

**Governors Club
Property Owners Association
Assessments
Calendar Year 2020**

All Governors Club residents pay annual assessments to the Property Owners Association (Master Association) for 24-hour gates, road and sidewalk maintenance, common area maintenance, storm water management, and many other services similar to those provided by a small town. Water and emergency services are provided by Chatham County. Residents enjoy community social gatherings and are encouraged to participate in POA committees and activities. The community's award-winning country club amenities are available to residents who choose to join the Governors Club Country Club. The cost of Governors Club Country Club membership is not included in POA assessments.

Master Association Dues

Improved Lot: \$3,338 annually
Unimproved Lot: \$2,503 annually

Additional Dues, Services and Amenities in Select Neighborhoods

Club Cottages

Resident parking limited to 12 lots.

Improved Lot: \$179 per month with landscaping services
Improved Lot: \$69 per month without landscaping services
Unimproved Lot: \$58 per month
Road Maintenance Assessment: \$10 per month

Governors Square

Each property receives individual lawn and landscape maintenance.
Improved Lot: \$190 per month
Unimproved Lot: \$390 annually

Stone Brook

Property owners share a neighborhood pool, tennis courts, pavilion, playground, and other park amenities which are available to Stone Brook property owners and their guests.
Improved Lot: \$1,100 annually
Unimproved Lot: \$825 annually

Tryon Courte

Each property receives individual lawn and landscape maintenance, roof and gutter cleaning two times a year, and lawn treatment seven times a year.
Improved Lot: \$2,200 annually or \$185 per month
Unimproved Lot: \$270 annually

Vance Villas (single-family homes)

All properties receive common area maintenance.
Improved Lot: \$350.00 annually
Unimproved Lot: \$140.00 annually

Vance Villas (townhomes)

Villas receive individual lawn and landscape maintenance, property insurance, and exterior building maintenance.
Townhome: \$410.00 per month

Walker Falls

Common area maintenance and upkeep on unimproved lots is provided.
Improved Lot: \$20 annually – due within first quarter of year.
Unimproved Lot: \$20 annually – due within first quarter of year.