



CHARLESTON MANAGEMENT

ESTABLISHED 1993

Ph 919.847.3003 Fx 919.848.1548
PO Box 97243, Raleigh, NC 27624
info@charlestonmanagement.com

Dear Amherst Residents,

To address the increase in exterior maintenance issues and repeat violations the Board would like to remind everyone of the violation process. The Board has also decided on additional compliance measures to ensure long-term compliance.

Violation process:

- 1st notice
- 2nd notice
- 3rd notice is a hearing with potential fines

IMPORTANT: If an owner complies with a violation, the Board close the violation however **if the same violation re-occurs within a 12 month timeframe, it will be re-opened to the last notice sent and pick up from that letter.** In doing so, a hearing notice may be sent without starting over with another 1st notice letter.

The March property inspection will include assessment of the gravel parking areas. Per the Parking Amendment 2013:

- Existing gravel area must have a **defined border and adequate gravel.**
- There **should not be weed/grass growth** in the gravel parking areas per the yard maintenance regulations.
- Any new gravel area requires an ARC Application for Board review and approval prior to the work being done.

Communication reminder: All communication must be sent directly to the Board of Directors at: amherstfamilycommunity@gmail.com. Charleston is contacted to send the violation letters that the Board provides. Only the Board can address and close violations.

The Amherst governing documents can be found on the Charleston website and Amherst North Carolina Family Community Facebook page. You can also request copies from amherstfamilycommunity@gmail.com.

We appreciate your understanding on the above matters. Thank you for keeping Amherst a beautiful place to call home.

The Amherst HOA Board



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