

Fripp Island Property Owners Association Owners' Hurricane Preparedness Guide



*** Hurricane Season is June 1 – November 30 ***

Fripp Island is prepared in the event a hurricane or other disaster strikes. The following pages contain information about the preparations our residents should take in the event a hurricane threatens or strikes our island.

Beaufort County Emergency Management Hurricane Hotline:

1-800-963-5023 www.bcgov.net

FIPOA's Website: www.frippislandliving.com

Updated 06/2021 Fripp Island Owners' Association provides this guide for reference only. It should not be considered as an insurance or guarantee of safety; nor shall the POA be held liable for any loss or damage in the event of a hurricane. www.frippislandliving.com

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I. GETTING READY FOR THE HURRICANE

1. WHAT TO DO NOW

- Prepare an Evacuation Plan.
- Be certain you have adequate insurance on your home and its contents. This should include Flood Insurance from the Federal Government through your home insurance carrier and wind and hail coverage. Flood Insurance has a 30-day implementation delay and wind and hail has a 15-day implementation delay. Review your insurance coverage in detail with your agent.
- Ask your insurance agent or company what you can do to reduce your chance of loss, such as installing hurricane shutters.
- Photograph or videotape your home and contents for insurance purposes.
- Make copies of family and personal records.
- Do not assume that the local, State, or Federal Governments will be able to provide for your needs. You must take steps to be self-sufficient. Be prepared: **Make sure you have food, clothing, medication, and other supplies available for a week or more.** During an emergency or recovery operation, public agencies will be flooded with requests for assistance. Resources will be and should be directed to the most vulnerable and needy members of the greater community.
- If you own a generator make sure it is operational and you have proper fuel for it.
- Trim back dead wood from trees.
- Check for loose rain gutters and downspouts.

II. WHEN A HURRICANE WATCH IS ISSUED

- Keep tuned to a local radio or television station for the latest National Weather Service advisories, as well as special instructions from local government.
- Check battery-powered equipment. Your battery-operated radio could be your only source of information, and flashlights will be needed if utility services are interrupted. Buy extra batteries.
- Keep your car fueled should evacuation become necessary. Also, service stations may be inoperable after the storm strikes.
- Store drinking water in clean bathtubs, jugs, and bottles as the water system may be contaminated or damaged by the storm.
- Many people board their windows or protect them with storm shutters. Windows are broken mainly from wind-driven debris. Wind pressure may break large windows, garage doors, and double-entry doors. The taping of windows **does not** keep the glass from breaking; it merely keeps broken glass in a more confined area. If desired, install hurricane shutters/window boards on all unprotected windows. This may prevent tree limbs or debris from breaking windows.
- Obtain extra prescription medications and medical supplies.

- Secure outdoor objects that might become debris. Garbage cans, garden tools, toys, signs, porch furniture, and a number of other harmless items become deadly missiles in hurricane winds.
- **LEAVE EARLY.** We are a low-lying beach area that may be swept by high tides or storm waves. Leave the Island quickly with a specific plan and a set destination.
- **BE AWARE** that some areas may flood long before the arrival of the storm. Your escape may be further complicated by the fact that the high density population of Beaufort may require evacuation orders to be issued earlier than one day before the storm's arrival. Don't get caught by the hurricane in your car on an open coastal road.
- If the Beaufort County Emergency Management Department advises evacuation of your area, **DO SO IMMEDIATELY.** Keep your car radio on to listen for further instructions, such as the location of emergency shelters.
- Be alert for tornado watches and warnings as tornadoes are often spawned by hurricanes. Should we receive a tornado warning, seek shelter immediately in an interior bathroom or small hall, preferably at or below ground level.
- Learn local evacuation routes and safe routes inland.
- Listen for weather updates and local information on:

Hilton Head

89.9FM	WJWJ	SC Public Radio (Emergency Alert System Radio Station)
93.7 FM	WOEZ	Easy FM
99.1 FM	WVSC	Pure Oldies
103.1 FM	WVSC	SC 103
104.9 FM	WLHH	The Surf
106.5 FM	WVSC	Pure Oldies

Savannah

97.3 FM	WAEV	Kiss FM
98.3 FM	WGCO	Hot 98.3
98.7 FM	WYKZ	The River
103.9 FM	WTYB	Magic 103.9
106.1 FM	WFXH	Rock 106.1
106.9 FM	WUBB	New Country "Bob"
107.9 FM	WRWN	Rewind

NoAA Weather Radio Channel for Beaufort 162.450 162.400

1. PREPARE EVACUATION SUPPLIES (What to pack)

Prepare to be gone for at least 48 hours. Keep your disaster supply kit in a designated place and have it ready in case you need to leave your home quickly. Make sure all family members know where the kit is kept.

Items to Consider for your Disaster Supply Kit:

- Cash and credit cards

- For property owners: **Valid SC driver's license with your Fripp Island address on it, your Fripp Island Photo ID card, or a copy of your Beaufort County property tax bill to prove you live or own property on the Island.**
- Insurance policy, name of agent, and telephone number
- Cell phone, Charger for cell phone
- Inventory of household contents
- Copies of family and personal.
- Road maps with two alternative routes to your destination (GPS services may not operate)
- List of temporary housing locations to include phone numbers
- Change of clothing for a week
- Protective clothing and sturdy shoes
- Prescription medicines
- First aid kit and manual
- Whistle
- Fire extinguisher (ABC type). Be sure everyone knows how to use your fire extinguisher(s).
- Items for infants, such as formula, diapers, bottles, and pacifiers
- Bottled water and canned beverages. You should store at least one gallon of water per person per day. A normally active person needs at least one half gallon of water just for drinking.
 - Children, nursing mothers, and ill people need more water
 - Very hot temperatures can double the amount of water needed
 - A medical emergency might require additional water
- Kitchen accessories and cooking utensils, including a can opener
- A weeks supply of non-perishable food
- Matches and waterproof container
- Sanitation and hygiene items (moist towelettes and toilet paper)
- Flashlight and extra batteries
- Portable radio and extra batteries
- Blankets and pillows
- A family communications plan. Your family may not be together when an evacuation is ordered, so plan how you will contact one another. Have contact information documented for each family member and make sure you let out-of-town family members know where you are going in the event of an evacuation.
- If you have a pet, see Section E for a list of pet supplies to consider.
- Remember, if you stay, government officials, emergency responders, and aid agencies **cannot and will not do anything for you.** You must take responsibility for yourself, your family, your loved ones, pets, friends, and neighbors by being properly prepared ahead of time, acting responsibly and promptly, and following instructions.

2. WHAT TO DO

- Move outdoor objects such as porch furniture, grill, garbage cans, hanging plants, etc. into garage or house.
- Store drinking water in clean containers and fill bathtubs with water should the FIPSD water supply be contaminated.
- Leave a message on your answering machine so relatives and friends know when you left and where you are going. Know answering machine codes so you can retrieve messages and change recording.
- If you have a swimming pool, cover the pump filter.
- If told to do so, shut off water, electricity, and gas.
- Lock doors and windows before you leave.
- Make arrangements for family members who need help in evacuating.

3. KNOW WHERE HURRICANE SHELTERS ARE LOCATED

Please note: There will be no hurricane shelters open in Beaufort County during a hurricane. (<https://www.bcsa.net/shelters>) During a storm, people will be routed to shelters in Jasper, and Hampton counties or farther west. Some shelters will only be opened as needed and according to orders from the Governor.

The American Red Cross operates shelters in Beaufort County only when the county begins allowing people to return after a storm. Evacuees are reminded that pets are not allowed in the shelters because of health regulations. The shelters are:

- **Battery Creek High School**, 1 Blue Dolphin Drive, Beaufort
- **Beaufort Elementary School**, 1800 Prince St., Beaufort
- **Beaufort Middle School**, 2501 Mossy Oaks Road, Beaufort
- **Beaufort High School**, 84 Sea Island Parkway, Beaufort
- **Bluffton Elementary School**, 160 H.E. McCracken Circle, Bluffton
- **Bluffton Middle School**, 30 New Mustang Drive, Bluffton
- **Bluffton High School**, 12 H.E. McCracken Circle, Bluffton
- **Broad River Elementary School**, 474 Broad River Road, Beaufort
- **H.E. McCracken Middle School**, 250 H.E. McCracken Circle, Bluffton
- **Hilton Head Island High School**, 70 Wilborn Road, Hilton Head Island
- **Okatie Elementary School**, 53 Cherry Point Road, Okatie
- **Whale Branch Early College High School**, 69 Detour Road

Beaufort Note: The above shelters may be used during a tropical storm.

4. ITEMS TO BRING WITH YOU TO A SHELTER

The American Red Cross asks that evacuees seeking shelter bring the following items with them to the shelter:

- Change of clothing (enough for several days)
- Linens (pillows, blankets, sleeping bag, sheets, and towels)
- Any necessary prescription medications
- Flashlight and batteries
- Child's favorite toys, games, or comfort items
- Formula, diapers, and other supplies for your children
- Food (packaged or canned), a supply of water, and a non-electric can opener
- First Aid kit
- Credit cards and cash (for at least 3 days)
- List of emergency contacts

* Public shelters do not accept pets. There will be no emergency responders to aid you during a storm and the hospital will be closed.

III. WHEN EVACUATION ORDERS HAVE BEEN ISSUED

1. BEAUFORT COUNTY EVACUATION ROUTES

Getting out of town

Beaufort County residents will be required to take predetermined routes that are based on where they live. Emergency officials might devise other evacuation routes depending on conditions that could include reversing lanes.



Source: Beaufort County Emergency Management, Island Packet Sept 2018

NOTE: BEAUFORT COUNTY HURRICANE REENTRY * TELEPHONE NUMBER * 1-800-963-5023

2. TIME TO GO

When Beaufort issues an evacuation notice PLEASE take it seriously and leave for your own safety. EMS, Police and Fire will not be able to get to you if you stay behind.

Immediately before your evacuation departure, do the following:

- Have your departure vehicle fully fueled and loaded with needs for a minimum of a 7-day period. Include flashlight, water and snacks for the travel, plus prescriptions, valuables, the family pet, checkbook, cell phone with charger, etc.
- Check the property to insure all loose items have been brought indoors or in placed in storage. (plants, etc. furniture, lawn mower etc.)
- Turn off gas at any outdoor propane tanks.
- Turn off the water at the shut-off valve, but first fill a bathtub with storage water. Make sure circuit breaker for hot water heater is off.
- Water inside plants. Feed your tropical fish.
- Take down flags that may be flying.
- Place tightly rolled towels at base of each outside door.
- Put up plywood covers over windows, if available.
- Close and secure outside window shutters, if available.
- Disconnect power and cable to your television sets, although keep one set on to receive last minute news and instructions.
- Disconnect power and Internet input to your computers, printers, scanners, etc.
- Turn off all lights and disconnect all electrical plugs, such as lamps, radios (keep one on for late news), small kitchen appliances, etc. You may prefer to turn off power at all nonessential circuit breakers. Leave on air conditioner and refrigerator.
- Close all drapes, blinds, and interior doors.
- Check storage yard for any loose items. Put trashcans in garage.
- Take a walk around your property to insure all moveable items are now inside your garage.
- Notify relevant people locally, and at your intended evacuation destination, regarding your imminent departure.
- Lock all doors and windows.
- Consider moving valuable items to higher interior elevations in your home.
- Take this guide with you.

3. WHAT TO DO WITH HOUSEHOLD PETS

- Contact the Beaufort County Animal Control Office at 843-255-5010 or 843 645-2500 for information on caring for your pets during hurricanes.
- If you plan to use an emergency public shelter, you should make other arrangements for your pet's protection and safety. The shelters will not allow pets.
- Ask dependable friends or relatives who live further inland, away from the coast or river areas, if you and your pet(s) could stay with them during a storm emergency.
- Call motels if you plan to leave your house and take your pet with you during an evacuation. You may wish to check with several local motels away from the coast or river areas. Ask if they allow pets, and if so, if there are any restrictions on size and number of pets allowed.
- Do not leave any pet(s) outside or tied up during a hurricane.
- Make certain pets are wearing collars with current ID. Use adhesive tape and an indelible pen if ID is not current, and tape to pet's collar.
- Pack a pet disaster kit in advance. It should include:
 - Pet food and water
 - Food and water bowls
 - Medications
 - Medical records
 - Motion sickness pills for travel
 - Sturdy leashes and/or pet carrier(s)
 - Current photo in the event of pet loss
 - Pet bed and toys, if space is available
 - Pet waste disposable bags
- For birds, reptiles, and small animals, seek specific literature or check with your Veterinarian.

4. WHILE YOU'RE GONE

It is the FIPOA's intention that, after a disaster, our Website (www.frippislandliving.com) or toll free number 1-888-838-2334 will serve as the primary communication tools. You can gain access to the Internet and the Website by utilizing the public computers at local libraries in the location to which you have evacuated. In the event you cannot gain access to a computer, we will have our toll free number 1-888-838-2334 available for recorded updates. Given the expected volume of calls into the area and into the FIPOA, please be prepared for busy signals and delays.

5. DURING THE HURRICANE

TAKE COVER

- Remain indoors during the hurricane. Blowing debris can injure and kill. Travel is extremely dangerous. Be especially aware of the "eye" of the hurricane. If the storm center passes directly overhead, there will be a lull in the wind lasting for a few minutes to a half hour or more. At the other side of the eye, the winds will increase rapidly to hurricane force and will come from the opposite direction.

STORM SURGE

- Storm surge is a great dome of water often 50 miles wide, which sweeps across the coastline near where the eye of the hurricane makes landfall. The surge, aided by the hammering effect of breaking waves, is like a giant bulldozer sweeping everything in its path. The stronger the hurricane, the higher the storm surge. This is unquestionably the most dangerous part of the hurricane. Nine out of ten hurricane fatalities are caused by the storm surge.

FLOODS

- The floods and flash floods brought by the torrential rains of a hurricane are dangerous killers. Even though hurricanes weaken rapidly as they move inland, the remnants of the storm can bring 6 to 12 inches of rainfall to the area it crosses. The resulting floods have caused great damage and loss of life.

WINDS

- The winds of a hurricane (74 miles per hour or more) can be very dangerous. For some structures, wind force is sufficient to cause destruction. Mobile homes are particularly vulnerable to hurricane winds that can spawn tornadoes, which contribute to incredible destruction. The greatest threat from hurricane winds is their cargo of debris—a deadly barrage of flying missiles such as lawn furniture, signs, roofing, trees, siding, etc. If a hurricane hits, don't expect recovery to be quick or easy.

IV. REENTRY

- Evacuees could be kept out of their neighborhoods for several days—maybe even a week or more—so emergency workers can assess damages. Any residents who stay can expect to be without power, phone, sewer, and water for several days to a week or more.
- If you stay, government officials, emergency responders, and aid agencies cannot and will not be able to do anything for you. You must take responsibility for yourself, your family, your loved ones, pets, friends, and neighbors by being properly prepared ahead of time, acting responsibly and promptly, and following instructions.

- State and Federal disaster assistance will seldom completely compensate you for all your losses. In many cases, the assistance will come in the form of a low-interest loan.
- All of the important information you will need prior to and during a hurricane will be available from newspapers, radio, television, and weather alert monitors. Do not call 911 for information.
- When you are allowed back into your home, it will take time for relief assistance to start, for all utilities to be turned on, and for life to return to normal. Be patient.
- After a storm, be wary of strangers who want to sell you something or do work on your property. Hurricanes bring out con artists and crooks. Follow the recommendations of your insurance company.
- **Reentry will be limited to property owners only. You will need a valid driver's license with your FIPOA address on it, your Fripp Island Club Photo ID card, or a copy of your Beaufort County tax bill to prove you live on the Island. PLEASE DO NOT ATTEMPT TO ARRIVE BY LAND OR SEA UNTIL WE GIVE THE ALL CLEAR THAT IT IS SAFE TO DO SO.**
- When you return, you may find that first responders will have inspected and posted a placard on every structure (at times inspections from Beaufort County can take some time to complete) :
 - Green placard: Structure is safe to enter and repairs may begin.
 - Yellow placard: Structure has significant damage and only partial entry or occupancy is considered safe until repairs are made. Building permits will be required before rebuilding begins.
 - Red placard: Structure is unsafe and may not be entered.
 - Blue placard: Electrical inspection has been conducted and power may be safely turned back on.

Evacuees could be kept out of their homes for several days or even weeks. Upon return, residents may be without power, phone, sewer, and water for some time. Be sure to have non-perishable food, drinking water, candles, matches, first-aid kit, battery-operated radio, flashlights, etc. **Be patient** – when you are allowed back in your home, it will take time for relief assistance to start, utilities to be turned on, and life to return to normal.

To obtain current information on storm damage, road conditions, and reentry instructions, you may call or go to the Websites listed below:

1. FIPOA Evacuation & Reentry number: 1-888-838-2334
2. Beaufort County Emergency Management: Hurricane Hotline: 1-800-963-5023
3. FIPOA's Website: www.frippislandliving.com
4. www.bcgov.net
5. Island Packet/Gazette Hotline 1-866-706-8223
6. SC DOT Traffic Info 1-888-877-9151
7. To sign up to receive updates through Beaufort County Sherriff's Office go to website: <https://local.nixle.com/beaufort-county-sheriffs-office/> or text 29920 to 888777 for mobile alerts.

Please note: If you sign up in advance for this service you will receive notices and alerts from Beaufort County Sheriff's Office relating to crime and other issues in the county.

Other Informative Websites:

Booklet of hurricane facts, storm science, Saffir-Simpson Hurricane Scale

<https://www.weather.gov/safety/hurricane-plan>

South Carolina EMD: <https://www.scemd.org/>

Hurricane history – notable U.S. storms since 1900

<http://www.nhc.noaa.gov/HAW2/english/history.shtml>

Storm tracking and information

<http://www.nhc.noaa.gov/>

<http://weather.weatherbug.com/hurricanes/hurricane.html>

<http://fema.gov>

<http://www.ready.gov/hurricanes>

<https://www.disasterassistance.gov/>

Helpful Websites:

<https://www.bcsos.net/emergency-management-division>

www.hiltonheadislandsc.gov/publicsafety/hurricane

www.nhc.noaa.gov (Nat'l. Hurricane Ctr.)

www.wtoc.com

www.wsav.com

www.wjcl.com

www.scdhec.gov

<https://www.ready.gov/>

1. GENERAL GUIDELINES FOR SAFETY AND CLEAN UP FOLLOWING RETURN TO YOUR HOME

a. DISASTER AFTERMATH

Returning home can be both physically and mentally challenging. Disasters can be dangerous even after they are over. Take the time to be cautious with food, sanitation, and especially electricity. Use a battery-powered flashlight to inspect a damaged home. (The flashlight should be turned on outside before entering—the battery may produce a spark that could ignite leaking gas, if present.)

CLEAN UP

- Begin clean-up of your property as soon as possible.
- Contact your insurance companies.
- If you must throw away valuables, take photographs of them for insurance purposes.
- Take pictures of exterior damage to structure and trees.
- If air conditioning is not available, open all doors and windows in the house to dry and ventilate.
- Avoid opening the refrigerator door unnecessarily.
- DON'T drink untreated water from taps until officials give the all clear.
- DON'T eat fresh food or use spices or utensils that have been contaminated by floodwaters eat the food most likely to spoil in your refrigerator first.
- If you suspect that food has spoiled, do not eat it.
- Conserve water for cooking and washing utensils. In a large cook pot, cook canned goods in their cans by opening them, removing the label, and placing them in 2 inches of gently boiling water. Use oven mitts to avoid burning hands when lifting cans from water. Reuse that water for another meal, but don't drink it.
- Disinfect water if that is the only source of drinking water available. Boil for 5 minutes. Add 16 drops (1/4 teaspoon) of liquid chlorine bleach to a gallon, providing that the bleach contains hypochlorite as its only ingredient. Let the water stand, unopened, for one hour before drinking. Boil water from toilet (tank only) or bath for 5 minutes before using.
- If flooding has occurred on the island wildlife will be displaced. You may find snakes, alligators and other creatures in areas they would not normally be. Be aware of your surroundings at all times.

b. GENERAL SAFETY

- After floodwaters, wear rubber gloves when cleaning to avoid infection from sewage and other contaminants.
- Wear thick-soled shoes or sneakers at all times to avoid injury or possible infections from floodwaters.
- Be careful when walking around outdoors, and watch out for downed power lines, debris, animals, snakes, and insects. Check any structure before entering. If you are not sure that it's safe, DON'T go in.
- Do not smoke or light matches outdoors until you determine that there are no gas leaks in the area. If you smell gas:
 - 1) Immediately open windows and doors
 - 2) Turn off the main gas valve
 - 3) Leave the house
 - 4) Report the leak to Gas Company
 - 5) Don't start your car

c. ELECTRICITY

If you arrive home and the power is off:

- **DON'T** turn on or touch electrical outlets or panel boxes if you are standing in water or if you are wet.
- If not already OFF, flip the main circuit breaker to the OFF position, and do the same with all other breakers in the box.
- Be sure that the main electrical connection to your house is not damaged. (This connection is located near the meter). If it is pulled away or damaged, an electrical repairman will have to fix it before the power company will reconnect.
- If you have not already done so, unplug any appliances that use motors, such as computers, TVs, refrigerators, DVR's, washers, dryers, hair dryers, etc. If there is something wrong with the power supply, they could be seriously damaged when power returns.
- Do not connect portable generators directly into the panel box — use extension cords plugged into the generator.

d. WHEN YOU KNOW THE POWER HAS BEEN RESTORED:

- Flip the main breaker to the ON position.
- Then start flipping other circuits ON, one at a time. Start with the single breakers, which carry a lighter load. If the breaker stays in the ON position, it should be OK. (If it flips back to OFF, leave it there, because you'll need an electrician to fix it.)
- Next, turn on the breakers that are hooked together, which supply power to large appliances, such as heating, air conditioning, refrigeration, etc. Don't plug in any appliance yet. Go ahead and turn on the lights.

- Once the lights are on, try to determine if they are as bright as they used to be. If they seem dimmer, there could be a faulty connection in the negative (or ground) wiring in the house. This reduced power is what could destroy machines with motors. If the lights seem too dim, **IMMEDIATELY FLIP THE MAIN CIRCUIT TO OFF.**
- If your lights seem as bright as usual, turn OFF the circuits for the large appliances, plug them in, and then flip the switch ON again. If the breakers stay in the ON position, your electricity is probably okay.
- Report all loose wires or exposed wires to Dominion Energy **1-888-333-4465**.

e. **SANITATION**

- Fripp Island is serviced by FIPSD, which uses electricity to power lift pumps to move sewage. If electricity has not been restored, utilize the available porta-potties. No electricity means NO sewer service. **Pay close attention to the notices provided by the FIPSD and the FIPOA regarding water and sewage availability in your area.**
- Dispose of all spoiled food in a sanitary manner.
- Check to see if sewage lines are broken before using your toilet. If they are, do not flush your toilet. To test for damaged lines, run clear water at each fixture for 5 minutes to assure adequate drainage.
- FIPSD Phone Number **843-838-2400**

φ. **OTHER**

- γ. Take a break from the clean up now and then, and try to conserve your energy.
- η. On your return to the Island, consider stopping and purchasing items you may find in short supply when you get here. For example, cleaning supplies, box fans, dehumidifiers, water, and food.
- ι. Once you have returned to the island, if you would like to share pictures of your neighbor's homes, or the island, please send them to communications@frippislandliving.com The FIPOA will make them available to the community.

V. **KNOW THE DIFFERENCE**

1. **HURRICANE WATCH:**

- Hurricane is possible within 36 hours. (Hurricane shutters may be installed.)

2. **HURRICNE WARNING:**

- Hurricane is expected within 24 hours.

3. EVACUATION:

- Ordered by the Governor.

Until the Governor rescinds Evacuation, BCEM warns:

Reentry into Fripp Island is prohibited. Reentry onto the Island is prohibited. All emergency services (ambulance and fire) will cease. 911 will not be answered.

Saffir-Simpson Hurricane Scale		
Category	Wind Speed	
	mph	knots
5	≥156	≥135
4	131-155	114-134
3	111-130	96-113
2	96-110	84-95
1	74-95	65-83
Non-Hurricane Classifications		
Tropical Storm	39-73	34-64
Tropical Depression	0-38	0-33

VI. PLANS FOR ARCHITECTURAL REVIEW BOARD GUIDELINES

In case of a major disaster, the Architectural Review Board has adopted procedures to expedite project review and approval, thus facilitating tree removals, repairs, and rebuilding while maintaining our general standards and guidelines. As always, the ARB and Staff intend to work closely and cooperatively with each landowner to restore our safe and secure living environment.

1. RECOVERY PLAN

- No approval is required to remove trees that are uprooted, trees that have fallen across structures, or trees that have fallen on the ground.
- Upon receipt of a written application stating —No Changes, Staff will issue a permit to repair damage to a structure that restores it to the previously existing condition. Please complete the ARB Application for Exterior Alteration/ Improvement Form, which is available on our Website www.frippislandliving.com or come to the Administrative Office for forms and instructions. No fee is required.
- ARB approval is required for minor changes or modifications from previously existing conditions (such as window/door changes). Submit plans to the Administrative Office.
- Staff approval is required for repainting or reroofing your house with the same color (if acceptable). Submit the ARB Application for Exterior Alteration/ Improvement Form (available in the Administrative Office or on our Website www.frippislandliving.com).
- ARB approval is required for rebuilding with proposed exterior changes and/or additions or changes required by current applicable building codes, ordinances, rules, regulations, or guidelines. All applicable ARB review procedures apply. The permit fee for storm related applications will be waived for up to six months.
- ARB meetings schedule: Depending on damages sustained, the Board may increase the normal meeting schedule for a period of time to be specified on the POA's Website www.frippislandliving.com. No applications for new construction will be reviewed until applications for damaged homes have been processed.
- FIPOA has copies of many FIPOA house plans stored electronically. If you have house plans, it is recommended that you bring a hard copy of the plans with you during an evacuation or render the plans to an electronic storage device so they can be easily transported and protected from the weather.
- All rebuilding approvals will be subject to the Beaufort County's permitting process. Beaufort County will inspect all severely damaged properties and issue a status card depending on their damage assessment. Structures damaged in excess of 50% will have to rebuild to the current County Building Codes, including flood elevation and structural reinforcements.
- When "Design Reviews" are required, the ARB quorum may be reduced from four (4) to two (2) voting members.

VII. DEBRIS REMOVAL GUIDELINES

Following a major storm, a significant amount of landscape debris may be strewn about our properties. It is the responsibility of each Property Owner to clear his/her property and bring the debris to a designated FIPOA or County disposal site. FIPOA and/or the Beaufort County, or its designated contractor, will remove only landscape debris from road right-of-way for disposal.

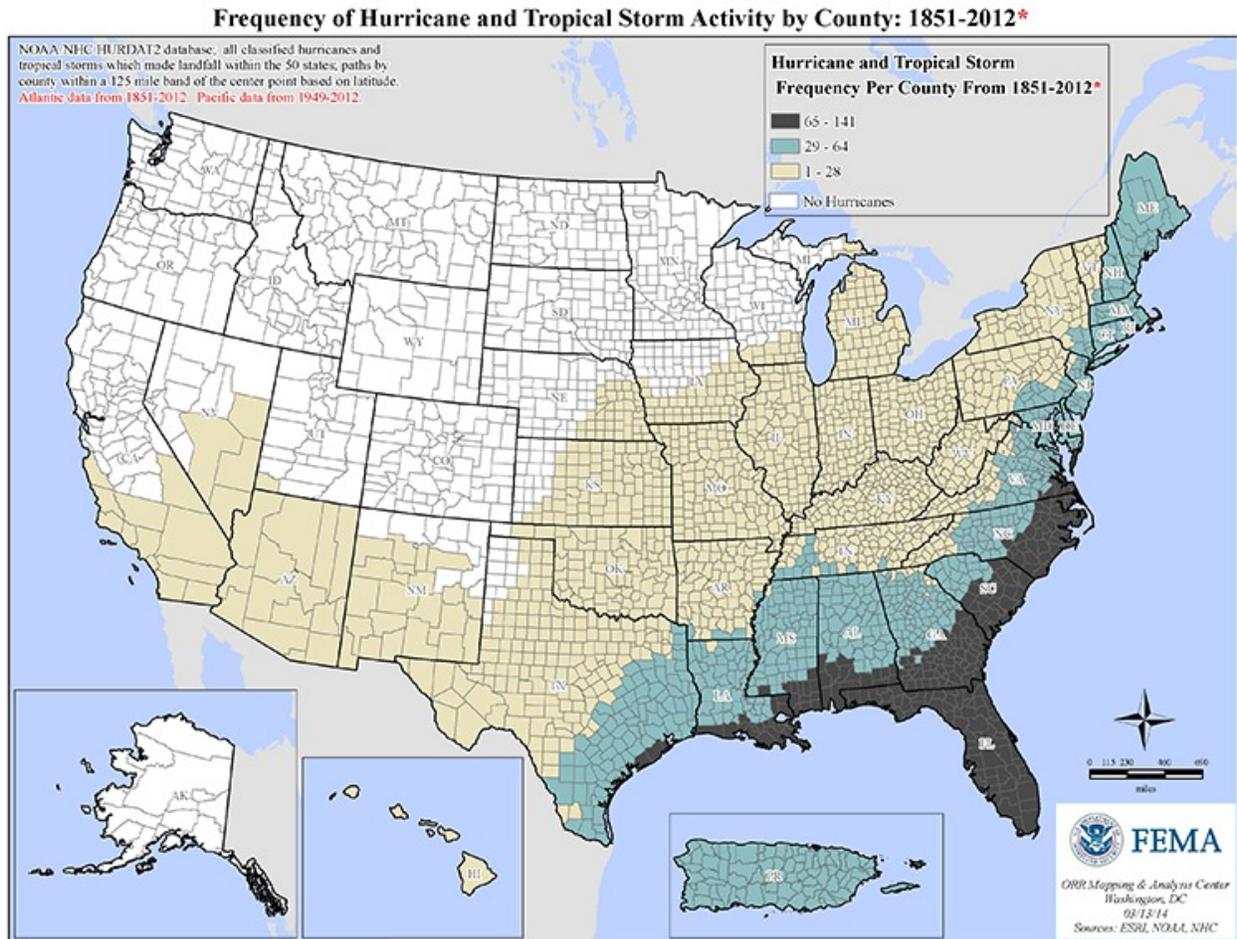
Structural and other debris removal must be contracted on an individual basis by each Property Owner.

The following guidelines apply for debris removal:

- Place landscape debris that has fallen onto the road right-of-way in piles along the roadside. Keep it off the paved surface.
- Individual homeowners are responsible for moving all other debris and segregating it as follows:
 - a) Raw garbage (Do NOT mix household garbage with other disaster debris.)
 - b) Yard waste from your private property (i.e., vegetative debris such as limbs, leaves, brush, tree trunks, etc.)
 - c) Construction/building debris (i.e., shingles, boards, PVC pipe, siding, metal, carpeting, non-wood building material, treated lumber, etc.)
 - d) White goods (i.e., appliances, air conditioners, ice makers, etc.)
 - e) Household hazardous waste (i.e., bleach, gasoline, pool chemicals, cleaning supplies, motor oil, paint, etc.) Direct all questions regarding hazardous waste to the Beaufort County Emergency Management.
 - f) Do not pile debris over water meters or fire hydrants

NOTE: As soon as available, the location of debris removal drop off stations and an anticipated timeline for roadway clearing may be obtained at the Fripp Island Property Owners Association and will be posted on the FIPOA Website at: www.frippislandliving.com.

VIII. FEMA- Map of Frequency of Hurricane and Tropical Storm Activity



Frequency map of Hurricane and Tropical Storm Activity by County: 1851-2012 Courtesy of FEMA.