

TRADITION AT WILLBROOK PLANTATION
BOARD OF DIRECTORS MEETING

MINUTES
May 23, 2024

The Tradition at Willbrook Plantation Board of Directors held a Board of Directors meeting on Thursday, May 23, 2024 at 2:30pm at the clubhouse located at 1095 Willbrook Boulevard, Pawleys Island, South Carolina.

I. CALL TO ORDER

Mr. McLaughlin called the meeting to order at 2:30 pm. Directors Moeller, Mandroc Gaston, Legg and Kramer. Also present was Lisa Klein with Kuester Management and Alex Herndon.

Mr. McLaughlin determined a quorum was established.

II. Open Forum

- a. Lou Saracco – Covenants issues. Wants to ensure fair treatment for all owners.
- b. Errol Moore – Dittos Lou’s comments. Question about Willbrook Road district taking over the bike path and the liability. Mr. McLaughlin responded that a large majority of owners have golf carts and wants access to path. Discussion and debate regarding the safety of all users of the path. Potential for severe accidents between cars and golf carts when on the road.
- c. Les Pitzer – Announced that the pool signs with rules are in the works, and should be here within 30-60 days.
- d. Discussion about spectrum overages/refunds – Ms. Klein reminded all that a credit was issued in the 2024 budget.
- e. Open forum closed at 3:09

III. MEETING MINUTES

**Motion made, seconded and all in favor, it was so moved that:
The April Meeting Minutes are approved.**

IV. COMMITTEE REPORTS

A. Building & Grounds

- a) Wind screen installed at the tennis courts.
- b) Pool phone – electric company is running new line to be DHEC compliant.
- c) Cabinet doors in clubhouse were painted.
- d) Sidewalks are being cleaned.
- e) Sinkhole at 123 Cobblestone will be assessed.

B. Social

- a) Annual Yard Sale stayed within budget and went well. All were pleased with the outcome.

V. Old Business

- a) Cameras are in the process of being installed by Strand Security.
- b) Covenants final changes, hoping for final soon.
- c) Speed limit signs ordered – not in yet.
- d) Entrance signs need cleaning.
- e) Rust removal around the community started last week.

VII. Financials

- a) Financials reviewed by Brian Kramer.

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

VIII. NEXT MEETING

The next meeting is scheduled for July 25, 2024 at 2:30 pm.

IX. ADJOURNMENT

Motion made, second and all in favor, and the meeting adjourned at 4:45 pm.