



The Ranch at Prescott HOA

Enforcement of Alleged Violations of HOA Rules, Regulations & CC&R's: (Rules)

**Adopted by the Governing Council 25 August 2011
(Additional Use Restrictions and Rules)**

- All alleged violations of HOA Rules that come to the attention any Council member should be immediately reported to our HOAMCO Community Association Manager (HOAMCO Manager). Our HOAMCO Manager will initiate an investigation of the alleged violation and take appropriate action in conjunction with the HOA Chairman and/or Vice Chairman.
- Routine inspections of the Ranch properties will be scheduled and conducted only by our HOAMCO Manager in conjunction with one or more Council members on a voluntary basis. All Council members are urged to participate at least once during their current term of office.
- No Council member is authorized to conduct an ex parte investigation of an alleged violation nor is any Council member authorized to contact property owner about an alleged violation without prior approval of our HOAMCO Manager or the current HOA Chairman.
- During non business hours, if it appears that the alleged violation constitutes a health or safety issue, it should be immediately reported to the Chairman or Vice Chairman. If neither officer is available, the issue should then be reported to at least one other Council member before any action is taken.

It is recognized that reports of violations may come to the attention of Council members from others on a purely social basis by virtue of membership on the Council. These reports should be processed by in the same manner as noted above.