

Sunshine Committee

Kay Steinkamp
Peggy Nelson
Carolyn Garretson
Neil Stitt

Twice a year the committee organizes a community
get-together

Management Company

Contact person: Molly Uribe

Phone 843-881-5459

Fax 843-881-5616

Property Management Services

1340-G Ben Sawyer Blvd.

Mt. Pleasant, SC 29464

molly@charlestonpms.com

Signs

No sign of any kind, whether temporary or permanent, shall be erected or displayed within the Community without the prior written consent of the Board. See covenants Article 5, section 3 for complete details

Wa.ste Management and Recycling

Egrets Walks waste collection is on Thursday.

Recycling is collected every two weeks on Monday

Cans must go out no earlier than the evening before pick up day and put back out of sight (not visible from the street) the evening of pick up day.

Welcome To Egrets Walk

Welcome to the neighborhood and congratulations on the purchase of your new home. We are so pleased that you have chosen to call Egrets Walk home. We look forward to meeting you whether by personal visit, walking throughout the neighborhoods or at a community event.

Egrets Walk board would like your experience here to be positive and enjoyable. To help you, we have created an information packet to touch upon some key areas of interests to new owners.

The primary purpose of the Egrets Walk board is to build community and ensure the best quality of life for all. The board is committed to maintaining and enhancing property values.

EW HOA Board Members

President: Stephen Zarrelli

Vice Pres.: Wayne Walkley

Treasurer: Breton Saunders

Secretary: Maria Calderon

Director & Landscape

Chairperson: Kay Steinkamp

Regime Fees

Our monthly fees are managed by the Property Management Services.

An automatic draft form can be found on the PMS website. The 2023 monthly EW condo fee is \$495.

Forms

Landscaping Maintenance - If an owner believes the turf or landscaping at the unit is in need of repair, the owner must send an email to the management company to report it. It will be sent to the Landscape Chair to investigate it.

Home Maintenance Request Form- if the owner believes that the exterior of the unit is in need of a repair, the owner must submit a Home Maintenance Form. This form is available on the management website charlestonpms.com

Leasing Permit Application- owners desiring to lease their units must apply for a leasing permit form. These forms are available on the website management company

Leasing your Condo Owners desiring to lease their Units may do so only if they have applied for and received from the Board either a "leasing permit" or a "hardship leasing permit."

Leasing Permits. An Owner's request for a leasing permit shall be approved if current, outstanding leasing permits have not been issued for more than 25% of the total Units in the Condominium.

Parking and Vehicles

Parking- All vehicles must be parked within the unit garage at all times. Vehicles may only be parked in the driveway after all of the garage parking spaces have vehicles parked in them. **There is no street parking at any time.** Please see the covenants Article 5, section 4 for complete details. To avoid fines please contact the management office if you own more than two (2) vehicles or if you will have guests who will park in the driveway overnight.

Vehicles- No motorcycles or motorbikes may be operated on the roads or streets of Dunes West. No golf carts may be operated on the streets or roads. **LSV (low speed vehicles)** may be operated if they meet the current SC motor vehicle requirements. Golf carts and retrofitted golf carts do not qualify as LSV. For complete details see 6.4.1 section of the Uniform Act Regulating Traffic of the DW Covenants. See also DW Board, Rules and regulations Rule 2010-02

Insurance

Insurance- Our insurance is meant to rebuild or fix units so they are returned to how they looked when the builder first built them. Interior improvements made by the owner are not covered. We carry flood insurance since we are in a flood prone area.

Providers: - State Farm (FEMA Flood agent) 843-723-5555
NFP Insurance (for hazard coverage) 843-706-3690 **Proof of Insurance**-if you are required by your bank or mortgage company to provide evidence of insurance, contact the management company. They will provide the information that you will need.