



Natural Resources Committee Beaufort County, SC

This meeting was held both in person in Council Chambers at 100 Ribaut Road, Beaufort, and virtually through Zoom

Monday, October 04, 2021
2:30 PM

MINUTES

1. **CALL TO ORDER**

Committee Chairman Howard called the meeting to order at 2:45 PM

PRESENT

Committee Chair Alice Howard
Council Member Joseph F. Passiment
Council Member D. Paul Sommerville
Council Member Stu Rodman
Council Member York Glover
Council Member Chris Hervocho

ABSENT

Committee Vice-Chair Gerald Dawson
Council Member Brian Flewelling
Council Member Mark Lawson
Council Member Lawrence McElynn
Council Member Logan Cunningham

2. **PLEDGE OF ALLEGIANCE**

Chairman Howard led the Pledge of Allegiance.

3. **FOIA**

Committee Chairman Howard stated public notice of this meeting had been published, posted, and distributed in compliance with the SC FOIA Act

4. **APPROVAL OF AGENDA**

Motion: It was moved by Council Member Sommerville, seconded by Council Member Glover to approve the agenda.

The Vote -The motion was approved without objection

5. **APPROVAL OF MINUTES - SEPTEMBER 7, 2021**

Motion: It was moved by Council Member Sommerville, seconded by Council Member Glover to approve the September 7, 2021 minutes.

The Vote -The motion was approved without objection

6. **CITIZEN COMMENTS**

Jessie White, *South Coast Office Director*

Councilwoman Howard,

I have a conflict this afternoon and will not be able to attend today's Natural Resources Committee meeting, but wanted to pass along the comments we submitted to the Planning Commission on the proposed rezoning at 60 Gaston Plantation Rd. We continue to believe this rezoning request should be denied and that the Planning Commission reached the correct result. Please let me know if you have any questions and thank you for your consideration.

7. **PRESENTATION OF PINEVIEW PRESERVE AND BAILEY MEMORIAL PARK CONCEPTUAL PLANS**

Discussion: Stefanie Nagrid presented " Pineview Conceptual Plans" and " Bailey Conceptual Plan"

Status: For Informational Purposes Only

To see the full discussion, click the link below.

<https://beaufortcountysc.new.swagit.com/videos/141032>

8. **APPROVAL OF AN ORDINANCE REGARDING A ZONING MAP AMENDMENT/REZONING REQUEST FOR 56 ACRES (R600 009 000 0113 0000) AT 60 GASTON PLANTATION ROAD FROM T2 RURAL TO C3 NEIGHBORHOOD MIXED-USE.**

Motion: It was moved by Council Member Sommerville, seconded by Council Member Glover to deny the approval of an ordinance regarding rezoning. The motion was approved without objection.

To see the full discussion, click the link below.

<https://beaufortcountysc.new.swagit.com/videos/141032>

9. **APPROVAL OF AN ORDINANCE REGARDING TEXT AMENDMENT TO THE COMMUNITY DEVELOPMENT CODE (CDC): SECTION 3.1.60 (CONSOLIDATED USE TABLE) AND SECTION 4.1.190 (RECREATION FACILITY: CAMPGROUNDS) TO REVISE THE CAMPGROUND STANDARDS**

Discussion: Robert Merchant this series of amendments currently under consideration build on the changes made in 2018 and address the following issues:

1. The existing language requiring time limits for campers could lead to a loophole where a camper simply switches sites or forgoes one night to renew the time limit.
2. Apparent discrepancies between the consolidated use table and the campground standards have been corrected.
3. 100-foot-wide opaque buffers are required for all three campground types.
4. Semi-developed and Developed campgrounds are required to be served by public sewer and water.
5. Primitive campgrounds are limited to 15 sites.
6. With the exception T1 Natural Preserve zone, there are no restrictions on the size of RVs.

Status: For Informational Purposes Only

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<https://beaufortcountysc.new.swagit.com/videos/141032>

10. ADOPTION OF ENVISION BEAUFORT COUNTY 2040 COMPREHENSIVE PLAN AND BEAUFORT COUNTY CONNECTS BICYCLE AND PEDESTRIAN PLAN 2021 AS AN APPENDIX TO THE PLAN

Discussion: Robert Merchant presented "Envision Beaufort County Comprehensive Plan."

To see the full presentation, click the link below.

<https://beaufortcountysc.new.swagit.com/videos/141032>

Motion: It was moved by Council Member Sommerville, seconded by Council Member Glover to approve the Beaufort County 2040 Comprehensive Plan and to move forward to County Council for approval.

The Vote -The motion was approved without objection

Libby Anderson presented "Beaufort County Connects Bicycle and Pedestrian Plan 2021."

To see the full presentation, click the link below.

<https://beaufortcountysc.new.swagit.com/videos/141032>

Status: For Information Purposes Only

11. DISCUSSION REGARDING THE SOUTHERN BEAUFORT BEAUTIFICATION BOARD

Discussion: Administrator Eric Greenway stated Council should evaluate the usage of the Southern Beaufort County Corridor Beautification Board since the Board is not doing the purpose of its creation.

Status: For Informational Purposes Only

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12. APPOINTMENT FOR ARMIN WAHL WITH A PARTIAL 1st TERM TO PLANNING COMMISSION WITH AN EXPIRATION DATE OF 2023

Motion: It was moved by Council Member Sommerville, Seconded by Council Member Glover to approve appointment for Armin Wahl with a partial 1st term to Planning Commission with an expiration date of 2023 to move forward to County Council for final approval.

The Vote -The motion was approved without objection

13. APPROVAL OF THE APPOINTMENT OF 2 INDIVIDUALS TO THE BEAUFORT COUNTY RURAL AND CRITICAL LANDS PRESERVATION BOARD

1. KENNETH FRAZIER - DISTRICT 9 REPRESENTATIVE
2. FORD BARTHOLOW - DISTRICT 9 TO REPRESENT DISTRICT 8 (SWAP)

Motion: It was moved by Council Member Glover, Seconded by Council Member Sommerville to approve the appointment of Kenneth Frazier district 9 and Ford Bartholow district 8 (swap) to Rural and Critical Lands Preservation Board to County Council for final approval.

The Vote -The motion was approved without objection

14. **EXECUTIVE SESSION:**

Motion: It was moved by Council Member Sommerville, seconded by Council Member Glover to go into Executive Session.

The Vote -The motion was approved without objection

16. **MATTERS ARISING OUT OF EXECUTIVE SESSION**

To see the full discussion, click the link below.

<https://beaufortcountysc.new.swagit.com/videos/141032>

Motion: It was moved by Council Member Sommerville, seconded by Council Member Glover to recommend concurring with Beaufort County Rural and Critical Lands Board to not move forward with due diligence on item # 14.

The Vote -The motion was approved without objection

17. **ADJOURNMENT**

The meeting adjourned at 4:37 PM.