

## **Welcome to Keowee Key New Buyer Information**

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We're thrilled to welcome prospective buyers and new members to Keowee Key — a vibrant, active lifestyle community where lake living, recreation, and neighborly connections come together beautifully. This guide highlights key information and provides an overview of our exceptional boating amenities.

### **Governance Information**

Many buyers find that learning about a community's governance is as important as knowing about their lifestyle and amenities. If you have not already been given the Keowee Key Property Owners Association (KKPOA) Declaration of Protective Covenants and Bylaws by your realtor, you may ask for this important information or request it at closing.

### **Move In Guidelines**

Our roads are designed for safety and scenic beauty, which means we follow specific requirements for moving trucks.

#### **Approved Truck Sizes**

- Trucks up to 30 feet may enter the community and drive directly to your home for unloading.
- Larger trucks, 53' trailers, or oversized pods must use our designated staging area on Highway 130 (Plus Code: R3HH+8P).

#### **Using the Staging Area**

- Contact the Community Patrol Supervisor at 864-723-3052 for access and instructions.
- There is no charge for owners to use the staging area.
- A brief agreement acknowledging responsibility for any damages is required.
- A 30' max shuttle truck is needed to transport items from the staging area to your home.
- Overnight parking is permitted with prior notice so the area can be secured.
- Please vacate the staging area within 24 hours after your move is complete.

### **New Builds & Exterior Renovations**

All new construction and exterior renovations require **pre-approval** to ensure consistency with community standards and to preserve the natural beauty of Keowee Key. If you're building a home or planning exterior updates, please contact our **CARE Office** (Committee for Architectural Review and the Environment).

### **Boating at Keowee Key**

Boating is one of the most beloved amenities in our community — and with good reason.

Lake Keowee offers year-round enjoyment thanks to our mild Upstate climate. Water temperatures range from the 50s in winter to near 100 degrees in peak summer. Boating

operations are based at the North Marina in The Skipper Store, located along the Leisure Trail:

- The **Skipper Store** is a one stop shop for marine supplies (cleaners, life vests, anchors, dock lines, oils, batteries, fenders, fuel additives), snacks and beverages, and apparel. P: 864/944-0863.
- The **Boating Office** is located inside the Skipper Store, and is your resource for boat rentals, slip and storage registration, fuel keys, boating education resources, service requests and questions.
- **Boat Slips** number 330 across 10 dock locations and are currently waitlisted. Join the list by calling the Boating Office. There is a non-refundable deposit to join the wait list and annual boat slip rental fee.
- **Boat Rentals** are available year-round for daily or half-day use. These include pontoons and Tri-Toons, kayaks, canoes, and paddle boards. Summer season includes extended hours from Friday through Sunday.
- **Dry Storage** with an annual fee is available with 520 spaces across 7 lots.
- **Kayak Racks** are at 4 locations and are available for an annual fee.
- **Fuel pumps** with non-ethanol 90-octane gasoline are located at the North & South Marinas with a fuel key available to Keowee Key members and charges appear on your monthly statement.
- **Boat Maintenance Services** include battery installation, towing, launch & retrieval, trailering, Spring and Fall maintenance transport and a power-washing station.
- **Boater Education** information is available for new and inexperienced boaters.

**While You're Waiting for a Boat Slip**, members have several excellent options:

- **Boat Rentals** as previously noted. Renting offers a balance of convenience, cost savings, and flexibility
- **Boat Partnerships** allow shared ownership among 2–4 members
- **Slip Subleasing** for up to 6 months, member-to-member only and at the same rate paid to Keowee Key
- **Weekly Slip Rentals** are available for up to two consecutive non-holiday weeks
- **Boat Launch/Retrieve and Boat Valet Services**