



Sea Pines Community Services Associates, Inc.
Gates, Security, Short Term Rentals & Transportation Committee
Charter 2026

1. Purpose:

This Committee is a committee of the Board established under Article VIII, Section 2 of the Sea Pines CSA Bylaws. This committee is advisory in nature to the Board with the purpose of providing recommendations to the Board on the responsibilities assigned by the Board or Board Chair. Committees may be established or sunset by the Board, based on the needs of the community. The Board may amend this charter at any time.

2. 2026 Committee Responsibilities:

- a. Review and recommend for Board approval, objectives, policies and procedures for the Committee;
- b. Review and recommend for Board approval:
 - Plans for the Heritage Golf Tournament based on safety, security and transportation
 - Gate configuration, upgrades and improvements at the Sea Pines Circle/Greenwood Drive/Ocean Gate
- c. Review the Annual Business Rental Registration Fee Program. Make recommendations to the Board, as needed, on program modifications;
- d. Review and recommend for Board approval, Trolley Operations for FY 2026, which includes the Beach Trolley for Short Term Renters and Guests of Property Owners, Sea Pines Trolley Program and Heritage Trolley Program;
- e. Review and recommend for Board approval, Gate Fee Policy changes, as outlined in the Gate Pass Policy, as well as Gate Pass fees;
- f. Review and recommend for Board approval, significant changes or upgrades to the CSA 360 software technology;
- g. In conjunction with CSA President/CEO, Board Chair and Committee Chair, create subcommittee task forces as needed for the betterment of the community;

3. Committee Membership & Terms:

- a. Committees shall have no more than nine (9) members, excluding Board members, unless a larger membership is deemed appropriate for a particular purpose by the Chair of the Board;
- b. Members of a committee serve three-year terms and may not serve more than two (2) consecutive terms;
- c. Ex Officio Members – Sea Pines CSA Board Chair and Sea Pines CSA President/CEO.

4. The Committee Does Not:

- a. Authorize distributions;
- b. Approve, or recommend to Members, dissolution, merger, or the sale, pledge, or transfer all, or substantially all, of the corporation's assets;
- c. Select, appoint, or remove Directors; or fill vacancies on the Board, or on any of its Committees;
- d. Adopt, amend or repeal the Articles or Bylaws.

Approved, Sea Pines CSA Board of Directors, January 22, 2026.

A handwritten signature in blue ink that reads "Cary Cawley". The signature is fluid and cursive, with a small circle drawn next to the end of the last name.

Secretary, Sea Pines CSA Board of Directors