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# Hampton Village Homeowners' Association

## Parking Rules & Restrictions



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### VEHICLE AND PARKING RESTRICTIONS

All streets in the Hampton Village Community are private; nevertheless, the City of Sacramento and the Sacramento Police Department are empowered to enforce the California Vehicle Code as if the streets were public (Vehicle Code Section 21107.7).

### PASSENGER VEHICLES AND TRAFFIC

The speed limit within the Community is 15 MPH.

Non-street rated vehicles (i.e., motorized scooters, mini-bikes, go-carts, ATV's, off-road vehicles etc.) or unlicensed motor vehicles are not permitted to operate within the Community.

Vehicles emitting excessive noise or fumes are not to be operated within the Community.

### PARKING ENFORCEMENT

Parking restrictions within the Hampton Village Community will be enforced and may include towing of vehicles to maintain compliance. Any vehicle which is parked in violation of the provisions of the Governing Documents may be removed at the sole expense of the Owner of the vehicle pursuant to California Vehicle Code Section 22658 upon notification by Management to the tow company.

### RESIDENTIAL GARAGE AND DRIVEWAY PARKING

Garages are required to be parked to capacity before using the driveway for parking. If you have a two-car garage, and you have two (2) vehicles, you are required to park your vehicles in the garage. If you have three (3) or four (4) vehicles, then two (2) are to be parked in the garage and the other vehicles will be allowed to be parked in the driveway. If you have an oversized passenger vehicle (large pick up, SUV, etc.) that does not fit in the Unit's garage, you may then park this vehicle in the driveway serving your residence.

Parking is permitted in individual driveways only where the parked vehicle does not extend over the sidewalk or street. Under no circumstances may Residents or Guests block the driveway of another residence. Driveways must be kept unsoiled and free of oil stains or drip pans.

No vehicle shall extend into any portion of the Common Area including but not limited to the sidewalk or the street. Any vehicle blocking access to a sidewalk may be towed at any time.

Vehicles must be parked perpendicular to the garage while in the driveway except when the Owner is physically present with the vehicle.

Garage doors shall remain closed, except when the garage is in use.

Unless expressly authorized beforehand in writing and then subject to such conditions as may be imposed by the Homeowners' Association Board of Directors, the following activities are prohibited within the Community:

1. Using a garage for storage so that it cannot be used to park an Owner's or Occupant's motor vehicles to the garage capacity. If an Owner or Occupant has more motor vehicles than the garage's capacity, such vehicles shall be parked in the driveway serving the garage.
2. Converting a garage to living quarters or otherwise disabling it from being used for vehicle parking. This does not prohibit the placement of a freezer, or other such item in a garage, provided such placement does not disable the garage's capacity for parked vehicles. This does not prohibit temporary driveway parking for the sole purpose of garage cleaning or other work that does not permit vehicle occupancy to the garage's capacity; provided, parking or placement of any vehicles or other mechanical equipment for the purpose of repairs or reconstruction is within an enclosed garage or unit.
3. Parking inoperable, damaged or vehicles that are not maintained, on driveways. Inoperable vehicles include those without current registration displayed on the rear license plate of the vehicle. No vehicles may be placed on jacks, left abandoned, stored, or have the appearance of being abandoned, left unattended, or left inoperative, except behind closed garage doors. A vehicle is considered abandoned after seven (7) days unless the Management Company has been notified of the circumstances.
4. Performing automotive maintenance or repair (including oil changes) within the development, except for minor repairs such as tire changes. Any minor work shall be completed within one (1) hour.
5. Parking light pick-up trucks containing exterior racks or commercial-type storage on any driveway.
6. Parking, or maintaining outside of garages, commercial vehicles, trailers of any kind or vehicles exceeding an exterior length of 225 inches, and vehicles exceeding three (3) tons in weight, or similar vehicles except:
  - a. Where required temporarily (no longer than eight (8) hours) for the construction, repair, refinishing, or maintenance of any part of the Community.
  - b. For moving furnishings, equipment or supplies into or out of the Community, for no longer than eight (8) hours.
7. Overnight parking outside of garages of commercial vehicles, motor homes, campers, boats or trailers of any kind. Parking outside of garages of motor homes, campers,

boats, moving vans, and delivery vehicles will be limited to a reasonable time (no longer than eight (8) hours) for loading and unloading only. These vehicles may not be parked to block any driveway or passage of community traffic and they must be parked to the flow of traffic.

8. Parking for more than five (5) minutes in parking spaces designated for mail pick-up.

### **PARKING ON THE STREETS**

Residents are not authorized to park on the streets within the Hampton Village Community. Parking is not permitted at any time in red zones, in front of fire hydrants, in emergency vehicle access areas, in Community entry ways, in any area marked "No Parking," or parking that blocks a neighbor's driveway.

### **GUEST PARKING**

Designated guest parking spaces are marked. Residents may not park in guest spaces. Parking is limited in the Community, so please be courteous. Resident vehicles parked in guest parking are subject to being towed immediately, at the vehicle owner's expense.

When a resident hosts an event it is recommended that the Resident's guests carpool due to limited amounts of parking spaces within the Community. Guests are encouraged to park in the host's driveway as space permits.

Overnight parking outside of garages of commercial vehicles, motor homes, campers, boats or trailers of any kind is prohibited in the Community.

Any non-resident vehicle parked in guest parking anywhere within the Hampton Village Community at any time between the hours of 8:00 p.m. and 6:00 a.m. (hereafter, a "night") on more than two consecutive nights will be towed at the vehicle owner's expense pursuant to California Vehicle Code 22658(a). With prior approval from the Association, Residents may obtain a guest-parking variance that permits guests to park one (1) vehicle for up to seven (7) consecutive nights. A maximum of four (4) variances per year, per Unit will be considered. Residents shall make variance requests by contacting the Association Manager no later than noon on the business day before the requested variance commencement date. Normal business days are Monday through Friday, excluding management holidays. Variances are not considered approved until the resident has been notified by management. Due to the limited number of guest parking spaces within the Community, guest parking is available on first-come, first-serve basis only.

Inoperable, damaged, or vehicles that are not maintained are not permitted in guest parking. Inoperable vehicles include those without current registration displayed on the rear license plate of the vehicle. No vehicles may be placed on jacks, left abandoned, stored, or have the appearance of being abandoned, left unattended, or left inoperative.