

HIGH TIDE

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MARINERS' COVE CLUB BOARD MEETING MAY 5, 2022

The Mariners Cove Club Quarterly Board Meeting was called to order at 5:05PM by Vice President Steve Strohmeier. Due to the continuing COVID-19 issues this meeting was held via Zoom.

In attendance (via Zoom) were Scott Connal, Property Manager, High Tide Associates, Mark Megliore - Director of Accounting/President High Tide Associates, Margo Merchant – Treasurer, Lori Graisser – Secretary, Dwayne Bruns – Member at Large and Steve Strohmeier-Vice President. Also in attendance were owners Betsy Hahn, Tina Strohmeier, Sandra McMichael, Deb King, Maureen Smith, and Ken Naudin.

FINANCIAL REPORT was given by Mark Megliore who advised The Capital Reserve was up to \$172,169.12. Refuge was a little over due to a \$700 payment for last December.

Legal Expense was \$720 due to attorney review over owner dispute.

Building Maintenance & Repair was a little over due to a pipe leak repair in a unit in the 500 building.

Cable, Water and Sewer were all a little over. We do still have the \$5000 from Spectrum from the signing bonus.

To date we are only \$253.54 over budget.

Mark reported that we have new owners in Unit 102 and welcomed them to the community.

Steve gave an update on the 278/Bridge issue. Beaufort County and SCDOT have a preferred option, 4A as shown on the SCDOT web page. The town of Hilton Head had 26 comments to the preferred alternative. 21 of the 26 were accepted by Beaufort County.

The present project ends at Spanish Wells Road. The new study will look at the area up to Gumtree Rd. including the area where the Cross Island Parkway and William Hilton Parkway split.

Apparently Craig Winn of the SCDOT is now saying that removing fill between Hog and Jenkins Island is on the table.

At an April 25, 2022 County Council Meeting attended by Steve & Tina Strohmeier, Lori Graisser, Scott Connal and Shelley Bruns, the County Administrator (Eric Greenway) submitted a letter to council saying they need to seek an independent “end to end” study to review all data. This has now been agreed to by Beaufort County. It will cost about 1 million dollars and take up to 6 months to complete.

NEW BUSINESS

Scott introduced Assistant Manager Laloni (who was not able to be present). She will be assisting Scott with administrative duties. She is from the area and very experienced in Property Management.

Scott advised he has received an estimate from MAJ for sidewalk repair. He will forward the estimate to the board for review. There are 20 areas of the sidewalk that are in need of repair. MAJ has also given an estimate for a possible ADA ramp for the future. Areas considered for the ramp are by 509. The sidewalk between

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building 300 and 400, and the area between buildings 400 and 500 (that would require damaging the roots of the Magnolia tree). There is already a ramp by 106 and 201.

Scott has indicated that he ordered 2 new flags about a month ago. One has come in the other is still awaiting delivery. They should both be up before Memorial Day.

Scott advised that an estimate for the painting of the pool restroom, new mirrors and light fixtures for both has been sent to the board and approved. This work should begin next week.

OLD BUSINESS

Scott noted that by next week all of the remaining wood rot and repair should be completed.

Painting of parking spaces and numbers – Scott is awaiting quotes.

The palm trees will be trimmed in July or August. Unclear at this time if the price will increase.

Scott noted that he has receive 1 quote for replacing the electrical box in the fountain island and is awaiting 2 more quotes.

REMINDERS

1. Please keep Tennis Court gate and Bathroom doors closed and locked when not in use/after hours.
2. Put the pool umbrellas down when leaving the pool. If not, the wind comes up and knocks the umbrellas down, sometimes rendering them too damaged to use.
3. Please do not block the sidewalk by parking cars/trucks forward beyond the curb
4. All guest spots in the community are first come first serve. No one has a quest spot assigned to them/their unit. Each unit has one designated parking spot. Vehicles can stay in a quest spot up to 30 days before being considered abandoned and subject to towing.

At 5:29 Lori Graisser motioned to adjourn the meeting which was seconded by Margo Merchant.

The floor was then opened to questions by owners.

Betsy Hahn had the following questions/comments

1. Is MAJ connected with Dave & Mable? Sandra advised that MAJ had no connection with them. MAJ has been around for years.
2. How are we over on trash if we went from 2 pickups a week to 1. (we paid the trash bill from last December)
3. We cannot afford to lose any parking spots; we need more spaces. Some owners have 2 cars, and some have 3. Trailers under the pines should go somewhere else.
4. Can't we plan ahead for new flags? We know we need new ones every year.
5. Dirt is building up in many areas on the property. Placing pine straw will not keep the dirt from eroding.
6. Betsy wanted to know if the fountain was broken. Scott indicated they need to have a plumber look at it again.



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Tina Strohmeier that US Lawns did pull down the poison ivy on the tree by the Naudins unit, but it needs to be sprayed or it will grow again.

Maureen Smith asked about the plaque for Bruce Winter that had gone missing. She was advised that it had been returned/located and was reinstalled.

Maureen Smith also asked if it was too late to donate toward the flowers for Tom Hillis. She was advised that flowers in the planters at the guard shack had already been purchased from the memorial fund, but that owners can donate at any time and notate a name on their check.