

# Fact Sheet

## Rivers Edge POA

### Golf Course Legal Relationship with Development

#### Article 17: Golf Course and Recreational Amenity

- No warranties made as to continuing existence, ownership or operation of the golf course.
- Rights to use golf course solely determined by owner/operator of the golf course.

#### Article 2: Section 3

- Golf course is free standing, commercial entity, no rights to the golf course obtained as result of purchase of a lot or dwelling.

#### Article 2: Section 5

- Golf course intended for use by residents and the public on terms solely determined by the golf course owners/operators

#### Amendment recorded April 7, 2008

- Reduced golf course annual assessment from equivalent of 50 unimproved lots to 15

### 2017 Rivers Edge Survey, Question 10

Following is a list of statements about the golf course and its value to you. Please indicate whether you agree or disagree with each statement.

	Strongly Agree	Agree	Neutral	Disagree	Strongly Disagree	Total Responses
GC enhances your property value	109 69.3%	44 27.8%	4 2.5%	1 0.6%	0 0.0%	158 100%
GC enhances your enjoyment of the community	89 56.3%	38 24.1%	28 17.7%	3 1.9%	0 0.0%	158 100%
GC, clubhouse and Grille enhances your enjoyment of the community	89 56.7%	39 24.8%	19 12.1%	7 2.0%	3 1.9%	157 100%

## Golf Course – POA Financial Relationships (other area developments)

Course Name	Owner Type	Course Payments to POA
Carolina National Winding River	Private Owner	None
Brunswick Plantation	Private Owner	None
St James	Developer/Owner	None
Ocean Ridge	Developer/Owner	None
Sea Trails	Private Owner	None
Sandpiper	Private Owner	Shared maintenance of front entrance, entrance road and front pond
Lockwood Folly	Golf Membership*	Annual assessment equal to one property lot. Golf course leases pro shop and restaurant from POA

\*Not all golfers are equity owners. Not all property owners are golfers or equity owners.

In addition to the 7 golf courses surveyed above, there is additional information that the following four courses/developments in Brunswick County pay either no or a nominal assessment or equivalent to the property owners association:

Magnolia Greens/Compass Pointe

Brunswick Forest

Thistle

Brick Landing

Pearl is irrelevant since there is no residential development.