

BATTERY POINT HOME OWNERS ASSOCIATION

Winter 2010 - 2011 Newsletter

Sentry Management Inc., 4925 Lacross Road, Suite 112, North Charleston, SC 29406 (843) 795-0190

Board of Directors

Richard Seymour	President
Dick Geier	Vice President
Jim McElhenny	Secretary
Craig Ingram	Treasurer
Roland Levesque	Director
Mike Sinisi	Director

Annual Meeting

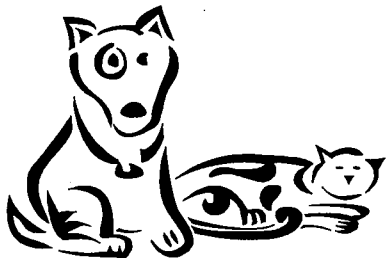
The Annual Meeting for the Association will be held on 2/16/11 at 6:00 pm at the Hilton Garden Inn, 1500 Queen Street, Beaufort, SC 29902. Please attend this important meeting! If you cannot attend please remember to send in your proxy, which is included in this mailing.

On Street Parking

Overnight on street parking is prohibited in Battery Point. **All cars must be off the streets from midnight to 6 am.** If you do park on the street during the day, please be considerate of your neighbors and do not block access to their driveway. Please remember that boats may not be parked on the street for more than 4 hours during the day.

Pet Rules Reminder

- Pet owners must pick up pet waste
- Pets must be leashed at all times when on common property (including cats)
- Pet waste must be disposed of properly
- Do not leave your pet(s) in your yard when you go to work



Watercraft Decals

Please note that all boats, trailers and watercraft must have a Battery Point issued decal in order to be parked in the Battery Point subdivision. If your boat, trailer or watercraft does not have a decal, please contact Yohanna LaRoche as soon as possible at ylarocche@sentrymgt.com to obtain a decal and register your boat/trailer/watercraft.

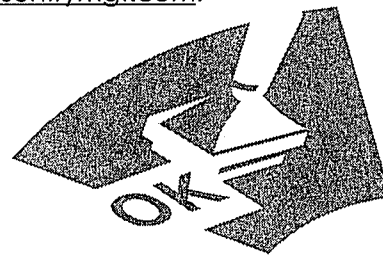
Boat Storage Lot

The boat storage lot parking for 2011 has been assigned through the lottery that took place in November. Please remember that going forward all spots are assigned and you may not park in the storage lot unless you received a spot through the lottery.

Please remember that the boat yard is an unsecured lot and parking watercraft/trailers in the yard is done so at the owners' risk.

ARB Approval

Reminder! ARB approval is required for ANY exterior modifications. This includes the installation of satellite dishes if they are going to be installed anywhere but your roof. If you need an ARB application please contact Yohanna LaRoche at 843-795-0190 x206 or email her at ylarocche@sentrymgt.com.



Association Committees

The ARB is still looking for someone to assist on their Review Board. It would be very helpful if the volunteer has design or architectural experience. In addition, the Social Committee is looking for a Chair for their Committee. If you are interested in volunteering for either Committee please contact Yohanna LaRoche at 843-795-0190 x206 or email her at ylarocche@sentrymgt.com.

General Maintenance Responsibilities

Each owner is responsible for maintaining their lot in a neat, clean and sanitary condition. This includes; power washing any mold from your house and or fence, painting your stair risers when the paint is flaking off, keeping your fences freshly painted and in good repair and keeping your yard mowed and weed free. Please take a moment to inspect your home and/or fence and make sure you are meeting the community standards for upkeep.

Speed Limit

Please remember that the speed limit in the community is **15 miles per hour!**



Trash Cans

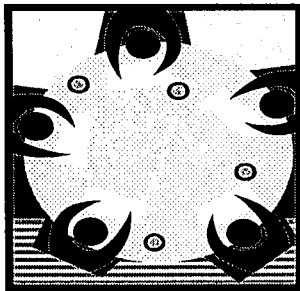
Please remember to take your trash cans in on the evening of the trash service day. Trash cans left outside make it difficult for the landscaping company to mow the area between the sidewalk and street. Thank you for your cooperation.

Battery Point HOA Web Site

The Board is still working hard on getting the Battery Point website up and running again soon. All residents will be sent notification when the website is available.

Board Meetings

The Battery Point Board of Director Meeting is open to all owners at Battery Point. Please check the bulletin Board at the Marina Store to see when the next meeting will be held if you are interested in attending.



Maintenance Issues

If you notice any common area maintenance items that need attention, please let Sentry Management know by calling Yohanna LaRoche at 843-795-0190 x206 or by emailing her at ylaroch@sentrymgt.com.



HOA Dues

Quarterly HOA dues are late if they are received after the 10th of the month per the Association's Governing Documents. The Battery Point fees are due in the months of January, April, July and October. Please send in your payments early enough on these months to ensure they are posted by the 10th of the month. Late fees and interest charges are automatically applied to any account for which a payment has not been received by the 10th of the month in the month they are due.



HOA Payment Options

Payment by Regular Check

If you choose to write a regular check, be sure to note the 16-digit account number on your check and return the check along with the payment coupon for the period you are paying to the address on the coupon. Please remember that all checks should be made out to Battery Point.

Bill Payment Service

If you use an automated bill payment service, it is very important that your 16-digit account number appears on the check and that the check is sent to the correct address. Payment should be sent to P.O. Box 105302, Atlanta, GA 30348-5302.

Auto-Pay Program

Upon receipt of a completed Auto-Pay Authorization form, your account will be automatically debited for all regular assessments on the third (3rd) day of the associations billing cycle. If you wish to enroll in this program, please contact our Customer Service Department at (407)788-6700 ext 402 or email autopay@sentrymgt.com to receive an Auto-Pay Authorization Form.

On-line Payment Options

Should you wish to make payments on-line, you have the option to make onetime payments by either credit card or eCheck. You may also establish your own schedule of payments for up to twelve months via recurring on-line payments by either eCheck or credit card. If you wish to use on-line payment options, please go to www.sentrymgt.com and click on "Homeowners/Payments" then click on the Charleston office and then the payment center. You will need your 16 digit account number to register. Should you have any questions about this option, please contact our Customer Service Department at (407)788-6700 x402.