

TRADITION AT WILLBROOK PLANTATION
BOARD OF DIRECTORS MEETING

MINUTES

January 25, 2024

The Tradition at Willbrook Plantation Board of Directors held a Board of Directors meeting on Thursday, January 25, 2024 at 1:00pm at the clubhouse located at 1095 Willbrook Boulevard, Pawleys Island, South Carolina.

I. CALL TO ORDER

Mr. McLaughlin called the meeting to order at 1:47 pm. Directors Moeller, Mandroc, and Gaston were present. Mr. Philips was not present. Also present was Lisa Klein with Kuester Management and Alex Herndon.

Mr. McLaughlin determined a quorum was established.

II. Prior Board Meeting Minutes Approval

**Motion made, seconded, and all in favor, and it was so moved that:
The December 14, 2024 Open Board Meeting Minutes are approved with correction.**

III. COMMITTEE REPORTS

A. Building & Grounds

- a) New doors installed at the clubhouse.
- b) Mag lock not flush, needs addressed by TEM.
- c) Need shelving addressed in the clubhouse. Slated to start February 1, 2024.
- d) Painting of grill area is slated to start February 1, 2024.
- e) Need miscellaneous items to be removed from clubhouse storage.
- f) Request for doors to be installed for additional shelving in lady's restroom.
- g) Trash screen still needs to be installed.

**Motion made, seconded, and all in favor, it was so moved:
That 2nd yearly bonus for Alex Herndon for \$750.00 is approved.**

B. Social

- a) Two (2) new card tables have been purchased.
- b) New rolling chair holder has been purchased for clubhouse.
- c) New hangers have been purchased for clubhouse.
- d) There was a great turn-out of volunteers and singers for the Christmas Sing-along. Thanks to everyone.
- e) There are no upcoming social events until the yard sale.

IV. Old Business

- a) Covenants revisions are still in the works.
- b) Board discussed upcoming Spectrum contract renewal, and attempting to include the clubhouse phone.

V. New Business

- a) New pool cards are not activated.
- b) Pool cards to be handed out on 2/10/24.
- c) Voting on the Covenants Revisions will not take place at the Annual Meeting.
- d) Board discussion about speeding problems in the community.
- e) Board discussion about owner's concerns about irrigation.
- f) Timeframe regarding TEM proposed cameras discussed.
- g) John Gaston volunteered to oversee the new elderly assistance committee.
- h) Dick Baughman will be headed up the Finance Committee.

VI. Financials

A. Financials reviewed.

**Motion made, seconded, and all in favor, it was so moved that:
The December financials are approved.**

VII. NEXT MEETING

The next meeting is scheduled for March 28, 2024 at 1:30 pm.

VIII. ADJOURNMENT

A. Motion made, second and all in favor, and the meeting adjourned at 2:34 pm.