

BROMLEY PARK FINE POLICY

The violation by any Homeowner, occupant or guest of any of the provisions of the Governing Documents (Declaration of Covenants, Bylaws, Policies or Rules and Regulations of the Association) shall be grounds for assessment by the Association, acting through its duly constituted Board of Directors, of monetary fines against the involved Homeowner. Such Homeowner shall be deemed responsible for such violations whether they occur as a result of his/her personal actions or the actions of their family, guests, tenants or any other person admitted to the Association Premises through such Homeowner.

Upon any such violation being alleged, the following procedures will be followed:

Notice of the violation, including the Governing Document provision(s) violated, together with a description of the factual nature of the alleged offense set forth with such reasonable specificity as will place the Homeowner on notice as to the violation, shall be sent by First Class Mail, to the representative of said Homeowner at the address as shown in the notice required to be filed with the Association.

The offending Homeowner shall be notified of a scheduled hearing before the Board at which the Homeowner may offer evidence in defense of the alleged violation. The appearance, (attendance or written statement) before the Board shall be at its next scheduled meeting, but in no event shall the Homeowner be required to appear less than seven (7) days from the date of the notice.

Failure to respond to the notice of violation or appear at the hearing constitutes a default.

Upon appearance by the Homeowner before the Board and presentation of evidence of defense, or, in the event of the Homeowner's default, the Board shall by majority vote of a quorum of the Board, decide whether a violation has occurred and allow time to cure the offense. **The Board's decision is final.**

Following the hearing, the offending Homeowner will receive written notice sent by First Class Mail informing them of the Board's decision, any fines levied, the due date of the fines, the date the violation must be cured as well as any other actions deemed necessary to enforce compliance with the Documents. The notice will also include future actions that will be taken by the Board should the violation continue.

SCHEDULE OF FINES

Upon violation of any of the provisions of the Governing Documents and after default of the offending Homeowner or upon the decision of the Board as recited above, the following fines shall be levied:

First Violation: No fine shall be levied.

Second Violation: A fine of \$25.00 shall be levied.

Third Violation: A fine of \$50.00 shall be levied.

Fourth Violation and Each Subsequent Violation: A fine of 100.00 shall be levied.