



# Hilton Head Plantation Property Owners' Association, Inc.

## **EXECUTIVE COMMITTEE MEETING MINUTES** **May 19, 2020**

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### **CALL TO ORDER:**

President Lois Wilkinson called the meeting to order at 10:00 AM.

### **PRESENT:**

Lois Wilkinson  
Jon Heron  
Jim Lucas  
Ann Schwab  
Audrey King – Alternate Member

### **STAFF:**

Peter Kristian – General Manager  
Chrissy Kristian

### **AGENDA**

#### **A: Decision items:**

- A-1 Noted the Board will need to decide if they want to have Kids Kamp. Activities Director, Chrissy Kristian discussed all the adaptations staff is suggesting allowing Kids Kamp to operate for the 2020 season. The Kamp is scheduled to begin on June 15. This item was referred to the Board for consideration.
- A-2 Noted the status of the May 26 tentatively scheduled Community meeting regarding the Dolphin Head Recreation Area renovation project and the May 28 Coffee with Peter. The Governor of South Carolina has not lifted the prohibition on large social gatherings as such, and due to the need to invite guests and alert the community to any cancelation, it was decided to cancel both of these community meetings and reschedule.
- A-3 Consider construction of additional Cart Barn in the Cypress. Referred to the Board for consideration.
- A-4 Consider CDC Guidelines for opening the Spring Lake Pool. Director of Activities Chrissy Kristian explained the adaptations staff is suggesting allowing the Spring Lake Pool to open under the CDC Guidelines. This item was referred to the Board for consideration.

**B: Discussion Items:**

- B-1 Noted inquiries regarding sale of the Old Fort Pub property.
- B-2 Staff has started work on the 2021 Budget.
- B-3 Spring Lake Tennis has resumed doubles play with several restrictions.
- B-4 Noted the status of Exercise classes.
- B-5 Noted the present POA Service Center office hours are 8:00 AM to 12 Noon.

**C: Information Items:**

- C-1 Noted the General Manager will not be attending the Community Associations Institute's (CAI) Spring Conference and Exposition in June; the Conference has been canceled.
- C-2 The Spring Lake Pool remains closed.
- C-3 The POA's Attorney Scott Wild has developed a Hold Harmless Waiver for Kids Kamp and Exercise class participants.
- C-4 As of Thursday, May 12, we have collected \$144,200 Capital Transfer fees.
- C-5 The General Manager was interviewed by Common Ground Magazine for a story on how community associations have adapted to the Covid-19 situation.
- C-6 The stairs at Spring Lake Tennis Pro shop have been replaced.
- C-7 The Starfish feature at the zero-entry end of the Spring Lake Pool has been replaced.
- C-8 A new rejuvenator product was installed on a test site outside the Security Building on Surrey Lane. This product was reviewed by the Maintenance Committee last year and slated for testing.
- C-9 Noted the year to date *Plantation Living* Ad sales for 2020 stand at \$65,915 through May for the same period in 2019 Ad sales were \$72,725 a difference of \$6,810.
- C-10 The General Manager briefed the Committee on a Covenant Violation that had the potential to become an Appeal.

**D: Set Board Agenda**

Set the May 26, 2020 Board Agenda

**E: Legal Matter**

The Committee was briefed on a pending legal matter.