

Willits Townhome Association

Violation Policy

As a member of the Willits Townhome Association each owner is responsible for compliance with the Declarations, Bylaws and Rules and Regulations that have been established for the Association. You may access these documents on the Association website. It is also the owner's responsibility to ensure their tenants are in compliance or the owner will be responsible for fines.

First Violation: the Association will notify the owner in writing of the nature of the violation and ask for compliance. No fine will be assessed.

Second Violation: the Association will notify the owner in writing of the nature of the violation and ask for compliance. A fine will be assessed to the owner account.

Third Violation: the Association will notify the owner in writing of the nature of the violation and ask for compliance. A fine will be assessed to the owner account.

Continued Violations: Are subject to additional fines as determined by the Board and a meeting with the Board.

Fine Schedule

(This follows the Rules and Regulations headings)

- Safety for All - Fire Safety - \$250
- Additions to your Townhome - \$50, \$100, \$150
- Noise - \$50, \$100, \$150
- Pets - \$50, \$100, \$150
- Parking - \$50, \$100, \$150
- Garbage - \$25, \$50, \$100
- Other – TBD by Board

All unpaid fines are subject to a lien being placed upon the unit, the recovery of reasonable attorney's fees and other costs of collection. All unpaid balances are subject to an annual interest rate of 18%.