

### III. PARKING (Revised November 15, 2017)

The Association strives to utilize our parking areas for RDTA residents and their guests in a manner that not only follows required regulations, but also attempts to meet the needs of our community. It is the policy of the Association that two (2) vehicles (cars, vans, etc.) are expected to be parked in the garage of the residence. Marked parking stalls on RDTA streets and in front of the pool area are provided for the vehicles of guests and residents with special needs, and require prior authorization. Specific marked parking stalls are rarely assigned to a specific unit. Additional parking is available for residents and guests on the public streets (Ramona Road and Dominguez Ranch Road). The privilege of having authorized parking may be revoked by the Board of Directors at any time, in the event of a parking violation.

A. Properly Parked Vehicles in RDTA marked parking stalls are parked:

1. Within the boundaries of a marked parking stall
2. Head-in in perpendicular marked parking stall (not backed-in)
3. Parallel in parallel marked parking stall (not on diagonal)
4. Not encroaching a sidewalk or blocking a street
5. With and only with prior authorization, as specified in the RDTA Parking Procedures and Fees.

B. Resident Parking Authorization

The Association has more marked parking stalls than guests require, but not enough to permit all members to cease parking in their garages. The Association makes available resident permits for specific qualifying circumstances.

C. Temporary Parking Authorization

No fee, temporary parking authorization in marked parking stalls may be requested for qualified vehicles under the following circumstances:

1. Residents with short-term special needs.
2. Residents moving in or out.
3. Vehicles of guests visiting RDTA residents.

For specifics, see the RDTA Parking Procedures and Fees.

D. Parking Enforcement

1. A valid parking permit issued by the RDTA Parking Committee or temporary safelisting thru the current parking patrol company is required to park in the marked parking stalls of the community, which includes the marked parking stalls in front of the pool area.
2. Violations enforced by **immediate towing at owner's expense with no prior warning are:**
  - a. Vehicle parking in a red zone or fire lane.
  - b. Unattended vehicle parked in front of a garage door.
  - c. Vehicle parked on the greenbelt (lawn area), sidewalk or Common Area walkway.
  - d. RV, boat, or trailer of any type parking on Association property in excess of a twelve (12) hour grace period of 7:00am to 7:00pm allowed for loading and unloading.
  - e. RV hooked up electrically to any unit in the complex, except briefly to verify function.
  - f. Abandoned vehicles, inoperable vehicles, or vehicles with expired license tags will be towed away after seventy-two (72) hours. Moving a vehicle from one spot in the Common Area to another will not restart the seventy-two (72) hour time period.
3. Other violations are enforced by **citations and towing at owner's expense.**

- a. Vehicles parked in marked parking stalls without the proper parking authorization (safelist thru the current parking patrol company or valid parking permit issued by the RDTA Parking Committee).
  - b. Vehicles parked improperly in marked parking stalls. Refer to Section A above.
  - c. Resident's vehicle misrepresented as guest vehicle.
4. Residents and visitors with appropriately visible government-issued handicapped hang tags or plates may park in ~~guest~~ marked parking stalls without a special RDTA permit.

See the RDTA Parking Procedures and Fees for the enforcement procedures applying to these violations.