

SALT & OAKS

WHERE COAST MEETS CANOPY



JANUARY / FEBRUARY 2026

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BHA PRESIDENT'S LETTER

Christine Osborne, BHA President

As we enter the new year, it is encouraging to see how much energy and goodwill are flowing through our community. Members have shared thoughtful feedback over the past several months, and it has been helpful as we continue shaping the work ahead.

One small but meaningful project this fall was a fresh round of clutter removal and general tidying around the Association building. The improvements have brightened the space and created a more welcoming environment for everyone who stops by.

Our staff also enjoyed a well deserved appreciation lunch, generously hosted by Anne Berry. Her hospitality gave the team a chance to pause, connect, and feel recognized for their work. We are grateful for her kindness and for the supportive spirit she brings to the Island.

Our digital outreach has been particularly strong. The *Compass* continues to draw high engagement, with members noting their appreciation for the concise updates and easy access to timely information. With the Island bustling, there was no shortage of activities to enjoy. The BHA website offers an extensive events calendar to keep residents and visitors informed, and any organizations or groups wishing to share upcoming events are encouraged to reach out to Diane.

The Annual Meeting is scheduled for January 31. This gathering will include reports from BHA, the Village, Island Clubs, and other community leaders. It is an important opportunity to hear updates, understand shared priorities, and take part in shaping the year to come.

Wishing everyone a bright start to the year ahead. Happy New Year!

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Editorial Policy

Letters to the Editor and articles written by property owners about BHI issues and experiences are encouraged, subject to the Content Approval guideline as well as the following space guidelines:

(1) The maximum length of a letter for publication in the *Salt & Oaks* will be 250 words. This limit will be strictly enforced. If the article or letter exceeds that length, the contributor may be granted more space by the Communications Manager or Executive Director, if appropriate. (2) Any individual will be limited to one letter every six months. BHA reserves the right to edit letters in the interest of accuracy and civility or to publish a letter as written, followed by a correction by the editor. In the interest of covering diverse topics and opinions, BHA reserves the right to select among submissions for publication. Deadlines are the 25th of the month for the following issue.

LIVE



PHOTO BY
LARRY GITTLEMAN

BALD HEAD'S LIVE OAKS AND THE WORK TO PROTECT THEM

At the Bald Head Island Conservancy we look to the Woods as one of the island's most insightful storytellers. The forest shows, in subtle ways, where the island has been and where it is heading. One clear reminder surfaced in a 1987 issue of *The Point*, Bald Head's original newsletter. Surveyors working in a section of the island's Maritime Forest, which was then called "Stage II," discovered a live oak of extraordinary size. Conservancy Island Naturalist Bill Brooks measured the trunk at more than 5-1/2 feet across, too wide for three men to wrap their arms around. That tree, now known as the Timmons Oak, came to symbolize the strength and endurance of Bald Head's maritime forest.

The 1987 article also helps explain why that tree endured. UNC Wilmington biologist Dr. Paul Hosier noted that Bald Head is among the few places along the North Carolina coast to retain a salt-spray-shaped maritime forest. The canopy tends to lean into prevailing winds and forms a protective profile that reduces the force of Atlantic storms. The Timmons Oak's position in a hollow behind a hill lessened its exposure to salt spray, storm winds, and past logging pressure, allowing it to survive while many neighboring trees did not.

Bald Head Island's live oaks are more than scenic landmarks. They stabilize dunes and soils, reduce wind energy before it reaches the Village, and support habitat for native wildlife. To protect these functions, the Conservancy operates a Forest Health Program that carries out long-term vegetation monitoring, maps forest change, removes invasive species, and maintains research infrastructure so managers can make informed decisions.

Our monitoring shows worrying signs about oak recruitment. Vegetation surveys begun in 2011 and continued with university partners document low numbers of oak seedlings and a scarcity of young trees in the size classes that would replace aging canopy oaks. These results indicate that recruitment is not keeping pace with the loss of older trees, a trend that threatens the forest's long-term structure.

Multiple stressors appear to be limiting oak recruitment. Repeated saltwater exposure, changing groundwater

dynamics, deer browsing, invasive plant competition, and storm overwash interact to influence seedling survival and tree growth. Since 2009 we have operated an aquifer-monitoring network that tracks groundwater levels and salinity across the Woods, which helps link hydrologic change to vegetation response and prioritize where to focus conservation actions.

The Timmons Oak still stands deep in the Woods, draped in moss and companion plants, its trunk hollowed by time while its canopy remains alive. The 1987 account of that tree provides historical context for our present work: it is a reminder that past conditions allowed certain trees to persist, and that informed, ongoing monitoring is essential if we are to preserve the same conditions in a changing climate. At the Conservancy we work to protect those conditions so future generations inherit not only impressive individual trees but a thriving, resilient forest.



Timmons Oak



Will Burgman
BHI Conservancy

7TH ANNUAL OPERATION RE-FOREST



The 7th anniversary of Operation ReForest occurred the week before Thanksgiving, courtesy of the Resource Conservation & Beautification Committee. Since 2019, this program has helped replace trees lost to storms, with options to plant on your lot, honor a loved one, or support new trees on BHA Common Area. Explore the map of past plantings and honorees on BHA's website by scanning the QR code.

The number of plants involved this year was substantial, with 16 live oaks, 39 yaupon hollies, and 11 wax myrtles delivered, distributed and planted. Twelve honor oak trees were put in the ground — six on BHA common areas on Eileen Way and Thistle Ridge, and six on private property throughout the island. Three additional oaks were donated for planting on BHA land at Sea Holly Court and Brown Pelican Trail.

The nine live oak trees added to BHA property during this round of Operation ReForest will be watered weekly for the next twelve months to give them the best opportunity for survival. If you would like to help with watering these trees, contact Jim Nichols at jimsnichols@gmail.com.

We would like to thank the following entities and individuals for their assistance with this year's effort.

- Village of Bald Head for waiving the ICE fees for the delivery truck, permission for overnight parking of the delivery truck at the barge landing and for providing the water for weekly tree soakings
- Bald Head Limited for covering the barge cost for the delivery truck
- Tinga Nursery for reserving trees for several months until the final order numbers were in, and then giving us a substantial discount on the cost
- Public Works for providing a location for and assistance in distribution of plants to homeowners
- Trinity Design Build BHI, Inc. for supplying labor to assist in tree planting
- Pam Rainey for serving as the point person for handling the orders



Tree Map

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NATURE NOTES: ROSEATE SPOONBILL

A gem of the marsh, Roseate Spoonbills are a rare but exciting sight on Bald Head Island. While typically only seen here in mid-fall during the post-breeding migration season, a few individuals had an extended stay this summer and were often spotted at low tide between Bald Head and Middle Island. Their spoon-shaped bill is a unique foraging tool that they use to swish back and forth in shallow waters to filter for small fish, crustaceans, and insects. Roseate Spoonbills were once almost wiped out due to habitat destruction, but have recovered in Texas and Florida. They stand as a bright reminder of the importance of wetland preservation.



PHOTO BY
CHRISTINE OSBORNE

Lauren Collier
Conservation Technician, BHI Conservancy



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PLAY



PHOTO BY
CHRIS HOWARD

WINTER GATHERINGS THAT BROUGHT THE ISLAND TOGETHER



Bald Head Island may slow its pace in winter, but the season was anything but quiet thanks to the BHA's Education and Recreation (ER) Committee, Old Baldy, Conservancy and other Island entities and dozens of volunteers. Families kicked things off with Santa Paws, followed by a full day of holiday cheer that blended the Golf Cart Parade, Winter Wonderland, and the Smith Island Art League show. The momentum kept building with the Conservancy's Turtle Trot, Old Baldy's glowing Luminary Night, and the annual tree lighting, creating evenings that felt too good to miss.

December carried that spark forward. Island neighbors gathered for Howl at the Moon, shared dishes and stories at the community potluck, and filled the Chapel and wynds with carols. Families celebrated Christmas Eve with a children's nativity and candlelight services, and young artists brought fresh inspiration to Old Baldy's Art Contest. The island then welcomed 2026 with New Year's gatherings.

Seasonal lights, creative traditions and genuine community spirit made these weeks unforgettable. If you missed any of it, keep an eye on our event calendar so



PHOTO BY
CINDY ROSS

you can be part of the spring and summer fun ahead with such ER Committee favorites as the Easter Egg Hunt, potluck dinners with Bingo, Trivia and the No Boundaries Artists, concerts in the park, Earth Day, and more! Keep an eye on our calendar for events which will include BHA events and as many others as we can provide to keep you in the know and having a fun time on the Island.

AROUND THE ISLAND

CALENDAR OF EVENTS

January 2026:

Sip on Soup Contest (Jules' Salty Grub & Island Pub)	1/2/2026	3 p.m.
Community Potluck Dinner with No Boundaries International Artists	1/12/2026	6 p.m.
Bingo Night — Bald Head Bottle	1/17/2026	5 p.m.

February 2026:

Community Potluck Dinner	2/9/2026	6 p.m.
Galentine's Night — Bald Head Bottle	2/13/2026	3 p.m.
Valentine's Day Bingo Night — Bald Head Bottle	2/14/2026	5 p.m.
Ash Wednesday Village Chapel Service	2/18/2026	12 p.m.

Ongoing:

Village Chapel Services:	(Traditional Service) Sundays	8:30 a.m.
Mortimer Men's Fellowship:	Mondays	8:30 a.m.
Knitting Group:	Wednesdays	9:30 a.m.
Yoga Classes: (no class on 1/19/2026)	Mondays & Wednesdays	11:15 a.m.

BHI IN FOCUS - WINTER WONDERS

Share Your Island Moments!

This month, we revisit last January's rare snowfall, when the Island traded its usual greens and golds for a crisp white sheen. Residents captured scenes of snow-tipped dune grass, frosted rooftops, quiet beaches dusted with flakes. These photos offer a fresh look at a familiar place and remind us how the Island's character shifts with every season.



PHOTO BY
ALLISON WORTHY



PHOTO BY
DEXTER ALTMAN



PHOTO BY
SKIP STOCKTON



PHOTO BY
BETSI STEPHEN

Scan the QR code for tips on how to capture stunning pictures on Bald Head Island.

Email your photos to [Kim@
BaldHeadAssociation.com](mailto:Kim@BaldHeadAssociation.com). They could be featured in a future issue of *Salt & Oaks*!





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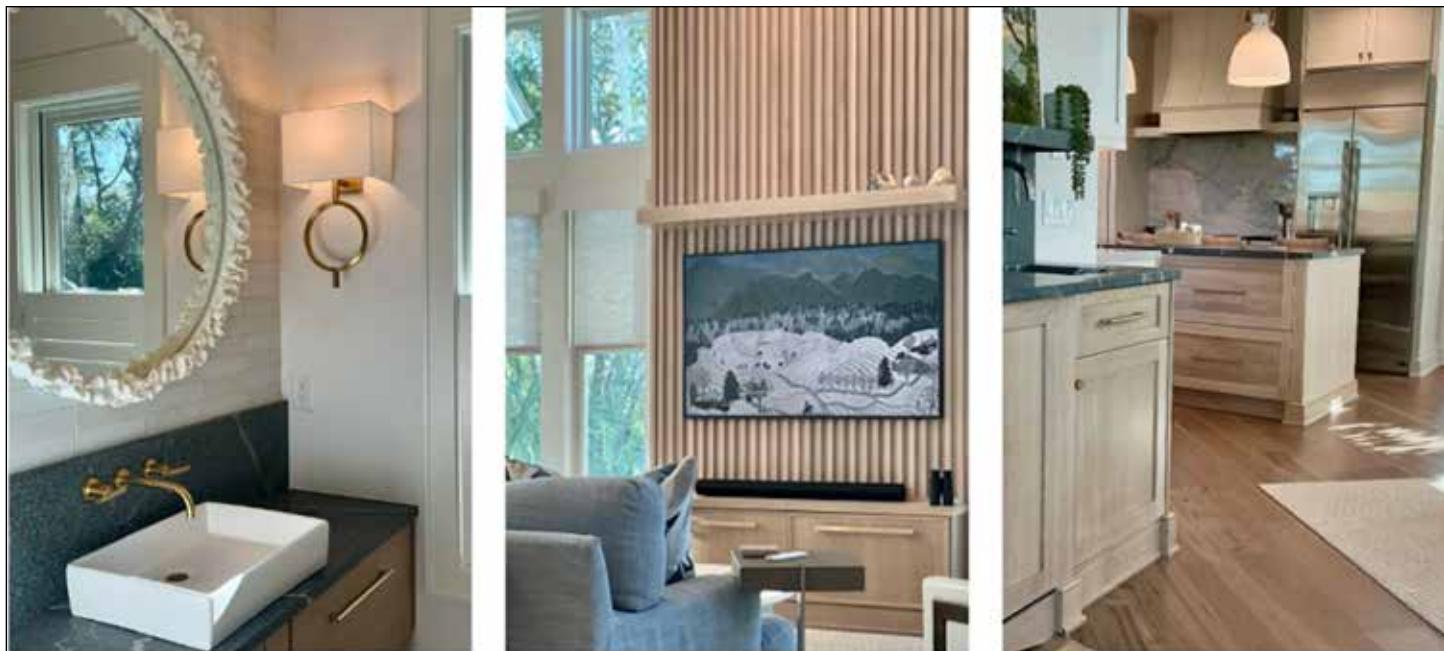
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WASTEWATER TREATMENT PLANT EXPANSION PROJECT UPDATE

AS

the island approaches over 65 percent development*, the Village is looking closely at the average flow at its wastewater treatment plant (WWTP). The State of North Carolina's 80/90 rule (15A NCAC 02T.0118) ensures that treatment facilities do not exceed their hydraulic treatment capabilities. The rule details what actions must be taken when treatment plants reach average flows of 80 percent and/or 90 percent of their permitted capacity, based on the average flow during the last calendar year.

- When a system meets the 80 percent capacity, a milestone is reached and that system needs to engage in a design expansion. When the 90% milestone is reached the system is required to be under contract for plant expansion to be compliant under NC Department of Environmental Quality (NCDEQ) requirements. At this point, the engaged utility must submit proof that it is developing the engineering plan for its future wastewater treatment, utilization, and disposal needs. The Village engaged in this process in 2020.
- Prior to exceeding 90 percent capacity, a utility shall obtain all permits needed for the expansion of the wastewater treatment plant, utilization, or disposal system and submit final plans, specifications and a State approval permitting, letter to proceed, for the WWTP expansion, including a construction contract. The Village's permit package was to be submitted at the end of November 2025. If these required actions are not taken when a utility reaches capacity, a moratorium on sewer line extensions shall be imposed by the NC Department of Environmental Quality (DEQ), which means no new homes will be built.

The Village of Bald Head Island bases its averages, not on the year prior, like the State does, but on prior peak months of usage, which are the months of June, July, and August. Eighty percent capacity is 240,000 gallons per day. Ninety percent capacity is 270,000 gallons per day. See the most recent numbers presented to the Village Council at the February 2025 Council retreat, (above).

NC 2T WWTP 80/90 Treatment Capacity Rule

- The Village waste treatment capacity is 300,000 Gallons Per Day (GPD)

- 80% = 240,000 GPD
- 90% = 270,000 GPD

Note:

- **Average Monthly Flows:**

- June 2020 = 245,836, July 2020 = 254,704, Aug 2020 = 218,337
- June 2021 = 227,800, July 2021 = 245,872, Aug 2021 = 268,075
- June 2022 = 201,775, July 2022 = 261,637, Aug 2022 = 250,205
- June 2023 = 213,006, July 2023 = 263,910, Aug 2023 = 190,482 (3 month average flow is 222,466)
- June 2024= 193,541, July 2024 = 239,439, Aug 2024 =214,059 (3 month average flow is 215,680)

- **Monthly maximum Flows:** July 2023 = 263,910 and August 2021 = 268,075

- 90 % capacity planning target (Projected Increase of 22 Residential, 20 Commercial; Total 1485)

The NCDEQ will release a public notice announcing the Village's permit application. Shortly thereafter, the Village Council will be receiving a project update from its engineers at its annual retreat (tentatively scheduled for February 3 & 4, 2026). Utility rate estimates are also expected to be received around this time. The Village is planning to have a public information meeting on the wastewater treatment plant expansion after the retreat, and when the estimated rate information is available. Details of this public meeting will be published in the Village's Voice e-newsletter, e-blast announcements, flyers at Village Hall and IPC/PO and social media.

At its October 2025 meeting the Village Council was given an updated cost estimate for the expansion and project timeline. The cost estimate is now \$39.5 million with a 4% annual inflationary cost. The construction time went from 18 to 24 months to almost 3.5 years. There was discussion about getting the project started sooner rather than later to avoid the cost increases and working with the Village's legislative affairs consultants on potential grant opportunities.

Islanders who are interested in this project should tune into the upcoming retreat presentations from McKim and Creed and WithersRavenel. If you cannot attend in person, the video links and recap will be published in the Village's Voice e-newsletter. Past presentations can be viewed on the Village's YouTube channel right now.

**The island is currently between 60-65% developed, however the capacity of the treatment plant during peak usage times is a determining factor in responsibly assessing the need for expansion.*

Carin Faulkner
Village Public Information Officer, Village of BHI



PRACTICAL WAYS TO PROTECT YOUR BHI HOME



Homeownership on Bald Head Island is a unique opportunity, but it also comes with its own set of challenges. The island environment is very taxing on houses and property, as the coastal elements work around the clock on every exterior surface. Waterfront properties come with amazing views, but they endure constant exposure to salt, sun, wind, and sand. Houses in the maritime forest offer tranquility and privacy, but they face shade-driven mildew, rot, and the risk of storm-borne debris. It's important to work with these challenges daily during both new construction and renovation, and through long-term maintenance.

Careful product and material selections are a very big first step in the effort to construct and maintain a low-maintenance yet architecturally beautiful home. Impact glass windows and hurricane shutters offer great peace of mind and protection from wind, rain, and debris. Standing seam aluminum roofs perform extremely well in high winds and allow efficient insulation options such as closed-cell spray foam. Whether you prefer real cedar shake or James Hardie fiber cement siding, proper installation and maintenance are essential. Did you know that cedar shake should be painted or stained on all six sides and installed over a breathable drainage plane? With premium paints such as Sherwin-Williams Duration, paint cycles can reach 10–15 years.

The salt and sun are amazing when you're on the beach, but they're punishing to your home's exterior surfaces. Decking choices such as ipe and Trex combine low maintenance and durability. Stainless steel fasteners are

a must for any exterior application. HVAC compressors exposed to constant salt rarely make it past 10 years; however, geothermal HVAC doesn't have any outside equipment to rust.

Whether your home is a full-time residence, part-time, or a rental, the importance of interior and exterior inspections cannot be overstated. You don't want a hurricane to be the moment you discover that a window or door won't close properly. Pressure washing twice a year goes a long way toward extending the life of your paint and minimizing mildew and rot. However, you should use an experienced pressure-washing service that understands the proper way to clean different surfaces without causing damage.

Termites and other wood-eating insects are a reality in our subtropical environment. Preventative treatments and recurring inspections are critical. Proactive



treatment always costs less than reactive repairs. Remote hygrometer monitoring of attics and crawlspaces is highly recommended. This will alert you to temperature and humidity spikes that could indicate HVAC issues, water leaks, or air infiltration—often long before a visual symptom appears.

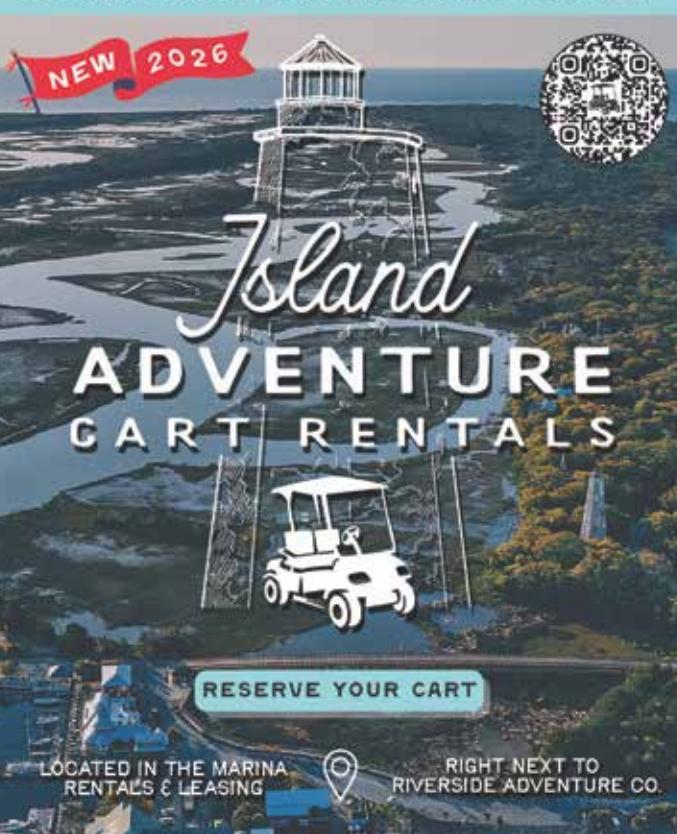
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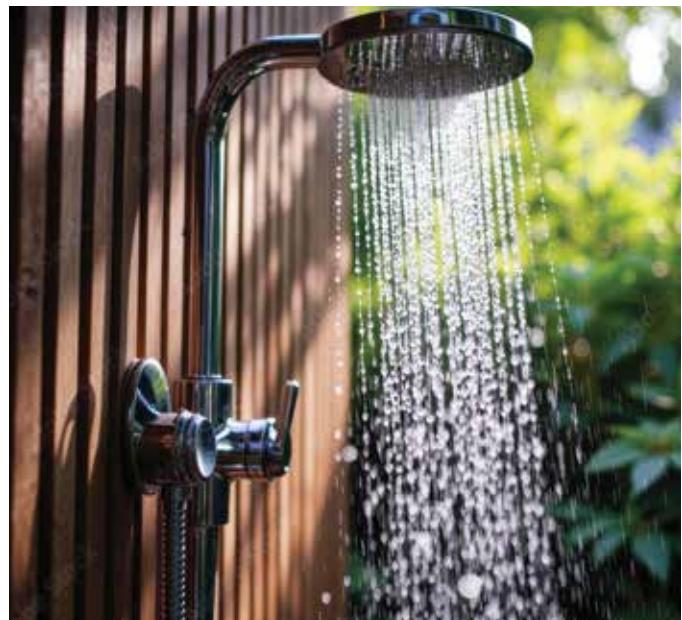


WINTERIZING YOUR HOME

It's that time of the year again where we have to prepare our homes for the winter! Even though it's a short span in southeastern NC, here are a few important tips that will be very beneficial for winterization!

One of the most crucial parts of winterization is to prevent freezing. We can accomplish this by protecting all exterior fixtures and elements that are conducive to freezing. The RPZ backflow preventer that connects to your irrigation line must be drained as it is one of the most unprotected fixtures and the first item that can freeze and break. You drain it by shutting the valve off at the irrigation meter along with the main shut-off on the RPZ, then open up the test taps on top that release the pressure inside the RPZ. This prevents any type of trapped and freezing water that can potentially cause the fixture to break. It is also best practice to purchase an RPZ insulated cover that protects the device during cold weather.

Other plumbing fixtures to be cognizant of for winterization are exterior hot water heaters (such as Rinnai's) outdoor showers and hose bibs. It's very important to make sure that the insulation is secured around the water lines on the hot water heaters. Even though it's code, wear and tear and weather conditions



can potentially affect the insulation and cause the heater lines to freeze. Hose bibs and outdoor showers should be drained as well.

Other areas to pay attention to for winterization are the gutters and shingles. It is important to ensure all gutters are cleaned out if we have an unusually cold winter, and to make sure the shingles are not damaged from wear and tear or weather conditions as well. As unusual as it is, having the gutters cleaned out will prevent freezing water from melting and backing up under the eaves and causing a leak. Although this is rare, it should be on the checklist as a preventive measure.

Lastly, we want to ensure that other areas of infrastructure are ready for the season such as HVAC. It's best practice to put new filters in for the season, check to make sure condensation lines aren't clogged and all penetrations on the outside of the building are insulated and sealed to prevent any type of draft.

Use this checklist for winterization to help your home run successfully during cold times.



Johnny Schiano
Owner/President, Schiano Development



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CULTURE



PAINTING BY
PRUDY WEAVER

JACK KLIPPEL: FROM MEDICINE TO MASTERY OF FOLK ART

Jack Klipper's journey from physician to folk art creator may seem unlikely, yet it reflects a lifelong curiosity and love of creativity. A long-standing collector of folk art, particularly decoys, Jack discovered the joy of making art after retiring in 2013. Despite having no formal training and modest confidence in his talent, he continues to be amazed by what imagination, a band saw, carving tools, plenty of sanding, and paint can produce.

Jack's interest in folk art dates back to his time in New England, where he and his family collected Colonial-era antiques. He views each antique as a unique artifact of history, a tangible connection to the past. This early fascination evolved into collecting vintage waterfowl decoys from Maryland's Eastern Shore in the late 1980s. When he retired, he bought a band saw and carving tools, setting out to craft his first decoy. That first experiment marked the beginning of a deeply personal artistic journey.

Jack taught himself to carve through a combination of trial and error, a few helpful books, and patient experimentation. "Over time, you develop your own ways of doing things," he says. The most satisfying part of the process, he notes, is taking a mental image and watching it transform into a tangible piece with its own distinct character. Balance is key for Jack: he knows when to stop carving, focusing on creativity rather than perfection,

"I SUSPECT MY
FAVORITE PIECE IS
ALWAYS THE ONE I
JUST FINISHED."

Jack Klipper

and carefully blending carving with painting to bring each piece to life.

His work reflects an enduring fascination with Southern culture, architecture, and wildlife. Jack has carved birdhouses, shorebirds, and wildlife from both the mountains and coast of North Carolina. Bald Head Island, with its ever-changing bird life and diverse habitats serves as a constant source of inspiration.

Despite his modesty about talent, Jack's work is well-recognized. In addition to showing his creations at Bald Head Island events, he proudly has pieces displayed at American Folk Art in Asheville, NC. When asked about his favorite work, he laughs, "I suspect my favorite is always the piece I just finished."

Jack's journey demonstrates that artistry isn't limited by training or profession; it thrives in curiosity, persistence, and a willingness to explore. Whether collecting, carving, or painting, he finds joy in the process and in the stories each piece carries. For Jack Klipper, folk art is both a bridge to the past and a creative adventure that continues to unfold with each new project.



DIGGING FOR THE FUTURE – OBF’S 2023 ARCHEOLOGICAL DIG

The first photograph of Old Baldy was captured by Herbert Bamber in the late 19th century. That photograph captured keeper Sonny Dosher, his daughters Lilly and Catherine, Old Baldy in service and whitewashed, and a curious sloping wall around the base of the lighthouse. We believe that curious wall was a masonry “glacis” wall that served to deflect rain away from the base of the tower. Photographs of Old Baldy continue to show the wall in varying states until the 1970s when it was removed. It is possible that during the development of BHI in the 1970s investors felt the decrepit wall was unattractive for visitors and removed it. Nonetheless, we hope to rebuild the wall to stop erosion from rain run-off as well as restore historical accuracy. Yet, as Old Baldy is a registered historical landmark, the State Historic Preservation Office (SHPO) needs to approve any alterations to the structure. Indeed, SHPO felt that without an archeological dig we do not have sufficient evidence to rebuild the wall.

It eventually took two digs to determine the existence of the glacis. In 1985 when OBF was founded we felt it necessary to do a dig to “examine and determine subsurface foundation” of the tower.¹ Although it was not the main focus, the crew from UNCW did attempt to tease out information about the glacis. That project unearthed artifacts, such as a Revolutionary era button, yet left “one unanswered question...was the apparent time of the building and later removal of the rain shedding glacis or buttress wall.”² Nonetheless, findings from the 1985 dig helped guide the crew in 2024 when we underwent our 2nd archeological dig.

In December 2023, OBF hired Apogee Environmental and Archeology as the firm to perform the archeological dig. From December 5th - 12th the crew conducted “ground truthing” hoping to find the glacis wall. After a couple days of precise digging on the northeast side of the tower they found the remnants of it just a couple feet below the surface! Not satisfied, they shifted around the tower and dug next to the entrance stairs and found it again! Chris Swisher from Apogee concluded that “as a result of the literature review and field research the presence of a former structure around the base of the lighthouse



BAMBER ZOOMED IN - OLD BALDY IN THE 1890S
PHOTO COURTESY OF OBF



GLACIS WALL 1970 - THE LAST KNOWN PICTURE BEFORE GLACIS WAS REMOVED.
PHOTO COURTESY OF NC MUSEUM OF HISTORY



GLACIS DUG - ONE OF THE HOLES OR “UNITS” BY APOGEE.
PHOTO COURTESY OF APOGEE ENVIRONMENTAL AND ARCHEOLOGY AND OBF

was confirmed.”³ They determined the wall consisted of leftover building materials such as brick, ballast stone, and rubble, was mortared together to make the body of the glacis. Afterwards, stucco was layered over the top to smooth it all over. Due to the results of the dig, SHPO is comfortable that we have enough information to truthfully rebuild the wall. Thus, our next step is to undergo a fundraising project to accumulate the funds necessary for the project. One additional element of the dig was that the Apogee crew found small artifacts that I will highlight in our “Collections Spotlight” for this article!

¹ Loftfield, 1985 Archeological Report.

² Ibid.

³ Swisher, Chris, *Archaeological Investigation*, Apogee and OBF.

Correction to last edition's article

My sincere apologies everyone. I have been reprimanded for a couple mistakes from our article in the last edition that mentioned the Generator Society. I not only left out the influence of Bill Berne, but misspelled his name as well. My apologies to the Berne family. I also want to clarify that Thad Wester was the first President of the Association, not the Generator Society. Finally, I want to clarify that it was not just Thad Wester in charge of the Jambalaya but a team effort that involved the Berne family as well.

Jake Grossman
Educator and Collections Coordinator
Old Baldy Foundation



COLLECTIONS SPOTLIGHT

For this edition's Collections Spotlight we are featuring artifacts associated with the archeological dig we discussed in the main article. Let us begin with a piece of the glacis wall. As Apogee and the Crew from UNCW determined the wall consisted of smooth ballast stones mortared together then covered with stucco. We recovered this object from an area north of our recreated keeper's cottage determined to be a “push pile” where leftover historic debris was discarded. Chris Swisher said that future “efforts to confirm the presence of the former glacis in this location could be incredibly beneficial in confirming the materials used to build the glacis.”

We also wanted to highlight a couple small objects recovered during the dig. Although the objects are perhaps not as attractive as an 18th century button, they help add layers of understanding to life on BHI during the 19th and early 20th century.

TOP: A PIECE OF GLACIS WALL
PHOTO COURTESY OF OBF

BOTTOM: ARTIFACTS (CLOCKWISE FROM TOP LEFT: BROWN BOTTLE GLASS “DON’T LITTER”, OPALESCENT BOTTLE GLASS, TRANSFER PRINT WHITEWARE, CLEAR CONTAINER GLASS)
PHOTO COURTESY OF OBF AND APOGEE

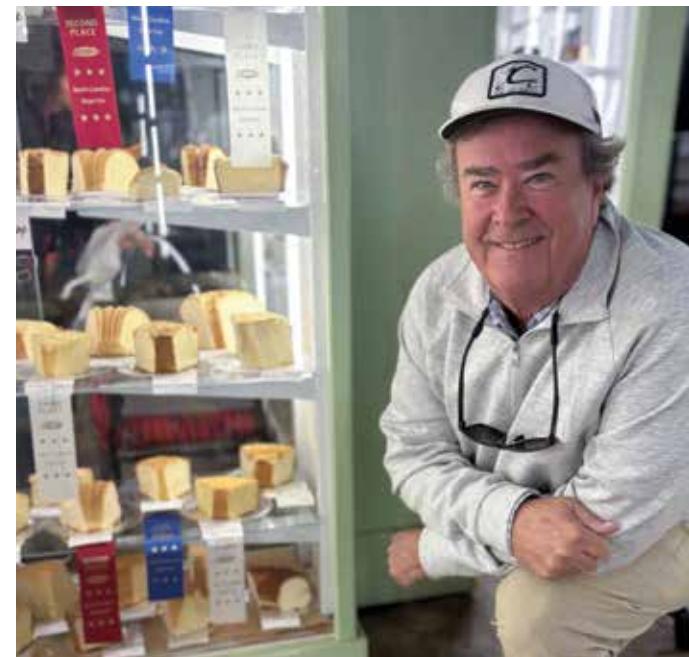


A SLICE OF TRADITION, A TASTE OF VICTORY

One of our own, Cary Cart Company's Willie Pope, has brought home the 2025 State Fair blue ribbon for his spectacular pound cake! Outshining 42 competitors, the winning recipe is a treasured family legacy, originating with grandmother Raynor and perfected by his mother, Libby. This isn't the first time a Pope has won the Blue Ribbon with this recipe; Willie's daughter Parker secured 1st place in the children's competition 10 years ago.

Libby always joked (mostly serious, we hear) that the blue ribbon was an inheritance requirement! Known affectionately now as "Uncle Willie's pound cake," this mandatory Pope family holiday centerpiece secured a sweet victory for tradition.

Although we asked and he wouldn't share the secret recipe, he did provide another one: Libby's favorite Pecan Pie which you might see at the Maritime market from time to time.



WILLIE POPE
WITH HIS 2025 STATE FAIR AWARD-WINNING POUND CAKE

Congratulations, Willie, on this delightful achievement that truly takes the cake!

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LIBBY'S FAVORITE PECAN PIE

INGREDIENTS:

1 cup Karo syrup
3 eggs
1 cup sugar
3 Tbsp butter
1 tsp vanilla extract
2 cups whole pecans
2 Tbsp quality bourbon (Pope's special reserve)
2 unbaked 9-inch regular pie crusts

DIRECTIONS:

- Melt syrup, butter, and vanilla in a saucepan over medium heat.
- Once cooled a bit, stir in eggs and bourbon.
- Assemble pecans in pie shell (for a special treat, add 1/4 cup quality chocolate chips).
- Pour into pie crust.
- Bake at 350° on the center rack of oven for about 1 hour (pie is done when you tap the surface of pie lightly and it springs back).
- Cool and enjoy.

RECIPE COURTESY OF WILLIE POPE

BLOODY MARY RECIPE

1 1/2 ounces of Calcutta Jalapeño rum or Gamefish vodka
4 ounces of tomato juice
1/4 tsp of horseradish
2 dashes of Worcestershire sauce
Shake, and add to a glass with ice
Old Bay for the rim
Garnish with a shrimp, olive, lime and celery stick

RECIPE COURTESY OF CAPE FEAR DISTILLERY



LEADERSHIP



REFLECTING ON 2025, SHAPING 2026

EXECUTIVE DIRECTOR'S NOTE

Doug Jones, BHA Executive Director



A Year of Progress: Building a Stronger BHA Together

As we wrap up a productive year, I am proud to share a summary of the significant strides the Bald Head Association (BHA) team has made to enhance our community and operations. Our collective successes were targeted under four main themes: enhancing the BHA's image, improving operational efficiency, polishing communications, and improving fiscal transparency.

Enhancing Your Experience and Operations

We have streamlined our internal workings to better serve you. This included reconfiguring office spaces to improve workflow and retiring old files as part of "Phase 1" of an efficiency project. To improve our field operations, we replaced a third golf cart and added a second to support our more robust community wide standards inspections. We also modernized our infrastructure by upgrading our obsolete, 20-year-old phone system to a modern VoIP system and implemented a structured Request for Proposal (RFP) process for key contracts, including housekeeping and new software services.

We've made the ARC submission process clearer and more visible. The entire team has adopted a renewed focus on providing quality customer service. New procedures have been implemented, such as submission cover sheets and a pipeline tracker which offers start-to-finish visibility and have created accountability for staff. We initiate regular prep meetings with committee chairs, maintain a "last-minute call list" for late or incomplete submissions, and have created the handy "Approvable Paint Colors & Materials" handbooks for owners and contractors.

Our Commitment to Fiscal Responsibility

Sound financial management remains a cornerstone of our operations. A 2025 Reserve Study was completed, providing a clear picture of our current asset conditions. The study is now integrated into a new 30-year

capital reserve model, which was adopted as a key instrument enhancing our annual budgeting process. We successfully established and met a new, structured annual budgeting schedule while achieving full approval through a thorough review by your Finance Committee and concluded the 2024 audit with results exhibiting solid financial fundamentals.

People, Performance, and Collaboration

Our team is our greatest asset. We have added several new faces to fill vacancies, including yours truly as well as key support staff. We implemented a new goal setting and merit-based staff review program to foster professional growth. We filled open positions efficiently and implemented staff training for new management software which is well underway. We also reinitiated Island Leadership Meetings to foster better collaboration across community organizations.

Polished Communications and Engagement

Keeping you informed and engaged is a priority. We successfully launched the highly acclaimed *Salt & Oaks* and reenvisioned *Compass* publication with a focus on engaging our island partners while connecting our community. A new database software is in the final stages of implementation, which will enhance general operations, improve the efficiency of our overall operations, streamline the member experience, and improve reporting capabilities. We also plan to send out an owner survey to check the pulse of the community and to provide a useful baseline for measuring future successes.

These achievements reflect a dedicated effort to ensure the BHA operates efficiently, transparently, and with an unwavering focus on raising the bar for Bald Head Island experiences for every member. As 2025 was a year of shoring up our operational foundation, 2026 will be a year we look to gain momentum and truly build the experience our community deserves.

THE VILLAGE OF BHI

I want to thank the BHA for giving us the opportunity to write today, and thank all of you for staying engaged as we continue working through the many demands of managing the Village. I'd like to highlight several larger issues we're facing, major priorities that will shape how we prepare for and protect the island as it grows.

Our first focus is **beach renourishment and stabilization**, including the permitting of a new sand borrow site and the refinement of a long-term **Sand Management Plan**. These efforts are essential to safeguarding our shoreline and reducing the impacts of future storms.



We're also looking ahead to addressing the island's **infrastructure needs** defined by our **2025 Stormwater Management Study**. Additionally, we will continue evaluating **land acquisition opportunities** to support projected growth and ensure we meet long-term community needs.

Several **public interest projects** are being studied as well; including the development of a **Marina Pavilion**, planning for **public toilets**, and enhancements to our **public parks**.

Finally, we want to strengthen **community communication** by creating a forum that allows for open, two-way conversation and helps us build a shared long-term vision for the Village.

With your continued support and partnership, we will work through these important initiatives.

Peter Quinn
Mayor, Village of Bald Head Island



BHI CONSERVANCY

AT

BHIC, our Mission is We Discover, Learn, Conserve, and Preserve. This Mission guides our sea turtle protection, coastal conservation research, and our education programs that connect people with the special beauty of BHI that binds our community.

In 2026, BHIC will continue our focus on practical, science-driven sustainability initiatives, using insights from research and community conversations to inform field projects such as oyster reef restoration, salt marsh elevation analysis, and maritime forest health surveys.

These efforts are anchored by two exciting events. On March 17, we will welcome students to our 2nd Youth Sustainability Symposium, where high school students will participate in career panels, sustainable art workshops, and service learning experiences that foster interest in stewardship. On April 7, the 5th Annual Johnston Coastal Sustainability Symposium will bring researchers, Village leaders, and conservation partners together to share their knowledge and experiences on issues affecting BHI's environmental future. The Johnston Symposium also highlights the work of BHIC's Graduate Fellows who are advancing our understanding of ecosystem health and restoration practices.

Through field projects and partnerships with academic organizations including UNCW, NC State, and UNC, BHIC aims to transform research into tools and knowledge for our entire community. We invite you to attend the symposia, volunteer on field projects or programs, or simply listen and learn. Keep an eye out for Save-the-Dates and sign up for BHIC updates so you can join our conversations, celebrate the island's magnificent ecosystems, and help ensure that BHI remains a place where nature thrives.



G. Christopher Shank
Executive Director, BHI Conservancy



LOOKING AHEAD TO 2026: LEADING OLD BALDY AND THE SMITH ISLAND MUSEUM OF HISTORY INTO A NEW ERA

PHOTO BY
LARRY GITTELMAN

AS we step into 2026, the Old Baldy Foundation is gearing up for an exciting year of discovery, preservation, and storytelling. With Old Baldy approaching its third century, our mission remains clear: honor the island's past while shaping its future.

One of the highlights this year is our partnership with American Veteran Archaeological Recovery (AVAR). Their team will lead an archaeological study on recently acquired land at the historic campus, giving veterans hands-on opportunities in research while uncovering more of Bald Head Island's early history.

We are also collaborating with Design Dimension, Inc., a leading exhibition and interpretive design firm, to create

a master plan for the Old Baldy campus. This plan will guide how visitors experience the lighthouse, museum exhibits, and the broader historic landscape—keeping preservation and authenticity at the forefront.

Beth Nevarez Historical Consulting will work alongside us to assess and prioritize the care of our collections, ensuring artifacts are thoughtfully preserved and meaningfully interpreted. At the same time, our ongoing stewardship of historic structures will bring the full story of the site to life for every visitor.

With the dedication of volunteers, experts, and our community, 2026 promises to be a year of purpose, creativity, and lasting impact honoring Old Baldy's legacy while preparing it for generations to come.

Chris Webb
Executive Director, Old Baldy Foundation





BHA'S 2026 ANNUAL MEETING AND VOTING INFORMATION

BHA's Annual Meeting is one of the island's meaningful community traditions; a morning when neighbors gather to hear updates from across Bald Head Island. The 2026 meeting welcomes members with island partners sharing highlights and priorities for the year ahead. Refreshments will be available.

The 2026 Annual Meeting will be held on Saturday, January 31 at 9 a.m. at the BHA Center, with an option to join online. A recording will be posted within 72 hours for later viewing. Details for joining the live meeting, along with candidate profiles, voting FAQs, the 2025 minutes, and the 2026 budget, will be posted on the BHA website in mid-January.

Voting will be conducted through Election Buddy, with a paper proxy option included in the Annual Packet.

Owners with multiple properties should review the guidance on BHA's website. Use the secure link and unique registration code in your annual packet to cast your vote. Online voting is between January 9 and 26, 2026. Voting will also be available in person on the morning of the meeting from 9-10 a.m.

Questions may be directed to Dora Richey at 910-457-4676, ext. 131, or Dora@BaldHeadAssociation.com.



SHAPING THE FUTURE: BHA BOARD CANDIDATES FOR 2026



Bob Carter is seeking a seat on the BHA Board to support the Association's long-standing commitment to stewardship, standards, and community engagement. As an island owner for 18 years, he values the character of Bald Head Island and the balance between preserving architectural guidelines and encouraging thoughtful property improvements. He believes there is an opportunity to strengthen awareness among new owners about the Association's work, especially given the recent turnover in properties. Bob's career includes senior leadership roles in finance, operations, and marketing, culminating in serving as president of a large division of Inmar, Inc. His experience on nonprofit boards, including six years as treasurer of the Bald Head Island Club Board of Governors, provides a strong foundation for Board service. He hopes to help guide the island's future in a way that protects its natural settings, supports community life, and ensures growth that aligns with the island's character.



Dianne Mathews is seeking a seat on the BHA Board with a focus on preserving the island experience for families. She first visited Bald Head Island in the mid 1990s and understands the importance of keeping the island accessible for both full-time owners and investors. Her priority is to support decisions that help maintain manageable overhead costs and protect the long-term sustainability of the community. Dianne's background as a CPA and former Vice President at Bank of America gives her a strong foundation in financial analysis and strategic planning. She is accustomed to evaluating options objectively and recommending paths that support long-term health and stability. If elected, she hopes to bring that perspective to the Board, working to ensure that financial choices are aligned with the island's character and the shared interests of property owners. Her goal is to help safeguard what makes Bald Head Island special for future generations.



Christine Osborne is seeking reelection to the BHA Board after three years of service, including two as President. She entered Board service with a goal of strengthening Member Service, and she highlights the progress made during her tenure: a fiscally stable organization, full volunteer participation, an efficient and conservation-minded ARC process, stronger collaboration with island entities, upgraded operational systems, and improved communication with members. Christine and her husband have been part of the island community since 1997 and became full-time residents in 2003. Her experience on multiple HOA boards, along with her active involvement in island committees and volunteer roles, informs her approach to leadership. She values open communication, community engagement, and steady stewardship of the island's character. If reelected, she plans to continue building on the positive momentum of recent years with a focus on transparency, service, and the long-term well-being of every member.



PARTNERS



UPDATES FROM THE VILLAGE OF BHI CHAPEL

The Village Chapel is entering an exciting new year of growth, and we are grateful for all God is doing within our community. As we continue to welcome new families, full-time residents, and seasonal guests, we have expanded our worship schedule, offering two Sunday services at 8:30 a.m. and 10:00 a.m. The energy and engagement we have experienced in recent months have affirmed that God is moving in powerful ways here on Bald Head Island, and we are joyfully preparing for what comes next.

Looking ahead, 2026 will bring a new wave of ministry opportunities as we intentionally invest in programs designed to support families and nurture faith across generations. One of the most anticipated additions will be our Kids Vacation Bible School, offering children a fun and faith-filled environment to learn, grow, and build lasting friendships. We are also developing a series of



THANK YOU TO ALL WHO CONTRIBUTED TO THE ANGEL TREE PROGRAM. BECAUSE OF YOUR KINDNESS, CHILDREN AND SENIORS IN OUR COMMUNITY EXPERIENCED A BRIGHTER AND MORE JOYFUL CHRISTMAS

family-centered gatherings and seasonal activities. SummerLife will continue to provide opportunities for teens to connect through fellowship and fun experiences. These new initiatives represent our continued mission to welcome, serve, and nurture all ages, and they reflect our belief that strong families strengthen the life of the chapel and community as a whole.

We are deeply grateful for the prayers, encouragement, and generous support that make this growth possible. As we step into this next chapter, we invite everyone to journey with us—attend, volunteer, participate, and share in what God is building. Exciting things are ahead, and we look forward with great anticipation to all that 2026 will bring. If there is a program you would like to see the Chapel offer, please feel free to reach out to Jennifer at manager@villagechapelofbhi.org.



INTRODUCING VANTACA: A NEW WAY TO CONNECT WITH BHA

Vantaca represents an exciting step forward in how the Bald Head Association serves its members and manages the day-to-day operations of our community. Designed specifically for homeowner associations, Vantaca provides BHA with a modern, secure, and centralized platform that enhances communication, transparency, and efficiency across all areas of Association management.

For members, Vantaca will create a more intuitive and streamlined experience when interacting with BHA. Important Association information including announcements, governing documents, financial notices, and community updates will be organized in one convenient, easy-to-navigate location. Over time, members will experience clearer communication, more consistent messaging, and faster access to the information they need to stay informed and engaged with the Bald Head Island community.

From an operational standpoint, Vantaca will significantly strengthen BHA's internal workflows. Staff will be able to track more effectively homeowner requests, ARC and compliance activity, work orders, and administrative tasks, resulting in quicker response times and improved accountability. Financial processes will also be more integrated, supporting accurate assessment tracking, reporting, and record-keeping while maintaining strong



PHOTO BY
JENNIFER MEARING

internal controls.

Vantaca also enhances transparency and continuity for the Association. By centralizing records, communications, and historical data, BHA can ensure information is consistently maintained and accessible, even as board members and staff transition over time. This supports informed decision-making and stronger long-term planning for the community.

Our staff is genuinely excited about the opportunities Vantaca brings and how it will help us better serve our members.

Overall, Vantaca is an investment in better service, clearer communication, and a more efficient, responsive Bald Head Association helping us uphold our mission while thoughtfully adapting to the evolving needs of our membership.

FRESH LOOKS, FASTER APPROVAL



Choosing paint colors for your home? The ARC has created a book of preapproved color palettes for both beach and forest homes to speed the approval process and keep neighborhoods looking fresh and coordinated. If you use a preapproved palette, submit a full

paint application as usual. Review turnaround is typically about two weeks, with some flexibility allowed for roof color and driveway material—see each palette's notes for details.

We use the latest palettes from Benjamin Moore, Sherwin-Williams, and Valspar to ensure a cohesive island look. Before picking colors or ordering paint, please review the guidelines carefully:

- Confirm your property type and allowed palette variations.
- Include color codes, swatches, and a photo or sketch of the home showing where each color will be used.
- Specify paint finishes for siding, trim, and doors.
- Ask your contractor to match color codes exactly and keep extra paint for touch-ups.

Following these steps helps the ARC review applications efficiently and keeps our island homes looking their best.



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- Vincent, Owner, Bald Head Island

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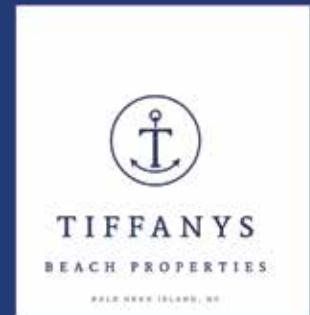
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January 2026		High Tide		Low Tide	
		AM	PM	AM	PM
1	Thu	5:19	5:37	11:34	11:32
2	Fri	6:19	6:33		12:29
3	Sat	7:14	7:28	12:28	1:21
4	Sun	8:08	8:21	1:22	2:11
5	Mon	8:59	9:15	2:14	2:58
6	Tue	9:48	10:07	3:03	3:43
7	Wed	10:35	10:59	3:51	4:27
8	Thu	11:21	11:50	4:40	5:12
9	Fri		12:08	5:31	5:57
10	Sat	12:41	12:56	6:26	6:44
11	Sun	1:31	1:44	7:22	7:32
12	Mon	2:21	2:34	8:18	8:21
13	Tue	3:13	3:26	9:12	9:10
14	Wed	4:05	4:18	10:04	10:00
15	Thu	4:58	5:09	10:54	10:48
16	Fri	5:46	5:55	11:40	11:34
17	Sat	6:31	6:38		12:25
18	Sun	7:10	7:15	12:18	1:07
19	Mon	7:44	7:47	1:01	1:47
20	Tue	8:12	8:13	1:43	2:25
21	Wed	8:33	8:41	2:25	3:01
22	Thu	9:03	9:20	3:08	3:38
23	Fri	9:45	10:08	3:53	4:17
24	Sat	10:37	11:07	4:46	5:01
25	Sun	11:40		5:51	5:56
26	Mon	12:18	12:54	7:03	7:00
27	Tue	1:36	2:06	8:13	8:09
28	Wed	2:50	3:15	9:18	9:16
29	Thu	4:02	4:22	10:19	10:19
30	Fri	5:10	5:24	11:16	11:18
31	Sat	6:08	6:20		12:09

February 2026		High Tide		Low Tide	
		AM	PM	AM	PM
1	Sun	7:00	7:11	12:13	12:59
2	Mon	7:47	8:01	1:05	1:46
3	Tue	8:32	8:50	1:55	2:30
4	Wed	9:16	9:37	2:42	3:11
5	Thu	9:58	10:24	3:26	3:50
6	Fri	10:41	11:11	4:11	4:28
7	Sat	11:26	11:59	4:57	5:06
8	Sun		12:14	5:47	5:46
9	Mon	12:49	1:04	6:42	6:33
10	Tue	1:40	1:56	7:38	7:27
11	Wed	2:33	2:49	8:34	8:24
12	Thu	3:28	3:43	9:28	9:21
13	Fri	4:24	4:36	10:19	10:16
14	Sat	5:16	5:26	11:07	11:07
15	Sun	6:02	6:10	11:53	11:55
16	Mon	6:42	6:50		12:36
17	Tue	7:18	7:25	12:42	1:17
18	Wed	7:49	7:56	1:28	1:56
19	Thu	8:19	8:28	2:14	2:35
20	Fri	8:54	9:08	3:00	3:14
21	Sat	9:38	9:56	3:49	3:54
22	Sun	10:32	10:57	4:42	4:40
23	Mon	11:40		5:44	5:37
24	Tue	12:13	12:52	6:52	6:45
25	Wed	1:31	2:01	7:58	7:56
26	Thu	2:43	3:06	9:01	9:03
27	Fri	3:52	4:10	10:00	10:05
28	Sat	4:56	5:10	10:54	11:03

PHOTO BY
JANET STOLP

THESE TIDE CHARTS ARE BELIEVED TO BE ACCURATE BUT SHOULD NOT BE RELIED UPON
FOR NAVIGATION OR OTHER SAFETY-CRITICAL PURPOSES.