



BALD HEAD ASSOCIATION 2022 ANNUAL MEETING

Saturday, January 29, 2022 – 9am

Bald Head Association – 111 Lighthouse Wynd
Meeting held via Zoom Webinar

Board Members Present: Alan Briggs, President
John Kinney, Vice President
Robert Drumheller, Secretary/Treasurer
Jennifer Lucas, Board member
John Fisher, Board member
Tiffany Williams, Board member

Staff Members Present: Carol Collins, Administrative Associate
Denise Eidal, Bookkeeper
Pam Henson, Communications Associate
Diane Mesaris, Administrative Assistant

CALL TO ORDER: President Alan Briggs welcomed the members and thanked everyone for attending the remote Annual Meeting. Due to concerns about COVID-19, the meeting was held remotely only using Zoom Webinar. He introduced the Board members who were present and relayed information about each of the staff members and their respective responsibilities.

PROOF OF QUORUM: Secretary/Treasurer Robert Drumheller announced that 150 members or proxies would constitute a quorum (Per Article III, Section IV of the Bylaws: “Section 4. Quorum. At the annual meetings and all special meetings, the presence of one hundred (150) members entitled to cast, or of proxies entitled to cast votes, shall constitute a quorum for any action except as otherwise provided in the Articles of Incorporation, the Declaration or these Bylaws.”) and that 410 proxies had been received by the deadline, representing 529 properties, which more than satisfied the requirement and constituted 28% of the membership. That number does not include any ballots voted electronically during the meeting.

APPROVAL OF MINUTES: Alan Briggs asked for procedural voting for the approval of the 2021 Annual Meeting Minutes which had been posted on the website for review.

Motion by: Alan Briggs
Seconded by: John Kinney
Motion carried unanimously

RECOGNITION OF NOMINATING COMMITTEE:

Alan Briggs recognized the work of the Nominating Committee for its successful efforts. This

year's committee consisted of Tiffany Williams, Chair.

INTRODUCTION OF CANDIDATES: Alan Briggs introduced the candidates; Joe Brawner, John Kinney, Christine Osborne and Bill Staten.

CALL FOR ELECTION: Alan offered a procedural reminder on the election process: The Annual Meeting packet was mailed to members in mid-December 2021. Online voting was available through Wednesday of the prior week. Proxies of members who previously mailed their proxies or voted online were already counted. Members who wished to vote during the meeting were required to complete a ballot that was available online until 10am.

Alan thanked Diane Mesaris and Laurie Jelinek for serving as the Teller Committee to count the votes for the election. He then announced the election would close at 10am.

CLOSE OF ELECTION: Alan closed the election at 10am.

BHA ACCOMPLISHMENTS: Board members then provided an overview of the Association's 2021 accomplishments.

- Alan Briggs reported that BHA currently comprises 1,890 properties with 1,161 of those built upon. He listed the responsibilities with which BHA is charged as part of the organization's Articles of Incorporation: Administer and enforce architectural review guidelines; own and manage the Common Area; provide recreational services/facilities for members/ communicate activities/decisions of interest to members; and, promote the health, safety and welfare of members.
- John Kinney reported that one of BHA's main tasks is the responsibility of overseeing the architectural review process. He noted there had been over 416 submittals reviewed, with 29 of them being new construction projects that were approved. The ARC Committee and Staff managed countless paint color requests and reviewed hundreds of tree requests for trimming and removal. BHA also provides ARC coordination for the Harbour Association and for Middle Island Property Owners' Association on a contract basis.
- Alan Briggs described the many ways BHA manages the Common Area it owns, as well as the managing all aspects of the three communities of Keeper's Landing, Surfman's Walk and Sumner's Crescent, six additional neighborhoods (Braemar, Cedar Court, Muscadine Grove, Loggerhead, Palm Court and Palmetto Cove) and the 13 alleys located in the Island's East End. He reviewed maps that show the locations of the Common Area BHA owns and manages across the Island.
- Alan also stated that the Association Center saw less activity in 2021 (than 2019) due to the COVID concerns. BHA continued to communicate with its members using various vehicles, including *Island Report* and *BHA's Compass* email bulletins, to keep

them abreast of what is happening and other pertinent information.

- Alan Briggs discussed BHA’s efforts to promote the health, safety and welfare of both full- and part-time residents by helping them navigate the ins and outs of property ownership on BHI. In 2021, BHA distributed a record number of Welcome Packages to new property owners and utilized the “BHI Basics” for informing property owners and visitors about Bald Head Island essentials.
- Alan Briggs highlighted BHA’s efforts to enforce its Covenants as required by the governing documents, with a focus on helping property owners bring their homes in compliance with Community Wide Standards.

Each of the Board members provided an update on the 2021 activities of their respective assigned committees: John Kinney – Architectural Review Committee, Resource Conservation and Beautification Committee and Community Wide Standards; Robert Drumheller – Finance Committee, Jenifer Lucas – Socialization, Education and Recreation; Alan Briggs – Strategic Planning and Long- Range Projects.

RECOGNITION OF OUT-GOING COMMITTEE MEMBERS: Alan Briggs thanked the members for their hard work and dedication throughout the year and asked for volunteers for the coming year. He recognized those whose 3-year terms had expired:

Architectural Review Committee: John Farabow, Jr. Susan Mullen, Jan Triplett, Brent Belch, Bill Bourne, Brewse Barnard, David Wray, Mike Herriott, Gil Wilson and David Pacyna

Finance Committee: Mike Herriott

Resource Conservation and Beautification Committee: Kay Menk, Janie Miller, Craig Miller

Socialization, Education and Recreation Committee: Sally Klippel, Suzanne O’Bryant

Strategic Planning and Long-Range Projects Committee: Greg Wendling, Bob White, Karen Mortimer

Community Wide Standards Committee: Trisha Barnard, Shari Beavers, Terry Steelman

Alan Briggs then directed the meeting to the 2021 Priorities and shared the final expenses for the newly opened Wildlife Overlook. platforms. It is a one-of-a-kind structure with specific architectural elements designed for BHI’s environment with new reptile and bird viewing areas.

Robert Drumheller stated the Board’s philosophy regarding stewardship of the

organization's finances and reviewed the organization's financial position, including a review of recent years' annual dues and budgets and the reserves for maintenance and repair of assets BHA manages.

Alan Briggs then reviewed several initiatives BHA will address during 2022, including developing a long-term strategy for lagoons, publishing a BHI Community Directory, migrating to a revamped website and owner portal combination, conducting Community Wide Standards evaluations and celebrating BHA's 40th anniversary.

ORGANIZATIONAL REPORTS: Various on-Island organizations were invited to speak on their challenges and successes during the previous year. Speakers were given 5-10 minutes each to present their respective reports. Speakers included:

- Hon. Peter Quinn, Mayor, Village of BHI
- Chris Webb, Executive Director, Old Baldy Foundation
- Kevin Arata, Board Member, Village Chapel of BHI
- Chad Paul, CEO, BHI Limited
- Cam McIntyre, President, Public Service Auxiliary
- Chris Shank, Executive Director, BHI Conservancy/Smith Island Land Trust
- David Sawyer, CEO, BHI and Shoals Clubs

QUESTIONS/MEMBER COMMENTS Members were given an opportunity to ask questions of all presenters. Questions were addressed to the Village as well as the Club.

ELECTION RESULTS: Alan Briggs announced the re-election of John Kinney and the election of Joe Brawner to the Board and the membership's approval of the Bylaws and Covenants revisions.

ANNOUNCEMENT OF THE 2021 BHA BOARD OF DIRECTORS:

- Alan Briggs
- Robert Drumheller
- Tiffany Williams
- Jennifer Lucas
- John Kinney
- Joe Brawner

RECOGNITION OF DEPARTING BOARD MEMBER: On behalf of the Board, Alan Briggs thanked John Fisher for his service to BHA and revealed that a live oak tree would be

planted in recognition of his contributions.

ADJOURNMENT:

Motion by: Alan Briggs

Seconded by: John Kinney

Motion carried unanimously