

VALENCIA MAINTENANCE ASSOCIATION

Valencia Parking Policy & Safe-listing Procedures

Adopted March 6, 2018

1. Prohibited Vehicles [CCR IX, 11(c)]

- A. No resident may park, store or keep within a garage, driveway or any private street or drive any large commercial type vehicle; any recreational vehicle (including, but not limited to, campers, motorhomes, trailers, boats, aircraft, mobile homes or other similar vehicles); any motorized or non-motorized vehicle that exceeds seven feet (7') in height, seven feet (7') in width and nineteen feet (19') in length, except for purposes of loading, unloading, making deliveries or performing emergency repairs.

2. Resident Vehicles

- A. Residents are limited to a maximum of **two (2) vehicles per household**. [CCR IX, 11(h)(3)].
- B. Residents are **NOT** permitted to park on the street or in guest parking; such areas are specifically limited to guest parking. [CCR IX, 11(h)(2)]
- C. Residents may park a standard passenger vehicle (including campers, vans and similar vehicles up to an including three-quarter (3/4) ton) in their garage or in their driveway; provided the driveway is more than nineteen feet (19') in length and the vehicle does not extend into a sidewalk or beyond a curbline. [CCR IX, 11(d)]
- D. Residents may park a standard passenger vehicle in portions of the common area (as shown on the condominium plan) improved as a driveway if (1) that common area driveway serves no garages other than the garage of the unit in which the resident resides, and (2) the parking does not block, hinder or otherwise interfere with garage access or walkway access.

3. Guest Vehicles [CCR IX, 11(a)] & SAFE-LISTING PROCEDURES

- A. All private street curbside and lined parking spaces are reserved exclusively for guests and no owner shall have any right to park in such spaces.
- B. Guest parking during daylight hours is unrestricted and subject only to signage restrictions.
- C. A Safe-listing will be required on **ALL** vehicles in parked over night in Guest Parking between 12:00am and 5:00 am, 7 nights a week effective May 1, 2012. In the absence of an extended guest pass, guests are allowed to park during evening hours from 12:00am to 5:00am a maximum of 8 times in a consecutive 30 day period **only** with a valid safe-list. If you have a **GUEST** vehicle staying between 12:00am and 5:00 am you will be required to Safe-list your guest vehicle online at www.patrol-one.com or by calling Patrol One at 714-541-0999, 949-367-8055 or 951-354-0999. Phone Safe-listing info needed: Resident's name, address, vehicle description, license plate #, number of days requested to be safe-listed. You will then be given a confirmation # that will need to be put on a piece of paper on the dash of your guests vehicle. If your GUEST is staying longer than the allowed days you will be required to get a variance through the Management Company, which may require Board approval.

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Guest vehicles are allowed a maximum of 8 safe-lists in a consecutive 30 day period. If a vehicle is found on the street overnight between the hours of 12:00 am and 5:00 am, without a safe-list it will be ticketed. If it is found on the street again (2nd time) in a 30 day period, without a safe-list, it will again be ticketed. If it is found on the street again (3rd time) in a 30 day period, without a safe-list, **the vehicle will be towed at the owners sole expense**. If you exceed the 8 days of safe-list available for your Guest's vehicle, the Patrol Company will be unable to complete the safe-listing request and you will be referred to contact the Management Company. Please be advised that Homeowner/tenant vehicles will not be safe-listed as all outside parking is for Guest Vehicles only.

- D. Residents may apply to the property management company and with reasonable justification be issued an extended guest pass (i.e., college student home for summer, extended visit by family member, etc.). If approved, the guest pass must be displayed by hanging it from the rear view mirror.
- E. Residents may appeal to the Board of Directors in cases where the property management company has denied a request for an extended parking pass. The Board of Directors, through the property management company, reserves the right to refuse, or cancel any extended pass for cause.
- F. Guest of residents whose garages are served by portions of the common area (as shown on the condominium plan) improved as a driveway may park in such driveway if (1) that common area driveway serves no garages other than the garage of the unit in which the resident being visited resides, and (2) the parking does not block, hinder or otherwise interfere with the garage access or walkway access. Parking under this section does not permit a resident to have more than two (2) vehicles per household per section 2 A above.

4. Private Streets and Drives [CCR IX, 11(b)]

- A. Curbside parking is limited to one (1) side of the street as designated by signage and shall be used solely for guest parking.
- B. No resident or guest shall park on any street posted as a fire lane. All court streets are designated as fire lanes. Vehicles parked in a fire lane are subject to towing without notice.

5. Owner Responsibility

- A. Owners shall ensure that any person they sell to (and/or lessees, tenants and guests) understands the Valencia communities parking regulations and is subject to the above cited regulations.

6. Enforcement [CCR IX, 11(a)]

- A. The Board of Directors may employ a duly licensed and bonded private patrol company to act as its agent for the enforcement of the above cited regulations.