

Spring Creek Oaks HOA, Inc.

123 Test Street
Miami, FL 33015
www.springcreekoaks.com

Conan O'Brien
123 Test Street
Miami, FL 33015

RE: COURTESY WARNING NOTICE FOR 3855 Ridge Point Dr

Dear Conan O'Brien,

We hope this letter finds you well. As part of our commitment to maintaining the aesthetic harmony of Suwanee Springs, we conduct monthly property inspections to ensure compliance with the HOA covenants and design standards.

During a recent inspection of your community, we noted that your property at 3855 Ridge Point Dr may require attention to ensure alignment with the Suwanee Springs community standards.

Please note that this is a courtesy notice intended to give you ample time to budget and plan for necessary maintenance. We understand that some maintenance activities can only be completed at a seasonally appropriate time. Our goal is to collaborate and provide proactive reminders to help homeowners stay ahead of maintenance and uphold the community's standards and appearance for the benefit of all Suwanee Springs residents.

HOA WARNING ID: DHOVFD101 | VISIBLE TRASH CANS

Date Recorded: January 31, 2025

Violation Type: Visible Trash Cans

Notes: Testing New Violation

8.13 | Clotheslines, Garbage Cans, Etc

No clotheslines shall be allowed on any Lot (except inside a Residence), and equipment, garbage cans and woodpiles shall be kept screened by adequate planting or fencing so as to conceal them from view by neighboring residences and streets, and may be maintained in the rear yard on a Lot only.

Please note that if the issues are not addressed within a reasonable timeframe, they may transition into formal violations. Once they are violations, continued non-compliance could result in further action, including possible fines or other enforcement measures, as outlined in the community's governing documents.

If you have any questions or need clarification, we encourage you to reach out to us directly. We appreciate your cooperation and partnership in keeping Suwanee Springs a great place to live.

Sincerely,
Suwanee Springs ACC
acc@springcreeoaks.com