

Moncado Springs – Vehicle and Parking Regulations

- 1) Please remember that there are children at play. Observe posted speed limits.
- 2) Parking on front yard landscape areas is prohibited. Any damage caused to the common area landscape or irrigation as a result of parking will be charged to the owner.
- 3) Leaks from vehicles in the street and on driveways must be cleaned up within a reasonable time period.
- 4) All streets and parking areas within the Association are private and are subject to applicable laws, ordinances and regulations of the Association and all governmental agencies having jurisdiction over the Association.
- 5) On-street parking and parking spaces shall be available on a first-come, first-serve basis to all guests and visitors. Street parking is permitted on only one side of the street within the Association, except in those areas that have been specifically designated as “no parking” areas.
- 6) No vehicle may be temporarily parked on any street or in any parking space in the Common Area for more than twenty-four (24) continuous hours, unless otherwise permitted by the Board. Vehicles parked without moving for more than seventy-two (72) hours will be deemed as stored vehicles and will be subject to tow.
- 7) Parking in the fire lane is prohibited. Vehicles parked in the fire lane are subject to tow, at the vehicle owner’s expense, without any notice.
- 8) No Resident shall park, store or keep any large commercial vehicle, recreational vehicle, camper, motor home, trailer, boat trailer, boat, aircraft, mobile home or other similar vehicles on his or her Lot or on any portion of the common area, unless for the purpose of loading and unloading, which shall not exceed forty-eight (48) hours.
- 9) Any standard passenger automobile, camper, van and similar vehicles up to and including one ton (when used for everyday transportation) may be parked within a Resident’s respective garage or on said Resident’s driveway, provided such automobile does not extend into or onto any portion of the sidewalk or street.
- 10) No Resident shall conduct major repairs to any motor vehicle in his or her garage or upon the Common Area, except for emergency repairs thereto and then only to the extent necessary to enable the vehicle to be moved to a proper repair facility.
- 11) No Resident shall park or store an inoperative vehicle on his or her Lot for more than forty-eight (48) hours. Inoperative vehicles parked in the common area parking spaces and/or streets are subject to tow.
- 12) Each Resident shall keep his or her garage readily available for parking his or her respective vehicles therein and shall not store any goods or materials therein, nor use any portion of the garage for a workshop or other use if such storage would prevent the Resident from parking two vehicles in the garage.
- 13) Unless otherwise allowed by the Board or the City, each Resident shall maintain a minimum interior space of his or her respective garage clear at all times to accommodate parking of vehicles within such garage and no business activity, day care or garage sales shall be conducted within or from any garage in the Association.
- 14) All garage doors shall remain closed at all times, except as reasonably required for entry and exit from the garage.
- 15) Each Resident shall ensure that his garage door is in proper working order at all times.
- 16) No Resident may lease, sub-lease, sell or give any parking space(s) within his garage to any individual who is not a resident within the Association.
- 17) Off road riding within any private exclusive use area, common area, open space, or public or private street serving the community or its districts is prohibited.