

Avalon Beach Estate Homeowners' Association
Rules and Regulations
Effective November 1, 2025

RULES ENFORCEMENT PROCEDURES AND PENALTIES

The Board of Directors and/or any approved Management Company will determine any violations in their sole discretion. The Board of Directors has approved the following Fines and Penalties for violations of rules:

Rule Title		Violation Fines & Enforcement Method
GARBAGE CONTAINERS		\$50 fine/violation. Container must be Put Away within 24 hours of Collection. Garbage Cans must be Stored Correctly
VEHICLE PARKING		\$50 Fine and if violations continue Vehicle may be towed at Vehicle Owners expense. This includes no parking on Grass or Overnight
ARB		\$500 fine/violation. Owner must have ARB approval prior to Renovations
SIGN		\$50 fine/violation. Must Follow HOA guidelines on Rental Home Sign
PETS		\$50 fine/violation. Failure to pick up after pet or Noise Disturbances.
NOISE AND DISTURBANCES		\$50 fine/violation and/or possible eviction of rental guests if Sheriff's or security enforcement is required
BALCONY OR FENCES		\$50 fine/violation. No Hanging of Towels or Laundry items on balcony or fences.
OCCUPANCY		Report to authorities For Eviction. Must not exceed Max Occupancy for Home

PLEASE NOTE THE FOLLOWING POLICIES ON RULE VIOLATIONS AND FINES:

Any Residence that has committed 5 or more Violations, is subject to Step Up Fine Amounts as approved by the Board of Directors.

- ⇒ No warning will be given for any Rule Violation.
- ⇒ Notification of fines will be sent via email to Rental Property Manager and Owner or Owner only if property not rented. Owner has right to request a hearing before the Avalon Beach Estates Rules Committee within 14 days of the receipt of the notification of the fine. A Rules Violations Database will be maintained to record rule violations, fines levied and other actions taken for each property
- ⇒ All owners must make sure that their Rental Property Manager is fully aware of these Rules and Rules Enforcement Procedures
- ⇒ The Rental Home rules handout must be posted prominently in at least two locations in your property so that all renters will see them