

June 1, 2007



Dear **CORONADO @ ALISO VIEJO** Residents,

We are pleased to take this opportunity to introduce ourselves as your new Courtesy Patrol Service. **Patrol Masters** Services several other communities near your association, and we are looking forward to providing you with the same level of exceptional customer service we are recognized by.

Situations in which you may need **Patrol Masters'** assistance:

- **Suspicious persons and or activity at the community.**
- Loud noise, music, etc.
- Vehicles' parked in the fire lane, in front of garages or inappropriate areas.
- To safelist your guest vehicles, please visit our website at www.patrolmasters.com and use our on line safelist.
- To request a parking permit.

In cases where there is an **immediate threat to Property or Life FIRST DIAL 911.**

You can reach us at **714.648-0602** or **949-209-6370** or visit our website www.patrolmasters.com. We look forward to working with you.

PATROL MASTERS has also been charged with the enforcement of the association parking rules in general and specifically to issue and track decals.

It is the Board's obligation to enforce these CC&R's and in doing so; they have drafted the following supplemental procedures:

WHAT NEEDS A DECAL?

All resident vehicles parked on site and outside a garage and a reserved space.

Residents must register a vehicle for each of their possible garage spaces prior to being issued a decal authorizing them to park outside. Garaged vehicles and vehicles parked in reserved spaces, although registered; do not require a decal be affixed to them.

NOTES AND PROCEDURES;

1. Vehicles parked in garages or assigned space DO NOT require a Parking Permit.
2. Parking Permits will only be issued when the resident has provided information which indicates he / she has used all garage/assigned Spaces appropriately before being issued a Parking Permit for a 3rd vehicle.

If any vehicle in a household requires Parking Permit, Patrol Masters will need the following information (copies of all registrations are necessary).

1. *Completed application. (Please see attached)*
2. *Something that proves the resident lives on site.*
 - a. Current vehicle registrations showing resident name and address on site.
 - b. Utility or other bill showing name of resident and on site address.
 - c. California Drivers License showing on site address.
 - d. Lease agreement showing the name of resident and on site address.
3. *Something that proves the vehicle(s) belongs to the resident.*
 - a. Current vehicle registrations showing resident name and address.
 - b. Letter on company letterhead showing resident name and authority to have care custody and control of vehicle.
 - c. A letter from the registered vehicle owner explaining why the resident has a vehicle not registered to the resident. For example: A letter from a grandparent authorizing a grandchild to use their car.
 - d. If a recently purchased new or used vehicle, a copy of the top of the Sales Contract (yellow) showing:
 - I. Resident's name and on site address.
 - II. Vehicle VIN number.
 - III. If vehicle has a license plate write it on this form.
4. *A unique number attached to the vehicle.*
 - a. License plate number.
 - b. VIN number.
5. *Designation of which vehicle(s) will be issued Parking Permits.*

In determining whether or not a permit may be issued, the following vehicle types are not acceptable as legitimately Garaged vehicles or to be parked in a Reserved Space:

- Vehicles out of current registration.
- Vehicles with current registration but registered as non-operating.
- Vehicles, which are registered but not street legal (off road vehicles).
- Commercial vehicles (see definitions in this document).
- Recreational vehicles (see definitions in this document).

PATROL MASTERS will accept registrations with off site addresses if supporting documents show the reason for off site address for example:

Company vehicle (include something on company letterhead so stating).

Oversize Vehicles:

Are not authorized to park in the complex. Oversized vehicles MUST park in the garage or off site.

Commercial vehicles will not be issued parking permits.

Commercial vehicles are defined as but not limited to vehicles having any of the following attributes:

1. Racks
2. Ladders
3. Tool boxes on the sides
4. Over $\frac{3}{4}$ ton
5. More than two axles
6. Vans or buses designed to carry more than 10 persons

Recreational vehicles will not issued parking permits.

Recreational vehicles are defined as but not limited to vehicles like the following:

1. Motor homes
2. Personal watercraft
3. Trailers of all types
4. Unlicensed vehicles
5. Boats
6. Aircraft
7. Cab-over campers

All Parking Permits will be serialized and generic in nature (no logos, etc.).

Receiving a PERMIT does not guarantee or reserve parking space for an individual.

CAN THE DECAL BE PLACED ON A CARD AND DISPLAYED WHEN OUTSIDE OR CAN I ROTATE MY GARAGE VEHICLES?

No. Each decal is serialized and issued to a specific vehicle. Decals must be affixed to the proper vehicle.

WHEN WILL THIS PROGRAM START?

The enforcement of this new procedure will begin at 12:01 A.M. July 1, 2007. Please be sure to contact PATROL MASTERS in advance, if you require a parking permit.

HOW DO I GET DECALS OR ARRANGE FOR A GARAGE INSPECTION?

Residents MUST provide the following documents:

- Parking Permit Application
- Copy of all vehicle registrations and designation of which vehicle will be parked outside.

To: **PATROL MASTERS**
1651 E. 4th St., Suite 144
Santa Ana, CA 92701

714.648.0602(voice)
714.648.0842(fax)
staff@patrolmasters.com

IMPORTANT: Don't forget to designate which vehicle(s) will be garaged and which will be parked outside.

To be valid, your permit MUST be affixed to the inside, **rear window, lower driver's corner** and be clearly visible from outside the vehicle.

If you have **heavy tinting or a convertible** the permit needs to be affixed to the inside, **front window, lower driver's corner** and be clearly visible from the outside of the vehicle. Permits behind heavy tint are difficult to see at night and this should avoid an unnecessary citation.

Only one outside permit will be issued, if qualified.

WHAT ARE THE RULES FOR GUEST VEHICLES?

Guests may obtain a temporary Safelist Visitor Pass by the homeowner whom they are visiting for a maximum of twenty (10) days within any 180 day period.

To safelist your guest vehicle, please visit our website www.patrolmasters.com and utilize our on line safelisting.

IN CONCLUSION:

This program may seem complex and burdensome to you. Please trust that your Board, the Property Manager and PATROL MASTERS have worked diligently to make it as simple and effective as possible. The Board of Directors authority and obligation of enforcement of this procedure is derived from the covenants, conditions and restrictions, specifically, the CC&R's state that "...the Association, through its officers and committees, may establish "parking" and "no parking" areas and establish parking rules as they deem necessary within the Common Property. These rules are in accordance with section 22658.2 of the California Vehicle Code...." To this end, the Board has approved the parking amendments as written above.

The Board of Directors thanks you for your patience, understanding and anticipated cooperation with this program. Should you have any question, please call your Management Company or PATROL MASTERS.

PLEASE NOTE: While a Notice or citation will be placed on vehicles in violation of association rules, these notices are provided as a courtesy only. The Association or PATROL MASTERS will not be responsible should any vehicle be towed for violation of this Policy, whether or not a notice or citation was received on the vehicle.

Should you have questions, please feel free to call PATROL MASTERS at:

714-648-0602

Or, visit our website at:

www.PATROLMASTERS.com

Thank you for working with us to provide a quality parking program for all the resident of CORONADO.

Sincerely,
PATROL MASTERS

REQUEST FOR PARKING PERMIT

All items in this application must be completed in full. Failure to complete every line of this form completely will result in denial of the application. Any untruthful statements made on this application will result in forfeiture of parking privileges. **Permits are only available for licensed drivers living in the Unit. Two vehicles must be parked in the garage. Thus, permits are only available for 3RD VEHICLE ONLY.** Copies of DMV registrations for each vehicle reflecting Coronado address are required to be submitted with all Parking Permit applications.

Number of Permits Requested: _____

Unit Owner's Name: _____

Address: _____, Aliso Viejo, CA _____

Day Phone:(____)_____ Evening Phone:(____)_____

My unit has 2 car garage []

My unit has one car garage and one reserved parking space []

1) I REPRESENT THAT THE FOLLOWING VEHICLE WILL BE PARKED IN MY GARAGE/RESERVED SPACE:

Make:_____ Model:_____ Color:_____ State/Lic.:_____

Make:_____ Model:_____ Color:_____ State/Lic.:_____

2) I HEREBY REQUEST PARKING PERMITS FOR THE FOLLOWING VEHICLE (S):

Vehicle Owner's Name:_____

Make:_____ Model:_____ Color:_____ State/Lic.:_____

The undersigned Owner ("Owner") does hereby attest that the statements made on this application are true and accurate, and agrees to be bound to all of the terms and provisions set forth on this Application and the attached Parking Permit Agreement. The undersigned Owner further acknowledges that they have read and understand all of the Association's parking rules and regulations and agree to follow them, and that any illegally parked vehicle may be towed as provided by law.

Dated: _____ Signed:_____

Printed Name:_____

PARKING PERMIT AGREEMENT

Owner hereby agrees that any vehicle operator shall abide by all Association rules, the CC&Rs and all applicable parking and traffic laws at all times while any permitted vehicle is within the common area of the Association.

Owner further agrees to release and indemnify, defend, and hold harmless **Coronado** (the "Association"), its directors, attorneys, officers and managing agents, and each of their insurers, from any and all claims, rights, actions, debts, demands, damages, losses, liabilities, costs and expenses (including, without limitation, attorney's fees and costs) of any nature whatsoever, known or unknown, material or immaterial, suspected or claimed, hereafter becoming known, or accrued or accruing as a result of the parking and/or operation of any vehicle upon Association property, except such damages or injury resulting from the sole negligence or willful misconduct of the Association.

With regard to all matters herein released by this Agreement, Owner hereby voluntarily and expressly waives any and all rights under Section 1542 of the California Civil Code, which provides as follows:

“A general release does not extend to claims which the creditor does not know or suspect to exist in his favor at the time of executing the Release, which if known by him must have materially affected his settlement with the debtor.”

Any claim for property damage or bodily injury resulting from use of a vehicle granted a Parking Permit herein which is alleged to have resulted from the sole negligence or willful misconduct of the Association must be accompanied by a police report. Owner agrees to have all such disputes involving this Agreement, or the parking of a permitted vehicle upon the Association's Common Area, determined by binding arbitration, according to the rules established by the Judicial Arbitration and Mediation Service (JAMS), and expressly waives the right to a jury or court trial.

The signature of any one Owner on the Parking Permit Application binds all owners, residents and guests of the subject unit. In the event that arbitration is pursued, then all costs incurred by the prevailing party in preparation for, or attendance at, the arbitration must be paid by the non-prevailing party.