



**The Mediterranean Villas Homeowners Association**  
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## **GOOD NEIGHBOR GUIDE**

Please be a good neighbor! Abide by the Mediterranean Villas' Covenants, Conditions & Restrictions (CC&Rs) and Rules & Regulations (R&Rs) that all owners have agreed upon. Below are some of the most important ones to observe for harmony in our neighborhood. Violations are subject to fines or legal action (CC&R 8.1)

- **APPEARANCE:** Maintain your home in a good, clean, attractive, safe and sanitary condition to reflect a high pride of ownership. Don't post signs of any kind for public view. Only a single small (4 sq. ft.) "For Sale" sign is permitted. All exterior alterations (including satellite dish installation) or repairs to your home or landscaping must be approved before work starts. (CC&Rs 2.5.2, 5.1, 6.1, 6.9, 6.14, 6.21)
- **PARKING:** Areas designated "guest parking" are for guests of residents only – others will be towed at the owner's expense. Only passenger cars and pickups may be parked in driveways or streets. RVs may be parked in driveways up to 48 hours for loading and unloading. If an RV is too big for the driveway (blocks the sidewalk), it may be parked on the street for up to 72 hours. Repairing or working on a vehicle in driveways or streets is prohibited. (CC&R 6.2, R&Rs 10,11)
- **NUISANCES:** Don't allow any kind of nuisance or noise that is detrimental to any other resident. There is a fine of up to \$100 for repeated violations. (CC&R 6.5, R&R 14)
- **PETS:** Don't allow pets to roam loose. Keep pets inside your home or on a leash when outside with them. Pick up any poop immediately, including in your own yard. No outside kennels or pens are allowed. There is a \$25 fine for each violation. (CC&R 6.8)
- **GARBAGE:** Store garbage cans only on designated concrete pads or in your garage. Garbage must be bagged securely inside the can so the lid completely closes. (CC&R 6.7, R&R 13)
- **RESIDENCY:** Portions of townhomes (rooms) may not be rented to others. Each townhome is for single-family residency only. (CC&Rs 1.4.6, 6.10)