

Parking Rules and Fines

We continue to have parking infractions and need to remind residents of the rules and fines. **This is a warning that fines of \$ 50 will be imposed for ALL infractions.** Guards will ATTEMPT to contact residents to remind them to move their vehicles, but that does not absolve residents from infractions and fines.

- 1) Every unit has assigned parking spots which are the sole property of the unit owners. Parking in a space not assigned to you is grounds for immediate towing, at the vehicle owners' expense, without notice. Each individual unit is responsible for their parking spot. Please do not use for storage and please do not dispose of your trash or cigarette butts in your spot or on the driveway.
- 2) The driveway to the main entry and upper parking is One-Way traffic to the right and is marked with a one-way arrow and do not enter sign to avoid accidents and the fine.
- 3) Parking in the red zone. We allow BRIEF stops in the driveway for active loading and unloading. You may not leave your vehicle in the driveway unattended while you go upstairs. This is both the main entry and a fire lane and is not short-term parking. Any vehicle parked in the driveway, and the driver cannot immediately be found in the lobby area is subject to the fine.
- 4) The visitor (Upper level) parking: These rules are in place to be fair to all residents, to give all the lucky opportunity to get a spot and to prevent some from taking unfair advantage by cheating the rules. Everyone would like to have a spot in front for convenience, but everyone should also have an equal chance in the parking lottery. Violation of any of the rules is subject to the fine.

Parking in the upper-level lot:

- a) Shall not be used by tenants or transient guests visiting Oka towers for a period exceeding 24 hours and is based on a first come first serve basis.
- b) Each unit is not to exceed one vehicle in the upper parking that you are responsible for, including your visitors, at any given time.
- c) Any vehicle that remains in the same stall for more than 24 hours, without leaving is subject to a \$50.00 fine by the Oka HOA and immediate towing at owners' expense without notification if not a resident's vehicle.
- d) After parking in the upper lot, you must leave the property for not less than 15 minutes before you can park in the upper lot again. No driving around the circle, please
- e) You may not "switch" vehicles in the upper lot, you may not have your partner waiting to take your spot when you pull out. This denies equal opportunity to your neighbors. You must leave the property for at least 30 minutes before attempting to park in the upper lot again.
- f) No one may "hold" a parking spot for someone by blocking the space with their vehicle or person. If Person "A" is not ready to immediately park any vehicle and Person "B" is prepared to pull into the parking space, Person "B" has the right of use.
- g) No vehicles are to remain in upper parking if you are planning to be off-island or not use the vehicle for more than 24 hours. Please park in your assigned spot. Leaving your vehicle in the upper lot when off island will result in fines of \$50 per day and the possibility of the vehicle being towed and stowed at the owner's expense.
- h) The Oka parking lot is for the exclusive use of vehicles belonging to residents of Oka and may not be used for the storage vehicles belonging to any other person. Any such vehicle is subject to immediate towing at the owner's expense.