

# COUNTY COUNCIL OF BEAUFORT COUNTY

ADMINISTRATION BUILDING  
100 RIBAUT ROAD  
POST OFFICE DRAWER 1228  
BEAUFORT, SOUTH CAROLINA 29901-1228  
TELEPHONE: (843) 470-2800  
FAX: (843) 470-2751  
www.bcgov.net

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CLERK TO COUNCIL

## Council Action Summary December 2007

### December 10, 2007

Authorized the County Administrator to execute a contract for bond counseling services with McNair Law Firm for a period not to exceed three years.

Approved Phase I of the Communications Rebanding Radio Replacement of 751 mobile, portable and dual head radios in the amount of \$4,013,610.61 (to include taxes and installation). The funding source is CIP 2007 Budget.

Extended the current contract with The Trust for Public Land under the current terms and arrangements until February 1, 2008.

Adopted a resolution to distribute South Carolina Parks and Recreation Development (PARD) funds to Beaufort County municipalities and Beaufort County as follows: (i) Bluffton Center Tennis Courts - \$11,000; (ii) Bluffton Center Playground - \$13,817.07; (iii) Southside Park Wastewater Way - \$3,785.66; (iv) Chaplin Community Park Tennis Courts - \$10,515.75; and (v) Lenora Drive Park Playground \$2,944.40.

Approved on first reading a Comprehensive Plan Future Land Use Map amendment for Port Royal Island R100-29-46A (5 acres) at 118 Broad River Boulevard, from Residential/Light Commercial to Regional Commercial.

Approved on first reading a Zoning Map amendment for Port Royal Island R100-29-46A (5 acres) at 118 Broad River Boulevard, from Urban (U) District to Commercial Regional (CR) District.

Held a public hearing and approved on second reading an ordinance of the County of Beaufort, South Carolina, to amend the 1997 Beaufort County Comprehensive Plan to adopt a ten-year update to the Future Land Use Element (Chapter 4), Transportation Element (Chapter 8), Affordable Housing Element (Chapter 10), Community Facilities Element (Chapter 11), and to adopt a new Priority Investment Element (Chapter 12), to include three amendments: (i) add a

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new bullet "Beaufort County shall explore the creation of an affordable housing trust" to Recommendation 10-1: Address Barriers to Affordable Housing (ii) amend Map 4-6, changing the County area that lies between what is generally known as Yemassee and the annexed area known as Binden Plantation from Neighborhood Mixed-Use to Rural in order to reflect the County's intention for the use of this land, not the Town of Yemassee (Map 4-4 and Map 4-6 should correspond), and (iii) incorporate the minor changes highlighted by Planning Director Tony Criscitiello and described by him at the beginning of the public hearing as set forth on a two-page document entitled, "Minor Changes Made Since Second Reading", into the 2007 Comprehensive Plan document.

Held a public hearing and approved on third and final reading text amendments to an ordinance adopting a Local Vendor Preference Provision and Small and Minority-Owned Businesses Notification Program.

Approved the allocation of \$111,225 to the Friends of Hunting Island State Park's for improvements to the lagoon and to make it ADA compliant. The funding source is the river/beach access and renourishment portion of 3% local accommodations tax funds.

Appointed Mr. Edward Riley, III, representing Bluffton/Daufuskie Island Comprehensive Plan Planning Area, to serve as a member of the Planning Commission.

Authorized the County Administrator to proceed with the closing of the McLeod Farms transaction by the end of calendar year 2007 with the County loaning the United States Navy its portion, approximately \$4,000,000, contingent upon receiving a letter from an authorized Navy and/or US Marine Corps official regarding reimbursement of those \$4,000,000, which is estimated to be paid back to the County by early February 2008.

Authorized the purchase of a conservation easement on the 5,087 acre property in northern Beaufort County, known as Chisholm Plantation, in the amount of \$1,500,000 with the proviso that it be recognized that of the purchase price it is anticipated that \$500,000 will come from the SC Conversation Bank by summer 2008. The easement will prohibit the intense urban development on this rural property in perpetuity. The owner will retain ability to subdivide the property into 14 parcels with no more than 13 primary and 8 secondary units. The easement will be monitored by Beaufort County Open Land Trust, as the primary holder, and Beaufort County, as the backup holder.

Authorized the purchase of conservation easements on Crosby / Pepper Hall property which comprises 14.25 acres on the Okatie River fronting on the south side of US Highway 278 at the Okatie River bridge and adjoining the Robert Graves property to the east. The purchase price is \$1,700,000 with a \$200,000 gift back for a net price of \$1,500,000. It is also understood that in addition to the owner's residence, she will retain the rights for construction of two additional single-family homes on each of the two subdivided parcels, together with reasonable accessory buildings.

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Authorized the County Administrator to purchase the second phase of property known as the New Riverside section of Palmetto Bluff in the amount of \$2,250,000, with a gift back to the County from the seller in the amount of \$750,000 with no contingencies, subject to approval of renegotiation of one of the terms in the Agreement having to do with the seller's opportunity to review and approve certain improvements.