

SIPOA, Town, Club, Regimes and County: Who Does What?

Do you know which entity is responsible for what? Here's a quick list to help you sort it out.

**FOR ALL EMERGENCIES
CALL OR TEXT
9-1-1**

Fire Rescue Sheriff
Call 911 for all emergencies.



Seabrook Island Property Owners Association (SIPOA)
Sipoa.org or 843-768-0061

- Architectural Review Committee: Review of plans for new construction and remodeling, and routine inspection of properties
- Communications: SIPOA website, SIPOA pages in *The Seabrooker*, weekly *Highlights* E-blast, *Currents*, and [Tidelines](#)
- Garbage/yard debris /recycling
- Infrastructure and maintenance
- Landscaping and mowing of common areas and road rights-of-way
- Operation and maintenance of amenities: The Lake House, Oyster Catcher Community Center and Property Owners' Pool, GateHouse, beaches above the high water mark, beach bonfire permits, boardwalks, nature trails, lakes, crab dock/kayak launch, bike paths, and garden plots
- Security: 24/7 access control and patrols



Town of Seabrook Island
townofseabrookisland.org or 843-768-9121

- Accommodations tax and tourism promotion
- Beach management and beach rules (below the high water mark)
- Beach patrol (843-718-6083)
- Business licenses
- Coordination of public safety services with Charleston County Sheriff's Office, St. Johns Fire Department and Charleston County EMS
- Code enforcement
- Emergency planning and disaster response
- Landscaping and maintenance of Seabrook Island Road and bike/pedestrian pathways (between the security gate and the traffic circle)
- Municipal Court
- Municipal records and Freedom of Information Act (FOIA) requests
- Parade and special event permits
- Utilities (Water and sewer: Owned by the town but operated by the Seabrook Island Utility Commission 843-768-0102)
- Zoning permits



Seabrook Island Club

seabrookisland.com or 843-768-2500

- Administration of operations, maintenance, repair, etc. related to golf, tennis, equestrian, Beach Club pools, restaurants, Seabrook Island Real Estate Company (SIRE)
- Communications and Marketing: Club/SIRE Website, SIC Social Media (Facebook, Twitter, Instagram), and *Veranda* monthly newsletter
- Boat and RV Storage



Regimes and Associations

Seabrook Island has dozens of individual condo, villa, and neighborhood regimes and associations, each with their own Covenants and Bylaws that regulate items specific to their homeowners. Most maintain common area landscaping. Many are responsible for exterior maintenance of the buildings. All have their own assessments specific to their regimes to support these expenses. Many have independent Rules and Regulations for activities on their property, and some have private swimming pools. Contact your regime manager or regime board members for more information.



Berkeley Electric Cooperative

Berkeley Electric Cooperative, Inc.

berkeleyelectric.coop 843-559-2458

Handles power and street light outages (888-253-4232). If reporting that a street light is out, Berkeley will need the number on the light pole.



Seabrook Island Utility Commission

siuc.org 843-768-0102

Water and sewer; includes after-hours emergencies



Charleston County

charlestoncounty.org or 843-958-4000

- Assessor and Revenue Services
- Building Code Inspections (including Flood Remediation inspections/advice)
- Mosquito Control (via the Town of Seabrook Island)
- Voter Registration