

Camden Townes Property Owners Association
c/o Rocktown Realty
218 East Market Street
Harrisonburg, VA 22801

Rules and Regulations

The following policies or guidelines have been established by the Association in the interest of helping keep your neighborhood safe, neat, and attractive.

- Please be advised that towing is enforced 24/7 and ALL VEHICLES must have a current Camden Townes resident parking sticker (paved and gravel lots) or visitor hang tag (gravel lot only). Parking passes can be picked up at our office in downtown Harrisonburg. Please be sure to bring a copy of your current lease if you aren't a tenant of Rocktown Realty. Towing services are provided by JL Towing (540-434-4448).
- Cigarette butts must be disposed of properly. Do not throw them off of your patio/balcony onto the grass, mulch, or sidewalks. An **immediate fine of \$50.00** will be assessed to the residents and/or owners if cigarette butts are found at your townhome. Throwing cigarette butts into someone else's area will also not be tolerated. If you see other people doing this, please notify our office so we can take care of it.
- Trash must be placed directly & promptly into dumpsters, and this includes bags of trash, plastic cups, etc. There will be an **immediate \$50.00 fine** per tenant if trash is found at your townhome.
- If your lease allows for a pet, please remember that they must be on a leash and pet waste must be disposed of immediately. Dog waste stations have been placed around the community for the convenience of pet owners, so please use them! There is a **\$50.00 fine per violation**.
- All indoor furniture must be kept indoors and the exterior patio/deck areas need to be kept neat and clean. Couches, indoor chairs, plywood, appliances, etc. may not be outside or on patios/decks. There is a **\$50.00 fine per violation**.
- Sliding screen doors and window screens must remain installed or placed out of sight inside the respective unit. There is a **\$50.00 fine per violation**.
- No grills are allowed to be used or stored in the community at any time. If a grill is found, you will be assessed a **\$50.00 fine per violation**.
- No more than 6 people are permitted on a balcony at any one time.
- No more than 25 people are allowed in a unit at one time. At no time may a party spill outside the townhouse onto the mulch beds, sidewalks, parking lots, or common areas.
- The noise level will be enforced per the Harrisonburg City Code.
- No satellite dishes may be attached to any part of the building, except to the side of the unit's balcony railing.
- Please do not remove the stove-top fire suppressors or disable smoke detectors.

Remember to lock doors and windows and to screen all visitors to your unit. On-site security may be reached during their scheduled hours at 540-236-4536. They will be happy to escort you to your townhome or address minor disturbances. For serious matters, please call 911 or the Harrisonburg Police Department at 540-434-4436.

Thank you for choosing Camden Townes as your home for this year! Please do your part to help keep the community clean, safe, and a great place to live. Do not hesitate to call Rocktown Realty at 540-705-0805 during our office hours or 540-434-7474 for any emergency regarding the community.