

PINE RIDGE PROPERTY OWNERS ASSOCIATION

P. O. BOX 1225  
Beaufort, SC 29901

Board of Director/ACC Meeting Minutes  
August 14, 2017 @ 6:15 PM

**Location of Meeting:**

Bluffton Township Fire District, Station 35  
357 Fording Island Rd.  
Bluffton, SC 29909

The regular meeting of the Pine Ridge POA Board of Directors on July 10, 2017 was called to order at 6:15 PM by board president Judith Blanchard.

Members in Attendance: Sybil Nienke, Judith Blanchard, Betty Black, and Joseph Otterbine and from management- Todd Keyserling and Kathy Bundy.

Members Absent: Hector Avila

**Approval of Minutes.** The June 12, 2017 and July 10, 2017 meeting minutes were approved as written.

**FINANCIAL REPORT:** This report was presented by BAM management representative Kathy Bundy.

**MANAGEMENT REPORT:** This report was presented by BAM management representative Kathy Bundy. (SEE REPORT ATTACHED IN BOARD PACKET)

**GROUNDS:**

President Judith gave the grounds report: She is to continue working with the landscape contractor on issues regarding common property. The board would like to go out for quotes for landscaping. Please include maintaining the lagoons on a monthly, quarterly and biannual basis.

**OLD BUSINESS**

Check with the county regarding if they have plans for the lagoons.

**NEW BUSINESS**

It was reported that there was a fence down behind owners at 24 Grove Way. This was a fence put up by Centex years ago. Management will get recommendations and quotes to repair or replace the down panels.

Between 12 Pine Ridge Drive and Spruce Drive there are patches of asphalt cracking. Also on Wiregrass between 12 and 20. Need to have the contractor recheck the road and give recommendations/quotes to 1. Fix patches and 2. resurface all roads for long range plans.

**COMMITTEES REPORTS:**

ACC Committee: No report.

Social Committee: No report. Check with Hargray regarding a BBQ since Frankie Denmark has retired.

Security Committee: Nothing significant to report

Parking Committee and Lagoon Committee: Betty Black reported on the continued parking issues.

Communications Committee: Joe made a motion to have a website created as proposed by Patti McEwin's. Betty seconded. The motion passed.

**OPEN FORUM**

At this time the board accepted comments from visitors to the meeting. There was no one present.

The meeting was adjourned at 7:30 pm: Judith motioned: Joseph second: Motion passed.

Next scheduled meeting will be August 14, 2017 @ 6:15 PM, Bluffton Township Fire District, Station 35357 Fording Island Rd, Bluffton, SC 29909.

Minutes submitted by: Kathy Bundy