FirstService
RESIDENTIAL

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PAWLEY'S PLACE HOMEOWNERS ASSOCIATION, INC.

Pawleys Place Board Meeting

April 28, 2025 9:00 AM
FirstService Residential
11822 Highway 17 Bypass South
Murrells Inlet, SC 29576

MINUTES

Directors Present
Dean Richey - President
Gale Johnson - Secretary
John Blackwell - Treasurer
Michael Smith - Member at Large

Directors Absent
Merrill Foster - Vice President

I. ESTABLISHMENT OF QUORUM & CALL TO ORDER

9:08 am call to order

Motion: Dean Richey
Second: Gale Johnson

▶ *Resolved*
The motion passed unanimously

II. APPROVAL OF MEETING MINUTES

Motion: Dean Richey
Second: Gale Johnson

▶ *Resolved*
The motion passed unanimously

III. EXECUTIVE SESSION

A. DELINQUENCY

B. VIOLATIONS

C. EXIT

9:17 am Motion to exit executive session

Motion: Dean Richey
Second: Gale Johnson
AYEs: Dean Richey, Gale Johnson, John Blackwell, Michael Smith
NAYs: None

▶ *Resolved*
The motion passed

IV. FINANCIALS

All monies now with FirstService Residential. The final reserve investment CD matured and was moved to the financial institution that FSR had recommended and provided better interest rates.

Potentially 10-12% lower on insurance based on current quotes being seen. Additional funds collected will go to reserves or anything else that may be needed down the line.

Discussions regarding pool vendor going up in price. Melanie to check in for quotes for pool service.

Reserve Advisors to be on property for walkthrough inspection May 22nd 2025.

V. OLD BUSINESS

A. CONCRETE PADS - COASTAL CONCRETE

B. PONDS

Pond water levels discussed. Water table levels very low all over the area.

VI. NEW BUSINESS

VII. COMMITTEE UPDATES

A. ACC UPDATE

Sod. The association is testing a few areas to see if grass will take. If not, the association will not replace again.

87 Portrait - Dean to follow-up with owner.

119 Pembroke - Request to install sod in the back yard to replace grass on their own.

13 Pawleys Place Drive - Rose bush cut down and will be replaced by landscapers.

B. LANDSCAPING UPDATE

June 1st General Landscaping will be on property to look at mulch to properly quote.

The Board Proposes to pay Moore's to remove leaves that are building up and covering up the beautiful trees and bushes.

Gale to meet with Kevin regarding updates on all open projects. Next will be the sod. Soil treatments to continue when the temperatures drop. This will be a long term process.

147 Pembroke to have sod installed. Gail will provide updates as they come along.

Board requests that Kevin clean up to curb at 191 Pembroke. Also, make sure that Moore's picks up all stuff on curb from owners doing their own trimming.

Elm tree removal and trimming discussed for future project.

C. POOL UPDATE

VIII. NEXT BOARD MEETING

Next Board Meeting scheduled for 5/27/2025 - Open Board Meeting

IX. ADJOURNMENT

Motion to adjorn - 9:56 AM

Gale Johnson

APPROVED

5/27/25

DATE