

FAIRVIEW HOMEOWNERS ASSOCIATION (PHASE I)

P.O. BOX 124

FAIRVIEW, OR 97024

Dear Association Member:

Our association is run on a volunteer basis. We are having difficulties finding volunteers to serve on the Architectural Review Board. We are having mounting complaints of non compliance with our Association's CC&Rs. For these reasons, your Board of Directors has decided it will assume the responsibilities of monitoring the properties in our Association and enforcing its rules and regulations.

The Board's intent is not to upset the Homeowners, but to restore the "Quality and Appearance" of our Association's area to the standards that we all agreed when we purchased of our homes. Violations of the CC&Rs will be strictly enforced. Homeowners who violate our rules and regulations will be given a notice of the violation and the corrective action needed to be taken. If corrective action is not taken, a second notice will be given. If the violation is not remedied, the Board will impose a monetary assessment. Homeowners will be given an opportunity to appear before the Board to request relief from the assessment.

Before altering the appearance of your property or repainting it in a different color, you must receive permission. In those instances when a homeowner fails to receive permission to alter the appearance of their property or paint it a different color, the Board may require the property to be returned to its original condition. A request form is enclosed. The CC&Rs and request forms are on our Association's web site www.villagefare.com.

Enclosed is a partial list of the rules and regulations which are commonly violated. You should consult the CC&Rs for a complete list. The CC&Rs shall be applied uniformly. Please comply with them to avoid an assessment.

If you believe a non compliance issue exists in your neighborhood, please notify the Board in writing so that we may address the situation.

The Board thanks you in advance for your anticipated compliance with our CC&Rs.

YOUR BOARD OF DIRECTORS