

Fine Schedule for Architectural Violations

The Architectural Committee received a number of complaints from residents during the past year for alleged violations of the covenants and bylaws. In order to provide some consistency from an enforcement standpoint, The Board of Directors has approved a fine schedule for the most common complaints received from the neighborhood. Per the guidelines set forth in the covenants and bylaws, the Architectural Committee can levy fines and impose remedies if violations are not corrected. This fine schedule will go into effect on January 1, 2022. Failure to pay said fines can result in the loss of pool privileges, voting at the General meeting, and more.

It is important to note that the Architectural Committee only denied one request for 2021. They strive to let you do with your property as you wish, as long as it maintains community standards. Any single member of the committee can approve or disapprove a request. An appeal can be filed within 10 days with the entire committee. In addition, the architectural committee can enter a property and require termination or removal of unapproved structures.

The Covenants and Bylaws are available for your review on the Sherwood Forest website. Please feel free to contact the Board or the Architectural Committee for clarification of any questions you may have.

Fine schedule:

Unauthorized tree removal (per tree):

\$100 first offense; \$150 second offense; \$250 3rd offense

Unapproved changes (i.e., changing colors, replacing roof, unapproved fencing, detached buildings, etc)

\$25 first offense; \$75 second offense; \$150 third offense

Failure to maintain community standards:

\$25 per day after 15day notice until remedied.