

Kimberly,

Please note that the following provision is included in our standard HOA documents.

Zach Daugherty
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From: aschillinger@gardenstreetcommunities.com <aschillinger@gardenstreetcommunities.com>
Sent: Tuesday, August 17, 2021 6:05 PM
To: Zach Daugherty
Cc: Luke Henderson
Subject: RE: Savannah Ridge HOA

Zach:

Below is the provision we have in the CCRs regarding vehicles and parking restrictions. Please confirm that this will be acceptable.

"Vehicles/Garages. The term "vehicles," as used herein, shall include, without limitation, motor homes, boats, trailers, motorcycles, minibikes, scooters, go-carts, trucks, campers, buses, vans, limousines and automobiles. All vehicles must be properly licensed, registered, inspected and otherwise kept in compliance with applicable governmental regulations. Vehicles shall not be allowed to park on any street within the Subdivision or on any portion of a Lot other than in the driveway or garage.

Notwithstanding the above, no towed vehicle, trailers, boat, boat trailer, recreational vehicle, motor home, mobile home, bus, trucks (except pick-up trucks or sport utility vehicles), commercial vehicles (including, without limitation, vehicles with commercial writing on their exteriors), go-cart or similar recreational vehicles shall be permitted on any Lot, except if kept in an enclosed garage, for periods longer than forty-eight (48) consecutive hours (the intent of this provision is that the aforementioned vehicles may not be stored on a Lot except if in a garage and the temporary removal of such vehicle from a Lot to break the continuity of the forty-eight (48) consecutive hours shall not be sufficient to establish compliance with this restriction).

No vehicle may be left upon any portion of the Property or Subdivision, if it is unlicensed or if it is in a condition such that it is incapable of being operated upon the public highways unless said vehicle is located in the garage. Any such vehicle shall be considered a nuisance and may be removed from the Property or Subdivision.

No motorized vehicles shall be permitted on pathways or unpaved Common Property except for public safety vehicles and vehicles authorized by the Board."

Best regards,

Amanda McKinley-Schillinger

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-----Original Message-----

From: Zach Daugherty <zdaugherty@gardenstreetcommunities.com>
Sent: Thursday, August 12, 2021 12:03 PM
To: Luke Henderson <lhenderson@gardenstreetcommunities.com>; Amanda Schillinger <aschillinger@gardenstreetcommunities.com>
Cc: Amanda Schillinger <aschillinger@gardenstreetcommunities.com>; Kimberly Tyson <kimberly.tyson@chathamcountync.gov>; Elizabeth Ange <Elizabeth.Ange@timmons.com>; Robert Shi <robert.shi@moncurefire.com>
Subject: Savannah Ridge HOA

Luke & Amanda

After discussions throughout TRC for Savannah Ridge as well as speaking with Robert Shi, Chief of Moncure Fire, the consensus is that when HOA docs are created there needs to be rules in place that address and enforce "no parking" signs that'll be in the neighborhood. The worry is that if vehicles park on the roads, emergency response vehicles would not be able to pass.

Could you please make a note to include such when the time comes to create the HOA?

Sincerely,

Zach