

SPRINGHURST HOMEOWNERS' ASSOCIATION


FINE POLICY

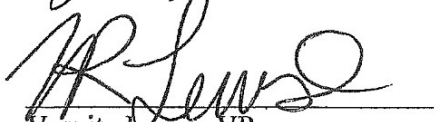
THIS FINE POLICY are adopted by the Board of Directors of the Springhurst Homeowners' Association this 13th day of March, 2018 and shall be **effective as of the 1st day of April, 2018**.

The following fines and/or penalties may be imposed in the event of an unresolved infraction on common violations such as those described in Exhibit C of the Springhurst Declaration of Covenants, Conditions, and Restrictions. All other violations are subject to reasonable fines under the circumstances of the violation.


- (a) **Initial Notice**: No fine shall be charged for Initial Notice.
- (b) **Violation Notice**: A fine of Twenty-Five Dollars (\$25) per infraction shall be charged to the owner's assessment account.
- (c) **Warning Notice**: A fine of Fifty Dollars (\$50) per infraction shall be charged to the owner's assessment account.
- (d) **Final Notice**: A fine of One Hundred Dollars (\$100) per infraction shall be charged to the owner's assessment account every thirty (30) days until resolved to the satisfaction of the Board. Fines are limited to no more than Five Hundred Seventy-Five Dollars (\$575) per infraction. At this level, it will be the owner's responsibility to notify the Board and/or agent of satisfaction.
- (d) **ARC Notice**: A fine of One Hundred Dollars (\$100) per infraction shall be charged to any Owner who fails to get prior approval for any project which requires an Architectural Review, or whose project fails to meet the plans as approved by the Architectural Review Committee (ARC). Additional fines may be charged at the ARC's discretion if the project is not revised to meet ARC approval within a reasonable time as determined by the ARC. The Association retains the right to make alterations for compliance at the Owner's expense per the governing documents.

These policies are hereby adopted by the Board of Directors, as attested below.

  
Shawn Riley, President

  
Vernita Lewis, VP

  
Nathan Bibbs, Secretary

  
Heather Lemon, Treasurer