

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, October 15, 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, Merrell Roe, Senior Finance Clerk, Mark Johnson, Public Works Coordinator, Kristen Crane, Planning Director, 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 by Charleston Water System (CWS) on Proposed Rezoning Request at 521; 541; and 527 Harbor View Circle: Town Council heard a presentation from Mark Cline, Capital Project Officer (CWS), Kin Hill, Chief Executive Officer, and Lucas Padget, Esquire, Attorney. Mr. Cline said the Charleston Water System is seeking to rezone properties located at: 521, 541; and 527 Harbor View Circle, from a Residential Suburban Low-density (RSL) zoning, to Residential Office (OR) zoning, to use the properties for professional and administrative offices. He said Office Residential (OR) structures are located throughout the County and an OR zoning would maintain the residential character and use of those properties. He explained that the Plum Island Phase 3 Improvements Project, (a \$55 million project), is scheduled to begin in the spring of 2016. The expansion of the Charleston Wastewater Treatment Facility will require temporary additional office space for staff and parking for the duration of the project, which is anticipated to be 36 months. Charleston Water Systems owns the three parcels. They do not plan to use 521 Harbor View Circle for office space at this time because it is currently in a lease agreement but want it rezoned in case a need arises in the future. There will be no change to the appearance of the properties and there will be no structural changes; screenings and vegetation along the road will remain; and any parking areas that are placed will be pervious and restored to pre-project condition following the construction. Mr. Cline said they intend to have the properties return to residential use after the project. Mr. Cline availed himself to answer questions from Town Council. No questions were asked.

Public Hearing: Ordinance # 2015-12; 2015-13; and 2015-14: Proposed Zoning Map Amendments (re-zoning) 521 Harbor View Circle (TMS# 424-07-00-013; 541 Harbor View Circle (TMS# 424-07-00-010); and 527 Harbor View Circle (TMS # 424-07-00-012) from Low-Density Suburban Residential District (RSL) to Residential Office District (OR) for Professional Offices/Residential Uses:

Mayor Woolsey opened the Public Hearing at 7:08 p.m. No comments were made, and the Public Hearing closed.

Public Comments: The following persons addressed Town Council:

Bill & Claire Lacey, 504 Cecilia Cove Drive: Mr. Lacey announced that the James Island Charter HS Band Backers is sponsoring a BBQ dinner for Homecoming Day on Friday, October 30, 4-7 p.m. in the school cafeteria. Dinner is provided by Swig & Swine and tickets will be sold for \$10.00. Monies raised will go towards helping children participating in the Charleston Symphony Orchestra instruction and tuition costs.

Edward Green, 1115 Seaside Lane: Mr. Green addressed Council about drainage issues at his property. He said the rainwaters that falls from his house settles onto the road and when he goes to his mailbox, he has to shovel the water into the ditch. He said work was recently done in the street that is causing the water to

settle on his property; as a taxpayer, it is not his job to shovel off water. He asked the Town to look into this so that the water will drain into the ditch.

Anne Peterson Hutto, 659 Oakfield Drive: Mrs. Peterson-Hutto said she felt a little redundant because she has probably spoken to every councilman at this meeting. She said the Mayor came to her house on Saturday while she was gone; but she wanted to state for the record what they have been through. She is here on behalf of everyone on her street, the people behind her on Stiles Drive, and those on the other side on Fort Johnson Drive. She said today is the first day that her back yard could be considered dry. She has had two weeks of anywhere from 18” to 2’ of water in her back yard. She said the water started from about 10’ from the road going through her yard; through her house; and through the fence to the neighbor’s yard. She had a County vac truck come out and worked for 2 days; and from what she can tell, they took out about 20 gallons of water. She said to live in a no flood zone, and not have flood insurance to cover that, she is concerned about finding solutions going forward. She is here tonight, in part to say that she is willing to offer her help in finding that solution. She is grateful for the response that she got but it took almost three days to get somebody to acknowledge the problem - and that was frustrating. She said if it is ditches, or the lack thereof, let’s figure out how to do it, if it is a major engineering problem that we need to work with the County on, then let’s do that. She said it was a 1,000 year or 100 year flood event but a lot of her friends in Columbia didn’t have water damage. She said there was almost two weeks of standing water in her yard. She wanted to put this on record and to offer her help.

Consent Agenda:

- a. Minutes: September 17, 2015 Regular Town Council Meeting
- b. Breast Cancer Awareness Month Proclamation
- c. Lights On Afterschool Proclamation
- d. Fort Johnson Christian School Proclamation

Motion to approve the Consent Agenda was made by Councilman Milliken, seconded by Councilman Mullinax and passed unanimously.

Information Reports:

- a. Finance Report: Ms. Roe, Senior Finance Clerk presented the Finance Report. There were no questions.
- b. Administrator’s Report: Mrs. Kellahan reviewed highlights: Repair Care construction has begun; a photocopy of a handicapped ramp recently installed at one of the homes was provided to Council. Mrs. Kellahan and Mrs. Simmons attended the MASC Regional Advocacy meeting in North Charleston. Mrs. Kellahan said the Uber Transportation System was discussed and as information is obtained on this method of transportation it will be provided to Council. Request for Qualifications (RFQ) for Pinckney Park has been narrowed to three (3) firms for interview. Mrs. Kellahan said she hopes to make a recommendation to Council at its November meeting. The Municipal Emergency Operations Center (MEOC) was activated during the recent flood. Mrs. Kellahan thanked the staff for their availability and participation during this event. The Town operated under its Hurricane Plan, however, Scott Cave, our consultant with Atlantic Continuity System, will prepare a Flood Plan for the Town. Mrs. Kellahan gave highlights from each Department. Mrs. Kellahan recognized William Almonte, a senior engineering student at the Citadel, interning with Mark Johnson, Public Works.
- c. Island Sheriffs’ Patrol (ISP): Sergeant James gave the Crime Statistics report. He said shattered glass reported at the Living Word Church on Folly Road is under investigation. Sergeant James asked everyone to be aware of phone calls being made by persons asking money for family members in trouble. He informed everyone that the Sheriffs’ Office can help with water damage. Island Sheriffs’ Patrol report: total stops – 670; total hours worked – 568; tickets issued – 54; warnings – 633; calls for service – 48; field interviews – 10, and 15 arrests were made. Councilman

Milliken asked if there were leads from the reward the Town is offering in the Payne Church shootings; Sergeant James said there are no leads.

Requests for Approval:

- a. Community Assistance Grants: Mayor Woolsey asked for a motion in favor, Councilman Stokes moved, and Councilman Mullinax seconded. Mrs. Kellahan presented the following organizations for approval for the 2015-2016 fiscal year:

James Island Outreach: \$4,000	Pet Helpers: \$2,000
Sea Island Habitat for Humanity: \$2,000	Barrier Island Free Medical Clinic: \$2,000
Friends of McLeod: \$1,500	James Island Youth Soccer Club: \$2,000
Wounded Warrior Project: \$2,000	Tri-County Recovery Fund: \$2,000

Mrs. Kellahan said these requests total \$17,500 and \$8,000 remains in the Community Assistance Grants budget. Motion passed unanimously.

- b. Town Administrator's Employment Contract: Mayor Woolsey asked to postpone this item to the Executive Session. There were no objections and the request was granted.

Committee Reports:

Land Use Committee: No report.

Environment and Beautification Committee: Councilman Milliken reported that James Island Pride participated in the Carolina Green Fair on September 20th by staffing a booth and sharing information about what James Island Pride does. Helping Hands has been very active and assisted six clients in September -- three other clients were not helped because of a lack of resources. Councilman Milliken said they need to determine how to allocate more resources or to get more people to volunteer. James Island Arts had its first meeting of the season to plan the James Island Arts Auction for the last weekend in February. The event is designed as a juried Art Show for art students and to raise funds for Art Teachers on James Island. The Arbor Day Celebration will be held on December 4th at Fort Johnson Middle School; three trees has been purchased for the event. The community is invited to attend. Adopt-a-Highway trash pickup will be held Saturday, November 7th 9-11 a.m. The route has not been determined and a lunch will be provided after the pickup. Councilman Milliken encouraged everyone to nominate Community Heroes for recognition by the Town and James Island Pride. He thanked Mrs. Kellahan for activating the link on the website and Mrs. Simmons for sprucing up the application. Nomination Forms can be completed on-line or copied and brought to the Town Hall. Councilman Milliken encouraged everyone to support the James Island Charter HS Band Backers.

Children's Commission: Councilman Stokes presented adding two appointments to the Children's Commission: Leslie Medlin, and Robin Carter. Mayor Woolsey asked for a motion in favor. Councilman Blank moved, seconded by Councilman Mullinax. Motion passed unanimously.

Councilman Stokes announced that the Children's Commission has been planning an event with Steven Kugleman, head of the James Island Expanded Learning and Community Education Program; also known as Kaleidoscope, (an afterschool program for elementary school students). He said Mr. Kugleman is at tonight's meeting. Councilman Stokes said the National Program for Lights On Afterschool celebrates the work that the Afterschool Programs do. National Lights On Day is at the end of October and the Children's Commission, through collaboration with Mr. Kugleman, Leslie Medlin and Robin Carter, (James Island Kaleidoscope Site Administrators) have planned an event for Saturday, October 31, 10:00 a.m. to 12:00 Noon at Town Hall. A flyer was

given to each council member. An ad promoting the event ran in Wednesday's James Island Messenger, and will run again for the next two weeks. Parents of Kaleidoscope students will also be given a flyer and the flyer will be posted on The Town's website. Everyone is invited; children are encouraged to wear costumes and adults appropriate costumes. He said one of the Proclamations that passed under the Consent Agenda was Lights On Afterschool - National Lights On Day.

Councilman Stokes announced that the Children's Commission meetings has been changed to the second Thursday of the month. The next meeting is Thursday, November 12th at 5:00 p.m.

Public Safety Committee: Councilman Mullinax announced that the Neighborhood Council will meet on Thursday, October 22nd at 7:00 p.m.

History Commission: Mayor Woolsey announced that the History Commission continues to meet monthly.

Resolutions:

- a. Resolution #2015-20: Island Sheriffs' Patrol Officer of Third Quarter – postponed to next month.

Ordinances up for Second Reading:

- a. Ordinance #2015-10: An Ordinance to Regulate the use of Fireworks in the Town of James Island: Mayor Woolsey asked for a motion in favor. Councilman Mullinax moved, seconded by Councilman Milliken. No discussion. Motion passed; Councilman Blank opposed.
- b. Ordinance #2015-11: Recovery of Collection Costs as a part of Delinquent Debts Collected Pursuant to the Setoff Debt Collection Act: Mayor Woolsey asked for a motion in favor. Councilman Stokes moved, seconded by Councilman Mullinax. No discussion. Motion passed unanimously.

Ordinances up for First Reading:

- a. Ordinance #2015-12: Proposed Zoning Map Amendment (rezoning) 521 Harbor View Circle (TMS# 424-07-00-013); from Low-Density Suburban Residential District (RSL) to Residential Office District (OR) for Professional Offices/Residential Uses: Mayor Woolsey asked for a motion in favor. Councilman Blank moved, and Councilman Stokes seconded. No discussion. Motion passed unanimously.
- b. Ordinance #2015-13: Proposed Zoning Map Amendment (rezoning) 541 Harbor View Circle (TMS# 424-07-00-010); from Low-Density Suburban Residential District (RSL) to Residential Office District (OR) for Professional Offices/Residential uses: Mayor Woolsey asked for a motion in favor. Councilman Blank moved, and Councilman Stokes seconded. No discussion. Motion passed unanimously.
- c. Ordinance #2015-14: Proposed Zoning Map Amendment (rezoning) 527 Harbor View Circle (TMS# 424-07-00-012); from Low-Density Suburban Residential District (RSL) to Residential Office District (OR) for Professional Offices/Residential uses: Mayor Woolsey asked for a motion in favor. Councilman Blank moved, and Councilman Stokes seconded. No discussion. Motion passed unanimously.

New Business:

- a. Discussion of Drainage at Fort Johnson and Lighthouse Boulevard: Mayor Woolsey asked Mark Johnson, Public Works Coordinator to report. Mr. Johnson referred to the County Stormwater inventory map where it showed areas in blue where the recent floods occurred. Mr. Johnson said

the green line shows where the sidewalk on Lighthouse Boulevard will be constructed; that the sidewalk will be over an existing drainage ditch, so it will have to be piped in. He said the other end at Eaglewood Retreat is being investigated to determine if there is an old, existing pipe that goes underneath the road. That is not shown on the inventory map but it could be another way to convey water out of that area. Mr. Johnson gave several options he thought could help resolve the drainage: 1) when the sidewalk is constructed on Lighthouse Boulevard, have it piped in so the waters drain into the ditch; 2) if there is a pipe under Fort Johnson at Eaglewood, opening it will allow waters to flow that way; 3) both options 1 and 2. Mr. Johnson said these options are being looked into to permanently fix the problem. Councilman Milliken asked what resources are needed for this to be done. He asked if an allocation of funds needs to be placed on an agenda for a Study to choose between the two options. Mr. Johnson said he didn't think we need to do that at this point because the County can do it under our normal contract with them; and he has already discussed this with them. He said a topographical survey will show which way the water flows. Councilman Blank asked the timeframe for the sidewalk on Lighthouse Boulevard. Mrs. Kellahan answered that our engineers are currently working on a project on Rembert Road and Lighthouse Boulevard is scheduled next. She said preliminary engineered drawings have been done so the project has a good start; the full engineered drawings will be ready soon to bid. Mayor Woolsey added that we will have to make adjustments if we go under Fort Johnson Road, and if we get to that point, it will come to Council for approval. He said if we were to add a culvert under Fort Johnson Road to connect to the City's ditch; that would also come to Council. Councilman Blank said this was one of the worse areas during the flood. Mr. Johnson said Fort Johnson Road, where Representative Peterson-Hutto lives, is a State road. He said the County Stormwater Engineers said the County will be cleaning the culverts, even though they are maintained by the State. Councilman Stokes asked if there is a timeline for the cleaning; to which Mr. Johnson said it should be sometime this month. Mr. Johnson complimented the Stormwater Engineers at the SCDOT, Charleston County, and the City of Charleston because the Quarterly meetings they have with the Town has made a difference in drainage on the island for the past two years. He said what we saw was minor compared to other areas in the County. Mayor Woolsey commented that if the drainage had not been cleared those years, the swamp behind Oxbow, if it had overflowed, would have effected many of the homes there. Council thanked Mr. Johnson for the job he has done.

Executive Session: Mayor Woolsey asked for a motion to enter into an executive session in accordance with 30-4-70(a) Code of Laws of South Carolina to discuss personnel matters regarding the Town Administrator's Contract Renewal. Councilman Blank moved and Councilman Stokes seconded. Motion passed unanimously and Council entered at 7:43 p.m.

Return to Regular Session: Town Council returned to regular session at 7:54 p.m. Mayor Woolsey announced that no votes were taken during the Executive Session. Mayor Woolsey moved to approve extending Ashley Kellahan, the Town Administrator's contract for another two year period at \$75,000.00 per year. Councilman Milliken seconded. No discussion. Motion passed unanimously.

Adjournment: There being no further business to come before the body, the meeting adjourned at 7:56 p.m.

Respectfully submitted:
Frances Simmons
Town Clerk