



MEMORANDUM

TO: BOARD OF ALDERMEN
FROM: MIMI GAITHER, TOWN MANAGER
SUBJECT: ADMINISTRATION REPORT
DATE: 1.30.25

- Town Hall closed 1.1.25
- Packet preparation and review CMR references 1.6.25
- BOA Meeting 1.7.25
- Price Landing updates with McGill 1.8.25
- Grant forms for SCIF grants on Riverfront and Price Landing 1.9.25
- Sent CMR info to TH Committee 1.10.25
- Met with Dan and Michael Norton w/ McGill re Cinderella request for extension 1.16.25
- Received bids for Town Engineering Svcs 1.16.25
- TH Closed 1.20.25
- Workshop delay due to snow and closed for snow 1.22 and 1.23
- BOA Workshop 1.28.25 – Pay Study
- Employee Luncheon and Retirement for Chuck Denely 1.30.25
- Meet with HR re implement Pay study data 1.31.25
- Review preliminary results for feasibility audit 1.31.25

Project Update – Riverwalk

SeaDog contract in place and contractor working on permit with BC Building Inspection. Work to start Feb 1, 2025.

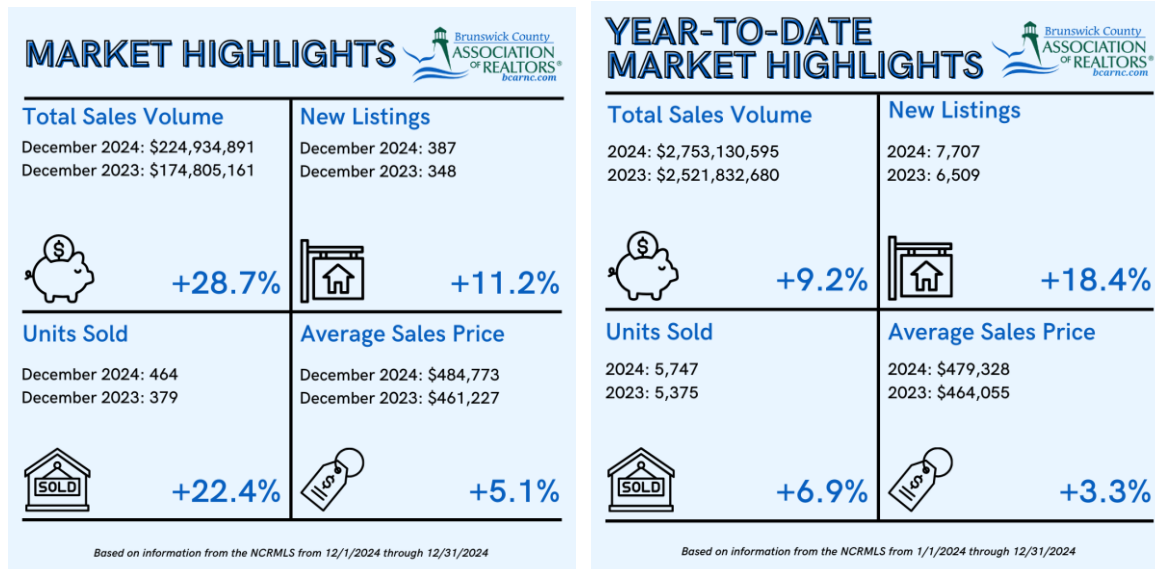
Project Update – Price Landing

Contractor has remobilized and another site meeting was held with Dan, McGill and new site supervisor. McGill relayed BOA’s willingness to work with Cinderella and an extension but want to see significant work before any extension are given. Update will be given at the BOA meeting

New Town Facility

Since USDA has required the feasibility audit, the committee thought it best to hold off on recommendations on Construction Manager. After consulting with Creech, they have agreed that this is best approach. They are going to have their estimator give an updated cost breakdown which would have been done in the near term anyway. Isaac is working on the numbers for Price & Thompson.

FYI – 2024 Summary from Brunswick Co Association of Realtors – www.bcarnc.com



December’s Information

December Stats

New listings were up 11.2% in December, from 348 to 387, and the number of units sold increased 22.4%, from 379 to 464. Average sales prices increased 5.1% from \$461,227 to \$484,773 and median sales prices increased 4.8%, from \$352,900 to \$370,000. Total sales volume increased 28.7%, from \$174,805,161 to \$224,934,891. Homes spent an average of 3-4 months on the market in December.

There were 28 sales of \$1 million or more in December, with the highest at \$3.9 million in Southport. While luxury homes typically take longer than the average days on market to sell, these 28 luxury homes spent an average of 48 days on the market.

Brunswick County

New Listings

- December 2024: 387
- December 2023: 348
- Increase/Decrease: +11.2%

Units Sold

- December 2024: 464
- December 2023: 379
- Increase/Decrease: +22.4%

Average Sales Price

- December 2024: \$484,773
- December 2023: \$461,227
- Increase/Decrease: +5.1%

Median Sales Price

- December 2024: \$370,000
- December 2023: \$352,900
- Increase/Decrease: +4.8%

Total Sales Volume

- December 2024: \$224,934,891
- December 2023: \$174,805,161
- Increase/Decrease: +28.7%