

Stono Village Homeowners Association

1110 London Street, Suite 103 • Myrtle Beach, S. C. 29577 • 843-492-0088 • Fax 843-492-0085

hoa@wmdouglas.com

Rules and Regulations **Violations and Fining Procedures**

The Board of Directors for Stono Village Homeowners Association I and II are charged by the Declaration of Covenants, Conditions Restrictions and Bylaws to create rules and regulations in accordance with the governing documents.

The Stono Village Homeowners Association will abide by the Master Deed, Bylaws and Rules and Regulations set forth within this document and filed with Horry County. Prior Rules and Regulations previously on file for Stono Village I and II are rescinded by the recording and implementation of this document.

Therefore, the Stono Board of Directors have adopted the following Rules and Regulations based on their Covenants, Conditions, Restrictions, and By-laws for the guidance of all residents of Stono Village I and II. Residents shall mean all Owners, Tenants and Guests. Any other person may be deemed a trespasser with respect to Common Elements.

It is the owner's responsibility to communicate the Rules for Community to their guest (s) or tenant (s). Owners will be held accountable by the violation/fine system listed for Stono Village I and II within this document and subsequent attachments on file and recorded for Stono Village I and II.

Any questions, suggestions, and or complaints should be made to the managing agent **IN Writing**. If the managing agent cannot provide satisfaction for a situation, the party shall be directed and referred to the Stono Board of Directors only through the Managing Agent for the property.

The quality of life at Stono Village I and II is largely dependent upon the efforts made by each of us to observe the Rules and Regulations and show basic courtesy and consideration to our neighbors to work together to improve and promote a harmonious community.

Owners are provided seven days of correction from the date of the potential violation sent to them. The violations that fall under that category are as follows:

Landscaping (cutting, mowing, trimming)
Parking on the Street

Owners have 30 days for the following violations:

Power washing of Home and fences
Overall Landscaping Maintenance including beds and barren spots
Mailbox Repair, Paint and Replace

Owners have the ability to reach out to the managing agent in writing if they receive a potential violation and need more time to become compliant.

Owners will receive **one** warning letter at the primary owner address which could be the property address or off-site address.

It is the owner responsibility to update address information with the management company.

Owners who use rental companies have 45 days from the time a new lease is signed to update the management company of all individuals living in the home with current contact information in case of emergencies such as flooding, hurricanes, and fires.

The second notice of potential violation will generate a fine if the managing agent has not heard from the owner for a request for extension of time.

The fining level for violations is as following:

- \$50 dollars for the first fine
- \$150 dollars for noncompliance exceeding 45 days.

- The fine will not exceed \$350 dollars for one single infraction.
- Continued noncompliance beyond \$60 days would be fined at \$5 dollars per day per infraction for a maximum of 30 days.
- All Parking violations such as parking on the grass will receive a 7-day notice for correction. If no correction is provided the fine level is automatically \$60 dollars for parking violations.

Stono Board of Directors