

Gardens at South Mountain

C/O VISION Community Management
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Parking Rules

Resident Parking: Per the CC&R's for The Gardens at South Mountain, all residents must park in their garage or driveway. Any resident's vehicles parked in the street shall be subject to tow.

Guest Parking: Guest Parking is defined as a vehicle parked on the street not more than five (5) consecutive days and no more than ten (10) days per month. Any vehicle that exceeds this definition will no longer be considered Guest Parking unless prior arrangements have been made, and that vehicle shall be subject to immediate tow. Residents are responsible for all guests and their vehicles.

Commercial Vehicles: Commercial Vehicles may be parked in the garage or driveway only, unless they are temporarily providing service during the day. Commercial Vehicles shall not be parked on the street overnight.

Approved Parking Areas: Parking is prohibited within the cul-de-sacs, non-sidewalk side of the street, on or in the common area(s) and in any manner that interferes with the safe, convenient and orderly ingress and egress by other owners and their guests to-and-from the driveways and walkways on the other Lots. The Board shall have the right to have any vehicle which is parked, kept, maintained, constructed, reconstructed or repaired on a Lot, the Common Area, a Private Accessway or a Private Joint Ingress/Egress Easement in violation of the Project Documents including any rules and regulations as promulgated by the Board, immediately towed away without notice at the sole cost and expense of the owner of the vehicle.

OWNER VARIANCE: If a Lot is Owner Occupied, a variance may be obtained by submitting a letter to the Board of Directors explaining why a vehicle needs to be parked on the street. In order for a variance to be obtained, the Owner must provide vehicle registration for all vehicles, and a photo that shows both the address of the house, and proving that the garage is being used solely for parking. The garage is also subject to inspection by the Board of Directors. Variances will be granted by the Board of Directors for a period of up to one (1) year and require renewal. Hanging placards will be required in order for an Owner's vehicle to be parked on the street.

Temporary Owner Parking: If an Owner has extenuating circumstances that call for their vehicles to be parked on the street, Temporary Owner Parking Passes will be issued with the dates they are valid to be displayed on the windshield through the Management Company.

Overnight street parking is for guests only. All residents must either park in their garages or driveways. Any resident vehicles parked in the street are subject to immediate towing at the Owner's expense.

