



Ocean Ridge Sound

Ocean Ridge Master Property Owners' Association (MPOA)

February 2026

REPORT FROM THE PRESIDENT - TED LUCKADOO

The annual meeting of the Ocean Ridge Property Owners' Association was held on Saturday, January 17, 2026, at the Edisto Island Lions Club building at 2907 Myrtle Street, Edisto Island, SC. Board members present were Iddy Andrews, Bert Koon, Brady Long, Ted Luckadoo, Rick Moore, Cheryl Moran, Jason Sheffield, and Susan Frick, Penny Ginn, Horace Kinsey, and Steve Wagner, SW Community Representatives.

The minutes of the January 2025 annual meeting were approved. The board gave their committee reports.

REMINDERS:

- Do not allow any vehicle to follow you in or out of the RFID gates. You pay for that privilege. They don't!
- Cut palm fronds or any excessive limbs on your property that extend into the roadway.
- Report all emergencies to 911, not the front gate.
- Do not feed the wildlife – deer, alligators, raccoons, etc. This is against Ocean Ridge rules and regulations. If this happens, you will be fined.
- Please drive slowly on Hutto Hill. There are blind spots that include people walking and riding bikes.
- Because it is the off season, trash pickups are on Mondays only. Be

sure to roll back your cans after they have been emptied.

- If you have guests coming in from the outside, please call the guard gate to let them know, 843-631-5131.

If you have any questions or concerns, contact Susan Frick at 843-869-4300 or email OceanRidge@sw-community in the management office.

FINANCE - RICK MOORE

Rick reported that the organization's financials are more consistent than any he has ever seen. We have 1.6 million in reserve and 131% liquidity. The average organization is 40-125% liquidity. There has been no increase in assessments for five years. This shows a concerted effort by the board to stay in budget along with owners paying their regime fees in a timely manner.

SECURITY - CHERYL MORAN

Cheryl reports that in 2025 the Edisto Beach Police patrolled over 1500 hours in Ocean Ridge. This averages more than 30 hours a week. There was an average of 3.5 calls per week, with none of those being violent crimes.

ROADS AND SIGNS - JASON SHEFFIELD

Jason reports that the roads were repaved during 2012 – 2020. A section was repaved every two years during this period of time. The roads are not due for repaving at this

time. Problem areas with roots will be patched in 2026.

BEAUTIFICATION: BRADY LONG

Brady reports that landscaping in the median of King Cotton Road has been completed and will be followed by work outside the Jenkins Gate. In 2025, the Club Cottage ditches were cleared, the Edings Street fence was replaced, the stairs between Club Cottage and the Plantation Golf Course parking lot were replaced with concrete steps, limbs were trimmed, pine straw was placed in medians, and stumps were ground in the common areas. In 2026, the Jenkins Gate landscaping will be refurbished, and the lattice pedestrian wall at the Jenkins Gate will be replaced. The fence along Magnolia Walk will be replaced. He requests that homeowners please keep their mailboxes clean.

ARCHITECTURAL REVIEW BOARD - BERT KOON

Bert reports that the ARB meets on the fourth Thursday of each month. The purpose of the ARB is to maintain the look of the Ocean Ridge community. All modifications to the exterior of one's home must be approved by the ARB. There are currently 2-3 houses under construction and several undergoing major renovations.

COMMUNICATION - IDDY ANDREWS

The website had 11,980 visitors in 2025 which was a significant increase. Facebook has 1,000 followers, and our email list has 688 subscribers.

The newsletter for Ocean Ridge is published quarterly and can be found on the website at www.oceanridgempoa.com. If

you are not on the mailing list, you can sign up at the website or email oceanridgempoa@outlook.com. Please notify the office of any email address changes to assure you receive information.

The Ocean Ridge Shrimp Boil Social will be held on April 11, 2026, 5:30 to 7:00 PM at the Lion's Club. We encourage you to make reservations by calling or emailing the MPOA office. Details will follow.

The new office hours for the MPOA office are as follows:

Monday – Thursday 9-4
Fridays – By appointment

The MPOA office has a new email address, OceanRidge@sw-community which can be used if you are not directing an inquiry to an specific person.

Key Contact Information

- Website www.oceanridgempoa.com
- SW-Community Manager – Susan Frick
- Email - OceanRidge@sw-community
- (843) 869-4300
- Office location – 42 Station Court, Jungle Room; Mailing address – P.O. Box 700, Edisto Island, SC 29438
- Security (843) 631-5131

“The life of a man consists not in seeing visions and in dreaming dreams, but in active charity and in willing service”.

Henry Wadsworth Longfellow