



Belfair Review 2019

Belfair Homeowner Association

Winter 2019

2019 Board of Directors

Danny Lynch 749-8420

HOA President

Jelena Jones 973-519-9190

Vice President

Teresa Bridgers 413-5704

Secretary

Gerry Goguen 302-252-7892

Treasurer

Lauren Fulmer 553-4451

Member at Large

President's Message: From my "home" to yours

First of all "Happy New Year" neighbors;

Time sure does fly, as it is hard to believe that this coming May my wife and I will have lived in Belfair for 18 years. My wife and I raised three children in our Belfair home and now we are helping train up our grandchildren. We have also watched our neighborhood grow from a hundred or so homes to 280 households over a few years. Each of your families will or have changed over the years and so has our neighborhood. Some of the changes are good, some not so good. Please be mindful that this is your neighborhood, along with your neighbors, and each of us has a responsibility to know what our HOA covenants say and to abide by them. In order for our neighborhood to be attractive to new buyers and to insure that our property value is at market, or above, we all must do our part to enhance and maintain our individual homes by abiding by all required covenants.

I want to say thank you to a large group of our homeowners who sent in their 2019 HOA dues back in December of 2018. By sending your checks early it helps your Belfair Board plan, prepare and meet the 2019 budget requirements. If you haven't sent in your 2019 HOA dues please get it in as there is a \$10 late fee applied each month after February 1st.

Spring is just around the corner and with spring comes the growth of flowers, grass, shrubs, and trees along with all the required yard maintenance that helps keep our yards looking great. So with that being said please clean up your existing beds by removing dead or dying flowers/shrubs/bushes, raking up all leaves, trimming shrubs/trees as required, putting out pre-emergent, fertilizers, and pressure washing sidewalks, driveways, or siding as required.

Lastly, one of the things I really loved about our neighborhood when my wife and I first moved in was all of the block parties we had, kids playing, someone cooking, while everyone sat in a big circle in lawn chairs telling stories or playing games. That was when everyone knew their neighbor and spoke to them every time they saw each other. We need to revisit those days and get to know our neighbors because we are all meant to make and build new relationships with those around us. By getting to know our neighbors we can help each other out in times of trouble and enjoy the good times with one another.

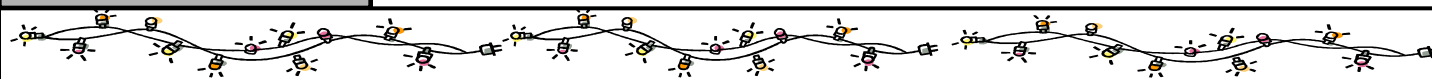
I hope things go well for you in the months ahead and if you have any suggestions on how the HOA Board or I can improve our neighborhood please don't hesitate to let one of us know.

Danny

PS: Remember, the only way things change or improve is for people to get involved and be committed.

Annual Dues

Just a reminder that Annual Dues were due on January 31st. If paid after January 31st, there will be a \$10 late fee added to your account per month. If you have any issues, comments, or concerns, please email the Board at belfairhoasubdivision@gmail.com or contact Halcyon at (803) 732-9644



Belfair Annual

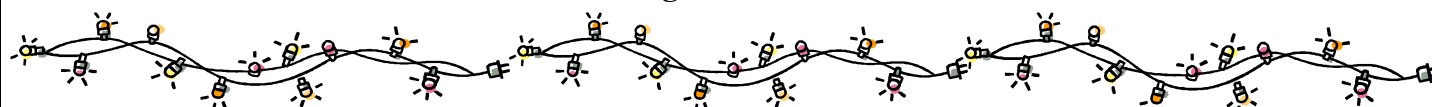
Christmas Decorating Contest

Winners

The winners of the 2018 Christmas Decorating contest are:

- 1st Place (\$100): 7 Bilston Ct—Clint & Cindy Burdett
- 2nd Place (\$75): 6 Hollenbeck Ct—Michael & Elizabeth Rhodes
- 3rd Place (\$50): 8 Alverston Ct—Jessica Kramer

Congratulations!



MONTHLY NEIGHBORHOOD INSPECTIONS

Monthly neighborhood inspections will be conducted on/around the 1st Wednesday of the month, with re-inspections for violations being done on the 4th Wednesday of the month, starting in February. Any existing violations will remain on the schedule as stated in the violation letter. If you have any question about monthly inspections or existing violations, please contact the Board or Halcyon.



Online Portal:

Did you know that there is a new online portal? On there, you will be able to pay dues, check out past newsletters, and view online forms. Login information was sent with the annual assessment letter. If you are unable to log in or misplaced your login information, do not worry! Contact Halcyon directly for that information. Make sure to provide your most up to date email information and phone number on the portal online! After you have accessed the new portal, we would like your feedback, so please email the Board at belfairhoasubdivision@gmail.com!



Neighborhood Safety Spotlight:

Speeding

Neighborhood safety is a team effort by all members in the community. Speeding is an issue that we all are aware of. The speed limit in our neighborhood is 25mph. There are many active children and adults in our neighborhood that enjoy time outside walking and playing. Please be cognizant of how fast you are driving in the neighborhood. If you have any concerns related to any safety issues that you notice in the neighborhood, please contact the HOA Board.



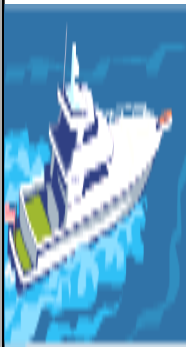
Street Parking

Street parking continues to be an issue in our neighborhood. **Overnight street parking is prohibited in our neighborhood.** Please help maintain the safety of our neighborhood by keeping cars off of the street, grassy areas, and the sidewalks. There are still many complaints about street parking, especially on the streets with high traffic volume. Street parking reduces visibility, impedes traffic flow, and is unsafe for school buses or emergency vehicles. Parking in the street could potentially keep someone who needs emergency help from getting it. Parking on the curb and any grassy area is prohibited. Homeowners and their guests should refrain from parking parallel to another parked car and also from parking directly across from a driveway. Overnight street parking will continue to be monitored. We appreciate your cooperation with this ongoing issue. If you have a concern about someone parking on the street, please contact Halcyon or the Board.



Additional Parking Reminders...

For all the campers, RVers, boaters and off-roaders in Belfair, please be aware that our covenant does not allow for RVs, ATVs, boats and trailers, or utility vehicles in your driveway or on the street for extended periods of time.



This restriction also applies to your out-of-town guests. Please use nearby marinas and campgrounds to accommodate your recreational equipment. Our commitment is to keep the community safe and attractive and we appreciate your cooperation in this regard.

Please contact Halcyon if you have questions about dues, covenant violations, Architectural Reviews, pool keys or other matters.

Halcyon Real Estate Services
401 Western Lane, Suite 8B,
Irmo 29063
803-732-9644
Fax 803-732-9625
halcyon@halcyonres.com

River Springs Dropoff/Pickup

For the safety of our children, please refrain from dropping off, picking up or parking at or around the sign at the crosswalk to River Springs Elementary School. Not only is this extremely dangerous, it is also against the law. This area is being monitored by the Richland County Sheriffs Department. It is also important to use the crosswalks as well.

Let's work together to keep our little ones safe!



Trash & Recycle Pick Up

Please make sure that both your trashcan and recycle bin are stored away, out of view from the street.

Appliance/furniture/large item pick up is the second full week of each month. Please contact Richland County at (803)929-6000 to schedule pickup of any large items. Do not place these items at the curb until at least 24 hours prior to your scheduled pick up time.



Street Lights

One of the best deterrents to crime is good lighting. If you see a street light out on your block, please take a moment to get the street post number (it's stamped on a metal tag) and call the information into MCEC. (803-749-6400) They will send someone out to fix it.

CONNECT WITH US!

Please be sure to also check out the new & improved Belfair website (www.belfairsubdivision.com). Important news, information, and documents (Covenants, Bylaws, Home Improvement Request form) are available via the website. If you would like to reserve the cabana area that may also be done via the website.

Join the '**BELFAIR - BELFAIR OAKS NEIGHBORS**' group on Facebook to stay up to date on all things Belfair and connect with your neighbors.

Please reach out to the board directly via email at belfairhoasubdivision@gmail.com

Also, please be sure to subscribe to get text alerts regarding important news in the neighborhood! **Text @belfairh to 81010.**