

DRAFT

24 July 2025 The Hammocks Board of Directors Meeting Minutes

Board Attendees: Bear Woodrum, Suzanne Frierson, Mike Haas, and Paul Hardy.

Other Attendees: Brad Drawdy

Meeting called to order at 4:30

Board agreed on the minutes of the previous meeting (June 2025)

Treasurers Report -

Board reviewed the June financial report and noted that it needed to be updated to reflect changes made in the trash pickup and disposal (e.g., removal of dumpster fees, etc.). Related discussion occurred on need to ensure that the 2026 treasurers report must include a line item for payment of 2025 fees to Charleston County (trash disposal)

It was noted that Republic had sent a bill for dumpster use after the date of the agreed cut off. Suzanne has action to discuss with Republic.

Security/Gate

Recent damage to the gate controller has made the action items for resetting of gate codes non valid, as the system will need to be replaced/repared. Awaiting on receiving quotes for repair.

Bear has action (which has been completed) to email the community concerning the status of the gate controller.

ARB Update. Brad provided copy of the proposed updated Design Guidelines for review by board membership.

Road - board discussed the cost estimates for new speed limit signs, and agreed to continue to investigate other sources.

Boat Landing. Board noted that a new lock has been put into place. Combination remains the same. Board discussed need for controlling access to the landing, and elected to make no changes to how it is currently accomplished.

Board concurred on the purchase of a kayak launcher/docking assist (cost less 400 dollars) for installation on the boat dock. Tabled, for the time being, discussion on how to wash down the landing (e.g., repair or replace pump)

Old Business

Board discussed and then approved the funding for removal of 4 dead trees located in the common areas.

Board provided to the ARB a listing of vacant lots that appear in need of clean up; based upon personal observation. ARB to review and decide if actions need to be taken.

New Business

Neighboring lot owner has requested help from the community in keeping trespasser off of the property, as the property is only accessible via the Hammocks. It was noted that the area has signs and gates. Board determined that there was nothing it could do. Bear was going to reach out to the owners to discuss.

Members of the board have received a couple of complaints about the need to finish painting the entrance sign on route 174. Board agreed to pursue finishing the painting (obtain paint and materials).

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Board discussed, and action taken by Suzanne, to schedule the yearly POA Members meeting. Date of 21 February was tentatively agreed to, subject to meeting space availability.

Next meeting of the board is scheduled for 21 August 2025