

TRADITION AT WILLBROOK PLANTATION
REGULAR SESSION OF THE BOARD OF DIRECTORS

JANUARY 23, 2020

MINUTES

I. Call to Order and Establishment of Quorum

Chair D'Amato called the meeting to order at 3:07. All members were present and a quorum was established.

Also present was Chris Chaffin, representing Kuester Management Group.

II. Open Forum For Homeowners

Homeowner present was Rob Brugge.

III. Committee Reports

A. Social/Christmas Lights

Ms. Moeller reported great success, this year, with the Christmas lighting and hopes to have more lights, next year.

B. Willbrook Boulevard

No action taken.

C. ARB

No action taken.

D. Building and Grounds

See attachment A.

IV. Approval of Minutes – December 16, 2019

There was a motion by Mr. Mandroc and seconded by Ms. Moeller to accept the minutes, as written.

V. Tradition Financial Report

A. Deposit

Chair D'Amato requested that Management deposit checks in the amount of Two Hundred Dollars (\$200.00) from pool house rentals.

B. Receipts

No action.

C. Petty cash account

No action.

D. Approve December Financial Reports

This item was tabled.

E. Improve Monthly Financial Report

The board requested that Ms. Turner work with the board to improve invoice coding for the Financial report.

VI. Unfinished Business

A. Sidewalk Repair

This item was tabled.

B. Annual Members Meeting

Chair D'Amato reported on the upcoming meeting.

C. Kings River Road – Oatland Pond

Chair D'Amato reported that this item has been placed with the Association attorney.

D. Beavers

Chair D'Amato reported that six beavers had been caught and no further action was recommended.

E. Covenants Updates

There are no updates expected until March.

F. Pool House Doors

Possible coded locks.

VII. New Business

A. Landscaping Contract – 2020 through 2022

Chair D'Amato presented the new landscaping contract with Mr. Herndon. The new 3 year landscaping contract was approved.

B. Meeting Dates for BOD for 2020

This item needs revision.

VIII. Next Board Meeting

The next meeting of the Board of Directors will be Monday, February 10 at 4:30 at the Waccamaw High School.

IX. Adjournment

There being no further business before the board, there was a motion by Mr. Baughman and seconded by Mr. Mandroc to adjourn the meeting. All were in favor and the motion carried.