



TAYLOR'S TRACE ASSOCIATION

NEW PARKING POLICY: Effective February 10th, 2009

February 10, 2009

Dear Homeowners of Taylor's Trace Subdivision:

Due to the recent number of complaints and concerns received by the Board of Directors (BOD) related to parking issues. It has become absolutely necessary to institute a **New Parking Policy** for the protection, and safety of our community (children that play) and to ensure that we remain in compliance with County codes. Therefore, **effective immediately**, the following parking policy will apply to all homeowners: (1) Permanent street parking is prohibited and all available driveways & garage spots **MUST** be used for parking. (2) Parked vehicles may not block or impede traffic. (3) No vehicle maintenance may be performed in the street. (4) No vehicle may be parked within fifteen feet of a fire hydrant or intersection (5) Non-operational vehicles may not be parked in the streets. (6) Boats, trailers, motor homes, campers, recreational vehicles, motorcycles, and large commercial vehicles may not be parked in the streets. (7) Vehicles may not be parked on the lawns. (8) Vehicle fluid spills and oils spots in the streets must be removed or cleaned by the homeowner immediately. If you plan to have a special event i.e. party, family gathering, or church function, and expect to have a significant number of guests (i.e. 7+ vehicles), be sure to notify a member of the BOD in advance. ***Vehicles that are found to be in violation of this parking policy will be towed at the owner's expense. So, please govern yourselves accordingly!***

Section 62-204 of the Clayton County Code states: Parking or storage of commercial vehicles, buses, trailers, trucks or equipment. (a) In all residential zoning districts the parking of the following commercial vehicles is prohibited: Limousines, flat bed trucks, dump trucks, tow trucks, transport wreckers, tandem axle trucks, cab-on-chassis trucks, tractor trailers, wheeled attachments or trailers, buses, earth-moving machinery, semi-

trailers, and any vehicle over 20 feet in length, or seven feet in height, or seven feet in width. Vehicles or equipment used for agricultural purposes on agricultural zoned property with five or more acres are permitted if parked outside the required front yards set back. (b) In all residential zoning districts, the parking of the following commercial vehicles is permitted: (1) An automobile, pick-up truck, van or SUV used to provide daily transportation to and from work. (2) A commercial vehicle that is parked temporarily in conjunction with a commercial service, sale, delivery or pick-up. (c) In all residential zoning districts recreational vehicles or equipment, including non-commercial trailers, may be parked or stored only in the side yard or rear yard or in an enclosed building. No such recreational vehicle or equipment shall be used for living, sleeping or housekeeping purposes when parked or stored on a residential lot, or in any location not approved for such use. (d) With the exception of recreational vehicles and commercial vehicles parked temporarily in conjunction with a service, sale, delivery or pick-up, no vehicle with more than six wheels or two axles or that weighs more than 14,000 pounds or that is over 20 feet in length, or seven feet in height, or seven feet in width shall be parked in a residential district.

Section 94-60 of the Clayton County Code states: Prohibited parking of a vehicle within the front yard (a) The parking of a vehicle on grass within the front yard or in front of the principal building within a residential district is prohibited. The parking of a vehicle within the front yard or in front of the principal building within a residential district is prohibited, except on a driveway or other hardened surface made of concrete, asphalt, tar and gravel mix, or the like, or in a carport or garage.

In summary, on street parking is prohibited by Clayton County and is subject to enforcement by Clayton County Police and Code Enforcement. Please keep in mind that since there is only one entrance and exit to the subdivision, it is very important to keep streets clear of traffic to ensure Fire, Ambulance and Emergency vehicles have proper access to those in need of help. Do not hesitate to contact any member of the Board of Directors with questions about this new parking policy.

Sincerely,

Taylor's Trace HOA Board of Directors.