

**WOODLAKE VILLAGE HOMEOWNERS ASSOCIATION
POLICIES & PROCEDURES**

FILE: D-001-1
UPDATED: June 13, 2017
DATE: December 17, 2007

SUBJECT: Association and Homeowners Responsibilities
Regarding Surface Water Drainage

COMMITTEE: Drainage

REFERENCE:

Articles of Incorporation of Woodlake Village HOA, recorded April 20, 1984; Supplementary Declaration of Covenant, Conditions and Restrictions, Article IV, Section 1, recorded December 10, 1984; Amended By-Laws of the Woodlake Village HOA, Article VIII, Section 1 (a) and Section 2(g), recorded May 30, 2000, and Letter from Daniel L. Patrick, Attorney, Surfside Beach, SC, dated July 5, 1995.

BACKGROUND:

There are areas in the village where drainage easements exist. Some requests have been made in the past for the Association to maintain these areas. These areas are either on the homeowners' property or common ground.

At times, this causes a misunderstanding about who is responsible for maintaining the drainage system and/or repairing property damage resulting from drainage problems.

*MD
1-3-19*

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POLICY:

- The **Woodlake Village Homeowner's Association** has the duty to keep and maintain any drainage ditches, pipes or other means of conveying storm water from any common area owned by the Association.
- The **individual property owners** have the responsibility to keep and maintain any source of drainage on their property so that it does not have a negative impact upon their neighbors or the Village drainage system as a whole.

PROCEDURE:

- No change

MTD 1379