

Notice - Fine Schedule - Effective 9/1/16 -

Due to repeat violations, and problematic residents, we feel the need to increase fines to deter repetitive issues. It is not fair to the homeowners that abide by the rules to have to deal with the violators' lack of respect for fellow residents and the community, and total disregard for damage to common or private property. Noise disturbances, fireworks, and criminal mischief offenses will NOT be tolerated, and no warning will be given. Fines were increased effective 9/1/16:

Violation Type	First Offense Fine	Repeat Offense Fine	Failure to Remedy Fines & Costs
Architectural Control & Design	\$100	\$100	Cease work and/or cost of removal & restoration
Bulk Trash (move in/move out)	\$100	\$100	\$25 daily until removed
Criminal Mischief/Property Destruction	\$300	\$300	\$25 daily; plus cost of restoration & legal fees
Dumping – yard waste & trash	\$25 daily	\$25 daily	\$25 daily; until cleanup is completed
Electronics – TVs/Computers	\$100	\$100	\$100 fine; plus cost of contracted disposal
Fireworks	\$100	\$100	\$100 per occurrence; police reported
Noise Disturbances/Parties	\$100	\$100	\$100 per occurrence; police will disburse
Pet Violations - All	\$25	\$50	per occurrence, Township reported
Trash & Recycling	\$25	\$50	per occurrence; early placement/late retrieval
Rule Violation – not otherwise listed	\$25	\$50	per occurrence; \$25 daily until remedied

(This schedule will be reviewed periodically by the WECA Board of Directors and be adjusted as needed)

- ❖ **Architectural Work** – Exterior work and or landscaping without prior HOA written approval; \$100 per occurrence; and cease work order issuance. Failure to obtain prior approval and or comply with cease work order may result in removal and/or changes at the owners expense in addition to fine assessed.
- ❖ **Bulk Trash** – Caln Township has strict guidelines for bulk trash. Only ONE bulk item per resident is permitted per week. Please visit our website for the uploaded trash guidelines that may be downloaded and printed for reference. Move-ins and move-outs MUST contact Eagle Disposal for contracted bulk pickup; contractor WILL NOT take large loads with normal community collection. Fines will be assessed at **\$100 per occurrence (no warning) for non-compliance; and \$25 daily** until cleaned up. Caln Township is monitoring problem properties; and we will notify them accordingly.
- ❖ **Criminal Property Destruction/Criminal Mischief** – intentional damage or defacing of community property by spray paint, graffiti and/or paint marker, and/or any damage to community structures, amenities, lighting, sidewalks, roadways/lots/paved surfaces or lawn areas - **\$300 per occurrence (no warning); in addition to cost of repair and legal fees incurred in collection of same.**
- ❖ **Dumping** – Over the summer we had several instances of dumping yard waste on common property, and along the marshes edge. Owners are fined **\$25 DAILY**, until it is cleaned up. Caln Township has a free yard waste pickup bi-weekly, and the link is posted on our website detailing the schedule. Place your debris in paper bags ONLY, and do not put out until the evening before pickup. We do fine for early placement at the curb.
- ❖ **Electronics Disposal** – Due to increased dumping of electronics, we have enrolled volunteers on each court to watch for violators. We will fine **\$100 for each and every violation of dumping; in addition to billing the cost of disposal.** Violators will be reported to Caln Township, as it is a PA State Law to comply with the mandatory recycling act. TV's and electronics may be disposed of for FREE at the Chester County Landfill; which is only 20 minutes west on Rt 322.
- ❖ **Fireworks** – **PROHIBITED - \$100 per occurrence (no warning).** We live in a close community. Fireworks are a very serious threat to homes and property. Police will be contacted; along with the fire marshall.
- ❖ **Noise Disturbances/Parties** – **PROHIBITED** - loud music and parties are considered a noise disturbance and are prohibited; **\$100 per occurrence (no warning);** and the police will be contacted to disperse the gathering.
- ❖ **Trash & Recycling** - Trash and recycling cans are to be placed on **PAVED/CONCRETE** areas only; **NOT** on the grass; and must be returned to your home no later than the evening of trash pickup. **CANS MUST BE MARKED WITH YOUR HOUSE NUMBER** (unmarked cans will be ID'd by the township registry). Compliance will be enforced. **Fines are assessed at \$25 for first offense; and \$50 for every offense thereafter.**