



SCHIEVELING PLANTATION NEWSLETTER

DECEMBER 2005

www.schievelingplantationhoa.org

Next HOA Meeting

Thursday, January 12, 2006

At 7:00 PM

In the Clubhouse

Main Agenda Topic

At the November 12, 2005 Schieveling Plantation Homeowner's Association (HOA) Meeting, the attendees voted unanimously to direct the Board to draw up a Compliance/Fine System for community review and vote at the January 2006 HOA Meeting. The Board approved draft is appended to this Newsletter. The Board looks forward to your input, both before and at the January 2006 Meeting. Please forward your comments to Glen Zimmerman (763-0063; gbzimmerman@yahoo.com).

The major items incorporated into this draft include:

- ✓ **Limiting the number of informal Compliance Request Forms (CRF's) to be issued to one.**
- ✓ **Sending a formal letter after the second infraction.**
- ✓ **Instituting a fine system.**
- ✓ **"Wiping the slate clean." That is, everyone, irrespective of past issues, will begin afresh.**

Acknowledgments

- 1. Thanks to Joe Ford Construction for providing the funds to purchase and plant a number of shrubs along the fence abutting the HOA property on Izard Court.**
- 2. Kirk and Somer Kizziah are helping to irrigate the new plants mentioned above and are supplying the water and an extra long hose to make the job much easier. The community appreciates their efforts to help beautify our HOA properties.**
- 3. Jeff and Karen King have previously been recognized for their work in clearing the large retention pond beside the clubhouse. They worked with a student in the Clemson Agricultural Extension Landscapers Design course to develop a plan for coping with the erosion endemic in this HOA**

area and to beautify the area at the same time. They have also worked with Gloria Bell, Walt and Ericka Parker, and Arthur and Cindy Smalls, obtaining their input for the project. The Board authorized an expenditure of \$1,500.00 (\$750.00 from 2005 funds and \$750.00 from 2006 funds) to help defray the cost of the plants and shrubs. Jeff will be doing almost all of the transporting, planting, and watering of the plants, continuing the extraordinary community work.

Announcements

1. **Please vote As Soon As Possible! A vote not cast counts the same as a "No" vote.** The Board mailed, through USPS mail, Ballots for a Fourth Amendment to the Bylaws of Schieveling Plantation Homeowner's Association, Inc. This Amendment would require each Buyer, upon resale of a lot, to pay \$150.00, making all lot owners stakeholders of the Capital Fund; it will not be applied retroactively. As of the publication date of this Newsletter, the Rhonda LaVerne (Secretary) has received only 48 votes, all of them approving the Amendment. Two-thirds (92) of the 137 Lot Owners must approve the proposed Fourth Amendment for it to take affect.
2. **Jim Hughes, Treasurer, has mailed the Invoices for Annual Assessments to each Lot Owner. Payments must be made, via USPS, to Jim by January 1, 2006. There shall be no grace period.**
3. **Our Annual Holiday Party will take place on Sunday, December 18, 2005, from 4:00 – 7:00 PM. Please drop in. More details will follow.**
4. **Trish Daughtry is interested in establishing a Schieveling Plantation Bunko Club. If you are interested, contact her (573-1875; triciadaughtry@hotmail.com).**
5. **Jan Mele is interested in establishing a Schieveling Plantation Book Club. If you are interested, contact her (571-5407 [Home]; 701-2403 [Cell]; janinamele@comcast.net)**
6. **The Board has approved clubhouse use for Schieveling Plantation Clubs.**
7. **FREE TOP SOIL – You may have noticed that there is a pile of top soil on the right hand side of Rhett Butler Drive as you approach the clubhouse from Highway 61. It is very good grade top soil; it is left over from "dressing" some of the patchy grass areas. Please feel free to help yourself to the top soil!**

Committee Reports

Architectural Review Board (ARB) Committee

- **The ARB has approved several plans for homes to be built, primarily on the marsh front Lots.**

- Please contact Billy Hughes, ARB Chair, before you install fences, decks, etc. Prior approval is mandatory. Early consultation can avoid “hard feelings” and unnecessary delays and actions. The ARB stands ready to assist you in getting you to where you want to be.

Bylaws Committee

The Committee will continue to encourage Lot Owners to vote on the proposed Fourth Amendment to the Bylaws.

Clubhouse Committee

The clubhouse is a popular place to have parties, receptions, etc. There have been increased rentals during the Holiday Season.

Compliance Committee

The Committee encourages all Lot Owners to review the Draft Compliance/Fine System attached to this Newsletter and provide comments, suggestions, etc.

Maintenance and Grounds Committee

We were making slow, but steady progress on installing key locks at the two access gates to the pool. After finally getting a locksmith to come out, we found out on October 11, 2005 that the locksmith says we will have to modify and strengthen the gates. We also considered installing new, key compatible locks on the two outside restroom doors so that all locks will be opened by one key. In response to a concern of the locksmith regarding the strength of our present gates, a gate company visited the pool on October 28, 2005. Considering all aspects, the Board estimates that it will cost \$3,500.00 to \$4,000.00 to install a complete gate/lock security system.

The Board has asked another security company to give Schieveling Plantation an estimate. That company visited the pool area on December 5, 2005. Sonitrol will soon submit an estimate.

Welcoming/Hospitality Committee

The Committee has put up some Holiday decorations at the Clubhouse. Our Annual Holiday Party will take place on Sunday, December 18, 2005, from 4:00 – 7:00 PM. We have extended the hours, hoping more of you can drop in for some refreshments. More details will follow.

Please send suggestions, concerns, etc. to:
Glen Zimmerman, “Editor”
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