



C&M McNeil <mcneilandpoyer@gmail.com>

Fwd: Follow-Up: Scheulde for Tomorrow

C&M McNeil <mcneilandpoyer@gmail.com>
To: C&M McNeil <mcneilandpoyer@gmail.com>

Thu, Jul 17, 2025 at 8:18 PM

----- Forwarded message -----

From: **C&M McNeil** <mcneilandpoyer@gmail.com>
Date: Thu, Jul 17, 2025 at 7:18 PM
Subject: Re: Follow-Up: Scheulde for Tomorrow
To: Tara B. <TaraBayles@meridianres.net>

Tara,

Thank you for the professional follow up. The only issue I have is that " limiting property showings to **Tuesdays and Thursdays between the hours of 11:00 AM and 4:00 PM**" isn't ideal because I have a standing client appointment every Tuesday from 11 AM to 12:30 or 1.

I'm happy to make standing times available, but I would have chosen different days to avoid disturbing that client - my best client - in particular.

Also, while I mostly work from home, I do have on-site client appointments occasionally, and have one of those this coming Monday AM. I don't mind you showing the house when I am not home, but it is taking care of our older dog that is the issue. He is not aggressive, he just takes a lot of care due to his age and health and it's not viable to leave him in the car in this weather while I meet with a client, obviously. And I feel I should be home if people he doesn't know come through the house, just to keep him relaxed and feeling safe.

All that said, I am happy to make accommodations for house showings, even with relatively short notice - all I ask is that you contact me (text to 843-818-3495 is fine) so I know what's going on and ... can be flexible in case I have something going on that can't be interrupted, which is only about 25% of the time during business hours.

I do have one other question, though. My wife and I wonder why either the owners and/or your property management company do not want us here anymore. We thought we were negotiating in good faith, asked for a few very reasonable things, and felt we had the rug pulled out from under us. It isn't about the rent increase, it was more about safety issues like (1) checking the insulation for asbestos, given the age of the house and high percentage of houses that have toxic asbestos (if that hasn't been done already), maybe (2) cleaning the heating/AC ducts, if needed, and - especially - (3) making the windows functional so we can get fresh air.

I didn't think any of those things were unreasonable, and wonder if I somehow put things in a way that was offensive. If so, I apologize and didn't even realize it.

If that's not the case, we would like to know why the owners apparently don't want us here even though we've paid rent on time (within the 5 day grace period) 100% of the time for the 5 years that we have been here. We've never been late one, not one single time. If they simply wanted more money, but were also willing to do those few minor things (in the scope of what houses require), we'd have been open to negotiation - and we do realize the market has changed since we signed the lease.

If there's another reason, we'd like to know, for our own feedback and awareness. We hadn't planned on moving.

Thanks,

Chris McNeil

On Mon, Jul 14, 2025 at 4:53 PM Tara B. <TaraBayles@meridianres.net> wrote:

Dear Mr. McNeil and Ms. Poyer,

Thank you for your message and for outlining your scheduling constraints so clearly. I appreciate your willingness to work collaboratively as we manage the showing and photography needs for the property.

We understand and respect that you run your business from home and are committed to minimizing disruption. Based on your note, the prospect has agreed to move the scheduled visit tomorrow from 2:00pm to 2:30pm as requested.

In accordance with *South Carolina Code § 27-40-530(c)*, landlords must provide 24 hours' notice and may only enter at "reasonable times." While the lease agreement (Section 3.3) defines this window as 9:00am–6:00pm, we also acknowledge that "reasonable" can include consideration of tenant availability. Going forward, we will accommodate your request by limiting property showings to **Tuesdays and Thursdays between the hours of 11:00 AM and 4:00 PM**. As required by *South Carolina Code § 27-40-530(c)*, you will continue to receive **at least 24 hours' advance written notice** of any scheduled visit. Additionally, you will receive a follow-up message indicating whether or not the showing has been confirmed by the prospective tenant.

We hope this approach strikes a reasonable balance that allows us to meet our obligations while respecting your time and minimizing disruption. Our intent is not to impose inconvenience, and certainly not to impact your professional obligations or well-being.

We'll consider this matter resolved tomorrow by showing and follow up imaging at 2:30. Thank you again for your cooperation.

Sincerely,



Tara Bayles

CEO / PMIC

8310 Rivers Ave. Suite B,
North Charleston, SC 29406

meridianresidentialgroup.com



[Book time to meet with me](#)

From: chris thaut.io <chris@thaut.io>

Sent: Monday, July 14, 2025 4:34 PM

To: Stephanie Phillips <99625cd817387ddbf9209f0c608c9a78c32be7b287e64660607abadb2e0>

a98bd@meridianresgrp.mailer.appfolio.us>; mcneilandpoyer@gmail.com

<mcneilandpoyer@gmail.com>

Cc: addison@meridianaresgrp.com <addison@meridianaresgrp.com>; Tara B.

<TaraBayles@meridianres.net>

Subject: RE: Follow-Up: Scheulde for Tomorrow

Hi Stephanie,

Thank you for the clarification. While we understand your intent to combine the photo session and showing to minimize disruption, the proposed timing still creates difficulty for us.

As I mentioned via text, 2:30pm would work tomorrow—not 2:00pm. I run a business from home, including scheduled podcast recordings and client meetings.

These aren't flexible activities—particularly interviews with high-profile guests, which are often booked months in advance and can be very difficult or even impossible to reschedule on short notice. Additionally, we have an older, frail dog to manage during any visits.

Per South Carolina Code § 27-40-530, entry must include not only 24 hours' notice, but must also occur at a **reasonable** time - which includes **taking tenant availability into account**. Reasonable timing isn't just a number on the clock - it involves respectful coordination.

Going forward, we ask that no future showings or visits be scheduled without first confirming availability. We'll be happy to designate a couple of consistent windows per week that work well for you and are also practical for us.

Please confirm ASAP if tomorrow's time can be moved to 2:30pm. If not, I'll need to reach out today to reschedule a client session, which I would prefer to avoid.

Best regards,

Chris McNeil & Meaghan Poyer

P.S. Rescheduling professional meetings has real costs. My client work is billed at \$375/hour, and losing access to a podcast guest or potential client due to last-minute disruption is not just inconvenient - it can cause lasting harm to relationships and business momentum. We appreciate your understanding and cooperation.

[Chris McNeil](#)

From: Stephanie Phillips <communications@meridianresgrp.mailer.appfolio.us>

Sent: Monday, July 14, 2025 10:44 AM

To: chris thaut.io <chris@thaut.io>; mcneilandpoyer@gmail.com

Cc: addison@meridianaresgrp.com; tarabayles@meridianres.net

Subject: Follow-Up: Scheulde for Tomorrow

Good morning,

Thank you for your message. To clarify, the scheduled visit is for photos and a prospective showing. We have combined both into the same window to minimize disruption. This is scheduled 2:00pm-3:00pm tomorrow.

Per South Carolina law (Section 27-40-530), landlords may enter the property with at least 24 hours' notice at reasonable times.

That said, the appointment scheduled for tomorrow will stand as originally scheduled. Going forward, we'd be happy to the 24 hour notice of enter that is required per SC law. I have attached the section quoted above.

Sincerely,
Stephanie Phillips
Assistant Property Manager

Meridian Residential Group
8310 Rivers Ave. Suite B
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Phone: 843-996-4987