



The Cabana Report

Letter from President

Richard has an update for
the community

Summer Safety

Some great reminders from
Family Features

Lets Eat Out!

Editorial by Nancy Schulman

Summer House Stickies

Community Happy Hour
April 22 5-7pm Clubhouse
and other items of interest



2015 Board of Directors

President

Richard Schulman

Vice President

David Benedict

Treasurer - NEW

Marc Bellantone

Secretary - NEW

Fernando Fiumara

Member at Large

Greg Roberts

Property Management Partner

Absolute Island Management, Inc.

Association Director

Phil Hildreth

Office Manager

Lea Anne Fludd

Property Sales and Support

Kevin Quat

Property Rentals

Josh Quesada

Maintenance Technician

Richard Baker

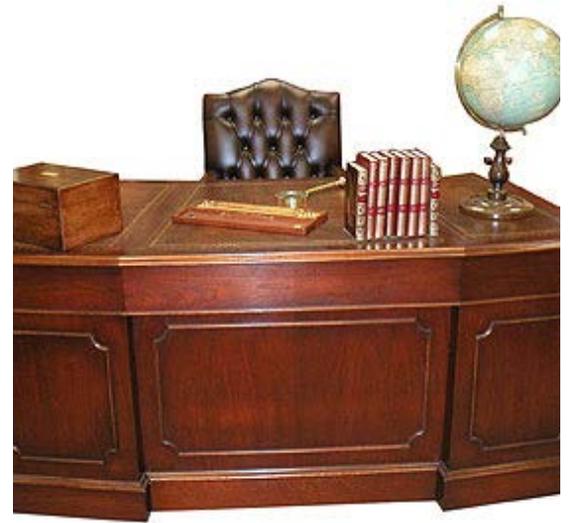
Maintenance Technician

Mark Blackburn



FROM THE DESK OF THE PRESIDENT

RICHARD SCHULMAN



SUMMER HOUSE CLUBHOUSE

The annual homeowner's meeting was held on 19 March 2015. The minutes of the meeting with a copy of my presentation, "The State of the Community", was previously distributed by e-mail to all homeowners.

One of the topics that was discussed at the meeting encompassed the subject of the Summer House Clubhouse, i.e., who, when and for what can it be used. I will try to clear up this question in this article.

The Clubhouse consists of four areas: the offices, the kitchen, the main meeting room, and the small conference room. I will address each area separately.

The Offices:

One of the offices is reserved by the Homeowners Assn. for the manager of Summer House, Phil. The other office space was left by the Developer, as storage space for a lot of boxes of paperwork, files, etc.(junk). This office space was not providing anything useful for Summer House. The Homeowners Assn. decided to rent some of this office space to AIM, our management company, to obtain funding that could be applied to subsidizing the HOA fee, thereby, keeping the HOA fee as low as possible. AIM is the perfect tenant, since they provide

free support to Phil in addition to their other activities, in the management of Summer House.

The Kitchen:

The kitchen is intended to support parties or other Summer House events held at the Clubhouse. As you may know the Summer House Clubhouse is also available to rent for private parties for which, use of the kitchen is available. Please see Phil for the rules, regulations, and rental fee governing the rental of the Clubhouse for private events. The rental fee is intended to pay for wear and tear of the furnishings and maintenance of the Clubhouse resulting from it's use for private events.

The Main Meeting Room:

The main meeting room is available for use by any resident of Summer House. It is intended as a place for people to come and watch TV, to read, or for small groups (2 to 4 people) to have conversations, etc. It is presently available for resident use anytime the offices are open during the week (Monday through Friday-9AM to 5PM). Our only request is that any resident using the Clubhouse should clean up after use. At the present time use of the main meeting room is not available after office hours and on weekends other than for **private parties** as described in the Kitchen paragraph above.

The issue is to determine responsibility for the maintenance and care of the facilities after hours. Also, the potential expense of setting up the Clubhouse for after hours use, such

as separating alarm systems and key cards for doors. Since there has been little request for the use of the Clubhouse after hours, this situation has not been considered.

The Homeowner's Assn would like to know your opinion on this matter to gauge how many people want to use the Clubhouse (main meeting room) after hours, in the same way as during the day (watch TV, read, small group discussions, etc., but not for private parties) . If you are interested in Clubhouse use after hours, please let Phil know by sending him an e-mail so that he may track the responses. Based on the results of this survey we will take appropriate action.

Small Conference Room:

The small conference room is used by the Homeowner's Assn Board of Directors for Summer House business (meetings). When the Board is not using the conference room, it is available for any resident. The availability of the conference room is the same as described above for the main meeting room. It can be used for meetings, discussions, card games, etc. for up to about 6 people.

Again, if there is interest in using the conference room after hours, let Phil know by sending him an email. Based on the results we will determine what actions must be taken.

Please also welcome our newest board members listed on the prior page.



Photo courtesy of Getty Images

GET INTO THE SWING OF

SUMMER SAFETY

FAMILY FEATURES

Summer is a time of playground fun, swimming, boating, biking, camping and other outdoor activities. Unfortunately, these activities can lead to a higher risk of injuries.

In fact, according to the Safe Kids U.S. Summer Ranking Report, summer is known as “trauma season” among U.S. public health and medical professionals because unintentional deaths and serious injuries increase dramatically among children during these months.

“Sustaining a serious injury can be a life-altering event for a child,” said Dale Stauss, chairman of the Board of Directors for Shriners Hospitals for Children®. “We see patients every day with injuries caused by accidents, and we are committed to raising awareness about how to stay safe this summer.”

As experts in the treatment of pediatric orthopaedic conditions, spinal cord injuries and burns, Shriners Hospitals for Children provides critical, surgical and rehabilitative care to children, regardless of the families’ ability to pay. “We prefer these accidents never happen, but when they do, our physicians and medical staff work together to get these patients back to being kids — laughing, playing and dreaming about the future,” commented Stauss.

The good news is that many of these injuries may be preventable. Here are some tips from Shriners Hospitals for Children to help your family enjoy a fun, injury-free summer.

Go Outside and Play

The physical and mental health benefits of outdoor play are great for children. It provides opportunities for exercise, creative expression, stress reduction and access to a free and natural source of vitamin D — sunlight. Before sending kids out to play, make sure they always wear shoes to protect feet from cuts, scrapes and splinters, and wear sunscreen to protect from sunburns and harmful ultraviolet rays.

Playground 101

The Centers for Disease Control and Prevention reports that every year emergency departments treat more than 200,000 children ages 14 and younger for playground-related injuries. Before your kids head to the playground, keep these precautions in mind:

- Choose parks and playgrounds that are appropriate for their age and offer shock-absorbing surfaces.
- Teach children that pushing and shoving on the playground can result in accidents and injuries.
- Remind kids to go down the slide one at a time and to wait until the slide is completely clear before taking their turn. Teach them to always sit facing forward with their legs straight in front of them and to never slide down headfirst.
- Remind children to swing sitting down. Encourage them to wait until the swing stops before getting off and to be careful when walking in front of moving swings.

Make a Safe Splash

While playing poolside may be a blast, Safe Kids Worldwide reports that drowning is the leading cause of injury-related death for children ages 1 to 4 and it is the third leading cause of injury-related death among children 19 and under. Additionally, University of Michigan Health Systems estimates that each year about 6,000 young people under age 14 are hospitalized because of a diving injury, with one in five sustaining a spinal cord injury. Prevent accidents and injuries with these tips to ensure your family’s safety around water:

- Teach children to never swim alone or go near water without an adult present.
- Give children your undivided attention when they are swimming or are near any body of water.
- Always jump in feet first to check the depth before diving into any body of water.
- Never dive in the shallow end of the pool or into above-ground pools.

Fun on the Water

Boating, tubing and other water sports can be great fun but can also be dangerous. According to the U.S. Coast Guard, nearly 71 percent of all boating fatalities are caused from drowning, 85 percent of which are a result of not wearing a life jacket. Here is what you can do to enjoy the water safely:

- Always have children wear a Coast Guard-approved, properly fitted life jacket while on a boat, around an open body of water or when participating in water sports.
- Educate yourself. According to the U.S. Coast Guard, 86 percent of boating accident deaths involve boaters who have not completed a safety course.
- Always check water conditions and forecasts before going out on the water.

Mowing Matters

Thousands of children are injured in lawn mower accidents each year, some severely. Lawn mower injuries account for a large percentage of accidental amputations according to the American Academy of Orthopaedic Surgeons. The Academy cautions that the speed of a typical lawn mower blade can send dirt and bacteria deep into a wound, creating a high risk for severe infection. To avoid accidents involving lawn mowers, keep these tips in mind:

- Teach children to never play on or around a lawn mower, even when it is not in use. They should never be permitted to walk beside, in front of or behind a moving mower.
- Children under 6 years of age should be kept inside the home while mowing.
- Children should be at least 12 years of age before operating a push lawn mower and at least 16 years of age before operating a riding lawn mower.

Fire Safety Simplified

In 2012, more than 136,000 children across the United States, including more than 67,000 children 4 and under, were injured due to a fire or burn and treated in emergency rooms, according to Safe Kids Worldwide. Use these tips to keep children safe around fires, fireworks, grills and other heat sources:

- Teach kids to never play with matches, gasoline, lighter fluid or lighters. Make a habit of placing these items up and away from young children.
- Do not leave children unattended near grills, campfires, fire pits or bonfires. Always have a bucket of water or fire extinguisher nearby whenever there is a burning fire.
- Take your child to a doctor or hospital immediately if he or she is injured in a fire or by fireworks.

Shriners Hospitals for Children encourages families to take these precautions to enjoy a safe, injury-free summer. If an injury occurs, the physicians and staff of Shriners Hospitals can help. To find out more about the treatments available visit ShrinersHospitalsforChildren.org.



Adapting After an Accident

Thirteen-year-old Sydney Kendall knows the importance of water safety. After losing her right forearm during a boating accident six years ago, Sydney was brought to Shriners Hospitals for Children where she received a prosthesis and occupational therapy to help her learn how to adapt.

As Sydney’s confidence grew, so did her ambition to get back in the water. She became a Shriners Hospitals for Children Patient Ambassador and challenged herself to mentor other patients through ability awareness presentations. She also joined a competitive swim team and participated in a triathlon.

Sydney’s newest challenge is to help increase awareness about summer safety. She invites parents and children to visit ShrinersHospitalsforChildren.org/SafeSummer to find tips for preventing injuries this season.



Photo courtesy of Getty Images

LET'S EAT OUT

BY NANCY SCHULMAN

ONE OF THE UNSPOKEN PLEASURES OF COMING TO HILTON HEAD ISLAND IS EATING OUT.

There are so many restaurants to choose from it can be a little overwhelming. Long before we were island residents we owned a time share and came here with our family each summer for one week. One of the first tourist books we picked up was the restaurant guide [the predecessor to Fork & Fun] to plan where we'd eat each evening of our stay. We'd always mix it up: try a new restaurant, return to an old favorite. Through the years [it has now been more than 30] we've seen restaurants come and go, update their menus and reinvent themselves for a new generation of foodies.

Now that we live here we don't eat out



nightly, but we still enjoy the pleasure of dining out. We've even expanded our restaurant choices to include Bluffton. Friends, neighbors, and family always ask me for recommendations about island restaurants. In fact, when my children learn someone they know is coming here they say "speak to my mother".



With this in mind, I've been asked to write a restaurant review column for this newsletter. It has been suggested that I pass along some of the experiences from eating out that I've gained over the past 30 years.

For my debut article I thought I'd select something truly southern.....barbecue.



While there are many to choose from, my personal favorite is One Hot Mama's off Sea Pines Circle in Reilly's Plaza.

Many people are familiar with the name since owner Orchid appeared on Food Network Star a few seasons back. We've been going there since they first opened and were not part of the Serg group. Where to begin.....everything is perfectly made, the meat so tender it falls off the bone, hickory smoked slowly for hours. The only problem is what to choose from. The baby back ribs and Texas beef brisket are outstanding as is the hand pulled pork. One of my new

favorites is their smoke fried chicken which raises chicken to a whole new level. They offer a choice of combos which all come with 2 sides and honey jalapeño cornbread. This is some of the best cornbread I've ever had and I don't like jalapeños. The selection of sides presents another list of what to choose – sweet potato or regular fries, fried okra, collard greens, dirty rice, mac & cheese, baked beans, coleslaw, mashed potatoes, etc. I suggest that each person order different sides and share to find your own favorite. I'm a fried okra girl while my husband always orders the collard greens, both excellent. Runners up for me are the coleslaw and sweet potato fries. The menu has a nice selection of burgers which are huge and perfectly made. Mama's also has fresh salads, steak, fish, and chicken on the menu. They are also famous for their chicken wings both grilled and fried varieties which they enter in the annual Wingfest competition. My husband and I learned the hard way that we can't have it all. Translation, we skip wings and appetizers and go straight to entrees. Another possibility would be to order wings or appetizers then have salad or share a dinner. I can't comment on dessert because I can barely finish dinner. The staff is always friendly and helpful. You'll walk out of there with a full stomach and a smile on your face.

Until next time.....bon appetite!

Summer House Stickies Notes

Spring Wing Thing

Wednesday, April 22 5:00pm – 7:00pm

Summer House will host a Spring happy hour featuring The Absolute Islander Wing. Your property management team is gaining a reputation for making great hot wings. The recipe is held secret but it has a citrus – sweet – hot combination that we hope will wing you over. For the past two years the Absolute Islander Wing has placed in the top 3 in the Wingfest Competition and its debut in the Amateur Competition took 1st Place.

So come out to the Clubhouse to enjoy some cold beer and locally famous wings with your neighbors. We will have grills going and chefs to grill you your favorite cut of meat.

Bring anything you want grilled and we'll cook it!



Summer House IMPROVEMENTS

2014 was a big year for capital improvements at Summer House. This year will not be as aggressive but we are looking forward to the following improvements:

- The water fountain at the entrance will be replaced with a tankless model. The commercial vehicle parking lot next to H building is in need of improved lighting.
- The front entrance marquis is scheduled for a make over.
- The Spring flowers will be installed in late April. Summer House resident Rich Zimmerman and his company Z-scape have done a great job with this project over the past year and we are looking forward to more creative displays this year.
- Homeowners can now pay their monthly regime fees online for no fee – or you can use a credit card and pay a small administrative fee. If you would like to have the link sent to you – just email Phil.

Mark Blackburn and the Spring Cleaning Plan

Please welcome our newest team member Mark Blackburn as the onsite maintenance technician for Summer House. Mark is responsible for keeping the grounds in top shape and will take on many projects throughout the year. Right now Mark has the following assignments.

- Pressure washing the sidewalks and building entrances
- Painting the white lines in front of the stop signs as well as the yellow divider lines in the parking lot.
- Painting the pool deck.
- Mark will pressure wash the building corridors in early May after the majority of the pollen has run its course.

H06 Condominium Owner's Insurance Policy

This is the first year that homeowners are required to carry an active homeowner's insurance policy. The deadline to submit your policy was February 28th. If you have not sent in the declarations page (front page) of your policy you are in violation of the rules and regulations. If you have an active policy, contact your insurance representative and request that a copy of the declarations page be sent to phil@absoluteisland.com.