

# Pine Ridge News

Pine Ridge Property Owners Association

## POA Board President's Message

In the almost 7 years I have lived in Pine Ridge parking has always been a problem. When I first became a board member 6 years ago I made a commitment to solve this problem.

Over my tenure on the parking committee I received many ideas for how to solve it. The best idea was to allow expansion of driveways. We have tried locating areas inside of the community to have overflow parking spots but understandable objections were raised by owners near the areas selected. We also an area on H.E. McCracken but the Town of Bluffton has storm water project under that land.

The Board is always open to new ideas but all owners must be in agreement.

That said, we do allow guest parking on the street but we are having a problem with visitors & residents who are not following the proper procedures.

**Residents MUST register their guest by email to [PineRidgeParking@bundyinc.com](mailto:PineRidgeParking@bundyinc.com) by 8 pm.**

Cars not following procedure will be towed. There will be a \$235 charge for towing. With summer coming please be wise and register your guest.

- Betty Black, POA Board President

**HAVE A GREAT SPRING & SUMMER!**

## IMPORTANT DATES

### April 1

POA Assessments Issued

### April 1 - 31

- Spring Inspections
- Yard of the Quarter Nominations

### April 10 & 11

Community Yard Sales

### April 12

Board Meeting  
6:15 - 8pm

### April 30

POA Assessment due

### May 10

Board Meeting  
6:15 - 8pm

### June 14

Board Meeting  
6:15 - 8pm

### July 12

Board Meeting  
6:15 - 8pm

## Property Inspection Schedule Change

Beginning this year the schedule for property inspections has changed from 4 times per year to 3 times per year. Inspections will now be done in the months of April, August and December. Lagoon inspections will be done at the same time. For more information on inspections go to:

<https://pineridgepoa.com/property-inspections/>

## Waste Management Pick Up Notice

**For All Residents:** Waste Management waste and recycling pick up is operated by trucks with a mechanical arm. This is the safest and more efficient way to service residents since Waste Management employees operate the pick-up process from the truck.

**All waste and recycling contents needs to be within the cart.** Residents are reminded not to pile additional contents on top of the carts. The additional contents will scatter when the truck’s mechanical arm picks up the cart.

**Waste Management is advising residents that an overloaded cart or a cart with boxes stacked on top of the cart will not be serviced due to being overloaded and the cart can not be properly serviced.**

If you need additional services from or have further questions, please contact Waste Management at 888.964.9730. If you need further assistance after your contact Waste Management, please call the Customer Service Center at the Town of Bluffton at 843.706.4500.

## Convenience Center Decals Required

Beginning January 2nd, Beaufort County began rolling out its decal program began at all Convenience Centers with an initial “soft opening”. The decal system is being introduced to prevent out-of-county abuse of our waste collection locations.

**One decal will be issued per Beaufort County property owner.** In addition to the physical copy, residents will receive a **digital copy** that will allow them to have it on their phone and for other members of their household.



Once the program is in full effect, your household will be able to use the centers 3 times per week per physical address.

*Tenants will have to reach out to their landlord to have them request a decal.*

**For more information:** <https://bit.ly/3v61NY9>

**To apply for a decal:** <https://bit.ly/3ruRVoH>



Did you know there is a Facebook group exclusively for Pine Ridge residents? Join the group to buy & sell and discuss community matters!

[facebook.com/groups/pineridgeblufftonsc](https://facebook.com/groups/pineridgeblufftonsc)

## Parking Reminders

Summer is almost here & now is a good time to review the basics of the parking rules so you're prepared to tell visitors where & how they can park. **All residents must display a Pine Ridge decal on their lower driver's side windshield.**

### PLEASE DO NOT PARK

- On the street – unless a registered guest – towing will be enforced.
- On or partially on the sidewalk.
- Within an intersection or on a crosswalk.
- On or partially on the lawn, all four (4) tires must be on the driveway.
- At the end of a driveway blocking pedestrians from use of the sidewalk.
- In the driveway such that the vehicle extends past the curb into the roadway.
- Facing the opposite direction of traffic.
- Across from another vehicle on the street.
- Blocking use of any driveway.
- Within 15' of a fire hydrant.
- Within 20' of a crosswalk/intersection.
- Within 30' of a stop sign.
- Around a cul-de-sac: This is prohibited – towing strictly enforced.

*Please see info graphic at the end of this document.*

**All guest must be registered.** Please notify prior to **8pm** to ensure notice is received. Email [PineRidgeParking@bundyinc.com](mailto:PineRidgeParking@bundyinc.com) with the following information: *Year, make, model, color, tag number, state – guest of and address.*

### If a Vehicle is Towed...

Vehicle owner will pay the towing company in order to retrieve their vehicle, **CASH ONLY**, currently \$235.

Call **United Towing Company (843) 987-0800**, after 8am: M-F, after 9am: S-S, to retrieve vehicle.

## Alligator Warning!

Residents, and particularly new residents living near lagoons, should be aware the alligators are native to our area and are as much a part of the ecosystem as squirrels and deer. Alligators are dormant through the winter months and become more active during mating season (May & June) and when temperatures are between 82° & 92°.

Alligators can find their way between our lagoons via the connecting lines or by traveling over land. It is not uncommon to see them sunning themselves during cooler Spring & Fall days.

If you see an alligator, do not approach it. Do not feed them. Keep your children and pets away from the water. Alligators are normally not a problem for residents if left alone.

If you encounter an **aggressive** alligator, notify Bundy Management at (843) 524-2207, who will contact SCDNR. ***If someone is in danger from an alligator or any other animal call 911.***



**PARKING ON BOTH SIDES OF THE STREET IN DEVELOPMENTS WILL BLOCK ACCESS FOR EMERGENCY VEHICLES.**



## Streetlight Not Working?

If you see a street light not working or broken, please report it to Bundy Management ASAP!



Send the location of the broken street light along with the ID number found on a tag on the pole to:

[kathy@bundinc.com](mailto:kathy@bundinc.com) & [sabra@bundyinc.com](mailto:sabra@bundyinc.com)

*Please send email to both addresses!*

## BJWSA Irrigation Program Reminder

As tourist season approaches and demand for water usage increases, BJWSA is employing a voluntary irrigation program to alleviate usage during peak hours and ensure public safety.

Homes with even house numbers should irrigate on Weds., Fri., Sun. only. Odd number homes should irrigate on Tues., Thu., Sat. No watering on Mondays.

Irrigate between the hours of midnight to 2am or 9am to noon on your day only!

**More Details:**

<http://bit.ly/bjwsa-conserve>

## Dog Waste Clean Up

There have been repeated complaints of incidents of people not cleaning up after their dogs while walking on Pine Ridge Dr. between both ends of Heather Glenn Lane as well as numerous other places within the community. *Many residents along that route have doorbell and/or security cameras that have a clear view of their yard and sidewalk.*



**Dog owners are required to clean up after their dogs** any time they leave their property as well as maintaining a clean, sanitary area in their own yard.




Pine Ridge has several waste cleanup stations around the community that are stocked with pickup bags and a receptacle for placing bags. We are looking at was to place bag dispensers along the most common dog walking routes for those who “forgot” to bring their own bags.

Residents reported for not cleaning up after their dog outside their property will be fined.

**HELP US PROTECT OUR INFRASTRUCTURE**  
 Irrigate responsibly based on house number  
**Avoid irrigating between 3-9 AM**  
 Choose midnight to 2 am or 9 am to noon on your day!  
**MONDAY: NO WATERING**

Wed   Fri   Sun	Tue   Thu   Sat
	



## If You Need Assistance

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Many families are still struggling with fulfilling basic needs due to job loss due COVID shutdowns & restrictions. Listed below are several local organizations are available to help with almost every need including food, clothing and medical assistance.

### **Agape Family Life Center**

843-784-6008

[agapeflc.org](http://agapeflc.org)

### **Bluffton Self Help**

843-757-8000

[blufftonselfhelp.org](http://blufftonselfhelp.org)

### **Church of the Cross**

843-757-2661

[thechurchofthecross.net](http://thechurchofthecross.net)

### **Deep Well Project**

843-785-2849

[deepwellproject.org](http://deepwellproject.org)

### **First Zion Missionary Baptist**

843-757-3129

[firstzionmbc.com](http://firstzionmbc.com)

### **Low Country Food Bank**

843-747-8146

[lowcountryfoodbank.org/findhelp/](http://lowcountryfoodbank.org/findhelp/)

### **Salvation Army**

843-524-3727

[salvationarmycarolinas.org/beaufort](http://salvationarmycarolinas.org/beaufort)

### **Volunteers in Medicine**

843-706-7090

[bjvim.org](http://bjvim.org)

## Community Committee Volunteers Needed

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We are at risk of losing several committees if we do not find more volunteers. With warm weather approaching and the end of COVID restrictions *almost* in sight, now is the time to start planning social events, grounds improvements and developing community improvements.

Improvements in the neighborhood and providing fun, safe events for families takes time, effort, and lots planning. Please consider donating a little bit of your time to help improve our community!

### **ACC Committee**

Responsible for the review and approval of any proposed installation, construction or alteration of any structure on any home site.

### **Community Improvement Committee**

Responsible for researching and presenting ideas to the Board for improvements within the Pine Ridge Community.

### **Communication & Social Committees**

Responsible for writing & publishing the newsletter and website and the planning of social gatherings.

### **Grounds & Lagoon Committee**

Responsible for matters dealing with the common areas and the lagoons. If you have a green thumb or are interested in helping with the landscape, please join these committees.

### **Parking & Security Committees**

Responsible for matters dealing with parking & security.

To volunteer for any committee or if you would like to see a new committee established, please email [pineridgepoa@gmail.com](mailto:pineridgepoa@gmail.com) or use the form on the Pine Ridge website at:

<https://bit.ly/PRCommittees>

## COMMUNITY VOICES

ALL residents are invited to submit articles of 500 words or less for the community newsletter with a topic that is pertinent to our neighborhood and residents.  
Send article submissions to: [PineRidgePOA@gmail.com](mailto:PineRidgePOA@gmail.com)

### Guest Parking Information

Register your overnight guest parking with an email [PineRidgeParking@bundyinc.com](mailto:PineRidgeParking@bundyinc.com) with **your address** and the *year, make, model, color, and tag number* of visitors vehicle. Email must be received prior to 10pm.

Guests should park in front of your residence whenever possible. Do not park on grass. Do not block sidewalks.

If your car is towed contact  
**United Towing Company**  
**(843) 987-0800**

**Call after 8am M-F, after 9am S-S**  
Towing Fee to be paid at time of retrieval

### PINE RIDGE POA BOARD

**Betty Black, President**  
[bettyb518.bb@gmail.com](mailto:bettyb518.bb@gmail.com)

**Hector Avila, Vice President**  
[havila@hargray.com](mailto:havila@hargray.com)

**Tom McEwin, Secretary**  
[tom.mcewin@gmail.com](mailto:tom.mcewin@gmail.com)

**PINE RIDGE POA**  
PO BOX 1225  
BEAUFORT SC 29901

**PH:** 843-524-2207  
**EM:** [PineRidgePOA@gmail.com](mailto:PineRidgePOA@gmail.com)  
**WEB:** [PineRidgePOA.Com](http://PineRidgePOA.Com)

## WASTE MANAGEMENT RECYCLING SCHEDULE

■ PINE RIDGE (TUESDAY)

■ HOLIDAY

### March 2021

S	M	T	W	T	F	S
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

### April 2021

S	M	T	W	T	F	S
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

### May 2021

S	M	T	W	T	F	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

Pine Ridge parking guidelines are based on the Town of Bluffton parking ordinances. You can review the Town codes on the [Municode website](#).

## PINE RIDGE PARKING GUIDELINES

