

Collybrooke Homeowners Association

Commercial Vehicle Policy Statement

For purposes of enforcing Section 11 of the Covenants, the Board adopts the following interpretation of “**commercial vehicle**.”

Definition of Commercial Vehicle

A *commercial vehicle* is a vehicle that is **primarily designed or equipped for heavy commercial use or large-scale business operations**, rather than standard personal transportation.

The presence of business logos, decals, or branding **alone** does **not** cause a vehicle to be classified as commercial.

Vehicles Permitted (Including Vehicles With Logos)

The following vehicles are **permitted** and are **not considered commercial vehicles**, provided they otherwise comply with the Covenants:

- Standard passenger cars, SUVs, crossovers, transit vans, minivans, and light-duty pickup trucks
- Personal vehicles used as a resident’s primary work vehicle
- Vehicles displaying company names, logos, or business identification, provided the vehicle:
 - Is similar in size and appearance to typical consumer vehicles
 - **Does not exceed a one-ton load capacity**
 - Is not modified for heavy commercial use (e.g., permanently mounted machinery, cranes, compressors, ladder racks)

Vehicles Considered Commercial and Restricted

The following vehicles **are considered commercial vehicles** and are subject to the parking and storage restrictions in Section 11 unless temporarily present for approved purposes:

- Box trucks, delivery trucks, step vans, and buses
- Flatbed, stake-bed, dump, tow, or **utility trucks**
- Vehicles with a rated load capacity **exceeding one ton**
- Vehicles primarily designed to transport or store large quantities of tools, equipment, or materials

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- Trailers of any type, RVs, campers, boats, or boat trailers, as already specified in the Covenants

Temporary Parking Exception

Consistent with Section 11 of the Covenants, commercial vehicles may be parked **temporarily** while actively:

- Delivering goods
- Performing repairs
- Providing construction or service work to a resident

Once the delivery or service activity is complete, the vehicle must depart the property.