

Royal Pines Country Club Estates, Inc.  
Homeowners Association Monthly Meeting  
May 4, 2017

With a quorum being present, President Karen Hardy called the monthly meeting of the Royal Pines Homeowners Association to order at 5:30 PM.

President Karen Hardy presented the agenda for the meeting, then inquired if there were any additions. There were none added.

**Previous Minutes:**

Minutes of the previous meeting were presented by Anna Duval and approved as presented in a vote held at the end of the Board meeting.

**Treasurer's Report:**

Dorothy Hodges presented the Treasurer's Report, which was approved as presented.

**ARB:**

ARB Director Bob Kiessling reported that approvals were made for one (1) shed, two (2) new houses, and one (1) tree removal.

SCDOT has ordered that the culvert constructed during the building of a new home at 11 Pickens Street is not proper. The builder has been ordered to remedy the situation.

Bob Kiessling brought to the Board's attention the following property issues:

- 1) Number 7 Pickens Street fence installation. This was a non-permit installation, and is to be followed up by Beaufort County Enforcement;
- 2) Number 3 Pickens Street owners are operating a business which is not permitted under Royal Pines Covenants and also not permitted under County regulations without permit and licensing;
- 3) Beaufort County now requires a permit for installation of fences;
- 4) There is a non-standard Realtor "For Sale" sign on a property on Middle Road;
- 5) There are canvas "tent" covers over boats and trailers throughout the neighborhood;
- 6) A review of Beaufort County parking regulations may be a valuable tool to aid our efforts with problem situations.

A discussion followed regarding these issues. One suggestion was to include a requirement in our permit approval process to require presentation of a County permit prior to final approval.

Cont'd.

President Karen Hardy presented Brenda Murphy at the meeting. Brenda has agreed to join the Board as an At-Large-Director. Bob Kiessling made a motion to elect Brenda, and was seconded by Dorothy Hodges, and was carried by the Board.

President Karen Hardy again noted that the position of Vice President remains vacant.

President Karen Hardy recognized Frank Nocillo. Frank advised that he and a group of neighbors were willing and able to take on the installation of the split rail fencing along the median of Royal Pines Boulevard. He met with the staff of Grayco Building Supply and informed the Board that it would take thirty (30) sections of fence to complete the fencing from Wade Hampton to Francis Marion. Last year's Board had previously authorized \$600.00 in funding for a portion of the fence, and Grayco discounted the remaining cost of materials. The completion of fencing will cost an additional \$1,525.00 and there will be no cost for labor for the installation. Jesse Davidson offered her property as a venue to place materials until the fences are installed.

A motion to authorize the full amount of \$1,525.00, plus the delivery fee, to purchase the necessary materials to complete the fencing on Royal Pines Boulevard from Wade Hampton to Francis Marion was made by Bob Hilson and seconded by Dorothy Hodges. Motion was carried.

President Karen Hardy reported on the Spring Clean-Up effort on Saturday, April 22nd. Harvey Taylor, Fred & Maritza Schmidt, Mike & Carol Cummings, Walter Davidson, Mike & Mary McClurg, Paul & Anna Duval, Dorothy Hodges, Karen Hardy, and Bill Farrar participated. Over 100 bags of debris were removed.

On Sunday, April 30<sup>th</sup>, Waters Edge United Methodist Church's "Be the Church Sunday" volunteers made Royal Pines Boulevard their project and another 60+ bags of debris were removed. In addition, with the assistance of these volunteers, Karen Hardy and Bill Farrar were able to complete plantings and mulching at the entrance to Royal Pines Boulevard, in the areas in front of the three signs.

President Karen Hardy presented three (3) quotes from landscapers for the mowing of Royal Pines Boulevard and the berms throughout the community. Presentation was followed by a discussion regarding the necessity of being specific as to the number and time period of the mowing, and which berms are to be mowed.

A motion was made to authorize President Karen Hardy to accept the proposal of Sanford Pickleshimer for lawn care and maintenance as follows: one (1) mow per month on Royal Pines Boulevard, with additional mows, as needed, at the quoted price of \$300.00 per mow, including removal and disposal of debris; specified berms throughout the neighborhood to be mowed at the price of \$15.00 per berm. The motion was made by Bob Hilson, seconded by Gwen Taylor, and was carried.

President Karen Hardy cited reports of a "nuisance" alligator at an owner's home. Bob Kiessling provided the details of the occurrence and his efforts in dealing with SCDNR to obtain the necessary permits to allow for removal. He has also obtained additional permits for future cases.

In Attendance:

Members of the Board:

President – Karen Hardy

Vice President – (vacant)

Treasurer – Dorothy Hodges

Secretary – Anna Duval

At-Large-Members:

Harvey Taylor, Gwen Taylor, Bob Kiessling, Brenda Murphy

Others:

William Farrar, Bob Hilson, Joyce Hilson, Jesse Davidson, Maritza Schmidt

There being no further business, the meeting was adjourned at 6:40 PM.

Minutes of meeting were taken by Bill Farrar and

Respectfully submitted by,

Anna Duval - Secretary