



## Pine Mountain Club Property Owners Association, Inc.

# **ASSOCIATION RULES**

This is an abbreviated list of rules that are commonly violated by owners, renters, and guests during their stays or visits. Refer to respective code section for details.



**No** noxious/offensive activity on lots; nothing causing nuisance/annoyance to owners. Exterior sound devices are not allowed, except security ones w/Assoc. approval. No activity producing noxious odors. **(EC Code 21.29)**

**No** outdoor wood fires, including BBQ stoves, fire pits, or campfires. Propane fire pits, Tiki torches, open flames are also not allowed. **Exception:** Enclosed charcoal, propane, pellet, and electric BBQs/smokers with lids. **Firework discharge is strictly prohibited. (EC Code 21.20 and CC&R 5.2)**

**No** discharge of any firearms or use of launching devices, including BB guns; air pistols, paintball, pellet, or airsoft guns; bows, crossbows, or slingshots. **Exception:** Bows (*not crossbows*) can be used to shoot arrows at the archery range by members of the Pine Mountain Archers Club. **(Rule 3.22)**

**Dogs** must be leashed and under control at all times on Association roads or property. Dogs may be unleashed only within the fenced dog park or owner's property. Pets shall not be left outside unattended between dusk & dawn, **including decks**. Dogs are not allowed on others' private property without permission. Excessive barking is prohibited. Owners must pick up and dispose of dog waste. **(Rules 4.07- 4.18)**

**No** parking on Association roads, paved or unpaved, unless listed as specific exceptions from 7am - Midnight. Violators may be towed at owner's expense, especially if obstructing emergency vehicles or snow removal. Roads will not be plowed until offending vehicles are moved or towed. **(Rule 6.06 / 6.06A)**

**All** on Association property must follow county, state, and federal laws, including trespassing and parking on neighbor's property without permission. Non-compliance may result in citizen's arrest or detention. Violators may face fines, penalties, or property restrictions. **(Rule 3.16 as per Penal Code 602)**

**Do not** feed wildlife in Pine Mountain Club, including bears, mountain lions, bobcats, foxes and/or coyotes. "Feeding" includes any action attracting wildlife with food. Leaving food outside unattended is considered feeding. Strict enforcement; violations reported to California Department of Fish & Wildlife. **(Rule 7.03)** It is highly recommended not to leave screen doors or windows open and unattended. Keep car doors locked and remove all odor-related items from cars.

**No** one shall leave any trash containing food or edible material outside, in an outside shed, outbuilding, or motor vehicle, on any lot or Association property. Outdoor freezers, refrigerators, unattended ice chests, food containers, trash containing food, or any edible material are not allowed outside. **(Rule 7.04 & 7.05)** Take trash to the transfer site at 16143 Atheutian Drive (east of the Equestrian Center).

**Maximum** of six (6) guests at PMCPOA functions or on Association property without prior approval. Exceptions need general manager approval. **(Rule 3.12)**

**Speed limit** on all PMC roads is 25 MPH, except the section up to the equestrian center and transfer site, where the speed limit is 15 MPH.

**Penalties** can range from loss of amenity privileges, and/or a \$250 to \$5,000 fine for a first offense per the PMCPOA rules violation fine/penalty schedule. For guests who are renting, violations can result in the immediate end to your stay; loss of some, or all, of your deposit, and/or fines. Rules apply to owners, guests, renters, tenants, and lessees.

