

NEWBURY ESTATES OF MATTESON HOA COLLECTION PROCEDURE & TIMELINE



Annual dues are placed into a fund which pays for regular maintenance of the entrance parkway, playlot, common areas, pond, insurance and more.

1. **November/December** (Current): 1st Statement is mailed –
Due Date January 1st
2. **February 1st** (30 Days Late/1 Month): 2nd Statement with \$75.00 Late Fee Assessed
3. **March 1st** (60 Days Late/2 Months): 3rd and Final Statement with Second \$75.00 Late Fee Assessed
4. **April 1st** (90 Days Late/3 Months): HOA Board of Director's Letter to Homeowner
5. **May 1st** (120 Days Late/4 Months): 30 Day Notice & Demand for Possession of Property from Attorney
6. **June 1st** (150 Days Late/5 Months): Eviction Lawsuit Filed and Court Date Scheduled, if no payment received
7. **July 1st** (180 Days Late/6 Months): Court Date; Order of Possession Approved by Court; "Stay Date" Scheduled after Ninety (90) Days. Judge will give owner Sixty (60) to Ninety (90) Days to Remit Payment Before the Attorney Schedules Eviction
8. **September 1st** (240 Days Late/8 Months): Proceed with Scheduling Eviction After "Stay Date" Expiration if No Payment Received.

Please Note: All Dates are approximate and shall occur on or around the above date. Homeowners who are delinquent in the payment of assessments shall be subject to legal action in accordance with the provisions of the Declaration and By-Laws. Once legal action has commenced, all legal fees and costs will be assessed back to the homeowner.