BLUFFTON TOWN COUNCIL MEETING MINUTES
APRIL 6, 2010

Mayor Sulka called the meeting to order at 6:00 p.m. Council members present were Brown, Hamilton, Mitchell and Raymond. Town Manager Barrett, Assistant Town Managers Freeman, Fletcher and Orlando and Town Attorney Finger were also in attendance.

Pledge to the Flag and invocation was given.

Town of Bluffton's Website Update:
Lori McLain of the Town of Bluffton's Information Technology Department gave highlights of the new website design, such as being able to link to other sites, the community events calendar, and the "how do I" link.

Adoption of Agenda:
Hamilton moved to add the following items to the agenda: 1) Executive Session for Legal Matters concerning Land Use Mediation and Law Suits; and 2) Sexual Assault Awareness Month Proclamation as no. 9.d. Mitchell seconded. The motion carried unanimously.

Adoption of Minutes of March 16, 2010:
Mitchell moved to adopt the minutes of March 16, 2010 as presented. Brown seconded. The motion carried unanimously.

Public Comments:
Dawn Marshall, 486 Mill Street, The Farm, stated her concerns on the proposed Dog Park being located adjacent to The Farm having safety issues for kids, needing to be monitored at night, run-off, removing buffers, noise and privacy issues.
Margie Fox, 2 State of Mind Street, discussed having a "Beautify Bluffton Day" with cleaning up and planting trees, etc. She suggested beginning with Calhoun and Boundary Streets with additional streets in the future. Staff was requested to assist.
Diane Dixon, 504 Mill Street, The Farm, stated her concerns on the proposed Dog Park being located so close to The Farm or any residential area. She submitted a petition containing signatures that opposed the Dog Park's current location.

Public Comments:

Jimmy McIntire, 90 Big Bluff Drive, stated his concerns on the public not being informed on why the Hwy. 46 National Scenic Byway Designation was denied. He stated Council has missed opportunities to apply for grants. He requested Council to apply for the grant within the 10 day required time frame. He was told that this item will be discussed during the Growth Management Update.

Garrett Budds, Coastal Conservation League, stated that planning was critical to manage the growth that would affect the Okatie River and watershed areas that are so sensitive.

Karen Pope, Republic Waste & Recycling Co. representative stated they wish to be considered as the Town's service provider.

Communications from Mayor and Council:

a. Mayor Sulka stated she, Chief McAllister, Frank Hodge and many members of Beaufort County Staff attended the FEMA Disaster Preparedness Conference held in Maryland.
b. Hamilton stated to those who have P.O. boxes can go the Library to get a Census form. He encouraged residents to return the form because the percentages on returning the form is not as good as it can be.
c. Mitchell stated Red Cedar School need volunteers to assist with children with disabilities. She is volunteering some hours in April.
d. Raymond stated the new Bluffton Middle School is impressive and has state of the art equipment.
c. Mayor Sulka acknowledged Courtney Hampson's TCL public speaking class.

Presentations, Recognitions and Celebrations:

a. Child Abuse Prevention Month Proclamation – Mayor Sulka read the proclamation which was accepted by Latasha Hardy.
b. Ida Martin's Day Proclamation – Mayor Sulka read the proclamation that designates April 5th as Ida Martin's day. Jacob Martin was in attendance on Mrs. Martin's behalf.
c. Fair Housing Resolution – Mayor Sulka read the Resolution that designated April as Fair Housing Month and recognizes the policies supporting Fair Housing.
d. Sexual Assault Awareness Month Proclamation – Mayor Sulka read the proclamation which was accepted by Jeanne Owens of Hope Haven.

Public Hearing and Resolution:

a. Community Development Block Grant Application:

Mayor Sulka opened the public hearing at 6:55 p.m.
Ayers stated the Town is eligible to apply for Phase III for the Buck Island and Simmonsville Roads Sewer Project in the amount of $500,000. The Town is to commit 10% funding of the grant request to meet the matching commitment of the Community Development Program, and in addition commit funds in the amount of $497,414.12 during the project's grant period, for a total Town contribution of $547,414.12, to assist with the total project. There will be 120 LMI beneficiaries.
There were no public comments.
Mitchell moved to adopt the resolution to authorize the Town Manager to prepare and submit a Community Development Grant Community Infrastructure Application for the Phase III Buck Island and Simmonville Roads Sewer Project. Hamilton seconded. The motion carried unanimously.
The public hearing closed at 7:05 p.m.

Staff Reports:

a. Police – Chief McAllister was available for questions and comments. He introduced two recently hired officers – Gerald Hartman and Bonifacio Perez.
b. Finance/Administration – Freeman gave an overview of March's Financial Report.
c. Engineering – Fletcher was available for questions and comments. He stated that Roads/Transportation Update would be a new addition to the Staff Update.
d. Growth Management – Orlando stated the 10th Annual May River Cleanup that was held on March 20th was very successful. He also gave an overview of the May River Road Scenic Byway. The Town applied for National Scenic Byway designation in 2008, but was denied. The denial was based on the following reasons: 1) SC 46 is not ready to accept the increased tourism as improvements have not been completed; 2) Future development along the corridor is not well-defined and may detract from the intrinsic qualities; 3) There are several areas of distraction along the corridor, such as billboards, etc.; 4) Part of the proposed route was not designated as a State Scenic Byway (must be a State Scenic Byway before it can be designated as a National Scenic Byway); and (continued on next page)

Staff Reports – Growth Management – Continued:

5) There seemed to be a lack of information celebrating the State Scenic Byway designation on websites/roadside signage and tourism information. Council was in consensus for Staff to proceed with the 2012 Designation and to have a letter from the State stating that Hwy. 46 will remain a 2-lane.

e. Human Resources – Hershey was available for questions and comments.

Ordinance Authorization the Issue and Sale Not to Exceed $6,500,000 General Obligation Bonds, Series 2010, or Such Other Appropriate Series Designation for the Law Enforcement Center – Final Reading:

Freeman, Frannie Heizer of McNair Law Firm, and Brian Nurick of Financial Advisors Ross, Sinclaire and Associates, LLC. gave an overview of bonding options. **Raymond moved to approve by final reading the ordinance authorizing the issue and sale not to exceed $6,500,000 General Obligation Bonds for the Law Enforcement Center. Mitchell seconded. The vote was four in favor. Hamilton opposed.**

Tulifinny Annexation, Intent to Annex – First Reading:

Orlando stated the property consists of a 43.31 acre site located along the southern side SC Hwy. 46, east of the SC Hwy. 46/170 roundabout. The property is located within the Town's Future Annexation Area. The property was originally developed as a retreat. The Applicant has expressed interest to open a private facility to help teenage girls who have lost direction in life and need help. **Mitchell moved to have first reading for the Tulifinny Annexation. Brown seconded. The motion carried unanimously.**

Okatie Headwaters Design Competition Award:

Rhodes gave an overview of the 2009 design competition for the 1,700 acre drainage area associated with the Okatie River headwaters area. It was initiated to provide examples of innovative and thought provoking ideas for future planning efforts on this especially sensitive area. Council was in consensus in recommending the following Mayor's Merit Awards: *Pattern for a Whole Community* was awarded to DesignWorks – Gary Collins, Charleston, S.C., Wallace Milling accepted the award certificate on behalf of DesignWorks and runner-up, *remodel: Bringing Back a Pattern for Healthy Communities* was Witmer, Jones Keefer – Kevin Jones, Bluffton. Council was in consensus to direct Staff to consider including elements from the winning proposals into future planning efforts for the Okatie Headwaters area.

Graves Family Annexation, Presented as Information Only:
Rhodes stated the Graves Family proposed annexation consists of a total of 150 acres located along the northern side of US Highway 278, west of Graves Road and east of the Okatie River. The property is located within the Town's Future Annexation area. Under Beaufort County's Current Zoning, three properties are zoned Rural and one property is zoned Transitional Rural. Council was in consensus to continue discussions with the Applicant creating a specific plan for the property.

Town Manager's Report:
Barrett stated that the Council and Staff have always acted in a responsible matter to protect the environment and the quality of life. Best Management Practices are always used on proposed annexation to sustain and protect the quality of life. Under a formal annexation policy, the Town will continue to look at voluntarily annexation of areas within the policy.

Public Comments:
There were none.

Executive Session:
a. Legal Matters:
   i. Land Use Mediation
   ii. Law Suits

Mitchell moved for Council to go into executive session to discuss legal matters. Brown seconded. The motion carried unanimously. Council entered into executive session at 8:30 p.m.

Action from the Result of Executive Session:
Mayor Sulka called the meeting back to order at 8:50 p.m. and announced no votes were taken.

Meeting adjourned at 8:50 p.m.

Lisa Sulka
Mayor

Sandra Lunceford
Town Clerk