

22 STATION OWNERS ASSOCIATION AMENITY SUSPENSION POLICY

An Amenity Suspension Hearings will be held for account(s) that are not paying their regular and/or special assessments to the 22 Station Owners Association (Association).

The hearings will be held to determine whether to proceed with the next steps of enforcement which may include suspending privileges to use the Common Areas, included but not limited to whirlpool spas, sauna and fitness room and also the privilege to participate in Association affairs, including, but not limited to telephone, cable and internet access. These steps are authorized by the Association's CC&Rs Section 17.01(b)

Notification of the Amenity Suspension Hearing will be sent to homeowner(s) at least ten (10) days prior to the hearing and will include date, time and location of the hearings. At the hearings, homeowners will be given the opportunity to provide information in their defense, and the hearings will be held regardless of whether homeowners attend. And within fifteen (15) days of the hearings, homeowners will receive a letter advising them of the Board's decision

These board hearings and any enforcement steps that Association takes as a result of the hearings are separate and distinct from, and have no effect whatsoever on, any **action that the Association or its agents may have taken, may be taking, or may take** with respect to collecting delinquent assessments from you, including, but not limited to, filing a lawsuit against you and recording and foreclosing on a lien against your unit.