

## AOUO Rycroft Terrace – Fine Schedule

The governing documents of Rycroft Terrace expressly provide that the Board of Directors has the authority to adopt fines to enforce the provisions of those documents. The Board of Directors pursuant to the Bylaws has adopted the following schedule of fines.

\$ 25.00	For missing glass jalousies, dirty windows/front doors.
\$ 25.00	Inappropriate use and storage of lanais and common areas.
\$ 50.00	Improper disposal and/or spillage of refuse, smoking in common areas.
\$ 50.00	Violation of House Rule for interior renovations without written approval of the Board of Directors, vehicle or parking regulations.
\$100.00	Any activity upon the premises, which unreasonably disrupts or impairs the privacy and quiet enjoyment of any resident.
\$100.00	Plus any repair cost for defacement of building or property.
\$100.00	Plus any repair cost for alteration or modification of any part of the apartment exterior or lanai without written approval of the Board of Directors.
\$100.00	Any activity or disturbance that involves the police being summoned.
\$250.00	Violations of any rules or regulations that constitute a threat to personal safety, or that involves damage to common areas, or the property of others.
\$500.00	Any illegal activity, i.e. drugs or fireworks.

This schedule is not intended to be an exhaustive list of potential violations for which a fine may be assessed. The Board of Directors may assess fines for AND violation of the documents that govern Rycroft Terrace.

In accordance with the bylaws and the payment Resolution adopted by the Board of Directors, all fines are payable within ten days from notice of being assessed. Fines will be assessed against the owner of the unit involved and it is the responsibility of the owner to collect fines from their tenant(s), friends, guests, or family.

Failure to pay the fine(s) will result in the fine(s) causing late fees and a delinquency. Any maintenance fee account delinquent for more than sixty (90) days will be referred to the Associations' attorney for collection. Delinquent owner will be responsible for all legal fees and court costs.