

## BELMONT PARK ASSOCIATION

### RULES AND REGULATIONS

**Fines will be assessed for violation of each of the following rules. These fines are subject to the Association's collection policy. Unless otherwise stated in these rules, the fine structure is as follows:**

<b>First Offense:</b>	<b>\$25.00</b>
<b>Second Offense:</b>	<b>\$50.00</b>
<b>Third Offense:</b>	<b>Legal action will be taken. Actual legal costs will be billed back to the owner's account.</b>

1. Activities not related to residential purposes are prohibited. No activity of any sort is permitted which may become an annoyance or a nuisance to the neighborhood.
2. Belmont Park enforces the City of Houston leash law regarding dogs. All dogs must be on a leash at all times when outside the confines of your home. Pet debris must be picked up and properly disposed of. According to the City of Houston ordinances, owners may be fined if they do not.
3. Every resident has 2 spaces in the rear of the home for the parking of appropriate vehicles. These areas are common property and are not to be used for the storage of wood, unwanted items, mops, brooms, boats, **disabled cars, including abandoned cars, etc. (SEE TOWING POLICY ATTACHED)** Everyone has a storage unit in the carport area and that area is for the purpose of storing items. The Deed Restrictions of Belmont Park prohibit the carport as being used as storage and violations are subject to enforcement by the Board of Directors. **Please do not infringe on your neighbors by parking in their parking spaces. They have the right to have any car towed that is parked in their space illegally.**
4. Portable basketball goals are not allowed on any common property in Belmont Park. A goal may be kept on your patio.
5. Garage sales are not permitted in Belmont Park.
6. All homeowners are responsible for damages caused by themselves, their guests, family members, and tenants, their family and guests. Please remember that you are responsible for your children's activities. If they are caught vandalizing or mis-using property, you will be held accountable for all fines and damages.
7. Littering is not permitted. Anyone caught littering on the property will be fined and the cost of disposing the litter may be charged back to the owner.

**In addition to these rules and the recorded governing documents for the Association, i.e. Deed Restrictions and By-laws, the Association has the following written rules and policies:**

Maintenance Fee Collection Policy

Clubhouse Rental Requirements

Insurance Monitoring Policy

Towing Policy

Pool Rules