



YOSEMITE LAKES OWNERS' ASSOCIATION

ENVIRONMENTAL CONTROL COMMITTEE

SCHEDULE OF FINES FOR DOR'S
ENFORCEMENT

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PURPOSE OF THE ENVIRONMENTAL CONTROL COMMITTEE FEE SCHEDULE

The Yosemite Lakes Owners Association developed Rules and Regulations as provided for in the DOR's and adopted by the Board of Directors. Rules are established to provide direction to the homeowners for common courtesies with regard to parking, vehicles, pets, new construction, lot improvements, nuisance complaints, etc. These rules and guidelines are set up to maintain the aesthetic value and integrity of the community on behalf of all owners. Violations of these rules may result in action by The Environmental Control Committee (ECC) and a fine imposed. This document outlines those Rules and Regulations and associated fines.

CHANGES OR ADDITIONS TO APPROVED IMPROVEMENTS

Once plans and specifications have been submitted and approved by the ECC and the Association, the plans shall be implemented as approved.

If, prior to completion of construction, alterations are desired to the approved plans and specifications, those alterations must be approved in writing by the ECC before they are implemented. Changes to interior floor plans are generally not applicable to this restriction.

Violations/Results

1. Construction/excavation not in compliance with approved plans and/or specifications, but not yet completed.
 - Stop work order.
 - Letter of non-compliance and steps for remedial action
 - Notice of intent to fine
2. Completed construction/excavation not in compliance with approved plans and/or specifications.
 - Letter of non-compliance and steps for remedial action
 - Notice of intent to fine

Fines

1. **Variable, depending on the nature/severity of the violation. \$35 - \$700 initial fine, \$35 - \$350 per day for continued non-compliance**
2. **Variable, depending on the nature/severity of the violation. \$35 - \$700 initial fine, \$35 - \$350 per day for continued non-compliance**

COMPLETION OF IMPROVEMENTS

Every building, dwelling, or other improvement, the construction or placement of which has begun on any lot, shall be completed within six (6) months after the beginning of any such construction or placement. The ECC, for good cause as determined by it, may extend the time limit.

In the event of cessation of construction for ninety (90) consecutive days or more not caused by an act of God or otherwise beyond the reasonable control of the lot owner, the existence of such incomplete construction shall be deemed to be a nuisance and the Association and/or the Committee shall have the right to remove the incomplete work or complete the same, at the cost of the owner, such cost to become a lien upon said lot, subject to foreclosure in the manner provided by law for foreclosure of mortgages and/or trust deeds.

Violations/Result

1. Construction not completed in six (6) months.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine
2. Construction not completed during approved extension.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine
3. Cessation of construction for ninety (90) consecutive days.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine and possible completion or removal by the Association and/or the Committee (at the owner's expense)

Fines

1. **\$140 - \$700.00 initial fine, depending upon the type of improvement(s) and \$30.00 per day for first 90 days.**
2. **\$140.00 per day – starting on day 91 and continuing until completion of project.**
3. **\$1,400.00 plus notice that the existence of such incomplete construction may be removed or completed as described above.**

CONSTRUCTION MATERIAL AND ALTERATIONS - EXTERIOR

There shall be submitted to the ECC two (2) complete sets of plans and specifications for any and all proposed improvements, the erection or alteration of which is desired, and no structures or improvements of any kind shall be erected, altered, placed, or maintained upon any lot unless and until final plans, elevations, and specifications therefore have received written approval.

Violations/Result

1. Complete list of all exterior construction material not submitted or approved.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.
2. Material used that was not approved.
 - Stop work order.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.

Fines

1. **No fine until work has begun. (See #2 below)**
2. **\$140.00 initial fine - corrections must be completed within the time limits indicated in the letter of non-compliance or \$35.00 per day thereafter until work is completed.**

DESTRUCTION OF IMPROVEMENTS

No improvement which has been damaged or destroyed by fire, earthquake or by any other cause shall be allowed to remain in such shape or condition for more than six (6) months from the time of such damage or destruction.

Violations/Result

1. Completion of repairs or removal not completed in six (6) months.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.

Fines

1. **\$140 initial fine and \$30.00 per day thereafter until work is completed.**

DUMPING OR BURNING OF TRASH

No trash, ashes, garbage, or other refuse shall be dumped or stored on any lot, except to the extent provided in subsection (j) of Section 8 of the Declaration of Restrictions, nor be thrown into or left on the shoreline of any lake in the subdivision. Every outdoor receptacle for ashes, trash, rubbish, or garbage shall be installed underground, screened, or so placed and kept as not to be visible from any road, lake, golf course, or recreational facility within the subdivision at any time, except during the days designated for refuse collection. No burning of trash or garbage shall be permitted.

Violations/Results

1. Dumping, storing, burning, or burying of trash on any lot.
 - Letter of non-compliance and steps for remedial action.
 - Notification to Madera County Public Health if a health-related problem is evident.
 - Notice of intent to fine.

Fines

1. **\$70.00 initial fine. \$30.00 per day until evidence of clean up completion.**

EXTERIOR COLOR SCHEMES

GENERAL REQUIREMENTS

A request for approval shall be submitted to the ECC each time the color is to be changed.

In an effort to maintain the natural environment of Yosemite Lakes Park it is required that “earth tones” and compatible colors be used wherever possible. No fluorescent colors will be allowed.

HOUSE, TRIM & DOOR COLORS

The color selection for exterior house, trim and doors shall be subject to approval by the ECC prior to its use. A color chip or other sample of colors to be used shall be submitted along with the request for approval.

EXTERIOR METAL

The exterior of all metal buildings or other exterior metal surfaces shall be painted in accordance with the requirements stated above.

ROOFING MATERIALS

All roofing materials on re-roofed houses shall be fire resistant. No wood shingles or shakes shall be permitted. Color shall be compatible with the exterior colors of the house.

Violations/Results

1. Failure to adhere to approved color schemes and/or procedures.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.

Fines

1. **\$70.00 initial fine. \$35.00 per day for first 14 days color is not changed.**
2. **\$70.00 per day afterwards until color is changed.**

FUEL TANKS AND RUBBISH RECEPTACLES

Every tank for the storage of fuel installed outside any building in the Subdivision shall be either buried below the surface of the ground or screened to the satisfaction of the ECC by fencing or shrubbery. Every outdoor receptacle for ashes, trash, rubbish, or garbage shall be installed underground, screened, or so placed and kept as not to be visible from any road, lake, golf course, or other recreational facility within the Subdivision at any time, except during the days designated for refuse collection.

Violations/Result

1. Failure to comply with fuel tank visibility requirement
 - Letter of non-compliance and steps for remedial action (30 days to comply)
 - Notice of intent to fine
2. Failure to comply with trash receptacle requirements.
 - Letter of non-compliance and steps for remedial action
 - Notice of intent to fine

Fines

1. **\$35.00 initial fine and \$10.00 per day following the 30-day time limit for compliance and thereafter until compliance.**
2. **\$35.00 initial fine and \$10.00 per day after notification.**

GRADING

A grading/plot plan showing locations and dimensions shall be submitted for all construction. Driveways and any other improvements requiring grading shall be shown. All trees over 3 inches in diameter (measured 24 inches above the ground) that the Owner proposes to remove shall be shown on the grading plan. All applicable culverts and proposed treatment of drainage shall also be noted on the drawing.

All elevation drawings must be furnished, accurately dimensioned and to scale. Decorative items must be shown in sufficient detail to allow aesthetic evaluation by the ECC.

Grading shall be in accordance with the plan provided to the ECC and in accordance with the setback requirements as stated in the CC & R'S.

Water/dirt/rock runoff/erosion/drainage to another property or to the common area shall be reasonably controlled as to not cause damage or unnecessary inconvenience to neighboring properties or to the Common Areas.

Violations/Result

1. Failure to submit an approved (by Madera County) grading plan to the ECC prior to excavation.
 - Stop work order.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.
2. Failure to adhere to the grading plan as submitted and approved by the ECC and by Madera County (including all applicable requirements).
 - Stop work order.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.

Fines

1. **\$700.00 – initial fine \$140.00 per day after the stop order if work continues.**
2. **\$700.00 if not in compliance within 30 days \$140.00 per day if work continues.**

HOME OCCUPATIONS

No gainful occupation, profession, trade, or other non-residential use shall be conducted on any lot or in any building without prior written approval of the ECC; except the same shall not apply to the owner of any commercial lot or his employees and agents, lessees, franchises and the like when said use is upon said commercial lot; nor shall the same apply to any builder or contractor having an interest in same for sale purposes only. Any commercial lot that is developed as a single-family residence will be considered as a residential lot relative to home occupations.

The ECC will consider approval of requests for “Home Occupations” when all of the following conditions are met:

1. The activity is compatible with residential use and the environment of the lot.
2. There is no physical evidence of such activity apparent to neighboring residents and/or Association members, including but not limited to excessive noise, material storage, vehicle parking, or abnormal traffic.
3. Such activity is permitted under applicable zoning laws or governmental regulations without the necessity of obtaining a special use permit from Madera County or other governmental agency.
4. The use or activity is clearly incidental and subordinate to the use of the lot for residential purposes.

Violations/Result

1. Failure to obtain written approval from the ECC prior to commencement of a “Home Occupation”.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.

Fines

1. **Initial fine \$140.00, plus \$140.00/day if activity continues.**

LOT IMPROVEMENTS

The owner(s) of any lot desiring to erect/place or reconstruct any structure or improvement upon said lot shall submit to the ECC, a plot plan of said lot showing the location of all existing and proposed structures and improvements. This information shall include all property lines; easements; precise dimensions of proposed and existing improvements to said property lines, easements, and existing structures; the location of any necessary grading and/or drainage facility; and all trees that may need to be removed. Written approval of the improvement from the ECC is necessary to begin work.

Violations/Result

1. Any owner commencing work to erect/place any structure on his lot without prior approval from the ECC.
 - Stop work order.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.

Fines

1. **Initial fine \$140.00, plus \$140.00/day if work continues after the stop order is issued.**

MAINTENANCE – ENFORCEMENT BY ASSOCIATION

All lots, whether occupied or unoccupied, and any improvements placed thereon, including sewage systems, shall at all times be maintained in such a manner as to prevent their becoming unsightly by reason of unattractive growth on such lot or the accumulation of rubbish or debris thereon, or to prevent the occurrence of any health hazard. In the event any such lot or improvement thereon is not so maintained, the Association shall have the right, a reasonable time after notice is given to owner of any such lot through its agents and employees, to enter thereon along with officials of any county or state agency for the purpose of maintenance, restoration, or repair, the cost of which shall be added to and become a part of the annual charge to which such lot is subject and which may become a lien thereon in the same manner as provided in the Declaration of Restrictions.

Violations/Result

1. Failure to comply with maintenance requirements.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.
2. Completion of repairs or removal not completed within the time limit allowed after receiving notice.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine, and tear-down requirement if non-compliance continues.

Fines

1. **\$35.00 initial fine.**
2. **\$140.00 initial fine and \$30.00 per day thereafter until work is completed.**

NUISANCES

No noxious or offensive activities shall be carried on any lot, nor shall anything be done on any lot that shall be or become an unreasonable annoyance or nuisance to the neighborhood.

Parents or guardians are responsible for nuisances caused by their minor children or wards. Property owners are responsible for nuisances caused by residents of their property (e.g., renters), for their guests and for any and all pets and livestock.

An ongoing list of items that are considered to be nuisances, which has been approved by the Board of Directors, is attached to, and becomes a part of this Schedule of Fines. This list is a “working document” and all approved changes by the Board of Directors will become a part of this document.

Violations/Result

1. Causing or being responsible for a nuisance.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.

Fines

1. **\$35.00 - \$140.00 (depending on severity of nuisance) for the first occurrence.**
2. **\$70.00 - \$280.00 for the second occurrence.**
3. **\$140.00 - \$700.00 for each subsequent occurrence.**

FINES FOR UNRESTRAINED DOGS:

- **First Offense – \$70.00**
- **Second Offense – \$100.00**
- **Third Offense – \$200.00**

NUISANCES - EXAMPLES

Declaration of Restrictions (DOR) Section 8 (1) reads, “No noxious or offensive activities shall be carried on any lot, nor shall anything be done on any lot that shall be or become an unreasonable annoyance or nuisance to the neighborhood.”

The following are examples of what is to be considered a “nuisance”.

- Barking dogs – recurring, continuous, or unattended.
 - Three (3) complaints in total, from three (3) different members within a one-month period.
- Perceived vicious animals.
- Animals causing personal or property damage or causing a disturbance in the form of unsanitary conditions.
- Standing water (breeding mosquitoes)
- Obnoxious odors.
- Incomplete construction (DOR Sec. 8r).
- Partially destroyed improvements (DOR Sec. 8q).
- Loud noises – recurring, continuous.
 - Three (3) complaints in total, from three (3) different members within a one (1) month period.

OCCUPANCY OF RESIDENCE

No building shall in any manner be occupied or lived in while in the course of original construction or until made to comply with all requirements as to area and with all other conditions set forth or referred to in the Declaration of Restrictions, or in any further restrictions established and applicable to such property. No building, structure, or vehicle, anywhere on any lot, other than a completed dwelling shall ever be lived in or used for dwelling purposes, including tents, shacks, trailers, campers, mobile homes, motor homes, boats, garages, or other structures. Notwithstanding, the use of a travel trailer, camper, or motor home as a temporary guest room not to exceed 30 days per year. Effluent shall be disposed of in an appropriate manner.

Violations/Results

1. Structure, trailer, etc. on property being lived in prior to completion of dwelling.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.
2. Structure, trailer, etc. being lived in after completion of dwelling and in addition to dwelling.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.

Fines

1. **\$140.00 initial fine. \$30.00 per day for first 14 days of non-compliance. \$70.00 per day of non-compliance thereafter.**
2. **Second violation within six months: \$280.00 initial fine and \$70.00 per day of non-compliance thereafter.**
3. **\$35.00 initial fine. \$30.00 per day for first 14 days of non-compliance. \$70.00 per day of non-compliance thereafter.**

PARKING, etc.

All vehicles being operated on the roads of the Subdivision shall be in compliance with all the rules and regulations of the State of California Vehicle Code. All violations of the Vehicle Code can be enforced by an officer of the law. The following regulations are in addition to the regulations stated in the Vehicle Code.

No vehicle shall be parked on the paved portion of any street in the Subdivision, nor shall any stripped-down, partially wrecked, or junk motor vehicle, or sizeable part thereof, be permitted to be parked on any street in the Subdivision or on any lot in such manner as to be visible to the occupants of other lots within the Subdivision, or to the users of any road, lakes, golf course, or other recreational facility therein. The Association shall have the right to have said vehicles or parts or junk removed at the expense of the last owner or lienholder.

No vehicle, including minibikes and trail bikes, shall be driven, or ridden other than on the private roads in the Subdivision, except to the extent permitted by the Association in its rules and regulations.

Violations/Result

1. No vehicle, or stripped-down, partially wrecked, or junk motor vehicle, or sizable portion thereof, shall be parked or stored anywhere in the Subdivision as noted above.
 - Letter of non-compliance and steps for remedial action
 - Notice of initial fine and future fines if non-compliance continues.
 - The Association will initiate the process to cause the removal of any vehicle or parts of vehicles parked or stored in the manner described above at the expense of the owner or lien holder.

2. No vehicle, including minibikes and trail bikes, shall be operated, or ridden other than on the private roads in the Subdivision, except to the extent permitted by the Association in its rules and regulations. Madera County Ordinance 10.28.010 et al, states in part that: an off-highway vehicle may be operated in a residential area solely for the purpose of parking, removing or storing the vehicle on/off the confines of a residential area and, that an off-highway vehicle may be operated for a period not longer than 15 (fifteen) minutes between the hours of 8:00 a.m. and 10:00 p.m. for the purpose of maintenance and repair of the vehicle, not the riding of the vehicle.
 - Letter of non-compliance and steps for remedial action.
 - Notice of initial fine and future fines if non-compliance continues.

Fines

- 1. Initial fine \$35.00-\$140.00 plus costs. \$30.00/day (plus costs) if violation continues.**
- 2. Initial fine \$35.00. Second occurrence \$70.00; third and all other occurrences \$140.00.**

PETS AND LIVESTOCK

No animals or livestock of any description, except pets defined as “usual” household pets by the ECC shall at any one time be kept on any one lot. No more than four (4) pets shall be kept on any one lot at any one time, except as may be permitted by the ECC in writing; and except on any lot of two (2) or more acres. In addition to usual household pets, horses may be kept only on a lot of two (2) or more acres and no more than three (3) horses may be kept on any such lot at any one time.

Livestock other than horses shall be considered for approval by the ECC only as a “4H” project with written verification from school advisor and shall be for up to a one-year term.

No “naturally wild” animals shall be kept as pets per the Department of Fish and Game.

The ECC shall prepare for the approval of the Board of Directors an ongoing list of “usual” household pets.

Violations/Results

1. Greater than allowable number of animals without approval, or unacceptable type of animals on the property.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.

Fines

1. **\$35.00 initial fine. \$30.00 per day until compliance is evidenced.**

REMOVAL OF TREES

No tree in excess of three (3) inches in diameter (measured 24 inches above the ground) shall be removed from any lot without first obtaining the written consent of the ECC.

Violations/Result

1. Failure to obtain ECC approval prior to removal of any live tree in excess of three (3) inches in diameter.
 - Stop work order.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.
 - Notice of requirement to remove debris.

Fines

1. **\$35.00 – \$3,500.00 per tree, depending on type of tree and diameter**
2. **\$350.00 - \$3,500.00 per tree if removal continues after stop work order is issued.**
3. **Tree replacement option.**

SIGNS

No sign of any kind shall be permitted to be erected and displayed to public view on any lot except one sign of not more than five square feet, or as otherwise limited by the County of Madera ordinances, advertising the property for sale and/or rent, the name, address and phone number of the owner or his agent.

The document “Guidelines for the Posting of Signs in Yosemite Lakes Park” is attached to and becomes a part of this Schedule of Fines. These “Guidelines” currently comply with the Davis-Stirling Common Interest Development Act.

Non-compliant signs are subject to removal and disposal by the Association. Fine may also be assessed to the responsible party as described below.

Violations/Result

1. Erecting a sign or signs that do meet the above criteria.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.
2. Failure to remove sign(s) after the allowed period.
 - Possible removal and disposal of sign(s) by the Association and at the owner’s expense.
 - Letter of non-compliance and steps for remedial action.
 - Notice of intent to fine.

Fines

1. **\$35.00 for the first occurrence, \$70.00 for the second occurrence and \$140.00 for each subsequent occurrence.**
2. **\$35.00 for the first occurrence, \$70.00 for the second occurrence and \$140.00 for each subsequent occurrence.**

Guidelines for the Posting of Signs

GENERAL REQUIREMENTS

Applies to all signs:

- Signs may not be attached to trees, street signposts, power poles or any YLOA common property.
- On the separate interest property of another, with prior written permission.
- Non-compliant signs are subject to removal and disposal by the Association. Fines may also be assessed to the responsible party as listed in the Schedule of Fines.
- May not create a safety hazard.

Type of materials:

Noncommercial signs may be a poster, flag, or banner made of paper, cardboard, cloth, plastic, or fabric, but may not be made of lights, roofing, siding, paving materials, flora, or balloons, or any other similar building, landscaping, or decorative component, or include the painting of architectural surfaces.

([Civ. Code §4710](#)).

Size of signs:

Noncommercial signs and posters cannot exceed 9 square feet in size and noncommercial flags or banners cannot exceed 15 square feet in size. ([Civ. Code §4710](#)).

PROHIBITED SIGNS

- Commercial signs
- Obscenities
- Fighting words

CAMPAIGN SIGNS

"Campaign sign" means a sign advertising a candidate for political office, a political party or a measure scheduled for an upcoming election, or announces a campaign, drive, or event of a civic, philanthropic, educational, or religious organization. No campaign sign shall be displayed earlier than ninety days prior to, or later than ten days after, the date of the election or the event.

Madera Co Code 18.90 SIGN REGULATIONS; Definitions - 18.90.030 H

REAL ESTATE SIGNS

Temporary Real Estate Signs:

Owners or their agents may place one (1) temporary real estate sign advertising the separate interest property for sale or rent, not to exceed six square feet, excluding the area of any vertical and/or horizontal support members on the owner's separate interest (real property).

- Must be placed in front of the separate interest property being offered but no closer than five (5) feet from the paved roadway.
- Must be in plain view of the public, be of reasonable design and must not affect public safety.
- Must be removed within thirty (30) days of the close of escrow.
- A temporary real estate sign may advertise the following:
 - Selling/leasing company/agency name.
 - That the property is for sale, lease or exchange by the owner or owner's agent.
 - Owner or agent's name.
 - Owner or agent's address and/or telephone number.

Directional Assist Signs

Two (2) supplementary, directional assist signs may be used:

- No more than three (3) square feet in area.
- Must be self-standing.
- Located no closer than five (5) feet from the paved roadway on the separate interest property of another, with prior written permission.
- On the road easements, no closer than five (5) feet from the paved roadway.
- Must be removed within 24 hours following the close of escrow.

Open House Signs

Open house signs may be placed:

- No sooner than 24 hours prior to the scheduled Open House.
- Must be self-standing.
- Located no closer than five (5) feet from the paved roadway on the separate interest property of another, with prior written permission.
- On the property where the open house is being held, no closer than five (5) feet from the paved roadway.
- Must be removed at the end of the Open House.

GARAGE SALE, YARD SALE, ESTATE SALE AND EVENT SIGNS

A reasonable number of signs advertising the sale/event may be placed on the road easement:

- No earlier than 24 hours prior to the sale/event.
- On the separate interest property of another, with prior written permission.
- On road easements at nearby intersections, no closer than five (5) feet from the paved roadway.
- Must be removed at the end of the event.

TEMPORARY STRUCTURES AND STORAGE

No temporary house, trailer, tent, garage or other outbuilding shall be placed or erected on any lot, nor shall any lot at any time be used for outside storage of building material, vehicles, implements, tools, furniture, landscaping materials or equipment, irrigation pipes or apparatus, junk, trash or any other things whatsoever; provided, however, the Committee may grant permission for any such temporary structure and/or for the storage of any building and landscaping materials, tools, or equipment during construction. No such temporary structures as may be approved shall be used at any time as a dwelling place. The term “temporary” is considered to mean that such outbuilding is placed or erected for a proposed time limit that is less than a year. “Storage” indicates that such listed items are so placed and remain for in excess of one year.

Violations/Result

1. Failure to obtain ECC approval for the outside storage of building material, vehicles, implements, tools, furniture, landscaping materials or equipment, irrigation pipes or apparatus, junk, trash, or any other things whatsoever.
 - Letter of non-compliance and steps for remedial action.
 - Notice of future fines if non-compliance continues.
2. Failure to obtain ECC approval prior to erecting a storage facility (construction/erection not completed)
 - Stop work order.
 - Letter of non-compliance and steps for remedial action.
 - Notice of future fines and tear-down requirement if non-compliance continues.
3. Failure to obtain ECC approval prior to erecting a storage facility (construction/erection completed).
 - Letter of non-compliance and steps for remedial action.
 - Notice of future fines and tear-down requirement if non-compliance continues.
 - Notice of initial fine, future fines, and tear-down requirement if non-compliance continues.
4. Use of any lot without ECC approval for the outside storage of building material, vehicles, implements, tools, furniture, landscaping materials or equipment, irrigation pipes or apparatus, junk, trash, or any other things whatsoever.
 - Letter of non-compliance and steps for remedial action.
 - Notice of future fines if non-compliance continues.

Fines

- 1. \$35.00-\$140.00 for each 30 days of non-compliance.**
- 2. \$140.00 - \$700.00 plus tear-down order if construction/erection continues after stop-work order is issued.**
- 3. \$35.00 - \$280.00 – initial fine and/or tear-down order if structure is completely unacceptable.**
- 4. \$140.00 - \$700.00 after each 30 days of non-compliance.**

REVISIONS

Revision No.	DATE	APPROVAL	REVISION NOTE
1	October 1, 2008	YLOA Board of Directors	
2	April 15, 2008	YLOA Board of Directors	Revised amount of fines. Add administrative fees. Revised document format.
3	June 30, 2020	YLOA Board of Directors	Posted for member 28-day review
4	August 25, 2020	YLOA Board of Directors	Approved by Board