

Dumpster Use Policy

The SCA Board has become aware that residents have begun using dumpsters on their property during remodeling or while making additions to their property.

The SCA Board has determined that dumpsters are a temporary structure under the DCC&Rs. As such, the Board has determined that dumpsters will be permitted upon written application to the SCA property manager, and approval from the Architectural Review Committee (ARC).

Non-compliance with this policy will be in accordance with the approved SCA Covenant Enforcement Policy.

Procedures for Dumpster Request and Approval

1. The resident must request written permission from the SCA Property Manager at least five days in advance of the unit's arrival. The request must state the arrival date and the removal date of the unit.
2. The required Dumpster Approval Request Form is available at springhurstvillages.com, or from the SCA Property Manager, at 425-4672..

NOTE- In the event of the need for a dumpster in an emergency situation resulting from a fire, flood or some other household emergency, you are exempt from the prior notification rule. However, you will be required to submit a request for approval within 3 days of the dumpster's arrival.*



NOTE If your home is in an area that has been declared a disaster area by the municipality, state or Federal Government, then you are exempt from all notification requirements, but you may be asked, at a reasonable time after the actual emergency, to offer a determination of a date as to when repairs will be completed.*

3. At no point will the contents be permitted to over flow the fill line of the dumpster.
4. Hazardous waste will NEVER be permitted to be placed in the dumpster.
5. Daily household refuse will not be permitted in the dumpster.
6. If the property where the unit is to be placed has a rear paved area, it must be placed so it is not visible from the street in front of the property and to be as inconspicuous as possible from all aspects.
7. The unit must be placed on the driveway or other paved area and may not be placed on any grass or other earthen area. It may never be placed on a street.

8. Should the property be a corner lot or other property without a rear paved area, the unit may be placed on the driveway or other paved area on the property if, and only if, there is no paved area out of view from the street. The unit must not block public access to the side walk in any case.

9. If the use of the dumpster creates a hazardous situation for the neighborhood, the SCA reserves the right to deny the application and/or revoke a previously approved dumpster. Further, the homeowner agrees to remove the dumpster, at his or her own expense, within 48 hours of notification by the SCA.

Dumpster Policy and Procedure

Date	Action by Board	Signature, SCA Officer
5-21-12	Approved.	
8-27-13	Reviewed.	
10-9-15	Legal review by SCA attorney, Dennis Stilger. No edits recommended.	