

MINUTES OF SSCA REGULAR BOARD OF DIRECTORS MEETING SEPTEMBER 18, 2024

President Tisa Head called the meeting to order at 9:00 A.M. at the Pitts Center. Directors in attendance in addition to the President: Susan Ippolito (Treasurer/Finance), Aida Alvarez via phone (Volunteer/Social Coordinator), Don Pratt (Long-Range Planning/Bylaws), George Kirby (West-Side Parks and Marinas), Sue Bigbee (Membership/Slip Rentals), Jeff Johnson (Secretary). Joel Newton and Penny Lobred excused absences. Quorum confirmed.

Jeff moved to approve the 9/18/24 BOD agenda; Susan seconded. Unanimously approved.

Jeff moved to approve the 8/21/24 BOD minutes; Susan seconded. Unanimously approved.

Member comments: None.

President's Comments:

Have asked Penny to send us something in writing re the voting procedure for members for the 2025 Budget.

The Newsletter is ready to go out next Monday.

Memorandum of Agreement with the Town and Martin's Point HOA concerning channel markers: Town Council approved the draft that Cliff presented to them at the last Council meeting. Our attorney, Crouse Gray, will review and provide any comments he has.

We received an invitation to the CPOA picnic on Saturday September 28th. It would be a good thing for at least one SSCA Board member to attend.

Racquet Club Report: Sue reported that Jay Dunlap said the pickleball fence was being damaged by people climbing over the top of it rather than using the gate-kids, unauthorized users, etc. Discussion re strengthening the fence somehow. Racquet Club social will be Saturday September 28th.

Boat Club Report: Rick Koch: Three things:

Requesting that the SSCA look at straightening out the driveway extension in and out of the boat ramp at the North Marina. Estimating around \$15,000 for the grading and paving work. Tisa commented that we had not included that in the budget for 2025 and that, in her experience (and she has gotten input from others as well), it is not that difficult to use the ramp as it is currently configured. Rick asked that we look at the improvement if there is any extra money in the budget in 2025 or 2026.

The Boat Club would like to establish an ad hoc committee to begin to look at the expansion of the pavilion at North Marina and getting some proposed drawings together. Tisa pointed out that there would be no need for that committee until 2025.

Thanks to George Kirby for purchasing the solar lights for the walkways at North Marina. Rick and George will install. A great safety improvement there.

George said that of the 160 people who signed up for the crab fest, 130 showed. Weather was not great. Oyster fest coming up November 9.

ARB Report: See below, Bylaws/LRP/ARB.

Treasurer's Report: Susan:

1. Financials

- I have emailed them to everyone. There is nothing exceptional to note so I did not print them.
- I will begin working on the end of year plans for spending next month. Please let me know if you have any large expenses planned for end of year.

2. Tax Return Information was sent to Kearns in August. I have not heard anything back from them but will follow up.

3. Timeline for Budget

- Final approved budget presented at the meeting.
- Questions or comments?

4. Triangle Park Garden Committee

- Had first meeting in September - 4 people attended
- Plant Exchange:
 - Saturday, October 5 4-6
 - Rain date October 6, 1-3
 - Plant exchange, information, Master Gardener's, Food and Drink, Children's activities
 - TOSS said we could close off the parking lot.
 - I have informed the SS PD that cars will be parking along Ocean Blvd. Tires must be off of the pavement

Balance sheet and P&L available at the office.

Membership/Slip Rentals: Sue

Membership Type	Count
Renewed	1,885
Lapsed	5
- Total	1,890

99.7%

Memberships	Actual Member @ 9/17/24
Residence	1482
Rental	402
Boat	766
Racquet	659

MEMBERSHIP

- Met with Susan S. and Debbie to begin preparing for the renewals in October. Planning for issuing renewal with a target date of November 1st
- Currently going over the slip rental data from MC and reconciling to the Masterlist
- Selected Hot Pink for 2025 passes, updated manual application with 2025 date, Susan S will add a field on the electronic app
- Sent email to Rick Koch, Aida, and Jim LeBlanc about Trailer Decals. Consensus is they're helpful so we will require their use. Will update the BC insert with the requirement
- Sent email to Racquet Club requesting update of insert for the packets. Due Back by 9/30
- Updated electronic version of Presidents letter that goes with online applications/renewals

Member Complaint/Issues

Slip Rentals

Slip	Quant	% Paid	Delinquent/Open
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Wet Slips	77	100.0%	0
Dry Slips	28	100.0%	0
Kayak	52	100.0%	0
Total:	157	100.0%	0

Rental Fee Paid 100.0%

WET SLIPS

All wet slips now rented and all fees paid

DRY SLIPS

All but 1 Dry Slip rented (LLT 5)

- Slips are very narrow. Waiting to assess viability of slip 5

KAYAKS

- Two new kayak racks were built and installed at Loblolly. All are rented and all invoices paid.

WAIT LIST	Count
Wet Slips	47
Dry Slips	23
Kayaks	5

MARINAS/MEMBERSHIP

- Drafted Marina Rules document that addresses parking, wet slips, kayak slip etiquette
Sent to Rick Koch to review, waiting to hear back
- Drafted letter for two sailboats stored at NE Marina.

Bylaws/Long-Range Planning/ARB Liaison: Don: ARB issued a denial letter on a plan for a detached garage on Wax Myrtle. Board will get a copy of the letter to review.

Secretary: Jeff: No Report. See below re Nominating Committee update.

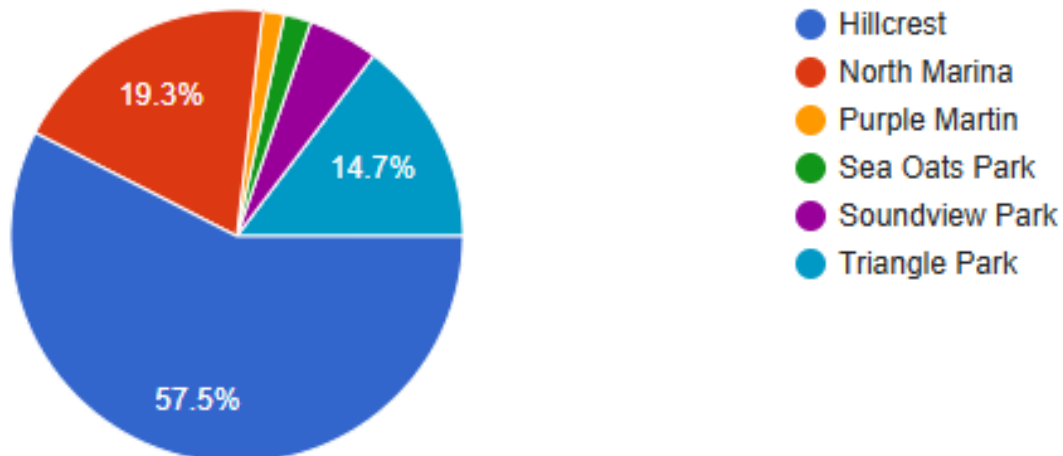
Volunteer/Social Coordinator: Aida:

Concert Series

- Promoted concert series and September 1st show on social media*
- Executed September 1st show – 50 attendees
- Requested invoice from October 6th artist
- Next steps
 - Promote October 6th show*
 - Execute October 6th show

Parking Monitors

- Printed/assembled/delivered parking monitor instruction packets to volunteers
- Met with parking monitor volunteers each week to review [parking monitor instructions](#), [parking monitor form](#), [parking monitor log](#), and [2024 schedule](#)
- Oversaw activity
 - 255 citations issued YTD



Doggy Bag Station Monitors

- Chicahawk station lock ordered by Joel and replaced by George Beach
- Reviewed [2024 schedule](#) and oversaw activities
 - Ordered more doggy bags for monitors
 - 6,800 doggy bags distributed Jun-Sept (excluding Chicahawk station)
 - Hillcrest and E. Dogwood most active stations
 - Triangle and N. Marina (by gate) least active stations, may consider relocating
- Next steps
 - Swap doggy bag station at Hickory with North Marina; new keys do not work on Hickory lock

Little Free Libraries (LFL)

- Triangle and Chicahauk LFL roofs replaced by Joel and repainted by John Johnson

Other

- Reviewed previous volunteer appreciation event emails and started to plan this year's event
- Reviewed previous Santa ride emails and started to plan this year's event
- Reviewed W. Haskett's feedback on application to amend ordinance to allow food trucks on SSCA property
- Submitted articles and mockup for October newsletter
- Updated [report](#) of volunteer hours by month YTD
 - January – 83
 - February – 71
 - March – 95
 - April – 392
 - May – 216
 - June – 130
 - July – 136
 - August – 112
 - September MTD – 86
 - 2024 YTD – 1,320
- Calculated A. Alvarez hours worked YTD – 422

(Discussion re location of this year's volunteer appreciation event—possibly have at a restaurant rather than catered at Marina pavilion. Jolly Roger, Steamers? Looking into that.)

Communications: Penny: No Report.

Westside Parks and Marinas: George:

The last Coast Guard report said there were 2 red lights out. These are the ones I ordered two days ago.

There were several lights that were inconsistent with the records--reported as flashing but recorded as solid and visa versa. For these lights, I have requested the record be changed to agree with the current condition. In an email, Steve Kreisher indicated he would do this.

Len & I built a new dayboard and Hardy said he would hang it. Hardy has the day board.

So as of today, we have purchased all the materials to correct all the deficiencies reported by the Coast Guard.

The Coast Guard will need to update their records to agree with the current conditions.

Properties: Joel: No Report

Old Business:

Nominating Committee: Jeff:

Bios of Nancy Sheehan, Luke Falconer, Mike Guarracino and Laura Richer forwarded to the Nominating Committee. Will be following up with the NomCom in the next few days on comments/approval on those four. Will also be following up with the few other people who expressed interest but have not

gotten back to me after providing them further information. Expecting that we may have five people interested in being on the ballot in December, but more to come.

Budget Voting: See above in President's comments.

MOA Update: See above in President's comments.

New Business:

Boat ramp request: See above in Boat Club report.

Golf cart handicapped parking: Discussion on a request from a member for the SSCA to allow handicapped individuals with golf carts to drive up and park close to the beach crossover. In general, the Board thought a bad idea for safety reasons. Joel should provide his comments once he returns, as he would be better able to identify if there is a way to do this at one of our handicap accessible crossovers or not. These parking spaces would only be for Golf Carts WITH a handicap decal/license exception.

Meeting Adjourned: Next BOD meeting October 16, 2024 at 9:00 A.M. Pitts Center. Membership meeting October 14, 2024 at 7:00 P.M. Pitts Center.