



## Eldorado Neighborhood Second HOA

### **Compliance Committee Policy**

**WHEREAS**, the Bylaws of the Eldorado Neighborhood Second Homeowners Association, Article 8, Section 8.5 authorizes the Board of Directors to designate a Committee to perform tasks.

**WHEREAS**, the Board of Directors has determined that the best interest of the membership would be served by establishing a Compliance Committee pursuant to Article 4, Section 4.14 in the CC&R's.

**NOW THEREFORE, BE IT RESOLVED**, that the Board of Directors of Eldorado Neighborhood Second Homeowners Association has established the following Compliance Committee.

1. The Compliance Committee shall consist of not less than three (3) members and no more than five (5) homeowners that will be serving and remain in good standing with the HOA. One member must be a Director and Board Liaison between the Compliance Committee and the Board of Directors.
2. The Compliance Committee Members must be knowledgeable on all violations, hearings, fine restrictions, NRS 116, local, state, and federal laws as they apply to the Compliance Process. Committee shall be responsible for training new Committee Members on the current work process, violation types and descriptions, CC&R/ARC violations descriptions, and must attend the Ombudsman's Training on Violations as soon as practical.
3. The Committee will conduct hearings once a month for those Unit Owners who have been in violation for sixty (60) plus, days to a Hearing. Committee will make the determination if a violation fine is in order and the amount of the fine, or if an extension of time is warranted to correct the violation. The Committee shall use the business judgement rule when reviewing an account and possibly assessing a fine to a Unit Owners account.



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