

BRICKHOPE PLANTATION

Homeowner Guide



ACCOUNT INFO/ONLINE PAYMENTS

Please visit

<https://cmg.cincweb.com/>

Click the “register” button and enter your information. Once your information is verified, you will receive your password by email.

Assessment Fee Information

Semi-annual assessments
due January 1st and July 1st

Send ALL Payments To

Brickhope Plantation Master Association

P.O Box 1207
Commerce, GA 30529

Payment must be received and processed by the
30th to avoid late fees!

Board Members

Keri Howell

Todd Warwick

Alvin Leonard

Association Email

Brickhope@cmgcharleston.com

ARB APPLICATION & FEES

Review Fee— There is a \$75.00 payable to
Community Management Group.

Fence Deposit- There is also a \$250.00 ARB
compliance deposit payable to “Brickhope Plantation”
required for any fence installation. Once your fence is
completed, you must contact the ARC to set-up a
compliance inspection. If approval is given, your
compliance deposit will be returned immediately.

The ARB application can be found at this link:

[http://www.cmgcharleston.com/Brickhope%
20Documents/Brickhope%20ARC%20Request%
20Form.pdf](http://www.cmgcharleston.com/Brickhope%20Documents/Brickhope%20ARC%20Request%20Form.pdf)

What does the assessment pay for?

The business of your Association is to maintain
the common area landscape maintenance, irriga-
tion, pond maintenance, pool/amenity mainte-
nance, insurance on common elements, property
taxes on common elements, state/federal taxes,
utilities, entrance/sign maintenance, administra-
tive costs, postage, invoicing, accounting, reserves
for future projects, etc. The Assessments are used
to cover these expenses.

FREQUENTLY ASKED QUESTIONS

BRICKHOPE PLANTATION MASTER COMMUNITY ASSOCIATION

ARC Details

Q. What is the Process?

A. Upon submitting information regarding your request for changes/modifications, the Architectural Review Committee will take time to review your plans and determine if they comply with the governing documents and regulations as outlined by the developer. You will be notified of the decision to either approve or deny your request within 30 days of submission and involves a number of steps depending upon the details and specifications of your plans. When a decision is made, you will be sent an official letter from the association that you can retain for your records.

Q. Where can I find my community's guidelines for exterior modifications?

A. The guidelines can be found on your community's webpage here: <http://cmgcharleston.com/brickhope-plantation/>

Q. Why are there two fees for fences?

A. The \$75.00 fee is the Architectural Review fee. This fee is non-refundable. The \$250.00 fee is a compliance deposit. Once your fence is installed, please contact us so that we can arrange for someone from the ARC to inspect your fence. If your fence is in compliance, the \$250.00 deposit will be returned to you.

Q. What is an Encroachment Permit?

A. Encroachment permits are required for work on the city right of way. Encroachment permits regulate the types of construction methods and materials allowed on County roads in order to maintain the structural integrity of the roads and protect the motoring public from potential dangers posed from unregulated construction on the right-of-way. An Encroachment Permit is required for work performed within publicly maintained road rights-of-way or easements. The application for an encroachment permit can be found here: <http://www.cmgcharleston.com/Brickhope%20Documents/APPLICATION%20FOR%20ENCROACHMENT.pdf>

Please remember to call SCPUPS before you dig!

Anyone proposing to excavate, dig, bore, tunnel, blast, or disturb the earth in any manner in which buried facilities may be damaged is required to call SC811 at 811 or (888) 721-7877 between the hours of 7:30 am (EST) and 5:30 pm (EST), Monday through Friday, allowing 3 full working days (not including the day of the call) before starting the proposed work. For more information please visit the SC811 website at <http://www.sc1pups.org/>

FREQUENTLY ASKED QUESTIONS

BRICKHOPE PLANTATION MASTER COMMUNITY ASSOCIATION

Pool Keys & Reservations

Q. How do I obtain a pool key?

A. Pool keys can be ordered online here: <http://cmgcharleston.com/lostkeys/> or by following the link on your community's webpage. The replacement cost is \$50.00.

Q. How do I reserve the amenity center for a private event?

A. If you are an owner in Brickhope Plantation, the amenity center can be reserved by completing the amenity form (found here: <http://cmgcharleston.com/Brickhope%20Documents/Rules%20and%20Procedures%20Amenity%20Center%20v6.pdf>) and returning it to CMG via mail along with the \$75.00 rental fee and \$250.00 security deposit.

Q. Can the pool area be reserved for private parties?

A. Unfortunately, not. The pool area must remain open to all members during the pool season. Members are allowed to have up to 5 guests at the pool.

Mailboxes

Q. Who maintains the mailboxes?

A. Repairs and modifications are the responsibility of the homeowner. Owners can buy the prefabbed mailboxes at Atlas Signs. The direct website is: <http://www.goatlas.com/brickhope.html>.

Important Links

Community Page:

<http://cmgcharleston.com/brickhope-plantation/>

Declaration of Covenants:

<http://www.cmgcharleston.com/Brickhope%20Documents/Recorded%20Brickhope%20Covenants,%20amends%201,2,3%20and%20By%20Laws%20OCR.pdf>

Guidelines for Community Living:

<http://www.cmgcharleston.com/Brickhope%20Documents/Guidelines%20for%20Community%20Living.pdf>

Pool Rules:

<http://www.cmgcharleston.com/Brickhope%20Documents/Brickhope%20Plantation%20Pool%20Rules.pdf>

Dates to Remember:

Annual meeting date:

The annual meeting is typically held in January. Notice will be given to all members at least 15 days in advance.

Community yard sales:

The Homeowner Advisory Committee attempts to coordinate at least two yard sales each year. Check emails and the community sign for information and dates!

Annual community get together:

Holiday events are held every December,



Community
Management
Group

Address:

349 Folly Rd
Suite 2B

Charleston, SC 29412

Phone: (843)795-8484

Fax: (843) 795-8482

<http://cmgcharleston.com/>

FREQUENT CONTACTS

BRICKHOPE PLANTATION MASTER COMMUNITY ASSOCIATION

Utilities Information

Electric Company Contact: Berkeley Electric - 1-800-327-9615

<https://www.berkeleyelectric.coop/>

Water & Sewer Department Contact: Berkeley County Water -
843-572-4400 <http://www.bcwsa.com/>

Garbage Collection Contact: City Of Goose Creek - 843-824-2200

<http://www.cityofgoosecreek.com/212/Sanitation>

Other Information

Police Department — Goose Creek Police Department — Phone: (843) 572-4300 Address: 519 N Goose Creek Blvd, Goose Creek, SC 29445

Fire Department— Station 1— 101 Button Hall Avenue Phone: (843) 553-8350 Station 2 — 950 Crowfield Blvd. Phone: 843-553-8350

City Website —<http://www.berkeleycountysc.gov/>

County Website —www.cityofgoosecreek.com

Street Lights — Berkeley Electric - 1-800-327-9615 <https://www.berkeleyelectric.coop/>

VIOLATION POLICY

Community Management Group is contracted by your Association to perform weekly inspections and to note anything that is in noncompliance to the Governing Documents and Enforcement Policy in place. Once a violation has been noted a courtesy notice is sent, if the same violation occurs a second time a second courtesy notice is sent. After the third occurrence fines begin to incur beginning at \$25 and doubling every 10 days thereafter until resolved.

<http://cmgcharleston.com/brickhope-plantation/>