

Home Owners Association Board Policy for Covenant and Restriction Violation

The Covenants-Conditions and Restrictions of record as written and adopted are for the benefit of all Owners within the Storybook 1 Neighborhood. These Covenants protect the property interests, appearance and values by addressing certain non-conforming actions by owners or tenants. The Home Owners Association Board of Directors are accordingly bound to enforce all violations of the Covenants as to set a precedent for the future.

Some Examples follow, but are not limited to

Improper storage of trash and recycle bins

Unauthorized repairs or improvements to the outside of the home

Damage to property by the owner, tenant or guests

Parking of non-approved vehicles, trailers, recreational vehicle, inoperable etc. for over one week

Neglect of landscape or trees not covered by the Home Owners Association

Acts that disrupt or disturb our neighborhood

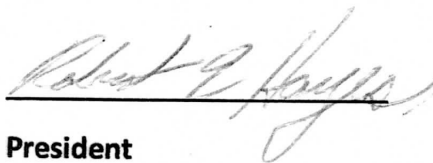
Refer to the recorded Covenants for in—depth details of the above examples, Article VII 2 & 3

Article VIII 1 a – e, Article XIV 2 – 13, Article XVI 1 – 4, Article XVIII 1 – 8, and any others that may apply in a specific case.

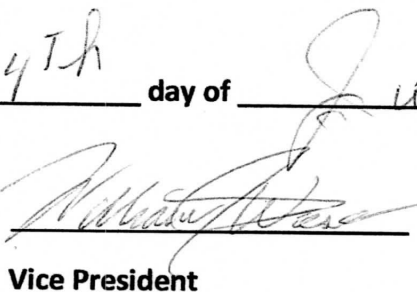
A letter will be sent for all infractions, quoting the article and announcing a \$100.00 fine if the member does not comply with-in 30 days. After 30 days, an additional \$25.00 a day fine, for a maximum fine of \$250.00.

A second registered letter will be sent to the owner with an invoice detailing the fine for non-compliance. Payment for the fine is due on receipt of the second letter. If payment is not received in seven days the Home Owners Association Board of Directors will file a lien on the property.

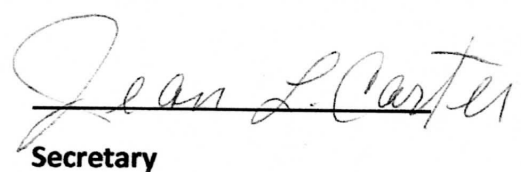
Approved and Adopted this 14TH day of June 2017



President



Vice President



Secretary