

THE INVERNESS ASSOCIATION INC.

Policy Resolution for Vehicle Parking and Storage POOL PARKING LOT

WHEREAS, Article II, Section 2 of the Declaration of Covenants, Conditions and Restrictions (Declaration) for The Inverness Association, Inc., hereinafter referred to as Association, imparts to each owner the right to not more than two automobile parking spaces, and

WHEREAS, Article VII, Section 1(a) of the Bylaws for the Association empowers the Board of Directors to adopt and publish reasonable rules and regulations governing the use of the Common Area and facilities, and

WHEREAS, The Board of Directors for the Association desires to promulgate and enforce a policy which governs use of the "pool parking lot" on Coddle Harbor Lane in accordance with Article VII, Section 1(a) of the Bylaws and consistent with law,

NOW, THEREFORE, BE IT RESOLVED THAT, in support of the above, the Board of Directors hereby declares and adopts the following policy and procedures governing use of the pool parking lot and violation enforcement:

***** POLICY *****

1. The following policy hereby supersedes any and all other policies or agreements which may have been previously enacted by any Board of Directors for the Association which may have dealt with the parking and storage of vehicles in the pool parking lot which is a part of the Common Area of the Association.
2. Any vehicle which is parked on the pool parking lot is subject to all of the conditions of the Inverness Parking Regulations.
3. The use of the pool parking lot by and for pool patrons shall take precedence over any other use of the pool parking lot.
4. Any vehicle which is parked on the pool parking lot, other than for Rule 3, above, must be registered to an owner or resident of The Inverness Association.
5. No resident may park more than one (1) vehicle in the pool parking lot at any time.
6. Residents who wish to use the pool parking lot for a period in excess of ten (10) days shall make a written request to the Board of Directors. Such written request must include the name and address of the resident and the make, model and license plate number of the vehicle while will be parked in the pool parking lot.
7. The owner of any vehicle which is not in compliance with the Association's parking regulations shall be notified in writing by the Board or its agent to remove such a vehicle from said premises within forty-eight (48) hours. Such notification will include the posting of notification of the intent to remove the vehicle. Any notice shall direct the owner to remove the vehicle within a period not to exceed forty-eight (48) hours of the posting of the notice upon said vehicle.
8. Vehicles which are not removed by the vehicle owner within the specified period shall be removed from the Common Area by the Association. Any towing and storage charges or damages resulting from such removal, if any, shall be the responsibility of the owner of the vehicle. If the vehicle is determined to be owned by a tenant or guest of a member of the Association, the member may be responsible for any expenses incurred in the removal of such a vehicle. The Association may pursue any action at law

which may be necessary to recover expenses incurred in the removal from the Common Area of any vehicle pursuant to this policy.

9. This policy may be amended from time to time in accordance with applicable provisions of the Declaration and of applicable statutes.

APPROVED: May 7, 2012



President, Board of Directors



Date

EFFECTIVE DATE: