

*Sweetwater at Indian Wells*  
*Homeowners Association, Inc.*

**EXHIBIT E - Pest Control Policy**

**Established November 2017**

Sweetwater at Indian Wells Homeowners' Association has found the need to announce a Pest Control Policy. Pest control services will now be provided to the interior of each unit of the community four (4) times a year and to exterior of each building monthly. Any additional regular interior pest control requests will be at a charge of \$25.00 to the homeowner. There will **NOT be any courtesy resprays** as many residents have misused this service in the past to the extent that it became very costly for all homeowners.

Schedule - A pest control schedule will be released at the beginning of the year and it is the homeowner's responsibility to be aware when their service is to take place. It is also the homeowner's responsibility to inform their tenants that this service has been scheduled. The Association will not send out notices/reminders to the community. We recommend that you keep this schedule readily available and accessible.

Pest Control Service Times - A specific time **CANNOT** be given as to when any unit will be serviced on the day it is scheduled.

Inaccessible Units - If for any reason your unit is inaccessible to the pest control company during their scheduled time and they are unable to perform the pest control services the homeowner will be responsible to request another service for a charge of \$25.00 or will need to provide their own pest control services.

Examples of reasons your unit may become inaccessible: storm door locked, incorrect key on file or not all keys on file for different locks on your door, refusal of services, door hardware is hard to use, etc.

To prevent these issues all homeowners are asked to:

- Keep storm doors unlocked or a key to the storm door on file with the Association in addition to front door keys
- Keep an updated key on file with the Association. If you have multiple locks on your door you will need to supply the Association with a key to each lock.
- Be aware that by refusing service, the pest control company will not come back as a courtesy.
- If the locks on your door are difficult to use, you are asked to please post a note at your unit on the day of services so they are able to complete your unit. It is NOT possible for Management or the Pest Controls Team to keep on file all directions to a difficult door locks in the community.

Unattended Pets & Underage Children - Your unit **WILL NOT** be serviced if any children or pets are left unattended. You will need to leave a note on the door if you have a pet unattended or your pet will need to be left in a specific room.

Refusal of Services - If you choose not to have the Pest Control Services on your unit, you are responsible within 3 business days of the service to contact Management and let them know so your unit's key will not be given to the Pest Control Team. If you do not do this, you will need leave a note at the front door letting the Pest Control team know that they are not to service your unit.

Additional Services

All other services requested will be at the cost of the homeowner and homeowners will be required to contact the Pest Control company to be scheduled. Management **WILL NOT** schedule extra services for you.