

## **CEDAR CREEK HOMEOWNERS ASSOCIATION**

### **Structure of fines**

A complaint can be brought to the board's attention by any member of the Cedar Creek Homeowner Association. The complaint has to be verifiable by a board member in order for it to become a violation for which a warning and subsequent fines could be levied for.

#### **First violation – based on a verified complaint**

- Written warning,
- Requires compliance within 30 days. If not complied with within that time it automatically becomes a "Second Violation"

#### **Second violation – repeat of a violation that a first violation was issued for**

- \$25.00 fine to be paid within 15 days.
- A late fee of \$5.00 will be added for each 15 day period that occurs unpaid from the date of violation notification.

#### **Third violation – Repeat of a violation that a warning and second violation have been given**

- \$50.00 fine to be paid within 15 days.
- A late fee of \$5.00 will be added for each 15 day period that occurs unpaid from the date of violation notification.

#### **Subsequent violation(s) – repeat of a violation that a first, second, and third violation have been given**

- \$100.00 fine to be paid within 15 days.
- A late fee of \$10.00 will be added for each 15 day period that occurs unpaid from the date of violation notification.
- A statute of limitations of two years will be in force after the last offense; this will only be in effect for the same infraction. Assuming there is no violation for the same offense within the two year period, after the two years have expired, a subsequent offense will be subject to the first violation as outlined above.