



## **Ken-Caryl Ranch Master Association Parking Rules**

The following parking rules shall be in effect on all land within the boundaries of Ken-Caryl Ranch. Homeowners and residents of Ken-Caryl Ranch shall be responsible for the parking and storage of vehicles owned or operated by their tenants, visitors, and household guests.

Any vehicle described in Section 4.05 of the Ken-Caryl Ranch Master Declaration of Covenants, Conditions, and Restrictions "...trailers, mobile homes, recreation vehicles, graders, trucks other than pickups, boats, tractors, campers, wagons, buses, sleighs, motorcycles, motor scooters, snowmobiles, snow removal equipment, and garden and maintenance equipment..." shall not be permitted to be stored on any street or public right-of-way or on private property within Ken-Caryl Ranch but shall be kept at all times in the garage, screened from view, or stored at an off-site facility.

### **Approved Parking and Vehicles**

- A resident of Ken-Caryl Ranch may park a boat, camper, hobby/recreation trailer, or RV on the street or in the driveway for two non-consecutive days during a seven-day period.
- Extension or expansion of driveways for additional parking is not permitted. Driveways must be surfaced with asphalt, concrete, or pavers and cannot extend beyond the width of the garage. See Driveways/Concrete Work Home Improvements Section 2.18.
- Construction trailers, dumpsters, and portable toilets required for a home improvement project are permitted for the duration of a project and must be promptly removed when no longer required.
- In accordance with state law, Emergency Vehicles that are required by the resident's employer (an Emergency Service provider such as Fire Department, law enforcement, or EMS) as a condition of employment, weighs ten thousand pounds or less, has a visible emblem or marking designating it as an emergency vehicle, may be parked in the driveway or on the street in front of the resident's property.

### **Prohibitions and Restrictions**

- Parking of any type of vehicle on landscape, rocks, and/or lawn portions of the yard, or any other pervious surface is prohibited.
- Any automobile, truck, or other vehicle which displays lettering or advertising, carries equipment for a business, or is equipped for performing services, shall be kept at all times in an enclosed garage or at an offsite facility.
- Any automobile, truck, motorcycle, or other similar vehicle that does not have a valid registration sticker or temporary tag posted in plain view, or a vehicle which has one or more flat tires, broken windows, or missing parts shall be parked in the garage until returned to an operable or complete condition.
- No parked vehicle will obstruct emergency access or interfere with the use of the streets. Contact Jefferson County Sherriff for enforcement of [street parking](#).
- No vehicle covers are permitted.

### **Enforcement**

- Parking violations on or in front of private property will be subject to the Violation Notification Policy and Covenant Enforcement, Section 1.05 of these rules.
- Vehicles blocking public rights of way, sightlines, or emergency access must be reported to the Jefferson County Sheriff for enforcement.