

# Sugarhill Property Owners Association

P.O. Box 0443 • Jensen Beach, FL 34958 • www.sugarhilljensenbeach.com

---

Tuesday, October 6, 2020

## Covenant for Nonpayment of Assessment

Paterson Accounting Service

Good Morning Ann,

Here is the covenant:

Declaration of Protective Covenants

Article 9 - Covenant for Maintenance Assessments

Section 4. **Effect of Nonpayment of Assessment;** The Lien Remedies of the Association. If an assessment is not paid on the date when due (being the dates specified in Section 2 hereof), then such assessment shall be considered delinquent. If the assessment is not paid within thirty (30) days after the delinquency date, the assessment shall bear interest from the date of the delinquency at the rate of eight (8) percent per annum **and the Association may place the assessment in the hands of an attorney for collection** and the Association may bring suit to foreclose the lien in the same manner as mortgages. There shall be added to the amount of such delinquent assessment interest on the assessment as above provided, reasonable attorneys' fees and costs incurred with respect to the enforcement of said lien.

Our best solution in the future will be to with the second reminder in August to quote the covenant with "**the Association may place the assessment in the hands of an attorney for collection**"

What do you think about this schedule?:

- Past due is July 1(or 2nd). Reminder sent first week of July.
- Second reminder (30 days past due) sent first week of August.
- Third reminder (60 days past due) sent first week of September **includes attorney warning.**
- Fourth reminder (90 days past due) sent the first week of October noting **account will be sent to the collection service of the Association's retained attorney on October 15.**

Thank You,



John Doty, Board President