

CARS: All residents should park their primary vehicle in their garage. Garages are not to be used for storage that prevents room for parking a vehicle. If you have a second vehicle, you must park in front of your garage if there is room. If not, you can park next to your garage, the main lot, or in the lot behind 5110. Please ensure you are parking in a manner that will not block your neighbors use of their garage and/or any surrounding parking spaces. Only two vehicles are allowed per residence. Any additional vehicles must be stored off site. Cars may not be parked for an extended period of time without moving or attended to in the parking lots. Unattended vehicles may be subject to removal by the association, and/or the owner fined.

ANIMALS: There is a 25 pound limit for pets at the property, and you are limited to (2). The board can grant size waivers on a case by case basis, but the waiver needs to be submitted for consideration. Animal owners are required to take their animals to use the designated areas and that the waste be removed immediately after deposit. Pets are not be allowed to run unrestricted within the general common areas.

RENTAL UNITS: Although rental units are allowed at the property, there are still obligations to the unit owner(s). All leases shall be in writing, and for a period no shorter than (30) days. Owners who lease their Unit shall promptly notify the Association in writing of the names of all the tenants and members of tenants' families occupying such Unit. Owners are responsible for insuring their tenants abide by all HOA rules. Owners must also provide their tenants with copies of the Governing Documents, including the Rules and Regulations.

BALCONIES AND DECKS: Balconies and decks are to be used for deck furniture, barbecues and planters. Those areas, along with the area underneath the outside stairs are not to be used for storage. Patios and decks are to be kept clear of clutter. When it starts to snow, the removal of snow off the balconies and decks are the responsibility of the owner.

TRASH: Garbage cans are to be stored in the garage on non trash pick up days. Every unit is required to use a trash can. A reminder to be aware of bears and animals moving through the property. It is important to leave garbage cans out for as short a time as possible. Put the cans out as late on night the night before as possible and return them to the garage as early as possible on trash pick-up day.