



Association Policy 200

Assessment Procedures

This Policy supersedes all other Policy 200s effective 11/15/2021

Total Regular Annual Assessment (as of January 1, 2022): \$1104.00 per lot HOA / \$276.00 per quarter

Total Sewer Assessment (as of January 1, 2022): \$680.00 per sewer connection per lot / \$170.00 per quarter

Due Date: Quarterly assessments are due on the first day of each quarter (Jan 1, April 1, July 1, Oct 1)

Standard Payment Reminders: Quarterly in advance (Dec 1, Mar 1, June 1, Sept 1)

HOA Assessment Payment Options:

- Mail your payment to Hidden Springs Town Association c/o Association Management, Inc., P.O. Box 52360, Phoenix, AZ 85072-2360 or to Hidden Springs Town Association c/o Association Management Inc., 3140 W. Belltower Drive, Meridian, ID 83646.
- Drop your payment off at the Town Office, 5876 W Hidden Springs Drive.
- Make Your Payment Online – by visiting the community website. Note you will need your account number, Management ID# (2320) and your HOA ID# HSTA (0102).
- **Other Charges on HOA Account:** Any additional charges accrued to a Homeowner will be added to the HOA account.

Effects of a Delinquent Payment

- If a quarterly assessment is not received on or before the 10th day of the quarter (Jan 10, April 10, July 10, Oct 10), a late charge equal to ten percent (10%) of the delinquent assessment is applied to the account.
- In addition, assessments delinquent for 20 days or more are subject to 12% annual interest applied to the unpaid balance(s) pursuant to Master Declaration and CC&R paragraph 4.1.6.
- Pool, clubhouse and barn usage access are revoked when a Homeowner's HOA account becomes \$100.00 overdue until the account is paid in full.
- Lot owners are personally liable for assessment and subject to personal collection lawsuits as well as property liens pursuant to Master Declaration and CC&R paragraphs 4.1.1.1 & 4.1.1.2.
- Any property owners whose check payment or autopay withdrawal (if established) is denied by their financial institution will be subject to a \$25 accounting fee.
- The Town Manager is authorized to waive up to one billing cycle's balance of interest and fees at their discretion under appropriate circumstances. The HSTA Town Council will take up and make a decision on a denial of any such request and all other issues arising under these policies at its regular meetings.