



Melissa Oaks Homeowners Association
P.O. Box 6232
Navarre, FL 32566
melissaoakshoa.org

December, 2015

Dear Homeowners:

Article Twelve of our "*Declaration of Restrictive Covenants, Conditions, Restrictions and Easements*" clearly prohibits the parking of boats/trailers/recreational vehicles, campers and the like (hereafter referred to as "defined property") on any street in our subdivision.

Your Board of Directors (BOD) realizes however that owners and tenants may find it necessary to bring said "defined property" home for brief periods (i.e. to clean up after use) from time-to-time. Although the BOD may not establish any new rule that is less restrictive than those contained in the CC&R, this document identifies certain circumstances under which the BOD will not actively enforce brief and occasional violations of the parking prohibition. This document does not apply to "defined property" owned by visitors/guests.

1. While parked on the street, "defined property" shall be detached from any towing vehicle. The towing vehicle (and all other vehicles associated with the address at which the "defined property" is parked) shall be removed from the street to minimize the impact of the obstruction.
2. While parked on the street, "defined property" shall be positioned as close to the curb as possible, and yellow or orange "safety cones" shall be placed at its outer (street side) front and rear corners.
3. "Defined property" shall not be parked within 15 feet of a fire hydrant, within 30 feet of a stop sign, within 30 feet of any curve in the street, or in any location or manner that encroaches upon any neighboring properties.
4. "Defined property" may be parked on the street for a maximum duration of 6 hours in a single day, except that it shall not be parked or allowed to remain parked on the street between dusk and dawn, or at other times of otherwise restricted visibility (i.e. dense fog).
5. As an alternative to on-street parking, "defined property" may instead be parked in driveways for a maximum of 6 hours in a single day, provided that no more than a single vehicle (i.e. car or truck) may be displaced to the street. Any displaced vehicle parked on the street is subject to the terms of item #3 above, and shall be removed from the street immediately upon the removal of the "defined property." Relocating "defined property" between street and driveway (or vice versa) shall not increase the maximum 6 hour allowable time of its presence.

This document becomes effective on December 1, 2015, and it may be revised, modified or rescinded at the discretion of the BOD. Fines for violations outside the parameters contained herein may be levied against the homeowner as set forth in the by-laws of the association.

Feel free to contact any board member with your questions, comments or concerns.

Sincerely

Board of Directors,
Melissa Oaks Homeowners Association
P.O. Box 6232
Navarre, FL 32566