

DANIEL SQUARE CONDOMINIUM ASSOCIATION RULES AND REGULATIONS

In order to create the most desirable residential atmosphere possible the Board of Directors of the Daniel Square Condominium Association (DSCA) have adopted the following rules and regulations for the guidance of all owners, their families, guests, and tenants. Please note that violators will be fined for certain infractions as indicated below.

PETS: Owners, tenants, and guests are not allowed to bring pets on premises. **FINE: \$100.00**

BEER KEGS: Beer kegs (empty or full) are not allowed on the premises. **FINE: \$200.00**

NOISE: Noise from televisions, stereo equipment, musical instruments, and talking should be kept at a minimum at all times, and **MUST NOT DISTURB OTHERS**. The Clemson city police will be promptly notified if any disturbances occur. **FINE: \$100.00** (plus any fines which may result from violation of the Clemson city noise ordinance).

TRASH: All trash must be tied in plastic bags and then placed in dumpsters provided. Under no circumstances should trash or trash bags be left on stairs, landings, decks and patios, or dumpster pads. Residents are responsible for picking up outside trash created by their guests no later than 12:00 noon the day following the party. **FINE: \$25.00**

PERSONAL PROPERTY: Personal belongings are not allowed on front porches or stairs. Objects in violation may be removed without notice. **FINE: \$25.00**

SPEEDING: Reckless driving (i.e. speeding, tire squealing, etc.) and/or driving over landscaped areas will not be tolerated. **FINE: \$50.00** (plus cost of any damages).

CAR WASHING: No car washing shall be done on the premises. **FINE: \$25.00**

BICYCLES & MOTORCYCLES: Bicycles are not to be chained to front stairs. Motorcycle owners must protect pavement from kickstand puncture marks during the warm weather. **FINE: \$25.00**

GRILLS: Effective July 1, 2016, IFC (2015) was adopted by the South Carolina Department of Labor, Licensing and Regulations, Division of Fire and Life Safety, Office of State Fire Marshal. Per the National Fire Protection Association (NFPA) 1 Uniform Fire Code 2015, NO hibachi, grill, or other similar devices used for cooking, heating or any other purpose shall be used within 10 feet (3m) of any structure- this includes on or under any deck, covered patio, balcony or porch, or on any sidewalk. In addition, these devices may NOT be stored on decks, balconies, or porches, or stored in any location visible from the front of any building, or stored indoors. The HOA explicitly prohibits the use of charcoal grills anywhere on the premises. **FINE: \$250.00** per incident. Please use extreme caution whenever you grill and never leave grills unattended.

SATELLITE DISHES/COMMUNICATIONS EQUIPMENT: Satellite and/or communications equipment may only be installed with permission from and in accordance with policies as set forth by Daniel Square Condominium Association. An installation request form can be obtained from Foothills Property Management, 1017 Tiger Boulevard. **FINE** for failure to comply: \$500.00 plus the cost of removal of any unauthorized equipment.

GENERAL INFORMATION

PARKING:

NUMBERED SPACES:

- **EACH UNIT HAS TWO RESERVED, NUMBERED SPACES.** A valid, parking decal **MUST** be displayed on any vehicle parked in a numbered space. **All other vehicles will be towed.**
- One (1) parking decal will be issued to each tenant/resident-owner listed on the lease/deed for each unit, but no more than three (3) decals will be issued per unit. In situations where there is only 1 tenant, a second decal can be issued to the owner of the unit.
- You must appear in person to obtain a parking decal – under no circumstances will parking decals be issued by proxy.
- Parking decals will only be issued upon presentation of: a current valid lease (or deed), a valid and current vehicle registration and a valid and current driver's license.
- You must pre-register for your parking sticker by going to www.deathvalleytowing.net and then selecting "Parking Forms".
- FINE for obtaining or assisting someone with obtaining a parking decal under false pretenses: \$500 and revocation of any previously issued decal.

"RESIDENT" SPACES: Tenant/resident-owners with a valid parking decal may park in "Resident" spaces on a first-come, first serve basis. **All other vehicles will be towed.**

"VISITOR" SPACES: Guests may park in "VISITOR" spaces **for a maximum of 12 hours.** If you expect a guest for more than 12 hours, you may obtain a Visitor Permit from Foothills Property Management (864-654-1000) in advance of their visit during their normal working hours. **Any car parked in a VISITOR space for more than 12 hours without a valid Visitor Permit will be towed.**

Parking in fire lanes and on landscaping is prohibited. No boats, trailers, or campers are permitted in the parking area. The lot is randomly patrolled by Valley Services (985-0505). Towed vehicles can be reclaimed from Valley Services, Inc., 926 Shiloh Road, Seneca, SC 29678, and www.deathvalleytowing.net.

CHILDREN: Children must be supervised by a responsible adult at all times while playing on the grounds. Residents are responsible for their guests.

LAUNDRY: Clothing and other items should not be hung from the stair rails in front of buildings. Please keep your stairs and decks neat and clean of trash.

SECURITY: Promptly notify Foothills Property Management of all suspicious people or unusual activity in the building (654-1000). After hours, notify the Clemson Police Department (624-2000) or (911).

FIRE PROCEDURES: If you discover a fire in your unit, please do the following:

1. Immediately call the fire department (911) and tell the dispatcher the floor and apartment number as well as your name and address.
2. Without delay, leave the building and be sure to close the door behind you, leaving it unlocked. Alert other occupants in the building immediately.
3. Notify Foothills and your landlord if time permits.

INCLEMENT WEATHER: During times of inclement weather, every effort will be made to clear ice and snow in from sidewalks and in front of the stairs. Thermostats should remain at 60 degrees or higher during cold weather.

DECKS: No more than 1600LBS OR 8 persons maximum allowed on deck at any one time.

THESE RULES AND REGULATIONS WERE ADOPTED FOR THE GOOD OF ALL, IN THE HOPE THAT THEY WILL MAKE LIVING AT DANIEL SQUARE BOTH PLEASANT AND COMFORTABLE FOR YOU AND YOUR NEIGHBORS. YOUR COOPERATION WITH REGARD TO THESE ITEMS IS APPRECIATED. THESE RULES AND REGULATIONS HAVE BEEN ADOPTED BY THE BOARD OF DIRECTORS OF DANIEL SQUARE AND CONDOMINIUM ASSOCIATION.

Revised 12/08/2017