

WINDJAMMER VILLAGE



The Village Breeze

July 2025



<div> <div> June S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 </div> <div> July 2025 </div> <div> August S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 </div> </div>						
Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1	2	3	Golf Cart Parade 11 AM Cookout 12:30 PM	5
6	7	8	9	10	11	BOD meeting 9:30 AM Annual BOD meeting 10 AM
13	14	15	16	17	18	Comhole 4 PM
20	21	22	23	24	25	26
27	28	29	30	31		

You can print this calendar so you never miss an event.. Just select page 2 when printing.

From The Board

After reviewing the WJV RRR in regards to not allowing diaper dependent children/people in the main pool, the Board of Directors decided to consult with an attorney to make sure no laws were being violated and risk placing our community in a liable position.

We were informed by a local attorney that specializes in HOA/POA cases that the Village is in violation of the Fair Housing Act. It states we are not to discriminate against race, age, sex, disability etc. and we cannot restrict any use of community amenities. We understand some residents believe since we are a POA the same rules don't apply, but a POA has to abide by the laws.

Effective today, June 27, 2025 diaper dependent persons are allowed in the main pool. Diaper dependent children will need to wear a swim diaper (a true swim diaper like Pampers Splashers or Huggies Little Swimmers) and the swim cover to minimize chance of contamination to the pool and avoiding the inconvenience to other swimmers and additional cost to address disinfecting/cleaning the pool.

We appreciate everyone's support in regards to this change and understanding it is the responsibility of the BOD to make sure we are in compliance with the State/County/Federal laws first and foremost and in protecting the community from placing ourselves in a liable position.

We appreciate everyone's effort in compliance moving forward. The RRRs will be amended in the next board meeting.

If there are any questions or concerns in moving forward, please feel free to contact the WJV board.

Sincerely,
WJV board members
Bobby Kardak
Brian Kardak
Anna Marie Farr
Vickie Lynch
Dianne Sarles

WJV Committees

The Village needs chairpersons and committee members for several committees this year. Below is a detailed description of each committee. Volunteers are especially important to our Village to keep our expenses down. If you are interested in any committee, please complete the attached form and return it to the office. As chairperson, you must attend the Board meeting quarterly, preferably monthly, to report on committee status and budget updates. Participating in a committee gives you the opportunity to make future enhancement to the Village, as well as help maintain our beautiful Village. Contact the BOD for any committee-related questions.

Each committee shall consist of a chairperson and two or more members. The chairperson shall be appointed by the Board of Directors (BOD) following each Annual Meeting to serve until July 31 of next year and the general membership will be advised. The BOD may appoint other committees as needed.

- The Architecture Committee shall advise the BOD as to all structures to be constructed on the property to ensure that the style, size, etc. is kept with the overall plan of development. The BOD will approve or disapprove plans and specifications as provided in the Declarations of Restrictions after considering the opinion of the committee.
- The Beautification Committee shall be responsible for maintaining the aesthetic balance of the Village as far as maintaining the natural beauty of the common areas.
- The Budget and Finance Committee shall prepare an annual expense budget and projected revenue report and advise the BOD as to the status of the POA finances. The POA treasurer shall be the chairperson.
- The Election Committee shall oversee the preparation and distribution of all ballots for whatever purpose, shall receive, validate, and tally all votes and report the results of the voting. Elections shall be by written ballot and balloting shall be by mail.
- The Fire and Disaster Committee shall be responsible to maintain and manage all fire equipment in the Village and the inspection of common properties against hazardous conditions. Prepare and maintain a Disaster Program commensurate to WJV such as evacuation in the event of a disaster, natural or otherwise, and keep the BOD advised of the same.
- The General Advisory Committee shall consist of two members from each of the three sections of WJV. It is to report to the other committees and the BOD on any area. It shall hold meetings from time to time as its members determine.
- The Hospitality Committee shall inform the BOD on matters pertaining to the welcoming of new residents in the Village and shall distribute to new residents' pertinent information about the Village.
- The Insurance Committee shall review all existing insurance, including Fidelity Insurance and propose to the BOD any modifications which are deemed necessary in order to adequately protect the interest of the POA.

- The Long-Range Planning Committee shall consist of at least three or more members serving staggering terms, one for three years; one for 2 years; and one year for the remaining members appointed by the BOD. The committee shall formulate and constantly update a five-year or longer operating plan. The plan will include projections for future needs and requirements to facilities and other common properties, procedures, personnel, and financial requirements.
- The Maintenance Committee shall advise the BOD on all matters pertaining to the maintenance, repair or improvement of the common properties and facilities of the Village and shall perform such other functions as the BOD, in its discretion, determines.
- The Nominating Committee shall compile a list of qualified nominees for the BOD and shall place those names in nomination at the April regular meeting of the BOD. Nominations may be made from the floor or by petition providing nominees are qualified and have consented to run.
- The Publicity Committee shall inform the members of all activities and functions of the Village and shall, after consulting with the BOD, make such public releases and announcements as are in the best interest of the Village,
- The Recreation Committee shall advise the BOD on all matters pertaining to the recreational program and activities of the Village and shall perform such other functions as the BOD, in its discretions, determines.
- The Security Committee shall review existing security standards and measure if effect at WJV and propose to the BOD any modifications which are deemed necessary.
- The Social Committee shall advise the BOD on all matters pertaining to the social programs and activities of the Village and maintain a calendar of events and uses of the clubhouse facilities.
- No Director shall serve on any standing committee.

It truly takes a Village. Support from our members not only saves money, but it also gives all members a stronger voice in our community. If you are not ready to be a chairperson right now, please consider letting the BOD know which committee you would like to support.

Thank you,

Windjammer Board of Directors

Bobby Kardack

Brian Kardack

Anna Marie Farr

Vickie Lynch

Dianne Sarles

Committee Chairperson Application

Name: _____

Spouse: _____

Address: _____

Phone: _____

WJV Property Owner Since: _____

Email: _____

1. Business and/or Public Services experience outside of Windjammer Village:

2. How have you served or volunteered inside Windjammer Village for the POA:

3. Which Committee(s) would you like for the BOD to consider you for?

4. Are you able to prepare monthly reports to be turned in for the BOD monthly meetings and attend at least one monthly meeting a quarter and present your monthly report? _____

Signed: _____ Date: _____

This form can be found on the village webpage and is .pdf fillable.

RESTRICTIONS/RULES/REGULATIONS
WINDJAMMER VILLAGE OF LITTLE RIVER, SC
5/2025)
PROPERTY OWNERS ASSOCIATION

Attachment #3
(Revised

PET REGULATIONS
(Approved by Board on JUNE 19th, 2025)

The below revised Pet Regulations hereby replaces all previous Pet Regulations set forth in the Restrictions, Rules, and Regulations of Windjammer Village of Little River, SC.

If a Homeowner chooses to take on the responsibility of owning an animal, outlined below are the rules for WJV concerning pets. All pet owners need to be aware that they are solely liable for the actions of the animal(s) on and off their property.

1. Pets (including cats) are not allowed to run at large in WJV. Animals must be restrained by a leash when being walked on WJV common properties. No animal(s), leashed or unleashed, are allowed on the tennis courts, marsh walk, swimming pool, or fishing pier, except for animals being loaded or unloaded from the boat launch. Animal(s) will NOT be allowed to be unleashed for play or exercise in the Compound, dump area or at the waterway in the area known as "Shell Beach".
2. Feces must be picked up immediately and disposed of in a responsible manner.
3. If a dog is tethered outdoors, the owner must show consideration for peace and comfort of other residents. Prolonged, excessive barking is not permitted. Also, the dog's area must be cleaned frequently enough to prevent offensive odors from bothering neighbors.
4. Should a resident consider a pet to be a nuisance, s/he should discuss the matter with the owner. If mutual satisfaction is not obtained, either party may file a complaint with the POA within ten (10) calendar days and must include a police report.
5. Once an animal has been declared vicious by the State of South Carolina or Horry County and the Board of Directors has been notified, the homeowner of where the animal resides will be informed, in writing, that the offending animal must be restrained at all times while on common properties within WJV for the remainder of the said animal's life. If a Concern is received within ten (10) calendar days by the Board of Directors, the Concern MUST include supporting evidence, such as photos, police report, etc., proving the owner has failed to restrain the said animal and the penalty structure will apply as stated in the DRE's. Upon the fourth offense the said animal will be restricted from common properties for the remainder of its life and the penalty structure will restart. Lastly, if an animal bites any other being (human or animal) a second time all State and/or Horry County Laws will be enforced once evidence is provided by a State or County official to the Board of Directors.

As summer has arrived, the WJV Board of Directors (BOD) would like to remind the Village of several important rules in WJV Restriction/Rules/Regulations (RRR). The safety of our residents is important.

The BOD would like to remind our residents of the following RRR regarding the pool.

- Pool hours are 8:00 am to 10:00 PM.
- "Swim at your own risk policy."
- Children under the age of 12 must be accompanied by an adult (18+).
- Consideration for the enjoyment & safety of others is required. Be courteous and respectful.
- No running, pushing, shouting or other boisterous behavior.
- No bikes, skates, skateboards, or ball playing.
- No diving in the pool.
- No floats in pool when it is crowded.
- Food allowed in the picnic area only. Community events may be exempt if a comprehensive cleanup is completed. All types of beverages and drinks are allowed on the cement decking poolside, at the poolside tables and chairs. No drinks allowed in the pool.
- Earphones are required for all sound equipment.
- Glass bottles and/or glass containers of any kind are prohibited in the pool area including the concrete portion of our decking surrounding the pool, lower and upper-level decks and grass/woodchip picnic area and playground. Alternative containers are allowed including plastic and aluminum. Consumption of food and beverages in glass containers/ bottles is prohibited in the breezeway and bathrooms.
- No Pets.
- Use trash cans and ash trays.
- No smoking/vaping in poolside area. Smoking/vaping in designated areas only.

Please see the complete POOL RRR in Attachment #4 in the RRR Windjammer Village of Little River SC Property Owners Association.

We would also like to remind residents: no motor vehicles may be operated on any roads or on WJV property by anyone not old enough to obtain a driver's license. All vehicles must be in good working order and not used after dark without working lights. (RRR Attachment #1). The speed limit on the main road known as Little River Drive is **20 MPH** unless otherwise indicated. The speed limit on circle roads is **15 MPH** (RRR II Roadways).

We wish everyone a happy and safe summer.

SOCIAL COMMITTEE

On June 3, 2025, we had a full day of activities. We started off with a yoga class at 9am with Sharon Beck of Vereen and had 9 participants. Later that day at 3:30, we had our first ever Poker Run Benefit for Kind Keeper Animal Rescue in Little River. We had 49 tally sheets participate and collected a lot of donations for the animals and \$265.00 in cash. Then at 6pm we finished off the day with dancing and music provided by the Neighbors Band and announced the winners of the Poker Run.

Best Hand: David White (Jefferson) Second Best Hand: Mercedes Ryder (Lafayette).
Worst Hand: Sherry Crisp (Dykman) Second Worst Hand: Gina Morris (Jefferson)

Thank you to all the volunteers that helped make the Poker Run a success and “sponsored” a stop. This was a lot of fun for everyone! Let’s do it again!

Next up was a Cornhole Tournament on June 21, 2025, with a fully bracket of 32 participants. Congratulations to the winners!

1st Place: David Beck (Vereen) & Jack Merrill (Vereen - Mary Burroughs’ son)
2nd Place: Kaylie Lucas (Dykman) & Bryson Gibson (Brunswick - George & Karen Davis’ grandson)

PLEASE SAVE THE DATE FOR THE UPCOMING EVENTS.

July 4, 2025 @ 11am	<u>GOLF CART PARADE</u> – Decorate your cart and we’ll ride around the village. We’ll vote for our favorite cart and announce winner at the cookout.
July 4, 2025 @ 12:30pm	<u>4th OF JULY COOK OUT</u> – Time to celebrate the USA and enjoy some hamburgers and hotdogs! Bring a side dish or dessert.
July 19, 2025 @ 4pm	<u>CORNHOLE TOURNAMENT</u> – Bag throwing time again!
August 16, 2025 @ 4pm	<u>CORNHOLE TOURNAMENT</u> – Last tournament for the year!

The full 2025 Event calendar is posted on the bulletin board in the breezeway at the clubhouse too!

See you in the village!

Page Kardack, Social Chairperson
(803) 420-3939 / Page729@gmail.com





Under Construction: Our office is getting a much-needed Facelift. Although it is still under construction, I wanted to give folks a peek.



Board of Directors

President – Bobby Kardack bkardack@yahoo.com
1st VP – Anna Marie Farr farr.annamarie@gmail.com
2nd VP – Brian Kardack shackPage@gmail.com
Member – Diane Sarles frazzle322@aol.com
Member – Vickie Lynch vickielynch1656@gmail.com

Committee Chairpersons

Architectural – Kate Schnaars

Beautification – VACANT

Compound – Scott Faggart

Election - Pat Horne

GAC – VACANT

Hospitality – Deborah Christenburg

Insurance – Stanley Cohen

Long Range Planning – Margaret Alusick

Maintenance – VACANT

Personnel – Bobby Kardack

Publicity – Susan Adams

Recreation – VACANT

Security – keepwindjammersafe@gmail.com

Social – Page Kardack

GOOD TO KNOW:

Library – Mac Buffolino

Nurses Closet - Kathleen Tatarinchik at 843-602-6910

Notary Services:

Carole Grieco

2110 Adams

216-712-2925

Jason Bittigar

2129 Brunswick

843-877-2564

Virginia "Gin" Warren

2124 Lafayette

910-612-1472 (Wedding

Officiant)

Bennie Dowty

2134 Lexington

843-427-7020

IF YOU WOULD LIKE TO SUBMIT NEWS-
WORTHY INFORMATION TO BE CONSIDERED
FOR INCLUSION IN THIS NEWSLETTER OR IF
YOU HAVE ANY SUGGESTIONS, PLEASE
CONTACT:

SUSAN ADAMS:
SWADAMS2021@GMAIL.COM

Windjammer Village POA

2200 Little River Drive, Little River, SC 29566

Phone: 843-249-2460 | Fax: 843-280-4840

Website:

<https://windjammervillagelr.com/windjammer-village-lr>

Email: windjammervillagewebsite@gmail.com

Clubhouse WIFI: WJV1010!

Compound: wjvcompoundcommittee@gmail.com