



## **FEE & FINE SCHEDULE**

The Board has discretion to assess fines for first-time violations within the ranges set forth below based upon the nature and severity of the violation. In addition to the fines listed in the fine schedule, the Board is authorized by the Declaration to levy an assessment upon the violating Owner for expenses and costs incurred by the Association due to the Owner's violation. Additionally, if property is damaged due to the violation, the violating Owner will be charged for the costs of restoring the property to its original condition. Fines for continuing or repeated violations may be doubled at the discretion of the Board and may be levied as often as weekly for continuing violations. This fine schedule, and any future changes hereto, must be delivered to the Owners by either personal delivery or first-class mail. The fee schedule has been adopted by the Board and may be amended from time to time. All fees and/or items provided in this fee schedule may be amended from time to time in accordance with the Declaration.

Use Restrictions	\$100 - \$500	
Vehicle and Parking Restrictions	\$100 - \$500	
Unauthorized Improvements to Property	\$250 - \$10,000	
Hazardous Activities (Risk of harm to person or property)	\$500 - \$5,000	
Any other violation of the Declaration, Rules and Regulations or Architectural Guidelines not specifically mentioned herein	\$100 - \$500	
<b>Architectural Review Fees</b>		
Architectural application processing fee	\$250	
Architectural application security deposit	Minor Improvement (e.g., window treatments, patio furniture)	No security deposit required
	Flooring	\$1,500
	Major Improvement (e.g., kitchen or bathroom remodels, security system installation, plumbing changes, movement of load bearing wall)	\$5,000
Outside consultant retained by Board for evaluation of architectural application	Actual cost	
<b>General Fees</b>		
Move Fee	\$160	
Delivery Fee (see Move & Delivery Rules)	\$90	
Move Security Deposit (waived if using the Association's preferred vendor)	\$500	
Unreserved moves	\$500	

### **BREEZA OWNERS ASSOCIATION**

*Professionally Managed By Action Property Management, Inc.  
 1431 Pacific Highway, San Diego, CA 92101  
 (619) 696-7304 (800) 400-2284 (949) 450-4351 fax  
[www.breezaho.com](http://www.breezaho.com)*

Community Room Use Fee <i>* Max of 35 people permitted</i>	1-10 people \$ 75.00 11-20 people \$150.00 21-35 people \$250.00
Community Room Security Deposit	1-20 people \$500.00 21-35 people \$750.00
Community Room Inspection Staff	Actual cost
Additional staff as required for private events	Actual cost
Holiday tree removal	\$250
Key FOB replacement	\$50 new/ \$15 replacement
Parking card replacement	\$50 new/ \$15 replacement

### **PROJECT GUIDELINES BASICS**

1. Always be considerate of neighbors.
2. Know that the intent of the Association is to operate, manage and maintain the Project for the enjoyment of all.
3. Enjoy your ownership at the Breeza community.
4. For further information on Breeza Owners Association and the Project, contact the Property Management Company.