

**TRADITION AT WILLBROOK PLANTATION
PROPERTY OWNERS ASSOCIATION, INC.**

**REGULAR MEETING OF THE BOARD OF DIRECTORS
February 18, 2016**

MINUTES

Pursuant to call, the monthly meeting of the Board of Directors of Tradition at Willbrook Plantation POA, Inc., was held on Thursday February 18, 2016 at 3:00 pm at the Owner's Clubhouse.

I. Opening of the Meeting

Present were Board Members:

Frank D'Amato, President
John Bartha, Secretary
Dick Baughman, Treasurer
Merry Cotton, Director

Absent was Arthur Voltaire, Vice President

Also present were, Homeowner Brian Kramer. Kimber Ammerata and Amber Bonchack of Kuester Management Group. Ms. Bonchack served as Recording Secretary.

Alex Herndon was also present from A H Herndon Landscaping

A quorum was established and President Frank D'Amato called the meeting to order at 3:00 p.m.

2. Approval of January 28, 2016, Board of Director Meeting Minutes

Upon a motion made by Mrs. Cotton, seconded by Mr. Bartha, it was; **moved to approve the minutes from the January 28, 2016 meeting as written.**

3. Kuester Financial Report

At this time, Mr. D'Amato presented the financials from January 31, 2016. He noted that the reserve number was incorrect by \$17,000 due to transferred funds from the operating account. With a motion made by Mr. Baughman, seconded by Mrs. Cotton, it was;

MOVED: To approve the January 2016 financials as noted.

4. Roofing Contract

At this time, Mr. D'Amato noted that the contract had been signed for B & M Roofing and they will start the roof replacement on the clubhouse on February 29, 2016.

5. Officers for 2016

It was noted that Mr. Voltaire would be stepping down. The new board will elect new officers after the Annual Meeting on 25 February 2016.

6. Annual Meeting Handouts

Mr. D'Amato briefly discussed the items that would be in the packets for the Annual Members Meeting.

7. Next Meeting

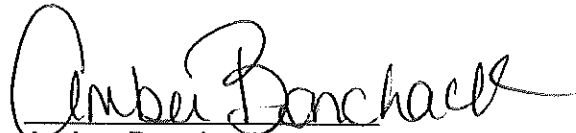
The next Board meeting has been scheduled for Tuesday, February 28, 2016 at 4:00pm.

8. Adjournment

There be no further business to discuss, a motion was made by Mr. Baughman, seconded by Mrs. Cotton, to adjourn the meeting at 3:30. The motion carried.

Accepted:


Frank D'Amato, President



Amber Bonchack
Recording Secretary

3-24-16
Date Approved and Signed