

Newberry Station Homeowners Association, Inc.
8300 Ainsley Ct., Lorton, Virginia 22079

POLICY FOR RECOVERING UNPAID ASSESSMENTS

At its meeting of November 12, 2018, the Board of Directors, Newberry Station Homeowners Association, Inc. voted to establish the following policy for recovering unpaid assessments.

1. Pursuant to §1(d) of Article IV of the “Amended And Restated Declaration Of Covenants, Conditions, And Restrictions” of the Newberry Station Homeowners Association, Inc., whenever a member of the Association is more than three months in arrears, the Board of Directors shall call the member into a hearing (by certified letter) to determine whether or not to suspend the rights of the member to use of the common areas (including assigned parking spaces) and community facilities (including the pool) for the period during which any assessment remains unpaid. If the member fails to attend the hearing or does not satisfy the Board that immediate suspension is not warranted, suspension of privileges will immediately follow the hearing without further warning.

Depending on the financial situation of the member, the Board may elect to enter into an agreement with the member to repay the assessments in full over a reasonable period of time, provided that the member agrees in writing that suspension of the rights of the member to use of the common areas and pool will be immediate without warning if the member does not honor the terms of the agreement.

2. Pursuant to Article VI of the “Amended And Restated Declaration Of Covenants, Conditions, And Restrictions” of the Newberry Station Homeowners Association, Inc., whenever a member of the Association is more than six months in arrears, the Board of Directors may task the Association’s attorney to issue demand letters and take whatever other legal steps are permitted by the Covenants and the laws of the Commonwealth of Virginia to recover the unpaid assessments (with the advice, consent, and participation of the Board of Directors or its officers and agents as warranted).