



October 31, 2011

Common Area Snow Removal Policy

In order to provide proper service to the Community, regarding snow removal, the Community Association is implementing a formal policy; we urge everyone's cooperation.

Association Roads

Commencing with any snowfall or accumulation of ice on the Association's roads, this Snow Removal Policy will go into effect. At that time, all single-family residence vehicles should be removed from the Association's roads and parked in the homeowner's garage and/or driveway. This would include vehicles of visitors.

Townhome Parking Areas

The Townhome parking areas (Rolling Hill Court and Madison Court) are provided for the exclusive use of the Townhome owners. The Association's contractor will plow snow from the cart-way (center) of the parking area and any unoccupied parking spaces. If a vehicle was not moved during the initial plowing of the parking area, the contractor will return the following day and re-service the parking areas and will plow snow from any then vacant parking spaces. It is the owner's responsibility to move their vehicle to allow for proper snow removal operations. It is not the Association's responsibility to remove snow between or around parked vehicles; if the vehicles are not moved, the removal of the snow is the owner's responsibility.

Sidewalks

The Association is responsible for removing snow only from those sidewalks that are adjacent to common areas. Each homeowner is responsible for removing the snow from the sidewalk in the front and along the side (corner properties) of their property. Snow on sidewalks shall be removed within 24 hours of the end of the snowfall per New Hope Borough Ordinance. Snow removed by homeowners should not be placed onto the road or parking areas.

Deicing Sidewalks

If a homeowner intends to apply deicing material to the sidewalk, they **should NOT use rock salt** as it could pit or spall the concrete. Only calcium chloride or a similar material should be used for deicing concrete surfaces.

Sports Equipment

Portable basketball backboards and other sports related homeowner equipment cannot be allowed along the curb line when there is snowfall or during snow plowing operations. All homeowner sports related or other items must be placed on the homeowner's property beyond the sidewalk area when snow is anticipated or occurring.