

**MINUTES OF A MEETING OF  
THE BOARD OF DIRECTORS OF  
ANDERSON FARMS ASSOCIATION, INC.**

A meeting of the Board of Directors of Anderson Farms Association, Inc. convened at Aiken, South Carolina, on the 17<sup>th</sup> day of February, 2023.

Wesley Elijah, Scott Lycett and Diana Peters, members of the Board of Directors, were present. Notice of the meeting was waived by the Directors present.

Wesley Elijah acted as Chairman of the meeting and Diana M. Peters acted as Secretary of the meeting.

Wesley began the meeting by welcoming Scott Lycett to his first meeting of the Board of Directors.

Wesley made a motion to nominate Gary Stebler, a resident of Anderson Farms, to the Board of Directors and to serve as the community liaison with the Board. Diana Peters seconded the motion, and the motion was unanimously approved by the Board of Directors. Following his election to the Board, the Board of Directors appointed Gary to replace Diana Peters as Secretary to serve in accordance with the provisions of the By-Laws. Wesley asked Scott Lycett to create a description of the role anticipated to be filled by Gary as community liaison director.

The Board discussed the purpose of the Association, which is to maintain the common areas to support the property values of Anderson Farms and Bridgewater.

Scott volunteered to create an FAQ's document for Anderson Farms and Bridgewater to provide owners a quick answer to commonly asked questions along with a complaint form to document reported covenants violations, etc.

The functions of the ARB were also discussed and the Board unanimously decided to appoint Gary Stebler to the ARB.

Scott will create a suggested fee structure for resident use of the barn and other common elements.

Wesley suggested that the Board convene a meeting on Monday, March 13, 2023 at 2 p.m. to plan for the annual meeting of the members of the Association to occur the week of April 17, 2023. Wesley will communicate with The Reserve Club to coordinate the date and time of the meeting. Additional plans and the agenda for the meeting will be established at the next Board meeting on March 13, 2023. Several items were suggested by the Directors to be included in the agenda for the annual meeting, including: a sales update, review of Club membership opportunities, creating garden and social committees, and introducing the new equestrian group. It was also suggested that copies of the covenants be available for owners at the annual meeting.

Wesley suggested that the Board begin quarterly meetings following the next meeting on March 13, 2023.

There being no further business before the meeting, the meeting was adjourned.

Deanna M. Peters

Secretary

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Chairman