

## COMPLAINT TO GLC/GR BOARD MEMBERS RE CC&R VIOLATIONS BY REUBEN SANCHEZ

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Immediately after the prosecuting attorney offered Reuben Sanchez a plea deal (which included a 100-foot stay-away zone from my property) for his **9/6/21** criminal trespass charges on my property, he and other neighbors began moving large, noisy, heavy trucks and trailers through our neighborhood (**see photos below**), day and night, sometimes accompanied by a convoy of other large, noisy, heavy vehicles and trailers.

GLC CC&Rs prohibit nuisance activities, and our community is not zoned for industrial use or construction businesses, which appear to be what Sanchez is doing.

The noise in our neighborhood from large, heavy vehicles and trailers passing through at high speeds and clanking over speed bumps, day and night, is more than a nuisance. It's disruptive to and hinders the ability to sleep and work for all those who live in this neighborhood.

Also, GR board members told me the heavy delivery vehicles (FedEx, UPS, etc.) that pass through our neighborhood every day are a primary cause of damage to our private roads. So Sanchez and his gang's traffic is compounding that damage. These roads clearly weren't built to withstand heavy, constant traffic like that, and I resent paying roads dues to maintain roads others are deliberately ripping apart.



## ARTICLE V

### General Provisions

1. Term. These covenants and restrictions are to run with the land and shall be binding on all parties and persons claiming under them for a period of twenty-five (25) years from the date this Declaration was originally recorded, after which time said covenants and restrictions shall be automatically extended for successive periods of five (5) years unless an instrument signed by a majority of the then owners of all lots within the said property has been recorded, agreeing to extinguish or change said covenants and restrictions in whole or in part.

2. Inspection. Authorized representatives of GLC are hereby authorized to inspect any or all of said property at reasonable times for the purpose of aiding in the enforcement of these covenants and restrictions. Any inspection requiring entry into a structure shall be made only during daylight hours and upon at least 24 hours' notice to the owner or occupant thereof.

3. Enforcement. GLC is hereby charged with the authority and obligation for the enforcement of the terms of this Declaration. Enforcement may be by proceedings in equity or at law against any person or persons violating or attempting or threatening to violate any of the covenants or restrictions hereof, either to restrain such violation or to recover damages. In the event that GLC fails to take appropriate action for the enforcement of the covenants and restrictions hereof within a reasonable time after a violation or threatened or attempted violation is brought to its attention in writing, any person or persons then owning lots within the said property may take such steps in law or in equity as may be necessary for such enforcement. Any damages recovered in such enforcement proceedings shall inure to the benefit of the person or persons damaged by the violation involved. The party prevailing in such enforcement proceeding whether in law or equity shall have from his opponent such attorney's fees as the court may deem reasonable.

9. Nuisances. No noxious or offensive activity shall be carried on upon any of the said property, nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.

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Reuben Sanchez is in violation of many of the items listed below, including cars parked on raised concrete walls and other vehicles parked within the Glenroads ROW. I sincerely hope you aren't going to selectively enforce rules, like you did with the signs, because you're corrupt and/or afraid of him and his gang of criminals too.

### **ENCROACHMENT**

No storage will be allowed in the Glenroads ROW of any building materials: sand, gravel, rocks, lumber, logs, temporary power poles, portable chemical toilets, automobiles, trucks, motor homes, trailers, equipment, boats, temporary structures or other objects.

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