



A publication of the Carolina Shores Property Owners Association for the sole use of its members.

To Contact Board Members or the POA: call **579-2044** or email at cspoa17@gmail.com

Please note: the email address cspoa@carolinashores.net is no longer in service.

Please use cspoa17@gmail.com when contacting the POA office.

Jeff Alt – President, *John Csernecky* – Vice President, *Kerry Jarrell* – Treasurer, *Sue Hensler* – Secretary,
Julia Lally – Director, *Philip Laura* – Director, *Chris Edwards* – Director – *Rick Griffith* – Director

Merrilee Burns – Co-Editor *Linda Rugg* – Co-Editor *Mary Keleigh* – Co-Editor

Bulletin email: cspoabulletin@gmail.com

CSPOA website: www.carolinashoresPOA.org

Office Hours: Monday through Friday - 9:00 a.m. to 12:00 noon

THANK YOU TO OUR BULLETIN EDITORS LINDA RUGG, MERRILEE BURNS and MARY KELEIGH
IMPORTANT DATES:

January 8, 2024 at 9:30 a.m.– MONTHLY BOARD MEETING AT THE POA CLUBHOUSE.
ALL MEMBERS IN GOOD STANDING ARE WELCOME TO ATTEND.

IF YOU ARE NOT ON OUR FREE COMMUNITY EMAIL DISTRIBUTION LIST, PLEASE CONTACT THE
BUSINESS OFFICE. YOU MAY HAVE MORE THAN ONE EMAIL ADDRESS PER HOUSEHOLD.

Please remember to notify the office if you change your phone number, email address, name, or mailing address. It is extremely easy to overlook this, but it is difficult for the office should we need to contact you.
Thank you.

How to Submit Articles to the Bulletin

The **DEADLINE** for submitting articles for the Bulletin is **5:00 p.m. on the 20th of each month** for the following month's issue.

YOU MUST EMAIL ARTICLES to: cspoabulletin@gmail.com. Do not use the office email. Be sure to include the **name of the activity** in the "subject" line of your email. Thank you.

2025 Election will take place on February 1, 2025 – We have 3 (three) openings and 4 (four) candidates.

Election ballots will be sent via email and you will be voting electronically. Those without email will receive a paper ballot.

CANDIDATES FOR ELECTION TO THE CSPOA BOARD OF DIRECTORS FOR 2025

Candidates in Alphabetical Order



Joanne Bendy – Resident since 2010. Education BA from Newark State College, NJ 1973 and Master’s Degree in Education from Rutgers University, NJ 1985. Experience/Skills-Public school teacher for 26 years in New Jersey, 12 of which were in the inner city of Trenton. Certified Pre-K-12th grade, as well as a supervisor and teacher of the handicapped. Active member of the Calabash Elks Auxiliary and Veterans Committee which serve people and communities through benevolent programs. 2013-2014- President of the Brunswick County Extension Master Gardeners Volunteers, where I accrued almost 1000 volunteer hours and received an award for overseeing a plant clinic at the local library. 2019- 2022- Served as President of the Carolina Shores Garden Club. Presently I organize programs and speakers and oversee the Beautification Committee. I have served on the Advisory Committee and volunteered on the Recreation Committee in the past. I attend many of the POA functions and the monthly board meetings. Areas of Interest: Advisory Committee, Maintenance Committee, Communication Committee and Nominating Committee.



Jack Phillips Brinson –Part time resident since 2022. Education MBA from Babcock School of Management, Wake Forest University, BS in Business from U.N.C. Chapel Hill. Experience /Skills-CFO for NC Department of Labor; Deputy CFO NC Department of Justice; Chief of the Nuclear Reactors, Materials and Waste sector for InfraGard (a partner agency with the FBI). Elected to three statewide commissions by two NC governors. If I am elected, I want to maintain a balance between a strong community and a peaceful environment and local area development. I serve on the Community Emergency Response Team representing Carolina Shores and I have been contacting County Commissioners and the Town Council regarding the proposed sale of the community golf course. Areas of Interest- Audit and Finance Committee and Advisory Committee



George Choy- Resident since 2011. Education- Bachelor of Science in Nursing, National Registry of Emergency Medical Technicians- Paramedic, Retired NYPS Detective. Experience /Skills 25 years’ experience in law enforcement with community involvement, 19 years’ experience as a paramedic and fire fighter as first responder and patient advocate, 12 years’ experience with Fire Marshall’s Office in Nassau County as instructor. If elected I would like to research and evaluate proposals (past, present and new) for the betterment of our community. Areas of Interest: Maintenance Committee and Architectural Control Committee.



John Csernecky – Resident since 2003, POA Board Director since 2015 where I served as House and Communications Director, ACC Committee Liaison since 2016 and POA Board Vice President since 2017. Education – Electrical Engineering degree and BS in Business Administration. Experience/Skills – Town Commissioner in Hamburg, NJ for two four-year terms, Town Commissioner for Carolina Shores for one term, Carolina Shores Emergency Management Chair while Commissioner. Engineering Manager for multi-million-dollar Air Force test equipment programs. Volunteer fireman (retired) with the Calabash Fire Department, member of the VFW and American Legion, and a volunteer at the Brunswick County Senior Resources Thrift Store. If reelected, I will continue to support and maintain the facilities, including the pavilion, pool, picnic area, and clubhouse, which are used by numerous members. I want to ensure the application of the DoR requirements on an equal basis to all property owners. One new goal is to listen to and remain cognizant of the possible sale of the golf course and the ramifications for the POA and its residents.

New EasyHOA Software

CSPOA has installed new software at the office which allows for more efficiency and your ability to login into your account and access information about you and your property. This is state-of-the-art community software. As with all new software installations, we are working hard to make this work for everyone.

You should have received an email to create a login to the new software. If you have not received the email or if you have any questions, please let us know by emailing us at espoabulkreply.com.

The current website address where you log into your account is <https://easyhoa.website/carolinashorespropertyownersassociationpoa/home/>. At the top right of the window is an OWNER LOGIN button. This website has everything that is on the old website.

There are three ways to pay your POA dues without incurring a transaction fee: check, cash and bill pay through your bank. You now have the option to pay by credit card; this will incur a 3.4% addition fee.

EXPLANATION: ACH is a transaction from bank to bank. You may see this and Flat Fee in our software with a \$0.00 amount. These options are part of the new software that we have opted not to use but cannot remove because we are not the only clients of the software company. If we chose to use these options, there would be a fee amount showing.

Reminder -- POA Office

Anyone using the POA clubhouse on a regular basis needs to complete a CSPOA Clubhouse Schedule Agreement before the beginning of next year. You can get forms at the office or online under Procedures and Forms/Forms/Schedule agreements.



ACC Corner – Tom Wright, ACC Chairman

Town of Carolina Shores Easement (Right of Way) and Private Property

The Town of Carolina Shores has established easements to properties in the Carolina Shores POA. These easements are set up for the maintenance of the water management systems to protect the properties during high rain conditions to avoid flooding and damage to your homes. The easement grants the Town access “for public roads purposes”; this does not create an easement for public use, but rather to allow access to a public road. Below is an example of the drainage systems on either side of the Acreage of Carolina Shores POA, along Pinewood Drive that all transverse the rear of private property.



The access roads behind the properties are comprised of Private property that is not designated as public land, so in effect walking or entering the roadways is trespassing on your neighbors back yard. Please respect their private property as you would wish others to do on your own property. Entering or remaining on a property after being notified not to enter or entering a property with a "no trespassing" sign is second degree trespass. This is a Class 3 misdemeanor, punishable by up to 20 days in jail and court-ordered fines. Please respect your neighbor's private property as you would wish others to do on your own property.

Carolina POA office M-F 9 a.m. to 12 p.m. daily or download the permit forms from the Carolina Shores POA website.

Tennis – Joyce Disano



Join us for open tennis starting at 8:30 a.m. Monday, Wednesday and Friday at the Carolina Shores tennis courts. Wear proper court shoes. Hope to see you there.

Chair Aerobics – Paula Guenther



Chair Aerobics takes place in the POA Clubhouse every Tuesday, Thursday and Saturday at 9:00 a.m.

Book Discussion Group – Susie Riggs



The Book Discussion Group's final meeting of 2024 was held on Friday, December 20. Our reading selection for the month was Honey Drop Dead by Laura Childs, a cozy mystery set in Charleston, SC. Our members enjoyed discussing the book as most of us are familiar with the Charleston area and could visualize places mentioned in the story. We will start the new year off with a special meeting on January 17. Not only will we have a visit from author Teri Brown, who penned our January reading selection, Daughters of Green Mountain Gap, but we will also have a potluck luncheon. Members should contact Pat McKay to let her know what type of dish you plan to bring. Our meeting will take place at 10:00 a.m. in the main room of the POA Clubhouse.

Garden Club – Happy Mullen



In December, the Carolina Shores Garden Club met at Hurricane Juel's Restaurant for the annual holiday luncheon. Joanne Bendy and Janet Guido planned a lovely lunch complete with delicious favors and garden club appropriate door prizes. The food was outstanding, the view of the waterway was moody in the much needed rain and the conversation was lively.

January's meeting will feature Lloyd Young from the North Carolina Blue Bird Society, talking about the birds' habits and habitats. On February 12, the club is holding a Card and Game party, including a Silent Auction, a quilt raffle and a 50/50 drawing, to raise funds for the scholarships we provide annually. Tickets are \$20 and include a box lunch. Please contact Sharon Robbins at 910-579-8625 about the tickets. You will need to have the number of people in your party and know which game you would like to play. The party begins at 11:30 a.m. at the clubhouse.

New members are always welcome at the garden club. The meeting is the second Wednesday of each month and annual dues are \$10. Meetings always include a guest speaker, a plant raffle and refreshments. Please contact Happy Mullen at 240-354-4290 with any questions.

Pickleball – Rick Griffith & Sue Berger



PICKLEBALL Open Play Schedule

NEW "Winter" Hours (November -March) beginning Tuesday, November 5.
Tuesday/Thursday at 1:00 p.m. and Saturday at 9:00 a.m.

Carolina Shores "Open Play" pickleball is ONLY for CSPOA members in good standing and their guests, accompanied by a member. Players of ALL levels are encouraged to play, beginners included. It is a recreational and social time to meet, play and get to know your neighbors. Please wear "Court" / Tennis shoes and comfortable clothing. If you're interested in learning how to play pickleball, please contact Rick or Sue.

Check out this site: How to Play Pickleball - USA Pickleball or go to (www.USAPickleball.org)

Rick Griffith 419.262.3832

Griffithrj@hotmail.com

Sue Berger 919.410.1221

LeeSueBerger@gmail.com

Hope to see you at the courts!!

The Lord's Pantry/Porch – Frank Pritchett



Anyone interested in donating to support The Lord's Pantry in Shallotte can drop non-perishable food donations in the bins near the front door of the POA clubhouse. January collections will end on Tuesday, January 21. Other January pick up locations within the community will be published before the final collection date. Our community's December collection was 212 pounds bringing us to a total of 1537 pounds for the 2024! Thanks for the great support to provide for the needy!

Thursday Night Poker



We are looking for more Poker Players. If you are interested, please call Joe Martere at (910)575-3897

New Neighbors – Flo Pflaster, Margie Pettersen and Ellen Pecina

Name: Brian and Dina Morgan

Address: 27 Sunfield Dr.

Phone: 631-478-5223 (Brian); 631-972-2166 (Dina)

Email: bmorganemail@gmail.com; dinamorgan@gmail.com

Brian and Dina have moved here from Long Island, NY and are very pleased with the neighborhood and like the local flavor and the woods surrounding their house. They are also close to family living in Bluffton, and Little River, SC. Brian is a master electrician and electrical estimator, currently working as a consultant. He likes boating, fishing, golfing, and watching football. Dina is working long distance as a health administrator for Northwell Health Systems. She enjoys the beach, thrift store shopping, reading, and crafts. They are accompanied by their dog, Jasmine.

If you recently purchased a home in Carolina Shores and have not been greeted by the Welcoming Committee, please contact Flo at 910-368-1070 or dfp324@atmc.net



In Memoriam

Beverly Shaw

Sales and Services

DISCLAIMER: The CSPOA assumes no responsibility for the services provided in the following ads. It is the customers' responsibility to find out if the service provider is **BONDED AND/OR INSURED**.

	<p>Mary Conover, Your Carolina Shores Realtor and neighbor, Mary Conover will utilize her 34 yrs. Experience for a quick, stress-free sale, at the best price possible. Coldwell Banker Sea Coast Advantage, Calabash, (703)409-9612. Call today for a pricing opinion. Remember . . . Conover Cares!</p>		<p>I'm not only a realtor, I am your neighbor. Looking to sell your house at the right price. Contact Lon Forehand, Carolina Shores resident and Realtor with VRG Realty. Licensed in NC & SC. Call/Text Lon at 540-607-2609 or email at lonforehand@gmail.com</p>
	<p>LeFevre Bikes – All American Bikes Vision Square Plaza, 10138 Beach Drive, Calabash Sales, Service, & Rentals. We have adult tricycles in stock for sale. lefevrebikes@yahoo.com 910-575-0509</p>		<p>STATELINE PET TAXI, LLC Providing Safe, Timely, Reliable, Compassionate Transportation for your precious pets to and from Veterinarian Appointment, Grooming Appointments, Doggy Daycare, Boarding Facilities. Registered USDA, Fully Insured & Bonded. Call – 910-553-0838 or text Statelinetaxi@outlook.com</p>
	<p>PERSONAL-IN-HOME CARE/ HOUSEKEEPER – loving and caring Certified CNA. I love what I do. Resident of Carolina Shores. Will run errands, attend doctor appointments, light housekeeping, etc. Call Lucille Pedersen at 980-253-7175.</p>		<p>New Hair Stylist in Calabash "Hair By Gigi" 9222 Beach Dr., Calabash: 910-409-1230 Hairbygigi1@gmail.com New customer specials: Mens' cuts - \$15.00, Color and Cut - \$70.00, and Partial Highlight, Cut, Style - \$80.00</p>
	<p>Child, Family and Adult Therapy For help with Depression, Anxiety, PTSD – Get help now. Call Gaye Lynn Schankweiler, Licensed Professional Counselor – Cell: 303-378-2204</p>		<p>L & D Painting – Larry Gonzalez, resident. Office: 910-575-6624, Cell: 843-315-5272 Licensed & Insured in NC and SC</p>
	<p>Do you need help walking your 4 legged friend ? Experienced dog owner available to help with your pup. Contact for availability and price. Call Paul M at 508-280-8159 or email psm110@yahoo.com</p>		<p>Crooked cabinet doors? Tired of hearing them slam? Contact Lou Machado, Carolina Shores resident, owner of Faith Renovation. I will adjust and install soft close hinges. Special package deal. Call or text Lou for an appointment. 704-880-1820</p>
	<p>Carolina Coastal Real Estate, Kandy Walters, Broker 10187 Beach Drive, Calabash, NC 28467 Email: kandy@myccrealestate.com Cell: 336-977-6100 Office: 910-579-5588</p>		<p>Salty Days Home Services, your neighbor go-to handyman in Carolina Shores. We're here to tackle your home projects so you don't have to. Experienced & insured. Text or call Glenn Day, 919-770-4182 www.saltydayshomeservices.com.</p>
	<p>AMANDA PATERSON Broker/REALTOR® Century21 Vanguard 252.412.0028</p>		<p>Selina Day, Atlantic Shore Properties, "Selling the Beach" Carolina Shores resident, 16+ yrs. experience. Selling or buying? Call 919-418-6110 or email selinaday@atlanticshoreprop.com www.facebook.com/selindayrealtor for complimentary home pricing consultation</p>
	<p>Pet Loss Grief Support for those who have lost a beloved pet. Empathetic and compassionate care. www.humanehearts.com * 978.572.0698 * MARLA@humanehearts.com (CS resident)</p>		<p>Websites of any size for your business or service: windycitysites.com. 20 plus years of experience and a local resident. Free estimates. Call Tim at 910-579-8154 or tim@windycitysites.com.</p>
	<p>Home Healthcare Carol Stewart (910) 363-7595, Shawn Ferguson (910) 442-0895 30+ Years Experience. Certified in First Aid and CPR</p>		<p>Selling pool table \$400.00 pick up only. 910-228-4179</p>

"For Sale" ads must be renewed by the 20th of every month to appear in the the following month's bulletin.

PAVILION and RECREATION AREA CALENDAR

Pavilion and Recreation Area Calendar for January 2025						
Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1			1 8:30 Tennis	2 1:00 Pickleball	3 8:30 Tennis	4 9:00 Pickleball
5	6 8:30 Tennis	7 1:00 Pickleball	8 8:30 Tennis	9 1:00 Pickleball	10 8:30 Tennis	11 9:00 Pickleball
12	13 8:30 Tennis	14 1:00 Pickleball	15 8:30 Tennis	16 1:00 Pickleball	17 8:30 Tennis	18 9:00 Pickleball
19	20 8:30 Tennis	21 1:00 Pickleball	22 8:30 Tennis	23 1:00 Pickleball	24 8:30 Tennis	25 9:00 Pickleball
26	27 8:30 Tennis	28 1:00 Pickleball	29 8:30 Tennis	30 1:00 Pickleball	31 8:30 Tennis	

Clubhouse Calendar for January 2025

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
			1 8:00 Exercise	2 9:00 Chair Aerobics 10:00 Mah Jongg 10:30 Mah Jongg 4:00 Recreation Committee 6:00 Men's Poker 6:30 Men's Poker 6:30 Dominos	3 8:00 Exercise 6:00 Friday Night Poker 6:30 Girls Poker Night	4 9:00 Chair Aerobics
5	6 8:00 Exercise 1:00 Maj Jongg 6:30 Ladies Poker 6:30 King's Row	7 9:00 Chair Aerobics 10:00 Mexican Train 1:00 Ladies Poker 6:00 Bunco	8 8:00 Exercise 9:30 Board Meeting 1:00 Garden Club 4:00 Gate 1 HOA 6:00 Bunco	9 9:00 Chair Aerobics 10:00 Mah Jongg 10:30 Mah Jongg 6:00 Men's Poker 6:30 Men's Poker 6:30 Dominos	10 8:00 Exercise 6:00 Friday Night Poker 6:30 Girls Poker Night	11 Memorial Service
12	13 8:00 Exercise 1:00 Maj Jongg 6:30 Ladies Poker 6:30 King's Row	14 9:00 Chair Aerobics 1:00 Ladies Poker 6:00 Bunco	15 8:00 Exercise	16 9:00 Chair Aerobics 10:00 Mah Jongg 10:30 Mah Jongg 6:00 Men's Poker 6:30 Men's Poker 6:30 Dominos	17 8:00 Exercise 10:00 Book Discussion Group 6:00 Friday Night Poker 6:30 Girls Poker Night	18 9:00 Chair Aerobics
19	20 8:00 Exercise 1:00 Maj Jongg 6:30 Ladies Poker 6:30 King's Row	21 9:00 Chair Aerobics 1:00 Ladies Poker	22 8:00 Exercise 10:00 Mexican Train	23 9:00 Chair Aerobics 10:00 Mah Jongg 10:30 Mah Jongg 6:00 Men's Poker 6:30 Men's Poker 6:30 Dominos	24 8:00 Exercise 6:00 Friday Night Poker 6:30 Girls Poker Night	25 9:00 Chair Aerobics
26	27 8:00 Exercise 1:00 Maj Jongg 6:30 Ladies Poker 6:30 King's Row	28 9:00 Chair Aerobics 1:00 Ladies Poker	29 8:00 Exercise 10:30 Mah Jongg	30 9:00 Chair Aerobics 10:00 Mah Jongg 10:30 Mah Jongg 6:00 Men's Poker 6:30 Men's Poker 6:30 Dominos	31 8:00 Exercise 6:00 Friday Night Poker 6:30 Girls Poker Night	

Recycle Center Schedule

Windshield Sticker Required

Monday, Tuesday, Thursday, Friday 9:00 a.m. – 3:00 p.m.

Wednesday, Saturday 7:00 a.m. – 12 noon.

Closed Sunday

Please check the town website for adjusted hours.

2025 Holiday Schedule: January 20, April 18, May 26, June 19, July 4, September 1, November 11, November 27, December 25.

Important: DO NOT LEAVE THE CAR PARKED AT THE TRASH COMPACTOR WHEN DISCARDING ITEMS IN THE RECYCLE BINS.

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