

Message from POA President

I am happy to share the results of the 2021 Amendment to Restrictions Vote. The following items were voted upon:

- Residential Use – No rental for less than 3 months (vs. current restrictions of 6 months)
- SHPOA assessment - increase to \$40.00 per lot; \$230 per residence
- Late Fee - \$5 per lot / \$25 per residence
- Transfer Fee - \$50 to transfer ownership
- Lien – Pay cost and \$100 processing fee
- New Construction Fee - \$500
- Architectural Review - includes assuring dues are current prior to giving approval
- Hardship Clause – property owners may donate to a POA Hardship Fund

We had a phenomenal response! Of the 222 ballots sent out, we had 135 ballots returned. Of those 135 ballots, only (4) ballots were not accepted due to not following the directions.

All proposed amendments/additions were supported except #1 above, Residential Use (A change in the minimum time one can rent out their property). It was a narrow vote of 67 to 64, to keep our current restriction of six months minimal for rentals. If the (4) votes that were not counted due not following the directions, it would have been 68-67, with the same result.

73% of voting homeowners supported the increase of our current assessments for Residences and Lots

- 86% supported late fees
- 68% supported transfer fees
- 76% supported processing fees
- 62% supported new construction fees
- 79% supported AC Committee approvals only provided if dues are current
- 78% supported a hardship fund to assist those in need

Over the next weeks, we will file our new and/or amended restrictions with Llano County. We will also provide the new/amended restrictions to our Sandy Harbor Website and Facebook page. The effective date will be the day we file with Llano County which is noted on the document returned to us by Llano County.

Thank you for caring about the Sandy Harbor community! Thank you, as well, for lending your voice and support to the Sandy Harbor Restriction Amendment process.

Sincerely,

Keith Woody, Sandy Harbor POA President

512-284-3430, KeithWoody@KeithWoodyLLC.co