

**West Cove "B"**  
**Fine Rule**  
**August 3, 2018**

Whereas, the Board of Directors of the West Cove "B" Condominium Association, is empowered to govern the affairs of the West Cove "B" Condominium Association pursuant to Article III of the By-Laws,

Whereas, the Bylaws specifically empower the Board of Directors to adopt Rules deemed necessary for the enjoyment of the Condominium and to enforce such Rules as the Board of Directors deem appropriate;

Whereas, due to repeated violations of several West Cove B Rules, the Board of Directors has determined that it is necessary to have the option to impose fines on Unit Owners for violations of Rules or the Bylaws in order to protect the Condominium and assure enjoyment of the Condominium;

Whereas, it is the intent that these Rules shall be applicable to all Owners, and this resolution shall remain in effect until otherwise rescinded, modified, or further amended by a majority of the Board of Directors,

Now, therefore, be it resolved that the following Rules establishing fines for violations of West Cove B Rules and Bylaws are hereby adopted by the Board of Directors:

1. The Board of Directors shall have the option to impose fines of up to Five Hundred Dollars (\$500.00) per violation on any Unit for any violation of the Rules or Bylaws of West Cove B Condominium Association. Continuing violations could result in the imposition of fines for each day that the violation continues.
2. All fines so imposed shall be paid by the Unit Owner(s) within thirty (30) days of assessment and shall be deemed an assessment against the Unit, subject to a lien if unpaid pursuant to the West Cove B Condominium Declaration and Bylaws and the New Hampshire Condominium Act.

Adopted by the West Cove "B" Board of Directors

Jason Craven  
William Stanley  
James Donoghue