

March 29, 2011

Addendum 1 to Riverwalk Rules and Regulations: Additional Penalties For Units In Arrears Greater Than Ninety Days.

In the event that a homeowner is delinquent on an assessment for a period which exceeds ninety (90) days, the following privileges shall automatically be removed as an additional penalty to collection. The only exception to this rule shall be homeowners who are on a payment plan and current with said payment plan. Homeowners who default on a payment plan shall be subject to suspension of privileges as described below.

1. The Homeowner's voting privileges shall be automatically suspended for a period of sixty days. This suspension shall begin on any day for which a meeting is called that a member would normally be able to cast a vote. This includes but is not limited to: annual, regular, and special meetings of the membership. This suspension shall be lifted when the sixty (60) day period has expired, or when the account becomes current, or when reasonable payment arrangements have been made which are acceptable to the Board of Directors.
2. The Association-provided cable and internet shall be disconnected until such time as the account becomes current, or reasonable payment arrangements have been made which are acceptable to the Board of Directors.
3. The Homeowner(s) and their guests and invitees shall be prohibited from the use of any pool and shall surrender their keys and pool tags to the association. These items shall be returned to the Homeowner when the account becomes current or when reasonable payment arrangements have been made which are acceptable to the Board of Directors.
4. The Homeowner's guest pass privileges shall be removed and no guest pass shall be issued to the homeowner or anyone residing in the unit. This includes but is not limited to guests, invitees, and family members.
5. The Homeowner's Boat Yard and Boat Ramp privileges shall be removed and any issued keys shall be surrendered to the Association with any deposits for keys applied to the delinquent account. In the event that a person becomes current after Boat Yard privileges are removed, the homeowner or resident must reapply for a boat space and wait on the Boat storage waiting list until a space becomes available. Delinquent Owners or tenants of delinquent owners will be removed from the waiting list until such time as the account becomes current at which point they will be added to the end of the waiting list upon notification to the association.
6. The Homeowner(s) and their guests and invitees shall be prohibited from the use of any tennis court and shall surrender their keys to the association. These items shall be returned to the Homeowner when the account becomes current or when reasonable payment arrangements have been made which are acceptable to the Board of Directors.