



# SSCHOA Policies, Procedures, and Practices\*

## Parking

*Revised January 12, 2008*

### **Requirements**

A) DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS OF SUNNY SLOPE CROSSING (Sections I, II), Jefferson County, Kentucky, Article III. General Provisions; Assessments, Section 9. Use of Other Structures and Vehicles:

c) No trailer, commercial vehicle, truck, camper, trailer, camping vehicle or boat shall be parked or kept on any Lot at any time unless housed in a garage or basement. No automobile which is inoperable shall be parked on any street in the subdivision for a period in excess of twenty-four (24) hours in one calendar year.

d) No automobile shall be continuously or habitually parked on any street or public right-of-way in Sunny Slope Crossing subdivision.

### **Objectives**

- Ensure a neighborhood that is consistent with the intent of the Sunny Slope Crossing By-Laws and Covenants, Conditions and Restrictions with a respect to safety, attractive, and inviting appearance and the protection and enhancement of property values.
- Compliance with and enforcement of the Covenants, Conditions, and Restrictions with consistent, clear, and open communication in a manner that promotes a friendly and considerate neighborhood.

### **Procedures & Practices**

- Consideration must be made to ensure that notices and communication are received; Parking Violations will be seen and will not blow off the windshield; letters will be received i.e. mailed or hand delivered not left on a door where they can blow away or inadvertently be removed by a third party or disappear due to the elements.
- Place a Parking Violation notice on the vehicle, truck, trailer, camper, etc.
  - Use the latest version of the approved form with notation of compliance e.g. "Please park in driveway"; "Please Remove"; etc.
  - Post a minimum of two (2) times
- Mail or hand deliver approved form letter.
- Direct communication with property owner to ensure that all extenuating circumstances are considered and to ensure that the property owner understands the consequences.
- The property owner will be given ten (10) days, as required by the By-Laws, Article III, Section 24, to request a hearing with the SSCHOA Board:
  - It is the property owner's responsibility to properly and clearly communicate, in writing, the request for a hearing to the Board following the notice of violation consequences i.e. that the vehicle will be towed.
  - The vehicle will not be towed until ten (10) days have expired without the receipt of written notice requesting a hearing.
- Have the vehicle removed/towed by the approved towing company.
  - a. The homeowner is responsible and liable for all damages, fees, and costs related to towing, storage, legal, and any other related fees, costs, or damages.

\* All policies, procedures and practices must define actions necessary as the result of and must conform to and be consistent with the Sunny Slope Crossing By-Laws, Deed Restrictions, and any other legal requirements binding on The Association such as, but not limited to, from Jefferson County and The Commonwealth of Kentucky.