

## Village Center Parking Plan Notice\*

The following parking regulations have been approved by the Board of Directors and incorporated into the Homeowner Association's governing documents:

- 1) All authorized vehicles must be properly permitted by Association management prior to parking in the parking area. Permits must be appropriately displayed for easy viewing. Owners may provide a paper copy of the HOA issued permit to short and long term renters, provided that the dates of occupancy are included on the copy.
- 2) No residential unit may have more than one (1) vehicle on site at any one time.
- 3) No motorized vehicles shall remain parked upon the property unless the same is in good working order and used for actual transportation.
- 4) No unit owner, guest, invitee or lessee shall park his motor vehicles on, or in any way obstruct free and unlimited access by the owners, guests, invitees or lessees of any other condominium unit.
- 5) Parking in non-designated areas may subject the offending vehicle's owner to fines and/or towing.
- 6) After a snow storm of more than 6", vehicle(s) are required to be moved to a plowed area within 12 hours of the snow storm so that all areas may be plowed.
- 7) All vehicles must be moved a minimum of once every seven days, or more frequently, as requested by the association or by the property manager for snow removal or parking lot maintenance purposes. If possible all signage informing the plan to plow the entire parking lot shall be posted at each common entry at least 1 day before the vehicles are required to move from the parking lot.
- 8) No recreational equipment shall be parked, stored or maintained by any unit owner upon the exterior property of Village Center Condominiums. Recreational equipment is defined as boats, campers, trailers of every nature and description, tents or other similar equipment or devices.
- 9) No commercial vehicles and no trucks shall be parked on any road within the condominium property except when temporarily engaged in transport to and from a condominium, or as contractors for specific unit or HOA repairs. For the purpose of this rule, a ¾ ton or smaller vehicle, commonly known as a pickup truck, shall not be deemed to be a commercial vehicle or truck. The exception to this rule is an emergency vehicle meeting ALL of the following criteria:
  - a) Any unit owner required by his or her employer to have an emergency vehicle at his or her residence during designated times;
  - b) The vehicle weighs 10,000 pounds or less;
  - c) The unit owner is a member of a volunteer fire department or an emergency service provider;\*
  - d) The vehicle has an official emblem or visible markings of an emergency service provider; and
  - e) Parking the vehicle will not obstruct emergency access or interfere with the reasonable needs of the other residents who use the community's driveways and parking.

**Note: On-street/Town right of way parking is NOT allowed in the Town of Mt. Crested Butte. Overflow parking for Emmons residents and guests is located north of the Grand Lodge Hotel, to the east of the parking structure.**

*Thank you for your cooperation. Enjoy your visit and come back often!*

*Wanda Bearth*

*Property Manager*

*\*This notice has been posted in compliance with Ordinance 9, adopted by the Mt. Crested Butte Town Council on November 6, 2019.*