



PALMETTO DUNES™

PROPERTY OWNERS ASSOCIATION

RESIDENTIAL RESORT COMMUNITY

2025 Annual Meeting

Dear Property Owners:

NOTICE IS HEREBY GIVEN that the Annual Meeting of the Membership of the Palmetto Dunes Property Owners Association shall be held beginning at 9:00 AM on Saturday, October 25, 2025, at the Omni Resort. An owner's continental breakfast will be served from 7:45-9:00 AM. In accordance with the Bylaws, Article II, Section 8. Quorum: The presence in person or by proxy at a meeting of fifteen percent (15%) of the Members shall constitute a Quorum, but a lesser number may continue a meeting previously constituted. Section 9. Proxy. Any Member may give a proxy to vote to any person for a specific meeting. Such proxy may be general or limited to a specific purpose. The Board may solicit proxies with respect to any Membership meeting. Any member giving a proxy shall be deemed present at such meeting for all purposes. All proxies must be received by the Secretary of the Association at least fifteen (15) business days before the date of the Annual Meeting. For the 2025 Annual Meeting, Members may participate in person, remotely or by proxy submitted either (i) electronically, through a web portal designated by the Association for that purpose or (ii) by paper proxy card returned to Jones Simpson & Newton, P.A., P.O. Box 1938, Bluffton, SC 29910 ATTN: Janene Paulus/PDPOA which the Board of Directors has specifically designated as the address of the Association for purposes of the independent third-party receipt and handling of proxies.

Enclosed you will find the following information for the Annual Meeting:

- Agenda
- Annual Meeting Minutes 2024
- Annual Report with Financials

Register to Attend

Members may attend the Annual Meeting in-person or via Zoom. To register to attend, please visit: www.pdpoa.org/annualmeeting.

Election of Directors

The election of directors is held prior to and separate from the Annual Meeting. An election package with instructions on how to vote and a paper ballot was emailed/mailed to the membership September 1. The election period is open September 1st through September 30th. The results of the election and bylaw amendments will be announced at the Annual Meeting. If you have any questions about the voting process, please contact Elizabeth Simpson at 843-785-1109 or esimpson@pdpoa.org.





PALMETTO DUNES™
PROPERTY OWNERS ASSOCIATION
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Annual Membership Meeting Agenda

October 25, 2025 | 7:45 a.m. Breakfast | 9:00 a.m. Meeting
Omni Resort

Our MISSION

To enhance the quality of life, strive to protect the natural environment, and improve the resources of our community for all those who live, invest, work, and play here.

Our VISION

To be the best residential beach resort community in the southeast.

Our VALUES STATEMENT

Palmetto Dunes is accountable to our community, neighbors, visitors, and natural environment. We strive to build sustainable relationships through mutual respect, integrity, and a collaborative spirit.

Our TAGLINE

Where visitors become locals

- I. Welcome and Introductions
- II. Community Guests
 - A. Town of HHI Assistant Manager, Shawn Leininger
 - B. Town of HHI Emergency Manager, Tom Dunn
 - C. Hilton Oceanfront Resort General Manager, Asvil Correai
 - D. Disney Resort General Manager, Connie Turlington
- III. Call Annual Meeting to Order
- IV. Declaration of Quorum
- V. Approval of 2024 Annual Meeting Minutes
- VI. Announcement of Newly Elected Directors & Bylaw Amendment Results
- VII. Board Chair's Report
- VIII. General Manager's Report
- IX. Report on Finances
- X. Outgoing Director Presentation
- XI. Adjournment
- XII. Member Comments

We kindly remind you to silence your cell phone during the meeting. Thank you for your cooperation.



PDPOA Annual Membership Meeting
October 12, 2024 – 9:00 a.m.
Omni Resort | 23 Ocean Lane, Palmetto Dunes

Board Members Present: Jerry Durkin, Becky Brumley, Brandon Smith, Kurt Faires, Alice Bettencourt, Ed Garino, Bob Talbot (Zoom)

Board Members Absent: Doug Luba

Chief Executive Officer: Andrew Schumacher

Recording Secretary: Elizabeth Simpson

Becky Brumley, PDPOA Board of Directors Chair, called the meeting to order at 9:12 a.m.

Jerry Durkin, Board Secretary, declared that a quorum exists based on the number of proxies received as well as attendance in-person and online--the meeting may continue.

Becky Brumley called for the following motion. It was made by Kurt Faires and seconded by Thomas Martin.

“I move that we waive the reading of the 2023 Palmetto Dunes Property Owners Association Annual Meeting minutes.”

The motion passed.

Becky Brumley called for the following motion. It was made by Cate Jarrett and seconded by Jerry Durkin.

“I move that we accept the 2023 Palmetto Dunes Property Owners Association Annual Meeting minutes as presented.”

The motion passed.

Announcement of Newly Elected Directors & Bylaw Amendment Results. Directors are Karen Booth, Lee Whitehurst and Barbara McFadden. The bylaw amendment passed.

Becky Brumley opened nominations from the floor and online for the 1-year open New Director term.

Kurt Faires nominated Kelly Brown for the open Board position.

Ernie Ahr nominated Cate Jarrett for the open Board position.

Dale Huffman nominated himself for the open Board position.

Karen Dalton nominated Bob Beliles for the open Board position.

Chrissi MacGregor nominated herself for the open Board position.

The vote was conducted via electronic and paper ballot.

Becky Brumley presented the Chairman’s Report.

Becky Brumley presented the Strategic Plan Report.

Andrew Schumacher presented the CEO's Report.

Bob Talbot presented the Report on Finances.

Bob Kinnas presented the Report on PD Cares.

Kurt Faires presented the Outgoing Director Presentation.

Jerry Durkin presented the Outgoing CEO Presentation.

Kurt Faires presented the results from the vacant director position. Kelly Brown was elected to fill the remaining 1-year vacant term.

Becky Brumley called for a motion to adjourn the meeting. Kurt Faires made the motion, and it was seconded by Ernie Ahr. The motion passed unanimously.

The meeting was adjourned at 10:49 a.m.

The gathering was then opened to member questions and comments.