

FOREST OAKS, SECTION II
RULES AND REGULATIONS
UNLAWFUL ACTIVITIES

1. As provided in the Amended and Restated Master Deed, Article VII, Paragraph 5, “[n]o unlawful, noxious or offensive activities shall be carried on or in any Unit, its Real Estate or the Limited Common Elements appurtenant thereto; the Common Elements; or elsewhere within the Property, nor shall anything be done tending to cause embarrassment, discomfort, annoyance or nuisance to any Unit Owner.”
2. Any Unit Owner who is arrested for the commission of an unlawful act as committed within the confines of the Forest Oaks II condominium premises as described above shall be required to inform the Forest Oaks II Board of Directors of the disposition of their criminal matter.
3. Any Unit Owner who is adjudicated to be guilty or enters into a guilty plea or nolo contendere plea (i.e. no contest plea) of an unlawful act committed within the confines of the Forest Oaks II condominium premises shall be subject to an immediate fine of \$100.00.
4. Any Unit Owner who fails to inform the Forest Oaks II Board of Directors of the disposition of their criminal matter shall be subject to an immediate fine of \$100.00 regardless of the outcome.
5. Additional adjudications of guilty, guilty pleas, or nolo contendere pleas of unlawful acts committed within the confines of the Forest Oaks II condominium premises shall be subject to immediate fines of increasing amounts not less than \$200.00 and not more than \$1,000.00.