TRUEHOA CRYSTAL AI · PARTIAL PUBLIC CRAWL & STATUTORY RISK BRIEF

Deford Mill at Hampton Cove HOA

STATUS: PARTIAL PUBLIC CRAWL - FULL 3-TIER PACKET NEEDED FOR VERIFICATION

Jurisdiction & Statutory Baseline: Alabama (Ala. Code Title 35 Ch. 8A & 20) & Federal HOA Law

Public Files Scanned: 3 PDF(s) (Hampton Cove Architectural Standards and Restrictions) · Clauses Parsed: 305

TrueHOA Crystal AI's automated public crawl retrieved a partial document subset (Hampton Cove Architectural Standards and Restrictions, 305 clauses parsed) for Deford Mill at Hampton Cove HOA. Additional governing documents may be posted elsewhere on the association's website or portal; certifying full compliance under Ala. Code Title 35 Ch. 8A & 20 requires auditing the complete Declaration (CC&Rs), Bylaws, and Rules.

3 Unverified Statutory Risk Areas to Check in Deford Mill at Hampton Cove HOA:

1. Fines, Suspensions & Hearing Due Process (Ala. Code Title 35 Ch. 8A & 20): Verify mandatory written notice windows and independent hearing committee procedures before levying fines or suspending amenities.
2. Board Elections, Proxies, Quorum & Official Records (Ala. Code Title 35 Ch. 8A & 20): Verify secret-ballot/proxy rules, open board meeting notice windows, and statutory owner records-inspection rights.
3. Federal Preemption & Rules-vs.-Declaration Hierarchy (47 C.F.R. Sec. 1.4000 & FHA): Verify standalone Board/ARC rules do not exceed recorded CC&R authority or restrict protected antennas, solar, or assistance animals.

Upload up to 10 governing PDFs for a full Crystal AI Audit at https://www.truehoa.app/crystal