



**Village at Lake Chelan Homeowner's Association CODE OF CONDUCT JOB SITE RULES
Amended September 18, 2021 (revised May 8, 2023)**

TO: Association Members/Owners & All Contractors and Suppliers of Village at Lake Chelan Homeowner's Association (VLCHOA)

This letter is meant to address some (not all) of the important rules, regulations and restrictions being applied to residential construction sites. This letter is also meant to lay out some of the expectations the VLCHOA have, related to the conduct and appearance of its jobsite contractors and suppliers, in order that we may set the standard of the highest degree of professionalism that is expected by VLCHOA members, guests, building officials, and fellow contractors and suppliers. We are confident these rules will not be anything different than what you normally expect. In addition, some rules are dictated by continued increases in regulations by WISHA, state and county building departments, and increased restrictions placed on jobsites by insurance companies. Please share the job site rules and expectations with your employees so we may all work together with the same objective of providing our client with a professional crew working to finish their project.

Hours of operation:

Work on site shall be performed between the hours of:

Monday thru Friday: 7:30 AM to 6:00 PM

Saturday: 8:00 AM to 5:00 PM

Sunday: No work permitted unless indoors and quiet. Work must be restricted to 9:00 AM to 4:00 PM. Contractors and service providers must secure written permission from the VLCHOA prior to working on Sunday.

No work permitted on the following holidays: New Year's Day, President's Day, Memorial Day, Independence Day, Labor Day, Thanksgiving Day, & Christmas.

Language:

Members of the community may be out of sight but within ear shot of the workers. Foul language, distasteful or off color jokes based on race, creed, ethnicity, sexual orientation or familial status will not be tolerated on the jobsite.

Radios and stereos:

NO radios or music player devices are allowed to be used on the jobsite or property.

Site Excavation:

While performing excavation or any significant dirt movement, the dirt must be watered down prior to and during this activity. This is to eliminate blowing dust interfering with existing owner's enjoyment of their property and as a courtesy to the neighborhood.

Site Clean up:

The VLCHOA operates at the highest level of professionalism. To maintain our high site standards we expect all sub-contractors/service providers to clean up their materials at the end of each work day. We require that all materials remain neat and orderly and any debris be placed in the proper containers prior to leaving the jobsite every day. You are responsible for removing all debris that is directly related to your scope of services.

Upon completion of the construction project, the adjoining street needs to be swept and washed down of all dirt/debris/oil remaining from trucks or equipment prior to the deposit being returned.

Hazardous Substance Wash Out:

The VLCHOA operates on a no washout policy for hazardous substances. The VLCHOA strives to keep the site in the cleanest state possible which includes having contractors/sub-contractors/service providers dispose of their hazardous materials off-site. Violators will be responsible for immediate clean up and removal of any waste left on site.

Pets:

The VLCHOA does not permit any pets on property who are in the care of contractors/subcontractors/service providers/suppliers.

Vehicles & Parking:

Cars, trucks or other equipment that are leaking any type of fluid of any amount are not to be parked on finished driveway surfaces. In addition, vehicles that are leaking any fluid and are parking in the road must have cardboard or other type of protection, to guard against stains on the roadway.

Parking on the road should be limited to the duration work or service is being performed and not permitted overnight. When possible, common area parking spaces are to be used. The approved Chelan County Plat for the Association expressly prohibits parking of vehicles on association streets which would hinder police vehicles, fire trucks, or ambulances from blocking the Association owned roads. This includes trailers.

Site security:

It is the responsibility of contractors/sub-contractors/service providers and suppliers on site to secure their own tools, equipment, vehicles, and materials against theft or vandalism. The VLCHOA accepts no responsibility for loss or damage. If a contractor, subcontractor, service provider or supplier needs to use the alternate gate located on Quetilquasoon Road, they must contact Wayne Gordon or 509-2931879 for assistance. Coordination should be made 48 hours in advance.

Respect of guests and owners:

All Association members and guests shall be treated with the utmost respect at all times. Please direct any issues that may come up to the VLCHOA.

Safety:

The VLCHOA requires a safe work site at all times. It is important that any safety concerns be brought to our attention as soon as they are noticed. In order to minimize liability, only employees of vendors shall be allowed on the premises. Please refrain from having visitors on site while performing services.

If a neighboring home to the project, no matter what their attitude may be, has a problem or issue with the project, please refrain from any confrontation and direct them to the VLCHOA. These are very rare instances but we ask that you do not challenge or take issue with any complaint that may arise from a guest or Association member.

Owner Responsibility:

The association member (lot owner) is fully responsible for the conduct of all contractors and subcontractors. The association member/owner may be subject to fines if violations occur. Per the Rules & Regulations, each owner must make a \$5,000 deposit to the Association during construction to pay for any damages to Association property or fines. Additionally, a \$500 fee is to be deposited for ARC Review by the Committee's selected consultant. See the Rules & Regulations for more information.

We hereby agree to the terms and conditions as set out above:

Date:

Owner/Association Member _____ Date _____

Signature _____

Contractor/Sub/Service Provider/Supplier

_____ Title: _____ Date: _____

Registration No.

State L & I

UBI No. _____

Employment Security _____