



STONES THROW CONDOMINIUM ASSOCIATION
1003 STONES THROW DR. NW
HUNTSVILLE, AL 35806



RULES & REGULATIONS*

The following Rules and Regulations are established in order to provide for the continuing pleasure, comfort, and security of all Owners and/or Tenants of Stones Throw Condominium (the "Association Board of Directors") and their guests:

1. **SPEED LIMIT:** The complex speed limit is 15 mph and is clearly posted at the front entrance. Speed bumps are to discourage speeding and provide safety for everyone. **Please do not drive around them.**
2. **SIGNS:** Owners are expressly forbidden to put any signs in windows or on and about the complex grounds. A Realtor may place a sign on the day of and during the hours of a scheduled "Open House" only. Violations will be addressed with written notice and fines/liens will be assessed for non-compliance.
3. **AUCTION:** No auction/yard/garage sale of any nature is permitted anywhere on the grounds.
4. **SOLICITATION:** There shall be no soliciting without prior written approval of the Board of Directors.
5. **ALTERATIONS:** No owner or tenant shall make any alteration or change to the exterior structure of any unit without first obtaining written permission from the Association; this shall include, but is not limited to, the installation of doors, storm doors, windows, awnings, external lighting, balcony railings, satellite dishes, etc.
6. **LANDSCAPING:** Any additional landscaping must be in accordance with the design of the complex and must be approved by the Board of Directors before any changes are made. The Association reserves the right to remove any landscaping that conflicts with the termite bond, city ordinances, cable and phone pedestal restrictions, or that was executed by anyone without written authority to do so.
7. **GARBAGE:** A dumpster is provided for all residents at the front of the complex near the mailboxes across from Building B. All trash, garbage bags, etc. are to be placed in the dumpster. Large boxes are to be broken down to conserve space. No appliances, furniture, bedding, water heaters, Christmas trees, or heating/cooling material can be placed near or in the dumpster. Under no circumstances shall garbage be stored on balconies, porches, walkways or any area within the common grounds. The dumpster is emptied on Monday, Wednesday and Saturday morning.
8. **TRASH/LITTERING:** Please do not throw trash/debris anywhere on the common grounds (parking lots, grounds, or pool). Encourage your guests to also follow this rule. This is our home; please keep it clean.
9. **ALCOHOLIC BEVERAGES:** Under no circumstances shall alcoholic beverages or drugs be dispensed for sale anywhere within the complex or common area. Report any such activity to the West Precinct of the Huntsville Police Department. You must have witnessed the activity take place and be willing to sign a complaint.
10. **MONTHLY DUES/LATE FEES:** Dues and potential assessments are due and payable by check, cashiers check, or money order on the first of the month. No invoices shall be mailed or phone calls made to owners as reminders of payment. Failure to pay will result to steps outlines in the delinquent dues policy. A late fee of ten dollars (\$10) will be assessed on accounts not paid by the 10th of each month. Payments are to be placed in the **BURGUNDY MAILBOX** next to the mailboxes and dumpster across from Building B.
11. **PARKING/VEHICLES:** Each adult resident with a valid driver's license and license plate can maintain two vehicles within the legal parking spaces of the complex. One vehicle can be parked in front of the resident's building; the second vehicle must be parked in the spaces not used by residents within the complex. The allowable area for a second vehicle is from the rock wall in front of Building A to the dumpster, the parking area between Building E and H near the speed bump and street light, and the rear area of the parking lot between Buildings C and D. **Vehicles in the second vehicle parking areas must be kept clean and maintain the appearance of being in running condition with a current license plate registration sticker.** Owner's can allow two guests to park in front of their building. Additional guests must use the second vehicle parking areas or park in front of the Clubhouse. The Declaration Section 26 (Use Restrictions) Item C covers parking for the complex and all statements shall be



President : president@stonesthrow.org

www.stonesthrow.org
(256) 829-8563
Call / Text

Please review the website for any changes.



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enforced. If the Board deems that a vehicle is improperly parked, not properly maintained, we reserve the right to give you notice to rectify the matter promptly. Vehicles that are covered (vehicle covers) must be parked at the end of the parking lots. Any vehicle parked in a fire lane (designated) will be towed at the owner's expense. All vehicles must be insured as required by law.

12. **NOISE:** Huntsville City has a noise ordinance which is enforced by the West Precinct of the Huntsville Police Department. Please inform the Board President once a complaint has been filed/reported to the local authorities
13. **PETS:** The weight limit for pets is 30 pounds (thirty), when full grown. Pets must be kept in the units and carried or on a leash when in the common areas of the complex. All dogs dropping **MUST BE RETRIEVED** by owners and placed in the dumpster or within the owners unit. Written notices will be issued to the owner or tenant not complying. There will be a **\$30** fine after **two** occurrences of not recovering their droppings. This is a Huntsville City ordinance and fines will be upheld by the court.
14. **PORCHES, STEPS & BALCONIES:** It is the unit owner's /renter's responsibility to keep these areas clean and free of debris. Hanging or drying laundry, beach towels, rugs/carpets etc. is not permitted on the porches or balconies of this complex.
15. **CAR WASHING/VEHICLE MAINTENANCE:** The washing of all vehicles must be performed in the designated area in front of the Clubhouse. No other areas of the complex may be used for this function. No owner or tenant will repair or restore any vehicle on the complex grounds except for emergency repairs and then only to the extent necessary to enable movement from the premises.
16. **NOTICES:** Questions, concerns, and repair requests are to be submitted in writing and placed in the **BURGUNDY MAILBOX** next to the mailboxes and dumpster across from Building B. Please write your name, unit number, phone number and the nature of your request. All requests will be addressed by the Board of Directors. For more immediate matters, email (below) or please call or text 256-829-8563 and leave a message. Messages are checked daily.
17. **COMMON AREA:** The common area shall not be obstructed or used for any purposes other than ingress and egress from the units. No personal item of the owner or tenant is permitted on the common ground without written permission of the Board of Directors. This includes, but is not limited to, statues, lawn furniture, grills, bicycles, etc. The area under the stairs is the only allowable location to store such personal items
18. **POOL:** There are specific rules for the pool that are posted on a sign within the pool area. The resident must be present in the pool area with any guests (Limit 6) at all times. A special pool key is required to access or leave the pool area. To obtain a key requires monthly dues and possible assessments to be current. Only one (1) key per unit shall be provided by the Association. Additional keys or replacement keys require a ten dollar (\$10) charge. A pool key can be obtained from the Board President by calling the number below or email below
19. **CLUBHOUSE:** Owner's may reserve the Clubhouse for a \$100 deposit that is refundable if the Clubhouse and its contents are clean and undamaged after the event. Renter's may reserve the Clubhouse with a \$150 refundable deposit and must pay \$25 rental fee to defray the cost of utilities. Renting the Clubhouse does not include use of the pool or pool area. A Clubhouse Rental Agreement must be filled out and signed and the deposit made at least 7 days before the scheduled event. Cancellation of a reservation must be made a minimum of 48 hours before the scheduled event or there will be a \$25 fee deducted from the deposit. Contact the Vice President for Clubhouse Reservation information at the number below.

* This is only an abbreviated list of the By-Laws that govern the complex. For further guidance please review your bylaws. New owners may request a complete copy of the Stones Throw Condominium By-Laws by placing a written request in the Burgundy Mailbox across from Building B. Owners who have lost or misplaced their copy may request a replacement for \$20 to cover printing costs. Please enclose a check payable to Stones Throw Condominium Association (STCA) with your request for any additional copies.



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