

MSRC Board Meeting Minutes  
January 12, 2026  
Mary Ann Lane's Home

**Call to Order**

Mary Ann Lane, President, officially called the meeting to order at 6:00 PM

**Present**

The following board members were in attendance: Mary Ann Lane, President; Sandra Penland, Vice President; Anne Reynolds, Treasurer; Barbara Cross; Martha Hanks; Joel Johnson, Kelli Marlin; Nikki Morgan; Deb Sawyer, Will Warlick, Deb Werdunn; Mike Wescott. The number in attendance constituted a quorum.

**Approval of Previous Board Meeting Minutes**

- October and November 2025 require submission for review and posting before General Membership meeting.

**Treasurer's Report (Anne Reynolds)**

Money in Bank (3 accounts – 1/12/2026) \$69,681.22

Working balance (pending anticipated payables and fees): \$56,263.90

Projected additional income: \$7,090.00

Projected additional expenses: (\$27,675.00)

TOTAL PROJECTED ROLLOVER \$35,651.90

COMMENTS:

- **Expenditures for remainder of FY26**-The treasurer advised the Board that the club should be mindful about expenditures for the remainder of FY26. The “projected rollover” includes paying for new lights on Court 5 and another purchase of clay for refurbishment. It also includes \$2,000 for pool leak repairs and the repair of the inside-the-pool light.
- **Lexington County Real Estate Assessment** - As discussed via email, Lexington County increased Murraywood's assessed property value by 15%, from approximately \$300,000 to \$350,000. The club's appeal request arrived after the established deadline; an appeal request has been submitted for NEXT year's taxes. If approved, reimbursement for this year's overpayment will be submitted.

- **Waste Management (Garbage Collection) fee** -. The treasurer secured garbage collection services at the 2025 rates for this year, thus avoiding a \$100 per month increase for 2026.
- **Budget Worksheet** – The treasurer presented a budget worksheet which includes projected final data for FY26, figures and notes from Committees re: FY27, and notes where committee figures changes were made by the treasurer. It was presented as a balanced budget for Board members to review and submit possible revisions.
- **Dues FY27** – A motion to increase dues by 5% across all membership categories for next year was made and seconded. After discussion, the board voted against the motion 8:4. The announcement will be made at the February 22nd General Membership Meeting that there will be no dues increase for this coming year.

### **Membership (Katherine Keckeisen)**

- No report.

### **Pool (Joel Doughty)**

- **Investigating pool leakage** - Considering the continuing higher-than-expected water bills, there is still concern about leaks in the pool. Pool committee members have (1) donned wet suits and have gone underwater to seal obvious cracks with flex paste, (2) plugged the pipe between the baby pool and the main pool, (3) purchased additional plugs to seal the skimmer areas and (4) utilized a “listening device” to identify leakage sounds. Plans are to drill small holes at the site of the leakage sound and insert a small flexible camera to investigate further.
- **Replacing underwater light(s)** – Expectations are that the pool committee members will be able to replace the underwater light. As this requires work be performed in the water, the project will be delayed until frigid water temperatures rise.
- **Pool perimeter fence** – sections of the pool’s fencing where barbed wire was lacking will be further evaluated for security and repaired as necessary to maintain a 6-foot-high barrier.
- **Pool Manager and the CPO**– The Board was pleased to hear that Murraywood’s 2025-26 pool manager will be returning next year. The club’s Pool CPO will be asked to clean the skimmers at least once per week; it was suggested that he be presented with a list of duties for the off season.
- **Remote-controlled Commercial Pool Cleaner**-a new double-duty robotic vacuum and remote has been purchased through a successful bid on gov.com at a fraction of the retail cost. (\$350 vs \$7,000)

## Tennis (Martha Hanks)

- **Tennis court light poles** - All the light poles were inspected. Court 6 poles and Court 1 pole closest to the gate opposite the gazebo have a lost some mass at the base, but the hearts of the poles are solid. Any future light replacement for these poles should utilize a lift. All other wooden poles were deemed solid. Metal poles are in good shape, with only superficial rust and no base degradation.
- **6 LED lights** - will be installed on Court #5 and the lights on Court #6 will be directionally adjusted by a commercial electric company; they will use a lift.
- **Electronic gate lock** for Court #2 -has not yet been installed; the tennis subcommittee for the “Pay to Play” project is seeking additional vendors to install and has met with the USTA contact for the TennisServe platform that would integrate an online reservation system with the electronic gate access function.
- **Recruitment efforts** - Efforts to recruit some younger tennis players have made some headway in the form of the 2-night league teams: a 2.5 W 18+ team of 12 and a 3.5 W 40+team of 13.
- **Court utilization this Spring** –
  - Spring league play starts the last week of January. There will likely be 9 teams playing out of Murraywood. There will be 2 night teams, 2 day league teams, 3 Saturday teams and occasionally a Men’s and a Women’s 70+ teams reserving courts this Spring
  - Midlevel women’s quads will be on Friday mornings and possibly Tuesday nights.
  - An email will go out to the club once the league schedules come out about Saturday play since with 3 teams, the opportunity to reserve courts might need to be strategically managed.
- **Maintenance** –
  - The net pole on Court 8 needs reinforcement with rebar and concrete.
  - Additional clay will be purchased for Court 7 & 8 from FY 26 budget.
  - Tractor might need replacement; golf cart option discussed.
  - Fence repairs needed for both tennis courts and the pool were provided in a comprehensive map diagram linked to associated photos; suggestions were to determine where to acquire used fence parts.
- **Pickle Ball discussion** – A question about whether Murraywood would ever be adding pickle ball courts or programming was raised. No motion was made to move forward regarding building pickleball courts at Murraywood at this time.

### **Social (Kelly Marlin/Nikki Morgan)**

- **Polar Dunk** – Scheduled for Sunday, January 25<sup>th</sup>, (4:30 registration and 5:00 dunk); \$12 for event, food and Koozie. No new T-shirt for this year, but a limited supply of T-shirts from previous years will be available. The event was shared with the community through social media and outreach to local soccer and swim teams.

### **Grounds (Barbara Cross)**

- Another Printer provided a bid of \$309 for a new Murraywood sign; a design will be forthcoming. There will be additional cost for the posts and installation.
- Another exit sign is being made also.
- Exterior pole lighting will be inspected and corrected as needed.

### **IT and Security (Mike Wescott)**

- No updates reported for IT.
- See Tennis Maintenance section above for fencing repair recommendations.

### **Insurance (Sandra Penland)**

- No updates reported.

### **Marketing/Website (Nikki Morgan/Anne Reynolds)**

- Plans are for summer programming for junior tennis, the swim team and swim lessons to be ready for distribution February 1<sup>st</sup>.
- Funds will be allocated for running Instagram and Facebook ads to drive membership for the club.

### **Next Board Meeting:** Sunday 2:00 pm at Irmo Library prior to General Membership Meeting

- Items for the Agenda:
  - Open floor discussion about recruiting younger members and increasing the spirit of volunteerism.
  - Slate for Board Elections:
    - The following Board members whose term ends this year will either seek re-election or nominate someone for their position: Barbara Cross, Martha Hanks, Will Warlick, Deb Werdunn, Nikki Morgan

Respectfully submitted by Martha Hanks 1/26/26