles may not be parked or stored in the Association's parking spaces or in common areas. This includes vehicles registered as Planned Non-Operational.
- E. Limousines are prohibited entirely in every Skyline Park parking lot and may not be authorized to use a unit's parking permit or be stored or parked in any of the Association's common area parking lots.
- F. Note that Owners have the responsibility to inform their tenants of the Association Rules and Regulations and to ensure that their tenants comply.
- G. If a unit is sold the permit must be returned to the Association. The seller may not transfer the permit to the new owner to give or sell it to another Skyline Park resident.
- H. Parking permits are the property of the Association, and the Association may require that they be returned for various reasons from time to time (e.g., replacement due to wear and tear, disciplinary measures). Neither homeowners nor their tenants may transfer, trade, or loan parking permits to each other.
- I. Lost parking permits will be deleted from the system and become invalid. Any vehicles caught using lost parking permits is subject to a fine of up to \$500 at the discretion of the Board.

Section 2. Guest Parking Spaces

- A. Each unit will be issued one (1) single visitor parking pass with a registered permit number on it. A list of authorized permit numbers will be made available to all residents of the Skyline Park Association.
- B. A vehicle with a guest pass may park in a designated guest space for a period of no longer than 72 consecutive hours - and no more than 10 days out of any month. If the vehicle exceeds these time limits it will be subject to towing at the owner's expense.
- C. A guest parking permit **MUST** be displayed on the guest car dashboard and must be visible to avoid towing.
- D. Resident is responsible to return all parking permits in good condition upon vacating. If a visitor pass is reported lost it will be deleted from the active list and replaced at a cost of \$100 – fee to be paid by the Owner of the residence with which the vehicle is associated.

Section 3. Repair, Restoration, or Maintenance

- A. No repair, restoration, or maintenance of any vehicle may be conducted on the common area property – including but not limited to: changing oil, rotating tires, draining radiators, engine repairs, etc.
- B. Vehicles on jacks or blocks are prohibited except for immediate action to change flat tires.

Section 4. Prohibited Vehicles

- A. The following vehicles are “Prohibited Vehicles”: (a) recreational vehicles e.g., motorhomes, travel trailers, camper vans and boats, ATV’s, or other such vehicles defined in the opinion of the Association Board of Directors as Recreational Vehicle (RV or Off Road)); (b) commercial-type vehicles (e.g., stakebed trucks, tank trucks, dump trucks, step vans, concrete trucks, and limousines); (c) buses or vans designed to accommodate more than ten (10) people; (d) vehicles having more than two (2) axles; (e) trailers, (f) inoperable vehicles or parts of vehicles; (g) aircraft; (h) boats; (i) any vehicle or vehicular equipment deemed as a nuisance by the Association; and (j) any other vehicles not classified as Authorized Vehicles.
- B. Prohibited vehicles may not be parked, stored or kept on any public or private street in, adjacent to or visible from the Properties or any other Common Property parking area except for brief periods for loading, unloading, making deliveries or emergency repairs.

Section 5. Enforcement of Parking Rules

- A. Violation of any of the parking rules by any resident, guest, contractor, etc., may result in actions against the violating party by the association which can include towing of vehicle, citation affixed to the vehicle by the association, fines against the owner of the residence to which the vehicle is assigned, suspension of common area privileges, and/or any other enforcement actions allowed to the Board of Directors as directed by the Association Governing Documents and the Davis Sterling Act.