

PARK TOWER CONDOMINIUM ASSOCIATION

MOTORIZED VEHICLE POLICY

1. Motorized wheelchairs or power-operated vehicles (collectively referred to as “vehicles” or “motorized vehicles”) may be operated on the premises of The Association only under the following circumstances:
 - a. The vehicle is needed by the resident due to a disability. In determining whether a resident is disabled and requires a motorized vehicle, the Association will consider medical or other evidence that the resident has a “disability” as defined by local, state, or federal statute. The resident’s personal physician shall also document that the resident has sufficient visual acuity, depth perception, peripheral vision, hearing, and judgment, and is otherwise fit to operate the vehicle safely under the circumstances (See attached authorization);
 - b. Resident hereby agrees to pay for any and all damages caused to the Common Elements or other units as a result of operating said vehicle;
 - c. All equipment conforms to the standards of this policy and is in proper operating condition; and
 - d. Resident’s driving and parking conduct continuously conforms to this policy.
2. Equipment
 - a. Only battery operated motor vehicles are allowed;
 - b. Vehicles shall be of a size that can be accommodated at The Association in a safe manner;
 - d. All vehicles shall be equipped with a suitable horn or bell which are in good working condition; and
 - e. Tires shall be designed for interior use and shall be constructed of materials which do not leave marks on interior or exterior roads, hallways, floors or walkways and tires shall be kept clean and free of debris which could cause damage to roads, hallways, floors or walkways.
3. Driving and Parking
 - a. Residents shall operate vehicles in a conservative and safe manner, taking special precautions near doorways, in and out of elevators, at corners, when approaching pedestrians, when backing up and in other situations that present an additional risk of

injury or harm to others in the vicinity, and shall not operate their vehicles in any way that creates a disturbance of threat of harm to the driver or other, or damage to Association property;

b. When used in any indoor common area of the Association, vehicles shall not be driven faster than the natural walking speed of any pedestrian in the vicinity;

c. Pedestrians shall always have the right of way over vehicles; whether indoors or outdoors;

d. Whenever vehicles are used to enter or exit an assembly area, those using vehicles must wait until all pedestrians have entered or exited before the vehicle user enters or exits; and

e. Vehicles shall always be operated at low speeds.

f. Vehicles shall be parked only in designated areas and shall neither block the ingress or egress of any person, nor be operated or stopped in any place or position that creates a trip hazard to any person; and

g. Residents requesting any reasonable accommodation in the Association's policy shall submit a written request to the Board of Directors and receive written approval prior to implementing the accommodation.

h. If at any time a resident's driving and parking does not conform to the standards of this policy or otherwise becomes a nuisance or hazard to the other residents at the Association, the Board may, with proper notice to said resident, restrict the resident from using the motorized vehicle in certain areas and/or at certain times.

ATTACHMENT

Assessment for Motorized Vehicle Use

1. I, _____, M.D., as the personal physician for your resident, _____
_____ attest that the use of a motorized vehicle, specifically a _____,
is indicated due to the following disability:

2. I further attest that your resident, _____ has sufficient visual
acuity, depth perception, peripheral vision, hearing and judgment, and is otherwise fit to
operate a motorized vehicle safely. I further understand that the resident lives in an
Association and, as such, needs to operate said vehicle in a responsible and safe manner.

Signature: _____

Printed Name: _____

Date: _____