

April 12, 2021



The Lakes POA

MESSAGE FROM THE PRESIDENT

Spring 2021

George Duhaime

FINALLY - Quarterly POA Meeting – April 2021! The meeting restrictions have been lifted and we will once again be able to resume the Lakes Quarterly POA meetings. The first meeting of 2021 will be held on **Monday, April 19, 2021**. As previously announced (before everything was shut down), all Lakes POA meetings will be held at the **South Strand Recreation Center, 9650 Scipio Lane, Myrtle Beach, SC 29588**. This new location provides more meeting space as well as more parking in a well-lighted lot.

The recreation center is located at the very end of Scipio Lane – pass the recycle center and the fire station - continue to follow the road and bear to the right. You can't miss it! Also, important to note - the **meeting will start at 6pm**. The recreation center closes promptly at 8pm so an earlier meeting start time was necessary.

POA Quarterly Meeting Dates – 2021

- April 19, 2021
- July 19, 2021
- October 23, 2021*

All quarterly meetings will be held at the **South Strand Recreation Center, 9650 Scipio Lane, Myrtle Beach, SC at 6 pm**.

*** 2021 Annual Meeting**

Annual meetings will be held at the **South Strand Recreation Center, 9650 Scipio Lane, Myrtle Beach, SC at 10:30 am**.

You have probably noticed the speed monitoring trailer at various locations throughout the Lakes. Speeding continues to be an issue in our community. Sadly, it appears that the primary offenders are the residents.

The trailer is owned by the Lakes and will be placed at known trouble spots throughout the community on a random basis. Several Lakes residents have requested the trailer be located at/near their homes due to speeding issues. We have and will continue to include those requests in the placement rotation.

The trailer is fully programmable (time/date stamp, maximum speed, flashing lights, etc.) and is designed to capture the speed of the vehicles approaching it and as well as passing it from the opposite direction. Cameras on the trailer that will also capture the license plate image of speeding vehicles. Working in conjunction with the Horry County Police Department, this information will be used to determine where their community patrols will be most effective.

The widening of the road and installation of curbing on a troublesome section of Waccamaw River Road has been completed. The tight curve coupled with excessive speed, contributed to the continuous, unsightly ruts on the roadside as vehicles went off the road at the curve. Widening the road and installing the curbing should serve as a

deterrent to any future off-roading!

During 2020, several of the islands in the community had the landscaping refreshed and in some instances were totally reshaped. We will continue to look at all common areas throughout 2021 and where appropriate using budgeted funds, schedule more of these maintenance/beautification efforts.

There have been several successful events held in the Park over the recent months. The POA, in conjunction with HTC, hosted a Halloween party for the children. It was a great turnout with the children and their families enjoying the games, prizes, pizza and ice cream. Ever popular Santa and the Grinch brought in the Christmas season – but the music and snow machine were the definite hits with the children. Most recently we held the first annual Easter Egg Hunt! The weather was great, and all the little “hunters” enjoyed searching for the eggs and getting prizes.

The park is there for use by and for the entire community. If you have an idea for an event, please contact the POA through Karen Clark @LitusToLet (KClark@Litustolet.com) or 843-448-9000 ext. 129.

So much of what is done in and around the community is through the efforts of community volunteers. Often it is the same volunteers – time after time – year after year! I’d like to take this opportunity to recognize and thank some of those individuals. In no particular order –

George and Iris Krauss – George and Iris are dedicated to keeping the litter off Waccamaw River Road and Swan Lake Drive. You can often see one or both walking along picking up the bottles, cans and paper trash carelessly discarded by residents and visitors alike.

Michele and Ken Ferrante – Ken and Michele, with their dedicated team of volunteers, have been instrumental in getting events like the Halloween party, Christmas party and most recently the Easter Egg Hunt, proposed, planned and executed!

Phil and Nicole Dieser – separate and along with VIP Lawn services – contribute many, many hours of their time to the community. Phil goes the extra distance in offering his services and willingness to do “whatever” to improve and beautify the community.

Finally, I know there are also some community members that quietly do their part, just out walking, picking up trash and making sure the Lakes community always looks great. To those community members – **Thank You** too – for all that you do!

Looking forward to seeing you at the Quarterly POA meeting.

COMMUNITY SERVICE ANNOUNCEMENT

Sons and Daughters of Italy – Membership Drive Open House

Membership Drive Open House

7957 Moss Creek Road

Myrtle Beach, SC 29588

Sunday, April 25, 2021

Time: 3pm to 6pm

If you are interested in learning about the Sons and Daughters of Italy and its purpose and activities, please join us. Light refreshments will be served.

RSVP if you plan to attend by calling 843-325-2663 or go to the website: www.sonsofitalymb.com and click on the calendar and then April 25.

FINANCIAL REPORT & STATUS

by Doug Owens

The financial status of The Lakes has remained the same since our last public report in 2020 till the end of the first quarter in 2021; we continue to be on solid financial footing!

Our performance against Budget for 2020 was right on target and our Balance Sheet shows no short- or long-term liabilities with roughly \$329,000 in road, lakes & drainage reserves.

I am being specific with this information because there have been a few comments regarding some of our spending last year and this year as we tackle upgrades or new projects around the community.

Let me speak frankly: your Board DOES NOT SPEND MONEY IT DOES NOT HAVE!! We do not borrow, nor have we raised dues over the last 5 years or so. We have simply taken advantage of the Impact fees we charge the home builders (as well as some monies we budget each year) to either improve conditions or catch up on projects that were needed to be done around the community.

The Board focuses on completing projects that include the health, safety and quality of life improvements for the community as we are directed to do by our Covenants.

We will continue this effort over the next few years with such items as the replacement of the River Village Bridge; the paving of Saluda River Road (when Phase 20 is complete) and other projects like turning open spaces into park type areas.

Additionally, there will probably be more road work to be done based on our Road Reserve Study which should be completed and released to us by April 9th.

Lastly, we will continue to ask, as we have in the past, the communities' opinion about such things as a new web site or sidewalks (or other suggestions that may be made) and, if interest is shown, will fit them into our budget as funds permit!

I think the community should be pleased that the Board has acted in a financially prudent manner but has also shown the aggressiveness to tackle projects which will improve the safety, lifestyle and property values within The Lakes!

Architectural Control Committee

by George Eber

Allow me to introduce myself - I have lived in this community for nine years, moving from Maryland. I am a retired Firefighter since 2008. The latter part of my career I served as a fire marshal/fire investigator, and after retirement was a private fire investigator working for various insurance companies. I am a Certified Fire Protection Specialist (CFPS), and a Certified Fire and Explosive Investigator, (CFEI). I have served on the Lakes board as a board member, vice president, secretary, lakes maintenance chair, and now, Architectural Chair.

First, I want to welcome our neighbors in the new section of our community. Since taking this position I have had the pleasure of meeting a few of you and hoping to meet the rest as we go forward.

The committee is entrusted with keeping the standards of the neighborhood to a level of acceptability and quality that will preserve the values of our homes. The covenants require five people on the committee, and as of this writing a few individuals have expressed a willingness to serve on the committee. Except for the administrative part, being on the committee does not take a lot of time. We meet once a week if there are applications to review, but what is more important is reviewing the current rules we must follow. The current forms are from the early 80's and in need of some revisions, for example bulkheads have to be made of treated lumber. Technology today uses many other materials that last for many, many years longer, and do not introduce harmful chemicals into the eco system, but the current rules in place preclude us from approving anything other than treated lumber. There are many other situations that need to be reviewed - like fence height and sheds being in the rear of the home. This is your community, you should have a say and will, as proposed changes are introduced.

The ACC process gives the homeowner the flexibility to decorate as they see fit, but **structures, fences, bulkheads, sheds, pools, etc.** need to follow the rules that were defined in the original community design. Also, we have a drainage committee review to ensure what is built/installed does not interfere with the flow of rainwater and impact neighboring properties.

It is always good to ask if something you are planning on doing requires the assistance of the ACC, we are here to help.

If you can spare a few hours a week to serve on the ACC, please let me know. The ACC email is thelakesacc@gmail.com and the phone number is (843) 251-7625. Please remember, we are volunteers and not with the phone and email 24/7 but will return your calls and emails as soon as we can.

Lastly, some (but very few) may think it is better to ask forgiveness then permission, I am here to say, please do not make that mistake, it can be costly.



Architectural Control Committee

RESIDENTS ARE REMINDED THAT CONTRACTOR WORKING HOURS ARE 7AM TO 7PM, Monday thru Saturday. No contractor work is allowed on Sunday. It is the residents' duty to inform the contractor of these rules. We hope you will help us in ensuring that this requirement is enforced.

All Lakes homeowners are reminded that any exterior projects (renovations/additions) must be approved by the Architectural Review Committee **PRIOR** to beginning any work. Project Approval request forms can be found on the Lakes website (<https://thelakes.us/>) under the folder – Documents, sub-folder External Documents.

Most projects are addressed by one of the following forms:

ACC-2-AG Major Projects Approval Request Forms – e.g., room additions, garages

ACC-2-MP Miscellaneous Projects Approval Request Forms – e.g., fence, deck/patio, porch, driveway/walkway, hot tub, solar panels

Any projects started without prior approval are subject to daily fines until approved.

If you have any questions, please do not hesitate to contact:

George Eber 843-251-7625 ACC Chairperson

Email: thelakesacc@gmail.com



Welcome to the Neighborhood!!

(Jodi Vecchio – Welcoming Committee)

Atwood Place

**Mark & Carolyn Steeves
John & Alice Timmerman**

Bowen Place

**Richard & Claire Schaefer
Lawrence & Jeanne Libassi
John & Elizabeth Farah
George & Maria Molina**

Cooper River Rd.

Ivan & Malgorzata Padron

Pamlico Ct.

Blue Ocean Holdings

Reedy River Rd.

Kenneth & Tami LeoGrande

Saluda River Rd.

**Christopher Marasco
Michael & Alice Nuckles
Gary & Susan Martin
Rebecca Dunn & Clara Ward
Ralph & Lynette Jean Rieu
David Bauer
Jacob Ziegler
John & Darlene Rankin
Steven & Millisa Wiseman
David & Michele Kohut**

Santee Circle

Tracy & Wendy Chandler

Waccamaw River Rd.

Michael & Kristie Whitlock

Happy to have you be part of the community!!!!





Easter Egg Hunt

by Michele Ferrante

On March 27th we held the first annual Easter Egg Hunt. The event was a huge success with over 100 people in attendance including children and family members. The Easter bunny was there and hopped around greeting children, taking pictures and handing out candy. We had a parade around the park and then the hunt began. Children searched in the hay for eggs that had candy and surprises. After the egg hunt many other prizes were handed out. Walking around, it was apparent that the children and adults were having a great time. Smiles and laughter filled the park.

A huge thank you to everyone that helped or contributed in some way. Thank you to Deborah Wolcott, Valarie Brown, Charlotte Suida, Teresa Unrue and The Dieser Family for all the hard work and the donation of hay.

Lakes Directory

All issues or inquiries should be directed to our property manager Karen Clark at LITUS (KClark@litustolet.com) or 843-448-9000 ext.129. This provides a central point of collection and coordination.

Lakes POA Board Members

President – George Duhaime

Vice President – Charlene Carson

Secretary – George Eber

Treasurer – Doug Owens

Directors at Large (Elected) –

Susan Collins

Andreann Giese

Craig Wright

Ad Hoc Members -

Glen Ashley

Michelle Ferrante

Frank Murawski

Robert Tomassetti

Deborah Wolcott

Donna Yearsley

Lakes POA Officers and Committee Heads

President – George Duhaime

Vice President – Charlene Carson

Secretary – George Eber

Treasurer – Doug Owens

Committee Heads:

Architectural Committee

George Eber

Covenants Review

Charlene Carson

Communications

Charlene Carson

Drainage

Mike Healy (V)*

Lake Maintenance

Deborah Wolcott

Maintenance & Beautification

Craig Wright

Welcome Committee

Jodi Vecchio(V)*

*(V) = Volunteer

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Spring 2021 Newsletter

The Lakes POA
P.O. Box 9000
Myrtle Beach, SC 29578