

Barefoot Resort Nonresidential Owners' Association, Inc.
Special Meeting of the Board of Directors
March 20, 2025

I. CALL TO ORDER

A Special Meeting of the Nonresidential Owners Association, Inc. was called to order by Mr. Couture at 9:32 a.m. at the Ponderosa Management Office located at 4876 Barefoot Resort Bridge Road, Suite C, North Myrtle Beach, SC 29582.

Board Members Present: Rick Couture, Tom Staats, Holly Casper, and Fred Caruso

Board Members Present Via Phone: Jay Springs

Board Members Absent: Joy Cottle and Rick Rapant

Also Present: Kelly White and Brandy Reaves, Ponderosa Management Attorney Alicia Thompson, Mullen Wylie Attorneys

II. ESTABLISHMENT OF A QUORUM

The roll was called and it was established that a quorum of the Board of Directors was present.

III. NEW BUSINESS

A. Insurance Agent Broker

Upon a motion made by Ms. Casper, seconded by Mr. Staats, and carried, it was **MOVED: To remain with McGriff Insurance for the 2025-2026 insurance term.**

B. Litigation Committee

Attorney Thompson provided an overview of the research conducted on behalf of the Nonresidential Association, the Joint Committee, and Coastal Resort Holdings. In order for Attorney Thompson to have conversations that hold client privilege, a Litigation Committee must be formed. After Board discussion, a motion was made by Mr. Caruso, seconded by Mr. Springs, and carried, it was **MOVED: To appoint Jay Springs, Fred Caruso, Rick Couture, and Holly Casper as members of the Litigation Committee.**

Mr. Staats exited the meeting at 10:00 a.m.

C. Executive Session

Upon a motion made and carried, it was **MOVED: To enter Executive Session at 10:00 a.m.**

D. Insurance Coverage

Upon a motion made by Ms. Casper, seconded by Mr. Caruso, and carried, it was **MOVED: To file a Notice of Potential Claim and request Attorney Thompson to represent the Association.**

E. March 20, 2025 Robert E Lee Notice

Upon a motion made by Ms. Casper, seconded by Mr. Caruso and carried, it was **MOVED: To approve the response letter, as provided by Attorney Thompson, in response to the March 25, 2025 Notice received from Attorney Lee.**

IV. ADJOURNMENT

Upon a motion made by Mr. Couture, seconded by Ms. Casper, and carried, it was **MOVED: To exit Executive Session and adjourn the meeting at 10:14 a.m.**

Respectfully submitted by:

Brandy Reaves

Brandy Reaves, Recording Secretary

9/5/25

Date of Approval

Approved by:

[Signature]

Rick Couture, President

Sept 4, 2025

Date of Approval