



Minutes of the Seabrook Island Utility Commission Meeting December 17, 2025

The meeting was held via Zoom conference call with Zoom link published to the public on the Town's website. The meeting was called to order by Commissioner Ferland at 8:30 AM.

Commissioners Present: Ferland, Buchman, Aaron

Other Present: Tommy West from SIUC Management. Woodward & Curran representatives: Fred Rogers and Brian LaMalfa.

A motion by Aaron and seconded by Buchman to accept the minutes of the November 19, 2025, meeting. Motion approved 3-0.

FINANCIAL REPORT November, by Mr. LaMalfa

Invoices were approved via email.

We remain within the normal variation of the budget for the year.

Financial results were reviewed. The key results and YTD financial results follow.

Net income for the month was a surplus of \$232,765. During the month the Capital charges were \$ 12,344. After adjusting for Bond/Notes principal payments and capital, The month showed a cash surplus of \$ 205,581.

On a year-to-date basis, net income is \$1,144,889 for the month. After adjustments for Capital purchases and debt principal payments, there is a cash surplus of \$533,555.

Cash available as of this month is \$ 5,279,781.

OPERATIONS REPORT November, by Mr. West

SEABROOK WATER RESOURCE FACILITY

Effluent quality continued to meet permit requirements during the month. The daily average flow was 0.327 million gallons per day (MGD). The maximum daily flow was 0.417 million gallons. The average effluent Total Suspended Solids (TSS) was 3 mg/l, and the average effluent Biochemical Oxygen Demand (BOD) was 3 mg/l, indicating excellent process control.

SEABROOK WATER DISTRIBUTION

SIUC delivered 20,370,973 gallons of water for the month. The accounted for water received for the month from St Johns 92.89%.

Total effluent & deep well pumped to Seabrook golf courses for irrigation was 2,736 million gallons effluent and 14,027 million gallons of deep well. Total effluent and deep well pumped to Oak Point golf course was 6,078 million gallons effluent and 3,037 million gallons deep well.

GENERAL ITEMS

Pond Expansion: Project Closeout is currently in process all construction operations are complete.

SIUC Lab Inspections: Still waiting to receive our lab certification from the State. This inspection is conducted every three years.

PS 1 Royal Pine: Rehab of the pump station has begun. Completion is expected by December 23, 2025.

Deep Well Building: New siding, roof and doors have been installed.

Ground Storage Tank: Ground storage tanks have been pressured washed.

Staffing – One position is still open.

OLD BUSINESS

Club Property Transfer: The Commission has received the Club's proposed offer to sell a .64-acre parcel of adjacent property in the amount for \$100,000. After discussion the following was presented:

A motion was made by Buchman and seconded by Aaron to accept the offer to purchase the adjacent property provided the Club agrees to bring the property to its original grade

by removing all of the landfill materials and provides all work required to subdivide the land for purchase for an amount of \$100,000. Motion passed 3-0.

Andel West Agreement: Prior to providing approval of the development request for the Andel West project a development agreement must be executed. Attorneys for each group are in discussion. SIUC is still waiting for agreement.

Fence Fabric: SIUC will be installed screen inserts into a section of the new fence adjacent to Old Drake Road. The slats helped with vision issues. Additional landscaping is being considered to replace the existing plantings removed by the new fence installation.

AT&T Cell Tower request: AT&T requested permission to provide additional antennas on the water tower. AT&T is working with the tower engineers to verify acceptability

NEW BUSINESS

St. John's Water Rate: St. John's Water advised the 2026 water rates will be finalized by March 1st not January 1st as originally provided. SIUC water rates will be adjusted if necessary when the rate is finalized.

Jenkins Point Expansion: SIUC has been requested to provide a letter of coordination for the expansion of Jenkins Point area. SIUC to provide.

Pump Stations Fence Replacement: A discussion is ongoing with the Town concerning a waiver to the criteria required to refurbish the fence enclosure of the existing pump stations.

Executive Session was held.

A motion was made by Aaron and seconded by Buchman at 9:45 am to adjourn the open meeting. Motion passed; the open meeting was adjourned.

The next regular meeting of the Commission is scheduled for January 21, 2026, at 8:30 am via Zoom video conference call.

Date

Town Clerk