

SHILOH STABLES PROPERTY OWNERS ASSOCIATION 2008 AMENDMENTS TO BY-LAWS

ARTICLE XIII HOME CONSTRUCTION

Article XIII, Section B shall be amended as follows:

Following any lot improvement requiring the passage of heavy equipment* across SSPOA maintained roads, Lot owners doing such improvements will be responsible for returning roads to their previous condition. To facilitate the management of this process the Association requires that:

- Property owners notify the board prior to any clearing which requires the use of heavy equipment.
- Property owners must also notify the board prior to the start of any building which will require the use of heavy equipment.
- Property owners may work with board at that time to photograph baseline road conditions.
- A \$1000 road impact fee shall be paid to the association.
- At the completion of the project, said property owners will work with the association to contract the road repair necessary to return roads to their prior condition utilizing the road impact fee as needed and additional funding if necessary. Should any part of the fee remain, it will be refunded to the property owner.

*Heavy equipment includes but is not limited to logging trucks, semi-tractor trailers, cranes, bulldozers, and front end loaders.

ARTICLE XIV VIOLATION OF COVENANTS

In order to assist the board in the enforcement of the covenants, a fine of \$100 per month shall be assessed for failure to address covenant violations within 30 days of the receipt of written notice by the property owner association board.

- Assessment of fines shall begin 31 days from the date of receipt of written notice. Said fines will be treated in the same manner as any other Association Assessment, with the same penalties for failure to pay.
- The board may consider reasonable extensions of this timetable to address circumstances of extreme hardship.
- Requests for such extensions must be made in writing and must include detailed explanations and a timetable of plans to address violations. Property owners will be held accountable for extension plans; the same fines associated with failure to follow through.