

Pacific Point Parking Policy

Effective August 28th, 2010

1 Introduction

The existing parking at Pacific Point provides for one enclosed garage space per unit. The open parking lot provides for approximately 0.6 spaces per unit; lot parking cannot be guaranteed for every resident simultaneously, so parking is first-come, first-served. These **rules** have been written to attempt to optimize the use of the parking available for residents.

2 Parking Rules

2.1 Vehicles parked in the Pacific Point lot must be legally registered and display a valid parking permit.

2.1.1 Valid Pacific Point permit must be visible hanging from rearview mirror.

2.1.2 No vehicle may remain parked in the same space for 7 consecutive days, without prior notice to Manor Association (650) 637-1616.

2.1.3 Exception: Service vehicles may park without a permit between the hours of 9am and 6pm. Vehicles must display on their dashboard the unit number they are attending.

2.1.4 Vehicles with missing, invalid, or expired license plates may not be driven on California roads, and as such *will be considered as stored vehicles*, and are subject to tow without notice, even if they have a visible and valid Pacific Point Permit and are parked in a designated space.

2.2 There is no parking in non-designated areas

2.2.1 Vehicles left unattended in a red zone will be towed without notice.

2.2.2 Vehicles left unattended in front of a garage door will be towed without notice.

2.3 Parking violations may be disputed

2.3.1 Manor Association (650) 637-1616 may be contacted immediately to provide relevant information as to why your ticket or pending tow is in error.

2.3.2 You must appear at the next scheduled monthly HOA meeting to further dispute the violation.

3 Policies

3.1 Enforcement

All parking rules violations shall result in a warning notice for first violation, and a tow for any subsequent violation. *Exception: Parking in non-designated areas (2.2) will result in a tow on the first offense.*

A "subsequent violation" is defined as a vehicle with the same license plate violating the same rule 24 hours or more after the initial warning notice has been issued, and less than one year since the previous violation.

Towing service for violating vehicles is provided by contract between Pacific Point Homeowners' Association and (current 1/28/10) Westlake Towing. Towed vehicles may be recovered by contacting them directly at:

Westlake Towing Co.

570 Sylvan St.

Daly City, CA 650-755-4300

3.2 Parking Permits

One Pacific Point parking permit will be allocated to each unit. The homeowner is responsible for keeping track of the permit, and for passing the permit along to any renters, or to subsequent homeowners after a sale.

3.2.1 Lost Permits

If a parking permit is lost, a replacement may be requested, at a charge of \$100. Only one replacement permit will be provided per calendar year; if you lose your replacement permit, you must wait until one year from the date of issue to request another. During this time, you will not have the right to park your vehicle on the grounds, except in your covered garage space.

3.2.2 Damaged Permits

Damaged permits that are still identifiable may be returned and replaced for a fee of \$25 at any time. If the permit is unidentifiable, it is considered lost, and subject to the policy defined in section 3.2.1.

3.3 Vehicle Washing

The washing of vehicles is not permitted on the premises. Violation of this policy shall result in a fine of \$100 for the first violation, and \$300 for each subsequent violation.

3.4 Garage Storage

Pacific Point residents may not use their garage spaces for storage in such a way that it prevents the use of the garage for the parking of a vehicle. Violation of this policy shall result in a fine of \$100 the first month, and increasing by \$100 per month for each subsequent month the garage remains in violation. (So, for example, the third month in violation would result in a fine of \$300).

Temporary exemption to this rule may be requested from the board of directors and/or through the management company.