



Construction Off-Site Damage Policy

The following policy has been adopted by the Board of Directors of Heritage Hills Home Owners Association, d/b/a Camelback Canyon Estates (the "Association") as a part of the rules of the Association pursuant to the provisions of A.R.S. Section 33-1803 of the Arizona Revised Statutes and the Articles of Incorporation, Bylaws, CC&Rs, Rules and Policies of the Association.

As the Association is responsible for the maintenance and care of the streets, street lights, signage, monument walls, and common area landscaping it is deemed appropriate to recognize that construction activities can cause damage to such facilities and to recover such costs should damage occur.

1. Should damage to Association facilities occur as a consequence of homeowner construction activity, the homeowner shall be responsible for the cost of such clean-up and/or repairs.
2. The homeowner will be given the opportunity to provide cleaning and/or repairs through Association authorized contractors.
3. If the homeowner fails to repair the damage the Association may invoke Article VIII, Exterior Maintenance, Paragraph 2 which states:

"In the event that the need for maintenance or repair is caused through the willful or negligent act of the owner, his family, guests, or invitees, the cost of such maintenance or repairs shall be added to and become a part of the assessment to which such lot is subject."

Any questions involving this policy or any notice given hereunder may be addressed to the property manager, Cornerstone Properties, Inc., PO Box 62073, Phoenix, AZ 85082-2073.

Any violation of CCE policies will result in the application of the Association's standard CCE HOA "Imposition and Enforcement of Fines Policy".

ADOPTED AND APPROVED by the Board of Directors, on the 7th day of June, 2023.