



County Council Meeting Beaufort County, SC

Hilton Head Library, 11 Beach City Road, Hilton Head, SC 29926

Monday, January 27, 2025

6:00 PM

AGENDA

COUNCIL MEMBERS:

ALICE HOWARD, CHAIRMAN
DAVID P. BARTHOLOMEW
LOGAN CUNNINGHAM
YORK GLOVER
LAWRENCE McELYNN
THOMAS REITZ

ANNA TABERNIK, VICE CHAIR
PAULA BROWN
GERALD DAWSON
MARK LAWSON
JOE PASSIMENT

1. CALL TO ORDER: Alice Howard, Chair
2. PLEDGE OF ALLEGIANCE AND INVOCATION: Council Member Mark Lawson
3. STATEMENT OF COMPLIANCE WITH FOIA: Alice Howard, Chair
4. APPROVAL OF AGENDA
5. APPROVAL OF MINUTES
6. ADMINISTRATOR'S REPORT: Michael Moore, Administrator
7. **PUBLIC COMMENT PERIOD – 30 MINUTES TOTAL**
8. LIAISON AND COMMITTEE REPORTS:
 - Community Services Committee
 - Natural Resources Committee
 - Finance, Administration, and Economic Development Committee
 - Public Facilities Committee
9. APPROVAL OF CONSENT AGENDA (*Time Sensitive Items coming forward from the Public Facilities Committee*)
10. **ORDINANCES FOR THIRD READING:**
 - a. **2025/02** AN ORDINANCE AMENDING THE COMMUNITY DEVELOPMENT CODE (CDC): SECTION A.6.40 (PERMITTED ACTIVITIES) TO ALLOW LODGING: SHORT-TERM HOUSING RENTAL (STHR) IN DALE COMMUNITY PRESERVATION DISTRICT (DCP) AND SECTION A.7.40 (PERMITTED ACTIVITIES) TO ALLOW LODGING: SHORT-TERM HOUSING RENTAL (STHR) IN DALE MIXED USE DISTRICT (DMU) *Item The item was approved without objection at the Community Services and Land Use Committee Meeting on November 12, 2024. (Recusal: Councilman Dawson)*

Vote at the First Reading on December 9, 2024 - 10:0:1 (Recusal: Councilman Dawson)
Vote at Public Hearing and Second Reading on January 13, 2024 - 9:0:1 (Recusal: Councilman Dawson)

- b. **2025/03** AN ORDINANCE AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE ANY AND ALL NECESSARY DOCUMENTS FOR THE ACCEPTANCE OF RIGHT-OF-WAY OR TEMPORARY CONSTRUCTION EASEMENTS ON REAL PROPERTY ASSOCIATED WITH THE STUART POINT ROAD SIDEWALK PROJECT

Vote at First Reading on December 9, 2024 - 11:0

Vote at Public Hearing and Second Reading on January 13, 2025 - 10:0

- c. **2025/04** AN ORDINANCE AUTHORIZING THE COUNTY ADMINISTRATOR TO ENTER INTO A LEASE AGREEMENT WITH *MITCHELVILLE PRESERVATION PROJECT, INC.* FOR SUITE 134 AND SUITE 142 OF THE COUNTY-OWNED OFFICE BUILDING LOCATED AT 539 WILLIAM HILTON PARKWAY ON HILTON HEAD ISLAND

Vote at First Reading on December 9, 2024 - 11:0

Vote at Public Hearing and Second Reading January 13, 2025 - 10:0

11. ORDINANCES FOR SECOND READING:

- a. **2025/06** AN ORDINANCE PLACING LAND PURCHASED BY PROJECT MICRO INTO AN EXISTING MULTI-COUNTY INDUSTRIAL PARK

Vote at First Reading on January 13, 2025 - 10:0

(Public Hearing at Third Reading on February 10th to comply 15 day requirement)

- b. **2025/07** AN ORDINANCE FOR BEAUFORT COUNTY TO ENTER INTO A SPECIAL SOURCE REVENUE CREDIT AGREEMENT WITH PROJECT MICRO

Vote at First Reading on January 13, 2025 - 10:0

(Public Hearing at Third Reading on February 10th to comply 15 day requirement)

12. ORDINANCES FOR FIRST READING:

- a. **2025/08** AN ORDINANCE AMENDING ORDINANCE 2024/36, CONVEYING PROPERTY TO BEAUFORT MEMORIAL HOSPITAL FOR THE DEVELOPMENT OF AFFORDABLE HOUSING AND MEDICAL OFFICES IN BLUFFTON, SC. LOCATED AT 333 & 335 BUCKWALTER PARKWAY

- b. **2025/09** AN ORDINANCE AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE NECESSARY DOCUMENTS AND PROVIDE FUNDING FOR THE DEVELOPMENT RIGHTS PURCHASE OF REAL PROPERTY IDENTIFIED AS TAX MAP SERIAL NUMBER R300 028 000 128B 000, 128C, 128D AND ALSO KNOWN AS SEASIDE ROAD PDR

- c. **2025/10** AN ORDINANCE AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE NECESSARY DOCUMENTS AND PROVIDE FUNDING FOR THE FEE SIMPLE PURCHASE OF REAL PROPERTY IDENTIFIED AS TAX MAP SERIAL NUMBER R600-029-000-0054-0000 AND ALSO KNOWN AS DAVIS ROAD FEE

13. RESOLUTIONS:

- a. **2025/01** A RESOLUTION AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE DOCUMENTS NECESSARY AND TO PROVIDE FUNDS TO THE TOWN OF HILTON HEAD ISLAND FOR THEIR PROCUREMENT OF FEE SIMPLE REAL PROPERTY LOCATED ON HILTON HEAD ISLAND, KNOWN AS THE JONESVILLE ROAD TRACT (PIN# R510 007 000 0091 0000), NOT TO EXCEED THE APPRAISED VALUE OF THE PROPERTY (**FISCAL IMPACT: \$2,187,000 from the Green Space Program Fund Account #4706-10-0000-54400 Land Acquisition**)

- b. **2025/02** A RESOLUTION AUTHORIZING THE COUNTY ADMINISTRATOR TO EXECUTE THE DOCUMENTS NECESSARY AND TO PROVIDE FUNDS TO CONTRIBUTE TO THEIR PROCUREMENT OF FEE SIMPLE REAL PROPERTY LOCATED ON HILTON HEAD ISLAND, KNOWN AS THE WILLIAM HILTON PARKWAY TRACTS (PIN# R511 007 000 0060 0000, R511 007 000 060C 0000, R511 007 000 060A 0000, R511 007 000 060B 0000, R511 007 000 192E 0000, R511 007 000 192C 0000), NOT TO EXCEED THE APPRAISED VALUE OF THE PROPERTY (\$1,464,200) AND THAT ANY FUNDS RECEIVED FROM FUTURE RIGHT-OF-WAY ACQUISITION GO BACK TO THE GREEN SPACE PROGRAM FUND. ***(FISCAL IMPACT: \$1,464,200) from the Green Space Program Fund Account #4706-10-0000-54400 Land Acquisition)***
- c. **2025/03** A RESOLUTION TO ACCEPT FUNDING PURSUANT TO SOUTH CAROLINA ACT 226 FY 2024-2025 STATE APPROPRIATIONS ACT IN THE AMOUNT OF \$1,200,000 FOR THE ALLJOY BOAT LANDING IMPROVEMENT PROJECT ***(Time sensitive item coming forward from the Public Facilities Committee)***

14. EXECUTIVE SESSION:

- a. PURSUANT TO S.C. CODE SECTION 30-4-70(A)(2) RECEIPT OF LEGAL ADVICE WHERE THE LEGAL ADVICE RELATES TO PENDING LITIGATION (CHERYL A. MUNDAY AND MARGARET DEVINE v. BEAUFORT COUNTY DETENTION CENTER)
- b. PURSUANT TO S.C. CODE SECTION 30-4-70(A)(2) RECEIPT OF LEGAL ADVICE WHERE THE LEGAL ADVICE RELATES TO PENDING LITIGATION (SANDRA SCHEPER v. BEAUFORT COUNTY PARKS AND RECREATON)

15. MATTERS ARISING OUT OF THE EXECUTIVE SESSION

16. ADJOURNMENT

CONSENT AGENDA

1. APPROVAL OF A TASK ORDER TO J.H. HIERS, INC OF BEAUFORT, SC FOR HICKORY HILL DRAINAGE IMPROVEMENTS PROJECT
2. APPROVAL OF A TASK ORDER TO J.H. HIERS, INC OF BEAUFORT, SC FOR TUXEDO PARK DETENTION POND REHABILITATION PROJECT
3. Contract Award to Mitchell Brothers Inc for IFB # 111924 Construction / Renovation of the Administration Building and County Council Chambers
4. CONTRACT AWARD TO BEAUFORT CONSTRUCTION OF SC, LLC FOR IFB# 101824 BLUFFTON COMMUNITY CENTER RENOVATION
5. CONTRACT AWARD TO MITCHELL BROTHERS CONSTRUCTION, INC FOR IFB #101724, BOOKER T. WASHINGTON COMMUNITY CENTER RENOVATION
6. CONTRACT AWARD TO FRASER CONSTRUCTION AND COURT ATKINS GROUP FOR IFB #061824 STATION 39 FOR THE DESIGN PORTION OF THIS DESIGN/BUILD PROJECT
7. CONTRACT AWARD TO C.E. BOURNE & CO INC FOR IFB #050824- DETENTION CENTER STUCCO REPAIR AND PAINTING
8. SOLE SOURCE CONTRACT AWARD TO PAVEMENT TECHNOLOGY INC. FOR YEAR 8 REJUVENATOR

END OF CONSENT AGENDA

TO WATCH COMMITTEE OR COUNTY COUNCIL MEETINGS OR FOR A COMPLETE LIST OF AGENDAS AND BACKUP PACKAGES, PLEASE VISIT:

<https://beaufortcountysc.gov/council/council-committee-meetings/index.html>