

RECEIVED

May 15 2026

SC Court of Appeals

THE STATE OF SOUTH CAROLINA
In the Court of Appeals

APPEAL FROM BEAUFORT COUNTY
Court Of Common Pleas

The Honorable Marvin H. Dukes, III, Master in Equity and Special Circuit Court Judge

Appellate Case No.2022-000475

Coffin Point Homeowners Association, Inc.....Appellant,

v.

The State of South Carolina, et al Respondents.

CERTIFICATE OF SERVICE

I hereby certify that I have served the State's Memorandum on Justiciability and Appealability upon the parties by emailing it to H. Fred Kuhn, Jr, Esquire, Mary D. Shahid, Esquire and Ralph V. Baldwin, Jr., Esquire (email attached) and mailing it to the parties at the addresses below this May 15, 2026 through the U.S. mail except for asterisked names from which previous mailings to those addresses have been returned without a forwarding address, the parties have not appeared and therefore, this Memorandum is not being sent to them.

Ralph Netherland and Gloria Netherland
28 Saltwind Drive
St. Helena Island, South Carolina 29920

Thomas S. Clark Family Living Trust
3911 NE 34th Avenue
Ft. Lauderdale, FL 33308

Janet Embly Trustee
151 McTeer Drive
St. Helena Island, South Carolina 29920

CERTIFICATE OF SERVICE

May 15, 2026

Page 2

Ashley Heath Madilon
550 Chubb Road, SW
Lindal, Georgia 30147

Mary Hudson
134 Burdick Hill Road
Ithaca, New York 14850

Gerald Hartwig and Carol Hartwig
101 McTeer Drive
St. Helena Island, South Carolina 29920

Cecily Deegan McMillan
67 McTeer Drive
St. Helena Island, South Carolina 29920

Dean Morrissey and Carol Morrissey
36 Saltwind Drive
St. Helena Island, South Carolina 29920

Euniceteen Diggs
3005 Muirfeld Avenue
Fayetteville, North Carolina 28306

*Jeanine Skok
Lawrence Casler
14 Saltwind Drive
St. Helena Island, South Carolina 29920

Tom McDonald, Registered Agent for LiLi, LLC
30-C Hunter Road
Hilton Head Island, South Carolina 29926

Mark and Beverly Heles
18 Saltwind Drive
St. Helena Island, South Carolina 29920

Scott Hersh
47 Salt Wind Drive
Saint Helena Island, SC 29920

CERTIFICATE OF SERVICE

May 15, 2026

Page 3

Andrew Seward
189 McTeer Drive
Saint Helena Island, SC 29920

Beverly Boulware
1012 Wildewood Downs Cir.
Columbia, SC 29223-4433

Thomas J. Walthoefer Trust
32 Saltwind Drive
Saint Helena Island, SC 29920

William B. Fahrner Special Trust
48 Saltwind Drive
Saint Helena Island, SC 29920

Janet Kathleen Reynolds Trust
972 N. Shelm Drive
Mt. Pleasant, SC

Jennifer Allen
P.O. Box 16451
Savannah, SC 31416

*Scott Simons Omari Trust
1050 Fieldwood Lane
Winston-Salem, NC 27006

Slade Family Revocable Living Trust
2345 Island Trail
Chapin, SC 29036

Arnold Hollis and Lillian Hollis
201 McTeer Drive
Saint Helena Island, SC 29920

David Shaffer and Delora Cook
189 McTeer Drive
Saint Helena Island, SC 29920

CERTIFICATE OF SERVICE

May 15, 2026
Page 4

Travis Washington
189 McTeer Drive
Saint Helena Island, SC 29920

David Teets and Lucinda Teets
79 McTeer Drive
Saint Helena Island, SC 29920

*Zia as Exchange, LLC qualified Intermediary for Barabra J. Bailey Limited Partnership
705 Washington St.
Beaufort, SC

David Smith and Lynn Smith
601 Old Dibble Road
Aiken, South Carolina 29803

*David C. Strother
147 Church Road
Batesburg, South Carolina 29006

Gerald L. Wayne and Vivian M. Wayne
62 Saltwind Drive
St. Helena Island, South Carolina 29920

Rachelle Carolynne Owens Revocable Trust
609 Country Club Road
Pasadena Park, Missouri 63121

Gregory L. Giardina and Melissa C. Giardina
5762 Mountain View Avenue
Yorba Linda, California 92886

Melissa Basenburg
5762 Mountain View Avenue
Yorba Linda, California 92886

Mark M. Hazard and Shelley L. Hazard
5114 Erbs Bridge Road
Mechanicsburg, Pennsylvania 17050

CERTIFICATE OF SERVICE

May 15, 2026
Page 5

Grant M. Germann and Lorrie G. Germann
54 Saltwind Drive
St. Helena Island, South Carolina 29920

Micah L. Meyers and Jennifer J. Meyers
101 McTeer Drive
St. Helena Island, South Carolina 29920

James J. Edwards and Nancy J. Edwards
167 McTeer Drive
St. Helena Island, South Carolina 29920

Preston Ventures, LLC
1959 N. Peace Heaven Road #372
Winston-Salem, North Carolina 27106

Melissa Uhlman Revocable Trust
81 Sea Pines Drive
St. Helena Island, South Carolina 29920

*Russell Waldon and Nicolette Waldon
814 Lullwater Road
Atlanta, Georgia 30307

David Smith and Lynn Smith
601 Old Dibble Road
Aiken, South Carolina 29803

*Wilma Clark
10 Saltwind Drive
St. Helena Island, South Carolina 29920

/s J. EMORY SMITH, JR.
S.C. Bar No. 5262
General Counsel
Counsel for the State of South Carolina

May 15, 2026

Emory Smith

From: Emory Smith
Sent: Friday, May 15, 2026 12:31 PM
To: 'Fred Kuhn'; Mary D. Shahid; Ralph V. Baldwin, Jr
Subject: Coffin Point - Memorandum of State as to Justiciability and Appealability
Attachments: Memorandum of State as to Justiciability and Appealability.pdf

Attached is the State's Memorandum.

Emory

J. Emory Smith, Jr. | General Counsel
Office of the South Carolina Attorney General
Office 803-734-3642
P.O. Box 11549 | Columbia, SC 29211
esmith@scaag.gov



This email, together with any attachments, may be legally privileged. If you have received it in error, please notify the sender immediately, and then delete it from your system. This email and any replies to this email may be subject to disclosure under the Freedom of Information Act.