

***Appendix 24/Parking Restrictions**
Patriot Condominium Unit Owner's Association Inc.

Order: LDGKPHV55
Address: 310 Patriot Ln Unit D
Order Date: 12-07-2023
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Patriot Condominium Owners Association, Inc.
603 Pilot House Drive, Suite 300
Newport News, VA 23606
(757) 534-7751 / (757) 534-7765 Fax

Parking Regulations **Rules and Regulations (24)**

24. **Parking and Vehicular Restrictions:** Parking on the Property

shall be restricted to private automobiles, passenger vans, and small (7,500 pounds gross weight or less) pickup trucks, motorcycles, gasoline/electric scooters/mopeds and ONLY within the driveways, streets and parking areas designed and/or designated for parking. All vehicles must be parked so as not to impede traffic or mailbox access, or damage vegetation. No parking on lawns or Common Elements/Limited Common Elements shall be permitted.

No junk (inoperable) or derelict vehicles or vehicles not displaying current registration plates and current county and state permits shall be kept on any portion of the Common Elements/Limited Common Element, nor shall any

major repairs (including changing of fluids which could cause a spill) of any motor vehicle, which shall cause the vehicle to remain inoperable at the end of one day, be conducted upon any portion of the Common Elements/Limited Common Elements. Long-term storage of vehicles is also not permitted within the Condominiums. For the purpose of these rules, any vehicles that is not moved or driven for a period in excess of thirty (30) days shall be deemed long-term storage. The Board of Directors through the Managing Agent shall approve exceptions.

No commercial vehicles, campers, mobile homes, motor homes, house trailers or trailers of any type, recreation vehicles (e.g., non-licensed motorcycles, etc.), boats, or commercial vans shall be parked or stored within the Property. "Commercial vehicles" are vehicles that are not designed and used for customary, personal/family purposes. The absence of commercial lettering or graphics on a vehicle shall not be determinative of whether it is a commercial vehicle. Concurrently, lettering on a vehicle advertising a business is indicative of a commercial vehicle. The lettering on a vehicle may be covered with a magnetic strip the same color as the vehicle, to bring it into compliance, provided there are no other features that cause the vehicle to be considered commercial.

The foregoing restrictions regarding commercial vehicles shall not apply to temporary parking of commercial vehicles in connection with construction use or providing pick-up and delivery and other commercial services. Service vehicles for repairs and/or construction may park within the Property between 7 A.M. and 8 P.M., except in the case of emergencies.

A speed limit of 10 MPH should be observed within the parking areas. Except for motorized wheelchairs or other devices to assist the handicapped, motorized vehicles, including, but not limited to, golf carts and motorized scooters, are prohibited on the Association's sidewalks and unpaved portions of the Common Elements/Limited Common Elements.

Subject to applicable laws and ordinances, any vehicle, recreational vehicle, boat, or trailer (hereinafter "vehicle"), parked in violation of these or other restrictions set forth in the Governing Documents may be towed by the Association at the sole expense of the owner of the vehicle without notifications. The Association shall not be liable to the owner of the towed vehicle for trespass, damage, or otherwise, nor shall the Association be guilty of any criminal act, by reason of the towing.

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