



COLLEGE OF  
**CHARLESTON**  
FOUNDATION

## **Property Committee Minutes**

**McAlister Suite, 300 Meeting Street**

<https://cofc.zoom.us/j/95863364431>

**02/20/2025**

**Committee Members:** Chappy McKay '86, Chair, Todd Abedon, Vice-Chair, Carl Blackstone '93, Mark Buono '81, Bartina Edwards '87, Craig Eney, Bill Haskin, Jr. '86, Steve Kerrigan, Richard Maclean '88, La Guardia Myers '93, Steve Osborne '73, Laura Ricciardelli, Richard Salmons, EdTuccio '91, Sarah Exell '07 – non-voting, Ryan Morris '08, '21 – non-voting

**Executive Director:** Dan Frezza

**Liaison:** Jeff Irwin

### MINUTES

- I. Call to Order, FOIA; and Welcome
- II. Approval of minutes

Chair McKay convened the meeting at 8:30am by stating the meeting had been posted in accordance with South Carolina FOIA law. He asked the committee to approve the minutes of the November 14th, 2024, meeting. Mr. Abedon moved, Mr. Osborne seconded, minutes were unanimously approved.

- III. Business

Chair McKay asked for an update on Stono Preserve. Board Member Mr. Robbie Freeman had previously discussed the ongoing dock study. Mr. Irwin consulted the Environmental Studies Department and got their guidance on the two remaining deep-water locations. They chose the St. Paul's Parish location along with the Barn location as the best deep-water access points. ATM Marine Contractors completed their feasibility study and presented drawings and pricing for the two locations. St. Paul's parish would allow for a 590 ft dock with a cost of approx. \$1.4M and The Barn would allow for an 880ft dock with a cost of approx. \$1.9M. Mr. Irwin stated that he has the full report with concept drawings and a breakdown of probable costs should the Foundation find funding to build a dock.

Chair McKay asked Mr. Irwin for an update on the Property Liability Insurance Renewal. Mr. Irwin discussed that the Insurance was renewed in December with a new carrier Scottsdale/Nationwide. Board member Mr. Bill Penny reviewed, and Mr. Irwin confirmed with the broker that no material changes were made to the policy. This insurance is supplemental to the State Property Insurance provided by the College. Current limits are \$1M per incident with an excess policy that will cover up to an additional \$5M. The Committee discussed whether the Foundation should investigate increasing the limits. Mr. Irwin will confirm the amount of State Insurance and the additional cost to increase supplemental insurance to \$10M in coverage.

Chair McKay asked Mr. Irwin for an update on the Wentworth properties. Mr. Irwin discussed that there is a meeting scheduled for March 4<sup>th</sup> with Business Affairs to confirm the College's plans for the buildings in FY26. Both buildings are leased through June 30<sup>th</sup>. If the buildings continue to be leased, the Foundation cannot renovate the properties.

Chair McKay asked for an update on the Trujillo Property. Board Member Ms. Bartina Edwards presented a history of the Trujillo property as well as some geographic information and before and after photos of recent renovations to the property. Deferred maintenance repairs continue with the property.

IV. Other Business  
No Other Business

V. Adjournment

There being no further business, Chair McKay moved to adjourn the meeting. Mr. Abedon seconded, the motion carried, and the meeting adjourned at 9:08am.