

COUNTRYSIDE HOMEOWNERS ASSOCIATION, INC.

POLICY REGARDING COVENANTS VIOLATIONS

The following policy has been adopted by the Board of Directors of Countryside Homeowners Association, Inc. at its regular monthly meeting held July 29, 1992. The policy is intended to encourage informal resolution of complaints regarding violations of covenants by members of the association.

1. If a member of the association makes a verbal or written complaint to a member of the Board of Directors about a possible covenant violation by another member of the association, the board member will request the member making the complaint to talk directly to other member about the complaint. The complaining member should explain the complaint and request that the other member take necessary steps to resolve the complaint and comply with the covenants.

2. If the member making the complaint talks to the other member about the complaint and is not able to resolve the complaint by those discussions, and makes such a report to the board member, the board member will have the President or Secretary list the complaint for discussion at the next monthly Board of Directors meeting.

3. The Board of Directors will review the complaint at a regular meeting. If the board determines there is a violation of the covenants, the board will direct one of its members to talk to the homeowner about the violation and request the homeowner take steps to comply with the covenants.


4. If the homeowner fails to remedy the violation within a reasonable amount of time, the Board of Directors will direct the President to send the homeowner a letter giving the homeowner a specific time in which to remedy the violation. If the violation is not remedied by the homeowner within the time provided in the letter, the Board of Directors will refer the violation to legal counsel.

5. Upon referral of the violation to legal counsel, counsel will be directed to send the homeowner another letter giving the homeowner additional time in which to remedy the violation. If the violation is not remedied within the time provided by legal counsel, legal counsel will be directed by the board to file a lawsuit in Circuit Court against the homeowner to enforce the covenants, to enjoin the violation for damages, attorneys fees and court costs.

Approved by the Board of Directors on July 29, 1992.

ATTEST:


Secretary


President