

St. Andrews at Rockport Newsletter

303 Corporate Center Drive Suite 300A Stockbridge, GA. 30281

Fall 2020

HOABUTLER.COM for all community needs

Note from the President:

We can all say that the year 2020 will go down in the books as one to remember. Everyone has been affected by Covid-19 in some way whether it's your job, schooling, staying healthy, wearing a mask, no large gatherings and the list goes on. Our own community has been affected as well with no HOA in-person meetings, no clubhouse rentals, no pool parties or yard sales and most of all limited access to the pool. I understand some frustration with not having a normal pool season but as stated before, there is nothing normal about 2020. Our pool usually opens the first weekend in May. This year due to the restrictions from the Department of Public Health and our government, we had to delay the pool opening until things were figured out about how to best open safely. The board worked for weeks on this. We met with attorneys and Sentry Management executives. We attended seminars sponsored by Sentry Management on this topic. We spoke with our pool company about what communities were doing statewide and we met as a board several times to discuss and come up with the current protocols so we could open our pool, stay healthy and not break the bank account. Our budget for pool expenses and security has been hit very hard but we are fortunate as a community to have a reserve bank account for emergencies such as this. The board would like to thank all of you for your patience and understanding as these decisions are not the easiest to make, but decisions are always done with every single homeowner in mind. Our focus this year has been to keep our community safe and healthy. Fingers crossed that 2021 will be a better and more normal year for our community.

Stay Healthy,
President -St Andrews of Rockport

Gentle Reminders:

Covenants:

Copies of the HOA legal documents are provided to the buyer before the real estate closings with the title company. It is an important requirement that homeowners read them and understand your responsibilities when buying a home in this HOA community. The documents include a copy of the Covenants and Bylaws of St. Andrews. If you did not read them at the time of purchase, or if it has been a while since you read them; I encourage you to review them so we can be on the same page and continue to create a community that provides a cooperative environment and friendly neighborhood relationships. If you need a copy of any legal HOA document, please log into the [HOABUTLER.com](https://www.hoabutler.com). Look under the documents tab and you will find all the needed information.

Architect and Landscaping: If a resident is wanting to make any landscaping or architectural changes to your home or yard, you must receive approval from the board before starting any projects. The request for ACC changes can be found on the HOABUTLER website. Once you complete the form, Sentry will send it to the ACC committee to be approved or denied. Following the established approval process could avoid fines and possible correction of the changes made to the property.

Every year the board elects to make improvements in the amenity areas and this year is no exception. Improvements are as follows:

1. **Tennis Courts** - If you haven't noticed, the tennis courts have been resurfaced and painted. This was a necessary repair as the cracks were becoming dangerous and caused someone to trip. On one of the courts, we have added pickleball striping. If you are playing pickleball, just adjust the net but pulling the string down to meet pickleball regulations. We ask that you please help take care of the new courts. Signs are posted at the gate stating no skateboarding, no bicycling, and no pets are allowed on the courts. Remove all trash and balls before leaving.
2. **Landscaping** for the second entrance is coming soon.
3. **Landscaping** around tennis courts coming soon.

Homeowner's Meeting- At this time, we are not holding the homeowners portion of the meeting but would still like to hear from you. If you have a concern that needs to be addressed by the board, sign into [HOAButler.com](https://www.hoabutler.com) and go to forms. Scroll down and choose contact the board. You will be able to leave a message there for any questions or concerns

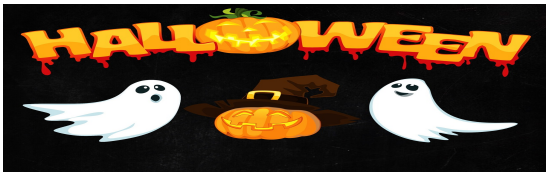
Annual Meeting- December 10th: Due to Covid, we will notify you if there will be an in-person meeting. The proxies that are due Dec. 10th will be mailed in November. Please sign and return the proxy as soon as possible to Sentry Mgmt. The December meeting is an important one because Sentry reviews the year's budget and collects your proxies for the officer's election.



Pool Closes for the Season- The last day the pool will be open is Sunday September 27th.

Make Note that Pool Days Will Change after Labor Day:

Friday, September 11th thru Sunday, September 13th
Friday, September 18th thru Sunday, September 20th
Friday, September 25th thru Sunday, September 27th
Hours remain the same 11:00am to 7:00 PM



Halloween will be on a Saturday this year. Stay tuned to see if the Department of Public Health posts any COVID-19 guidelines. We will let you know when we know.



We Have FACEBOOK!

Stay up to date on our community by joining the St Andrews of Rockport Facebook page. This is a board approved page and is monitored. It's a great way to look for recommendations for handymen or post items that you would like to sell. The Board will post any upcoming events or notices. If you are not already on the St Andrews FB page - join today!

Not Receiving Community Email Blasts?

The board prefers to use this method of communication with homeowners. We are; however, unable to use it for the sole purpose of communication because not everyone has an email address to Sentry management. Don't miss out! Visit HOABUTLER.com, log into your account and add your email, it's that simple

PROPERTY UP-KEEP

It is being brought to our attention that several homeowners are not keeping up with property maintenance (broken fences, pressure washing, yard upkeep, random junk items in front of home, etc.). In response to these complaints, notices from Sentry are being mailed pointing out these violations of our covenants. Avoid possible fines by taking a few minutes to check your property and

NOTICE

PLEASE SLOW DOWN

We have had an increase in reports of speeding vehicles on some of our streets in the neighborhood. Our streets must remain a safe place not only for vehicles, but also for our children. Kids are riding their bikes and playing throughout the neighborhood, our homeowners will be walking, jogging and working in their yards. Please observe the speed limit. This is our community. Please be respectful of all, be safe, and continue to watch out for each other. In addition, please keep toys and equipment out of the streets.

RENTAL PROPERTIES

We have a limit to how many houses can be rented in the neighborhood. If you are planning to rent or lease your home, contact Sentry Management immediately. All rentals are subject to approval by the HOA board.

ASSESSMENTS

For those who are behind on their dues or fines, we urge you to contact the management company and enter into a payment plan if needed. Invoices were posted January 15th and were due February 15th. Late fees were assessed to past due accounts. You can pay your bill online with a credit card or Echeck. Homeowners with past due accounts cannot access any of the amenities in the community until the balance is paid in full. Credit card payments on delinquent accounts can take up to one week for processing and reactivation of amenity card. Access to the pool area and rental of the clubhouse is not allowed until payment is processed. Did you know that you can make monthly payments for next year's assessments? Every year your assessments are due Feb 15th and if this is a struggle to pay all at once then making monthly payments could make it easier for you. We don't offer any type of payment plan so this would be up to the homeowners to set your monthly amount. This could save you late fees and peace of mind knowing your assessments are paid on time

Management Team – Sentry Management
(Account Balance and Payments)
770.389.6528 phone
770.506.8430 fax
www.HOAbutler.com

PETS

Pets are wonderful and we all love our pets but we do need to be mindful of our neighbors and the safety of our community. Henry County does have a leash law so any animal outside your home must be on a leash. This law is enforced and any animals running loose we encourage homeowners to report the animal to Animal Control by calling 770-288-7387. When walking your pets be respectful to your neighbors by carrying bags with you to clean up after them. Barking Dogs are a nuisance to your neighbors, so please don't leave your pets outside all day to bark.

Some Guidelines

YARD MAINTENANCE GUIDELINES:

- **All Lawns** should be kept mowed, edged, and trimmed during growing seasons (Late March through early October).
- **Lawns should be free of weeds** year-round, & may require mowing and/or treatments during the winter months.
- **Planting beds** should be kept free of grass & weeds; should have all plants or shrubs kept in a neat appearance; and fresh ground cover (straw, mulch, rocks as permitted) applied in the spring and fall.
- **Shrubs** should be trimmed/pruned in the spring and fall, and as needed to promote healthy growth and maintain a uniform appearance.
- **Landscape or gardening supplies** such as potting soil, fertilizer, and tools should be stored out of sight from the street in front of the residence, except when being actively used.
- **Dead trees** and shrubs may be removed to protect against property damage.

HOME MAINTENANCE GUIDELINES:

- **Doors, shutters, & trim** should be in good repair, and paint or stain kept in good order.
- **All siding & exterior surfaces** should be in good repair and kept free of mold, mildew, or other substances that can discolor and stain the house exterior.
- **Roof, gutters, & flashing** should be in good repair and all paint or stain kept in good order.
- **Driveways** should be kept clean, especially of oil stains.
- **Mailboxes & posts** should be in good repair, and paint kept in good order.
- **Blinds and window treatments** should be in good condition.
- **All structures such as fences, sheds, and play equipment** should be in good repair.

Please note any changes to the existing color(s) must be submitted to the ACC before proceeding.

FENCE MAINTENANCE:

- **Fences** that are decaying and turning colors can be pressure washed and re-stained. The fence must remain a natural color and any painting will require an ACC request.
- For additional information, go to <http://stylewithcents.blogspot.com/2012/03/staining-your-worn-out-fence-for-dirt.html>.

Thank you for taking a minute to familiarize yourself with these guidelines. It is our hope that all residents will take note of these ideas, and help to ensure that our community stays beautiful, and that property values continue to increase. Should you have any questions about specific violations, please contact Sentry Management at the contact points listed below:

Sentry Management, Inc.
(Covenant Enforcement & Common Area Maintenance)
303 Corporate Center Drive Suite 300A
Stockbridge, GA. 30281

Important Phone Numbers:

Animal Control (770)-288-7387
Police Department-Non Emergency (770)288-8200
Henry County Code Enforcement (770)288-6200
Fire Department (770)288-6600
DOT (road and sidewalk issues) (770)288-7650
Snapping Shoals (streetlights out or repaired) (770)786-3484