

## **Summit Meadows West HOA**

### **VIOLATION FINE SCHEDULE**

Beginning March 1, 2015 the Summit Meadows West Homeowner Association will be adopting the following VIOLATION FINE SCHEDULE for non-compliance of the HOA CC&R's.

Owners are responsible for their actions, their tenants and their guests.

If a violation is not cured within 7-days from the date of the first Violation Notice, a \$50.00 fine will be levied against the property owner.

If a Violation Fine is levied against the property owner, and the violation continues, and is not cured within 30 days from the first Violation Notice, a Second Violation Fine will be assessed at a rate of \$100, and every month thereafter until the cure is complete.

Any balance not paid within 30-days after the due date shall bear interest at a rate of 21% per annum. Fines and fees not paid will be handled according to the Collection Policy. Your account will be sent to a collection agency and a lien will be filed against your property on behalf of the HOA if they are not paid in a timely manner.

Violations are to be reported to Heritage Property Management in writing through US postal Service or by e-mail to [info@hpmgj.com](mailto:info@hpmgj.com). Please be specific by including: the date of the violation, the property address and the specific violation, if a vehicle is involved please include the license plate number. All violations will be verified by the Board before any action is taken.

Immediate complaints regarding noise, disturbing the peace, speeding, reckless driving, barking dogs, and dogs running loose must be reported to the Grand Junction Police: 549-5000 and/or Mesa County Animal Control: 242-4646. Please follow up with a written report to Heritage Property Management.

The Grand Junction Police Department Community Advocacy Program has informed us that if three separate calls are received regarding a speeding vehicle, a ticket can be issued by law enforcement without them actually observing the offense. Please record license plate numbers of offending vehicles.

If you receive a violation notice, and you feel the violation is in error, please submit your reply in writing within seven (7) days of the violation letter.

The Board of Directors for Summit Meadows West Homeowners Association, Inc