



Irongate Homeowners Association

PO Box 50536, Summerville SC 29485 | Help Line 843.879.0588

www.IrongateHOA.com | IrongateBOD@gmail.com

Sentry Management contact: Sharon Ussery 843.795.0910 ext. 51709

A Note from the HOA President...

2020 has been a very interesting year so far, but I hope that everything is as well as can be for you and your household. In light of the COVID-19 crisis, your Board of Directors elected to not apply late fees to the homeowners that had not paid their annual assessment by March 31st. A six month extension was applied and all HOA unpaid dues as of September 30, 2020 will have the \$50 late fee applied to their account. If you have a genuine hardship, please reach out to the Board of Directors at IrongateBOD@gmail.com, call and leave a message on the Help Line 843.879.0588 or contact our property manager at Sentry. We are more than willing to work with residents. Additionally, if you have back dues or fees we would love to set up a payment plan with you in order to avoid your having to pay the additional legal fees when a lien is put on the account.

I know that there are many more instances than I know of, but I have experienced several situations of neighbors helping out neighbors and I thank you all from the bottom of my heart. Irongate is a great neighborhood full of great neighbors. Keep up the good deeds.

2020 Pool Season

Brooke Merritt and her Pool Committee have done a great job this year keeping things in order at the pool and closing and cleaning up each evening. If you ever have any questions or concerns about the pool or any activity at the pool, please reach out to Brooke or call or email the Board and we'll be happy to follow up.

The pool closes each day at Sunset—you can check that time on Google or there is a link on the IrongateHOA.com website. We plan to keep the pool open into October, depending on the weather.

Yard Sale Date—Saturday, October 3

We will be advertising for the community Yard Sale to be held on Saturday, October 3rd. We'll post it in local yard sale sites and put out signs. Happy selling!

2020

General Membership Meeting

(Annual Meeting)

In accordance with our bylaws, we plan to hold our 2020 meeting on **Thursday, November 5th at 7pm**. The location and format are to be determined, based on the local ordinances in place at that time.

LIGHTS ON FOR SAFETY!

Everyone is asked to consider leaving as many of your outside lights on ALL NIGHT LONG. We have many dark areas on some streets and cul-de-sacs



and we want to make Irongate as burglar proof as possible.

LED's bulbs use very little energy, even if burning all night long. You can even purchase LED dusk to dawn bulbs on Amazon! I bought some for that were 3/\$20 and

they stay on all night—no dent in the electric bill either.

Welcome Newcomers

We do have an active Welcome Committee and we are eager to meet our new residents.

If you know someone new that moved in this summer, please email IrongatePresident@gmail.com and that information will get forwarded to the 'Welcomers.' We have prepared a packet of information and a small gift for our new friends.



IRONGATE PROPERTY INSPECTIONS

The Vice President on the Board of Directors is charged with the Inspection and Violations process. This position is currently vacant and we are looking for help. The goal is twice monthly inspections, with approximately 1/2 the neighborhood done each visit. This will result in homes being inspected only once a month and will actually give homeowners up to 30 days to remediate.

- First 'violations' will receive a 'courtesy notice.' This notice will address clearly the violation AND give explicit instructions on how to notify the Board or Sentry with questions and how to report results of remediation, etc.
- If the initial 'courtesy letter' does not result in some type of remediation or communication, then a 1st violation will be issued to begin the actual violation process.
- One-off violations can still be reported at any time by neighbors or BOD members and issued to homeowners in the form of a 'courtesy letter.'
- We do appreciate when homeowners respond quickly to notices.

Some areas where we are seeing a number of problems:

- **Edging**—edging is a required part of yard maintenance, both on the sidewalk side and street side of properties
- **Trash cans must be stored out of sight**—in a garage, behind a fence, but NOT on the side of the house unless it is screened in some way.
- **Boats, RV's, and trailers are prohibited** from being stored on a homeowner's property.
- **ALL modifications to the exterior of homes must be pre-approved** by the Architectural Review Committee. This would include (but is not limited to) removing trees, building sheds or home additions, modifications to driveways, painting, reroofing, replacing windows or doors.
- **Parking on the street overnight is prohibited.** If you have more cars than your garage and driveway can accommodate, please reach out to the Architectural Review Committee for permission to install a driveway extension.
- **NO Parking on the grass**—please let your guests know that they may not park on the grass. All wheels must be on the street.
- **Yard maintenance**—bushes, flowers, trees, plantings must not block the sidewalks or roads in anyway. Please trim any offending vegetation to allow for clear passage for walkers and vehicles.

The Irongate Covenants and Restrictions, as well as the By-laws are available on our HOA website—IrongateHOA.com

Did you know....

The State of South Carolina instituted new Golf Cart laws in 2018. All golf carts are required to have a **Golf Cart Permit Registration**—with the decal placed on cart. A person operating a permitted golf cart must be at least sixteen years of age and hold a valid driver's license. Carts may only be operated in daylight hours. The operator of a permitted golf cart being operated on a highway or street must have in their possession:

(1) the registration certificate issued by the department; (2) proof of liability insurance for the golf cart; and (3) his/her driver's license.

Please make sure that your golf cart and drivers are adhering to the laws.



IRONGATE 2020 Board of Directors

President—Pam Poelker, Essex Drive—Term expires 11/21

Vice President—vacant — Term expires 11/22

Treasurer—Marcia Miller, Barrington Court—Term expires 11/22*

Secretary—Maria Paulsen, Wampee Curve—Term expires 11/20

Member at Large—Gary Graham, Savannah Round—Term expires 11/20

Member at Large—Gary Ford, Medway Square—Term expires 11/22

Member at Large—Eric Barnett, Essex Drive—Term expires 11/20

* Marcia is filling a Board position voluntarily vacated by Tim Stock. Marcie's presence on the Board will need to be finalized at the 2020 General Membership meeting in November.