

KICA Board of Directors Meeting
January 3, 2005
2:00 p.m. - Sandcastle

APPROVED

Present: Fred Peterson, President
Faith Dodge, Vice President
Dwight Freeburg, Treasurer
Avril Fenwick, Secretary
Dick Sula, Director
Pat McKinney, Director

Joe Bunting, Staff
Joe Croughwell, Staff
Carrie McGregor, Staff

Absent: Buddy Darby, Director

1. Call to Order, Verify Quorum – Mr. Peterson called the meeting to order at 2:00p.m. with a quorum of directors by Messrs. Peterson, Freeburg, Sula, McKinney and Mmes. Dodge and Fenwick.
2. Approval of Minutes
 - A. December 6, 2004 (enclosure) – **Mrs. Dodge moved approval of the December 6 board minutes. Mrs. Fenwick seconded the motion. Those in attendance carried this vote unanimously.**
3. Administrative Reports
 - A. Joe Bunting, General Manager
 1. Mail Votes –
 - a. December 23, 2004 (enclosure) – The Board Operations Committee approved the purchase of investments as recommended through the board-approved process.
 2. Member Comments (enclosure) – Joe reviewed the member comments and responses.
 3. Ratification of December 6 Executive Session – **Mr. Sula moved ratification of Harold “Hal” Fallon as Chair of the Land and Lakes Management. Mrs. Fenwick seconded the motion. Those in attendance carried this vote unanimously.**
 4. Maintenance Facility Improvements - Status report. Three Oaks (site development) and Mitchell Construction (building construction) have been approved and contracted. The first coordination meeting of both contractors, the architect and staff is next week.
 5. Resolution on Rules of Conduct for 2005 Annual Meeting and the Packet Enclosures (enclosure) – The board made changes as indicated on the enclosure. **Mrs. Dodge moved approval of the resolution and packet enclosures. Mr. Freeburg seconded the motion. Those in attendance carried this vote unanimously.** As a side note, it was suggested to have a presentation from the Kiawah Development Partners on Freshfields immediately after the Annual Meeting.
 6. Secret Shopper Information (enclosure) – As requested at the December board meeting, the secret shopper information was presented to the board. Management staff will continue to work with the Human Resources Committee on future “secret shopper” tests.
 7. Flexible Benefits Plan (enclosure) – **Mr. Sula moved approval of the Flexible Benefits Plan. Mr. Freeburg seconded the motion. Those in attendance carried this vote unanimously.**
 8. Catesby Exhibit (enclosure) – Joe reviewed the information. The board suggested there not be a 24/7 guard, but have a security guard on duty while the Sandcastle is open. Board consensus was to approve the exhibit.
 9. Kiawah Island Natural Habitat Conservancy (enclosure) – KINHHC requested use of Rhett's Bluff for the second annual Bobcat Ball. The General Manager has authority to approve requests, but due to the multiple requested exceptions to the policy, it was brought to the board for approval. After some discussion, consensus was to approve the request with provisions for parking and noise.
 10. Sandcastle Elevator Contract (enclosure) – The board reviewed the contract and addendum and requested #5 of the Addendum say, “Articles 6 and 7 were modified to add the following provisions.” **Mrs. Fenwick moved approval of the contract with the changes listed above. Mr. Freeburg seconded the motion. Those in attendance carried this vote unanimously.**
 11. Underage Usage Policy (enclosure) – After some discussion, the board requested more information from staff and legal counsel and that this policy comes back to the February 7 board meeting.
 - B. Joe Croughwell, Director, Security and Safety

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1. Security/Covenant Compliance
 - a. Security (enclosure) – status report

4. Committees
 - A. Board Liaison Reporting Process
 1. Avril Fenwick – no reports
 2. Dwight Freeburg – no reports
 3. Faith Dodge
 - a. Community Services: There were 20 people at the New Member Welcome Coffee in December – a great turnout. The committee is brainstorming more ideas for the “Its Not Just A Place To Live” education course. All members who returned the Interest Inventory form have been contacted for positions on committees. Plans for Celebrate Kiawah are going well.
 4. Fred Peterson
 - a. Communications: The January *Digest* was out on time.
 5. Dick Sula
 - a. Major Repair and Replacement: The resurfacing of the Kiawah Island Parkway timeline will be based on the Ocean Course Clubhouse construction.

5. Unfinished Business –
 - A. PMA – No new information as the state’s insurance commissioner that KICA has been working with, has been on an extended vacation.

6. New Business
 - A. Beach Erosion Presentation by Jim Jordan, TOKI (enclosure) – As required by LRP IV, Action Item 8c, TOKI, presented to the board on the status of the beach and the erosion on the east end.

7. Adjournment - Having no further business to conduct, the meeting was adjourned on motion duly made and seconded.

Submitted by

Approved at the February 7, 2005 meeting

Carolyn R. McGregor
January 4, 2005

Avril H. Fenwick
Secretary