

REGULAR MEETING MINUTES

Thursday October 23, 2025, 2:00 PM
Surf City Town Hall, Surf City, NC

Commission Members Present

William Snyder, Chairman
Larry Strother, Vice Chair
Frank Braxton, TB
Teresa Batts, SC
Mike Benson, NTB
Ed Broadhurst, TB
David Ward, SC
Hiram Williams, SC
Tom Leonard, NTB
Tim Foster, OC

Associates Present

Mike McInyre & Marley Peterson, Ward
Smith
Ann Durand, Ferguson Group
David Ferrell, Maynard Nexsen
Kerri Allen, NCCF
Kathleen Riley, NCBIWA
Kathy Zagzebski, Turtle Hospital
Christina Burke, TB Manager
Kyle Breuer SC Manager
Carla Citarelli, SC Clerk
John Kolonski, SC Councilman
Jamie Pratt, TI Coastal
Grayson Overholt, (Senator Tillis)
Larry Combs
David Hewitt, CRAC

I. Call to Order & Greetings

Chairman Snyder called the meeting at order at 2:00 p.m. and welcomed the commission members, associates, and those in the audience and online. Chairman Snyder then asked Larry Strother to lead the group in the pledge of allegiance to the flag.

II. Public Comments

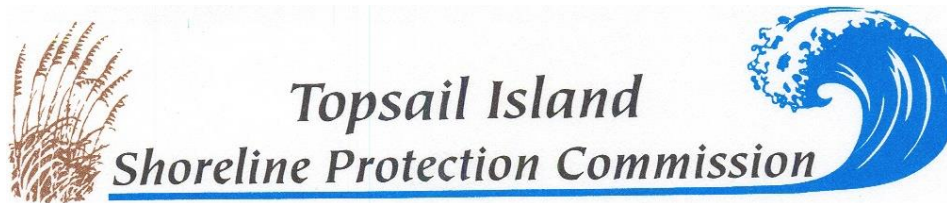
No comments.

III. Approval of Agenda

Chairman Snyder asked for a motion to approve the agenda. Ed Broadhurst made a motion to approve the agenda. Tim Foster seconded the motion, and it was carried unanimously.

IV. Approval of Minutes for August 21, 2025

Chairman Snyder thanked Mike Benson for preparing the minutes then asked for a consensus in approving them which followed.



V. Consultant & Partner's Reviews

a. **Federal Legislation Activities - Ward and Smith, P.A. –Congressman Mike McIntyre.**

Congressman McIntyre attended today along with his associate Marley Peterson from Ward Smith and Ann Durand, from The Ferguson Group, Washington. He introduced Ann who has been working with the TISPC delegation since Stephanie Missertt has started law school.

North Topsail Beach CBRA Mapping Issue.

Congressman McIntyre then described a series of successful meetings on Capitol Hill and with the U.S. Fish and Wildlife Service on September 25 to discuss the CBRA mapping issue and the progress of H.R. 1885/S. 1724, the Town of North Topsail Beach Coastal Barrier Resources System Map Amendment Act of 2025. Mayor Pro Tem Tom Leonard had traveled to Washington, D.C., to attend the meetings with the Ward and Smith and TFG team and met with the following: The Office of Representative Greg Murphy, M.D., The Office of Senator Ted Budd, The Office of Senator Thom Tillis, House Natural Resources Committee Subcommittee on Water, Wildlife, and Fisheries, Brian Nesvik, Director of the U.S. Fish and Wildlife Service.

There was a broad consensus among local stakeholders and some federal staff that a mapping error likely occurred in 1982. However, the lack of progress to date has been attributed to structural limitations within federal agencies and concerns about setting policy precedent. Congressional action remains the most viable path for correcting the designation, with success hinging on bipartisan support and technical validation from FWS.

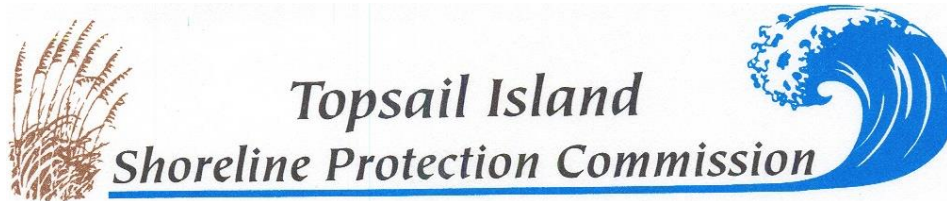
Surf City Coastal Storm & Risk Management Report.

The Corps of Engineers should be completing the review of their report and forwarding it to the Assistant Secretary of the Army 's office at the Pentagon within 120 days, which would be on or about November 13. Hopefully the Corps can complete the PPA, real estate certification, final design, and contract bid award, so the construction can begin by December of next year, 2026.

Other Washington News. Please see details in Congressman McIntyre's report on the TISPC Federal Advocate webpage.

b. **NC State Legislation Activities – Maynard Nexsen PC – David Ferrell**

David Ferrell joined us virtually to report on activities of the General Assembly. Budget work has proceeded in pieces. With a full two-year plan still stalled, a mini-budget cleared both chambers for disaster relief, area-district infrastructure, oversight on disaster preparation and a second standing committee on storm recovery (House committee). The redistricting plan results in a gain for Republicans in some districts. Legislative action on the abandoned vessel bill and shellfish study (Carson Smith) on hold till next summer. House and Senate lawmakers left Raleigh this week (September



26) without a budget deal.

A TISPC delegation including Chairman William Snyder, Mayor Teresa Batts and Chase Horton (MaynardNexsen) met recently with Rep. Carson Smith to discuss our priorities, particularly to continue funding for the Coastal Storm Damage Mitigation Fund and the Shallow Draft Inlet and Aquatic Weed Fund.

c. North Carolina Coastal Federation – Kerri Allen

Kerri talked about an Ocean City stormwater project where a property owner donated a 1.5 acre parcel for a ground infiltration system with park land above. The NC Land and Water Fund provided funding with planning by NCCF, NCDOT and the Town of North Topsail Beach. As mentioned above, the abandoned vessel bill did not get traction in the state legislature this year. She promoted a Resilient Dock & Pier Guide for homeowners and contractors that was recently published. She suggested adding a link on the tispc.org website to the Resilient Dock & Pier Guide. Kerri reported that the contractors for waterway debris removal are finding 2,000 lbs/day in their work. Kerri also reported that funding from the NOAA SeaGrant Aquaculture for sponsoring a workshop on oyster leases to bring all stakeholders together. This grant also involves studying the five high-lease areas like Topsail Island and the Stump Sound estuary.

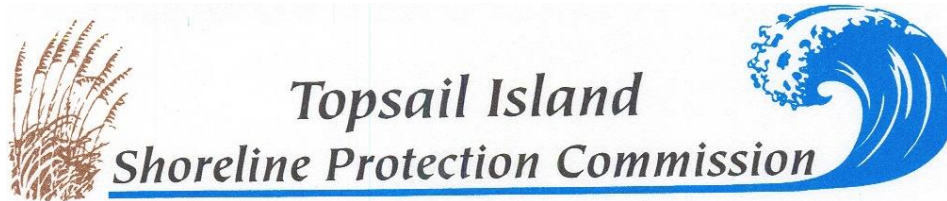
d. North Carolina Beach, Inlet and Waterway Association – Kathleen Riely

Kathleen thanked David Ferrell for his update on the issue funding for Western NC after Hurricane Helene and coastal initiatives. She mentioned that the BIMP is 10 years old now and out of date. That is why we need to update it so we can make the case to the legislators about the cost of re-nourishing the beaches of NC. Legislators don't understand why there is a large balance in the Shallow Draft Fund, but with some hard core numbers for costs expected in the BIMP, we can move forward presenting our case. She also announced that the Corps cannot attend the November conference due to the federal budget shutdown, but the agenda for the November conference is coming together.

e. Turtle Hospital – Kathy Zagzebski

Sea Turtle Hospital: Kathy proudly announced that their very old loggerhead turtle, Snooky has finally found a permanent home at the Minnesota Zoo. We have two upcoming fund raisers – Soundside 5K in Surf City and Haunted Hundred Bike Ride that will benefit the hospital.

Topsail Turtle Project Nesting Program. There were 91 nests on Topsail Island this year. One green turtle nest yet to hatch. Lower than normal nest hatch rate overall mainly due to storms. Only six turtles still in hospital. We had 71 cold-stunned this year and already gearing up for the coming winter. Public tours are winding down. We had an intern that surveyed beach lighting along the island with the results reported next year.



VI. Old Business & Updates

a. Status of Dune Vitex Eradication Project – Christina Burke

Our contractor put out two types of treatments so far, so we can evaluate the best method – scrape and paint herbicide or spray herbicide; with scrape and paint looking the best. Thirty-three properties treated so far. We had a mix up by the contractor who used the wrong GIS map to locate properties which resulted in one property in North Topsail Beach being treated instead of the intended ones in Surf City. Treatments will begin again next spring.

b. CBRA Zone Mapping – Tom Leonard

Tom said that Congressman Mike McIntyre's presentation above well summarized the recent meeting he attended in Washington. The support, generated by talking with Brian Nesvik the new director of US Fish and Wildlife Service, will be critical in finally getting legislation worded that can pass Congress.

c. CRAC and CRC update

Kyle Breuer noted the next meeting of CRAC will occur in Beaufort on November 19th. The CRC Science Panel presented its Inlet Hazard Area Study to the commission. Any boundary changes recommended were based on historic inlet migration. No changes in Topsail Beach but an increase of 1 ft/year in North Topsail Beach. The study is the first step in changing any IHA boundaries as public hearings will be held once the commission rules on the recommendations of the Science Panel. Chairman Snyder asked that any input on investigations or regulatory items to be provide to Kyle Breur or Frank Braxton for discussion at the upcoming CRAC meeting.

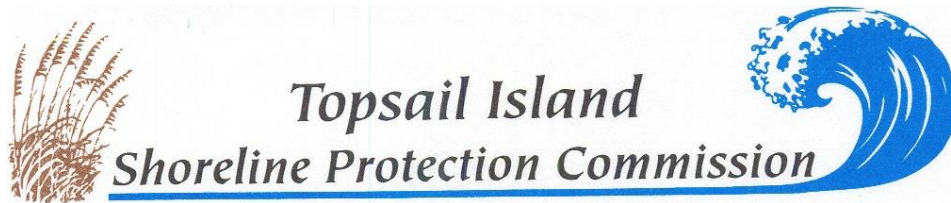
VII. Town Updates

a. Surf City.

Manager Breuer thanked TISPC and Chairman Snyder for supporting Surf City in its Federal Project. Kyle provided an update on a stormwater project on Seahorse and Horseshoe Dr. to infiltrate stormwater into sub-surface drainage with the use of pervious pavers; no pumps are used in the system, it is gravity fed was very successful. Additional projects are planned in the future.

b. Topsail Beach

Manager Burke reported that the recent Nor'easter resulted in some severe scarping in the south end of town and damaged crossovers, but overall the beach is okay. A full beach and waterways survey in progress by TI Coastal in case emergency funds become available. We did have a lot of soundside flooding. A Stormwater Capital Improvement Plan by WK Dickson was presented to our board. We are looking at funding opportunities to support the plan. The Rocky Mount project plan was presented to our commissioners but funding still an issue. The Topsail Beach 30 yr Beach Management Plan was reviewed by DCM and will be sent to CRC for final approval at their meeting on



November 20th. Planning continues for our new public service building and we look forward to construction.

c. North Topsail Beach

Mike Benson reported that the Pet Costume Parade last night organized by Manager Derian was a very successful community event. Beach erosion severity during the recent Nor'easter was minimal throughout most of town, except for the beach starting at the Topsail Dunes and proceeding north to the St. Regis where severe erosion occurred. We had a detailed presentation by Chris Gibson, TI Coastal for what we call our 5-yr plan to nourish the last 5 miles of beach from Town Hall north to the inlet. Construction is expected to start in November 2026

VIII. New Business

a. Legislative Agenda – 2026, input and committee assignment - William Snyder

Chairman Snyder noted that it is time to start thinking about our goals for 2026. Ed Broadhurst volunteered to lead effort with Hiram Williams, Larry Strother and Mike Benson supporting. The initial draft should be ready for our December 11 meeting. He also mentioned that April 20th is the target date for our Washington trip next spring.

IX. Upcoming Meetings

- a.** October 30-31, NCBIWA, The Aloft, Wilmington
- b.** November 19, Coastal Resources Advisory Committee Meeting, Beaufort, NC
- c.** November 19, 20 2025 Coastal Resources Commission, Beaufort Hotel, Beaufort, NC

X. Public/Commission Members Comments

None given

XI. Next Meeting – 2 PM, Thursday, December 11 – Topsail Beach Town Hall

XII. Adjournment and thank you for your support

Tim Foster made a motion to adjourn with a second from Frank Braxton and it passed unanimously.