

December 23, 2014

Mesa Raven HOA  
c/o The Beach and Company  
440 Hwy 90 E, Suite 1  
Little River, SC 29566

Mesa Raven HOA Board,

My votes for each of lots #10 and #11 are "no vote" for any candidate. There is no need for any board members. All have failed. I don't think anyone in this community is fit to be on the board.

In my opinion the HOA Board and the Beach Company are failing the community. The only thing they do well is to suck all the money out of us. It is still very much Bill Muldrum's HOA. In my opinion they are like the mafia. They are at your doorstep every month sucking money out of you for some reason, even for unjustifiable reasons. I believe when the Board spends money they spend it like it is theirs. They are not looking at the good for the community. An independent audit was supposed to be conducted three years ago and this has not been done. I do not trust this board or the Beach Company. This is the worst HOA I have ever dealt with.

Bill Muldrum was the developer and he put Mike, Jeri, and Ralph on the board without us having an opportunity to vote for any of them. Then these three so called "members" of the board voted in the Beach Company, and again we, the community, were not given the opportunity to vote. So the board and the Beach Company were instituted without community approval. I would not have voted for any of these three people nor the Beach Company. Where is the democratic process in our HOA?

The secret and private meetings with the Beach Company and the Board are unacceptable. Dues payers should know where their money is going. Open dialogue is necessary at all board meetings during the fiscal year with residents of the community involved. Truth and honesty go a long way and, in my opinion, you have failed. Many changes must be made and the Board does not have a vision for the future and this is why they have failed. I'm sure everyone in the community can see this. We do not need a contracted HOA with the Beach Company. We can do like Long Bay Community and have our own HOA.

This type of HOA needs to be regulated by the state of South Carolina.

Kellie, I have called you a number of times and left messages and I have sent certified mail. You and the board have never responded. You have failed. Please ensure that every piece of correspondence in the future is sent to me in the US mail, -- no verbal or electronic communications.

By the way, where is the replacement for the dead tree on the berm? I brought this to your attention over two years ago and NOTHING has been done. As minor of a detail as this is, even it has not been addressed or corrected. You have failed. I paid approximately \$2190 to the HOA in 2014. What does my money go for?

I would appreciate it if you would send this letter to every household in the community, since in the past I have been criticized at the HOA meeting for giving copies of my correspondence to the residents of Mesa Raven even though they were truthful and honest. We have a First Amendment right but it seems to be restricted in this HOA.

Yours truly,

A handwritten signature in black ink, appearing to read "Joseph Rutkowski", with a stylized flourish at the end.

JOSEPH RUTKOWSKI  
156 Mesa Raven Dr.  
Longs, SC 29568  
843 450 3700

cc: Governor Nikki R. Haley  
Office of the Governor  
1205 Pendleton Street  
Columbia, South Carolina 29201