

## Seabrook Island Property Owners Association Fact Sheet

The following is general information about the Seabrook Island Property Owners Association (SIPOA) as of January 1, 2023.

Number of Properties within the Seabrook Island Development (SID):

<b>Type of Property:</b>		<b>Annual Assessment 2023</b>
Developed Villas/Condos	1,104	\$2,750
Developed Single Family	1,201	\$2,750
Undeveloped Lots	<u>285</u>	\$1,513
<b>Total Billed Properties in the SID:</b>	<b>2,590</b>	
Bohicket Marina Village not in SID - 33% of developed property rate 70 units		\$ 907.50

Community Size:	2,400 acres
SIPOA-owned Common Property	521 acres
SIPOA-owned Conserved Greenspace	111.12 acres
SIPOA-owned roadways	28 miles
SIPOA-owned trails	4 miles
SIPOA-owned boardwalks/view areas	11
SIPOA-owned storm drainage pipe	80,791 lf.
SIPOA-owned access gates	2
SIPOA-owned pools	3
SIPOA-owned Crab dock/Kayak Launch	1
SIPOA-owned Recreational/Meeting facilities	2 (1 for Property Owner use only)
Insured value of SIPOA-owned facilities	\$11,218,916
SIPOA Employees	16FT, 20+/- seasonal & part time

Annual Budget 2023 fiscal year (January – December)

Operating =	\$6,680,813
Capital & Reserves =	<u>\$2,405,000</u>
Total =	\$9,013,813