

STATE OF SOUTH CAROLINA)
)
COUNTY OF BEAUFORT)

AFFIDAVIT TO RECORD

**RE: Island West Homeowners' Association, Inc.
Amendments to Amended and Restated Island West Rules and Regulations Dated
February 23, 2015 as Exhibit C recorded in Book 3381 at Page 2388 – Effective July
1, 2023**

The attached document is being recorded to comply with the South Carolina Homeowners Association Act, Section 27-30-110, et. Seq., of the South Carolina Code of Laws 1976, as amended.

Witness John Foy
 Brenda S. Perkins
Witness

Island West Homeowners' Association, Inc.
By: Richard E. Myers
Name: Richard Myers
Its: President

SWORN to before me this 6th day
of June, 2023

Adrian A. House
Notary Public for South Carolina
My Commission Expires: 10-13-2025

**AMENDMENTS TO AMENDED AND RESTATED
ISLAND WEST RULES AND REGULATIONS DATED FEBRUARY 23, 2015
AS EXHIBIT C RECORDED IN BOOK 3381 AT PAGE 2388
EFFECTIVE JULY 1, 2023**

AFTER-HOURS STREET PARKING – NO WARNINGS

The following is added to the end of 2B(a):

After-hours parking of any vehicle will result in a \$50 fine for the first offense with escalating fines thereafter if not curtailed. “After hours” is defined as between 2 AM and 6 AM per HOA Rules and Regulations.

TOWING WILL BE ENFORCED AT THE PALM HOUSE PARKING LOT

The following is added to the end of 2B(e):

Any vehicle parked in the lot between 11 PM and 6 AM without an IMC furnished “hang tag” allowing that vehicle to be parked there for a designated period OR A CURRENT IW DECAL is subject to a fine and can be towed at the owner’s expense. Signs have now been placed at the entrance of the parking lot to alert possible offenders. To request a hang tag for a guest’s vehicle to be parked at the Palm House after hours you must call IMC and arrange to pick it up.

PETS

The following new sub-paragraphs are added to 2C:

(e) Pets must not be allowed to roam freely outside of your property. Fencing or invisible fencing is the preferred way to control your pets. Stacking or chaining your pet is not allowed under South Carolina law. Please contact a member of the Architectural Review Committee before you intend to erect a fence.

(f) Keep your pets on a leash when walking them outside of your property.

(g) Pets are not allowed in the Palm House complex or pool area.

(h) Pick up after your dog! Do not just leave it for others to pick up, and do not knock it into the woods or cover it with pine straw.

(i) Dangerous animals are NOT allowed in Island West. Dangerous animals are defined in the code of ordinances, Beaufort County, South Carolina, in sections 14-32.

Sec. 14-32 – Dangerous Animals

- a. For the purposes of this section, a dangerous or vicious animal shall be defined to be any one of the following:
- i. An animal that the owner knows or reasonably should know has a propensity, tendency, or disposition to attack unprovoked, cause injury, or otherwise endanger the safety of human beings or domestic animals;
 - ii. An animal that makes an unprovoked attack that causes bodily injury to a human being and the attack occurs in a place other than the place where the animal is confined;
 - iii. An animal that commits unprovoked acts in a place other than the place where the animal is confined and those acts cause a person to reasonably believe that the animal will attack and cause bodily injury to a human being;
 - iv. An animal which is owned or harbored primarily or in part for the purpose of fighting or which is trained for fighting;
or
 - v. An animal, which is used as a weapon in the commission of a crime.

(j) All attacks by dangerous animals must be reported to Beaufort County Animal Control, IMC and the President of the HOA.

RULES FOR GOLF CART OWNERS

The following is added to the end of 3C(f):

The legal age to drive a golf cart on public roads in South Carolina is 16, with or without adult supervision. That rule will be enforced on the streets of Island West. A \$50 fine will be issued for the 1st offense with escalating fines thereafter. The golf cart owner will be held responsible. Carts on the golf course at any time are considered trespassing unless utilized in playing a round of golf paid for at the IW Golf Course pro-Shop. Violations will be reposted to the BCSO.

WILDLIFE

The following is added as a new sub-paragraph to 3C:

(j) Feeding wildlife in IW is prohibited.

PLEASE BE AWARE

WILLFUL DESTRUCTION OF HOA PROPERTY WILL BE PROSECUTED. The community's amenities, access, and egress are under constant 24/7 video surveillance. As always, report any suspicious activity to the sheriff's non-emergency number: 843-524-2777.