

Beech Mountain Lakes Association Policies			
Section:	5.0 Safety and Security	Effective Date:	6/26/24
Policy:	5.3 Motorized Vehicles, Traffic Control/Vehicle Parking, Vehicle ID	Supersedes:	July 28, 2021
Approved by:	of Board Members		

If applicable, the exact amount of the fee, fine or deposit that may be referenced in the below policy can be found in the Schedule for Fees and Fines (found by following this link).

If permits are required for this policy:

1. *Beech Mountain has 30 days from the date of submission to approve the permit.*
2. *It is your responsibility to check with Butler Township for any permits needed to ensure you are in compliance with their policies.*

RECITALS

- A. Whereas, under the Declaration of Protective Covenants, Exceptions, Reservations, and Conditions for Beech Mountain Lakes in Drums, Pennsylvania, the Board of Directors is charged with certain responsibilities regarding protection of the safety and well-being of residents and guests of Beech Mountain Lakes, as well as with the care, maintenance, service, and preservation of the Common Areas.
- B. Whereas, the Board of Directors, under section 13 of the Beech Mountain Lakes Protective Covenants, has the power to implement general use restrictions including section 13.10.
- C. Whereas, the Property Owner, under section 3.0 of the Policies, is charged with certain responsibilities regarding the care, maintenance, service, and preservation of property within Beech Mountain Lakes Association in Drums, Pennsylvania.
- D. Whereas, the Board of Directors needs to update a uniform policy on motorized vehicles, traffic control and vehicle identification. 13.8, 13.27, 13.27.8.

Now, therefore, let it be resolved that the Board of Directors updates the following policy on motorized vehicles, traffic control, and vehicle identification:

TRAFFIC CONTROL

All State of Pennsylvania Traffic Regulations apply.

1. Property owners' vehicle stickers and guest/renter vehicle passes must be visible and displayed in or on the vehicle while on BML property.

2. Vehicle owner may be required to provide proof of property ownership.
3. Failure to display a current sticker or pass is subject to a fine. (See the Schedule for Fees and Fines.)
4. Passing of vehicles in the same direction of travel is not permitted. Careless driving, and failure to stop at stop signs are each subject to fines for a violation and an increased fine for subsequent violations. (See the Schedule for Fees and Fines.)
5. **The maximum speed limit in BMLA Property is 25 MPH.** Speed violations are subject to a fine.
6. Overtaking or passing a school bus, while discharging passengers with its red lights flashing, is subject to a \$500 fine with all subsequent violations subject to a \$1000 fine.
7. All moving traffic violations will be doubled during school bus hours M-F 6:30 AM-9 AM and 2:30 PM-4:00 PM.
8. **Recreational Vehicles:** Recreational vehicles (mini-bikes, snowmobiles, motorized trail bikes, ATVs, UTVs and/or any motorized recreational vehicles), are prohibited on BMLA roads and properties. Violations are subject to fines. (See the Schedule for Fees and Fines.)
9. **Golf carts** (either gas or electric powered) are permitted during daylight (dawn to dusk) hours. All carts must have liability insurance, and be operated by a licensed driver. Modified engine or exhaust systems are not permitted on any golf carts. All carts must be registered with BML and obtain a permit. (See the Schedule for Fees and Fines.)
10. **Spillway/ Dam Restrictions:** Crossing over the spillway and/or dams by any vehicle (as defined above), including licensed vehicles, skateboards, bicycles, or by foot is strictly prohibited. Violations are subject to fines. (See the Schedule for Fees and Fines.)

EXCEPTIONS TO THE RECREATIONAL VEHICLE REGULATION WILL BE MADE IF THE VEHICLE IS BEING USED FOR EMERGENCY SERVICES OR WITH THE APPROVAL AND DIRECTION OF THE ADMINISTRATION.

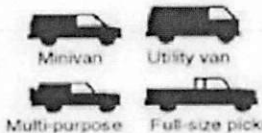
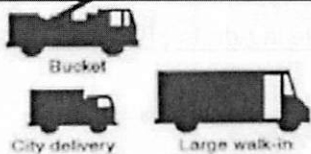
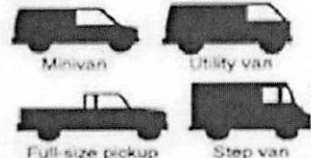
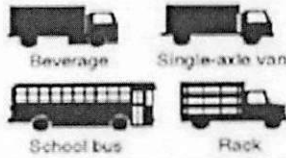
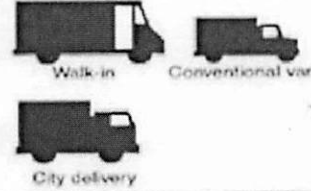
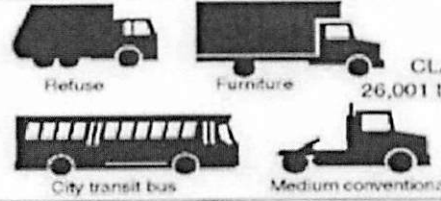

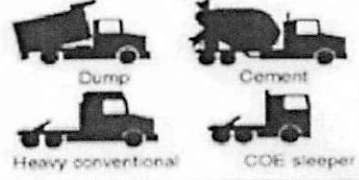
PARKING

1. Storage of motor vehicles in Beech Mountain Lakes needs to adhere to Butler Township Vehicle Ordinance, Part 1, Storage of Motor Vehicles.
2. All vehicles may not be parked within three (3) feet of any street in BML unless security is notified of any extenuating circumstances. 'Street' is defined as the paved roadway. Violations to section 13.8 and 13.27.8 of the Covenants are subject to a fine for the initial infraction, and fines may be doubled for subsequent violations. (See the Schedule for Fees and Fines.)
3. At the clubhouse, pool, beach, or tennis courts, a vehicle may be parked only at designated areas.
4. Vehicle parking at the entrance shall only be at designated areas. When parking at the entrance, vehicle owners shall notify the security guard about the duration that the vehicle will be parked at the entrance.
5. Violators are also subject to vehicles being towed, without notice, at owner's expense. The owners of an illegally parked vehicle will be responsible for any damages which may occur.
6. ATVs, motorcycles, golf carts, and vehicles of that like must be parked covered with a form fitted cover.
7. Owners of motor homes, campers or recreational trailers, are permitted to park

on their own property to the side or rear of their house within the property setbacks, or on their private driveway. However, they shall not be used as living quarters or rented to others as such.

8. Unless in conformity with these parking rules, no property owner, renter or visitor shall park, store or keep, on any street or homeowner property within the development, any commercial or recreational vehicle, camp trailer, boat or mobile home, bus, trailer coach, or aircraft.
9. Any inoperable or unregistered vehicle, unless fully covered, is prohibited from being parked on any BML homeowner property.
10. No commercial vehicles or combination thereof shall be permitted to be parked or stored, attended or unattended, on any lot, amenity or common area of Beech Mountain Lakes, except for vehicles owned, operated, or contracted by the BMLA in the conduct of its business.

(For the purpose of these regulations, the definition of "commercial vehicle" is any weighing over 10 thousand pounds (10,000 lbs.) Gross Vehicle Weight Rating (GVWR), Typically Vehicle Classes 3, 4, 5, 6, 7, and 8. Trailers normally used in the course of business are also considered commercial vehicles. Permitted vehicles must be single axle. (2 axles - one front and one rear)

 <p>CLASS 1 6,000 lb & less</p>	 <p>CLASS 5 16,001 to 19,500 lb</p>
 <p>CLASS 2 6,001 to 10,000 lb</p>	 <p>CLASS 6 19,501 to 26,000 lb</p>
 <p>CLASS 3 10,001 to 14,000 lb</p>	 <p>CLASS 7 26,001 to 33,000 lb</p>
 <p>CLASS 4 14,001 to 16,000 lb</p>	 <p>CLASS 8 33,001 lb & over</p>

Pick-up trucks, utility body trucks and vans, normally used by the general public for daily personal transportation, are exempt from this regulation provided:

- a) The vehicle has no attachments in the rear except for a cap or toolbox.
- b) The vehicle does not contain refuse or unsightly, noxious, odoriferous, spontaneously combustible materials, compressed flammable gases, poisons,

11. Construction vehicles, where work is being performed on the owner's lot, may be kept overnight during the period of work on the property, upon proper notification to the Beech Mountain Office (Code Officer) and the Security Department, or by posting of a Beech Mountain Construction Permit.

BMLA OWNERS ARE ULTIMATELY RESPONSIBLE FOR PAYMENT OF ANY TRAFFIC CONTROL AND/OR PARKING FINES INCURRED BY THEIR GUESTS.

Effective Date

The aforementioned policy shall be effective upon adoption of the Board of Directors, and the execution of this resolution.

In witness whereof, the undersigned have executed this resolution on the 26th day of June, 2024.

Signature on file in Admin office

Signature on file in Admin office

President

Secretary