

# WOODLANDS-CRANBERRY COMMUNITY

## Fine Schedule

General: This schedule identifies typical fines levied by the Board of Directors to enforce the covenants of our association. A warning letter is provided with 30 days' notice to contact the Board of Directors with a remedy to the violation or a fine will be levied.

<b>Fine</b>	<b>Covenant Article</b>	<b>Covenant Title/Text</b>
\$200 per month	Art. II.1.D	Auxiliary structures
\$1000 per tree	Art. II.4	Trees and Clearing
\$200 per month	Art. II.8.A	Removal of building materials
\$500 Annually	Art. II.8.B	Replanting Ground Cover
\$200 per month	Art. III.1	Residential Use; No commercial Use
\$500 per incident	Art. III.1	Residential Use; Rental Registration
\$200 per vehicle /per month	Art. III.7	Outdoor Storage; Vehicle Violations
\$200 per month	Art. III.7	Outdoor Storage; Building Materials, Trash, Unsightly Condition
\$200 per month	Art. III.9	No Dumping; Trash Containers Concealed from View
\$100 per incident	Art. III.10	No Burning
\$200 per month	Art. III.14	TV Antennas and Dishes; Not to be Visible from the street
\$100 per month	Art. III.16	Fencing
\$500 per incident	Art. IV.1	Use of Weapons Prohibited
\$100 per incident	Art. IV.2	Leashed Dogs and Cats; Clean Up After Pets
\$200 per month	Art. IV.5	Motor Vehicles; Unlicensed Motor Vehicles
\$100 per incident	Art. IV.6	Parking; no Street Parking on Regular Basis

NOTE: The above are guidelines established by the Board of Directors and the Board may modify the timing or amount of fine due to factors such as extenuating circumstances including but not limited to weather, cooperation of resident, chronic violators and other factors. Fines or other violations not stated will be determined by the Board in accordance with the Bylaws.

Revised date: 07/30/21

*Salvatore La Mantia*  
Salvatore LaMantia, President