

BAYWAY Board Guidelines for Parking

Approved 2.29.2024

The Bayway Board of Directors with help from all Residents have approved effective immediately the following parking Guidelines to benefit all Owners and Renters on site.

As many of us know the parking design we have was built in the mid-80s when many owners were seasonal and mostly had one vehicle. Until recent years we were fortunate to have some units vacant and some owners here seasonally leaving many parking spaces empty. Present day we now have many new Owners living here full time and all rental units occupied resulting in almost all 31 units occupied full time so we have a lot of cars and trucks onsite daily with only 34 parking spots total, most are full by night. It has been increasingly difficult for residents of buildings 1 and 2 to park in the rear with only 18 spots and requires overflow in front of building 3 so we **added 5 Visitor spots in front of building 3 as a courtesy for all guests and workers to use and to not park in Owner spaces but we need some more organization and cooperation from all to make this work.** Our goal as board members is not to put up costly and unsightly signs making our home look like an apartment complex or plaza so we hope everyone will self-enforce these new guidelines for the greater good of all so we have come up with these basic guidelines below.

- 1. Only Owners and Renters should park in spaces marked Owner, please do not park in Visitor spots unless all Owners spaces are full.
- 2. All Visitors and Guests including any Service or Maintenance vehicles are required to park in the designated Visitor spaces in front of building 3. If those are full you should direct them to park on the Bayway between the travel lane and the bike lane in the slashed lines only. **(Do not Park in the Bike Lane) you will get a ticket!**
- 4. All residents from buildings 1 and 2 with Pickup Trucks are required to park in the spaces behind building 3 and are encouraged not to park them or large vehicles around the landscape island because it is very difficult for residents to back out of their garages and narrows the path for Ambulances and Fire Trucks in case of emergency. **4 door trucks and Full-sized SUV's, such as Expeditions, Suburban's and Tahoe's should not park in the small spaces around the island.**
- 5. **Parking in any other area that is not a designated parking space will not be tolerated and the board reserves the right to fine at the expense of the individual unit the vehicle parked illegally. This is to include workers doing work in our neighborhood. Areas included are in front of the pool and around the island between buildings 1 and 2. The individual property owners are responsible for informing the contractors and or friends and family to use visitor spaces.**
- 6. **Parking in front of garages is for unloading and loading only. If a vehicle is parked in front of a garage for a period of time that is longer than just unloading and loading, the board reserves the right to fine at the expense of the individual unit. At least 2 written warnings will be given prior to either of these 2 actions are taken.**
- 7. **There are 2 parking spaces marked RESERVED behind building 3. These parking places are courtesy to 2 of our community members that have handicap placards. These parking places are so that the 2 members have designated parking. Please refrain from parking in these RESERVED**

parking spaces behind building 3. The board reserves the right to fine at the expense of the individual unit accordingly after at least 2 written warnings are given.

- 8. **Please do not park any vehicle next to the Dumpster that extends beyond the painted white line, blocking the Trash truck from emptying the dumpster** will incur a trip charge when that happens. That vehicle owner may receive the bill for inconvenience.
- 9. **No Long term or overnight parking in front of garages is allowed, and blocks vehicle passage.**
- 10. **No parking around the island curbs where marked No parking.**
- 11. *The owners and renters MUST park their 1st car in their respective garage. If the owner or renter has 2 cars, only the second car can be parked in an owners parking place. If this parking practice is not followed, there can be fines at the expense of the individual unit after 2 warnings are issued.*
 - *If any fines are handed out for parking violations, all money's will be placed into the association general fund.*
 - *Contractors are not to leave any trailers in visitor or owners parking places over the weekends. The individual unit owners will be fined \$100 per night left.*

The Board reserves the right to make changes as needed. Please notify West Coat Management regarding infractions through your owner portal or by emailing service@wcmanagement.info.

Thank you On Behalf of the Bayway Board of Directors