

THE OAKS OF DEL REY CONDOMINIUM ASSOCIATION RULES AND REGULATIONS

Revised 6.28.2000

Governing Documents

1. There shall be no violations of the Declaration of Restrictions, Article 2, Sections 2.1 through 2.29.

Parking and Storage of Vehicles

1. No curbside parking is permitted except for loading and unloading for no more than 10 minutes.
2. Parking is in designated spots only. Each resident is assigned two parking places, one carport and one uncovered space. Any third vehicle must be parked off of The Oaks property. Overnight guests may use the guest parking places for no more than 24 hours. Contact the management office if additional time is needed.
3. Commercial vehicles, campers, trucks, trailers, over-sized pickups, motorcycles or boats may not be stored on the property.
4. No vehicle may be stored in a carport or parking area that is up on blocks or has an expired registration.
5. There can be no repair or restoration of a vehicle in the carport or common area.
6. Nothing may be stored in a carport other than the Association approved wood rack with no more than one quarter cord of wood.
7. The speed limit on the private streets is 10 miles per hour.
8. No skates or skateboards are allowed in the common area. Bicycles are permitted on the streets only, not on the sidewalks.

Pets

1. No more than two household pets are allowed. No pet may weigh over 40 pounds.
2. Dogs are to be on a leash while in the common areas. Pets are to be properly licensed and are not allowed in the pool/spa area.
3. Pet owners are required to pick up their pet's waste, wrap and dispose immediately in the proper containers. Owners must immediately clean all pet waste and urine from the decks and/or walkways.
4. Food or water dishes may not be left in the common area.

Exteriors of Units

1. Balcony railings are not to be used for drying clothing, rugs, towels etc. Nothing may be in view on decks other than standard patio furniture and plants.
2. No modifications or additions of any sort may be made to the outside of a unit, including the decks, without a written application to the Architectural Review Committee.
3. Umbrellas are permitted on decks except for those with a written or commercial message.
4. All potted plants should be on plant stands that allow proper drainage, preferably with wheels. No pots/plants are to be placed on the balcony railing.
5. Safety must be a factor when using a barbecue on the deck. The fire bed must be at least two feet from the deck so as not to be a fire hazard. Hibachis and small portable barbecues cannot be placed directly on the deck.
6. Window coverings other than white or off white must be approved by the Architectural Committee.
7. Carpeting on the decks and walkways is not allowed under any circumstances. Only doormats that allow proper drainage will be allowed.
8. Satellite dish installations are allowed consistent with the Board of Directors approved policy. Copies can be obtained from the management office.

Use of Pool/Spa and Clubhouse

1. There is no lifeguard on duty at the pool or spa. Children under the age of 16 must be accompanied by the resident. Children under the age of 14 are not allowed in the spa at any time.
2. No glassware, flotation devices, balls, inner tubes or Frisbees are allowed in the pool/spa area.
3. Pool use is restricted to residents and invited guests when accompanied by the resident. The maximum number of invited guests per household shall be limited to four (4).
4. The clubhouse may be booked by the individual homeowner/resident for private parties. Contact the Management office for availability.

Garbage and Rubbish

1. All garbage, rubbish and other items to be discarded shall be secured in a suitable plastic bag, tied and discarded in the dumpster provided. Owners must inform new tenants before move-in to have moving boxes removed by the mover or flattened by the new resident and placed in the recycle center.
2. Trash or garbage may not be stored in the common area including decks, carports, walkways etc.
3. Recycle all materials possible in the proper containers in the recycle center.

Enforcement

1. First notice of a violation will result in a warning letter to the owner of the unit, second notice will result in a fine of \$50.00 per occurrence.