

**Ivy Hall Property Owners Association**  
**Enforcement Procedure regarding our Covenants, Conditions & Restrictions**  
**Effective March 14<sup>th</sup>, 2006**

To protect the value, desirability and attractiveness of property in Ivy Hall, the Board of Directors has established a six-step procedure (below) to enforce our Covenants, Conditions & Restrictions. Violations will be dealt with on a one-on-one basis.

**Enforcement Procedure**

1. A notice will be issued in writing detailing the violation(s).
2. The owner will have 15 consecutive days from the day that the letter is mailed to correct the violation(s).
3. If the violation(s) is (are) not corrected after 15 days, a fine assessment of \$25 for each violation will be levied.
4. The fine(s) must be paid and violation(s) must be corrected within 15 days of the date of the fine assessment.
5. Unpaid fines shall be added to the owner's annual assessment fee.
6. The Association shall further have the right to enforce the Covenants using the authority outlined in the Bylaws of the Association, such as by assessing late fees and/or placing a lien against the property and/or bringing an action at law or equity.

**Right of Appeal**

Any owner who wishes to appeal a violation notice may do so. Such appeals MUST be made in writing and sent via regular mail, hand delivery, fax or e-mail to our management company, Odessa, within 15 days of receiving a violation notice. The Ivy Hall POA Board or a committee appointed by the board will review the appeal in a timely manner to determine whether or not to affirm the violation.

**Scope of Authority**

While it is the duty of the Ivy Hall Property Owners Association to enforce the rules of the subdivision, the Association cannot overstep the authority delegated to it in the Bylaws and is bound by local, state and federal laws.

**Contact us**

**Odessa**

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**Ivy Hall POA Board**

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