

VINTAGE WEST HOMEOWNERS' ASSOCIATION REMINDERS OF RULES AND REGULATIONS

Dear Fellow Residents:

- 1) The speed limit on all Vintage West streets is 15 MPH - **NOT** 20 or 25 or 30!!! There are many children in our neighborhood and the streets are somewhat narrow, therefore, for the safety of all involved (including those backing out of their driveways and all guests) we must insist on complete adherence to the 15 MPH speed limit.
- 2) Street parking is for guests or when your garage and carport is full of cars. The parking/storing of trailers, camper shells, boats and large commercial vehicles including bobtails, tractors and/or trailers, large box-style trucks anywhere in the neighborhood including on the streets or on driveways or yards is prohibited per the CC&R's. Please park inside the garage or store off-site. However, it is acceptable to park a boat trailer, camper or something similar the day before or after a recreational trip. Excessive parking of vehicles, including the storing of vehicles or long term parking on the street, is also prohibited.
- 3) Street parking of vehicles leaking fluid is prohibited. This fluid will ruin our streets.
- 4) Please keep yard (both front and back) maintained, weeds removed, grass mowed, trees trimmed, trash & junk removed, pet droppings removed, house painted (including white wood fascia and foundation), window covers in good repair and no torn screens. Termite infestations must be treated immediately.
- 5) Please stow blue recycle and green trash cans between pick-ups. These receptacles are **NOT** to be left on the street or sidewalk or in the front yard. At a minimum, these cans must be pulled up against the side of the house or against the fence away from the sidewalk, front yard and off the carport areas (if possible). **NOTE:** On pick-up day your garbage cans must be at the edge of the sidewalk and at least four feet away from parked cars and any other fixed objects so the garbage truck claws can reach the cans. These are requirements of both the CC&R's and City of Phoenix Regulations.
- 6) Monthly homeowner fees are due on the first of each month. All late fees, administrative fees, liens, collection letters cost and attorney collection costs incurred will be added to your account. Please pay on or before the due date.
- 7) Parents, please ensure your children play in the park or other low traffic areas. Please also respect the park and other common areas. Keep them looking well for all to enjoy. You are responsible for the supervision of your children.
- 8) Any additions or changes to the exterior of your property should be sent to the HOA Board for approval thirty days prior to the beginning of construction. Painting of exterior must conform to existing paint colors/schemes.
- 9) Dog Owners: It is required by both the city code and association CC&R's to clean up after your pets especially in the park! Please do not let your dog roam unattended in the neighborhood or park area. Also, excessive barking and howling is a nuisance to your neighbors and a violation of city code. Please control dog barking, especially at night and early morning hours.
- 10) Monitor your sprinkler system to avoid flooding streets. Continued over watering damages the streets.

- 11) The Vintage West HOA does **not** give written or verbal consent to operate motorized scooters or “pocket bikes” on Vintage West streets or common areas including the park and sidewalks.
- 12) Vintage West is generally a quiet, safe neighborhood. However, if you witness or experience an incident or suspicious activity, please contact the police at 911 or Crime Stop at (602)262-6151. Also, please report it to the Board so we are aware, by writing Vintage West HOA at 16625 S Desert Foothills Pkwy, Phoenix, AZ 85048 or fax to (480)759-4945 or e-mail to VintageWest@WeAreVision.com
- 13) Do not bring shopping carts from the Walmart grocery store into Vintage West.

NOTE: The CC&R’s and the Association Bylaws are the controlling documents for Vintage West HOA. As a homeowner you are legally bound to accept and abide by the CC&R’s, and agreed to such when you signed your mortgage closing documents.

These are rules that will keep our neighborhood looking nice and keep property values up.

You can contact the Board by writing, faxing or e-mailing to the addresses listed above. **Any complaints or concerns must be in written or e-mail form to be considered. Verbal or phone concerns can not be considered to avoid mis-communication.**

Thank you!
VINTAGE WEST BOARD OF DIRECTORS