



# Island Report

Communication, Advocacy and Protection of BHI Property Values

## 2021 BHA Member Opinion Survey

In June, Bald Head Association (BHA) surveyed its property owner members to understand the level of support for the pending sale of the Bald Head Island (BHI) Transportation System to the Bald Head Island Transportation Authority, the financing plan for which is currently pending before the NC Local Government Commission (LGC).

In total, 156 property owners representing 361 properties completed the survey — a participation rate of 19%. BHA verified the BHI addresses of those who completed the survey to ensure multiple votes were not included in the total. Of the 361 properties represented, 182 support the pending BHITA application (51%), 126 do not support the current pending BHITA application (35%) and 53 remain undecided (14%)

Most opinions expressed in the survey’s open-ended questions focused on a few key areas. Those who support the application pending before the LGC relayed concerns about the risk of tax increases and limited confidence in the Village of BHI’s ability to operate the transportation system. They also supported the regional approach of the BHITA’s structure. Those who do not

support the application are concerned about the valuation of real property, the purchase price of the system and local versus diluted control in decision-making and operations.

The original email containing a link to the survey and two follow up reminder emails, sent on June 22, 2021, June 29, 2021, and July 1, 2021, respectively, were sent to 1,660 subscribers of *BHA’s Compass*. (Not all of BHI’s nearly 1,898 property owners have subscribed to BHA’s email list.) The email included links to the survey, a brief chronological history of the pending sale, the web sites of BHA and the Village of BHI and the email address for the LGC’s staff. The survey’s data was collected utilizing the online survey tool Survey Monkey. BHI property owners were given eight days to complete the survey.

Multiple responses were dismissed as ineligible for varying reasons: duplicate responses from confirmed BHI addresses (30), BHA could not substantiate the BHI property address (8) or the response was from a commercial owner (1). They were not included in the final total.

*Continued on page 15*

## Whitetop Sedge / Starrush (*Rhynchospora colorata*)

*By Susan Andrews, Botanist and BHI Resident*



Have you seen this beautiful, native, grass-like plant growing on Bald Head Island? Do you have some growing on your property? If so, you are fortunate!

Whitetop sedge, also called starrush, is a diminutive but showy member of the sedges, a grass family relative. Standing only 12-24” tall in full bloom, it is very unlike its cousins in two ways. Whitetop sedge sports very attractive “starry” flower heads made up of four to six white, slender, drooping petals

(bracts) with distinctive green tips. And instead of being wind-pollinated, these flowers are fragrant and attract insect pollinators, such as bees and butterflies. Starrush flowers are noticeable from May to September.

Starrush grows in full sun to part shade in low, wet areas, replenished by rainfall. You will find it in areas of wet dune scrub along several trails and courts off of West Bald Head

Wynd and South Bald Head Wynd but, sadly, NOT on Starrush Trail. A large community of whitetop sedge can be viewed on the right side of Black Skimmer Trail soon after you enter. Once you see it in bloom, you won’t forget it!



### *In this issue:*

ARC Corner	Page 2
BHA President’s Letter	Page 3
Village of BHI Updates	Page 4
BHA Priorities	Page 5
BHI Club / Village of BHI FY22 Fees	Page 7
BHI Conservancy	Page 9
Old Baldy Foundation	Page 11
New to BHA? Know Your Lot Lines	Page 12
Tidbits / Community Wide Standards	Page 16

# ARC Corner

## Architectural Review Committee

### Ask ARC before any work begins!

- Planning a renovation project or new construction?
- Wanting to change outdoor lighting or fixtures?
- Thinking about cutting/trimming trees or vegetation?
- Considering any landscape changes?


## ARC office — open by appointment only

Email Fran Pagliaro, ARC Coordinator, at [Fran@BaldHeadAssociation.com](mailto:Fran@BaldHeadAssociation.com) or

Kelsey Callahan, ARC Associate, at [Kelsey@BaldHeadAssociation.com](mailto:Kelsey@BaldHeadAssociation.com). For urgent ARC matters, call 910-477-7246.




## BHA Welcomes Kelsey Callahan, ARC Associate

Kelsey Callahan is originally from Northern Virginia, but decided to call Wilmington, NC, home after she moved down to attend UNC Wilmington and fell in love with southeastern North Carolina. She holds a B.A in Recreation, Sport Leadership and Tourism Management, as well as a M.A. in Teaching from UNC Wilmington. She recently relocated to Shallotte, where she lives with her finance and their three dogs, Knox, Chief and Polly. When she's not in the office, you can find her somewhere on the water. 

## Design Guideline Changes

Recognizing the influx of new construction applications, the Architectural Review Committees (ARC) agreed to increase their review time by an additional week, making the deadlines for Preliminary and Final New Construction Reviews one week earlier than previous deadlines. All materials required for the Preliminary and Final Reviews will be due three weeks prior to a meeting, instead of two weeks prior to a meeting. Deadlines for applications for other items remain the same.

Also, the ARC agreed that a Draft submittal should always be required for new construction. A midyear change to the guidelines, though unusual, was requested in this unusual circumstance of growth and will help prevent future delays by reducing the number of incomplete submittals returned for additional information.

These changes were discussed and approved at the July 9, 2021, BHA Board of Directors meeting and are effective August 1, 2021. A list of all deadlines for 2021 can be found on BHA's website at [BaldHeadAssociation.com/architectural-review-and-design-guidelines](http://BaldHeadAssociation.com/architectural-review-and-design-guidelines). For any questions, contact Fran Pagliaro at [Fran@BaldHeadAssociation.com](mailto:Fran@BaldHeadAssociation.com) or Kelsey Callahan at [Kelsey@BaldHeadAssociation.com](mailto:Kelsey@BaldHeadAssociation.com). 

The Architectural Review Committee (ARC) is currently in the process of updating the Design Guidelines for 2022. Do you have input that you would like the ARC to consider? ARC members do not know unless they hear from you. Contact Fran Pagliaro, BHA's ARC Coordinator, at [Fran@BaldHeadAssociation.com](mailto:Fran@BaldHeadAssociation.com).


## Keeping Data Secure

Bald Head Association takes seriously the safeguarding of its members' personal information. Of primary concern to most is the protection of financial data, but even the release of something as simple as an email address can be more than bothersome if it gets into the wrong hands.

BHA utilizes a secure lockbox system for most property owner payments. Each year in January, BHA members receive an invoice via snail mail with directions to mail payments to the lockbox located in Raleigh, North Carolina. These payments are processed by a third-party vendor that specializes in payment processing in conjunction with the Association's bank. Any payments sent directly to BHA's office are manually processed by the Association's

Bookkeeper, Denise Eidal, through BHA's banking system. BHA does not store any property owner financial data on its computer system.

BHA also utilizes TOPS One, a cloud-based customer relationship management system built specifically for homeowner associations, to store members' confidential contact information. BHA Board policy requires that personal information stored in TOPS is not shared with anyone outside of the organization.

These are just a couple of ways BHA works to protect the interests of its members. If you have any questions or concerns, feel free to contact Carrie Moffett at [Carrie@BaldHeadAssociation.com](mailto:Carrie@BaldHeadAssociation.com). 

## Golf Is a Great Game

By Alan Briggs

I live on an island  
Bald Head Island  
North Carolina  
it is a true island  
you have to take a ferry  
to get there

there is not much to do there  
but there is a golf course  
so I decided to learn to play  
what a great game it is

I played with three friends  
before we teed off  
we all turned off our phones  
so the sound would not  
interfere  
what a treat-no ringing or  
buzzing

on the first hole  
there is a lake  
I hit my drive in it  
you should have seen  
the fish jump  
one big fish  
he jumped six feet straight up  
and splashed everywhere  
so much fun  
just looking at him

the third hole the fairway  
is a dogleg left  
what a crazy name  
but it sort of bends  
like my dog's leg  
on the sixth hole  
the birds fly across the fairway  
they gather on the fringe  
of the creek on the left  
snowy egrets  
they have  
black legs and  
yellow feet  
they sailed through the air  
I just watched them  
glide across the fairway  
and cluster in the trees  
on the other side  
peaceful  
glorious

we just talk  
about nothing  
we all laugh at  
each other's bad shots  
in the water  
in the woods  
in the sand traps  
they call them bunkers  
like you are in a war

the eighth hole  
is a par three  
I hit a great shot  
finally  
but it landed next to  
an alligator  
he must have been  
13 to 14 feet long  
about 1,000 pounds  
I just stared at him  
from a distance  
what a prehistoric creature  
I thought I was  
in Jurassic Park  
what a treat

the ninth hole  
water on the left  
water on the right  
sand on the left  
sand on the right  
white ibis fly across  
the fairway  
and I see  
a tricolored heron  
with a white stripe running  
down his neck  
the golf course is an aviary

then finally the half-way  
stop  
a break  
a hot dog, potato chips  
and a coke  
you need it  
after nine holes  
you are exhausted  
what a great game golf is.

## BHA President's Letter ~ Alan Briggs

### The Transportation Authority Decision

The ongoing process regarding the potential sale of the ferry and tram systems, the barge and parking lot ("Transportation Assets") from Bald Head Island Limited to the Bald Head Island Transportation Authority or, possibly, to the Village of Bald Head Island is a very important issue for all BHA members. So, some of our members have asked us, "What is the position of BHA? Does BHA think the Transportation Assets should be sold to the Transportation Authority or, possibly, to the Village of Bald Head Island?"

The question of when does BHA take a position on and/or advocate on one side or the other about issues of moment to our members is an important issue to understand. I discussed this in my President's Letter in the May 2021 *Island Report*. Therein, I stated the criteria that we, the Board of Directors of BHA, apply in making this decision as to whether or not we will take a position and/or advocate for one side or the other:

"The common thread that runs through these cases is that these are issues of moment that affect us all, BHA has by survey or otherwise determined the pulse of the members and we can then, with confidence, speak for the vast majority of our members when we believe there is a need for us to do this."

BHA operates by committees. We have one committee, the Strategic Planning and Long-Range Projects (SPLRP) Committee that does "Deep Thinking" when we ask them. Peter Menk is chair of that committee, and we have seven exceptionally experienced and diversified members on this committee, along with Peter and a Board liaison. They include Greg Wendling, Bob White, Karen Mortimer, Joel Michaels, Scott Thomas, Victoria Lonker and Walter McNairy.

We, the Board, asked them to consider this Transportation Authority issue carefully on two occasions and advise us with their views on this issue. They met each time and each time advised us. We carefully listened, appreciated and considered their excellent thoughts. We thank them for their help.

In connection with this Transportation Authority issue, we,

*Continued on page 15*

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## Village of BHI Updates

### Do You Rent Your Home?

All property owners who rent their homes on a short-term basis are required to remit occupancy taxes to the Village of Bald Head Island. A short-term rental is defined as any accommodation that is rented for *less than* 90 days to the same person but does not include a property rented for *less than* an overall total of 15 days during the calendar year which has not been listed with a rental agency.

The rate of collection is 6% of the gross rental fee collected. The gross rental fee is inclusive of additional fees charged to the rental guest. A list of the additional fees subject to occupancy taxes can be found on the Village’s website (<https://villagebhi.org/departments-services/finance/occupancy-taxes-on-short-term-rentals>). The revenues collected are used to promote local tourism, including, but not limited to, shoreline development and beach renourishment.

Occupancy taxes apply to the same transactions that are subject to state sales taxes on accommodations mandated by G.S. 105-164.4(a)(3). So, if you are responsible for occupancy taxes to the Village of Bald Head Island, you must also register with the NC Department of Revenue and submit sales taxes on the same transaction.

In order to determine who is responsible for the collection and remittance of occupancy taxes to the Village, it is first necessary to determine the type of platform in which the property is being rented. Keep in mind that regardless of how the taxes are

By Carin Faulkner, Village Public Information Officer

remitted, it is the homeowner or their agent’s responsibility to file a tax report with the Village on a monthly basis. The monthly tax report form is available on the Village’s website (<https://villagebhi.org/departments-services/finance/occupancy-taxes-on-short-term-rentals>). It is important to note that these tax reports are confidential and not subject to a public information request.

If the property is owned or rented by a business, the transaction is referred to as a retail transaction, and the retailer must collect and remit occupancy taxes to the Village.

If the property owner contracts with a facilitator, such as Airbnb, HomeAway (VRBO) or Tripadvisor, the facilitator will collect and remit occupancy taxes on the property owner’s behalf. It is still the property owner’s responsibility to file a monthly tax report with the Village and provide proof that the facilitator has made payment.

If the property owner contracts with a rental agent, that rental agent is responsible for collecting and remitting all occupancy taxes to the Village. The assumption is that the rental agent will provide each property owner with a statement showing that the taxes have been paid.

It is the homeowner’s responsibility to make sure all taxes on each rental are properly remitted to the Village.

### Reminders and Due Dates for Owners of Rentals

- Tax reports are due each month on the 20<sup>th</sup> day of the month following the rental.

*Continued on page 5*



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## BHA Priorities

BHA’s Board of Directors provided updates at July’s regular meeting on the year’s priorities. Note that there were no updates for #7 Supporting/Improving BHA Operations.

1. Wildlife Overlook — John Fisher discussed the implications of changes made throughout the construction process. The changes from the original plans, such as additional pilings and concrete collars, were necessary due to site conditions. Other changes were made to reduce costs. The bulk of the construction will be completed in the next few weeks, and other logistics such as landscaping and education signage are moving forward.
2. Transparency and Engagement — Transparency and member engagement continue to be at the forefront of BHA’s work. To that end, a membership meeting was held via Zoom in late July to provide an update on the BHA’s work this year. Members were also able to ask questions on any other topic of their choosing. A similar meeting will be scheduled for the fall.
3. BHA Space Needs — Equipment for the conversion of the Berne Conference Room to office space was installed in late July. The conversion of the space was necessary to continue providing high quality service to BHA’s membership during this Island’s growth period. The only room that is now available for meetings, classes, wedding receptions, etc., is the Generator Society Hall. The Board has asked the Strategic Planning and Long Range Projects Committee to complete a longer-term plan for the organization’s space needs.
4. Financial Issues — Robert Drumheller reported that the Finance Committee will begin a review of the status of the lagoons owned solely by BHA or jointly with the BHI Club. He also discussed the two proposals for a new auditing firm to review BHA’s 2021 financials. The Committee will interview both firms and make a selection in the coming weeks.
5. ARC — See separate article on page 2.
6. Community Wide Standards — See separate article on page 16. 

••• Continued from page 4 (Village of BHI Updates)

- Sales tax reports are due to the NC Department of Revenue on the 20<sup>th</sup> day of the month following the receipt of rental income. Visit [www.ncdor.gov/taxes-forms/sales-and-use-tax](http://www.ncdor.gov/taxes-forms/sales-and-use-tax).
- The state considers renting a property a business enterprise. North Carolina requires all businesses to pay personal property taxes on all business personal property. Visit [www.ncdor.gov/taxes/north-carolinas-property-tax-system/types-property-be-taxed](http://www.ncdor.gov/taxes/north-carolinas-property-tax-system/types-property-be-taxed).
- Don’t forget insurance! Some platforms automatically include extra insurance, but don’t assume they all do, and liability and property insurance provide different coverages. Review your coverage with your insurance agent to make sure there are no surprises. 



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## Village of BHI FY22 Fees

The Village of BHI's FY22 budget passed by the Village Council in June did not increase the overall tax rate but did include some fee increases. Household large item pickup remained at \$100 per trip, with a change of a maximum of two items per trip. Mattress pickups remained at \$85 per mattress. Drop-offs for white goods (water heaters, washers, dryers, refrigerators) remained at \$50 per item.

Utility fees saw a 2% increase. Items include:

	FY22	FY21	Change
Resident base charge (water)	\$21.75	\$21.32	+\$0.43
Non-resident base charge (water)	\$54.37	\$53.30	+\$1.07
Usage charge <3 units (/1,000 gals)	\$6.14	\$6.02	+\$0.12
Usage charge >3 units (/1,000 gals)	\$10.06	\$9.86	+\$0.20
Irrigation (/1,000 gals)	\$10.06	\$9.86	+\$0.20
Sewer Base Charge	\$68.62	\$67.27	+\$1.35

Contractor service fees for FY22 increased as follows:

	Fee	Increase
Internal Combustion Engine (ICE) vehicle parking — monthly	\$90	\$10
ICE vehicle parking — annually	\$1,020	\$60
Golf cart parking — monthly	\$40	\$5
Golf cart parking — annually	\$440	\$80
Container rentals — monthly	\$200	\$20
Container rentals — annually	\$2,220	\$60

To view the Village of BHI's FY21-22 budget public hearing presentation, visit [BaldHeadAssociation.com/news](http://BaldHeadAssociation.com/news).

## BHI Club

With many new homeowners on Bald Head Island, it's worthy to repeat some information from one of the BHI Club's latest email bulletins.

### Did You Know? Club Rules Prohibit Trespassers and All Non-registered Golf Access of the Golf Course.

- Private 6-seater golf carts may not be driven on the golf course.
- All golfers must be registered with the Golf Shop.
- Club rules prohibit fishing, running, biking and recreational walking on the golf course. This also helps to protect members and guests from alligators and other wildlife.
- Recent guest members who drove their personal cart on the course and damaged the greens had their guest membership and all Club access terminated, and the Club is pressing charges.

### Did You Know? Why Does the BHI Club Still Require Pool Reservations?

Pool reservations were continued this season to provide a fair and equitable pool experience for all members. Seating is provided for every pool reservation, and the established capacity ensures good water quality for members, their family and guests. Members may book pool reservations by using the ClubNow App.

To sign up for the Club's email bulletin, email Kelsey Joaquin, BHI Club Marketing Manager, at [KJoaquin@bhiclub.net](mailto:KJoaquin@bhiclub.net). For questions, visit the Club website at [www.bhiclub.net](http://www.bhiclub.net) or call 910-457-7300.

### Don't miss out! Opt-in to be included in BHA's brand new BHI Community Directory!

To be included in the upcoming BHI Community Directory, you must opt-in by completing the online form on BHA's home page ([BaldHeadAssociation.com](http://BaldHeadAssociation.com)), saving it and emailing it to Diane Mesaris at [Diane@BaldHeadAssociation.com](mailto:Diane@BaldHeadAssociation.com). If you've already sent us your consent, you do not need to resend the form unless your contact information has changed. If it's changed, please note such in your email. Thank you!

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*Doug Oakley*

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[doakley@intracoastalrealty.com](mailto:doakley@intracoastalrealty.com)



*David Wray*

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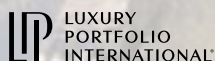
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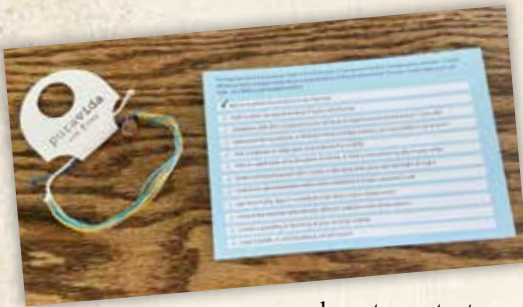
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# Bald Head Island Conservancy's Next Generation

By Emily Prins, Marketing and Development Intern



For the past year, The Next Generation Club has provided future conservationists with lessons and activities to help them learn about

how to protect our environment from anywhere in the world. Children 18 and under can sign up to receive several resources that teach them how to contribute to the mission of the Bald Head Island Conservancy.

The Next Generation checklist has ideas on how to Discover, Learn, Conserve and Preserve at home. The *Nature Journal*, the club's monthly newsletter, features educational tutorials on everything from hosting a community cleanup to starting your own garden. Finally, after joining the club, each member receives The Next Generation bracelet. Each color on the bracelet represents an element of Bald Head Island. Teal represents the salt marsh, dark blue is for marine life and gold is for the beautiful sunrises and sunsets. The white string is a symbol for the various birds that make their home on Bald Head Island, seafoam green represents the North Carolina

shoreline, and the green knot that ties the bracelet together is for the sea turtles that bring so much joy to the Island.

The Next Generation Club has been a great opportunity to spread our education tools beyond the BHI Conservancy campus. We're so excited to be able to support this new generation of environmental stewards and meet them where they are with advice on how to conserve and preserve the environment. We are very proud of the community that has been fostered through this program, and we look forward to growing our reach and resources in the future as we inspire kids to make a difference in their own communities and homes.

If you or someone you know is interested in The Next Generation Club, you can learn more at [BHIC.org/nextgeneration](http://BHIC.org/nextgeneration).



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# Forgotten Piece of Machinery Could Be a Remnant of Bald Head Island's Early 1900's Past

*By Hunter Ingram, Educator*

The next time you pass Muscadine Wynd on North Bald Head Wynd, take a moment (safely) to look toward the marsh side of the roadway. It might take a bit of focus to recognize, but just off the shoulder and tucked among some trees is a rusted, old — what appears to be — engine or tank, harshly weathered and almost forgotten by time.

The stationary steel remnant of the Island's past is often a clue on scavenger hunts and stops on scenic tours. Some people hear whispers of it and try to seek it out themselves. At the Old Baldy Lighthouse, staff get frequent questions inquiring about what it is and, more importantly, where it came from. The answer to that second question isn't likely to be a concrete one, though.

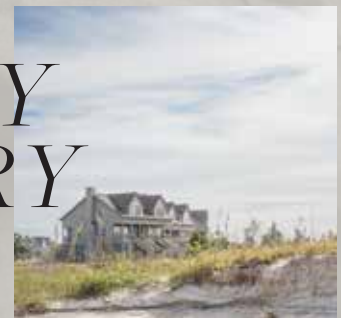
Some have suggested it might have been left behind by the dogwood and timber harvesting done in the 1920s on the Island. During that period in the latter part of the decade, Thomas Franklin Boyd, who bought the majority of the Island in 1914, was trying to pay his bills while pursuing his big dream of turning the land into a resort. His pavilion and pier had become stagnant, thanks to less pleasure cruise traffic from the mainland, so he started harvesting the timber and dogwoods on the Island to cover the taxes. It would ultimately be a fruitless effort.

If you're brave enough to walk through the brush and

minefield of spiderwebs surrounding the abandoned machinery today, closer examination suggests this theory of its origin may be on to something. Not only does the reddish-brown hunk of metal resemble the engines of tractors from that period in agricultural history, but there are bundles of cut wood still stuffed inside the body of it. Could this be a leftover piece of that period when timber (especially dogwoods) was hauled off Bald Head Island through harvesting? It's certainly possible and maybe even probable when compared to the alternative.

However, most people have tried to tie it to the crucial moment in the Island's history when a tram railway connected its eastern and western shores. Today, we know it as Federal Road. Built starting in 1901, the tramway had a singular purpose — to get the massive cast-iron pieces used to build the Cape Fear Lighthouse from a ship on Cape Fear River all the way across

*Continued on page 19*



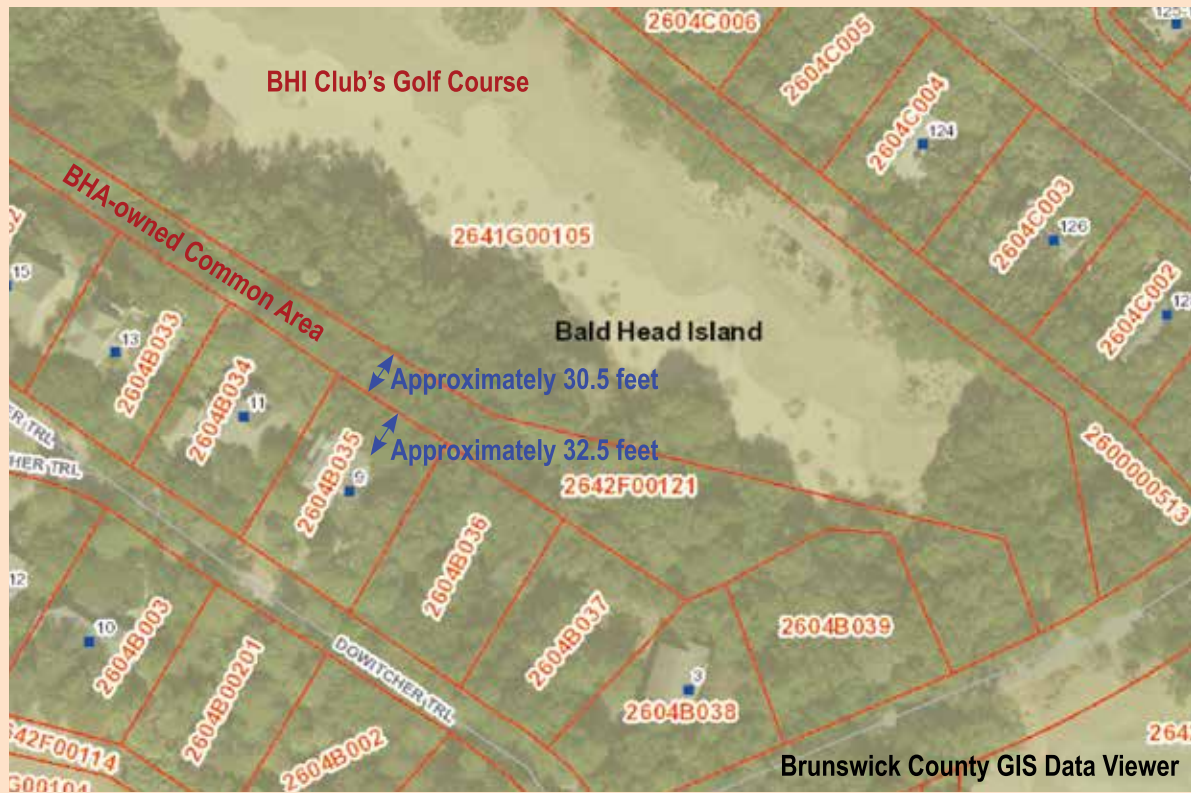
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## New to BHA? Know Your Lot Lines



BHA encourages property owners to be clear about the deeded boundaries of their properties. Your property may be bordered by BHA Common Area, a lot owned by the Smith Island Land Trust (SILT) or another property owner's lot/house.

All except three properties bordering the golf course have BHA Common Area that serves as a buffer between individual properties and the golf course. All service requests for work on Common Area (including trimming and tree removal) must be approved by the BHA Board of Directors. Email service requests to Pam Rainey, Customer Relations Associate, at [PamR@BaldHeadAssociation.com](mailto:PamR@BaldHeadAssociation.com).

It's important for owners to be aware if an adjacent lot is owned by the SILT to help protect the natural makeup of those parcels in perpetuity. And it's essential that individual property owners should not remove/trim trees or other vegetation around their homes without being absolutely certain of where their lot lines are located (and receiving ARC prior approval, of course).


A couple of years ago, one homeowner (for the sake of protecting the owner's identity, this owner will be referred to as "he") had his landscaper remove not only a number of trees on *his* property without BHA's permission but also removed six, good-sized trees from *his neighbor's* vacant lot — **without** the neighbor's permission. This presented both neighbors and BHA with a difficult and unnecessary position. The homeowner who had the work done was fined by BHA for removing trees without permission. The vacant lot owner (who was obviously not happy that his trees were removed) was

fined by BHA for removing trees from a vacant lot. (BHA's Covenants specifically state that no clearing may occur on vacant lots and, unfortunately, the property owner is always responsible for what happens on his/her property.)

**If only the homeowner would have known where his lot lines were AND provided that information to his landscaper, this situation could have easily been avoided.**

It's worthy to repeat — **know your lot lines**. If you did not order a survey during the closing of your property, please consider getting one (a list of surveyors can be found on our website at [BaldHeadAssociation.com/surveyors](http://BaldHeadAssociation.com/surveyors)).

For approximate dimensions, property owners can visit the Brunswick County website to view their GIS Data Viewer. Visit [www.BrunswickCountyNC.gov](http://www.BrunswickCountyNC.gov). From the "Department" menu, select "GIS." Then select "GIS Data Viewer." From there, you can zoom in to your property and use the "Measurement" tool across the bottom. In the example image that accompanies this article, the distance from the rear of the house to the end of the lot line and beginning of Common Area is approximately 32.5 feet. The Common Area distance is 30.5 feet. Remember, this serves as an approximation only. For specific lot measurements, always refer to your property survey.

If you need assistance, contact BHA, and we can show you how to use Brunswick County's GIS system to identify the general location of your property's boundaries within a few feet. Email Carrie Moffett at [Carrie@BaldHeadAssociation.com](mailto:Carrie@BaldHeadAssociation.com). 



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••• Continued from page 1 (2021 BHA Member Opinion Survey)

Two Middle Island property owners indicated they support the BHITA application. These responses were included in the final total because, while they are not members of Bald Head Association, they are Bald Head Island property owners.

It is important to note that this survey is a sampling of how a portion of BHI property owners feel about this specific issue within a certain time period. Regardless of whether the survey contains a statistically significant sample size, the survey’s open-ended questions provide relevant information for the LGC and others to understand the opinions of many of BHI’s property owners.

BHA thanks the property owners who informed themselves and responded to the survey. Contact BHA Executive Director Carrie Moffett ([Carrie@BaldHeadAssociation.com](mailto:Carrie@BaldHeadAssociation.com)) with questions or issues concerning the survey.

*Note: As of press time for this article, the LGC is expected to consider the approval of the financing plan for the sale of the BHI Transportation System to the BHI Transportation Authority on August 3, 2021. Updated information on this pending application will be found on BHA’s website ([BaldHead Association.com](http://BaldHeadAssociation.com)) as soon as it is made available.*



••• Continued from page 3 (BHA President’s Letter)

the Board, carefully and fully discussed and considered this question at two of our Board meetings. Before and after that, we were asked by some members to support the Village, while other members asked us to support the Transportation Authority. Others have applauded BHA for remaining neutral and urged us to remain neutral.

In the middle of June, the Board decided it wanted to know how our members felt on this issue so we could see if there was a “vast majority” that felt one way or the other. So, we sent a survey to our members, and we prepared and provided to them a detailed summary of the facts, we guided them to the websites where all the factual documents are available and we asked them their opinions on this important issue.

Our members responded and told us their views.

We received responses representing 361 of our members. Their responses were 51% favored selling the Transportation Assets to the Transportation Authority, 35% did not favor selling the Assets to the Transportation Authority and 14% said they were undecided.

When the results of the survey came in, there was no **vast majority** of views of our members one way or the other on the issue. As I indicated in May 2021, we represent **all** the BHA members. Absent a vast majority of our members favoring one side or the other, we normally will not become an advocate for one side or the other.


So, we have continued to maintain our position of neutrality on this issue. We have and will continue to do all we can do to get all relevant facts to our members on this important issue. With that information, all members can remain informed so they can make their own decisions on this evolving issue.

And, we will continue to monitor this issue closely ourselves and evaluate and re-evaluate as to whether or not we should change our position on your behalf.

We thank all our members for their participation in and/or consideration of the survey. Thanks.




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# TIDBITS:

(Noun) a small and particularly interesting item of information.

## Want To Check out BHI's Fire Trucks?

Most kids and adults are fascinated with fire trucks and the first responders who operate these massive working wonders. If you have kids on BHI or are interested yourself, you can check out BHI's fire trucks. Stop by the Public Safety Complex office (273 Edward Teach Wynd Ext.) between 9:00am-3:00pm and ask for a tour of the emergency vehicle bay area. Keep in mind that availability may be affected by emergencies. And don't forget to thank BHI Public Safety personnel.

## Pedestrians and Bicyclists

It's important to remember that BHI roadways are shared with pedestrians, bicyclists, golf carts, small contractor trucks and vans and large shipping trucks. North Carolina traffic laws apply for safety, and pedestrians and bicyclists should comply with correct traffic flow.

All pedestrians should walk/jog/run against the flow of traffic on BHI roads. Wear brightly colored clothing and be extra cautious on blind curves. Walk/jog/run in single-file and stay on the right side of the road when vehicles approach.

All bicyclists should ride single-file with the flow of traffic. Bicyclists are subject to the same rules of the road as other vehicles — stay to the right. Wear brightly colored clothing for higher visibility and wear a helmet to help protect your head and brain from injury in the event of an accident. Local laws and Village ordinances require anyone under the age of 16 to wear a helmet while on a bicycle, scooter (motorized or non-motorized), roller blades or similar means of transportation. Front and rear lights must be in working order while riding at night. Pull over to the right side of the road when safe to do so to allow carts, trams, Public Safety QRVs (Quick Response Vehicles) and commercial vehicles to pass.

## Trash Pickup — Keep Area Clear

Some property owners have been asking about periodically missed trash pickup this summer. Trash pickup is a service provided by the Village of BHI's Public Services Department (formerly the Public Works Department), who contracts with Waste Industries for this service. Note that if trash enclosures are blocked by golf carts and/or other items, trash handlers cannot gain entry to dispose of trash. Inform your guests and renters to keep the trash enclosure entrance area clear to help avoid missed pickups.

For the trash and debris pickup calendar, trash collection routes and more, visit <https://villagebhi.org/departments-services/public-works>. You can also submit work requests on this web page. For questions, contact J.P. McCann, Public Services Director, at [publicservicesdirector@villagebhi.org](mailto:publicservicesdirector@villagebhi.org) or 910-457-5422.

## Open Containers Illegal on NC Roadways

Though Bald Head Island is a beautiful island paradise, here's a reminder that North Carolina laws still apply. In North Carolina, it's illegal for any person to transport an open container of any alcoholic beverage in the passenger area of a vehicle whenever a vehicle is parked or being driven on a public roadway. This applies to golf carts as vehicles.

While on the golf course, you're not on a public roadway, but all BHI roadways are public roads and, therefore, the law applies. The Village of BHI's Public Safety Department has reported an increase in violators and citations for open containers.


## Community Wide Standards (CWS)

The newly formed Community Wide Standards Committee met for its inaugural session on June 28, 2021. Over the next few weeks, committee members, who are all BHI property owner volunteers, will be identifying homes whose conditions may be in violation of the Community Wide Standards that were adopted in 2018:

“All structures shall be cared for, maintained and repaired in a manner such that the external appearance of each structure remains consistent with the other well-maintained structures in the community and consistent with the general tone and nature of the community. All property owners shall maintain and preserve their lots and all structures located on their lots in a ‘clean, neat, sightly and attractive’ condition and provide for the removal of all trash or refuse from their homes.

Maintenance will include, but not be limited to, repair and replacement as needed.”

Owners of properties identified by the committee will receive a letter from BHA staff detailing the issue(s) and asking for a plan of action that will bring the property into compliance. Because BHA understands the complexities of getting repairs completed on BHI, property owners have 60 days to respond with a plan and an additional 90 days to correct the situation.

The committee will meet monthly to review reported properties, submitted plans of action and properties that have completed their plans. For more information on the Community Wide Standards, visit the “About BHA” page at [BaldHeadAssociation.com](http://BaldHeadAssociation.com) and select “Community Wide Standards.” 





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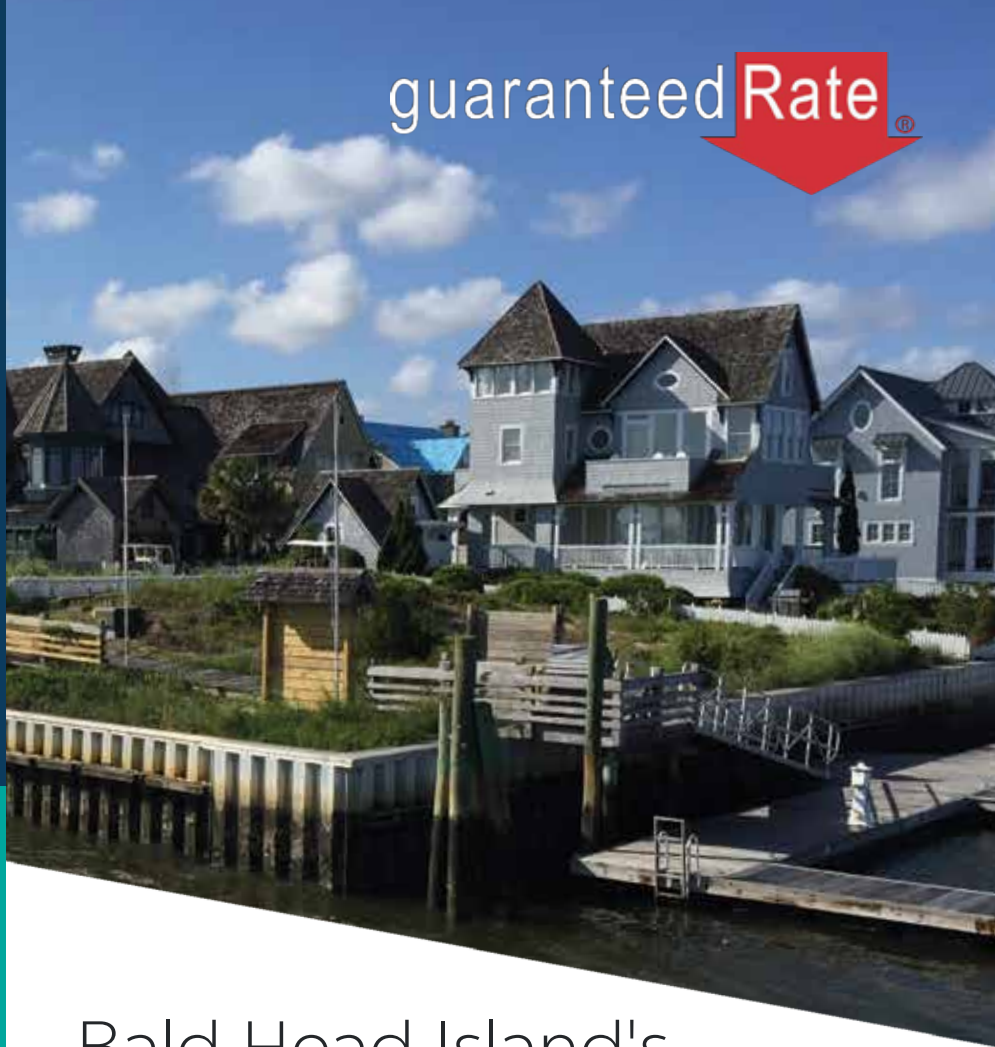
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••• Continued from page 11 (*Forgotten Piece of Machinery Could Be a Remnant of Bald Head Island's Early 1900's Past*)

the Island to the construction site overlooking South Beach.

At the start of the 20<sup>th</sup> century, plans were already well underway to address Old Baldy's deficiencies in guiding mariners safely around Frying Pan Shoals by constructing a taller, brighter lighthouse closer to the treacherous shoals. This 150-foot lighthouse could do it, but getting the materials there was a going to be tricky.

The new pathway cut across Bald Head Island began with the construction of a dock outstretched into the Cape Fear River, off of which the bulky pieces could be unloaded from transport ships and placed onto the tram. From the dock, the three-mile tramway cut a straight path just south of Old Baldy through the forest to the future lighthouse's home. Blazing a trail through the thick woods was no easy feat. Historian Kevin Duffus discovered that explosives had to be used to move the stubborn stumps of century-old trees out of the way in order to lay rails made of both steel and timber.

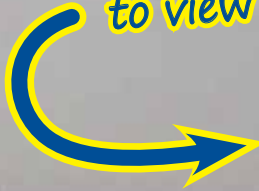
So, could the rusted machinery be a piece of that tram left behind on one of its final journeys? Like the previous theory, it's possible and looks as though it has been out there long enough.

Today, guests of Bald Head Island know the tram as the shuttle service that takes them to and from the ferry terminal. But imagine a time in the Island's history when the movement of a train-like tram echoed across the largely undeveloped Island. Only pictures remain of this tramway today, most with visitors to Bald Head Island posing alongside the tracks. One famous photo even shows Old Baldy's longest-serving keeper, Sonny Doshier, sitting on the tracks with the lighthouse towering over the trees behind him.

The tramway wouldn't last forever, as a once-dirt Federal Road would emerge from the path cut for its tracks. But the survival of something like this tucked-away machine — whether it is a remnant of its timber harvesting era or its fleeting railway moment — is a reminder that not all of Bald Head Island's history is as easy to spot as Old Baldy or as scenic as the keeper's cottages overlooking the ocean at Captain Charlie's Station. Some of the remnants of the Island's past have stayed frozen in time as the progress of the Island has swept right by them.



Scan this QR code with your phone app to view BHA's events calendar!



## August 2021:

Friendship Day	8/1/2021	
ARC-A Meeting	8/6/2021	10am
National Lighthouse Day	8/7/2021	
Old Baldy's Annual Duck Race	8/7/2021	9am
Run for the Light & National Lighthouse Festival	8/8/2021	5pm
BHA Board Meeting	8/13/2021	11am
BHI Transportation Authority (BHITA) Meeting	8/18/2021	9:15am
ARC-B Meeting	8/20/2021	10am
Village Council Meeting	8/20/2021	10am
National Honey Bee Day	8/21/2021	

## Save the Date in September:

ARC-A Meeting	9/3/2021	10am
BHI Artisans Show & Sale	9/4/2021	10am
Labor Day	9/6/2021	
BHA Office Closed	9/6/2021	
BHA Board Meeting	9/10/2021	11am
BHI Transportation Authority (BHITA) Meeting	9/15/2021	9:15am
Village Council Meeting	9/17/2021	10am
ARC-B Meeting	9/17/2021	10am

## Around the corner in 2021:

Veterans Day	11/11/2021	
BHA Office Closed	11/11/2021	
Thanksgiving	11/25/2021	
BHA Office Closed	11/25/2021-11/26/2021	
SIAL Show and Sale	11/26/2021-11/27/2021	10am

## Ongoing:

Village Chapel Services:	Sundays	8:30am & 10am
(Additional details at <a href="http://villagechapelofbaldheadisland.org">villagechapelofbaldheadisland.org</a> )		
AA Virtual Meetings:	Mondays & Thursdays	8am
(Zoom Group: #3909737348, P/C: 217739, Email: <a href="mailto:sober.1day.at.a.time@gmail.com">sober.1day.at.a.time@gmail.com</a> )		



### Bald Head Association

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## Did you know?

### National Honey Bee Day is Saturday, August 21!

- ~130 fruits and vegetables depend upon the humble honey bee to pollinate their flowers
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