

Bella Charca

Homeowners' Association, Inc.

OFFICIAL SCHEDULE OF FEES & DUES ASSESSMENTS	
Item	Amount
New Member Enrollment Fee	\$250.00
Transfer Fee	\$250.00
Annual Membership Dues	\$480.00

Fees & Dues Assessments are considered past due if not received by the Association within 7-days of the closing

NEW MEMBER ENROLLMENT FEE - \$250.00

The initial buyer of a new home or lot in Bella Charca is assessed the New Member Fee at closing. The Title Company or Closing Agent is responsible for collecting and remitting the fee to the HOA. Home builders are exempt except when the home or lot is for their personal use, occupancy, or as rental property

MEMBER TRANSFER FEE - \$250.00

Buyers of Association members homes or lots are assessed the Transfer Fee at closing. The Title Company or Closing Agent is responsible for collecting and remitting the fee to the HOA. Home builders are exempt except when the home or lot is for their personal use, occupancy, or as rental property

ANNUAL MEMBERSHIP DUES - \$480.00

New Members: the annual Association dues amount, prorated to December 31, is assessed purchasers of homes or lots at closing. The Title Company or Closing Agent is responsible for collecting and remitting the dues amount to the HOA. Dues for the following year are to be collected on all fourth quarter closings. Home builders are exempt except when the home or lot is for their personal use, occupancy, or as rental property.

Existing Members: Annual Association dues statements are delivered to HOA members in December and payment is due January 1st. Delinquent member accounts are subject to penalties, interest, fees, and collection expense. Dues may be paid by installment when on auto-pay plan through the members bank or credit union.

Statements are emailed in December and payment is due on or before January 31st of each year.

ADDITIONAL INFORMATION

Questions about Association dues or other home or lot closings financial matters should be referred to Colby Property Management at mgmt@BellaCharcaHOA.com or to 254/760-0665.

ARTICLES OF INCORPORATION, BY-LAWS & COVENANTS

Viewable on the "Documents" page of the HOA Website