



## Public Facilities Committee Beaufort County, SC

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

Monday, September 19, 2022  
3:00 PM

### MINUTES

*Watch the video stream available on the County's website to hear the complete discussion or presentation on a specific topic or the entire meeting. <https://beaufortcountysc.new.swagit.com/videos/184641>*

#### 1. CALL TO ORDER

Committee Chairman Rodman called the meeting to order at 3:53 PM.

#### PRESENT

Committee Chairman Stu Rodman  
Committee Vice-Chair York Glover  
Council Member Brian Flewelling  
Council Member Joseph F. Passiment  
Council Member D. Paul Sommerville  
Council Member Gerald Dawson  
Council Member Chris Hervochon  
Council Member Alice Howard  
Council Member Mark Lawson  
Council Member Lawrence McElynn

#### ABSENT

Council Member Logan Cunningham

#### 2. PLEDGE OF ALLEGIANCE

Chairman Rodman led the Pledge of Allegiance.

#### 3. APPROVAL OF AGENDA

Committee Chairman Rodman stated that item 8 on the Beaufort High School Access would be moved to item number 6 on the agenda.

**Motion:** It was moved by Council Member McElynn, Seconded by Council Member Howard to approve the agenda.

**The Vote - The motion was approved without objection.**

#### 4. APPROVAL OF MINUTES

**Motion:** It was moved by Council Member McElynn, Seconded by Council Member Howard, to approve the minutes of August 22, 2022.

**The Vote** - The motion was approved without objection.

**5. FOIA**

Public notification of this meeting has been published, posted, and distributed in compliance with the South Carolina Freedom of Information Act.

**6. CITIZEN COMMENTS**

Citizen comments were included in item discussions.

**7. DIVISION UPDATE FROM ASSISTANT COUNTY ADMINISTRATOR, JARED FRALIX**

Please watch the video stream available on the County's website to view the complete discussion.

<https://beaufortcountysc.new.swagit.com/videos/184641?ts=5311>

Assistant County Administrator Fralix updated the Committee on the public meeting held on September 7<sup>th</sup> that discussed safety and speeding issues for Sunset Boulevard and options provided by a design consultant. Mr. Fralix also discussed efforts to develop a Regional ITS Architecture Plan, the status of capital projects and boat landing improvements, and opportunities to address broadband connectivity.

**8. US 21 WIDENING AND BEAUFORT HIGH SCHOOL ACCESS REALIGNMENT ALTERNATIVES**

Please watch the video stream available on the County's website to view the complete discussion.

<https://beaufortcountysc.new.swagit.com/videos/184641?ts=225>

Committee Chairman Rodman, Assistant County Administrator Jared Fralix, and Jennifer Bragg provided background on the item.

Council Member Flewelling and Jennifer Bragg discussed the Rue Du Bois entrance option in Alternative 5.

Council and Jennifer Bragg discussed Alternative 1, projected costs, and funding issues.

Assistant County Administrator Fralix commented on the projected costs of the various options and the type of impact of the plans in terms of capacity and traffic improvements.

Council Member Sommerville commented on his preference to take no action on the Beaufort High School intersection and to move forward with the other seven transportation projects.

Committee Vice-Chairman Glover discussed his reservations toward Alternative 5 because of the possibility of home displacement.

Committee Chairman Rodman opened the floor for public comment.

Daniel Berryman

Nancy Ware

Father Andrew Trapp

Tim Newman

Neil Lipsitz

Committee Chairman Rodman closed the public comment.

**Motion:** It was moved by Council Member Sommerville, Seconded by Council Member Passiment, to take no action with respect to the intersection of Beaufort High School access and Highway 21 and to move forward with the other seven projects that are part of the Lady's Island Plan.

**Discussion:** Committee Chairman Rodman clarified the motion.

Committee Vice-Chairman Glover asked how traffic issues on Highway 21 would be addressed if the Committee approved the motion. Assistant County Administrator said that traffic would not be addressed in the short term but that there could be long-term options, such as adding a third bridge. County Administrator Greenway stated that would be a violation of the Lady's Island Plan.

Committee Vice-Chairman Glover voiced his objection to the motion.

**The Vote** – The motion passed 9:1.

## 9. BROAD RIVER FISHING PIER UPDATE

Please watch the video stream available on the County's website to view the complete discussion.

<https://beaufortcountysc.new.swagit.com/videos/184641?ts=3049>

Assistant County Administrator Fralix commented on public safety issues and the need to demolish or rehabilitate the bridge.

Public Works Department Director Neil Desai updated the Committee on engineering analyses, emergency vehicle access, and the four geometric layouts under consideration. Mr. Desai discussed the recommendation that the Committee approve option one and move forward with phase 2 components.

**Motion:** It was moved by Council Member, Seconded by Council Member Flewelling, to move forward with the recommendation to approve option 1.

**Discussion:** Assistant County Administrator Fralix commented on the plan for final design and analysis and the future provision of an updated cost estimate.

Council Member Dawson and Mr. Desai discussed the length of the current pier compared to the proposed pier and the fishing conditions.

Committee Chairman Rodman, Assistant County Administrator Fralix, and Chief Financial Officer Hayes discussed funding for the project through either the general fund or through applications for A- and H-Tax funding.

**The Vote** – The motion was approved without objection.

## 10. RECOMMEND APPROVAL TO AWARD RFQ#062222E ON-CALL CONSTRUCTION MANAGEMENT/CEI SERVICES

Please watch the video stream available on the County's website to view the complete discussion.

<https://beaufortcountysc.new.swagit.com/videos/184641?ts=3743>

Assistant County Administrator Fralix provided an overview of the decision to provide on-call contracts and briefed the Committee on the three-year contract award proposal.

**Motion:** It was moved by Council Member Passiment, Seconded by Council Member Howard, to recommend approval to award RFQ#062222E On-Call Construction Management/CEI Services.

**Discussion:** Council Member Glover asked about the locations of the recommended companies. Assistant County Administrator Fralix said that none of the companies are headquartered in Beaufort County but have major operations in South Carolina.

**The Vote** – The motion was approved without objection.

**11. RECOMMEND APPROVAL OF A RESOLUTION TO ACCEPT FAA AIP GRANT 50 FOR HILTON HEAD ISLAND AIRPORT (HXD) TERMINAL CONSTRUCTION PROJECT. (FISCAL IMPACT: FAA AIP Grant 50 is in the amount of \$11,626,638. The AIP grant requires a local sponsor contribution in the amount of \$1,162,663.80 (10%). That airport portion is built into the project budget)**

Please watch the video stream available on the County's website to view the complete discussion.

<https://beaufortcountysc.new.swagit.com/videos/184641?ts=3951>

John Rembold briefed the Committee on the FAA grant for the Terminal Construction Project, including discretionary and entitlement funds.

**Motion:** It was moved by Council Member McElynn, Seconded by Council Member Passiment, to recommend approval of a resolution to accept FAA AIP Grant 50 for Hilton Head Island Airport (HXD) Terminal Construction Project.

**The Vote** – The motion was approved without objection.

**12. RECOMMEND APPROVAL OF A MEMORANDUM OF AGREEMENT WITH THE TOWN OF HILTON HEAD ON THE US 278 CORRIDOR PROJECT**

Please watch the video stream available on the County's website to view the complete discussion.

<https://beaufortcountysc.new.swagit.com/videos/184641?ts=4066>

Committee Chairman Rodman provided background on the item.

County Administrator Greenway commented on the Town of Hilton Head's request for the official version of the MOU and the efforts to move the project forward.

Assistant County Administrator Fralix commented on his plan to participate in the Town Hilton Head's meeting to discuss the MOU and the Town's plan to act once the Council takes action.

Council Member Howard and Mr. Fralix discussed the submission of an environmental assessment and the NEPA process.

**Motion:** It was moved by Council Member Passiment, Seconded by Council Member McElynn, to recommend approval to the full Council for the Memorandum of Agreement as drafted.

**Discussion:** Committee Chairman Rodman discussed the possibility of minor word changes to the draft.

Committee Chairman Rodman opened the floor for public comment.

Diederik Advocaat

Jessie White

Committee Chairman Rodman closed the public comment.

Committee Chairman Rodman commented on the independent review and the possible risk of 50 million dollars in cost overrun if there is a project delay.

**The Vote** - The motion was approved without objection.

**13. RECOMMEND APPROVAL OF THE APPOINTMENT OF ARTHUR HANDMAN TO THE LOWCOUNTRY REGIONAL TRANSPORTATION AUTHORITY FOR A PARTIAL TERM WITH AN EXPIRATION DATE OF 2024**

**Motion:** It was moved by Council Member McElynn, Seconded by Council Member Lawson, to recommend approval of the appointment of Arthur Handman to the Lowcountry Regional Transportation Authority for a partial term with an expiration date of 2024.

**The Vote** - The motion was approved without objection.

**14. EXECUTIVE SESSION**

PURSUANT TO S.C. CODE SEC. 30-4-70 (A)(2): DISCUSSION OF NEGOTIATIONS INCIDENT TO PROPOSED CONTRACTUAL ARRANGEMENTS AND PROPOSED PURCHASE/ACQUISITION OF REAL PROPERTY (1505 NORTH STREET)

PURSUANT TO S.C. CODE SEC. 30-4-70 (A)(2): DISCUSSION OF NEGOTIATIONS INCIDENT TO PROPOSED CONTRACTUAL ARRANGEMENTS AND PROPOSED EXCHANGE/PURCHASE/ACQUISITION OF REAL PROPERTY (70 Baygall Road, 152 William Hilton Pkwy, 150 William Hilton Pkwy, 68 Helmsman Way, 43 Jenkins Road)

**Motion:** It was moved by Council Member McElynn, Seconded by Council Member Howard, to enter into executive session at or around 5:28 PM.

**The Vote** – The motion was approved without objection.

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

**Motion:** It was moved by Council Member Passiment, Seconded by Council Member Lawson, to recommend to Council to authorize the County Administrator to enter into a purchase and sale agreement with the Town of Hilton Head for the sale and purchase of real property consisting of 68 Helmsman Way, 43 Jenkins Road, 70 Baygall Road and 152 William Hilton Parkway.

**Discussion:** Deputy Council Attorney Ward provided an overview of the properties to be transferred.

**The Vote** – The motion was approved without objection.

**Motion:** It was moved by Council Member Passiment, Seconded by Council Member Howard, to recommend to Council to authorize the County Administrator to enter into a purchase and sale agreement with the City of Beaufort for the sale and purchase of real property with an address of 1505 North Street.

**Discussion:** Council Member Flewelling opposed the motion.

Deputy Council Attorney Ward provided a description of the property and the plan for the sale's proceeds.

**The Vote** –\_Voting Yea: Committee Chairman Rodman, Council Member Passiment, Council Member Howard, Council Member Lawson, and Council Member Sommerville. Voting Nay: Council Member Hervochon, Council Member Flewelling, and Committee Vice-Chairman Glover. The motion passed 5:3.

**17. CHAIRMAN'S WRAP UP**

Please watch the video stream available on the County's website to view the complete discussion.

<https://beaufortcountysc.new.swagit.com/videos/184641?ts=6070>

Committee Chairman Rodman commented on the Facilities Plan completed approximately a year to a year and a half ago and the alternatives to be discussed.

Council Member Sommerville on a blood drive hosted on September 24<sup>th</sup> and clarified the setback for Bulter Marine.

**18. ADJOURNMENT**

Adjourned: at or around 5:58 PM

Ratified: October 17, 2022