

Sheva Vistas Homeowners Association
Violation Policy

The following procedures have been developed by the governing Board of Sheva Vistas Homeowners Association

All violations are listed in Section V of the Covenants, Conditions and Restrictions regarding the subdivision.

An owner will first receive a "Friendly reminder" and be given thirty days to correct the violation.

Failure to correct the violation can result in a "Notice of Violation" any owner who receives such notice may request in writing with Management a hearing with the board to resolve the issue.

Failure to do so can result in a fine of \$50.00 and if continued will incur additional fines.

Violation Process

Lots will be inspected for non-compliance with the CC&R's monthly. Existing violations will be noted, and the homeowner notified as follows:

1. First Notice will be as a "Friendly Reminder", notifying the property owner of the offense, corrective action necessary and the date by which the violation must be corrected.
2. Continued Offense results in a "Second Notice with Intent to Fine" stating that the violation continues, and it must be corrected in the next 30 days or appeal in writing within 21 days of this notice. If not corrected by day 30 the \$50.00 fine will be imposed.
3. Continuing Offenses will result in an additional \$50.00 fine for each month that the violation continues, and the property owner has not asked for an Appeal

Any certified mail fees will be charged to the homeowner involved in the violation.

Approved by the Board of Directors for Sheva Vistas this 9th Day of October, 2020