

TRIMONT MOUNTAIN ESTATES COMMUNITY ASSOCIATION ON-ROAD PARKING RULES

The Trimont Mountain Estates Community Association was given an easement to operate and maintain the roads within the community. Among other responsibilities, this easement requires the Association to take reasonable measures to ensure that roadways remain open and provide unfettered passage to residents, visitors, vendors, emergency vehicles and others who have a need to travel through the community.

With few exceptions, the community's existing roads are a single lane wide, and cars or trucks that are parked on the side of roads can impede or block the passage of vehicles and constitute a hazard. Under the circumstances, the Association adopts the following rules that are intended to regulate parking on the shoulders of community – owned roads.

1. No vehicle will be permitted to park on the shoulder of a community – owned road, unless:
 - a. The vehicle owned by or visiting an Association member's property is parked along the shoulder of the road that abuts the member's property, and
 - b. The vehicle owned by or visiting an Association member is parked along that part of road that falls within the member's property line, and
 - c. The shoulder of the road where the vehicle is parked is wide enough so that no part of the vehicle touches or intrudes upon the paved or graveled road surface.
2. These rules are not intended to apply to delivery and other vehicles that are parked on the shoulders of community roads for short time periods during which the drivers are able to observe their vehicles and can move them if they are blocking the road or otherwise creating a hazard.
3. It is the responsibility of every Association member to be familiar with these rules and to ensure that they and their family members as well as renters, visitors, or vendors performing services on their property comply with these rules.
4. A complaint concerning a violation of these rules should be reported immediately – by telephone or email -- to any member of the Association's Board.
5. If the Board determines that a parking violation has occurred, it will:

- a. Upon the first infraction at a residence or lot, send a letter to the owner describing the violation and reminding the owner of these rules.
 - b. Upon the second infraction within any 6-month period, impose a fine on the owner in the amount of \$25.00.
 - c. Upon the third infraction within any 6-month period, impose a fine on the owner in the amount of \$50.00.
 - d. Upon the fourth or greater infraction in any 6-month period, impose a fine of \$75.00.
6. The Association will collect unpaid fines that are imposed under these rules pursuant to the rights and remedies granted to it under Article VI, Sections 9 and 10 of the Association Bylaws. In addition, the Association reserves the right to pursue other remedies, including, but not limited to, securing a court order enjoining an owner from violating these rules.
7. Association members with special, short-term parking issues may apply to the Board for a special waiver of these rules. Examples of situations for which a waiver might be requested include: 1) the case of an Association member who is building on his/her property and has no location other than the shoulder of the road on which to park construction vehicles during the initial stages of the project, or 2) an Association member who is having a get together at his/her home and needs additional on-street parking during the event for his/her guests. Waivers may be requested by phone or email. Any such waiver request must set forth the reason why a waiver is requested, the time period over which the waiver is needed, and a parking plan that describes where vehicles will be parked, and who can be contacted to ensure that vehicles blocking the road can be immediately moved.