

The Villages of St. John's Woods
Property Owners Association
Policy Resolution
Parking

WHEREAS, the Association Bylaws grants the general power to conduct the business and affairs of the Association including the interpretation and enforcement of the governing documents and the development and approval of rules to the Board of Directors, whose members shall be members of the Association;

AND, WHEREAS, there is a need to clarify Article VI, Section 16 and Section 17 of the Declaration of Restrictions and Protective Covenants;

AND, WHEREAS, there is a need to adopt a rule prohibiting vehicles from parking on any street within the community overnight:

NOW, THEREFORE, BE IT RESOLVED THAT in order to protect and assure an attractive community, the Board of Directors establishes a policy as follows:

Vehicles that may be parked within the community include conventional passenger vehicles in good repair and which are currently licensed and in regular use. No inoperative vehicle or vehicle in a state of noticeable disrepair shall be kept or stored upon any lot, driveway or common area nor any repair work be done to any motor vehicle except for very minor repair work.

Each resident is permitted to park no more vehicles than can be accommodated by their garage or driveway. Owners shall provide space for off-street parking. No parking will be allowed on any un-paved space, i.e. lawns or sidewalks. If guest parking is limited or unavailable, vehicles may park on the side of the street. Overnight parking should only be temporary and infrequent.

Enforcement Procedures

Written Notice of Violation. The Board or Managing Agent shall notify the Owner in writing of said violation. The notice will allow five (5) days to cure the violation. The Member shall be entitled, upon request, to a hearing before the Board of Directors to contest the violation and/or fine. The minutes of the hearing shall contain a written statement of the results of the hearing and the fine, if any, that is imposed. The Association is not required to provide such notice and opportunity to be heard for recurring or continuing violations unless no fewer than three (3) months have passed from the time of the previous violation.

Lien Against Member: Any such fine shall constitute a personal obligation of the Member, as well as a lien upon the property, which lien may be foreclosed in the same manner as a lien for unpaid community association assessments pursuant to the South Carolina Code of Laws.

Recorded in the Book of Minutes on July 29, 2008