

Fernlakes, HOA

2021 Newsletter – 1st Edition



Update Us!

Did you recently change your phone number, mailing or email address? **Let us know!**

We're glad to be able to quickly and efficiently transmit information through email blasts to the entire community – be sure you're included!

Updates to your contact information can be emailed directly to

After Hours Emergencies

IMC Resort Services, Inc. provides for a manager to be on call after business hours for emergencies. If you have an after-hours emergency related to the HOA common space (Monday through Friday before 9:00am or after 4:00pm, during a holiday or on a weekend) please call (843) 785-4775 and follow the instructions on the outgoing message.

*Please be aware, if your call is **not** of an emergency nature, you will be billed for the service.*

Spring 2021 Has Arrived!

The Fernlakes **pool will open on Thursday, April 1st** and will be ready for swimmers and sunbathers. **Children under the age of 16 must be accompanied by an adult and guests must be accompanied by a homeowner at all times when using the pool.** Due to the Covid-19 guidelines that remain in place for swimming pools, owners and their guests will be entering the pool at your own risk so please follow these safety steps:

1) Stay at home if you do not feel well or if you have tested positive for Covid-19 or were exposed to someone within the last 14 days; **2)** Stay 6 feet away from people; **3)** Wash your hands often; **4)** Cover your coughs and sneezes with a tissue or your elbow; **5)** Wipe down/disinfect your chair and/or any other surfaces before and after you touch them **6)** If you do not feel safe entering the amenities, do not enter.

Board of Directors Information.

Martha Hartley, President – Martha.Hartley@cpa.com

Matt Conn, Vice President – Matt@hiltonheadluxuryrentals.com

David Brown, Secretary – Davidbrown designs@gmail.com

Bill Fischer, Treasurer – Billfischer@gmail.com

Aaron Welliver, Director – Aaron@elevatorlift.com

Alex Nightingale, Director – Alenight3@gmail.com

Paul Duffey, Director – paul@southerndrawloutfitters.com

2021 Road Reserve Assessment

The third coupon for the Road Reserve assessment was mailed out to all homeowners in March 2021 in the amount of \$200. The assessment will continue to be billed annually through 2023 to fund the repairs of the roadways throughout Fernlakes.

Be sure to sign up at www.imchhi.com under the “Owner” tab on the menu or by selecting the quick tab “**Owner Portal Login**” located at the top of the home page.

Storage Yard

The storage yard is leased out at full capacity so far this year. Please remember there is no video surveillance in the area and leases are Hold Harmless which means the HOA is not responsible for your personal items being stored. Owners should insure their property.

Fernlakes, HOA

2021 Newsletter – 1st Edition

!!Welcome Committee Volunteer(s) Needed!!

The Fernlakes Welcome Committee was created in 2018 to ensure all members purchasing within Fernlakes association are ‘welcomed’ home! The committee, while greeting new owners to our wonderful community, also answer questions they may have while providing them with important governing documents and other regulations.

If you would like to head the committee and continue this great service for our neighborhood, please contact IMC.

Speaking of New Owners please “WELCOME” these new members to the Fernlakes neighborhood.

Peter & Deborah Palladino – 5 Royal Fern
(Previous owner(s): Kay Hancock)

Accessing Rules and Regulations and Other Important Documents

www.imchhi.com/fernakes

IMC provides a page on the company website for owners to easily access important association documents. Please visit the above weblink for the recorded governing documents, bylaws, rules and regulations and meeting dates for the association.

IMC’s mass communications are emailed from vms@imchhi.com so you’ll want to add it to your email list to stay updated! This will prevent these important communications from going to **Junk** or **Spam**.

Amenity Center Upgrades & Future Projects

In addition to the new playground equipment and pool house renovations, more is still to come. The Board has approved installing a new 6-foot black aluminum fence which will surround the pool and playground areas. The fence will extend past the existing deck out toward the lagoon to allow additional space for sunbathers. *Pool and playground usage may be interrupted to perform these upgrades.*

Projects that are still on the wish list and being reviewed for future consideration:

- ✚ Cameras for the amenity center and storage yard
- ✚ License plate camera(s) for the entrance to Fernlakes
- ✚ Control Access gate for pool
- ✚ New fencing for the storage yard
- ✚ Painting of the brick pillars and replacement of the fencing

Fernlakes, HOA
2021 Newsletter – 1st Edition

Architectural Enhancements or Property Improvements

Planning on renovating the exterior of your home or performing exterior upgrades to your property?

One of the main reasons people decide to purchase and live in a property administered by an Association is the concept of "uniform appearance." The interests of the individual owners in Common Interest Communities in maintaining uniformity is apparent, as it pertains both to his or her home and to the surrounding homes.

The role of the ARC is to ensure that the community's property values are preserved. Without an ARC your neighbor could easily paint his or her home bright blue with pink shutters that would be visible from space.

Many Fernlakes owners have resided in the neighborhood for many years, we don't expect the extreme as mentioned above. However, you are still required to submit an ARC application regardless. The application must be received by management and approved by the ARC committee **BEFORE** any work begins.

The application is conveniently available online at www.imchhi.com/fern-lakes or at an IMC office.

Contact Nancy Zabala for more information or for a copy of the application at Nancy@imchhi.com or (843) 785-4775 ext. 211.

Please be sure to park your vehicle(s) in your garage or driveway. Street and/or grass parking is not allowed. Also, be sure notify IMC if you plan to have your boat in your driveway for the day for cleaning or loading up for a fun day on the water. Have a great Spring Season Everyone!

Newsletter created for your enjoyment and information by the management team at IMC Resort Services, Inc.

Local Office: 181 Bluffton Road, Ste. C-103 Bluffton, SC 29910

Contact IMC: (843) 785-4775 **Visit our Website:** www.IMCHHI.com

Association Manager: Stacie Jacobs, ext. 202 or Sjacobs@IMCHHI.com

Administrative Support: Nancy Zabala, ext. 211 or Nancy@IMCHHI.com