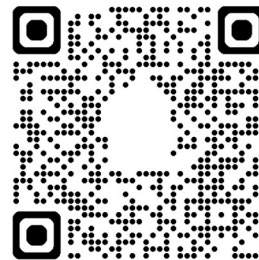




English Mountain
Property Owner's Association

Board of Directors

www.EnglishMountainPOA.com



EFFECTIVE Saturday, December 14th 2024

Referenced § Voting Docket 24121301

Violations of Protective Covenants Reporting Standardized Resolutions & Fines

Reporting Methods

All members in good standing may report violations. There are 4 designated methods for reporting covenant violations as listed:

- 1) Online Webform which can be found at <https://form.jotform.com/240915525625154>
- 2) Emails can be sent to info@englishmountainpoa.com
- 3) Direct phone call to [865-446-0991](tel:865-446-0991)
- 4) Mailed correspondence to: PO Box 5049 Sevierville TN 37864

Verification of Reported Fines

Violations must be verified by the respective committee members along with a representative of the legal committee in a timely manner. Once verified, these violations can be officially addressed.

Actions & Resolutions

Obstructing free passage of roadways & right-of-ways including non-grandfathered setback restriction violations. This includes vehicles, trailers, structures and equipment parked in as EMPOA roadways and right-of-ways.

- 1) \$15 per reported incident / per day
- 2) After 30 consecutive days, the obstruction will be removed/towed at the owner's expense



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Habitation of Campers, RV's, Tents & Motorhomes which is restricted by state law, county ordinance and EMPOA covenants unless specifically zoned for such. It is against state law to modify ready-removable structures such as sheds or campers for use as residential, recreational, or emergency housing in Tennessee. Per TN code section 55-28-102 recreational vehicles are defined as any vehicle which is either self-propelled or towed by a consumer-owned tow vehicle, and designed to provide temporary living quarters for recreational, camping, or travel use that complies with all applicable federal vehicle regulations and does not require a special-movement permit to legally use upon the highways; and includes but is not limited to the following basic products:

- (i) Motor home
- (ii) Travel trailer
- (iii) Fifth wheel travel trailer
- (iv) Folding camping trailer

- 1) A letter will be mailed to the property owner's registered address or emailed if enrolled into the paperless discount program regarding the violation and protective covenants.
- 2) If no resolution is achieved within 10 business days, a certified letter will be sent advising of fines which will begin within 10 business days of the certified postmark date. Fines will be issued in the amount of \$125 per incident / per week.
- 3) If no resolution is reached within 10 business days of initial fines, the legal process of having the violating unit removed will begin.

Other reported violations of protective covenants will be fined at a flat rate of \$15 per day / per incident.