

BOARD POLICY - USE OF RVs ON SURFSIDE LOTS

This policy is intended to supplement and clarify the procedures in the Covenants. This policy does not supersede the Covenants.

The purpose of the RVs on Surfside lots policy is to ensure that appropriate use of recreational vehicles on member lots is consistent with the Surfside Covenants. The covenant compliance designee and business manager shall share the responsibility for carrying out provisions applicable to RVs on Surfside lots.

As defined in Covenant Section 1.3, Recreational Vehicle (RV), shall mean a vehicular type portable structure without permanent foundation, which can be towed, hauled, or driven and is primarily designed as temporary living accommodation for recreational, camping and travel use and includes, but is not limited to, travel trailers, truck campers, camping trailers, and self-propelled motor homes. RVs also include boats and boat trailers. RVs must be licensed for full-time road travel and must be in movable condition within one (1) hour.

1. Each RV must be registered, licensed, and maintained in a mobile condition at all times and shall be used as specified in Covenant Section 2.9.
2. A Temporary Conditional Use Permit for each vehicle to be placed on a platted parcel must be obtained annually at the Association Office. These permits (decals and/or permits) must be prominently displayed and visible from the street.
3. Summer Occupancy Conditional Use Permits are issued for the period of March 15 through October 31.
 - a) RVs must display a current motor vehicle license and meet all health codes for temporary recreational use.
 - b) One-time registration at the Association Office is required at the first visit each summer.
 - c) A Summer Occupancy Conditional Use Permit and a numbered registration decal will be issued by the Association Office.
4. Winter Occupancy Conditional Use Permits are issued for the period of November 1 through March 14.
 - a) RVs must display a current motor vehicle license and meet all health codes for temporary recreational use.
 - b) Short-term permits shall be issued from the Association Office for periods up to 21 days, not to exceed 60 days total.
 1. During winter use, recreational vehicles must be occupied. Boats and boat trailers do not need to be occupied.
 - c) Winter storage of an RV is not allowed on any platted parcel except in a carport or enclosed building, (except for those parcels listed in Covenant Section 2.9b). Such RVs may be parked anywhere on residential premises for time needed during loading or unloading (Covenant Section 2.9a3).
5. During construction periods, an RV may be used as a temporary dwelling under the

following conditions.

- a) Proof of County building permit.
- b) Active and continuous building construction.
- c) Septic and water connections available and in use.
- d) Permits will not exceed one-year duration unless the following steps occur in this order:
 1. The Architectural Committee grants the owner a building extension on their building permit.
 2. The owner applies at the Association Office for a temporary extension after the Architectural Committee has granted a building extension.
 3. The Architectural Committee approves the application for the building extension.
6. No commercial use of RVs shall be permitted in Surfside.
7. RV provisions applicable to certain designated lots in specific divisions are listed in Covenant Section 2.9b.
8. Sewage and wastewater from RVs and/or tent sites must be disposed of per Washington state regulations.
9. All RV usage, parking, and storage shall occur outside of the County right-of-way and adhere to the minimum setbacks for the division in which the RV is being temporarily occupied.