



Sea Pines Community Services Associates, Inc. (SPCSA)

SPCSA Gates, Security, Short Term Rentals and Transportation Committee Meeting, October 30, 2024

A regular meeting of SPCSA Board of Directors Gates, Security, Short Term Rentals and Transportation Committee, was held on Wednesday, October 30, 2024, via in person and videoconference.

Present from the SPCSA Gates, Security, Short Term Rentals and Transportation

Committee, were: Cary Corbitt, SPCSA Director/Chair; Bill Johnson, Member/Co-Chair; Kerry de Vallette, Member; Rick Dextraze, Member; Jennifer Ericksen, Member; David May, Member; Lisa Nevitt, Member; Doug Schupp, Member; Beverly Serral, Member; Don Sigmon, SPCSA Director; William Sullivan, Member

Absent from the SPCSA Gates, Security, Short Term Rentals and Transportation

Committee, were: Rodney Barstein, Member; Steve Birdwell, SPCSA Director; Jim Cantalupo, Member; Mark King, Sea Pines Center; Larry Movshin, SPCSA Director; Paul Puma, Member; Rick Ray, SPCSA Director

Present as Ex-Officio, were: Sam Bennett SPCSA President/COO, David Ellis, SPCSA Chair

Guest present, was: Ann Esposito, SPCSA Director

Present from SPCSA, were: Victoria Shanahan, Vice President/CFO; Joe Count, Director of Safety, Security and Transportation; Stephanie Fera, Communications Manager; Sandra Archer, Senior Executive Assistant to President/COO

Call to Order

The meeting was called to order by Cary Corbitt, Chair, at 9:00 a.m., Eastern time.

Establishment of Quorum

With a majority of Gates, Security, Short Term Rentals and Transportation Committee Members in attendance, quorum was met.

Ratify Approval – Gates, Security, Short Term Rentals and Transportation Committee Meeting Minutes, August 28, 2024

A motion was made by Cary Corbitt, to support the resolution, “Ratify Approval – Gates, Security, Short Term Rentals and Transportation Committee Meeting Minutes, August 28, 2024”. The motion was seconded and unanimously carried:

“**RESOLVED**, Sea Pines Community Services Associates, Inc., Gates, Security, Short Term Rentals and Transportation Committee, ratified approval of the August 28, 2024,

Gates, Security, Short Term Rentals and Transportation Committee Meeting Minutes, as finalized by email”.

Chair Remarks

- Committee meetings, confidential;
- Committee meeting minutes, posted on seapinesliving.com;
- Committees, not involved in operations.

Task Forces

Update – Traffic – Sam Bennett, David Ellis

- Continued progress on Sea Pines Circle and Greenwood Drive reconfiguration projects, in collaboration with Town of Hilton Head Island and South Carolina Department of Transportation;
- Kimley-Horn Engineering Planning and Design Consultants, engaged by Town and SPCSA;
- Town workshop delayed, to be rescheduled following elections;
- Engineer drawings to be made available for public view, following Town Council review;
- Payment for project, possibilities: Town and SCDOT contribution, potential Beaufort County 1% sales tax.

Update – Gates/Signage – Sam Bennett

- Test gate/pass signage installed on Greenwood Drive (outside the gate), received positive feedback;
- All Greenwood Drive signs to transition to the test format.

Pass Volumes

Update - Gate Pass Volumes – Victoria Shanahan

- Statistics for Gate Passes sold at the gates, January 1, 2024 – October 27, 2024; Annual Decals issued, January 1, 2024 – October 27, 2024; Short Term Rental Passes sold at the gates and through the Welcome Center, January 1, 2024 – September 30, 2024, provided and compared to years 2022 and 2023.
- Passes sold at gates, January 1, 2024 – October 27, 2024: Total Passes, 346,162; Daily Visitor Passes, 252,373; Commercial Passes, 69,563.

SPCSA Trolley/Beach Shuttle Programs

Update – Trolley/Beach Shuttle Programs, Ridership Count by Route – Joe Count

- Trolley ridership by route, 2024 season: Blue 37%, Green 26%, Red 6%, Yellow 19%;
- Trolley ridership during Heritage Tournament, 2024: Blue 5%, Red 5%, White 2%;
- Heritage Tournament accounts for 17% of 2024 ridership.

Unfinished Business

Update – CSA 360, NetSuite – Sam Bennett, Victoria Shanahan

- Short Term Rental Module, non-operational;
- RFI sent to potential vendors, response underwhelming;
- Similar large scale groups to be contacted, to review their operations and technology.

New Business

There was no new business to discuss.

Adjournment

With no further business to come before the SPCSA Gates, Security, Short Term Rentals and Transportation Committee, Chair Corbitt adjourned the meeting at 9:50 a.m. The next regularly scheduled meeting of the SPCSA Gate, Security, Short Term Rental and Transportation Committee, to be determined.

Respectfully Submitted,

A handwritten signature in blue ink, appearing to read "Cary Corbitt". The signature is stylized and cursive.

Cary Corbitt
Chair