

The Anchor



SHIPYARD PLANTATION'S COMMUNITY CONNECTION

Spring 2016



The Shipyard Social Scene

If you were not able to join us for the International Food and Photo Competition on November 8th, you missed a great event! The winning photo (shown below), the Llama Girl, was submitted by your Shipyard neighbor Mary Anne Devonshire. Attendance was great, and there were several photos to view. However, there were very few food entries at this event. Nevertheless, a great time was held by all! Based on your feedback, management reviewed the event in conjunction with the Communications Committee. It was determined that the photo competition will no longer be held in conjunction with the international food event. So look forward to a news about a dedicated photo competition in the fall edition of the newsletter. What's next on the Shipyard Social Scene? We've taken a new spin on the Chili/Chowder Competition. This year, the POA will host an Appetizer Competition instead. Postcards and e-blasts about this event were sent out in January, so the word is out. However, we could still use a few more cooks. The event will be held on February 28th from 4-6pm at the Beach Club. Even if you are not interested in entering the contest, please come out and taste your neighbors' offerings and cast your vote for your favorite. Please see a full calendar of events for the Beach Club inside this issue. Thanks, and we hope to see you on the 28th!



Inside this issue:

- Shipyard Social Scene.....1
- Manager's Report.....2
- Appetizer Cook-Off.....2
- Nature Notes.....3
- 2016 Budget4
- Beach Notices5
- Hoarding & Fire Safety.....6
- 2016 Annual Meeting6
- Mailbox Notice6
- Beach Club Events.....6



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Manager's Report

from the desk of Sally Warren

January and February may be months when people hibernate and enjoy some down time, but in our office these are two of the busiest months of the year. Over half of our annual income in decal revenue is received in January, and the door rarely stays closed in the Welcome Center with owners and vendors getting their decals and stickers updated. As you can see from the notice, the annual meeting for Shipyard POA is planned for March 3rd where we will have a full reporting of 2015 and hear from Scott Liggett, the Town of Hilton Head Engineer, regarding pending beach renourishment. This should be

very timely as the Town anticipates that the dredge should be coming by Shipyard in March or early April.

You have recently received your annual invoice and there is a very modest increase for 2016 keeping Shipyard's annual assessment one of the most reasonable POA fees locally. The Enhancement Fee that was received in 2015 was up considerably from 2014, and the receivable for POA delinquencies was the lowest on record so we are pleased that the financial news for the meeting will be positive.

We will have a new Board of Directors take their seats at their March meeting

following the Annual Meeting, and we look forward to another busy year in operations as we continue our day-to-day operations and some new Enhancement Projects.

Please remember to return your proxy, even though you may plan to attend, so we can be assured of a quorum. As always, we will have some appetizers at a social following the meeting on March 3rd where staff will be available for any questions or concerns you may wish to share.

Thank you for your support in 2015, and we plan some exciting new upgrades to our entrances for 2016.

First Annual Appetizer Cook-Off

This year's cook-off will be our **1st Appetizer Cook-Off** (replaces the Chili/Chowder Cook-Off). It will be held on Sunday, February 28th from 4-6pm at the Beach Club.

Your neighbors and friends will provide the tasty appetizer entries, and the POA will provide wine and soft drinks. We will also have **live entertainment**.

Please join us as a guest judge. There will be no cost. The contest will be judged by popular vote. Votes will be tallied at 5:30pm sharp!

We hope to see everyone there!



NATURE NOTES

Joanne Voulelis, Lowcountry Master Naturalist, Coastal Discovery Museum Docent

“I think that I shall never see a poem as lovely as a tree.” Joyce Kilmer wrote this first line of his now famous poem on February 2, 1913 in Mahwah, New Jersey. He was inspired when he looked out his bedroom window onto a wooded hill in the Ramapo Valley. I wonder how this poem might have been transformed had he the opportunity to witness the beauty and uniqueness of low country tress.

We see trees every day, but what is a tree? Most authorities define a tree as, “a perennial plant with a single woody stem at least a few inches thick (at about four feet above the ground), branching into a well-formed crown of foliage, and reaching a height of between 12 to 20 feet.” While that definition is fairly unimaginative, by contrast, some of the trees indigenous to the low country are actually amazing. Today’s nature notes will share some fascinating facts (and legends) associated with some of our trees (the majority of which can be found in Shipyard).

Cabbage Palmetto (*Sabal palmetto*) - the state tree of South Carolina. One of the most common trees seen in the low country, the Cabbage Palmetto is even displayed on the SC flag. The cabbage-like terminal bud has been eaten as hearts of palm, while the bristles on the sheaths of young leaves were often made into scrubbing brushes by early native islanders. The trunks have been used as wharf piles. Charleston patriots under William Moultrie made a fort of palmetto trunks and from it successfully defended against the British in the Revolutionary War. That is because the texture of the wood is somewhat rubbery and deflected cannon balls from the fort.

Sweetgum (*Liquidambar styraciflua*)-oh those pesky sweetgum balls that fall everywhere!! Well, these seeds are an important food source for several animals and birds. It has also been discovered that contained within the unfertilized seed is shikimic acid. This acid is used to make Tamiflu. The dried up sap from the bark was used to make gum, but unlike its name suggest, the gum was actually quite bitter. Teas were made from the bark which was said to cure all sorts of ailments, including dysentery. And not to be outdone by other trees such as pine, cherry and walnut, Sweetgum, in years past, was second only to oak for its use in furniture making.

Wax-Myrtle (*Myrica certifera*)- sometimes referred to as the “Bayberry of the South,” this attractive and aromatic tree is often planted in yards (it can be pruned to appear like a shrub). Its mature blue berry was used by early settlers to make wax for their candles. It was also common to use the leaves and berries in fires as a natural insect repellent. Some would just put a sprig of leaves in a drawer or closet to discourage pests while concomitantly providing a pleasant aroma in the home.

Yaupon Holly (*Ilex vomitoria*) –not your typical looking holly leaf, the Yaupon has small, elliptical leaves, although it does have bright, red “drupes” which resemble berries. It is a stunning ornamental tree when in full fruit. As its scientific name might suggest, consumption of its leaves is said to cause vomiting. The leaf actually contains high levels of caffeine. It is reported that early islanders would make a black tea from the leaves and drink it as part of a cleansing ritual. This legend has been contested by many, presuming instead that it was the massive amounts of tea consumed, and not the leaves, that caused one to vomit. Anyone care to test the theory?

Toothache Tree (*Zanthoxylum clava-herculi*) - nature has a cure for all that ails you, even a toothache. This tree, as its name suggests, causes a numbing in the mouth after chewing either its leaf or bark. Thus, it was used by native islanders when they had a toothache (if this didn’t work, a painful extraction was typically the next step- ouch). It is also a host to a variety of insects, especially the Giant Swallowtail. I have yet to locate one in Shipyard, but there is a toothache tree near the pavilion at coastal discovery museum and another at the butterfly garden on Pinckney Island.

The variety of trees here in the low country are overwhelming. Many, such as those discussed, have very interesting uses. We are fortunate that so many of our trees live year round so that we can continue to enjoy their beauty and majestic presence throughout all seasons.

If you have not explored the Audubon-Newall preserve off Palmetto Bay Road, I highly recommend it. Many of the trees have signage and there is a free guided tour on Thursdays at 10AM during spring and fall months. A great website for tree ID is: <http://www.arborday.org/trees/what-tree/>



It's Almost Time to Head to the Beach!

Here's a few things that could enhance your beach experience:

- ❖ **Please remember to visit the Welcome Center to get your beach hangtag validated prior to May 26th.** For your convenience, the Welcome Center is also open from 8am-noon on Saturdays and Sundays.
- ❖ **We have a sand chair to help you get to the beach!** There are owners/residents who have difficulty navigating the soft sand as they access the beach. If you need some assistance, please feel free to call Brian Pettersen, Director of Safety and Security, at (843) 785-3310, ext. 227 to gain access to the sand chair. After normal business hours, please call the Parkway Gate at (843) 785-4776 for access.
- ❖ **Disabled & Need Assistance?** We have chairs, an umbrella, and other beach items for those who have a disability and have difficulty bringing these types of things to the beach! The beach items are available for use free of charge, and they will be stored in the sand chair locker effective March 1st. If you are disabled and would like to use the items, please contact Chief Pettersen or the security supervisor on duty via the telephone numbers given above.
- ❖ **Do you have a locker?** If so, please remember to keep your locker locked at all times. We need your help in our efforts to prevent unauthorized locker use throughout the year. Beginning on April 1st, any locker found unsecured will be locked with a SPOA padlock. If you find one on your locker, please call the security gate for assistance. Prior to calling, please make sure you have a lock on-hand so you can secure it immediately after the officer removes the SPOA lock. There will be a \$15 fee assessed each time SPOA secures your locker.
- ❖ **Are you on the waiting list for a locker?** We just completed the process of assigning lockers to 31 lucky owners on the list. We are now in the process of mailing letters to the next 50 owners on the waiting list. If you are in that number, you should receive a notice by March 1st. Please note that you are asked to verify your contact information in the event your name comes up on the list this year.

Please call me at (843) 785-3310, ext. 223 if you have any questions about these notices. Thanks, and we hope you enjoy your beach experience!

Meredith Simmons, Director of Operations

HOARDING AND FIRE SAFETY

Courtesy of the Town of Hilton Head

Are you a hoarder? What is the difference between poor housekeeping and what is considered a dangerous amount of clutter?

All that “stuff” you have is really fuel for fire which will burn hotter and faster. This increases the chance of a collapse and makes firefighting time longer. If firefighters would have to climb over clutter or would have a tough time getting inside due to blocked doors, this is considered hoarding.

Not only is hoarding a fire hazard but a health hazard as well, especially when pets are involved.

Hoarding is not a new problem but because of shows like A&E’s Hoarders and TLC’s Hoarding: Buried Alive, there seems to be an increased awareness. We

aren’t talking about people who have a lot of stuff - we’re talking about those who are overwhelmed by their possessions to the point of a health and safety threat.

Remember there is a difference between being a collector and being a hoarder. Take a good look at your surroundings - maybe you would not be considered a compulsive hoarder, but could your home situation still be considered a fire risk? It’s a great time to evaluate your situation and start on that spring cleaning.

Cinda Seamon

Fire & Life Safety Educator

Hilton Head Island Fire Rescue

Shipyard Property Owners’ Association, Inc.

Call to Order

of

2016 ANNUAL MEETING

4:00 PM Sonesta Resort

March 3, 2016

ORDER OF BUSINESS

Welcoming Remarks

Roll Call

Approval of Prior Minutes

Financial Report

Manager’s Report-Sally Warren, General Manager

Guest Speaker-Scott Liggett, Town Engineer

General Questions from the Floor (Limit two minutes per person)

Adjournment

*Social will be held immediately following the meeting

*Mark
Your
Calendar*



Attention Residential North & South Owners

A Special Notice About Mailboxes from Your Community Pride Committee

Many of the gray mailboxes in the residential areas are in need of maintenance, repairs or replacement. If you would like to replace your mailbox, please contact Ashleigh in the Welcome Center at (843) 785-3310, ext. 222. The cost for a new mailbox is \$45.00. Otherwise, please do your part by making sure your mailbox stays clean. Help the POA keep Shipyard in Ship Shape!

Beach Club Events

March:

3 rd	Nibble & Nip	(6pm-9pm)
*7 th , 10 th , 21 st	Owners Only	(5pm-9pm)
14 th , 28 th	Men's Club	(6:30pm-9pm)
8 th , 22 nd	Women's Club	(10am-1pm)
25 th	Owners Morning	(8am-12pm)



3/7 Owners Only will be held at Sonesta Resort.



April:

7 th	Nibble & Nip	(6pm-9pm)
4 th , 14 th , 18 th	Owners Only	(5pm-9pm)
11 th , 25 th	Men's Club	(6:30pm-9pm)
12 th , 26 th	Women's Club	(10am-1pm)
22 nd	Owners Morning	(8am-12pm)

May:

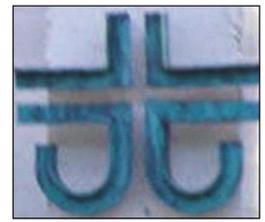
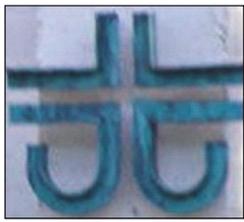
5 th	Nibble & Nip	(6pm-9pm)
2 nd , 12 th , 16 th	Owners Only	(5pm-9pm)
9 th , 23 rd	Men's Club	(6:30pm-9pm)
10 th	Women's Club	(10am-1pm)
27 th	Owners Morning	(8am-12pm)



Shipyard Real Estate Quarterly Update

By your neighbor Karl Sneed

Shipyard Property Statistics



Homes					Villas					Lots				
Year	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
2014	4	\$1,863,200	\$465,800	61	2014	63	\$16,044,900	\$258,789	179	2014	0	\$0	\$0	0
2015	14	\$5,841,000	\$417,214	121	2015	68	\$18,249,765	\$268,379	177	2015	3	\$615,666	\$205,222	328

Shipyard Real Estate Market

Shipyard is one of the most desirable areas on the island and the numbers above are proof. We sold 14 homes in 2015 vs 4 sold in 2014. Average home price is up, although the numbers above do not reflect that. Villa prices and number sold are up slightly. There is still a good selection of villas for sale giving the savvy buyers good choices of location, price and condition, thus giving the buyer the leverage needed to bargain. All in all with the number of sales are up, it's a good sign we are improving. For buyers it's a great time to buy. The market has stabilized and the prices should keep climbing. If you have been on the fence and considering selling, now is a great time. Spring produces more sales than any other time of the year. If you're considering selling your property or know of someone looking to buy in our community please consider Karl as your first choice. Helping buyers and sellers come together is my business. I also know and



Thinking of buying or selling? Karl can assist you in a

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



For Sale
803 Harbourmaster Villa
3 Br. 2 1/2Ba. \$259,000

(Golf & Lagoon View)
 Living areas downstairs including den/office. 3 bedrooms and 2 baths upstairs. Close to onsite pool. Bike ride to beach, beach club and Coligny Plaza for shopping and dining. Perfect place to call home



For Sale
147 Colonnade Villa
2 Br. 2Ba. \$254,900

Very sought after first floor villa. Furnished making it great short term rental property, or the perfect place to call home. Pool and Grilling area on site. Short walk to the beach and Shipyard clubhouse.



For Sale
139 Evian Villa
3 Br. 3 1/2Ba. \$350,000

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
2416 Windsor
Palmetto Dunes
2 Br. 2Ba. \$649,000
Ocean Front

Great split floor plan. Good separation with the bedrooms. The open floor plan makes for a very bright and spacious villa. Large kitchen open to the living and dining area. Good short term rental income.



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

