

Welcome to the Andalusia PUD Homeowners' Association!

We are excited to welcome you. This letter contains important information to help you get settled in and connected.

IMPORTANT CONTACT INFORMATION:

PROPERTY-Related Matters:	PAYMENT-Related Matters:
<u>Blue Ocean Management Associates:</u> Email: manager@blueoceancommunities.com Phone: 561-288-0049 Website: www.blueoceancommunities.com	<u>Victory Accounting:</u> Email: christy@victoryaccounting.com Phone: 561-739-7993 Website: www.victoryaccounting.com

Key Actions & Forms:

- 1. Community Access:** To access community amenities (pool, gym, gates), please complete the following forms and email them to manager@blueoceancommunities.com:
 - Envera Resident Registration Form
 - Access Control Forms
 - Vehicle Registration Forms **Please note that obtaining your FOB and car decals may take 7-10 business days.*
 - The first two parking decals are provided at no cost. All FOB's (Pool and Gym access) should be provided to the buyer at closing. Each parking decal and FOB are \$50.00 each payable by Check or money order made out to "Andalusia PUD HOA".
- 2. Owner/Tenant Information:** Please complete the Owner Information (or Tenant Information) form to ensure your records are up-to-date and return to manager@blueoceancommunities.com
- 3. ACH Payment Request:** To set up recurring monthly payments, please complete the ACH Payment Request form and email it to christy@victoryaccounting.com.
- 4. Consent to Communicate:** To receive future meeting notices and communications via email (saving on postage and promoting environmental friendliness), please complete the Consent to Communicate form. This form can be obtained by contacting Blue Ocean Management.

5. **WEBSITE:** To register for the website, please visit www.theandaluciahoa.com and choose "Resident Login" at the top right hand corner. Then on the next page choose the option to submit for a username and password. Please allow 24-48 hours for your request to be filled.
6. **Enumerate!** It is our community platform! Please register/login if you have not already. The address is <https://engage.goenumerate.com/>

Explore its user-friendly interface and access a wealth of information at your fingertips. You'll find:

Governing Documents: Easily accessible and always up-to-date.

Make Architectural Requests: Remember any exterior improvements must be reviewed and approved by the ACC Committee.

Submit Work Orders: See something that needs to be looked at. Please let us know!

Important Notes:

- **Payment:** All payment-related inquiries should be directed to Victory Accounting.
- **Property Management:** All property-related inquiries should be directed to Blue Ocean Management.

Welcome to Andalusia PUD Homeowner's Association!



WANT TO SAVE TIME AND POSTAGE COST?

This form is to register for direct debit service to pay for your monthly dues eliminating the need to write a check. Just complete this Direct Debit Authorization Form, sign it, include a **VOIDED** check from the account you wish the Bank to debit and mail it to us in the Cash Management Department at:

Andalucia PUD Homeowner's Association, Inc.

c/o Victory Accounting Services, Inc.
1500 Gateway Blvd # 220
Boynton Beach, FL 33426
Tel (561) 739-7990

Name of your Bank: _____

Checking () Savings () Account #: _____

Bank Routing #: _____

Total Payment Amount: _____

Start Date: _____

Name: _____

Address: _____

Phone Number: _____

Email Address: _____

Association Name: _____

Account/Unit Number: _____

I have included a Blank Voided Check (must be a bank located within the United States) and hereby authorize my financial institution to debit my account in the name of my Homeowners Association. I understand this debit will appear on my bank statement between the 1st and 5th day of each month. In addition, I understand this auto debit will remain until I notify the Association in writing 30 days prior to canceling the auto debit. I also give the association authority to increase the auto debit when the Association maintenance fees are raised.

Signature: _____ **Date:** _____

Important Instructions:

This form must be submitted by an Authorized Community Contact to myenvera@enverasystems.com. RESIDENTS, PLEASE PROVIDE THE COMPLETED DOCUMENT TO YOUR PROPERTY MANAGER OR COMMUNITY STAFF. Please type or print clearly. *Attempting to submit this form via an unauthorized contact or illegibly will delay processing.* If multiple tenants reside at the same address, each must complete their own form.

Community Name:	City:	State:
Property Street Address (including unit if applicable):		

☐ NEW Homeowner	☐ UPDATE Existing Homeowner	☐ NEW Tenant	☐ UPDATE Existing Tenant
New Homeowner Move In Date:		Tenant Lease Start:	Tenant Lease End:

Should all prior homeowners/tenants be removed? ☐ Yes ☐ No
If yes, please provide date to be removed:

For communities with Envera's Virtual Gate Guard and/or Guard Module Software, a household has a primary contact: The primary number is the first phone number that will be used when an Envera representative needs to contact you. The secondary number will be used if a homeowner/tenant cannot be reached at the first number. A primary email address will be used for service-related and MyEnvera account communications. <u>If an email is not provided</u> , MyEnvera login credentials will be emailed to your property manager or community contact.	
Primary Contact Name:	
Primary Number:	Secondary Number:
Primary Email Address:	
Secondary Contact Name:	
Primary Number:	Secondary Number:
You can add additional household members on your MyEnvera account.	

If Envera provides additional access control services at your community, including resident vehicle access and/or amenity access, please complete the separate access control form.

Once this form is submitted, please allow up to **48 hours** for processing. Once a registration form has been processed, a MyEnvera account will be created for you, and you will have access to manage your household information via our MyEnvera Android/Apple app or website <https://myenvera.com>. After you receive your account information, please be sure to visit the app or website to create your visitor list. This list should be used for any and all relatives, house guests, or vendors that you expect for your household.

The information above will remain confidential and will be used solely for the purpose stated. It is the responsibility of the homeowner/tenant to keep the information above current. Please advise of any changes, additions, or deletions by logging on to your MyEnvera account or by emailing myenvera@enverasystems.com.



☐ NEW Homeowner		☐ UPDATE Homeowner		☐ NEW Tenant		☐ UPDATE Tenant	
Tenant Lease Start Date (if applicable):				Tenant Lease End Date (if applicable):			
Do you want to remove/revoke access for the previous <i>tenant(s)</i> ? ☐ Yes ☐ No (if applicable)							
If yes, all previous <i>tenants</i> will be removed. Please provide date to be deactivated:							
Community Name:							
Property Street Address:							
Primary Contact Name:							
Phone Number:				Email Address:			
Credential Information (for household)							
Credential Type: Fob, Sticker, Card, Other	Credential Number	Make (for vehicles)	Model (for vehicles)	State (for vehicles)	Plate Number (for vehicles)		
Once submitted, please allow 24-48 hours for forms to be processed. The information above will remain confidential and will be used solely for the purpose stated. It is the responsibility of the homeowner/tenant to keep the above information current. Please advise us of any changes by emailing myenvera@enverasystems.com .							

Andalucia PUD HOA Vehicle Registration Form

Please notate only **currently owned or lease vehicles**

Vehicle 1

Decal Number Assigned: _____

Name: _____

Address: _____

Phone: _____

Email: _____

Vehicle License Plate: _____

Make/Model: _____

Year: _____

Color: _____

Lease/Owned: *If Leased, term of lease:* _____

Attach copy of vehicle registration and/or vehicle ownership document. This will be placed in your home address file for Andalucia. Please advise once a vehicle is no longer owned by you, so it may be removed from the system. Thank you!

Vehicle 2

Decal Number Assigned: _____

Name: _____

Address: _____

Phone: _____

Email: _____

Vehicle License Plate: _____

Make/Model: _____

Year: _____

Color: _____

Lease/Owned: *If Leased, term of lease:* _____

Attach a copy of vehicle registration and/or vehicle ownership document. This will be placed in your home address file for Andalucia. Please advise once a vehicle is no longer owned by you, so it may be removed from the system. Thank you!

Vehicle 3

Decal Number Assigned: _____

Name: _____

Address: _____

Phone: _____

Email: _____

Vehicle License Plate: _____

Make/Model: _____

Year: _____

Color: _____

Lease/Owned: *If Leased, term of lease:* _____

Attach copy of vehicle registration and/or vehicle ownership document. This will be placed in your home address file for Andalucia. Please advise once a vehicle is no longer owned by you, so it may be removed from the system. Thank you!

OWNER INFORMATION

OWNER NAME(S):		
PROPERTY ADDRESS:		
MAILING ADDRESS		
PRIMARY PHONE #:	()	Check One: ☐ Home ☐ Cell ☐ Work
SECONDARY PHONE #:	()	Check One: ☐ Home ☐ Cell ☐ Work
THIRD PHONE #:	()	Check One: ☐ Home ☐ Cell ☐ Work
EMAIL ADDRESS(ES)*:		
EMER. CONTACT NAME:	Relationship:	
EMER. CONTACT PHONE #:		
EMER. EMAIL ADDRESS*:		

TENANT INFORMATION

Term of Lease: Beginning Month/Year: _____ End Month/Year: _____

TENANT NAME(S):		
PRIMARY PHONE #:	() ☐ Work	Check One: ☐ Home ☐ Cell
SECONDARY PHONE #:	() ☐ Work	Check One: ☐ Home ☐ Cell
THIRD PHONE #:	() ☐ Work	Check One: ☐ Home ☐ Cell
EMAIL ADDRESS(ES)*:		

ANDALUCIA
HOMEOWNERS ASSOCIATION

CONSENT TO ELECTRONIC VOTING AND/OR CONSENT TO RECEIVE ELECTRONIC NOTICE OF MEETINGS

The undersigned, being all the Owners, or an eligible voter, for Address _____

at Andalucia PUD Homeowners Association, INC., pursuant to Florida Statutes, hereby consent(s) in writing to:

(Please place a check mark or x in the box or boxes below for which you are giving consent. You may consent to electronic voting, receiving electronic notice or both).

I. ☐ ELECTRONIC VOTING. By signing this consent form (or consenting to electronic voting by e-mail sent to the Association), I/we consent to voting electronically at meetings and elections for Andalucia PUD Homeowners Association, INC. to the fullest extent permitted by law, pursuant to the provisions of the Board's Resolution authorizing electronic voting ("Resolution"), and release and waive any claim against the Association pertaining to such voting, including but not limited to the transmission or placement of "viruses," "malware," "spyware," "cookies," and the like and any claim or challenge to such voting, including but not limited to situations where a Unit Owner vote was not received or counted by the Association due to no fault of the Board of Directors or management.

I/We designate the following email address for electronic voting purposes, which e-mail address and other information (including personal identifying information) may be released to a third party that provides electronic voting services or other third parties to the extent and as may be reasonably necessary to enable the use of electronic voting processes:

(PRINT NEATLY)

The undersigned understands and agrees that in order to be valid, this consent form must be signed and on file with the Association no later than 72 hours prior to the meeting or election in which the Unit Owner wishes to vote by electronic means, and that all electronic votes shall be cast at least one (1) hour in advance of said meeting at which time the ability to vote electronically shall be deemed closed for that meeting or election. I/We understand that consenting to online voting does not preclude me/us from voting by proxy or by ballot.

I/We further understand and agree that, in order to use a different e-mail address for casting votes electronically, I/we must notify the Association in writing of the change of e-mail address no later than 72 hours prior to the meeting or election in which the Unit Owner wishes to vote by electronic means. If I/we do not provide timely written notice of this change of e-mail address to the Association as provided herein, I/we further understand and agree that I/we may not be able to vote electronically until the next membership meeting and/or election.

2. ☐ ELECTRONIC NOTICE. I/we consent to receiving notice by electronic transmission for meetings of the Board of Directors, Committees, and Annual and Special Meetings of the Members of Andalucia PUD Homeowners Association, INC.

I/We designate the following email address for electronic notice purposes:

(You may write "same as above" or provide a different email address for electronic notice purposes)

The undersigned understands that mailed/paper notice may not be provided to the Unit Owners unless the Unit Owners have rescinded their consent to receive electronic notice of meetings. Please be aware that if you consent to receive electronic notice of meetings, your e-mail address designated for that purpose will be an official record of the Association.

All Owners of the Unit or Eligible Voter Please Print Name, Affix Date and Sign Below:

By: _____ Print Name: _____ Date: _____

By: _____ Print Name: _____ Date: _____

PLEASE RETURN VIA EMAIL TO: manager@blueoceancommunities.com

CHECKLIST FOR ARCHITECTURAL REVIEW

*** PLEASE PRINT AND COMPLETE THIS CHECKLIST AND SUBMIT WITH THE ACC APPLICATION
ALONG WITH ALL MATERIALS NEEDED TO PROCESS***

**SUBMIT ONE (1) APPLICATION PER IMPROVEMENT
DO NOT SUBMIT THE APPLICATION UNLESS ALL THE REQUIRED INFORMATION IS COMPLETED.**

Date: _____ **ASSOCIATION NAME:** ANDALUCIA PUD HOA, INC.

Name of Owner(s): _____

Address of Improvement: _____

Email: _____ **Phone:** _____

APPLICATION MUST INCLUDE:

- Copy of Property Survey, marking location of improvement, if applicable
- Copy of Blueprints, if applicable
- Picture(s) / Image(s) / Sample(s) / Color of Material Used, if applicable
- If Painting Home, Approved Color Scheme: _____
- Brief Description of Improvement: _____

CONTRACTOR INFORMATION

If you are contracting a company to do this work, the following must be included:

Company Name: _____

Address: _____ **City:** _____ **State:** _____

Phone: _____ **Email:** _____

COMPANY MUST SUBMIT COPIES OF THE FOLLOWING:

- _____ Certificate of Liability Insurance – Not Expired, See Below
- _____ Workman's Compensation Insurance or Exemption – Not Expired
- _____ Contractor's County License – Not Expired

>>> Insurance Forms: Certificate Holder (bottom left corner of form) MUST Read as Follows:

**Andalucia PUD HOA, Inc.
c/o Blue Ocean Management Associates
1540 S W 8th Street #1148
Boynton Beach, FL 33426**

NOTE: *If this application is being submitted for the approval to have a pool constructed, expand patio with pavers (or other hardscape), or artificial turf, then a \$500.00 fee for capping irrigation lines will be assessed to your account upon approval of this application. If this application is being submitted for the approval to have a fence constructed, then a \$50.00 fee for reviewing the irrigation lines will be assessed. If it is determined that work is required to be performed on the irrigation system due to the fence placement then the applicant will be presented with further costs required to be paid prior to any work commencing.*

**APPLICATION FOR ARCHITECTURAL MODIFICATION
ACC FORM FOR REVIEW**

ACC forms take approximately **30** days to process. Please note modifications can NOT begin until you receive an answer/approval in writing. You do not have to call to check status of application.

For fastest processing please email this application to manager@blueoceancommunities.com. If you are unable to email this application please call 561-288-0049. **Please be sure to include required pictures, samples, property survey, plans and/or specifications so there is no delay/return.**

Association Name: **Andalucia PUD HOA, Inc.**

Property Address:

Date Applying:

Daytime #:

Email:

Name of Owner(s):

Approval is proposed for the following modification(s), addition(s), and/or alteration(s) as described below and/or on attached page(s):

- | | | |
|--|--|--|
| ☐ Addition to Building Structure | ☐ Landscaping Additions/Modifications | ☐ Pool Installation |
| ☐ Exterior Paint as per approved Colors | ☐ Patio Furniture Visible | ☐ Satellite Dish Location |
| ☐ Exterior Lighting/Solar Lights | ☐ Patio/Terrace/Decks | ☐ Screen Enclosure |
| ☐ Fence as per approved Criteria | ☐ Pavers/Driveway/Paver Extensions | ☐ Spa/Jacuzzi |
| ☐ Hurricane Panels/Accordion Shutters | ☐ Play Structure/Playgrounds | ☐ Other: _____ |

THIS IS A RE-SUBMITTAL ☐ Yes ☐ No

Additional Information/Detail: _____

Attached...Please note you **MUST** provide the following: (If Applicable) **Process will be delayed if missing!**

- | | |
|---|---|
| ☐ Color plan(s) | ☐ Property Survey, showing location of Modification(s) |
| ☐ Drainage Surface Water Plan | ☐ Sample(s)/Picture(s) |
| ☐ Initial or Revised Plan(s) and/or Specification(s) | ☐ Contractor License and Insurance |
| ☐ Material(s) Designation Plan/Sample(s) | ☐ Other: _____ |

By Initialing below applicant agrees and acknowledges as follows:

	Owner agrees to be fully responsible at Owner's sole expense for all damages to common areas or neighboring yards, including damages done by delivery trucks and vehicles. Access to construction areas is only to be allowed through owner's property.
	Owner agrees and understands that should the owner desire to install any new improvement or landscaping within the boundary of a lot, a drainage surface water plan prepared by a professional irrigation or engineering company certified to the Association will be required to accompany this application. Said water plan must certify that the proposed improvement or landscaping will not adversely affect the drainage and irrigation of the Community and/or any adjacent lots.
	The owner agrees and understands to be responsible for obtaining any necessary permits from the appropriate Building and Zoning Department(s). Furthermore, the owner agrees to comply with the Declarations, and Rules & Regulations of the "Association" in all respects. Owner agrees to remise, release, acquit, satisfy, and forever discharge "Developer", "Management Co.", and the "Association(s)" of and from all, and all manner of, action and actions, cause and causes of action, suits, debts, sums of money, accounts, bills, covenants, controversies, agreements, promises, damages (including consequential, incidental, punitive, special or other), judgments, executions, claims, liabilities and demands, whatsoever, at law and in equity (including, but not limited to, claims founded on tort, contract, contribution, indemnity or any other theory whatsoever) in any way related to any previous representations made by "Developer", "Management Co.", and the "Association(s)", and the construction of your requested improvements due to any defects to the marketability, ability to obtain a loan, and/or insurability of your home caused there from; any encroachment caused by your requested improvements; and/or the repair, reconstruction or removal of the improvements as required by any governmental or court action.
	Owner agrees to defend, indemnify and hold harmless "Developer", "Management Co.", and the "Association(s)", against any and all claims, costs (including without limitation reasonable attorney's fees, paraprofessional fees and court costs at all levels), actions, liabilities and/or expenses in any way related to the construction of your requested improvements due to any defects to the marketability, ability to obtain a loan, and/or insurability of your home caused there from; any encroachment caused by your requested improvements; and/or the repair, reconstruction or removal of the improvements as required by any governmental or court action.
	Owner agrees to compliance to all the Declarations, Rules & Regulations of the Association(s) in all respects.
	Owner agrees, understands and acknowledges that failing to abide by the aforementioned will be deemed as grounds for this request being DENIED.

Anticipated Commencement Date: _____
Anticipated Time for Completion: _____

Owner's Signature: _____

(FOR ARCHITECTURAL CONTROL COMMITTEE/PROPERTY MANAGEMENT OFFICE USE ONLY)

Approved ☐ Conditionally Approved ☐ Disapproved ☐ Date: _____ X _____
(Signature of ACC Chairperson)

Requests **APPROVED** or **CONDITIONALLY APPROVED**, **are subject** to stipulations in a letter of approval. Request **DISAPPROVED**, **as per explanation** on letter of disapproval.

Andalucia PUD Homeowners Association, Inc.

Rules, Regulations & Common Violations

Dear Owners and Residents,

The HOA Documents contain specific guidelines and rules designed to maintain the overall community aesthetic. In order to uphold these standards, it becomes necessary to issue violations to owners and tenants who are not following the rules set forth in the Documents – which can result in a monetary fine if not corrected! Please refer to your Association Documents for complete details. The following is a list of some of the “Common Violations”, which warrant a violation letter:

Vehicle Restrictions:

- Vehicles must be parked in the garage or driveway of your home. Vehicles may not be parked over the sidewalk, or in the grass. This includes any vacant lots or homes.
- Non-compliance may result in a boot or tow at the expense of the owner.
- The parking lot at the pool is for temporary use only.
- Residents are not permitted to park their vehicles in any community parking lots, as this is designated for temporary guest parking only.
- Commercial vehicles, boats, trailers, and recreational vehicles are prohibited from being parked in the community unless within an enclosed garage at all times.
 - For purposes of enforcement, the term ‘recreational vehicle’ includes golf carts, ATVs, scooters, or other motorized equipment not designed for regular on-road use. Such vehicles may not be parked or stored on driveways, lawns, or other visible areas and must be kept inside the garage when not in use.
- Vehicles cannot display commercial lettering or equipment.
 - Exceptions are commercial vehicles that are actively servicing a home (AC Repair, Plumber, etc.), during their time of service only. Any portable, temporary storage (PODS, etc.) requires association approval.

Pet Restrictions:

- All pets shall be walked on a leash, and the person walking the pet shall clean up all matter created by the pet.
- “Outside Cats” are not permitted.
- No pet or animal can be kept in the garage of any unit.
- No pet or animal shall be “tied out” on the exterior of the Home or in the Common Areas, or left unattended in a yard or patio.
- The maximum number of household pets permitted three (3) per household with a weight limit of 100lbs each.

Waste Collection:

- Garbage must be placed out for collection in proper trash containers, not bags.
- Trash containers and recycle bins shall not be placed to the curb for collection no earlier than 6:00 pm on the day preceding the next pick-up.
- Receptacles must be stored away on the same day of pick up. Trash containers and recycling bins must be stored out of view.
- Collection is provided by the Solid Waste Authority (866) 792-4636.

Your Collection Days Are:

Tuesday & Friday – Trash

Tuesday's – Recycling, Yard Waste & Bulk Trash Pickup

ACC/Architectural Control Committee:

- All modifications to the exterior of any home require an application and the approval of the ACC.
- This includes, but not limited to; Satellite Dishes, Fences, Pools, Patio Pavers, Driveways, Lighting, Painting and Landscaping.
- No artificial grass, plants or other artificial vegetation shall be placed upon the exterior of the home unless approved by the ACC.

Leases:

- All rentals require that a copy of the lease be submitted to the HOA.
- No more than two (2) Leases per 12 months.
- No Air B&B's, no transient leases, no room rentals, etc.

Portable Basketball Hoops / Sports & Playground Equipment:

- Portable basketball hoops may not be stored outside the unit when not in use.
- Basketball play is limited to the driveway and may not include the street.
- All other sports or playground equipment installations require the approval of the Board of Directors.

Community Pool & Gym:

- Posted pool hours are from Dawn to Dusk (sunup to sundown)
- Posted Gym Hours are from 6am – 9pm
- Shirt AND shoes are always required in the gym at all times
- No wet bathing suits are allowed in the gym
- No animals in the gym
- Minors (under 16) must be accompanied by an adult
- Minors under (12) are not permitted to use the gym equipment.

Andalucia PUD Homeowners Association, Inc.
Community Parking Policy & Enforcement Guide

A meeting of the Board of Directors of Andalucia Homeowners Association (the "Association"), was held on the 16th day of June 2025, at 6:30 p.m., via Zoom conference, after duly noticing said meeting under the Bylaws and Florida law, at which time upon motion duly made, seconded and unanimously carried by majority vote, the following Parking Enforcement Plan was adopted.

Purpose: To establish clear, consistent parking rules and escalation procedures for enforcing parking restrictions within the Andalucia PUD community.

I. Parking Rules: The following rules apply to all owners, residents, guests, and invitees:

1. All vehicles must be parked in the garage or driveway of the home.
2. Parking on sidewalks, roadways, grass, vacant lots, or unapproved locations is prohibited. (See Section III for Special Circumstances)
3. The pool/community parking lot is reserved exclusively for pool and gym users. Residents and/or guests not using the pool or gym are not permitted to park in these areas.
4. Commercial vehicles, as defined in Florida Statutes 320.01(25), are prohibited unless actively servicing a home.
5. No abandoned vehicles, vehicles in obvious disrepair, or those with expired tags shall be visible from the street.
6. No Overnight Parking on the roadway.
 - a. **3rd violation** of this rule will result in a tow at the owner's expense.
 - b. **Overnight parking** is defined as **between the hours of 12:00 AM and 6:00 AM**.

II. Alternate Side street parking: This rule is in place to prevent parking simultaneously on BOTH sides of the roadway, blocking passage of emergency response vehicles, trash service, and residential traffic.

- Parking is allowed on the **even-numbered side of the street during even-numbered months**.
- Parking is allowed on the **odd-numbered side of the street during odd-numbered months**.

III. Special Circumstances: If extenuating parking circumstances arise (such as a party, driveway sealing, or similar event), please email the property manager in advance to request special parking consideration for that specific occasion.

IV. Enforcement Escalation Violations of these rules will be addressed as follows:

- **First Violation:**

A **sticker warning** may be placed on the vehicle window, notifying the owner of the violation and outlining the steps to correct the violation. Additionally, a letter will be sent to the homeowner documenting the violation and again outlining the corrective action.

- **Second Violation (Same Vehicle/Owner):**

The vehicle will be **booted without additional warning** at the owner's expense.

- **Subsequent Violations (Same Vehicle/Owner):**

The vehicle will be **towed without additional warning** at the owner's expense.

V. Immediate Towing: The following violations may result in immediate towing without prior notice whatsoever and are grounds for immediate action:

- Parking in a "Tow Away Zone" or "Red Diamond Areas" with posted tow-away signage.
- Blocking fire lanes, emergency access, or causing a safety hazard.
- Parking within fifteen (15) feet of a fire hydrant.

VI. Responsibility for Guests: Owners are responsible for ensuring their guests and invitees comply with this Parking Enforcement Plan. Owners may be held accountable for violations by their guests or invitees.

VII. Effective Date & Revisions: This Parking Enforcement Plan will be effective upon adoption by the Board of Directors and may be amended from time to time by Board resolution.

This Parking Enforcement Plan will be:

- Provided to all homeowners and tenants upon move-in and upon request for parking decals.
- Incorporated into the Association's Rules and Regulations.
- Posted on the community website or distributed via community email for clarity.