

Wellington Place HOA

April 13th, 2026

The Association has adopted the below Fine Procedure for Violations of Architectural Control and Violations of the Use Restrictions as stated in the Association's Declaration of Covenants, Conditions and Restrictions, effective October 19th, 2000.

Upon the first inspection and finding of a non-compliance issue a Courtesy Notice will be sent to you. The Courtesy Notice will indicate the date of inspection and the issue of non-compliance. The letter will request that you remedy this issue as soon as possible but no later than the next 10 working days. The letter will also ask that you please contact me if there are circumstances causing this issue, preventing you from being able to remedy the issue, or to seek assistance in the resolution of the matter.

A re-inspection will be made after 10 working days. If at the time of re-inspection, it is determined that you have not remedied the issue of non-compliance, or contacted our office for assistance or to explain the extenuating circumstances, a fine will be assessed as follows:

- The fine is set at \$75.00 for the first Violation
- The second fine will be assessed at \$150.00
- The third fine will be assessed at \$300.00 and will be sent certified at owner's expense.
- The final fine step will be \$500.00

If continued non-compliance occurs with each re-inspection every ten (10) days, a consecutive fine will be issued for each occurrence in the amount of \$500.00. After 90 days of consecutive non-compliance, the Board will have the option of taking legal action to remedy the issue. In addition to the fines assessed, you will also be responsible to pay all attorney fees and court costs accrued; and be subject to suspension of your voting rights and use of the recreational facilities until the issue of non-compliance is resolved. All monies collected for fines will go to the operating account of the HOA.

You are urged to read the list of Rules & Regulations listed from within the Restrictive Covenants for Wellington Place HOA for your information and reference. You may view the document in its entirety at the Wellington Place HOA community page from the PSMT website at <https://psmtllc.com/community/wellington-place/>

*All homeowners are responsible for the actions of their occupants/tenants.

If you have any questions or need assistance, please contact Ashley, Community Manager,
at (615) 295-2317 or at ashley@psmtllc.com.

Wellington Place HOA Board of Directors