

The Anchor



SHIPYARD PLANTATION'S COMMUNITY CONNECTION

Summer 2015



POA Picnic Attendees Caught on Camera!

Over 100 owners and their guests came out on Sunday, May 10th to enjoy the POA Picnic at Shipyard Golf. The weather was just perfect for this event! The golf course culinary staff prepared an amazing array of picnic fare, and attendees enjoyed the beautiful view while sharing time with neighbors and friends. Many of the attendees also played rounds of cornhole, while others listened to the beautiful music stylings provided by Crossing Jordan. If you were able to join us, see page 4. You might have been caught on camera. If you were not able to join us this time, you missed a delightful event. However, there is good news in store! We hope to host another similar gathering in the fall. In the meantime, if you would like to learn more about dining at the golf course, visit the POA website at www.shipyardghi.com for more information.



Inside this issue:

POA Picnic.....	1
Manager's Report.....	2
President's Corner	2
Sand on the Boardwalk.....	3
POA Picnic Photos	4
Sea Turtles.....	5
Shipyard Women's Club.....	6
Beach Club Events	6



PRSRST STD
U.S. Postage
PAID
Permit No. 33
Savannah, GA

SHIPYARD PLANTATION
10 Shipyard Drive
Hilton Head, SC 29928

Manager's Report

from the desk of Sally Warren

As we approach the summer season we enjoy the beautiful weather but are mindful of the challenges of living on the coast. Hurricane season is around the corner and one of the disadvantages about being private is the current policy of FEMA, the Federal Emergency Management Agency, is to exclude private communities for debris clean up and removal after a natural disaster.

On April 15, H.R. 1471, the FEMA Disaster Assistance Reform Act of 2015, was successfully amended to help private communities access federal disaster benefits. Many local communities are participating in a campaign to get this amendment passed, and if you would like to sign the petition for support, please stop in the Welcome Center as soon as possible to add your name to the list. This pending amendment requires

congressional approval and there will be a strong lobby from the Community Association Institute, CAI, to get this important amendment approved.

Other important news about the beach is that the Town of Hilton Head is planning another beach renourishment project this fall. In light of those dynamics, the Board has voted to suspend any discussion of walkway changes to our beach access until that is completed. At the annual meeting an owner asked if the walkway could be widened and 6 feet is the maximum width permitted so unfortunately that cannot be done.

Other issues discussed at the Annual Meeting included bike path work. Two major bike path projects have been completed since March, one

for repairs and a second included an overlay of the entire path on Valencia Road. Unfortunately, the proposed new enhancement bike path for Barcelona has been tabled as a result of drainage, ownership issues and the need to construct the path on the villa side of the road.

The Executive Committee and the speakers from the annual meeting held a long-range think tank on May 9, 2015 and discussed multiple topics concerning the POA. Minutes of the annual meeting are available on the website and comments from the Think Tank will also be available for your review.

Enjoy the summer and be thankful we live in such a beautiful place.

The President's Corner

Kevin McMahan

It's that time of year again! You are following a car that is crawling along at 15 mph, looking for a turn off, and suddenly it stops to gaze at an alligator. Or you are entering one of the traffic circles on the island and someone cuts you off from the other lane. Then again, in Shipyard, you may meet a car coming at you the wrong way on our circle. The traffic at a green light backs up ten cars at a standstill, and bike paths are crowded with walkers, runners, and cyclists loaded with beach chairs. Bike racks are full, and it is hard to find a spot to place your chair on the beach. You might run out of some essential good stuff and get caught in the 'Saturday scramble' at the grocery store. As I seek refuge in the backyard, I must remind myself that this is where most of us started- as visitors, seeking

the many activities and delightful weather the island offers. In addition, the convenience of nearby shops and restaurants, easy access to scenic lagoons, good golf, tennis, a world class health facility, and a top rated resort hotel make Shipyard an ideal community to explore.

So my annual reminder to myself, before I lean on the horn, or let the expletives fly, is smile, be patient and make our guests welcome.

The heavy arrival of visitors for three months or so is a prime economic driver for all types of businesses, and helps make available for those lucky enough to live here, the amenities that are open all year long.

Have a safe, pleasant, summer. Enjoy Shipyard!

Why is the sand burying our boardwalk?

Beaches are dynamic environments with wave action constantly moving sand. Small waves only have enough power in the uprush to pick up sand depositing it on the beach. Larger waves, during a storm, have more power as they retreat from the beach and erode more sand than they deposit. The existence and size of a beach is directly affected by these natural forces. About every 7 to 10 years, based on annual beach erosion, the Town steps in to maintain our beaches. The last beach restoration project by the Town was completed in 2007 with additional beach width created in front of the Shipyard Beach Club because this area was experiencing heavy erosion. The dune crossing at Shipyard was completed just prior to this renourishment on the much narrower beach. There would have been less “soft” sand between the end of the board walk and the “hard” sand. The additional beach width meant there was more sand for wind to pick up and create dunes. Think of dunes as a sand savings account from which storms make withdrawals. The sand accumulates around anything that slows the wind, like the dune crossing. Over time portions of the dune crossing were buried. Shoveling the sand off the boardwalk would be futile not to mention illegal as the wind would quickly deposit more sand on the cleared boardwalk. Renourishment is only a temporary “fix” in this dynamic environment. According to the Town we are seeing a reversal of the accretion initiated by the last renourishment. At the same time we are experiencing an increase in the dune height. Because there are so many factors at work here (i.e.: wind frequency, speed and direction; storm activity; wave action etc.), it is difficult to explain this phenomenon. However, Shipyard has documented a slight retreat of the sand on the boardwalk over the past several months. The Town of Hilton Head is planning a beach renourishment for the end of this year / beginning of next with the goal to increase the beach width that we all enjoy. The effect on the dunes cannot be predicted. The Shipyard Board has determined to wait until after this renourishment before making any decisions regarding our walkway. In the meantime the POA has made every attempt to minimize the inconvenience with a sand chair to help get people to the beach and is constantly evaluating other methods of conveyance to improve access to the beach. Additional information regarding protecting our beach and beach renourishment is available at Town Hall or the Town’s website.

Chris Darnell
JK Tiller and Associates



POA Picnic Attendees Caught on Camera!



The Sea Turtles are Coming...

Joanne Voulelis, docent Coastal Discovery Museum and SC Master Naturalist



The nesting season for our Loggerhead Sea Turtles on Hilton Head Island is May through October. On May 1st our Sea Turtle Patrol begin their daily morning beach walks looking for turtle activity. Last season, there were 131 nests laid on our 12 miles of beach, all loggerhead turtles with the exception of one green turtle. A record high 339 nests were identified during the 2013 season, the highest yield since 1985. Once a nest is dug, the eggs (anywhere from 80 to 150 per nest) will begin to hatch in about 60 days. Each nest on our beach will be cordoned off with orange tape and a “do not disturb” sign attached. This season, the patrol may also be placing additional netting on each nest to protect it from animal predation.

Sea Turtles remain on the endangered species list. You can help Sea Turtles by doing the following:

- **Lights out from dusk to dawn:** Turtles, both adults and hatchlings, need to return to the ocean. They typically emerge at night and use the brightest light over the horizon to guide them. If there are competing lights on the beach, they will get confused and become vulnerable to predators, exhaustion or dehydration. Turn off visible lights in ocean front buildings and do not use flash photography or shine flashlights near a turtle. Only a red flashlight can be used, not one with white light.
- **Flatten sand castles:** As hatchlings make their way to the ocean, it is helpful if they have a clear path. Hatchlings are small enough to fit in the palm of a hand so it is difficult for them to navigate over or around a sand castle.
- **Fill in holes:** It is fun to bury your friend (or little brother or sister) in the sand, but fill in the hole before leaving the beach so hatchlings do not fall in and get stuck. Otherwise, it becomes a cereal bowl for birds and other predators.
- **Don't leave trash on the beach:** If trash is ingested by a turtle, it can prove dangerous. Some Sea Turtles eat jelly fish; plastic bags, for instance, can look like dinner, but can be fatal if it becomes stuck in a turtle's air passage. Moreover, if a turtle ingests lots of trash, it mistakenly believes it is full and will not seek nutritional food sources. This could cause starvation.
- **Observe from a distance:** Should you be lucky enough to be on the beach during a hatching frenzy, please do not interfere with a hatchling's journey to the sea. Also, do not attempt to touch or prod a mother turtle to move.
- **Adopt a Nest:** All proceeds go to maintain the Sea Turtle Protection Program (email: info@coastaldiscovery.org).

Shipyard Women's Club on the Go!

19 ladies from the SYWC (and guests) did a marine excursion recently on the Spartina with Captain Amber Kuehn, a marine biologist. We left from the Calhoun dock, had an eco tour of the May River, lunched at Palmetto Bluff and returned to the dock. It was great fun and we all learned a lot.



Beach Club Events

June

1st, 11th, 15th	Owners Only	5 – 9
5th*	Nibble & Nip	6 – 9 (This is a Friday!)
8th, 23rd*	Men's Club	6:30 – 9
26th	Owners Morning – Yoga	8 – 12

July

2th	Nibble & Nip	6 – 9
6th, 16th, 20th	Owners Only	5 – 9
13th, 27th	Men's Club	6:30 – 9
24th	Owners Morning	8 – 12

August

3rd, 13th, 17th	Owners Only	5 – 9
7th*	Nibble & Nip	6 – 9 (This is a Friday!)
10th, 24th	Men's Club	6:30 – 9
28th	Owners Morning	8 – 12

*Events are not on the regularly scheduled day due to the Beach Club being rented prior to us rescheduling owner events.

*Pampered
Palaces
Cleaning Service*



A customized approach to cleaning your castle

(912) 373-4372

*Residential, Villas,
Short & Long Term Rentals,
Move-In/Out Services Available*


*Try our "off-island" prices.
You'll be pleasantly surprised.*

Bonded & Insured


PamperedPalaces@gmail.com

*We Can Help Keep Your
Home or Office Castle Clean!*

Serving Hilton Head Island & Savannah



WHEN A
WORLD-CLASS SPA
BECOMES YOUR NEIGHBOR,
20% OFF IS A GREAT
INTRODUCTION.



THE INDIGO
Spa

AN INVITATION TO ENJOY
THE NEW SPA
AT HILTON HEAD HEALTH

Right now, we're offering Shipyard
residents 20% off any service.
Book now and let your 2015
transformation begin!



HILTON HEAD
HEALTH

843.785.3286 X222
WWW.HHHEALTH.COM/THEINDIGO



Shipyard Real Estate Quarterly Update

By your neighbor Karl Sneed



Shipyard Property Statistics

Homes					Villas					Lots				
Year to Date	Total Homes Sold	Total Dollars Sold	Average Sold Price	Average Days On Market	Year	Total Villas Sold	Total Dollars Sold	Average Sold Price	Average Days On Market	Year	Total Lots Sold	Total Dollars Sold	Average Sold Price	Average Days On Market
5/18/14	0	\$0	\$0	0	5/18/14	22	\$5,549,400	\$264,257	156	5/18/14	0	\$0	\$0	0
5/18/15	5	\$1,850,000	\$370,000	120	5/18/15	22	\$5,376,375	\$243,069	228	5/18/15	1	\$176,666	\$176,666	658

Shipyard Real Estate Market

Shipyard is one of the most desirable areas on the island. In conversations with neighbors and at social events, I hear time and time again what a great community we have. The owners love it here, and are quite content. No reason to move anywhere else. This has brought on a lower than normal inventory of homes for sale. Of course situations arise in our lives where we do have to make changes. With that said, if you are considering selling, prices are on the rise for private homes. Villa sales are keeping pace with last year. There is still a good selection of villas for sale giving the savvy buyers good choices of location, price and condition, plus the leverage needed to bargain for the pick of the litter. If you have friends or know of someone looking to buy in our community please consider Karl as your first choice to help find them the perfect home.



Thinking of buying or selling? Karl can assist you in a smooth transaction. 26 years of experience.

Karl Sneed Cell 843-422-3744 Office: 843-686-8800 Toll Free: 800-345-2392
karl@charteronerealty.com www.realestatefromhiltonhead.com



For Sale
139 Evian Villa
3 Br. 3 1/2 Ba. \$385,000
 Nicely furnished townhouse. Newer stainless steel appliances. Recently painted in and out. Back patio with very private view to golf course. Evian is a unique complex. Pool, Tennis and fishing lake on site. Tranquil setting with Brigantine golf course and lagoons surround the complex.



For Sale
200 The Greens
2 Br. 2 1/2 Ba. \$285,000
 (Galleon golf course View)
 Remodeled living and kitchen areas with luxury and open space in mind. 2 bedrooms and 2 baths upstairs. Short walk to on site pool and pool house. Walk to the Shipyard beach and beach club. Bike ride to Coligny Plaza for shopping and dining.



For Sale
28 Sailmaster
Remodeled 2 Br. 2 1/2 Ba. \$275,000
 (Private setting with Golf View)
 2 bedroom 2 1/2 bath townhouse. Living area downstairs includes 1/2 bath. 2 bedrooms and 2 baths upstairs. Close to onsite pool with pool house. Walk or bike to beach & beach club. Bike ride to Coligny Plaza

Selling Shipyard

Karl's Efforts & Experience have helped buyers and sellers place the following properties under contract in the past five months.

- 192 The Greens Villas—Under contract
- 184 The Greens Villas—Under contract
- 169 The Greens—Sold
- 151 Beachwalk—Under contract
- 136 Beachwalk—Sold
- 503 HarbourMaster—Under contract
- 1204 HarbourMaster—Under contract
- 129 Evian Villas—Under contract
- 7 Salem Rd.—Sold

If you are looking for this type of performance, call Karl Sneed



***** I'm not just a Realtor *****
***** I'm a Shipyard Owner/Resident *****

