

ESCOBA BAY HOA

401 Preakness Lane
Sneads Ferry, NC 28460

November 17, 2010

To all Owners/Renters using the Escoba Bay Storage Lot:

The storage lot behind the clubhouse was established for residents to store licensed boats, jet skis, and trailers because they are not allowed to be parked at their home sites. Rules were established governing the use of the storage lot. Some of those rules are being violated. For that reason we are herein summarizing the rules and advising you that they will be enforced. Vehicles in the lot in violation of those rules may be towed and stored elsewhere at owners' expense.

1. Parking in the storage lot is by HOA approval only. A storage lot registration application must be completed and approved before a key is issued (copy enclosed).
2. The vehicle being stored must be owned by the resident or family member.
3. Only one stored item is permitted per household. However, if the lot is not at full capacity the HOA may temporarily allow for additional items to be stored, **but each item must be registered**. Please note: multiple items **cannot** be stored in same space.
4. Vehicles are to be parked in their assigned space only, centered in the space and as close to the fence as possible.
5. Assigned spaces must be kept free of debris, junk, and trash, and vehicle covers must be securely attached.
6. Assigned spaces cannot be loaned or transferred to anyone without specific approval of the HOA. If approved, the recipient must register his/her vehicle.
7. Owners/residents who sell their property in Escoba Bay or move out of the community must remove their vehicles from the storage lot and notify the storage lot manager or business office of their change in status. Storage lot keys must be returned to the lot manager or the business office.

8. In the event that there is a waiting list for spaces in the storage lot, the list will be reorganized and spaces assigned according to the following with lower priority individuals losing their space to higher priority individuals:
 - Priority 1: resident homeowners
 - Priority 2: resident renters
 - Priority 3: non-residents homeowners
9. Be aware that owners/residents may lose the right to use the storage facility if the owner of the property is delinquent in payment of any dues or assessments.

If you have any questions please contact the business office (327-0238).

BOARD OF DIRECTORS