

ATTACHMENT 11

THE DOMINION HOMEOWNERS ASSOCIATION
RULES AND REGULATIONS FOR MOTORIZED VEHICLE
OPERATIONS, SAFETY AND USE OF ROADS

I. MOTOR VEHICLE OPERATION

Licensed, motorized vehicles shall include, but shall not be limited to, passenger vehicles, trucks, motorcycles, golf carts, construction and service vehicles, and motor homes. Such vehicles may be driven only on paved streets and driveways, must carry a current inspection sticker and display current license plates. Drivers of motorized vehicles driven within The Dominion must have a current driver's license and carry minimum automobile insurance as required by the State of Texas. Motorized vehicles must yield to pedestrian and bicycle traffic and must be driven in such a manner as not to disturb others; provided, however, golf carts may be driven on cart paths and are not required to have inspection stickers or license plates.

A. Motorcycles

Drivers must comply with applicable law and shall carry a maximum of two persons unless equipped with a sidecar for a third passenger.

B. Off-Road Vehicles

Unlicensed vehicles, all-terrain vehicles, and other off-road vehicles designed primarily for off-road use shall not be driven within The Dominion.

II. PARKING/STORAGE

Owners shall not park vehicles in alleys, on streets, or on unimproved property. Owners shall park only in garages and driveways--garage parking is strongly encouraged. Notwithstanding the foregoing sentence, Owners visiting other residents within The Dominion may park in the street, but not in any alley. Parking shall not be permitted which obstructs access by emergency or service vehicles. The Dominion Chief of Security may make exceptions for resident parties and special events.

A. Visitors

Visitors shall be permitted to park on streets, driveways and in garages. Owners may authorize visitor parking on the streets for a period up to 72 hours by notifying Dominion Security in advance at 210-698-2997 or electronically through the current access control system. If street parking for visitors is needed for a period to exceed 72 hours, prior permission must be granted by the Association who may delegate such authority to the Chief of Security.

B. Construction/Service Vehicles

Construction and service vehicles shall only be permitted to park on streets and must park in a manner that will not obstruct access to any driveway or obstruct access by emergency and service vehicles such as garbage trucks. No parking is permitted in the alleys. Construction and service vehicles (as opposed to equipment) shall not remain on Dominion property overnight. Notwithstanding the foregoing sentence, construction and service vehicles shall be permitted to park on unimproved property during designated work hours with the prior approval of the lot owner.

C. Trailers/Recreational Vehicles

Trailers, inoperable vehicles, recreational vehicles or commercial vehicles shall not be kept, stored, parked or maintained on any portion of a lot readily visible to the street or another lot, and must be kept, stored, parked or maintained only within an enclosed structure or screened area which prevents the view of it from other streets or lots. Recreational vehicles shall include, but not be limited to, motor homes, campers, and boats. Notwithstanding the foregoing sentence, trailers, recreational vehicles, campers, boats, motor homes, and commercial vehicles may be temporarily parked for the purpose of loading and unloading or for the purpose of serving such lot, not to exceed a 24 hour consecutive time period.

D. Loading/Unloading

When loading and unloading, it is recognized that access to streets, alleys and driveways may be temporarily blocked. In such cases, the vehicle operator will minimize the inconvenience and immediately move the vehicle upon completion of loading or unloading. The vehicle operator must remain accessible at all times to move the vehicle in the event of an emergency.

E. Repairs

No dismantling or assembling of motor vehicles, boats, trailers or other machinery and equipment shall be permitted in any driveway or yard visible from any street or lot.

III. SAFETY

A. Speed Limits

Unless otherwise posted by a speed limit sign, the maximum speed limit within The Dominion is 20 mph. Notwithstanding the foregoing sentence, the Dominion Chief of Security may temporarily reduce maximum speeds for safety reasons.

B. Bicycles

Bicycles must be ridden with the flow of traffic and as near as practicable to the right curb unless preparing to make a left turn at an intersection or when the conditions on the roadway make it unsafe to ride next to the right curb. Bicycles used at night must have a light on the front and a red reflector on the rear. To enhance safety, bicycle riders are

strongly encouraged to ride single file, to wear helmets and to wear reflective gear when riding at night.

C. Pedestrians

Pedestrians shall include but not be limited to those walking, jogging, riding skateboards, or wearing rollerblades or skates. It is suggested that pedestrian traffic moves against the flow of traffic and as near as practicable to the left curb. To enhance safety at night, pedestrians are strongly encouraged to wear reflective clothing and carry a light.

IV. VARIANCES

Variations to these rules and regulations must be requested in advance by calling the Association office at 210-698-1232. Should a variance be denied, the Association member may appeal to the Board at the next regular scheduled meeting by requesting to be on the agenda 30 days prior to the meeting.

V. COMPLIANCE & ENFORCEMENT

It is the Association's hope that these rules will receive voluntary compliance as evidence of good faith and in consideration of all residents. Association members may appeal to the Board if there are extenuating circumstances which might justify any violation. If the Board upholds the violation and the violation is not promptly corrected, the Association shall pursue whatever legal remedies are available, including the filing of a lawsuit to correct such violation.