

## **Autumn Chase & Magnolia Lakes Neighborhood Association**

The Autumn Chase & Magnolia Lakes (ACML) neighborhood is located West Ashley in the Grand Oaks subdivision off Bees Ferry Road. It is a single-family community comprised of 199 homes developed in 1999 by Squires Homes and completed by Beazer Home Builders. The location of ACML is ideally situated in Charleston in that it allows for easy access to Glenn McConnell Parkway, I-526, Ashley River Road, and Highway 17, which provides accessible routes to maneuver around town.

The ACML neighborhood consists of a fantastic group of residents, who care about and value this neighborhood. They understand a sense of community and what it means to be neighborly. We are a blended community that consists of folks of all ages, genders, cultural and ethnic backgrounds. We love this place that we have all chosen to call home. Residents are interested in how this neighborhood is maintained and managed. Everyone wants to ensure that it is a safe, clean, and welcoming place to call home.

Autumn Chase & Magnolia Lakes has a Homeowners Association (HOA). The homeowners pay annual dues and elect a Board of Directors that manages the neighborhood common areas and amenities as well as insuring property owners obey the Covenants, Conditions, and Restrictions (CC&Rs), Articles of Incorporation, By-Laws and any other governing documents. The HOA Board of Directors could not run this beautiful subdivision without the assistance of Ravenel Associates, who is committed to the highest standards in every aspect of our community management.

To keep residents informed and engaged, the HOA Board of Directors hosts an annual meeting to provide information, discuss the HOA budget, maintenance concerns, and answer questions. Local council representatives, City of Charleston representatives, and the Harris Teeter construction management firm have been invited to the annual meetings as a way to keep residents informed about what is taking place within our community. The Board also sends a newsletter to residents at least twice a year and maintains a community website and private Facebook page.

ACML has several committees, which include Architectural Control, Landscape & Pond, and Pool which are staffed with Board and volunteer residents who work tirelessly to help maintain this special place. The Autumn Chase & Magnolia Lakes Landscape and Pond Committee serve the ACML community as a means to ensure that visually harmonious and pleasing conditions are created and maintained within the common areas and the ponds of the neighborhood. We have maintenance contracts with a local commercial landscape and pond company. In addition, members of the neighborhood attend and participate regularly in community-based discussions presented by the Clemson Cooperative Extension for pond owners to learn and share stormwater pond management solutions. There are nine stormwater retention ponds, and they have proven that they were well designed as ACML has not experienced any significant flooding. Over the last two years a number of the ponds have had coir logs installed along the banks where undercutting erosion was taking place, and professional shoring along the banks with attractive native plants to protect and beautify the waterfront for all residents to enjoy. The neighborhood entrance and garden are maintained on a volunteer basis by Paula Vollero, a wonderful resident, who ensures that our floral garden is healthy and colorful. We also celebrate many holidays throughout the year by displaying a theme at the entrance to reflect that holiday.

The neighborhood gathering place during the warmer months is our private swimming pool. The pool is open from early April until mid-October. Lighting and security cameras were installed at the pool for

resident's safety. Each year the HOA hosts a pool party for all ACML residents. The pool was recently resurfaced. Next season homeowners will enjoy newly purchased pool lounges, umbrellas, tables and chairs. Each Wednesday afternoon Legare Farms Rolling Market parks in our pool parking lot providing all residents of Grand Oaks Plantation the opportunity to buy farm fresh produce. Local food trucks are also scheduled on a regular basis and open to the public providing not only delicious meals but a chance to meet and greet neighbors.

In recent years the following neighborhood improvements or actions were taken to address issues of concern:

- HOA Board of Directors petitioned the City of Charleston to install speed humps to control speeding through the neighborhood, after hearing from concerned residents.
- Residents petitioned the City of Charleston to add white lines at two stop signs for resident and traffic safety.
- The trees at the front entrance island were trimmed and pruned due to overgrowth.
- A message board was added near the front entrance as another way to quickly share neighborhood information.

The Homeowners Association Board of Autumn Chase & Magnolia Lakes work hard to maintain and protect our piece of paradise!

Michael "Mick" Michalak, President

Mike Volosin, Vice President

Crystal Phipps, Secretary

Tonia Smalls, Treasurer

Lori Essenberg, Director

(Julie Maranville, Property Manager)