

The Town of James Island held its regularly scheduled meeting at 7:00 p.m. in Council Chambers, 1238-B Camp Road, James Island, SC on Thursday, December 17, 2015. The following members of Council were present: Mayor Pro-Tem Leonard Blank, Garrett Milliken, Darren “Troy” Mullinax, Joshua P. Stokes, and Mayor Bill Woolsey, who presided. A quorum was present to conduct business. Also present: Ashley Kellahan, Town Administrator, Bo Wilson, Town Attorney, Kristen Crane, Planning Director, Mark Johnson, Public Works Coordinator, James Hackett, Code Enforcement Officer, Sergeant Shawn James, Island Sheriffs’ Patrol, and Frances Simmons, Town Clerk.

Opening Exercises: Mayor Woolsey called the meeting to order. He opened in prayer and followed with the Pledge to the Flag. FOIA: This meeting was published and posted in accordance with the Freedom of Information Act and the requirements of the Town of James Island.

Presentation: Folly Road Corridor: Town Council heard a presentation of the Rethink Folly Road Project, a Complete Streets Study by Josh Martin (Turnberry Consultants), Amy Groves (Dover Kohl & Partners), and Dan Frasier, BCD COG (Berkeley-Charleston-Dorchester Council of Governments). The Rethink Folly Road Study was prepared in conjunction with the COG, City of Charleston, City of Folly Beach, CHATS (Charleston Area Regional Transit Authority), SCDOT (South Carolina Department of Transportation), and Town of James Island. The study identifies opportunities and explores the potential to transform the Folly Road Corridor into a sustainable, multi-modal corridor. The Plan addresses improving the safety and operational efficiency of all modes of travel that includes storm evacuation routes, facilitation of multi-modal transportation conversions along the corridor for walking, biking, and transit, coordination and cooperation of the governmental entities for zoning, land development and design standards, and preparation of standards for new development along the corridor. Links to the Plan can be found at: <http://bit.ly/rethinkfollyoct15> and <http://bit.ly/rethinkfollyappendixoct15>. Questions of Town Council were answered after the presentation.

Public Hearing: Folly Road Corridor Plan: Mayor Woolsey opened the public hearing. The following persons spoke:

Phil King, Folly Beach: during the course of today day he made four trips up/down Folly Road, to perhaps the length of the project. In those trips, which he guessed to be 32 miles of roadside, sidewalk, and/or bike path, he counted one person, one pedestrian, and one person on a bicycle -- there was an unbelievable number of cars on the road. He said it seems the overwhelming need is not to be carried away with what the road looks like; it needs to function to move vehicles because that is the mode of transportation an overwhelming number of people use. It concerns him that we don’t hear much talk about expanding the road to move traffic.

Fred Jaindill, 1152 Bradford Avenue: he has worked out at Folly Beach and a shuttle will not resolve anything. Families are going to drive out to Folly Beach. Folly needs a parking garage and charge for it to alleviate the problems. Road expansion, not development and beautification, is the way to go and to focus on getting more people across Folly Road. One size will not fix the problem and a lot of review needs to be done. The plan looks pretty but we are not getting functional results.

Mary Ann Henry: she thinks there was only one person on a bicycle, and one person walking because it is dangerous as all get-out walking on Folly Road. She is a walker and a hiker. There is something to be said about the residents of JI that enjoy walking to cross Folly Road to see their neighbors. There are people who like to walk and bicycle and presently people cannot do that.

Bill Cubby Wilder, James Island PSD Commissioner: asked the height restriction for buildings on Folly Road; and asked if there is an ordinance. Councilman Blank replied that the Town’s height restriction is 35 feet and the City’s is 70 feet.

The Public Hearing closed at 7:35 p.m.

Presentation: Dills Bluff Sidewalk Concept Plan: Council heard a presentation by Bret Gillis with Stantec. Project will start on Dills Bluff Road across from the Preserve at Dills Bluff where that neighborhood's sidewalk ends. That would put the sidewalk down the west side of the road from the intersection with Camp Road just before the marsh area. Starting there, the sidewalk would continue down the west side crossing Midvale and Julian Clark Roads until reaching a point opposite Seaside Lane. At the section adjacent to the marsh, the sidewalk would be a wooden boardwalk, which will result in fewer impacts to the wetlands. A crosswalk would be placed at Seaside Lane to continue the sidewalk on the east side of the road [to eventually connect to a future sidewalk along Seaside Lane from Fort Johnson Road to Dills Bluff Road]. From Seaside Lane, the sidewalk would continue past the Public Service District's pump station and around the curve on the north side of the road to Fort Sumter Drive. From there the sidewalk would cross to the west side of Fort Sumter and continue to Harbor View Road. At this intersection there will be pedestrian crossings and signal lights to control traffic.

Phase 1: The Preserve at Dills Bluff to Seaside Lane

Phase 2: Seaside Lane to Fort Sumter Drive

Phase 3: Fort Sumter Drive from Dills Bluff to Harbor View Road

Councilman Milliken asked if there will be an expense for the permitting process for boardwalks. Mr. Gillis said it would be a minor cost. He said boardwalks are more expensive to construct, but the impact to the wetlands is minimal. Councilman Blank asked the timeframe for construction. Mr. Gillis said that is up to the Town. Mrs. Kellahan said the Town may submit for funding through the County's Community Services Board's spring funding cycle if the project meets their economic requirements. She is looking into this option.

Public Comments: The following persons addressed Town Council:

Edward Greene: commented on the Dills Bluff sidewalk; that it will go down Fort Sumter Drive, not Seaside Lane. He expressed concern for children walking to/from school, going down Seaside Lane turning right or left from Dills Bluff. He said they are not turning onto Fort Sumter. He asked why the sidewalks will be placed on Fort Sumter Drive, not on Seaside Lane when it is needed there to protect children. He said unless the school is moved, there is no need for a sidewalk on Fort Sumter Drive. He asked Council to reconsider going down Fort Sumter Drive and try to get a sidewalk on Seaside Lane. During subsequent discussion Mayor Woolsey mentioned that we have in our Comprehensive Sidewalk Plan to put a sidewalk down Seaside Lane from Fort Johnson Road to Dills Bluff Road.

Robert Miller, 822 Dills Bluff: found out about the Dills Bluff Sidewalk Plan today. Said when the sewer was put in on Dills Bluff Road, Public Works drilled under his driveway which caused a 4x4 hole still there after six months, and no one has gotten back to them. He would like to look at the Concept Plans because he did not know about the sidewalks.

Brian Tyler, 789 Dills Bluff Road: found out about the Dills Bluff Sidewalk today. Spoke about the recent floods and the problems he and his neighbors had. Drainage needs to be taken care of before a single penny is spent on a sidewalk. He understands long term we need to have a plan; but we just went through a flood that caused his neighbors' houses to flood. He referred to an article about development on Maybank Highway and said Town Council was elected to put a bridle on this type of growth. He asked Council to help slow growth, to do a moratorium like Mount Pleasant. He asked, do we need a sidewalk, or do we need the drainage fixed to keep someone's house from flooding.

Fred Jaindill, 1152 Bradford Avenue: spoke about the speed limits in the Town and the City and the need for uniformity between the two entities on speed limit signs.

Special Order of Business:

- Commission of Code Enforcement Officer: Mayor Woolsey recognized James Hackett and read the Oath of Office commissioning him as the Code Enforcement Officer for the Town of James Island, January 1, 2016 through December 31, 2016.

Consent Agenda:

- a. Minutes: November 19, 2015 Regular Town Council Meeting
- b. 2016 Town of James island Meeting Schedule
- c. 2016 Town of James Island Holiday Schedule

Approved without objection.

Information Reports:

- a. Finance Report: Provided.
- b. Administrator's Report: Mrs. Kellahan announced through the Repair Care Program, that a handicapped ramp was built for a resident. Four (4) additional projects were completed which included minor roofing repairs. The Annual Report and Audit for 2014-2015 are available online. An initial meeting was held with Hussey Gay Bell, (our engineers for Pinckney Park) about the project's scope. Hussey Gay Bell have initiated the survey work and were able to acquire some previous surveys that will result in a cost savings. Departmental Report. Code Enforcement: 103 cases, 70 abated; Building Permits: 20.

Public Works Report: Mark Johnson, Public Works Coordinator, reported that several sinkholes have developed from October's flooding and we are working with SCDOT and Charleston County to repair. Other sinkholes have developed due to directional boring by ATT on Camp Road; ATT contractors are working with SCDOT and CCPW to repair. At the December Quarterly James Island Stormwater Managers Meeting, the recent flooding issues were discussed and all agencies are working together to repair and make improvements to the drainage systems to help prevent future problems. SCDOT and CCPW will be working to improve the drainage in the Fort Johnson Road-Eaglewood Retreat-Lighthouse Boulevard area. Replacement of the culvert at Eaglewood Retreat will be first. Charleston County Public Work and the SCDOT are working on a permanent repair to the blocked culvert at Grimsley Drive. This will include grading the ditches and upstream conveyances. Camp and Folly Intersection Project: Banks Construction was awarded the Prime Contractor contract and it was approved by County Council. Subcontractor bids for utility relocation work have been approved by CWS and JIPSD. Emergency Management Update: HAM radio is functional at Town Hall.

- c. Island Sheriffs' Patrol Report: Sergeant James reported on the recent crimes on the island. Island Sheriffs' Patrol monthly activities: hours worked- 391; vehicles stopped -451; tickets issued - 47; warnings issued -426; calls for service - 43; field interviews - 4; and arrests -8. Mayor Woolsey thanked Sergeant James for diffusing a situation on Fort Johnson Road; Councilman Mullinax thanked Sergeant James for his service to the Neighborhood Council. Sergeant James gave an update on the NDI Recognition Cameras and the Town's camera will be installed near the O'Reilly Auto on Folly Road.
- d. Town Hall Project: Draft Needs Assessment: Mrs. Kellahan presented a draft Needs Assessment and Project Budget Analysis to Council to review. The assessment shows a Town Hall building of 6,003 sq. ft. and project cost of \$2,743,316. Mrs. Kellahan asked Council to review the information and their feedback will be shared with Liollo (Town's architectural firm).

Requests for Approval

- a. Dills Bluff Sidewalk Concept Plan: Mayor Woolsey asked for a motion in favor of the Dills Bluff Concept Plan. Councilman Blank moved; and Councilman Stokes seconded.

Councilman Milliken said he had some concerns based on the comments made by Mr. Greene (during Public Comments); to potentially tie the Sidewalk Plan in with the High School, by perhaps using Phase 2 to go down Seaside Lane, rather than Fort Sumter Drive. This is something that merits some consideration. He is also concerned that we did not try to engage the public along Dills Bluff Road more; to let them know this would be on tonight's agenda. He said he is unsure if posting the agenda on Friday was enough notice for some people. Councilman Milliken said he would vote against the motion

and he suggested that it be deferred to a later meeting. He made a counter motion to defer the item to a later meeting; the motion was seconded by Councilman Stokes. As discussion ensued on the motion to defer, Councilman Blank said it is possible that we can do both, and Mayor Woolsey added that Seaside Lane is already on the list; Fort Sumter Drive is in Phase 3, not Phase 2. He said it seems to him that running a sidewalk down Dills Bluff basically to Fort Sumter, and not continuing onto Harbor View Road would make sense. He agrees with Mr. Greene's suggestion that we should have a sidewalk on Seaside from Dills Bluff to the High School, which is an excellent idea, but he does not think it is reason to vote against Phase 1. Councilman Blank added that he travels Dills Bluff every day and he see people coming from the Dollar General carrying bags as they walk down the road. He said if we want to change Phase 3 to go down Dills Bluff, that's fine, but we need to do something to protect the people. He notices a man in a wheelchair that could be using a sidewalk – we at least need to do Phase 1, and we could make a change at Phase 3. He doesn't have a problem with that; but we need to do something quickly. No further discussion. Vote in favor of deferring: Councilman Milliken, and Councilman Mullinax. Vote against deferring: Mayor Woolsey, Councilman Blank, and Councilman Stokes. Motion did not pass.

Council Milliken moved to amend the motion to accept the Phase 1. He said this way we are only seeking funding from the County and we can fulfill the dire need of having that stretch of the project done while we consider what Phase 2 will be in tying in Seaside Lane, Councilman Stokes seconded. Councilman Blank said he think we are losing the purpose of why we are putting the sidewalk there. It is not necessarily for those who live on Dills Bluff Road; it is for the people who live in the subdivisions: children going to/from the Rec Center and the School. He think we need a sidewalk on Seaside Lane, but we also need a sidewalk all the way down Dills Bluff Road. He believes the sidewalk will help control traffic because it will increase safety. Councilman Blank suggested that Council approve the Concept Plan and as the project moves along, they could make changes to because it is a concept plan. Mayor Woolsey spoke in favor of approving the entire Concept Plan. He said voting does not mean that we go forward with all three phases, post haste. It will come back to Council. He explained the conceptual plan process and the funding methods that the Town uses. He said this is a good conceptual plan, and the idea to run sidewalks down Dills Bluff is good. Vote in favor of approving Phase 1 only: Councilman Mullinax and Councilman Milliken. Vote in opposition to approving Phase 1 only: Mayor Woolsey, Councilman Blank and Councilman Stokes. Motion failed.

Main Motion: Approval of the Dills Bluff Conceptual Plan: In favor: Mayor Woolsey, Councilman Blank, Councilman Mullinax, Councilman Stokes. In Opposition: Councilman Milliken. Motion passed.

- b. 2016 PARD Grant: \$1,500 for Planning Expenses at Pinckney Park: Mrs. Kellahan reported that this Grant is derived from Bingo taxes, an 80/20 match. The Town is requesting \$1,500 for the planning expenses for Pinckney Park. Councilman Milliken moved to approve; seconded by Councilman Stokes and passed unanimously.
- c. Community Assistance Grant Request: \$1,260, Fort Johnson Middle School: Councilman Stokes presented a Community Assistance Grant Request from David Parler, the Principal at Fort Johnson Middle School for the Teachers Gala. During the Gala one top Teacher per school is recognized along with the star Principals for the year. The cost of the Gala is \$1,260 which allows the 8-10 teachers nominated by the school to attend. Motion to approve was made by Councilman Blank, seconded by Councilman Milliken. Motion passed unanimously.

#### Committee Reports:

Land Use: Councilman Blank provided an update from the Planning Commission meeting: Planning Commission approved a 10 lot subdivision on Fort Johnson Road. Next to the Swift Mart (Folly Road) will be a SIP serving meals and alcohol. The Black Bean Restaurant will be converted to a Deli called the "Hen and Goat". The Preserve at Dills Bluff Right-of-Way Acceptance Submittal Plans will come before Council in February and a Take 5 Oil Change Service will go in next to Sherwin Williams Paint.

Environment and Beautification: Councilman Milliken announced that James Island Pride sponsored the Second Annual Arbor Day Celebration. He thanked Fort Johnson Middle School Principal, David Parler, the teachers, Kathy Woolsey, Mayor Woolsey, James Island Pride members, and Town staff for a successful event. James Island Pride received a \$1,050 Grant from Palmetto Pride for litter control on the island. The next litter pick-up will be February 6. James Island Pride 3<sup>rd</sup> Annual Arts Auction will be held the last weekend in February. Several nominations have been received for Community Heroes and Councilman Milliken encouraged everyone to nominate a community hero. Nomination forms are on the Town's website. He encouraged participation in James Island Pride.

Children's Commission: Councilman Stokes announced that the Children's Commission hosted an excellent and successful Second Annual Tree Lighting Ceremony. He thanked Ashley Kellahan and Town staff and all who helped to make the event a success. The next meeting of the Children's Commission is January 14 at 5:00 p.m.

Public Safety Committee: Councilman Mullinax announced the next meeting on January 28 at 7:00 p.m.

History Commission:

Historical Market for Battle of Dills Bluff, \$2,120: Mayor Woolsey announced that the History Commission made a recommendation to apply for a Plaque for the Battle of Dills Bluff, (the last Battle of the Revolutionary War in the Carolinas). The expense is \$2,120; the location will be near where Dills Bluff turns into North Shore but the exact location has not been determined. The application will be sent to the SC Department of Archives and History for approval. A motion in favor was made by Councilman Blank, seconded by Councilman Stokes. Councilman Milliken made a minor grammatical correction in the description and added the sentence: The British evacuated Charleston in December of 1782. Motion passed unanimously.

Resolutions:

- a. Resolution #2015-21: Financial Agreement, Camp Road Sidewalk Phase II: Mrs. Kellahan provided an overview of the Camp Road Sidewalk, Phase II project. This is the phase of sidewalk that runs from the Camp Road intersection to Secessionville Road that Stantec has produced the construction plans for. We have also received the encroachment permits from the SC DOT. The Town has applied for TST Funding for FY 2016; received \$85,000, and matched it with \$85,000. She said since construction costs have gone up, the County now estimates the cost of the project to be \$210,000 instead of \$170,000 previously quoted. Mrs. Kellahan noted that the County's TST approval has to stay at \$85,000. The Intergovernmental Agreement basically says that they will match that amount as well as any overages. There is also language in the Intergovernmental Agreement that the Town has to approve the bid, so if it comes in much higher, the Town can rebid the project. A motion to approve Resolution #2015-21 (the Intergovernmental Agreement) was made by Councilman Milliken, seconded by Councilman Milliken. No discussion. Motion passed unanimously.
- b. Resolution #2015-22: To Authorize Matching Funds for Lighthouse Point Boulevard Sidewalk, Phase I, TST Application: Mrs. Kellahan reported that the Town applied for TST Funds for the Lighthouse Point Boulevard Phase I Sidewalk Project through the County's FY 2017 TST Allocation Program. This is the stretch from Lighthouse Point Boulevard at Fort Johnson Road towards the creek (short of the creek because if we cross it, OCRM permitting would be required). The County has begun the engineering and the sidewalk will be piped. There is a large ditch by the New Beginnings Church and they have requested that we pipe it. The estimated cost of the project is \$220,000; the Town will match at 50% with \$110,000. Mrs. Kellahan said there is a chance the project could include some drainage under Fort Johnson Road; however, it is likely that the SCDOT will fund that. A motion for approval was made by Councilman Stokes, and seconded by Councilman Mullinax. No discussion. Motion passed unanimously.

Ordinances up for Second Reading:

- a. Ordinance #2015-15: An Ordinance Regarding Weeds and Rank Vegetation: A motion to approve was made by Councilman Milliken, seconded by Councilman Stokes. No discussion. Motion passed unanimously.

Ordinances up for First Reading:

- a. Ordinance #2015:16: Memorandum of Understanding for the Folly Road Corridor Plan: A motion to approve was made by Councilman Blank, and seconded by Councilman Mullinax. Councilman Blank asked for clarification of the Memorandum of Understanding (MOU). Mayor Woolsey said it looks to him that we are setting up a permanent committee; and the second paragraph says that we are generally on board with the MOU; although we have not agreed to anything specific. Ms. Groves (Dover & Kohl) was asked to explain. She said the MOU is the first step to work with the other municipalities. Councilman Blank asked if there is anything in the MOU that would allow a municipality to alter another municipality's planning ordinances. Councilman Stokes said he thought the committee could make recommendations but it would have to come before Town Council for approval. Mayor Woolsey said he did not think the committee we are agreeing to set up is the same as a Joint Design Review Committee, which is different. He commented that a Joint Design Review committee may be proposed at some future time, but this is not the committee we are setting up. No further discussion. Motion passed unanimously.

New Business:

- a. Camp and Folly Intersection Improvement Project: Mrs. Kellahan gave a recap of the project. This project was awarded to low bidder, Banks Construction. She noted that there were some issues with relocating some utilities that Charleston Water System and the James Island PSD had to approve. Cal Oyer, (Charleston County) visited the office today and informed her that the project would be going before County Council tonight to be awarded and construction could begin as early as February. Councilman Milliken asked if the Town was asked to pay anything towards the cost of relocating the utilities; Mrs. Kellahan answered that we have not been asked to.

Executive Session: Mayor Woolsey moved to enter into an Executive Session in accordance with 30-4-70 (a) Code of Laws of SC to discuss real estate matters. The motion was seconded by Councilman Stokes and it passed unanimously. Council entered the executive session at 8:38 p.m.

Return to Regular Session: Council returned to regular session at 9:07 p.m. Mayor Woolsey announced that Council took no action or vote during the executive session.

Adjournment: There being no further business to come before the body, the meeting adjourned at 9:07 p.m.

Respectfully submitted:  
Frances Simmons  
Town Clerk