

# COLONIA VERDE HOMEOWNERS ASSOCIATION

## PARKING RULES

These rules apply to the parking of all vehicles covered by the 2007 Amended and Restated Declaration of Establishment of Covenants, Conditions and Restrictions of Colonia Verde (Article XI. Use Restrictions. Section 11.22. CC&Rs). For these purposes the definition of “vehicle” includes, but is not limited to trucks, recreational vehicles, automobiles, bicycles and motorcycles, golf carts and off-road vehicles. Members of Colonia Verde Homeowners Association are legally required to comply with these rules and are requested to exercise consideration and constraint in the use of undesignated parking spaces.

1. **Garage Parking.** Vehicles of unit owners, their tenants and overnight guests shall park in garage spaces that are part of their units.
2. **Outside Parking.** In the event parked vehicles already occupy the garage space, vehicles of owners, renters and overnight guests shall be parked on the connecting driveway outside the garage, where such exists.
3. **Overflow Parking.** Should all garage space and driveway parking be occupied, remaining vehicles may be parked in unallocated parking areas on a first come, first served basis.
4. **Prohibited Parking Locations.** Association members, renters or guests shall not park any vehicle in a manner that impedes traffic or entrance and exit from garages, driveways or cul-de-sacs or prevents access to mailboxes or fire hydrants.
5. **Recreational Vehicles.** Recreational vehicles may not be parked on association property with the following exceptions:
  - a. Recreational vehicles may be parked in the designated area (see Item 6);
  - b. Recreational vehicles may be parked outside member units for a period of 24 hours for loading or unloading purposes only;
  - c. Recreational vehicles may not park for more than a total of 48 hours in any 30-day period without Board approval
6. **Outside Storage Lot.** Recreational and other vehicles may be stored in the designated association recreational vehicle parking area provided that space is available and:
  - a. The vehicle is in working condition;
  - b. The vehicle is currently licensed or registered;
  - c. The vehicle is currently insured;
  - d. Written permission has been obtained from the CVHOA Board of Directors;
  - e. Assessments are fully paid up on the unit where the recreational vehicle owner resides, rents or is visiting.

7. **Commercial Vehicles.** Commercial vehicles, including but not limited to pick-up vehicles in excess of 3/4-ton capacity and vehicles bearing commercial signage shall not be parked or stored on any common property of the association, including but not limited to cul-de-sacs and driveways. Vehicles making deliveries and providing service to homeowners on a temporary basis are exceptions.
8. **Guest Parking.** Additional parking is provided by CVHOA in many paved and graveled areas and is intended primarily for the use of short-term guests and visitors.
9. **Street Parking.** If more parking is required, guests should be directed to park in the street.
10. **Safety and Convenience.** In all parking matters, CVHOA unit owners, renters and guests shall consider the safety and convenience of other residents.
11. **Responsibility for Guests.** CVHOA members are responsible for the parking behavior of their guests while on association property.
12. **Legally Authorized Exceptions.** CVHOA members, renters or guests who are required to keep police, fire department, or other emergency vehicles overnight are covered by specific provisions of Arizona law and are exempt from these rules to the extent mandated by such laws.