

**THE UNIT OWNERS ASSOCIATION OF
HERITAGE HUNT CONDOMINIUM I**

POLICY RESOLUTION NO. 10

RELATING TO : Vehicles on Condominium Property

WHEREAS, the Condo Board has determined that Section IV, [D] of the Unit Owners Association Rules and Regulations does not adequately describe the types of vehicles prohibited by its terms , and

WHEREAS, the Legal and Covenants committee has proposed that Section IV [D] of the Unit Owners Association Rules and Regulations be amended to more specifically provide for how vehicles may be parked, kept and/or maintained on condominium property, and

WHEREAS, the Condo Board deems it appropriate to do so:

NOW THEREFORE, BE IT RESOLVED THAT Section IV [Miscellaneous Use Restrictions] Subsection [D] of the Unit Owners Association Rules and Regulations is hereby amended to provide as follows:

D. Vehicles on Condominium Property

1. Commercial or recreational vehicles, including boats and trailers of any type, may not be kept or parked on condominium property including the garages. Commercial and recreational vehicles shall include, but not be limited to, the following:

- a) Any boat or trailer,
- b) Any motor home or self contained camper,
- c) Any camper slip-on where the back of the camper is higher than the roofline of the cab or truck,
- d) Any mobile home, trailer or fifth-wheel vehicle,
- e) Any pop-up camp/tent trailer or similar recreation oriented portable vehicle or transportable facility or conveyance,
- f) Any vehicle displaying the RVIA (Recreation Vehicle Industry Association) seal which indicates compliance with ANSI (American National Standards Institute) standards.
- g) Any other vehicle not defined above which is not normally or regularly used for daily transportation, including dune buggies, non-operational automobile collections or other automotive equipment not licensed for use on the highways of Virginia,
- h) Any vehicle defined as a commercial vehicle by the Virginia state law,
- i) Any vehicle with commercial signs, advertising or visible commercial equipment, including passenger cars, vans and trucks normally used for private purchase but painted with or carrying commercial advertising, logos, or business names or carrying visible commercial equipment,
- j) Private or public school or church buses.

2. Junk or derelict vehicles may not be parked on condominium property including the garages.

A vehicle shall be deemed to be derelict if it is missing any necessary parts, such as, but not limited to, tires, wheels, engine etc., that are necessary for operation of the vehicle on public streets. A vehicle shall also be classified as a derelict vehicle if it does not have a current state inspection sticker or current license.

3. Vehicle repairs are not permitted on condominium property, except as necessary to remove vehicles from the premises.

4. Vehicles may not be parked or stored unattended in a hazardous condition including, but not limited to, vehicles on jacks or blocks.

5. Vehicles prohibited by the terms of this section which belong to guests of residents are permitted for a temporary period not to exceed 5 days without prior approval by the Condo Board.

6. Vehicles maintained on condominium property shall be registered with the Heritage Hunt Homeowner's Association [HOA] in accordance with procedures established by the HOA board of directors.

RESOLUTIONS ACTION RECORD

Resolution Type: Policy No. 10

Pertaining to: Vehicles on condominium property

Duly adopted at a meeting of the Board of Directors of the Unit Owners Association of Heritage Hunt Condominium I, held 3-9-10

Motion by:

Seconded by:

				ABSENT	ABSENT
<i>John J. Plun</i>	<i>Pres</i>	✓			
<i>Kay Crowley</i>	<i>VP</i>				✓
<i>Stano Venoska</i>	<i>Treas.</i>	✓			

ATTEST:

Marjorie R. Morgan
Secretary

9 March 2010
Date

Resolution Effective: immediate