

Village Gate Homeowners Association, Inc.
POLICY RESOLUTION#08-2024
PARKING RULES & REGULATIONS
EFFECTIVE DATE: OCTOBER 1, 2024

WHEREAS, Declaration of Covenants, Conditions, and Restrictions for Village Gate Homeowners Association (“Declaration”), as amended, the By-Laws of Village Gate Homeowners Association (“By-Laws”), as amended, and the Articles of Incorporation of Village Gate Homeowners Association (“Articles of Incorporation”), collectively known as the Governing Documents, provide that the Lots are subject to the Governing Documents and the Rules and Regulations of the Association; and

WHEREAS, the By-Laws of Village Gate Homeowners Association (“By-Laws”), as amended, gives the Board of Directors the right to “exercise for the Association all powers, duties and authority of these By-Laws, the Articles of Incorporation, or the Declarations”; and

WHEREAS, the Board of Directors is charged to “adopt and publish rules and regulations...and to establish penalties for the infraction thereof”; and

WHEREAS, it is the intention of the Association to enforce the governing documents, rules and regulations equitably towards all members; and

THEREFORE, BE IT RESOLVED, that nothing contained herein may prohibit the Board of Directors from amending afore-described parking rules and regulations in the future; and

BE IT FURTHER RESOLVED, that the Board adopts this resolution as it pertains to parking. **This policy becomes effective on the 1st Day of October, 2024, and supersedes ALL previous resolutions on parking.**

- I. **Scope:** All motorized vehicles (motor-driven methods of transportation that require a state registration), or other motor driven conveyances (i.e. mopeds, trail bikes, and all-terrain vehicles), trailers, campers, and other wheeled vehicles normally towed by motor vehicle driving or parking on Village Gate Homeowners Association property, hereinafter referred to as “Premises”, are subject to these regulations. The Village Gate Homeowners Association property includes the common areas as defined by the association’s governing documents.
- II. **Responsibilities:** Owners and residents are responsible for informing their guest(s) of all parking restrictions. Association members, residents, guests, tenants, and visitors are responsible for ensuring that their vehicle(s) are in compliance with the Rules and Regulations. Residents are also responsible for conveying to the Board of Directors, either directly or through the Managing Agent, their complaints regarding violations to the Parking Regulations.
- III. **Parking Passes/Visitor Hang Tags**
 - A. Each unit has the ability to obtain up to TWO parking stickers and each unit will be issued only ONE visitor hang tag. To obtain a parking sticker you must provide a valid vehicle registration. ONE parking sticker per vehicle registration. The name(s) listed on the vehicle registration must match the Owner of Record or Tenant. Tenants must provide a valid lease.
 1. Parking stickers must be adhered to the front or rear windshield.
 - a. Use of tape or other adhesion methods is not permitted.
 2. Parking stickers must not be adhered to the side windows.
 - B. **Visitor Parking** is provided for the use of the Village Gate Homeowner Association residents and visitors, with a valid visitor hang tag displayed. Homeowners and their tenants MUST utilize their allocated parking spaces in order to maintain spaces for residents/visitors with valid visitor hang tags. Each unit is allotted one visitor hang tag only. Use of multiple visitor

hang tags is prohibited and will result in immediate tow at the vehicle owner's expense.

1. **Visitors Parking** is defined as parking within Village Gate Homeowners Association designated by the Association as being available on a first-come, "parked-basis" displaying a valid Visitor hang tag.
 2. A valid visitor hang tag must display the lot number. Blank hang tags are prohibited and are subject to immediate tow at the vehicle owner's expense. Violation of this rule will result in immediate tow at the vehicle owner's expense.
 3. Valid visitor hang tags must be hung on the rear view mirror and visible.
 4. Visitor hang tags are prohibited from being rented/loaned/sold/transferred to anyone outside of the Unit. Penalties include immediate thirty (30) day parking suspension and/or confiscation of all parking passes.
 5. Valid visitor hang tags may be obtained from the management office, by appointment only.
 6. A lost/stolen/damaged parking sticker/visitor hang tag is not the responsibility of the Association.
- C. The replacement fee for a visitor hang tag is \$250.00. The replacement fee for a parking sticker is \$50.00.

IV. Regulations

- A. No vehicle shall be parked on common area in such a manner as to obstruct other parking spaces, or park in another resident's reserved space without authority from the Village Gate Homeowners Association Managing Agent. All resident vehicles are to be parked in their assigned parking space respective to the resident's address (and/or lot number) only. Residents/Tenants/Occupants MUST utilize their allocated parking space in order to maintain spaces for residents/visitors. Each townhouse unit is allotted one visitor hang tag only. Only one hang tag is valid per townhouse unit. Use of multiple visitor hang tags is prohibited and will result in immediate tow at the vehicle owner's expense.
1. **Resident** is defined as anyone whose name appears on the property's mortgage or lease papers to a) be in residence as the incumbent of a benefice or office and b) dwell permanently or continuously occupy a place as one's legal domicile.
 2. **Tenant** is defined as anyone who is an occupant or dweller of a townhome within the "Premises" but whose name does not appear on the deed: a) one who holds or possesses real estate or sometimes personal property (as an annuity) by any kind of right, b) one who has the occupation or temporary possession of lands or tenements of another, specifically one who rents or leases (as a house) from a landlord. Tenants include spouses, parents, children, relatives, and long-term guests.
 3. **Occupant** is defined as one who occupies a particular place, especially: resident.
- B. Only licensed vehicles with current inspection and municipal/county/state decals, which can be lawfully operated on public streets, are permitted to be operated/parked on the common area streets, courts and parking areas of the "Premises". Owners and residents residing on the "Premises" are required to register their vehicles with the Commonwealth of Virginia within thirty (30) days and to comply with all other laws, statutes, ordinances and codes applicable to motor vehicles within the Commonwealth of Virginia and Prince William County. Owners/Residents who are active duty military members must submit proof of military status if their vehicle(s) is registered out of state.
- C. No vehicle shall park on common areas or in assigned spaces in such a manner as to block one or more vehicles, or occupy more than one space.
- D. No vehicle shall park in a fire lane, or in fire turn-arounds, as designated by Prince William County Department of Fire and Rescue.
- E. No vehicle shall park on lawns or grassy areas, sidewalks, walkways or patio areas, or park in any other common area.
- F. No vehicle shall park as to block or impede access to mailboxes and sidewalks.

- G. No vehicle may park parallel to any curb or townhome street within the "Premises".
- H. No signs, initials, numbers or any other alteration to parking spaces may be painted, marked or erected.
- I. Village Gate HOA homeowners, their tenants and visitors shall not park boats, recreational vehicles, boat trailers, or any other trailers, in any assigned parking space, visitor parking or common area within the "Premises" except as provided herein or as authorized in writing by the Village Gate Homeowners Association Managing Agent. Boats, recreational vehicles, and trailers can be parked for a period not to exceed five (5) hours for the sole purpose of loading and unloading.
 - 1. **Trailer** is defined as any device that is not self-propelled, but which is designed for and capable of being pulled upon the public roadways by a motorized vehicle, such as boat trailers, utility trailers, mobile homes, and pop-up campers.
 - 2. **Recreational Vehicle** is defined as 1) any boat or boat trailer, 2) any motorhome or other self-contained camper, 3) any camper slip-ons where the camper backs are higher than the roof line of the truck cab, 4) any mobile home, trailer or fifth wheel trailer, 5) any pop-up camp/tent trailer or other similar recreation oriented portable or transportable facility or conveyance, 6) any other vehicle not defined above which could not normally or regularly be used for daily transportation including dune buggy or non-operative automobile collections or other automotive equipment not licensed for use on state/county roads, and 7) any trailer.
- J. Trucks and commercial vehicles are permitted temporary access to Village Gate HOA streets and parking areas only if they are delivering to, or furnishing services to, a Village Gate HOA residence, provided that the vehicle is not parked within Village Gate HOA for more than ten (10) hours in any twenty-four (24) hour period, or after 6:00 pm, except to provide emergency services.
 - 1. **Truck** is defined as any powered source of transportation which has a gross vehicle weight in excess of 8,500 pounds or which has a cargo bed in excess of 34.5 square feet. Notwithstanding, and in addition to the foregoing, the following are each deemed to be a "truck" for the purposes of these regulations:
 - a. Any vehicle with commercial lettering;
 - b. Any vehicle with roof or side racks designed to hold ladders or other construction apparatus, regardless of whether such apparatus are present;
 - c. Any vehicle which uses wood, metal, or other materials to extend the height of the sides or to increase cargo capacity;
 - d. Any vehicle which has, as its primary purpose, the towing of other vehicles, the removal of snow, or which clearly is not intended to be used for personal transportation purposes;
 - e. Includes vehicles with four or more rear wheels and/or vehicles equipped for obvious commercial uses.
 - 2. **Large and/or Overweight Vehicles** is defined as any vehicle, whether marked or unmarked, with a gross vehicle size in excess of 784 cubic feet (16'x7'x7') or with a gross vehicle weight in excess of 8,500 pounds. Vehicles longer than the standard parking space are not permitted.
 - 3. **Commercial Vehicle** is defined as any vehicle, regardless of capacity, with commercial or governmental agency lettering or insignia or which displays advertising letters or symbols, whether temporarily or permanently affixed to the vehicle, except for law enforcement and fire and rescue vehicles; any vehicle with a rated carrying capacity of 2,000 pounds or more; any vehicle regardless of capacity, which displays or which is licensed as a "for hire" vehicle; garbage trucks, tractors or trailers; dump trucks; tow trucks; passenger buses; cement trucks; construction equipment, and commercial vehicles more than 16 feet long including stake bed trucks, flatbed trucks, box trucks and step vans. Law enforcement and fire and rescue

vehicles kept within the "Premises" on a regular basis shall park in accordance with these regulations with respect to the parking of personal vehicles.

- K. Except for trucks or commercial vehicles, as referenced in paragraph 13 above, no truck or commercial vehicle other than a standard size van or pick-up truck, that will fit wholly within a parking space, shall be parked in any assigned space, common area, street or overflow parking area.
- L. Inoperable or abandoned vehicles, as defined by Virginia State law and the Prince William County Code, shall not be parked on the "Premises". Vehicles which leak fluids pose a hazard to the community asphalt and may lead to toxic runoff into the storm sewers; and thus, such vehicles may not be parked on the "Premises". In addition, all vehicles shall be maintained in proper operating condition so as not to be a hazard or nuisance by noise, exhaust emissions or appearance as determined by the Board of Directors. However, no portion of the property subjected hereto shall be used for the repair of motor vehicles.
 - 1. **Inoperable motor vehicle** is defined as any motor vehicle, which displays neither valid Virginia license plates or a valid Prince William County inspection decal, is not in operating condition, or which for a period of twenty-four (24) consecutive hours or longer has been partially or totally disassembled.
 - 2. **Damaged Vehicle** is defined as damage where the body of the vehicle is broken, severely dented, crumpled, badly rusted, or where parts are missing, disassembled or hanging from the vehicle, or where one or more of the tires of the vehicle are flat or missing. Wooden enclosures may not be added to extend truck beds.
 - 3. **Repairs:** vehicles are not to be constructed, reconstructed, repaired or kept on jacks, jack stands or other forms of lifts on any property or street within the "Premises" in such a manner as to be visible from neighboring property without the approval of the Board of Directors.
- M. Nothing shall be stored upon any parking space, nor shall the same be permitted to accumulate trash or debris. Containers such as a **Portable On Demand Storage (PODS) unit** require advance Board of Directors approval and may be placed in a space assigned to the Unit ONLY for the purposes of moving into or out of a property, and only for a period not to exceed three (3) days. PODS cannot be parked in visitor spaces or parallel on streets.
- N. Damage or Destruction. In the event that any Private Streets or Common Parking Area of the "Premises" is damaged or destroyed:
 - 1. Through the act of the Owner or any of his tenants, agents or guests or members of his or their families (whether or not such act is negligent or otherwise culpable), it shall be the obligation of such Owner to rebuild and repair the damaged area without cost to the Association.
- O. Persons authorized to contact the Towing Agent for parking violations are outlined below:
 - 1. For violations where a resident's designated parking space is occupied and/or blocked by an unauthorized vehicle, the resident is authorized and will contact the Towing Agent. (Residents should be prepared to furnish the model, color, license tag number of vehicle and allocated space address or number.)
 - 2. For all other violations, only Village Gate HOA Managing Agent and/or Board of Directors or other appointee of the Board of Directors may initiate towing.
 - 3. For violations of parking in a designated fire lane, residents may call the towing company or Prince William County Police Department. The Prince William County Police are authorized to enter any fire lane for the purpose of enforcing the "No Parking or Standing" provisions. Any police officer or representative of the Fire Marshal's office who finds any vehicle in violation shall have the authority to remove such vehicle at the owner's expense.
- P. The Towing Agent for Village Gate HOA is Dominion Wrecker, with principal office at 2630 Hanco Center Drive, Woodbridge, VA 22191, 703-730-6610. The towing agent is responsible for notifying the Prince William County Police Department of all pertinent and required

information concerning the vehicle removed from the "Premises".

- Q. Vehicles may be towed immediately without warning from the property, and stored at the vehicle owner's risk and expense if parked as prohibited by this Resolution OR if deemed hazardous or could cause damage or injuries as determined by the Board of Directors.
- R. Motorized vehicles are to be operated in accordance with existing Prince William County, Commonwealth of Virginia, and federal regulations. Drivers will control and operate their vehicles in a safe and prudent manner. The speed limit within the "Premises" is fifteen (15) MPH, and is not to be exceeded.
- S. Nothing in this resolution shall be construed to hold Village Gate HOA, its Board of Directors, employees or designees responsible for damage to vehicles or loss of property from vehicles parked within the "Premises". Vehicles, and their contents, parking within the "Premises" are at the sole risk of the vehicle owner(s) thereof.
- T. The Village Gate HOA shall have the right to enforce, by towing or any proceeding at law or in equity, all parking restrictions and regulations set forth in this Resolution. Failure by the Association to enforce any regulation herein contained shall in no event be deemed a waiver of the right to do so thereafter.

The effective date of this Resolution shall be the 1st Day of October, 2024.

**This Resolution was adopted by the Board of Directors on 8/14/24
AT A BOARD OF DIRECTORS MEETING .**

By: THE Village Gate HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS

The Board directs that this Resolution regarding Parking shall be reasonably published or distributed to the Members of the Association. I hereby certify that the foregoing Resolution was duly adopted
At A Board of Directors Meeting this 14 day of August, 2024.

Village Gate Homeowners Association

By: DocuSigned by:
EVANGELINE COLEMAN
0CF50770A35F49C
President

Attest:

DocuSigned by:
Mohammad Mia
238564A2E5B949B
VICE PRESIDENT

RESOLUTION ACTION SHEET

Resolution Type: Policy

Pertaining to: Parking

Duly adopted by: _____ Board of Directors Meeting on 8/14/24.