



## CHURCHILL VILLAGE-SOUTH HOMEOWNERS ASSOCIATION, INC.

c/o Vanguard Management Associates, Inc.  
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[www.churchillsouth.org](http://www.churchillsouth.org)

October 2018

### Important Parking Information



Dear Churchill Village-South Homeowner/Resident,

One of the most asked questions of the Board relates to parking. Specifically, the parking of commercial vehicles overnight within the Association. The Board has asked that the attached policy resolution be sent to all residents as a reminder of the current restriction on parking commercial vehicles overnight on the common areas within the community.

There also has been some questions about towing from areas that have assigned parking. Enforcement with respect to individual parking spaces specifically assigned for the use by a particular home is based upon the reliance of each resident to be a "good neighbor" and respect the spaces assigned for use by other residents.

Another area of concern is the parking of vehicles along the common drive lanes serving the single-family homes (sometimes referred to as "pipe stem drive lanes"). Parking is prohibited along these areas as doing so can limit ingress/egress to the individual homes. Please do not park along the common drive lanes.

Sincerely,  
CHURCHILL VILLAGE-SOUTH HOMEOWNERS ASSOCIATION, INC.

A handwritten signature in black ink that reads "Randy McClement".

Randy McClement  
Community Manager

Enclosures

*Churchill Village-South*  
*Homeowners Association*



POLICY RESOLUTION (RULE)  
PARKING AND VEHICLES  
ADDENDUM

WHEREAS, the recorded Declaration of the Churchill Village-South Homeowners Association (Association) provides that the Board of Directors of the Association shall have the power and authority to adopt and promulgate reasonable rules and regulations with regard to the common areas of the Association and private lots within the Association and the conduct of persons thereon; and

WHEREAS, the Board of Directors deems it advisable, for the benefit of the community and the residents therein, to establish a specific policy regarding Parking Commercial Vehicles on the common areas and Parcel Common areas owned by Churchill Village-South Homeowners Association ; and

WHEREAS, the policy as hereinafter set forth is intended to be in furtherance of, and not in derogation of the Declaration, Bylaws, applicable state law and any governmental provision.

I. RULE

- (b) **Commercial Vehicles shall not be parked overnight in any Common Area or Parcel Common Area.**

“Commercial Vehicle” is defined as follows: Any motor vehicle and any trailer or semi-trailer designed or used for carrying or hauling freight or merchandise, or for providing services in connection with any commercial enterprise, or any vehicle displaying a commercial logo, wording or advertising, or any vehicle with tools, ladders, machinery, equipment or materials carried on its exterior, or any vehicle higher than 7 feet, measured from the ground to the top of the roof, or any vehicle more than 18 feet in length. Such definition does not include any motor vehicle owned by a governmental agency and used primarily for carrying passengers.