



# Community Owner's Association Dues Information

(Covenants can be downloaded at [www.regentparksc.com](http://www.regentparksc.com))

## Regular dues

The annual dues for the Regent Park Homeowner's Association are set each year by the Board of Directors. The current 2009 dues are set at \$450 per year. This rate may be prorated at the time of sale of property beginning from the month of sale to December of that year.

If a sale is made within the fourth quarter of any calendar year (Oct.-Dec.) dues are required to equal prorated amount for the remainder of current year plus the following dues in full. (Call William Douglas Management at 704-347-8900 for exact amount)

## Capital contributions

A capital contribution is required on all sales of property within Regent Park to the Homeowners Association. The contribution is equal to the amount of two months worth of dues or 1/6<sup>th</sup> of annual dues. (Article IX Covenant for Maintenance Assessments > Section 9.8 Capitalization of Association/Reserves)

**The 2009 capital contribution is \$75.** (\$450 divided by 6).

The 2008 capital contribution is \$75. (\$450 divided by 6).

## Contact

Scott Myrick, Property Manager  
William Douglas Management  
704-347-8900 ext. 110

Checks are to be made by payable to Regent Park COA.

## Checks are to be mailed within 30 days of closing to:

William Douglas Management  
4523 Park Road, Suite 201  
Charlotte, NC 28209

## Subdivision dues

Some of the subdivisions within Regent Park have individual Associations, as well. These dues are assessed monthly and are to be paid separately to individual associations' property management company.

Subdivision	Property Manager	Dues
Glen Ridge Townhouses	Cedar Management Group 704-644-8808 (Ryan Houke)	Call for dues amount Prorated to end of month
Kensington Condominiums	Triplett Realty (803) 547-6074 (Don Triplett)	Dependent on size/Call for info Prorated to end of month
Manor Lake Condominiums	Triplett Realty (803) 547-6074 (Don Triplett)	Dependent on size/Call for info Prorated to end of month
Sheffield Point Townhouses	Cline & Co. 704-333-9601 (Roger Huntley)	Call for dues amount Prorated to end of month
Town Square Townhouses	Associated Management Solutions (803) 831-7023 (Mike Anderson)	Call for dues amount Prorated to end of month

## Disclosure of Homeowner dues is the responsibility of the Seller (homeowner, builder or developer).

If the property is being sold the Seller must disclose any and all dues owed at point of sale, including dues for individual neighbor associations, Regent Park COA and Capitol contributions. Seller of property may be held liable for any outstanding dues on property.

(Item 21: State of SC Residential Property Condition Disclosure Statement)