



House Rules

Parking Regulations

General Provisions

- The parking areas within the property are common facilities of the Homeowners' Association (HOA), unless explicitly designated as private parking spaces.
- Parking is permitted only in designated parking spaces.
- Use of the parking facilities is entirely at the user's own risk.
- The HOA accepts no liability for theft, damage, or loss of vehicles or personal belongings.

Allocation and Use

- Parking spaces are intended for:
 - **Owners | Residents**
 - **Their visitors, subject to availability and compliance with these rules.**
 - Each residential unit is entitled to one specific parking space(s), unless otherwise determined by the HOA.
 - Parking spaces may not be used by non-residents without permission
 - from the responsible owner or resident.
- Vehicles must be parked fully within the marked boundaries of the parking space.

Prohibited Use

- The following is strictly prohibited:
- Parking outside designated spaces or blocking access roads, entrances, exits, or emergency routes;
- Occupying more than one parking space with a single vehicle;
- Parking of trailers, boats, caravans, campers, or similar vehicles, unless expressly permitted by the HOA;
- Parking of commercial vehicles, trucks, or vehicles with excessive noise or emissions, unless approved by the HOA;
- Performing repairs, maintenance, washing, or cleaning of vehicles on the premises;
- Storing vehicles, materials, or personal belongings in parking areas.

Visitors and Short-Term Use

- Visitor parking, where available, is intended for short-term use only.
- Owners and residents are responsible for ensuring that their visitors comply with these parking rules.
- Long-term parking by visitors is not permitted unless expressly approved by the HOA.

Condition of Vehicles

- Vehicles parked on the premises must be in good operating condition.
- Inoperable, abandoned, leaking, or unsafe vehicles are not permitted.
- The HOA reserves the right to take appropriate action, including removal, at the owner's expense, in accordance with applicable laws.

Safety and Speed

- Drivers must observe all posted traffic signs and markings.
- The maximum speed within the property is **[e.g. 10 km/h or 5 mph]**.
- Pedestrians and children always have the right of way.

Enforcement and Sanctions

- In case of violation of these parking regulations, the HOA may:
 - **Issue a warning**
 - **Impose fines, if permitted under the bylaws and applicable law**
 - **Remove or tow vehicles at the expense of the responsible owner or resident**
- Owners and residents are fully responsible for violations committed by their tenants, guests, or visitors.

Special Circumstances

- The HOA may temporarily restrict parking due to maintenance, construction, events, or safety reasons.
- Emergency vehicles shall always have unrestricted access.

Final Provision

- These parking regulations form an integral part of the House Rules of the Homeowners' Association.
- In cases not covered by these rules, the Board of the HOA shall decide.