



# PIPER'S LANDING

## Yacht & Country Club

6160 SW Thistle Terrace • Palm City, FL 34990 • 772.283.7000

All 302 households are members within a single mandatory membership category.  
No outside memberships are offered. We have only one master HOA.

### — 2020 —

Membership Equity	\$65,000	Fully Refundable
Capital Contribution	\$10,000	Non-Refundable

Food & Beverage Minimum      \$1,200 Annually

Capital Replenishment      \$473.63 Quarterly

	Golf / Tennis Membership Dues	HOA Dues	Total Quarterly
Custom Home	\$3,403	\$2,198	\$5,601
Golf Home	\$3,403	\$2,684	\$6,087
Courtyard Villa	\$3,403	\$2,931	\$6,334
Mediterranean Villa	\$3,403	\$2,755	\$6,158
Cottage	\$3,403	\$2,942	\$6,345
Condominium – Condo 3	\$3,403	\$3,442	\$6,845
Condominium – Condo 9 (Carports)	\$3,403	\$3,503	\$6,906

### Clubhouse Renovation Assessments

Monthly\* (12 monthly payments)      \$120

Annually\* (paid in February)      \$1,000

\*Assessment is for 10 years (2025)



## Amenities & Services included in the annual dues with no additional charges:

### GOLF

- 18 hole championship golf course with six sets of tees for all levels of players
- Full practice facility & short game area
- Trail fees with cart ownership
- Range fees
- Green fees
- Club fitting
- Practice balls
- Mill River Plan Pro Shop

### TENNIS

- 5 Har-Tru courts including a stadium court with night lights

### FITNESS & SPA

- Lifestyle center with state-of-the-art cardio & weight equipment
- Aerobics, Yoga, Zumba
- 6 heated area pools based on home type
- Walking & biking trails

### CLUBHOUSE

- Meeting rooms
- Private party facilities
- Wi-Fi
- Library
- Card rooms
- Valet

### DINING

- Open seven days a week (in season)
- Home delivery
- Staff gratuities
- Formal Dining Room
- Bar & Lounge
- Covered outdoor dining
- Fire pit
- Cookies at lunch
- Grille Room

### SECURITY

- Gate security 24/7 house checks
- Perimeter fencing
- Alarm monitoring
- Surveillance cameras at entrances & exits
- Wellness checks

### MARINA

- 25' to 80' slips (separate fee)
- 30 and 50 amp service available
- 24/7 on-site private guards
- Surveillance cameras
- Water

## Property Owners Association – Services included in annual fees:

- Premium cable TV (2 HD boxes, 2 adapters)
- Common area landscape
- Infrastructure reserves for maintenance of roads, drainage, lakes & waterways
- Lamp post, street light maintenance and repair
- Landscaping of all homes (except custom)
- Wildlife control; animal trapping & removal
- Member recommended vendor service
- Dog park, fishing lakes maintenance
- Notary service, package receipt
- Water & sewer
- Trash pick-up / Line of sight

### Additional Fee Services:

- Fax
- Airport & local transportation
- Overnight mailing via FedEx/UPS
- Hurricane shutter installation & preparation
- Golf cart maintenance
- TPI Instruction
- Massage therapist



## **Piper's Landing Yacht and Country Club** **All Inclusive Amenities – Priceless!**

### **Golf and Tennis Amenities:**

- ✦ Unrestricted use of Par 72 Championship Golf Course with your own golf cart
- ✦ Unlimited use of golf practice facility
- ✦ Full time year round PGA Professionals on Staff
- ✦ All staff gratuities for food, beverage and golf personnel are included
- ✦ Full time year round USTA Tennis Professional
- ✦ Lighted tennis center and 5 Har-Tru tennis courts
- ✦ Enjoy the grille room and full bar for casual dining
- ✦ Enjoy the main dining room for formal dining

### **Property Owners Association Amenities:**

- ✦ 24 hour guard gated & video surveillance security with 24/7 roving patrols
- ✦ Enhanced HD Cable TV service provided and in-house TV channel for community information
- ✦ Full range of leisure facilities, library and business services
- ✦ 6 community pools - 29 ponds fully stocked for your fishing pleasure
- ✦ Trash collection, water and sewer utilities
- ✦ 6 different home styles throughout the community

### **Additional Features Include:**

- ✦ Exterior landscaping for all non-custom homes and common areas
- ✦ Custom homes are responsible for their own landscape maintenance
- ✦ Community pools are heated and maintained on a regular basis
- ✦ Marina usage: equity dock purchase or lease by the day, month or year please refer to Marina Fee Schedule for details