

VIOLATION ENFORCEMENT POLICY

Per Article 7 of the CC&Rs allowing the Board to establish penalties for violation, the following is the list of the penalties:

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| Landscape Maintenance Violation: | \$25.00 per week/ violation |
| Architectural Violation: | \$50.00 per week/continued violation after 30 days |
| Trash Cans: | \$25.00 per week |
| Feeding Nuisance Wildlife (Raccoons, Crows, Deer, etc.) | \$250 per incident |
| Tree Removal without Permission: | \$800 per tree |
| Walking dog without leash or not picking up after it: | \$25.00 per infraction |
| Architectural Committee Chair Application Violation: (An Email must be sent to the architectural chair and approved before any architectural improvements can be made. If the email is not sent and approved prior to commencement of the work, fines can be imposed from the day work began, after the appropriate notice and review.) | \$100.00 per week |
| All Fences or structures bordering community property require a survey if the corner markers aren't visible. Any fence or structure between properties requires a survey unless both owners are in agreement on the placement of fence or structure. | A survey will be performed and charged to the building homeowner with an additional \$200 fine and any misplaced fence will be removed at the owner's expense. |

This above list is not complete or comprehensive. All other violations not listed or specified above will result in reasonable fines up to \$300.00 per week. All fines are due immediately and will have the same late fees as the dues.

The Board may impose a continuing monetary penalty, assessed on a weekly basis, without additional notice or review, until the infraction or violation has been remedied. A continuing violation is a violation of an ongoing nature which has not been corrected.