

Fairways @ Country Club Vista Homeowners Association Fine Schedule

The following policy was adopted by the Board of Directors of Fairways @ Country Club Vista Homeowners Association on May 28, 2003, for use when owners/residents are in violation of the governing documents of the Association. This fine policy is being distributed to all Fairways @ Country Club Vista Homeowners Association as required by the California Civil Code.

1. When a violation is noted, a first notice is sent to the homeowner, (Please note that unit owners are responsible for the actions of their tenants and guests.)
2. If the violation is not corrected and the homeowner has not contacted the Association within 30 days of the first notice to advise when it will be corrected, a second notice is mailed, giving the owner a specific time to correct the error (30 days or less) and advising them him/her that he/she will be invited to a hearing before the board of Directors, which could result in sanctions against him/her if the violation is not corrected.
3. If the violation has not been corrected within the time limits given in the second notice, the Board invites the homeowner to a hearing, listing any and all of the following sanctions being considered by the Board:
 - a. A fine of \$50.00 per occurrence (or per month, depending on the type of violation);
 - b. Correction of the problem by the association and a Reimbursement Assessment to be charged to the homeowner;
 - c. Legal action.
If legal action is required, all costs will be charged to the owner as a Reimbursement Assessment;
 - d. Loss of the right to use the recreational facilities;
 - e. Loss of the right to vote
4. The hearing is held and the Board of directors makes a decision regarding whether there is a violation and what sanctions will be imposed if the violation is not immediately corrected. A written notice of the Board's decision is mailed to the homeowner, giving him/her a minimum of five (5) days to correct the violation before the sanction is imposed.
5. If the Board of Directors deems that a fine is necessary, \$50.00 will be assessed against the account of the homeowner monthly (or per occurrence) until the violation is corrected.

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