

Meadowbrook Homeowners' NCP Member Protection Policy

July 25, 2012

I. Purpose

The policy is to protect Meadowbrook HOA member's ability to enjoy the Neighborhood Center and Pools (NCP).

II. Guideline

The NCP is a valuable asset for Meadowbrook HOA members. HOA members are required to follow the NCP rules.

III. Details – The following are prohibited and members may incur penalties describe below

- Allowing non-members to use the pool without the homeowner being present in the pool area.
- Allowing non-members to use the homeowner's FOB.
- Allowing non-members to use the homeowner's wristbands. (no longer applies)
- Allowing non-members into the pool area without purchase of a wrist band. (no longer applies)
- Habitual violation of NCP rules.
- Any other action that significantly detracts from other homeowners enjoying their rights to the pool.

The penalty for such actions may include the following:

- A removal of access to the NCP and pool area through deactivation of the homeowner's FOB for a period of up to two weeks.
- A removal of the homeowner's right to rent the community building for a period of up to six months.
- A removal of the homeowner's right to have guests at the pool for a period of up to six months.

A fine equivalent to any damages caused or any lost revenue based on the actions of the homeowner or the non-member associated with the homeowner.

IV. Responsibility

- All HOA members are responsible for following the NCP rules and making sure guest follow them as well.
- All HOA members are encouraged to report issues that impact their enjoyment on the NCP.
- The Board Of Directors is responsible for reviewing, approving and enforcing this policy.