

The Hammocks at Jeremy Inlet
Board of Directors Meeting Minutes
July 20, 2026

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

Other Attendees: Warren Griffin (ARB Co-Chair) and Mary Alice Woodrum (ARB)

Meeting called to order by Bear Woodrum (President)

Board agreed to the minutes of the previous meeting held on May 21, 2026

Treasurers Report

- Suzanne is still working with Enterprise Bank to obtain the Board President and Treasurer signature authority on the accounts held there.
- Bear and Suzanne are interviewing candidates and reviewing proposals to replace Andy Cook as the POA's CPA. This is due to their business decision to terminate working for the Hammocks POA effective on 30 September. They notified the BOD of this action via letter in June. As part of this effort clear roles and responsibilities between the BOD and the CPA will need to be agreed upon, along with notification to vendors.
- It was noted that a letter has been sent to one POA member concerning non payment of this years dues. Letter was sent via registered mail on 2 July, still waiting on response. If no response, action will be taken to place lien on subject property.
- Suzanne noted that funding has been returned to the mutual fund account, to offset the purchase of the tractor in 2025, per the budget for this year. She also noted that the community is currently under budget for the year.

Review Board (ARB)

- BoD and Review Board continued the discussion on the mailbox. A replacement sample was shown. Action taken by all to determine number of boxes needed, address where the responsibility of mailboxes lie (is it a BoD, Review Board or POA member).
- Currently two dock issues are under investigation by the Review Board. One is a dock that is need of repair, the other is a dock ramp that was replaced, with changes to its makeup which did not have Review Board concurrence.

Committee Reports

- Roads. Board continued the discussion on speed humps along Jan Savage and Hammocks Way. Board unanimously to approve the placement of the two signs and 'humps'. As these are built up dirt, should they not prove effective, or other issues become apparent, they can be removed. Action to the Mike and his group to determine location and timeframe for installation.
- Gates. Bear has received two quotes from ELI Controls on new gate controllers. One version provides additional capabilities, while the other is almost a direct replacement for what is in place now. Quote from Comcast/Xfinity on internet access is still outstanding.

Old Business

- Board concurred with dedication of the boat ramp to Larid Summerlin. Methodology to announce this, along with making appropriate sign where discussed.

New Business

- Board discussed development of welcome letter for new lot owners. Paul took action to develop sample.
- Paul broached the idea of sending out information to the community on a 4- 6 week basis. This information would cover various aspects of living in the Hammocks. Two samples were provided to board members in person, and via email after the meeting to review.
- Board agreed to try and schedule the next POA meeting for 20 Feb 2027. Suzanne to check on availability of the Edisto Island Civic Center.

Next POA Board meeting is planned for 17 August at 4 PM
Meeting Adjourned