

BrandyMill HOA Meeting Minutes

August 24th, 2026 at 5:30pm – Socastee Library

Call to order: 5:35 pm

Roll Call: Allen, Kat, Tony, Merlin (Roberta absent for this meeting)

Open Forum: Show and tell regarding lights bought for pillars and front sign. Discussed sign painting and removal of lattice. Discussed paint colors and options. Multiple options discussed. All designs were brought in to review and discuss. Decisions made on front paint, lights, and still going to review options for lattice removal and repair.

Forms to be started next week in order to get new lights installed. Will need some 1x6 or 2x6 to make frames.

Tony and Allen to work together on lighting installation over next few weeks.

Old Business:

- 1.) Tony/ Kat to follow up with Code Enforcement office regarding the sheds that are currently sitting on the property that is easement property.
- 2.) Need the Code enforcement office to evaluate the lack of permits for these homes and help enforce that the sheds be removed before the Easement can be repaired.
- 3.) Discussed need to get $\frac{3}{4}$ community vote in order to make adjustments in the Bylaws. Discussed options in order to get enough signatures on a petition to make these adaptations and the need to make the bylaws and covenants clear and better organized as they are a copy from the 1980's and do not flow well.
- 4.) Fixing of water repair in front entrance. 4 quotes collected. Review of quotes with 2 more awaiting to come in. Reviewed all zones for all front sign water issue. Allen is lead on this project taking bids and doing review of the current system.

New Business:

- 1.) Draft of letter to be completed by Kat regarding upcoming election – asking for anyone who wants to be added as a candidate to please email the HOA email.
- 2.) Draft of final notice of delinquency on fines and violations prior to the attorney getting involved and liens being put on properties.

3.) 17 people left that have not paid for 2026 / 5 of which have not paid 2024 or 2025 who's cases are already in the hands of the HOA attorney. Final reminder letter being sent out to the 17 people who are delinquent prior to their names and addresses being given to the HOA attorney for collections.

Meeting Adjourned at 6:35 PM all in agreement. Next meeting to be scheduled by Tony and board will be notified by email or text message.