

FINES

Fines for certain violations will be assessed as follows and other fines to be determined on a case-by-case basis by a decision of the Board of Directors:

Class One

\$101-\$400. Include violations, but not limited to:

- \$400 fine for failing to schedule a move-in or move-out and failing to pay the move-in or move-out fee.
- \$200 fine for unlawful activities conducted in a unit and/or legal action.
- \$200 fine for vandalism and damage to common areas, or actions that threaten the safety and welfare of residents and/or legal action.
- \$200 fine for remodeling and construction policy violations.

Class Two

\$51-\$100 Include violations, but not limited to:

- \$100 fine for noise violations.
- \$100 fine for smoking or vaping in a unit or common area of the building.
- \$100 fine for pet policy violations.
- \$100 fine for storing flammable items in a storage unit.
- \$100 fine for moving violations such as parking moving truck in the driveway or moving items out the front door of the building.
- \$100 fine for installing unapproved cable tv/internet providers or satellite dishes in the building.
- \$100 fine for failing to provide unit keys to the Board for accessing units in case of an emergency.
- \$100 fine for not returning key fobs to the Board.

Class Three

\$0-\$50 Include violations, but not limited to:

- \$25 fine for owner not attending Introductory Meeting for renter
- \$25 fine for less than seven day notice in scheduling Introductory Meeting
- \$35 fine for littering common elements.
- \$50 fine for monthly assessments past due after the 5th of the month.
- \$50 fine for not providing proof of home owner or landlord insurance within 30 days of being requested by the Board.
- \$50 fine for non-compliance with the advertisement of a unit for sale or rent or placing lock box in an un-designated area of the building.
- \$50 fine for parking violations.
- \$50 fine for storing items in a common area.

- \$50 fine for not registering a bicycle stored in the common areas with the Condo Association.
- \$50 fine for a bicycle with excessive accumulated dirt stored in a common area.

Fines may be modified in the future by a Board decision.

FEES

- \$200 Move-In Fee (Non-refundable)
- \$200 Move-Out Fee (Non-Refundable)
- \$35 Fob Activation Fee (Non-Refundable)

Fees may be modified in the future by a Board decision.

DEPOSITS

- \$500 refundable deposit held by the Condo Association for contractors doing work in the building. Deposits are returned less the cost to repair any damage to Common Elements of the building during construction.