

Town of Hilton Head Island

2025 Beach Renourishment Project

*Town Council Workshop
October 30, 2024*

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Town of Hilton Head Island

2025 BEACH RENOURISHMENT – PRESENTATION OVERVIEW

Presentation Overview

- Project Overview
- Program Background
- Project Status and Schedule
- 2025 Project Description
 - South Beach
 - Central Island
 - The Heel / Port Royal
 - Fish Haul Creek
 - Pine Island
- Project Funding
- Communication Plan



Town of Hilton Head Island

2025 BEACH RENOURISHMENT – PROJECT OVERVIEW

Project Overview

- Hilton Head Island's Beach has been renourished several times, beginning in the 1990's. Major renourishment projects were completed in 1990, 1997, 2006, and 2016
- The proposed project will include:
 - Placement of approximately 2.2 million cubic yards of sand, and
 - Installation of six rip-rap breakwaters on the Port Royal Sound shoreline at Pine Island
- The sand will be sourced from up to four offshore borrow areas located roughly 8 miles offshore
- The project is being implemented per the Town's Beach Management Plan with scheduled renourishment every 8 to 10 years
- The estimated project cost is \$42 million
- Disruptions at individual properties generally last one week or less as the moving operation progresses
- Once the operation is up and running, the project will advance along the beach at a rate of 200 to 300 feet/day
- The project schedule was developed to avoid significant impacts to nesting turtles and migratory shore birds, including piping plovers and red knots
- Construction windows are set by US Fish and Wildlife Service

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2025 BEACH RENOURISHMENT – PROGRAM BACKGROUND

Project / Activity History

- 1990:** Initial Restoration of Atlantic Shorefront
- 1997:** First Renourishment of Atlantic Shorefront
- Channel Relocation (Port Royal Plantation)
 - Restoration of Port Royal Shoreline (south of Fish Haul Creek)
 - Terminal Groin at The Folly
- 1999:** South Beach Emergency Beach Fill Project
- 2006/07:** Second Renourishment of Atlantic Shorefront
- Renourishment of Port Royal Plantation
 - Renourishment of South Beach
 - Restoration of Fish Haul/Spa
 - Six Detached Breakwaters at the Folly
- 2008:** Lands End Groin Rehabilitation
- 2012:** “The Heel” Restoration and Terminal Groin
- 2014:** Ocean Point Interim Truck Haul Beach Fill
- 2016:** Third Renourishment of Atlantic Shorefront and Other Restored Areas (Central Island Post-Matthew)
- 2017:** South Island Post-Matthew / Post-Irma



Town of Hilton Head Island

2025 BEACH RENOURISHMENT – PROGRAM BACKGROUND



North Forest Beach (1990) Prior to First Renourishment

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2025 BEACH RENOURISHMENT – PROGRAM BACKGROUND



The Folly/Singleton Beach (1990) Prior to First Renourishment

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2025 BEACH RENOURISHMENT – PROGRAM BACKGROUND



Port Royal (1990) Prior to First Renourishment

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2025 BEACH RENOURISHMENT – PROJECT STATUS

Project Status & Schedule

- US Fish & Wildlife Service (USFWS) Biological Opinion (BO)
 - Issued on August 8, 2024
 - Included in State Permit Terms and Conditions
- Permit is currently being reviewed by the State and USACE
- Project Schedule
 - Preconstruction
 - Anticipated permit issue date: Dec 31, 2024
 - Bid Phase: Jan – Mar 2025
 - Contract Awards: April 1, 2025
 - Construction (3 Phases)
 - Phase 1 (Renourishment): June 2025 to Oct 2025
 - Sand placement on the Island's north end
 - Phase 2 (Renourishment): Sept 2025 to May 2026
 - Sand placement on south beach and central island
 - Phase 3 (Breakwater Structures): To Be Determined
 - Rock breakwater structures at Pine Island



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2025 BEACH RENOURISHMENT – PROJECT DESCRIPTION

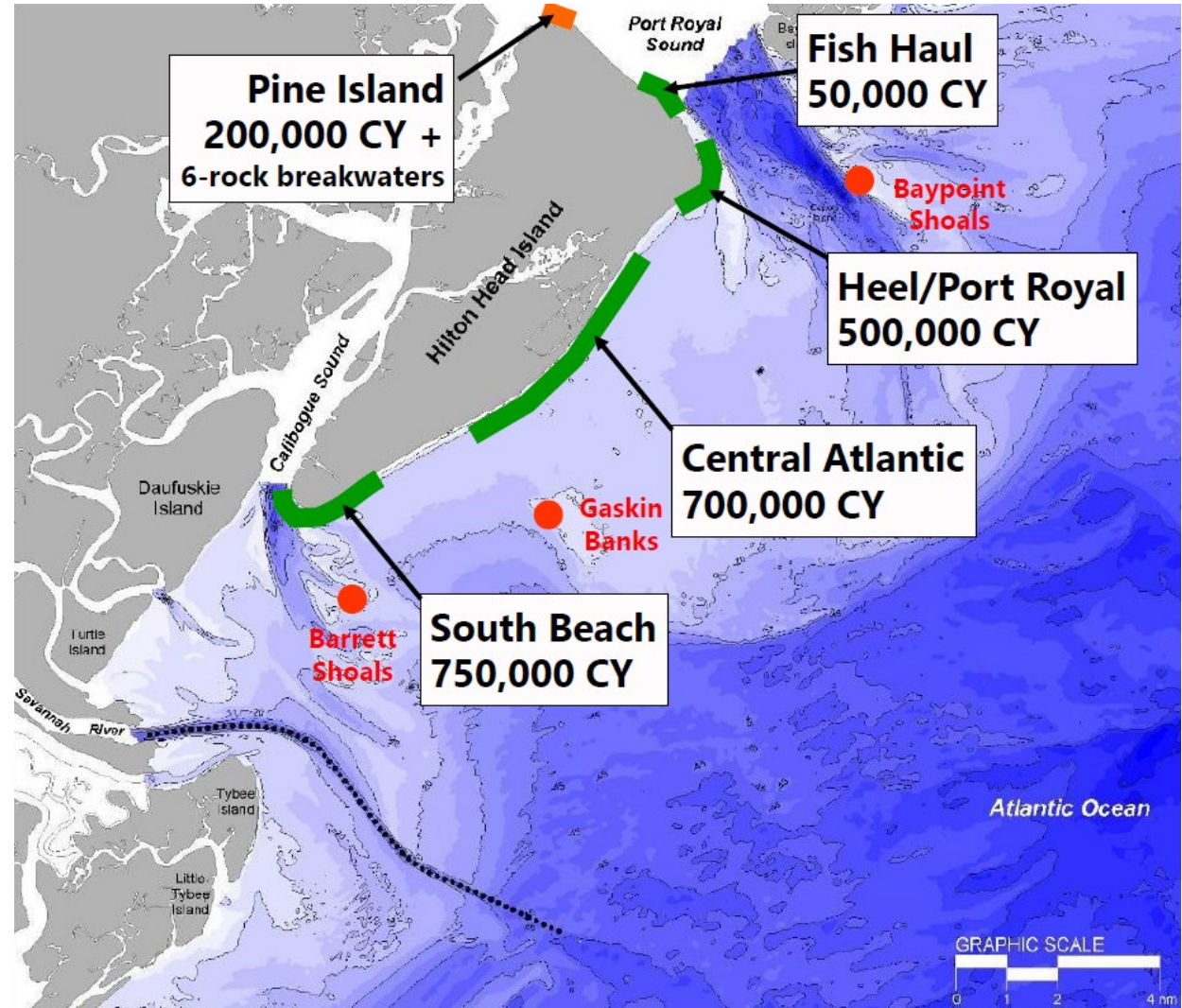
Project Scope

Permit 1

- South Beach: place 750,000 cubic yards of sand
- Central Atlantic: place 700,000 cubic yards of sand
- The Heel/Port Royal: place 500,000 cubic yards of sand
- Fish Haul: place 50,000 cubic yards of sand

Permit 2

- Pine Island: place 200,000 cubic yards of sand and install six rock breakwaters to mitigate against sand accretion



2025 Project Scope

Town of Hilton Head Island

2025 BEACH RENOURISHMENT - PROJECT DESCRIPTION

South Beach

- Beach Restoration

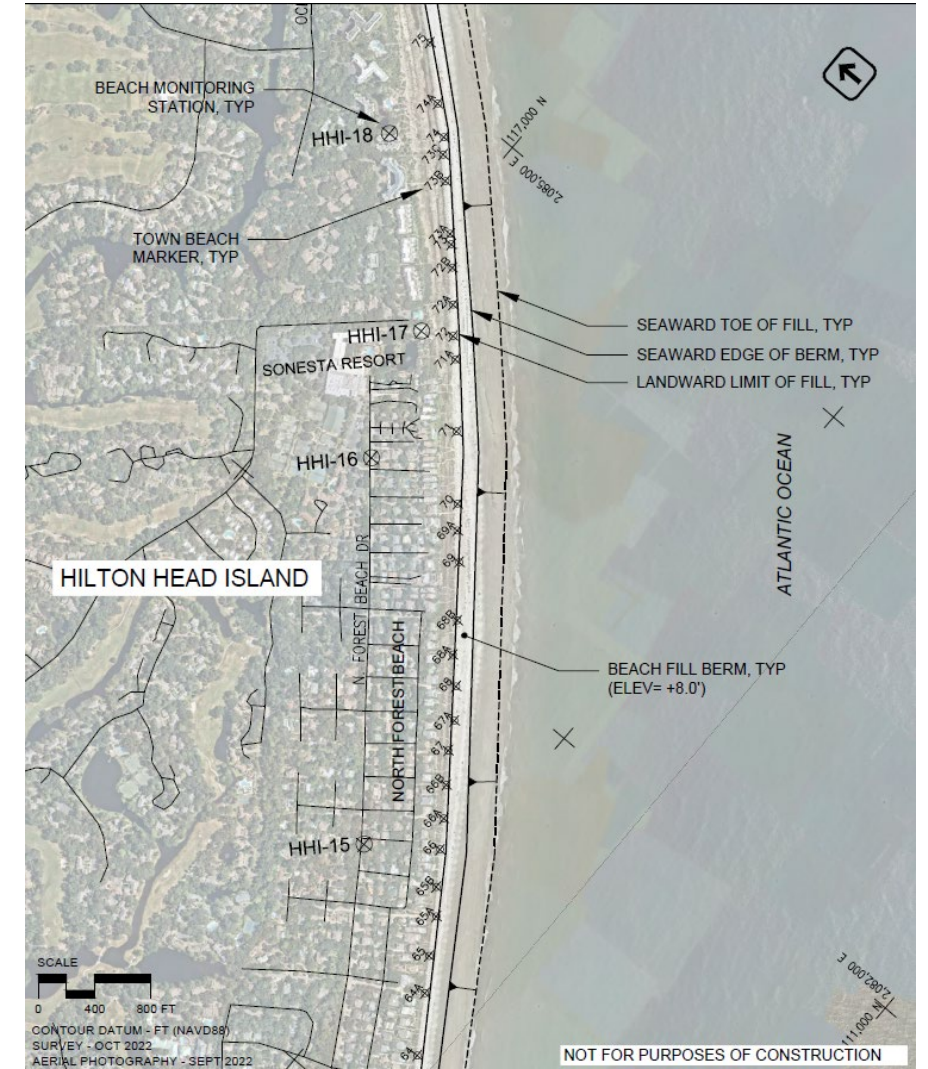


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2025 BEACH RENOURISHMENT - PROJECT DESCRIPTION

Central Island

- Beach Restoration

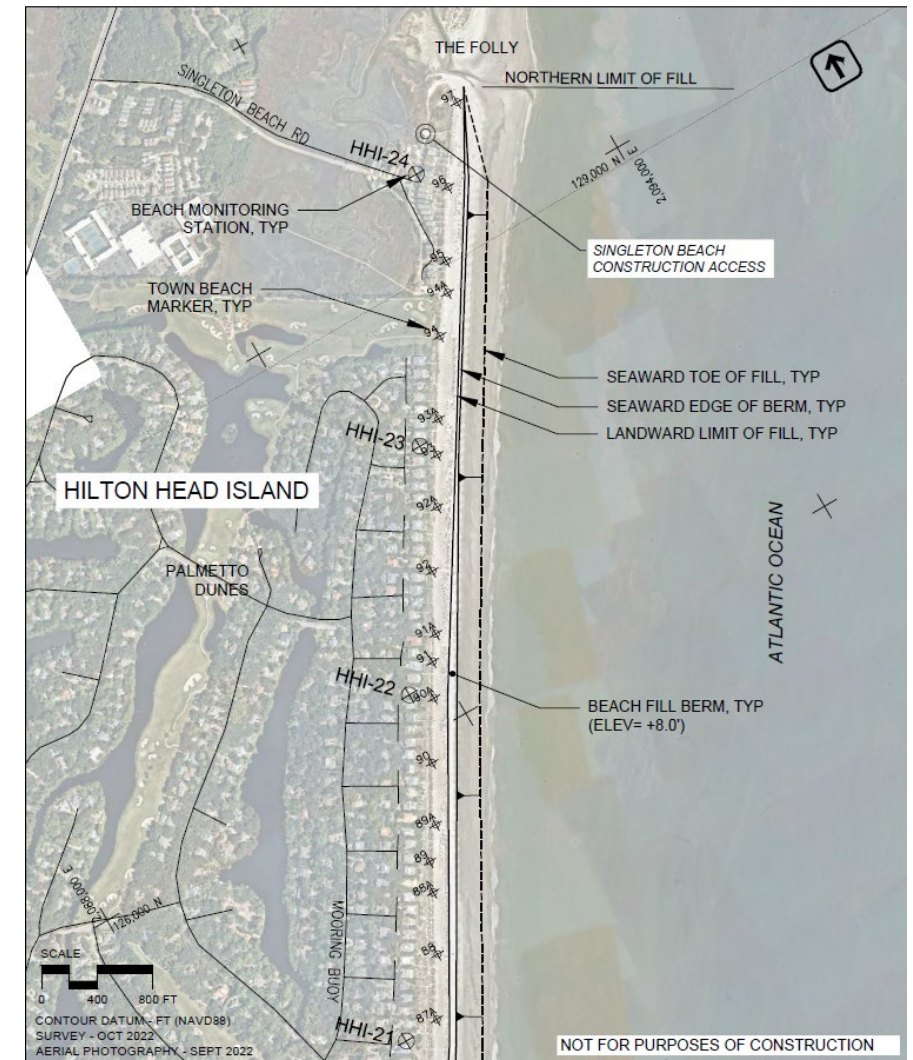
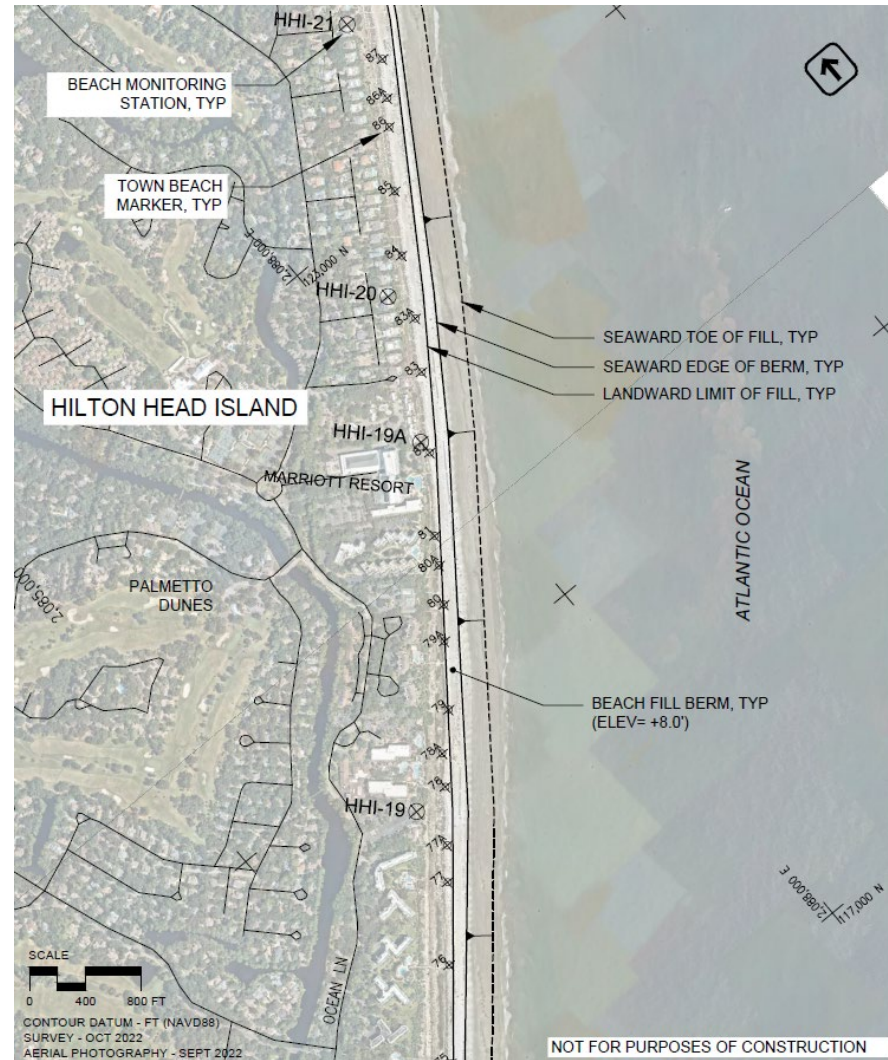


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2025 BEACH RENOURISHMENT - PROJECT DESCRIPTION

Central Island

- Beach Restoration



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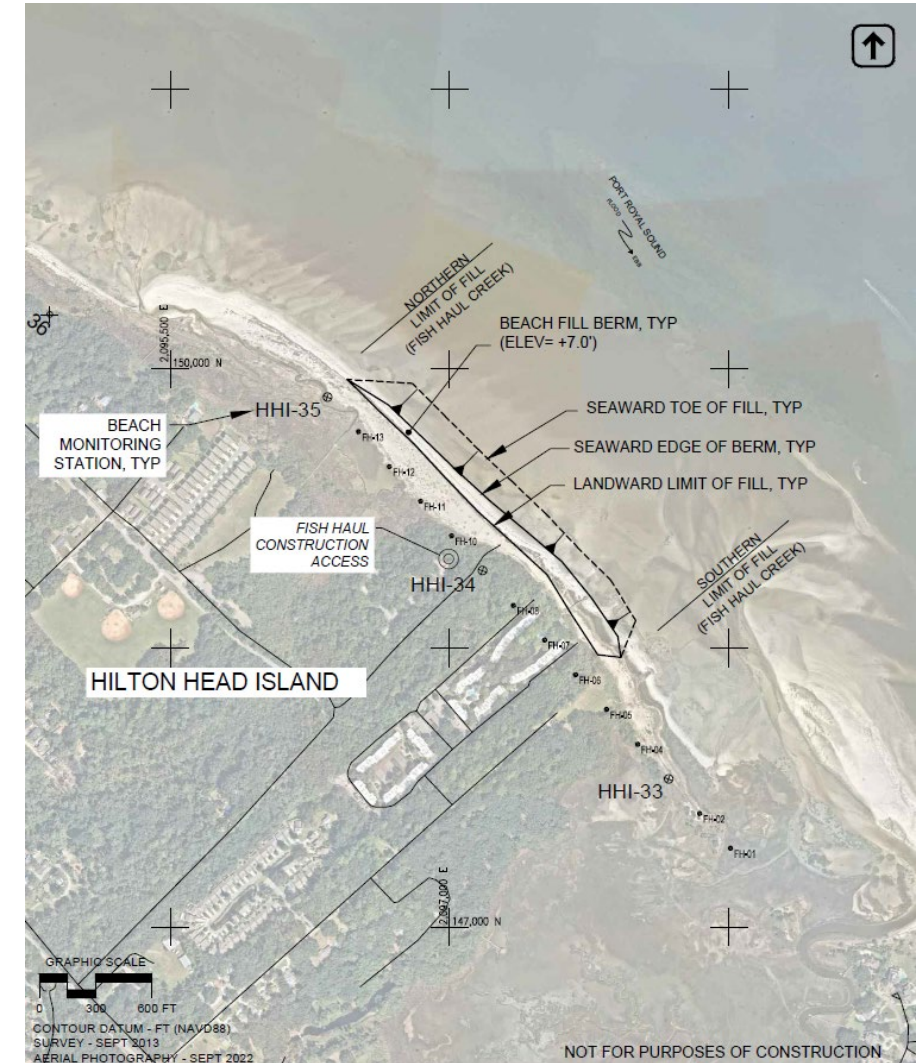
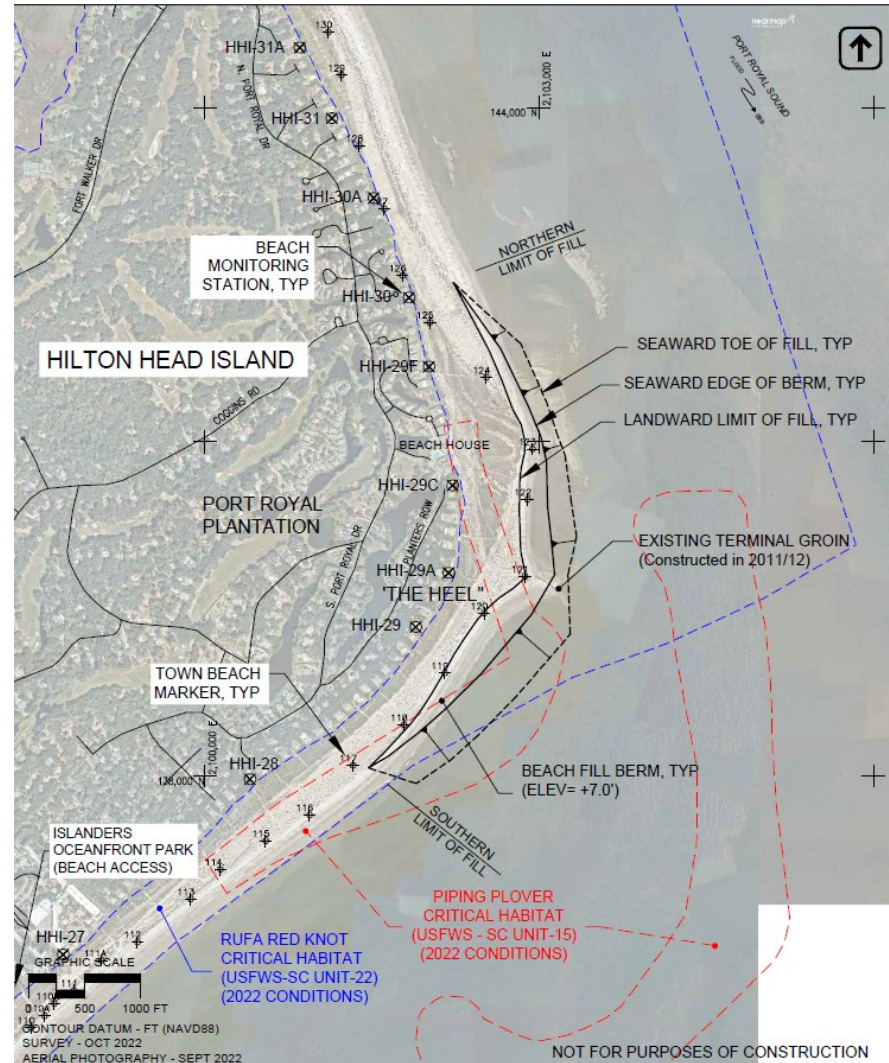
2025 BEACH RENOURISHMENT - PROJECT DESCRIPTION

"The Heel"

- Beach Restoration

Fish Haul

- Beach Restoration

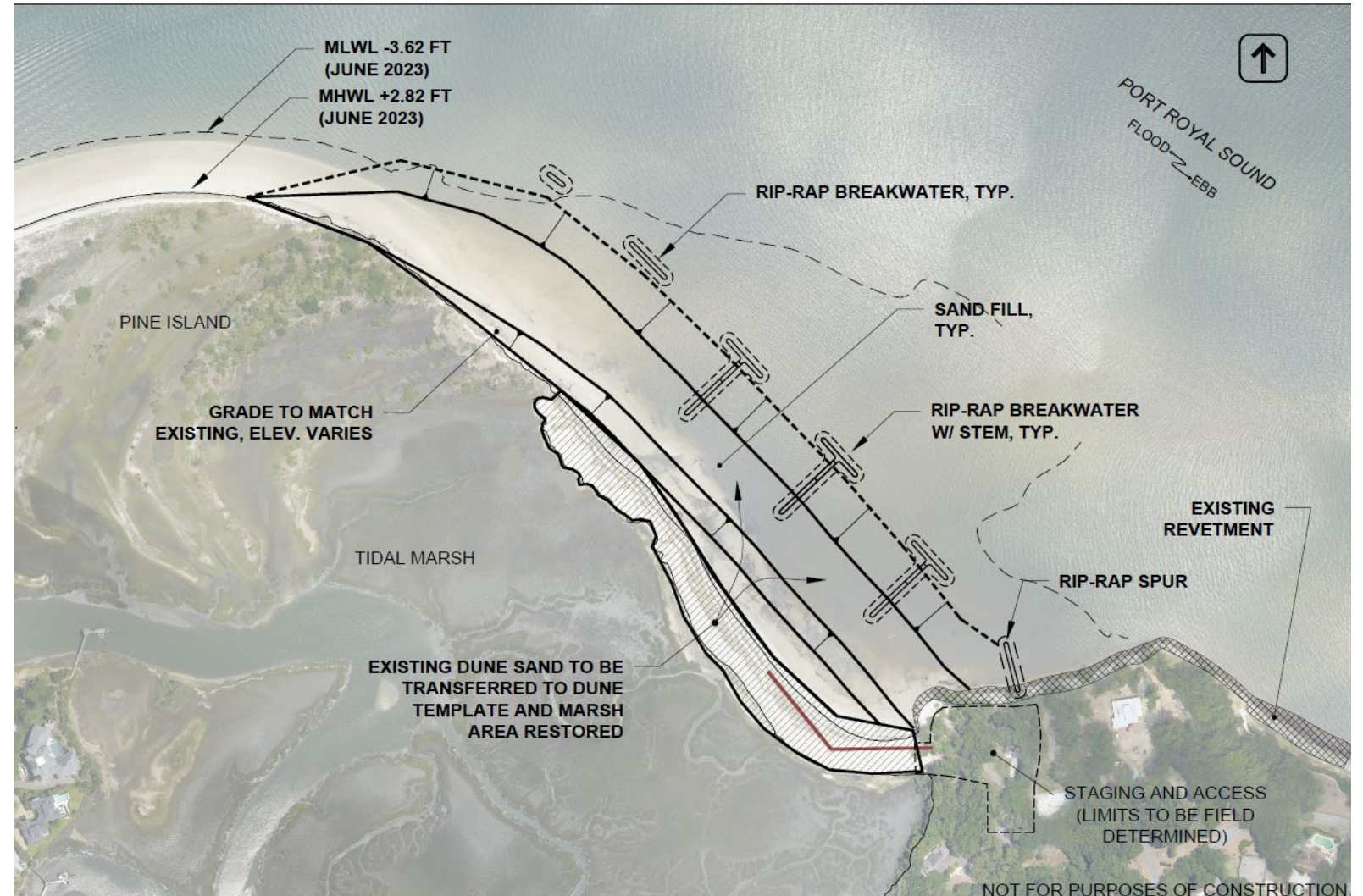


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2025 BEACH RENOURISHMENT - PROJECT DESCRIPTION

Pine Island

- Beach Restoration
- Rip-rap Breakwater Installation (6 structures)



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2025 BEACH RENOURISHMENT – PROJECT FUNDING

Project Funding

- Estimated Project Cost \$42.0 million
- FY 2025 (CIP) Budget \$16.5 million (Source of Funding: Beach Preservation Fee)
- FY 2026 Funding \$25.5 million (Source of Funding: To Be Determined)

FUNDING OPTIONS

- Beach Preservation Fund Balance, reducing fund balance to \$13 million +/-
- Issue Debt for ± \$42.5 million; paid for with future Beach Preservation Fees
- Beach Preservation Fund Balance + Debt Issuance.

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2025 BEACH RENOURISHMENT – PREVIOUS PROJECT FUNDING

Remaining 2017 Beach Preservation Fee Bonds – Original \$30.1 Million

Fiscal Year	Payment Date	Principal		Interest		Total	Call Status	
2025	02/01/2025		\$	274,375	\$	274,375		
2026	08/01/2025	\$	3,480,000	\$	274,375	\$	3,754,375	Non-Callable
2026	02/01/2026		\$	187,375	\$	187,375		
2027	08/01/2026	\$	3,655,000	\$	187,375	\$	3,842,375	Callable on 08/01/2025
2027	02/01/2027		\$	96,000	\$	96,000		
2028	08/01/2027	\$	3,840,000	\$	96,000	\$	3,936,000	Callable on 08/01/2025
		\$	10,975,000	\$	1,115,500	\$	12,090,500	

Pays 2017 Bond Issue in Full, with Zero Balance

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2025 BEACH RENOURISHMENT – PROJECT FUNDING

Projected FY2025 & FY2026 Cash Flows

	Scenario 1		Scenario 2		Scenario 3	
	All Cash		Cash/Debt Mix		All Debt	
FY2025						
Approximate Cash Balance as of June 30, 2024	\$	39,000,000	\$	39,000,000	\$	39,000,000
Expected Revenues FY25	\$	13,800,000	\$	13,800,000	\$	13,800,000
Budgeted Non-Beach Renourishment CIP & Operating Expense FY25	\$	(6,483,000)	\$	(6,483,000)	\$	(6,483,000)
Budgeted Beach Renourishment CIP FY25	\$	(16,500,000)	\$	(16,500,000)	\$	(16,500,000)
Remaining FY25 Series 2017 Debt Service Payment (Interest only, payable 2/1/25)	\$	(274,375)	\$	(274,375)	\$	(274,375)
Proceeds from potential August, 2025 Bond Issue to pay for Capital Projects*	\$	-	\$	26,000,000	\$	42,500,000
Projected Balance as of June 30, 2025	\$	29,542,625	\$	55,542,625	\$	72,042,625
FY2026						
Expected Revenues FY26	\$	13,800,000	\$	13,800,000	\$	13,800,000
FEMA Anticipated Past Storms Reimbursements (80% of Expected)	\$	7,000,000	\$	7,000,000	\$	7,000,000
Budgeted Non-Beach Renourishment CIP & Operating Expense FY26	\$	(6,483,000)	\$	(6,483,000)	\$	(6,483,000)
Remaining FY26 Series 2017 Debt Service Payments (payable 8/1/25 & 2/1/26)	\$	(3,941,750)	\$	(3,941,750)	\$	(3,941,750)
Budgeted Beach Renourishment CIP FY26	\$	(26,000,000)	\$	(26,000,000)	\$	(26,000,000)
Projected Balance as of June 30, 2026	\$	13,917,875	\$	39,917,875	\$	56,417,875

*New Bond Debt Service Payments begin approximately Aug, 2026 (FY 2027). Scenario 2: \$3,900,000; Scenario 3: \$5,800,000.

Town of Hilton Head Island

2025 BEACH RENOURISHMENT – PROJECT STATUS

Communications Plan

- Plan Goals
 - Create widespread awareness and engagement related to the project
 - Share timely information about the projects prior to and throughout each phase
- Target audiences include
 - Island residents and visitors
 - The Chamber of Commerce and business owners
 - HOAs and property management firms
 - Partner groups (Shore Beach Services, Island Rec, and others)
 - School Groups
 - Environmental Groups
 - Media
- Outreach will be managed by the Communications Team
 - Social Media, Web postings, News releases
 - Interactive, real-time mapping during implementation



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Questions?

