

**INDIAN PALMS COUNTRY CLUB ASSOCIATION**  
**RULES AND REGULATIONS**

**APPROVED 9/11/17**

Website – IPCCCA-HOA.com

Rules violations should be reported to the property manager (PPM). Email is preferred [Caren@ppminternet.com](mailto:Caren@ppminternet.com). PPM may be reached at 760-325-9500.

The property manager will work through the Indian Palms Country Club Association (IPCCA) Board and Rules and Regulations Committee to resolve issues according to established procedures. Refer to the Association's CC&Rs/ByLaws for details on enforcement procedures.

- A. Residents or guests may not engage in or permit activities which interfere with the rights, comfort, safety, and quiet enjoyment of other residents. Included are sounds and lights which unreasonably emanate beyond an individual residence's area.
- B. Home businesses must be conducted within the residence or enclosed garage with the door closed. There may be no visible business signage and customers may not visit the property. The Board may prohibit the conduct of any business it deems to be a nuisance affecting the rights, comfort, safety, convenience and quiet enjoyment of other residents.
- C. Vehicles and Parking:
  - 1. Overnight street parking (1 am to 6 am) without a special permit is prohibited. Vehicles parked in violation of this rule are subject to fines/towing.
  - 2. Residents may request an overnight parking permit from PPM for special needs. Special permits will be granted for 1 week per permit and each residence is limited to 4 special parking permits per year. Special permits must be properly displayed on the vehicle dashboard to be effective.

NOTE: In general, residents are not allowed to have more vehicles in the community than the designed vehicle storage space of their residence (garage and driveway) accommodates.

- 3. The maximum speed limit within the community is 20 mph. Lower speed limits may be posted where appropriate. Residents and guests must comply with Association speed limits.
- 4. Only licensed drivers are permitted to drive golf carts on IPCCCA streets. Golf carts should pull to the side and allow other vehicles to pass if they are causing traffic to back up.

NOTE: For safety reasons, no one without a valid driver's license may drive golf carts on IPCCCA streets, even if a licensed driver is riding in the golf cart.

- 5. Homeowners may not park prohibited vehicles, as defined in Section 7.4.2 of the CC&Rs, (including, but not limited to, motor homes, travel trailers, campers, boats, etc.) and commercial vehicles or trailers in driveways, streets or on maintenance property or any other location where they are visible to the public, unless parked for brief periods for loading, unloading, or deliveries, but in no event longer than twenty-four (24) hours.

6. Vehicles parked in driveways may not extend out onto the street.
  7. Inoperative or unlicensed vehicles (including vehicles with invalid registrations) may not be stored in the community except within a completely enclosed garage.
  8. Motorcycles, ATVs, and other similar vehicles may not be parked overnight in driveways or other visible areas. They may be operated within the community for ingress and egress only. If driven in the community, the vehicles and operators must be properly licensed under applicable State and DMV regulations; operation of these vehicles must also comply with applicable State and DMV regulations.
  9. Repairs or restorations of any motor vehicle, golf cart, boat, trailer or other equipment must be conducted within an enclosed garage with the door closed.
- D. Common Areas (Streets, Green Belts, Water Features, Sidewalks, Walkways, Paths, Pools, Spas, Etc.)
1. Common areas are for the use of all residents.
  2. Damage to a common area by an owner, their renter or guest, or pet is the responsibility of the owner. The owner will be charged for all costs associated with such damage, including legal fees and expenses. The Board may make a special assessment against such an owner for these costs.
- E. Except in an emergency, construction and landscaping activities are limited to the following hours, Pacific Standard Time or Pacific Daylight Time as appropriate.
1. Monday – Friday: 7 am to 6 pm (6 am to 6 pm April through October)
  2. Saturday: 8 am to 6 pm (7 am to 6 pm April through October)
  3. Sunday and Holidays: 9 am to 5 pm
- F. Holiday Decorations:
1. Winter Holiday decorations may be displayed from November 15 through January 15.
  2. Other holiday decorations may be displayed for 1 week before and 1 week after the holiday.
  3. Holiday decorations are subject to the sound and light restrictions in A above.
  4. Displayed items should be in good repair.
- G. Signs, Banners, Flags, Exterior Decorative Items on owner's lots, common areas or other Association areas:
1. Signs, posters, flags, or banners may be displayed on an owner's lot, except that the Association may prohibit any posting or display that would threaten the public health or safety or if the posting or display would violate a local, state or federal law. The noncommercial sign, poster, flag or banner must be made of paper, cardboard, cloth, plastic or fabric. Noncommercial signs and posters more than 9 square feet and noncommercial flags and banners that are more than 15 square feet are prohibited.
  2. Flags may be flown in accordance with standard flag protocol.
  3. Contractors may not place signs while performing services for owners.
  4. Size, location and style of real estate signs are subject to Association control.
  5. Displayed items must be in good repair.
- H. Guests, trade and service personnel must be pre-registered by owners or registered tenants with Indian Palms Community Association (IPCA) staff at the main gate (Monroe and Country Club). They should initially enter through the main gate and subsequently follow any ingress/egress requests made by IPCA staff.

I. General Maintenance:

1. Unsightly, unsanitary, or otherwise offensive debris and unused materials (furniture, mattresses, clothing, rugs, appliances, boxes, etc.) are not permitted to be visible on property.
2. Driveways should be kept clean and free of oil and rust stains.
3. Yards visible to the public must be properly maintained – lawns mowed/edged, weeds removed, trees pruned, sufficient watering to maintain vegetation, etc.

J. Trash and Refuse:

1. Trash containers must be stored where they are not publicly visible.
2. Digging through trash when it is at the curb is prohibited.
3. Trash containers should be placed at the street for collection no more than 12 hours before the collection and removed within 12 hours of the collection.
4. After initial construction of a residence, dumpsters for a residence are allowed on the street or driveway for no more than 4 consecutive calendar days. Total days/residence should not exceed 10 days per calendar year.

K. Permanent or semi-permanent sports equipment (basketball hoops, badminton nets, trampolines, etc.) may not be located on the street side of a residence.

L. Garage sales and vehicle sales events are not permitted.

M. Pets:

1. No pets shall be kept for commercial purposes.
2. Only a reasonable number of pets is permitted. The Board has discretion to determine what is a "reasonable number of pets."
3. Permitted animals are limited to domestic pets – dogs, cats, birds, tropical fish, etc. Farm animals, large reptiles, poultry, pot-bellied pigs, miniature horses/ponies, exotic species, and so on are not permitted.
4. Dogs should be controlled on leash when outside the residence or outside of a completely enclosed area of the owner's lot.
5. Unattended pets may not be tied up in front/rear yards or patios at any time.
6. Controlled pets may be in common area streets, sidewalks, paths, walkways and green belts. They may not be in pool or spa areas. They may not be in other owners' yards without permission of the owner.
7. Dog waste must be immediately picked up and properly disposed of from any publicly visible area by the person in control of the dog. Waste bags should be disposed of in the dog owner's garbage can. Dog waste bags should not be left on the street, disposed of in other people's yards, or put down surface water drains.
8. The Board may permanently disallow any pet that it deems an unreasonable nuisance to others (i.e., continual barking, routinely off leash, menacing behavior) or that the Board deems to be threatening in any way to other residents' right of enjoyment of their property and the common areas.

N. Leasing and Renting:

1. All leasing or renting agreements shall be in writing and shall provide that the terms of such agreements are subject to IPCCCA CC&Rs/ByLaws and Rules. A copy of such agreements must be provided to PPM at least one week prior to the effective date of such an agreement.
2. Owners shall advise PPM, IPCA, and the Life Style Center of tenants' names and contact information at least one week prior to the effective date of a leasing/rental agreement.

3. All leases or rentals must be in compliance with applicable local ordinances, including licenses for short-term Festival rentals.
4. Owners shall supply tenants with a copy of Association rules and regulations. Owners are responsible for tenants' compliance with applicable rules and regulations. Property management and the Board will deal with owners on any necessary enforcement proceedings. **Resulting fines or assessments are the responsibility of the owner, not the tenant.**

NOTE: IPCCCA has a Rules Summary for Renters. This is a short form of rules designed to inform Association tenants of rules most likely to affect them. A copy of this may be requested from PPM or is available on the website at IPCCCA-HOA.com.

- O. Exterior modifications may be done only after receiving appropriate approvals from the Association's Landscape and Architectural Committee. Contact PPM with questions on this. Owners who make changes in violation of this rule are subject to stop work orders, reversal orders, fines, and other penalties.