



**The Town of Hilton Head Island
Planning Commission
Rules of Procedure Committee**

**Wednesday, May 12, 2010
3:00 pm – Conference Room # 4**

AGENDA

As a Courtesy to Others Please Turn Off All Cell Phones and Pagers during the Meeting

1. Call to Order

2. Roll Call

3. Freedom of Information Act Compliance

Public notification of this meeting has been published, posted, and mailed in compliance with the Freedom of Information Act and the Town of Hilton Head Island requirements.

4. Approval of Agenda

5. New Business

1. Consider establishing a Planning Commission process for annual monitoring, evaluation and reporting on the implementation strategies of the adopted 2010 Comprehensive Plan.

Previous Practice – 2004 Comprehensive Plan Status Report, November 2008 (attachment)

2010 Comp Plan – Maintaining a living document

2010 Comp Plan and the CIP

2. Planning Commission role and responsibility

3. Future Action

4. Next Meeting Date: May 26, 2010 at 3:00pm

6. Adjournment

Please note that a quorum of Town Council may result if four (4) or more of Town Council members attend this meeting. A quorum of Planning Commissioners may result if five (5) or more of their members attend this meeting.

Comprehensive Plan Status Report
November 2008

This document describes the status of work being done to implement the recommendations made in the Town’s Comprehensive Plan (including the appendices).

The information in this document is organized by element or appendix, and within those by topic. Page references are given so the reader can easily look up the specific implementation strategies for each goal. Status information is provided in a bulleted list below each goal.

As policy makers review this information, the various areas where progress has been made, should be noted and celebrated. But, where “□ no progress” has been made, future resource allocations decisions should be discussed. The goal is assist the Town Council to make informed decisions. The Planning Commission can inform the debate through its annual discussion and recommended priorities.

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Cultural Resources Element	
Historical Landmarks – page 26 of 2004 Comp Plan	
<p>Goal 1: Develop a historic landmarks protection program to preserve important sites and architecture on all areas of the Island.</p> <p><u>No progress.</u></p>	□
<p>Goal 2A: In order to respect cultural dignity and maintain historic areas, continue to encourage planned communities and other landowners to provide easier access for family members to burial sites.</p> <ul style="list-style-type: none"> ◆ Planning staff continues to work with developers to maintain access to gravesites. 	—
<p>Goal 2B: Improve access to historic sites for educational purposes.</p> <ul style="list-style-type: none"> ◆ Green’s Shell and Fish Haul properties were purchased and developed as parks. Ford’s Shell Ring was purchased but has not been developed. ◆ The Town continues to work with the Coastal Discovery Museum in their efforts to establish Honey Horn as an educational facility. State, County, Town and private funding sources have been identified for two of the three million dollars needed to implement the master plan for the site, which includes the renovation of the property and its buildings. 	— —
Cultural Appreciation – page 27 of 2004 Comp Plan	
<p>Goal 3: Promote preservation of Native Islander neighborhoods and historic structures to help maintain the Native Islander culture.</p> <ul style="list-style-type: none"> ◆ Recommendations in the redevelopment areas of Chaplin and Stoney/Skull Creek address this goal; implementation of those recommendations will follow over the next ten years. ◆ Town staff worked with the Chamber Leadership Class to help complete a new brochure featuring all the historic sites on the Island. 	— ●
<p>Goal 4A: Encourage further historic and archaeological research by academic or other organizations. This could include video, audio and written records.</p> <ul style="list-style-type: none"> ◆ Participated in a video by Mike Taylor and the Coastal Discovery Museum on the history of the Island. ◆ Town was recently featured on statewide SC ETV’s Road show by highlighting our land acquisition program, beach renourishment, and many of the qualities that make us an appealing destination. 	● ●
<p>Goal 4B: Promote educational programs and interpretive signage that help residents and visitors of all ages to understand the long unique history and rich cultural traditions on Hilton Head Island; and encourage minority cultures to join fully into the greater Island community.</p> <ul style="list-style-type: none"> ◆ Interpretive signs <u>have been</u> manufactured for Fish Haul Park and installed. These signs, complete with artwork, <u>have been</u> installed in five locations throughout the park, and deal with the ecology of the site. Grant money is currently being sought for interpretive signage for Jarvis Creek Park. ◆ Additionally through a grant from the Lowcountry Foundation the Town of Hilton Head and Beaufort County are conducting a joint feasibility study that includes the linking of Mitchellville area parks, the redesign of historic Fort Howell. 	—

<ul style="list-style-type: none"> ◆ Town Council approved amending LMO parking standards to reduce the levels of parking needs based on actual use and a parking space width reduction which reduced the amount of impervious surface necessary. ◆ All beach parks have “pervious paver” parking spaces. ◆ Specimen Tree protection provisions were added to the LMO. ◆ Minor subdivision regulations were revised to include buffers. ◆ Staff has drafted protection standards for dunes (Critical Storm Protection and Dune Accretion <u>Area and Transition Area</u>), which <u>are currently being expanded to include the entire beach</u>. These standards are more restrictive than those currently in the LMO and will better <u>protect the existing line of construction from storm surge as well as the dune areas from development</u>. 	<p>—</p>
<p>Goal 1C: The Town should research the application of natural resources regulations on single family lots which are not subject to regulatory controls (e.g., property owners’ association rules). This could include stormwater management, tree protection, wetland protection, and wetland buffers.</p> <ul style="list-style-type: none"> ◆ Research was done and the conclusion was to not add regulations on single family parcels outside of North Forest Beach, Folly Field and Holiday Homes neighborhoods at this time. ◆ Tree protection now includes specimen trees on SF lots ◆ Holiday Homes overlay district was created for tree preservation in buffers. • <u>The Neighborhood Character Overlay Districts still protects trees on single family lots (these areas include Folly Field, Holiday Homes, and Forest Beach).</u> 	<p>—</p>
<p>Goal 2A: By preventing and controlling urban runoff, Hilton Head Island should become a model for coastal environmental protection. The Town should protect and improve the water quality of all waterways and marshes in and around Hilton Head Island through appropriate regulation of stormwater management.</p> <ul style="list-style-type: none"> ◆ Drainage improvements at various locations around Island are under construction. ◆ Staff continually looks for ways to incorporate environmentally friendly designs, materials, and construction methods into public projects. Examples are: The reconfiguration of Coligny Circle reduced impervious paving significantly while providing better geometrics for vehicles and pedestrian and using pervious parking in Town parks. ◆ Staff researching a fee-in-lieu program for stormwater management in specific areas of the Island as part of the redevelopment strategies. ◆ The LMO was amended to reference Beaufort County’s BMP manual as a guide for development on the Island. 	<p>—</p> <p>—</p>
<p>Goal 2B: Reducing pollutants once they reach water bodies is inherently more difficult than reducing pollutants at the source. The Town should develop methods to encourage private property owners, including homeowners, to incorporate water quality protection measures into</p>	

<p>their developments.</p> <ul style="list-style-type: none"> ◆ Town staff created brochures as a part of the Broad Creek Management Plan. ◆ A bio retention pond at Fire Station #3 has assisted efforts to mitigate drainage issues on the Ashmore Tract. ◆ Mathews Drive widening includes stormwater filtrations systems. 	<p>—</p>
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Management of Town Properties & Land Acquisition – page 50 of 2004 Comp Plan

<p>Goal 3: Areas that are contiguous, forming land corridors (“greenways”) and water connectors (“blueways”) should be given high priority in the Town’s land acquisition program. Linking these will form critically needed naturalized drainage ways and a network of wildlife habitat on the Island.</p> <ul style="list-style-type: none"> ◆ Staff takes these issues into consideration in land acquisition recommendations. ◆ Staff worked with the county to protect wildlife habitats during routine maintenance of County drainage ways on Town property. ◆ <u>Staff continues to work with utility companies to keep as much vegetation in easements as practical; these “greenways” create additional wildlife habitat and corridors for movement.</u> 	<p>—</p>
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<p>Goal 4: Incorporate protection of the natural environment into all projects on Town property and encourage large and small-scale environmental preservation efforts by private landowners.</p> <ul style="list-style-type: none"> ◆ Design of Town parks includes low impact designs where feasible, required in wetland buffers and pervious parking. ◆ Interpretive signage is planned for several parks. 	<p>—</p>
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<p>Goal 5: Encourage residents and visitors to enjoy our natural areas by allowing them to view and experience them through access that is appropriate to the sensitive nature of the resource.</p> <ul style="list-style-type: none"> ◆ Design of new parks along Broad Creek will include pathways and signage on the ecosystem. ◆ Fish Haul Park, Barker Field, and the designs for Shelter Cove Park Expansion and Compass Rose Park provide boardwalks for viewing native wildlife and marsh habitat. ◆ The 2006-2007 renourishment project created the newly opened, seven-acre Mitchellville Beach Park, and restored a half-mile strand of Hidden Beach to its original pristine beauty ◆ Compass Rose Park Plan to include a wetland restoration and educational component. ◆ Staff continually looks for opportunities to acquire land which can provide public access to the creeks and marshes and inland sites with significant natural features. ◆ The old Seafood Co-op site which provides access to Skull Creek was purchased. 	<p>—</p>
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Public Education & Demonstration – page 51 of 2004 Comp Plan

<p>Goal 6A: Continue to promote environmental education programs that stress protection of fragile areas and wildlife, so that visitors and residents can continue to enjoy natural areas on Hilton Head Island.</p> <ul style="list-style-type: none"> ◆ Town staff regularly makes presentations to groups on natural resource protection issues, as well as the Sea Turtle Program. ◆ The Town contributes to the salary for Clemson’s extension agent and Town staff assists in the coordination of educational seminars on natural resources through the Clemson 	<p>—</p>
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<p>Extension Service and other venues.</p> <ul style="list-style-type: none"> • <u>The Coastal Discovery Museum offers programs to the Lowcountry Estuarium – at no charge to participants. In 2008 the museum completed or will complete a total of 5 programs with the Estuarium. In 2007, they had 7 programs, most of which were done at the Visitor Center. The majority of the usage of the boardwalks is for museum-led programs with area school children, local clubs, tourists, and self-guided tours. The number of participants in our museum-led programs regarding salt marsh ecology and the surrounding habitats.</u> 	<p>—</p>
<p>Goal 6B: Encourage eco-tour programs that provide accurate educational messages and meaningful experiences with the least harm to the environment. See above Goal 6A</p>	<p>—</p>

Population Element

Demographic Data – page 68 of 2004 Comp Plan

<p>Goal 1: Continue to work with the Census bureau to acquire accurate population data every 5 (five) years. This will facilitate analysis of data over a long time period and allow for the tracking of various trends for the Island in the future. The Town should also work to broaden the types of data available, such as health statistics or more detailed economic information.</p> <ul style="list-style-type: none"> ◆ 2005 Mid Decade Census was determined to be too expensive and was omitted. ◆ Town is monitoring HH Foundation’s Community Indicators Survey. ◆ Staff worked closely with County staff, Bluffton and Hardeeville staff to produce population projections for Southern Beaufort County. ◆ Staff is working with the Chamber to establish a list of standard data and statistics needed to improve planning and community development efforts. ◆ <u>Staff competed address updates for Census Bureau (LUCU).</u> ◆ <u>Staff should evaluate the State Agencies’ population estimates for Hilton Head Island which are significantly lower than staff projections. State’s estimates show a decline which affects Town funding.</u> 	<p>—</p>
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<p>Goal 2: Establish a method for tracking the Island’s actual daytime and seasonal populations including the impacts of the commuting workforce and the seasonal tourist population.</p> <ul style="list-style-type: none"> ◆ New projections for the Island’s permanent resident and overnight tourist populations have been prepared. ◆ Staff arranged a meeting with Rich Harrill, Director of the Institute for Tourism Research of the University of South Carolina to discuss new methods and costs for determining virtual population. ◆ Staff monitors various reports from the Census Bureau as they become available. 	<p>—</p>
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Population Diversity – page 69 of 2004 Comp Plan

<p>Goal 3: Create a healthy, self-sustaining community that encourages economic and cultural diversity by understanding the needs and assets of each of the Island’s many different communities. By better understanding these needs and assets the Town will work to become less dependent on the workforce residing on the mainland and ensure the ability of different communities to work and live on Hilton Head Island.</p> <ul style="list-style-type: none"> ◆ Diversity has been important in appointments to boards and commissions. 	<p>—</p>
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<p>Goal 4: The Town should identify methods to support moderate income housing in an effort to develop a healthy self-sustaining community. See Housing Element for needs, goals, and implementation strategies regarding this issue.</p> <ul style="list-style-type: none"> ◆ Staff has provided assistance to realtors and developers to identify potential parcels for moderate housing. The programs have been placed on hold as of August 2007. ◆ Town Council made improvements to the affordable housing regulations. ◆ Staff is assisting Habitat for Humanity in locating a potential development on the Island. ◆ Staff is developing a program to serve as representatives to the Native Island Communities POAs. 	<input type="checkbox"/>
<p>Goal 5: Gather information to help determine appropriate activities that support the proper development of the Island’s youth.</p> <ul style="list-style-type: none"> ◆ Staff works with the Island Recreation Center and Beaufort County to schedule adequate fields for youth team sports and activities for all ages, including toddlers. 	
<p>Goal 6: Identify and work with the appropriate organizations that can help the Town to best utilize and support its older population. Assist local businesses and organizations to properly implement the Americans With Disabilities Act (ADA) and insure that the Town’s infrastructure is not an impediment to this population.</p> <ul style="list-style-type: none"> ◆ All Town facilities, parks and pathways are ADA compliant. ◆ Town beach parks have enhanced access mats for ADA and elderly. ◆ Staff worked with the Parks and Recreation Commission to look into the concerns citizens had with the SHARE Center. 	
<p>Community Building – page 71 of 2004 Comp Plan</p>	
<p>Goal 7: Actively promote interaction among Hilton Head Island’s numerous communities. Also, facilitate recognition of these communities by including neighborhoods in non-master planned Island areas alongside the Island’s well-recognized planned communities. By bringing the various communities together the Town will create a more complete identity.</p> <ul style="list-style-type: none"> ▪ Town involvement in community events: Compass Rose Park unveiling in coordination with Sea Pines 50th Anniversary, Honey Horn funding and project completion, Veterans Memorial in Shelter Cove Park. 	

Housing Element

Continuing Research – page 90 of 2004 Comp Plan

<p>Goal 1: Acquire and maintain data and statistics that will provide staff and elected officials with the information necessary to formulate strategies that will address affordable housing issues.</p> <ul style="list-style-type: none"> ◆ Met with Affordable Housing Consortium to determine number of affordable housing units needed on the Island. ◆ Researched affordability term lengths used in other communities around the country for affordable housing programs to help determine if a 30-year term is appropriate. 	
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Partnerships – page 91 of 2004 Comp Plan	
<p>Goal 2: To understand the strengths and needs of local organizations and therefore be better able to leverage each groups abilities to improve affordable housing in the region.</p> <ul style="list-style-type: none"> ◆ Town staff works with various groups as they come forward. 	—
Affordable Housing Production – page 91 of 2004 Comp Plan	
<p>Goal 3: The construction of affordable housing to accommodate the needs of the Island and region.</p> <ul style="list-style-type: none"> ◆ The Family Housing overlay District (FHOD) / Family Housing Program (FHP) segments of the Land Management Ordinance (LMO) were replaced with the Moderate Income Housing District (MIHD) and Moderate Income Housing Program (MIHP) by Town Council adoption in September 2006. As of August 8, 2007, new applications for the MIHD and MIHP are no longer being accepted. Participants in the FHOD/FHP remain and have the opportunity to amend deed restrictions to change to the MIHP deed restrictions. ◆ <u>FHP and MIHP were repealed Fall 2007</u> ◆ The following developments include affordable housing: <ul style="list-style-type: none"> Sylby Tub: 18 non-Section 8 units Sandalwood Terrace: 81 HUD subsidized units 90 Dillon road: 52 units that received tax credits Summerfield was permitted with our FHP program to include 20 affordable units Allenwood was permitted with our FHP program to include 38 affordable units Fuller Point was permitted under the FHP to include 4 affordable units. Beaufort County has a total of 112 units distributed in various locations on the Island. 	—
Family Assistance – page 93 of 2004 Comp Plan	
<p>Goal 4A: To the extent practical, enable as many residents as possible of the Island and region wishing to purchase a home to be able to do so.</p> <ul style="list-style-type: none"> ◆ Bonus density is included in the LMO to encourage affordable housing development. Programs have been cancelled currently on hold and staff looking for alternative approaches to affordable housing. 	—
<p>Goal 4B: To ensure that all persons are able to find adequate and decent housing.</p> <p><u>No Progress</u></p>	□

Community Facilities Element	
General Government Services – page 105 of 2004 Comp Plan	
<p>Goal 1A: To provide the staff and requisite facilities to maintain the superior administration of all Town government functions as the community's needs increase.</p> <ul style="list-style-type: none"> ◆ The Town of Hilton Head Island has finalized a study of the Town's space needs, facilities condition assessment, and an audit of the Vanderweil Facility Advisors facility database. ◆ Include a new station #7 and station #4 replaced/ relocated. See Fire Rescue MP ◆ A new Fire and Rescue Training Center and Facilities Management Building have been approved. Construction is underway. 	—

<ul style="list-style-type: none"> ◆ <u>Fire station 5 is going out to bid in January 2009; Station 1 is expected to bid in July 2009 followed by Stations 2 and 6.</u> 	
<p>Goal 1B: To work towards a more balanced composition of Town boards that better reflect the cultural diversity of the Island’s population.</p> <ul style="list-style-type: none"> ◆ The Town encourages people from all backgrounds to apply for positions on Boards. 	—
<p>Water & Wastewater Treatment Systems – page 105 of 2004 Comp Plan</p>	
<p>Goal 2A: Continued growth coupled with poor soil conditions in many areas of the Island have made it imperative to extend public sewer service into the un-served areas.</p> <ul style="list-style-type: none"> ◆ Town Council adopted policies to guide future implementation of Hilton Head Public Service District’s (HHPSD) sewer master plan as it relates to Town owned parcels. This includes seeking additional sources of funding. ◆ The Muddy Creek Sewer Grant Project was completed. ◆ <u>Chaplin Regional lift station completed.</u> ◆ <u>Barker Field lift station site leased to PSD by the Town</u> ◆ A new sewer grant was received for an area off of Squire Pope Road and will include the provision of sewer to Green’s Shell Park. <u>Estimate 85 homes will have access to sewer. Anticipate bidding in December 2008.</u> ◆ The Town has <u>completed</u> sewer connection for Honey Horn and the Coastal Discovery Museum. ◆ The Town cooperates with HHPSD to locate facilities on Town property when appropriate. ◆ <u>PSD’s Bucks for Better Island and Project SAFE contributions increased 329% to \$30,000 annually.</u> 	—
<p>Goal 2B: Provide adequate water service for both domestic use and fire safety to all areas of the Island.</p> <ul style="list-style-type: none"> ◆ Adequate water service is available throughout the Island. ◆ The Town is working with Hilton Head Public Service district to site facilities that will increase the capacity of water service to the District. ◆ New fire hydrants have been located and installed as well as existing hydrants have been upgraded/replaced. Hydrant replacement program included in CIP ◆ <u>The RO plant is under construction on Jenkins Island. Anticipate completion in spring 2009.</u> ◆ 	—
<p>Solid Waste Collection, Disposal, & Recycling – page 106 of 2004 Comp Plan</p>	
<p>Goal 3: Continue to encourage recycling of recyclable materials and composting of biodegradable waste, and work toward achieving a higher level of participation in the voluntary recycling program.</p> <ul style="list-style-type: none"> ◆ Cooperated with Beaufort County in opening the recycling/waste transfer station on Town property. ◆ Conducted the second annual household hazard waste collection day. ◆ Promoted use of the recycling station through press releases and newsletters. ◆ <u>The Town hired a consultant to evaluate the recycling conditions in the Town of HHI who made a presentation at the PFC meeting outlining a program called “pay as you throw.” Pay as you throw would require residents to buy specially designed bags for their regular</u> 	—

<p><u>trash collection. Trash haulers would only pick up trash in those special bags, which would cost more than regular trash bags. The added cost of the bags would be an incentive for residents to keep recyclables out of the trash and instead throw them into a special recycling bin that would be distributed to each house. The program would be paid for through the sale of the special bags. Most likely one or two waste haulers would be under contract with the Town to provide the recycling service island wide. Residential recycling would be the first phase of the HHI recycling effort. The PFC recommended moving forward on this initiative and to be prepared to make a recommendation at the Nov 08 PFC meeting. All felt there are still a lot of questions on how to implement such a program.</u></p>	
<p>Public Safety – page 107 of 2004 Comp Plan</p>	
<p>Please refer to the Appendix: Fire & Rescue Master Plan and the Comprehensive Emergency Management Plan for needs, goals, and implementation strategies related to public safety. At this time there is not a need for continued study of the police services on the Island, or of the medical facilities and services available to Island residents and visitors.</p>	<p>—</p>
<p>Educational Facilities – page 106 of 2004 Comp Plan</p>	
<p>Goal 4: The Town should continue to work with the School District and other public and private entities to ensure that the educational needs of the population are being met.</p> <ul style="list-style-type: none"> ◆ The Town worked with the School District to provide land at an affordable cost for the early childhood education center, which is sited on Pembroke Drive. ◆ The Town has an agreement with The Children’s Center for a land swap. <u>The PC approved rezoning of the proposed Children’s Center Parcel.</u> ◆ Staff has provided the Town’s new population projections to the School District. ◆ The School District has updated their facility program which calls for one new elementary school. <u>By 2014. The Town will work with the district to identify a suitable site. Declining enrollment will require project re-evaluation.</u> 	<p>—</p>
<p>Libraries & Cultural Facilities – page 107 of 2004 Comp Plan</p>	
<p>Goal 5: Identify cultural facilities and significant cultural sites and support vital cultural institutions. (Also refer to Chapter II, Cultural Resources Element, for a discussion of cultural programs and services.)</p> <ul style="list-style-type: none"> ◆ Town participates in County’s library impact fee for funding improvements. ◆ ATAX grant money is used by a variety of organizations for enhancing cultural education and understanding. ◆ The Town has assisted in development of facilities and relocated the Coastal Discovery museum on Town land in Honey Horn area. ◆ <u>The Town purchased the Visitor Center from the Chamber and leased back. Improvements are being evaluated.</u> 	<p>—</p>
<p>Parks & Recreation Facilities – page 107 of 2004 Comp Plan</p>	
<p>Goal 6: Continue to expand the public recreation system by providing adequate facilities and participating in the development of programs to meet the needs of a broad spectrum of the Island population (including visitors) while maintaining sensitivity to the specific needs of the</p>	<p>—</p>

<p>Island.</p> <ul style="list-style-type: none"> ◆ Land acquisition for public open space and recreation continues. ◆ Park facilities have been completed or expanded for Chaplin Community Park, Green's Shell Park, Crossings Park, Islander's Beach Park, Fish Haul Park, Mitchellville Park and Barker Field expansion. ◆ Construction of the veteran's memorial in Shelter Cove Park was completed and construction on the park was completed. ◆ The County Boat landing on Helmsman Way on Town land has been completed. ◆ New pathways on Marshland Road, Spanish Wells Road, and Wild Horse Road have been added. Pope Ave pathways and boardwalk and Mathews Drive pathways and Boardwalk are in construction. ◆ The Town collects a County Park Impact Fee to fund construction of new parks within the Town. ◆ A parks brochure has been printed for general distribution. ◆ An updated pathways brochure has been printed for general distribution. ◆ <u>Our Town</u> news letter featured parks with a map of the current system and plans and HH Monthly printed an article on future park development. ◆ <u>Our Town</u> news letter featured the pathways with an updated map. ◆ Compass Rose Park construction <u>is complete</u>. ◆ Redeveloped Coligny Beach Park is <u>set to bid in December 2009</u>. 	
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Economic Development Element	
Organization & Data Collection – page 128 of 2004 Comp Plan	
<p>Goal 1A: Work with the Greater Beaufort- Hilton Head Economic Partnership, Inc., the Hilton Head Island-Bluffton Chamber of Commerce, and other appropriate agencies to develop a methodology to collect employment data and use it to track employment on Hilton Head Island and in the region.</p> <p><u>No Progress to date</u></p>	□
<p>Goal 1B: Pursue a cooperative relationship with the Hilton Head Island-Bluffton Chamber of Commerce, the Town of Bluffton, and the Greater Beaufort-Hilton Head Economic Partnership, Inc. to collect data on key economic indicators, such as the number of full time and part time employees, employee demographics, and average commute distances, methods of transportation, occupational types and salaries.</p> <ul style="list-style-type: none"> ◆ Coordinating with the Community Foundation of the Lowcountry and the Hilton Head Foundation on Community Indicators Survey. ◆ Working with the Hilton Head Island-Bluffton Chamber of Commerce on Community Branding. 	—
<p>Goal 2: Establish stronger lines of communication with local entities to encourage unified local and regional economic development efforts.</p> <ul style="list-style-type: none"> ◆ Town has adopted the Southern Beaufort County Regional Plan to help address land use, recreation and transportation on a regional level. 	—

Business Retention & Recruitment – page 129 of 2004 Comp Plan	
<p>Goal 3: Continue redevelopment efforts including an analysis of the Land Management Ordinance to identify actions that can be taken to encourage private investment and redevelopment.</p> <ul style="list-style-type: none"> ◆ Town is designing and constructing several public projects in the TIF district. ◆ Amendments to the LMO to encourage redevelopment by private property owners have been adopted. ◆ New zoning districts Coligny Commercial Walking (CCW) & Dunnagans Commercial Walking (DCW) to encourage revitalization of specific areas of the Town have been created. ◆ New parking regulations have been adopted to more adequately address demand. ◆ LMO is being revised again to provide greater flexibility for redevelopment after a disaster. ◆ LMO amendments that encourage redevelopment are being reviewed for adoption. ◆ The Town has purchased the Dunnagan’s Alley Theatre & Rock Remy’s Parcels to help revitalize this area. ◆ <u>The Dunnagan’s Commercial District (DCW) was adopted with significant site feature changes.</u> 	<p>—</p>
<p>Goal 4A: Seek to understand the needs and desires of the business community, and facilitate their needs to the extent practical.</p> <ul style="list-style-type: none"> ◆ The Town is in the process of researching various techniques that can provide incentives for redevelopment. This is an ongoing process. 	<p>—</p>
<p>Goal 4B: The Town should gain a clear understanding of the existing real estate market on the Island and within the region in order to evaluate the potential return on investment of public resources in specific areas of the Island.</p> <p><u>No progress to date</u></p>	<p>□</p>
Workforce Education & Availability – page 131 of 2004 Comp Plan	
<p>Goal 5: Address labor force availability for the Town and Southern Beaufort County through the development and coordination of specific affordable housing and transportation strategies.</p> <ul style="list-style-type: none"> ◆ The Town has worked with the Latino Council to establish a strategic location for a permanent worker pick-up and employment site at Fairfield Square. ◆ The Southern Beaufort County Regional Plan was adopted that establishes working groups to assist in determining strategies for transportation of the labor force. ◆ The Town is collecting a transportation impact fee to fund road improvements in Southern Beaufort County. ◆ The Town has participated with Lowcountry Council of Governments and Beaufort County on other transportation studies. 	<p>—</p>
<p>Goal 6: Support an economic development program that will strengthen existing job readiness by promoting business-education partnerships and training opportunities within the Hilton Head</p>	<p>□</p>

Island community. <u>No progress to date.</u>	
Uniqueness of Place – page 132 of 2004 Comp Plan	
<p>Goal 7: Increase public access to and education on the natural, historical, and cultural elements of the Island.</p> <ul style="list-style-type: none"> ◆ Observation piers and boardwalks have been constructed in several Town parks and more parks are in the design phase. Educational signs are being designed for parks. ◆ ATAX funding is used for the promotion of tourism. ◆ Continuation of open space and natural resource protection with land acquisition program. ◆ <u>Design Review Board adopted new pathway design guidelines</u> 	—
Population Change & the Economy – page 133 of 2004 Comp Plan	
<p>Goal 8A: Explore methods to research and collect data on the growing resident population's needs and desires.</p> <ul style="list-style-type: none"> ◆ The Town is assisting in the Community Indicators Project which will provide an evaluation of and help to enhance resources for human services in the area. 	—
<p>Goal 8B: Develop alternatives means for economic diversification related to the changing demographics of the community.</p> <p><u>No Progress to date.</u></p>	□

Land Use Element	
Environmental Impact – page 148 of 2004 Comp Plan	
<p>Goal 1A: Direct development to areas which have in place, or have agreements or plans to provide, appropriate infrastructure capacity to accommodate growth in an environmentally acceptable manner and without placing such burdens on the infrastructure that it becomes dominant in the landscape.</p> <ul style="list-style-type: none"> ◆ Integrated in the Town's Redevelopment Areas. ◆ The LMO promotes environmental protection for all development. ◆ The Land Acquisition program targets parcels with environmentally sensitive features. ◆ The Town's sewer policy aims to extend infrastructure to areas of the Island currently unserved. ◆ <u>The DCW was adopted with significant site features changes.</u> 	—
<p>Goal 1B: Improve the water quality of all waterways and marshes in and around Hilton Head Island through appropriate regulation of stormwater runoff.</p> <ul style="list-style-type: none"> ◆ Continual water monitoring is conducted at several sites. ◆ Drainage Improvements have been performed in various locations on the Island and other are included in the CIP. ◆ The LMO was amended to reference Beaufort County's BMP manual as a guide for 	—

<p>development on the Island.</p> <ul style="list-style-type: none"> ◆ A Storm Water Utility was formed for Beaufort County. ◆ <u>The Town signed maintenance agreement with Hilton Head Plantation.</u> 	
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Sustainable Development – page 148 of 2004 Comp Plan

Goal 2A: Reduce allowable development densities to ensure that development and redevelopment do not create adverse impacts on the natural resources of the Island and that do not place an unreasonable burden on the community’s infrastructure. Further, since seventy percent of the Town is within areas that were master planned, the master plan caps should be held at or below current levels to ensure the intent of those PUDs is not compromised. —

- ◆ Land use projections based on current zoning were updated and used to compile population projections; these can be used as an initial step in analyzing what is an acceptable level of development on the Island.
- ◆ An updated GIS-based existing land use inventory was completed in 2008, including land use information for areas both inside and outside of the PUDs.

Goal 2B: The Town should continue to acquire land or development rights which will minimize negative impacts of development on surrounding neighborhoods and reduce future traffic volumes. This is especially important in areas where grade separated interchanges are otherwise predicted. —

- ◆ This is a high priority for the selection of land in Land Acquisition Program.
- ◆ A new land acquisition referendum for \$17 was approved in November.

Opportunities of Marine Environment – page 149 of 2004 Comp Plan

Goal 3A: Achieve a balance between the rights of private property owners and the general public in the use and enjoyment of Broad Creek and other Island waterways.

- ◆ The County has constructed a deep water boat landing on Broad Creek on Town-owned land and a boat dock on Old House Creek. —
- ◆ The Sea-Food Co-op site was purchased.
- ◆ Efforts at Jarvis Creek, Fish Haul and Mitchellville Parks have provided access to waterways and marine environments.
- ◆ Shelter Cove Park Memorial has new boardwalk for viewing

Goal 3B: The Town should continue its commitment to the maintenance of scenic vistas along Island roads and waterways. —

- ◆ This is a consideration in the Land Acquisition Program.
- ◆ Selective cutting of buffers along waterways and in public parks is performed.
- ◆ The Visitor Center was purchased from the Chamber.

Redevelopment – page 150 of 2004 Comp Plan

Goal 4A: Continue to work with property owners in the redevelopment areas to identify and prioritize public projects which will lead to private renovation and redevelopment efforts, thus improving and modernizing the older structures and developments on the Island. —

- ◆ Town Council adopted 4 redevelopment plans and has incorporated projects into the CIP program.
- ◆ The Town removed abandoned boats in coordination with the State on the Seafood Co-op Site.

Goal 4B: Promote redevelopment and infill that offers opportunities to form community centers and interesting, walkable places designed for pedestrian traffic and that better utilize existing infrastructure. —

- ◆ LMO amendments to encourage redevelopment in this manner have been adopted.
- ◆ The Redevelopment Floating Zone was adopted.

Goal 4C: Town ordinances should ensure that redevelopment is encouraged by establishing flexible provisions in the Town's Land Management Ordinance (LMO) without sacrificing the protection of natural resources or public safety. —

- ◆ LMO amendments that encourage redevelopment have been adopted.
- ◆ Parking guidelines were amended to better reflect actual demand and to reduce pervious paving.
- ◆ The Redevelopment Floating Zone was adopted.

Goal 4D: Research innovative methods to allow non-conforming developments to redevelop without losing building space. —

- ◆ LMO amendments that encourage redevelopment have been adopted.
- ◆ LMO amendments to accommodate disaster recovery situations involving non-conformities have been adopted.

The Redevelopment Floating Zone was adopted.

Goal 4E: Research the feasibility of implementing a special district for the purpose of providing shared parking facilities which would be funded in whole or in part by a system utilizing cash payments or land dedications in exchange for a reduction in the required parking on a site. —

- A policy for public parking was adopted as part of the Dunnagan's Commercial Walking District (DCW).

Goal 4F: To the extent desirable, retain neighborhood character as private residential property is redeveloped. —

- ◆ Ongoing via Design Review Board (DRB) and Architectural Review Board (ARB)'s. (Although Single Family (SF) are exempt from DRB)
- ◆ Amendments were made to the LMO to address the North Forest Beach, Folly Field and Holiday Homes neighborhoods.

Susceptibility to Storm Damage – page 153 of 2004 Comp Plan

Goal 5A: In order to reduce storm damage, continue to support flood hazard regulations and other initiatives, such as land acquisition or incentives to encourage voluntary compliance with the 40 year setback zones established by the South Carolina Office of Ocean and Coastal Resource Management (OCRM) in areas exempt from it. —

- ◆ Continued land acquisition program.
- ◆ Staff coordinates with OCRM on PUD exemption letters for development along the OCRM line.

- ◆ Development regulations were adopted for central and south forest beach in 2006, protection measures are now being extended to include the entire beachfront for beach-wide protection of dune systems.
- ◆ Development regulations were adopted to help prevent development in the dune fields. Staff is currently updating the Beach Management Plan.

A third beach renourishment was completed in early 2007, which included nourishment adjacent to the Spa complex.

- The Beach Management Plan has been updated, fall 2008.

Goal 5B: Provide for the health, safety, and welfare of the community through sound pre- and post-disaster development policies that prevent the loss of life and property in a future disaster. —

- ◆ Comprehensive Emergency Management Plan (CEMP) was adopted by Council.
- ◆ The Disaster Recovery Task Force drafted a Recovery Plan which was adopted by Council and is now being implemented by staff.
- ◆ A Disaster Recovery Committee was formed.
- ◆ LMO amendments to accommodate disaster recovery situations have been revised by staff.

Goal 5C: Continue to minimize and reduce vulnerability of Town infrastructure and public facilities to storm damage through the development of specific hazard mitigation measures. —

- ◆ Town has adopted Hazard Mitigation Plan.
- ◆ A new Emergency Operations Center was built in conjunction with the relocation of the Dispatch Center to a more hazard proof location.

Regional Cooperation – page 153 of 2004 Comp Plan

Goal 6: Continue to work on a regional level with off-island agencies to ensure a balanced and sustainable growth pattern for the region.

- ◆ The Town adopted the Southern Beaufort County Regional Plan (SBCRP).
- ◆ The Town contributes traffic and park impact fees to County for off island projects. —
- ◆ The Town meets regularly with the County, Bluffton and SCDOT to develop regional road improvement plans and take steps to implement these plans.
- ◆ The Town will assist County staff in the update of the County's Comprehensive Plan.
- ◆ Town Staff support or took the lead in several SBCRP implementation task.

Transportation Element

Road Network – safety – page 170 of 2004 Comp Plan

Goal 1A: Improve the road network by creating safe and convenient access and interconnections to all areas of the Island while protecting community investments, neighborhoods, and the natural environment.

- ◆ The Traffic Engineer conducts numerous studies around the Island including annual traffic counts. —

<ul style="list-style-type: none"> ◆ Town Staff has been working with PUD's to establish emergency access gates to permit more timely response to emergency calls. ◆ Coordination with SCDOT and Beaufort County occurs regularly. ◆ The redevelopment strategies include new roads in Stoney and the Mathews Drive area. ◆ <u>The land acquisition program continues to take high traffic generating parcels off the market.</u> ◆ A pilot directional signage project has been permitted for Sea Pines Circle to better direct people to destinations. ◆ The ten year CIP program includes several improvements to the road network, identified in order to improve both operations and safety. ◆ <u>Pope Avenue pathways were construction off the roadway.</u> ◆ Office Park Road realignment and construction was completed. 	
<p>Goal 1B: Specific traffic analysis standards should be maintained in the Land Management Ordinance (LMO) to guide development in accordance with existing and future needs of the Town.</p> <ul style="list-style-type: none"> ◆ The LMO includes traffic level of service standards for all signalized intersections and roundabouts. ◆ The Town utilizes a traffic model developed in 2002 to serve as a guideline in making decisions on scheduling and implementing major road improvements. ◆ The LMO requires the submission of a Traffic Impact Analysis Plan (TIAP) for major traffic-generating developments. 	<p>—</p>
<p>Goal 2: Intersection design standards and maintenance should provide for public safety while considering the unique Island character, aesthetics, topography, vegetation, environmentally sensitive areas, and neighborhood cohesiveness.</p> <ul style="list-style-type: none"> ◆ Redevelopment strategies include intersection improvements at numerous locations. ◆ The Town is continuing to install mast arm-supports, LED signals and pedestrian crossing improvements at signalized intersections. ◆ Pedestrian crossing improvements have been installed at various locations along William Hilton Parkway and at Coligny Circle. ◆ Local traffic and collision data has been used to identify critical intersections for targeted improvements. ◆ The Town is currently preparing to construct improvement projects and affect median closures that incorporate aesthetic elements at numerous intersections throughout the Town. ◆ New traffic signal installations must be separated by a minimum of 1,500 feet from existing signals. 	<p>—</p>
<p>Road Network – Maintenance – page 171 of 2004 Comp Plan</p>	
<p>GOAL 3: To maintain all roads on Hilton Head Island to ensure safety and adequate access.</p> <ul style="list-style-type: none"> ◆ A pilot program for dirt road paving has been initiated. ◆ Maintenance issues are promptly addressed with the County or SCDOT. 	<p>—</p>

<ul style="list-style-type: none"> ◆ The Town continues the litter control program on area roadways. ◆ All new development is required to have safe and adequate access. ◆ The Town provides maintenance on an ongoing basis in order to ensure that adequate safety is maintained on the road network throughout the Town. 	
<p>Road Network – Aesthetics – page 172 of 2004 Comp Plan</p>	
<p>Goal 4: The Town should ensure that aesthetic and vegetative character are maintained and improved along main arterials without sacrificing safety.</p> <ul style="list-style-type: none"> ◆ The redevelopment strategies include streetscaping as an integral part of new roads and improvements to existing roads. ◆ Landscape maintenance in the medians and shoulders of roadways continues. ◆ The Town has been working with the County and SCDOT to reestablish landscaping in the median along US 278 on the mainland. ◆ The Town’s Natural Resources Division reviews all roadway improvement plans to ensure that the aesthetic character is maintained to the extent possible and that associated impacts are minimized. 	<p>—</p>
<p>Goal 5: Transportation planning efforts should take into consideration the strong desire to maintain Town landmarks.</p> <ul style="list-style-type: none"> ◆ Sea Pines Circle and Coligny Circle have been re-configured for greater efficiency and improved safety, with a special emphasis applied to pedestrian safety enhancements at Coligny Circle. ◆ The redevelopment strategies include maintenance of traffic circles at both ends of Pope Avenue. ◆ Road improvement projects are developed in a manner that attempts to minimize historical and cultural impacts. 	<p>—</p>
<p>Road Network – Construction Impacts – page 172 of 2004 Comp Plan</p>	
<p>Goal 6: Strive to minimize the negative impact of construction projects on adjacent neighborhoods.</p> <ul style="list-style-type: none"> ◆ All roadway projects are designed with drainage improvements factored in. ◆ The Town continues to implement the Ten Year CIP in a fashion that combines multiple projects in close proximity to each other with similar implementation schedules. ◆ Town projects are scheduled and accomplished with work-activity time restrictions in a manner that is sensitive to impacts on and needs of the public, including nighttime operations. ◆ <u>Changes to several intersections included significant landscaping to screen adjacent residential areas.</u> ◆ <u>Several street renaming have included significant public input.</u> 	<p>—</p>
<p>Road Network – Traffic Modeling – page 172 of 2004 Comp Plan</p>	
<p>Goal 7: Collect data on traffic volume throughout the road network and throughout the year.</p> <ul style="list-style-type: none"> ◆ Data collection completed annually. 	

<ul style="list-style-type: none"> ◆ <i>Traffic Monitoring and Evaluation Report</i> containing analysis of conditions and mitigation recommendations is completed annually. ◆ Town utilizes 2002 traffic model to project 2020 conditions and plan accordingly. ◆ Permanent traffic counters are functional and collect data continuously. ◆ <u>Town contracted with Wilbur Smith Associates in fall 2008 to update the Travel Demand Model for Hilton Head Island.</u> ◆ <u>The Town is participating in a regional Travel Demand Modeling project with other area jurisdictions to provide a comprehensive regional approach to traffic, transportation and travel demands of the Lowcountry.</u> 	<p>—</p>
<p>Multi-Use Pathways – page 173 of 2004 Comp Plan</p>	
<p>Goal 8A: Continue expansion of the pathway network to provide pedestrians, bicyclists, and other users of non-motorized transit with a safe and efficient infrastructure to connect residential and tourist areas to schools, parks, and commercial areas.</p> <ul style="list-style-type: none"> ◆ Pathways along Wild Horse Road, Spanish Wells Road, Baygull Road, Mitchelville Road and Marshland Road were recently completed. ◆ <u>Pope Avenue pathways and boardwalk were completed.</u> ◆ <u>Mathews Drive pathways and boardwalks were completed.</u> ◆ Plans for additional pathways are in the CIP. ◆ Pathway maintenance and refurbishment continues. 	<p>—</p>
<p>Goal 8B: Complement public transit operations such as those of the LRTA (Palmetto Breeze), by connecting transit stops with employment destinations and tourist destinations.</p> <p>No progress to date.</p>	<p>□</p>
<p>Public Transportation – page 175 of 2004 Comp Plan</p>	
<p>Goal 9: Identify the Island-wide needs for public transportation and research alternative ways to provide the needed services.</p> <ul style="list-style-type: none"> ◆ Staff has participated in regional studies which address public transportation. ◆ Staff is participating in the development of a regional transportation vision with area jurisdictions. ◆ Implementation of the Southern Beaufort County Regional Plan requires continued regional coordination. 	<p>—</p>
<p>Air Transportation – page 175 of 2004 Comp Plan</p>	
<p>Goal 10A: Continue to ensure that airport operations remain safe while providing air travel to Island residents and visitors.</p> <ul style="list-style-type: none"> ◆ Staff coordinated with airport officials for widening of runway to accommodate blast pads and more tree obstacle clearance. ◆ The Town is committed to not lengthening the runway beyond 4,300 feet. ◆ The Town is working on designating noise abatement routes. 	<p>—</p>
<p>Goal 10B: Continue to ensure that development surrounding the airport is designed and</p>	

constructed to minimize the negative impacts of being located near the airport. <ul style="list-style-type: none"> ◆ Ongoing review of DPR applications by staff. 	—
Emergency Evacuation – page 176 of 2004 Comp Plan	
Goal 11: Work with appropriate agencies to plan for and implement safe and efficient evacuation routes away from the coast of South Carolina and Georgia. <ul style="list-style-type: none"> ◆ Ongoing coordination between the Town, Beaufort County Emergency Management, SCDOT and SCHP occurs. ◆ The Southern Beaufort County Regional Plan addresses regional transportation needs which will help facilitate evacuation. ◆ Town signal system has been programmed to facilitate an emergency evacuation on an on-demand basis. 	—
Regional Transportation – page 176 of 2004 Comp Plan	
Goal 12A: Continue to promote regional transportation and land use planning for all of Southern Beaufort County. <ul style="list-style-type: none"> ◆ The Town has adopted the Southern Beaufort County Regional Plan. ◆ Staff meets monthly with representatives from the County, Bluffton, and SCDOT regarding transportation issues. 	—
Goal 12B: Continue to work with appropriate agencies to provide input on roadway improvements along the US 278 corridor on the mainland. <ul style="list-style-type: none"> ◆ Staff participates monthly on Southern Beaufort County Highway Improvement Team to review traffic proposals and improvements. ◆ Mayor is a member of Beaufort County Transportation Advisory Group. ◆ Town hosts SCDOT quarterly meetings. 	—

Recreation Element	
Recreation Needs	
Goal 1: Continue to expand the public recreation system by providing adequate facilities to meet the needs of a broad spectrum of the island population (including visitors) while maintaining sensitivity to the specific needs of the island. <ul style="list-style-type: none"> • Parks and facilities have been added to the CIP As new parcels are acquired, they are folded into the future recreation needs as appropriate. • Compass Rose Park is COMPLETE. • Coligny Beach Park -Beach side redevelopment is bidding in November. • Rock's and Remy's Tract, Chaplin Linear Park/Shelter Cove Phase 2 are in various stages of design. 	—
Goal 1A: Participate with local recreation organizations in the development of programs and facilities to meet the needs of the resident and visitor populations of the island. <ul style="list-style-type: none"> ◆ The Town works in conjunction with the Island Recreation Association, Beaufort County Parks and Leisure Services and other organizations to coordinate athletic programs. 	—

<ul style="list-style-type: none"> ◆ A sailing and rowing club has presented a plan for a facility on Town-owned property. 	
Unique Features	
<p>Goal 2: Acquire conservation and park lands as a way to preserve natural and cultural resources for educational, interpretive, and passive recreation uses.</p> <ul style="list-style-type: none"> ◆ Such lands have and are being acquired through the Land Acquisition Program. 	—
<p>Goal 2A: Continue working with Beaufort County and the Town of Bluffton to ensure a regional park system on the mainland is developed that will serve the recreational needs of the residents and visitors of Southern Beaufort County.</p> <ul style="list-style-type: none"> ◆ This is addressed in the Southern Beaufort County Regional Plan. 	—
Neighborhood Parks	
<p>Goal 3: Provide adequate neighborhood parks.</p> <ul style="list-style-type: none"> ◆ Green’s Shell Park was completed and other parks are identified in the CIP. ◆ Additional lands for neighborhood parks are acquired through the Land Acquisition Program. ▪ <u>Compass Rose Park was completed.</u> 	—
Pathways	
<p>Goal 4: Continue improving and adding to the existing interconnected network of multi-use pathways throughout the island enabling residents and visitors to access recreational areas, shopping centers, schools and businesses by bicycle, foot, and other non-motorized forms of transportation.</p> <ul style="list-style-type: none"> ◆ The Island’s <u>54</u> mile multi-use pathway system continues to be expanded. Refer to CIP. 	—
Maintenance	
<p>Goal 5: Continue working with Beaufort County to provide the high standards of maintenance island residents and visitors expect from this community.</p> <ul style="list-style-type: none"> ◆ Maintenance needs are continuously evaluated and negotiated. 	—
<p>Goal 5A: Budget for and provide cost effective park maintenance and operations in order to maintain the expected level of service for all Town-owned parks.</p> <ul style="list-style-type: none"> ◆ Facilities Management contracts for park maintenance. Security cameras were installed at Chaplin, Barker, Mitchelville, Shelter Cove, and Compass Rose parks. <p><u>Refer to CIP as it relates to new policies that will be developed in 2009</u></p>	—
Funding Sources	
<p>Goal 6: Continue to utilize and seek a variety of funding sources in order to attain the required parks at build out.</p> <ul style="list-style-type: none"> ◆ Staff continues to apply and receive funding from grant sources such as PARD, LWCF and SCDOT park and pathway grants. ◆ Park Impact fees were update over the past year to provide additional funding for parks. 	—

Appendix – Hazard Mitigation Plan (See Chapter 5)	
Goal 1- Improved protection of critical facilities	
<p>Identify at-risk Town facilities in the 100-year floodplain and within areas subject to storm surge inundation.</p> <ul style="list-style-type: none"> ◆ The Archer Road Dispatch facility has been relocated to a secure location out of the floodplain. ◆ Fire and Rescue headquarters was relocated to the Hiltech tract. The Facilities Maintenance offices and the Fire and Rescue Training facilities are scheduled for construction on the Hiltech tract Fiscal Year 2008. ◆ Some fire stations remain in the floodplain to maintain coverage to all portions of the Island. Vulnerability assessment and retrofitting efforts for wind and flood dangers are in progress. Storm shutters have been provided for at risk fire stations. 	—
<p>Develop measures to address the risk to vulnerable critical facilities to prevent future damage.</p> <ul style="list-style-type: none"> ◆ The Town is working with Palmetto Electric to bury electrical power lines. At this time twenty eight projects have been identified. Three have been completed. Fifteen are in progress. The remaining ten have no activity at this time but are scheduled as future funds become available. 	—
Goal 2 – Enhance the hazards education/public information program	
<p>Identify & Solicit Low/No cost “Partners”</p> <ul style="list-style-type: none"> ◆ Current public information efforts are underway to develop a public information program strategy. The strategy team is formed of representative’s from Chamber, Red Cross and Town. ◆ The Annual Hurricane Symposium was held in cooperation with Chamber of Commerce. ◆ The Program drew record attendance and is planned to continue next year. ◆ The Department of Building and Fire Codes will continue to sponsor building code seminars in cooperation with the International Code Council as the Town transitions to the 2006 International Codes. The focus will be on significant changes in the life safety codes and the new hazard mitigation provision. 	—
Goal 3 – Revise Comprehensive Plan, as appropriate	
<p>Incorporate the All-Hazard Mitigation Plan into the community Comprehensive Plan.</p> <ul style="list-style-type: none"> ◆ This was adopted September 29, 2004. Yearly updates are published documenting progress on the Goals and Objectives. The Plan is required to be reevaluated and updated no later than 2009. The revisions are planned to be concurrently revised, written and adopted with the Comprehensive Plan. 	—
<p>Work to integrate mitigation into all community decisions.</p> <ul style="list-style-type: none"> ◆ The Hazard Mitigation Planning Committee meets twice a year to update Goals and Objectives and the Action Plan. ◆ A Disaster Recovery Commission was formed to address pre and post disaster issues. 	—
Goal 6 – Continue to identify drainage problems and work towards their resolution	

<p>Ensure the proper maintenance of existing drainage systems and the improvements and/or replacements as necessary. Expand the existing drainage system to meet increasing demands.</p> <ul style="list-style-type: none"> ◆ Construction and maintenance continues on the CIP drainage improvements throughout the Island. ◆ Yearly drainage system inspections are performed and documented as outlined in CRS Activity 540. ◆ The Island Wide Drainage Study is being reevaluated for additional projects and updated this year. 	<p>—</p>
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Goal 7 – Preserve and protect natural resources

<p>Much of the county’s land area is considered marshlands which should be preserved for water quality and flood water storage purposes through the use of wetland buffers, wetlands protection, and river buffers.</p> <ul style="list-style-type: none"> ◆ Town projects are designed to incorporate the natural properties of wetlands when the opportunity arises. ◆ The Town’s and County’s land acquisition programs target environmentally sensitive lands. 	<p>—</p>
<p>Open Space initiatives</p> <ul style="list-style-type: none"> ◆ The Town’s land acquisition program will continue to be a tool for open space preservation. See the Natural Resources Element for more information. 	<p>—</p>

Goal 9 – Ensure the communities continue to be compliant with National Flood Insurance Program (NFIP) requirements and that flood risk maps are accurate and up to date.

<p>Work with Federal Emergency Management Agency (FEMA) to conduct restudies as necessary to ensure that maps are accurate.</p> <ul style="list-style-type: none"> ◆ United States Army Corp of Engineers (USACOE) has completed Tasks 1-6 as outlined in the Planning Assistance to States (PAS) Grant contract. Task 7, Draft map Production is more than 50% complete. All V zones delineation and the final production of the draft maps is schedule for December 2007. The maps will be available for review after the “Best Available Data” letter from the FEMA mapping consultant 	<p>—</p>
<p>Continue to include flood development permitting as an important part of building and development permitting.</p> <ul style="list-style-type: none"> ◆ Building and Fire Codes reviews all development for NFIP and compliance to the international codes. ◆ Building and Fire Codes will conduct public education seminars on the new 2006 codes scheduled for adoption on July 1, 2008. 	<p>—</p>

Appendix – Beach Management Plan

<p>Overall Goal: To fulfill the mission of the Coastal Zone Management Act of 1977 which is to protect and preserve South Carolina’s beaches by encouraging development to move landward; and to provide for regulations on construction, reconstruction and alterations along the beaches.</p>	
<ul style="list-style-type: none"> ◆ Inventory and evaluate existing conditions as they pertain to man-made improvements and 	

<p>natural conditions along the beach; identify needed improvements to both facilities and regulations, which enhance the beach and its use; and develop a strategy which addresses these needed improvements and monitors and regulates continued growth along the beach.</p> <ul style="list-style-type: none"> ◆ This Inventory was completed as part of research for the Beach Management Plan. ◆ Town Council authorized the first phase of a comprehensive Shoreline Management Plan. The first element, an inventory and analysis of shoreline stabilization structures, has been completed. ◆ The Town has completed post-1997 and begun post 2007 project monitoring, studies on groins at Port Royal Plantation, South Beach, and the Spa area on Port Royal Sound. ◆ The Town has completed two major and one emergency beach renourishments. ◆ The Town completed a progress report on activities in regards to the Beach Management Plan in June 2001. ◆ Future beach park renovations, construction and beach renourishments are in the CIP. ◆ The Town has constructed several beach parks, which include Alder Lane, Coligny, Driessen, Islanders, Folly Field, and part of Chaplin Community Park. <u>Town completed construction of the Mitchellville Beach Access and Parking Project.</u> ◆ <u>Town adopted a Critical Storm Protection and Dune Accretion Area and Transition Area to restrict certain activities and used on dunes between the OCRM setback line and the general line of existing development.</u> ◆ <u>The Town is currently working with OCRM to update its Beach Management Plan.</u> 	<p>—</p>
<p>2. Provide for public beach access.</p> <ul style="list-style-type: none"> ◆ The Town has purchased land and constructed several beach parks with access and parking as per agreements with OCRM. In 1998, the Town renegotiated the number of beach parking spaces in the Beach Access Plan. ◆ Future beach parking and facilities are included in the Town's 10 year CIP (see Parks category in the CIP). ◆ The Town installed beach matting at Coligny, Driessen, Folly Field, Alder Lane, Mitchellville and Islander's beach parks for access to the lower beach area by wheelchairs and other mobility devices used by disabled people to get across the dry soft sand. 	<p>—</p> <p>—</p>
<p>3. Provide for emergency vehicle beach access.</p> <ul style="list-style-type: none"> ◆ The Town has negotiated with beachfront developers to include emergency vehicle access in some of the new development along the beach. ◆ The Town installed GEOWEB to stabilize emergency accesses to beach. ◆ Accesses are installed in the Coligny Beach Park, Islanders Park, Bradley and Burkes Beach Roads, Mitchellville and future Collier Beach Park. ◆ Staff worked with oceanfront beach developers to allow for beach access (Marriott Oceanfront, Disney). ◆ Emergency markers for location identification were installed for efficient emergency vehicle access. 	<p>—</p>

<ul style="list-style-type: none"> ◆ The Fire & Rescue Master Plan recommends special emergency response vehicles be purchased in order to facilitate medical emergency response on the beach. 	
<p>4. Address drainage along the beachfront by prohibiting development from directly discharging stormwater onto the beach.</p> <ul style="list-style-type: none"> ◆ The Town does not permit drainage discharge directly into the ocean. ◆ The Island-wide Drainage Study does not incorporate discharge into the ocean. 	—
<p>5. Inventory and protect endangered species and their habitat along the beach.</p> <ul style="list-style-type: none"> ◆ An inventory completed during research for the 1991 and 2008 Beach Management Plan. ◆ In 2001, USFWS identified critical wintering habitat for the Piping Plover along parts of the Island’s shoreline. ◆ The Town supports the Loggerhead Sea Turtle Protection Program. ◆ The Town provides brochures that addresses habitat on the beach. ◆ The Town conducted a habitat inventory near Fish Haul Creek in 2003 ◆ Ordinance enforcement is carried out by Town Codes Enforcement Officers, Facilities Management staff, Shore Beach franchise employees and BCSO deputies. 	—
<p>6. Analyze beach erosion control alternatives including beach renourishment.</p> <ul style="list-style-type: none"> ◆ The Town contracted with Olsen Associates for studies on groins at Port Royal Plantation, South Beach, and the Spa area on Port Royal Sound. <u>Council adopted in October 2008 the plan and approved moving forward with detailed engineering and permitting over the next 3-4 yrs.</u> ◆ Detached breakwaters were installed along parts of Port Royal Sound Shoreline. ◆ A continuous island wide database has been established since 1986. ◆ The Town renourished the beach three times in the 1990’s. ◆ The Town installed fences and plantings to support buildup and retention of dunes. ◆ Semi-annual beach surveys are conducted and an annual monitoring report is prepared. ◆ A beach renourishment project was completed in early 2007. 	—
<p>7. Develop a Post Disaster Recovery and Mitigation Plan.</p> <ul style="list-style-type: none"> ◆ Town Council adopted the Post Disaster Recovery and Mitigation Plan in 1991. ◆ The Town formed a Disaster Recovery Task Force which worked with a consultant under the direction of the Fire & Rescue Department. The task force created Volume IV of the Comprehensive Emergency Management Plan, which is a recovery plan. It was drafted and adopted by Town Council, replacing the 1991 Post Disaster Recovery and Mitigation Plan. ◆ The Town adopted the Flood Hazard Mitigation Plan, which was replaced by the Beaufort County Hazard Mitigation Plan in 2004. ◆ Disaster Recovery Commission was formed. 	—

Appendix – Island-wide Drainage Study

<p>Note: The projects recommended in the Island-wide drainage study are nearing completion. New projects have been identified and will be prioritized and funded in the upcoming years. A formal update of the Island-wide Drainage Study is being conducted with pilot program (Shipyard). New projects will be added to CIP</p>	●
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Appendix – 2004 FIRE AND RESCUE MASTER PLAN

<p>Overall Goal:</p> <ol style="list-style-type: none"> 1. Prepare an objective and quantitative assessment of the emergency medical and fire protection services levels as they currently exist, and opportunities to make cost effective improvements; and <ul style="list-style-type: none"> ▪ <u>A review is underway</u> 2. In light of service levels and improvement opportunities, examine policy making management and operation alternatives, which will guide the Town’s emergency services into the future. <ul style="list-style-type: none"> ▪ <u>A review is underway</u> 	<p>—</p>
<p><u>Fire and Rescue Introduction - (Section 1)</u></p> <ol style="list-style-type: none"> 1. The Master Plan was developed with a 10 year life expectancy with a recommendation to perform a comprehensive review and course correction at the mid point of the life of the plan. <ul style="list-style-type: none"> ◆ The Master Plan was updated in 2005 and will undergo a comprehensive review in 2009 as recommended. 2. Provide quarterly progress/activity reports to the Town Council’s Public Safety Committee and an Annual Report to the Town Manager. <ul style="list-style-type: none"> ◆ <u>Quarterly reports have not been provided but should begin in 20</u> 3. Maintain International Accreditation compliance through continuous self-assessment evaluation of the department’s efforts and activities and update as required. <ul style="list-style-type: none"> ◆ The Department received reaccreditation on August 22, 2007. 	<p>—</p>
<p><u>Department Overview (Section 2)</u></p> <ol style="list-style-type: none"> 1. Use a 3% growth rate as the basis for projections of future response levels. <ul style="list-style-type: none"> ◆ The Department is using the 3% growth figure and is running about 1% behind on actual numbers of responses. 	<p>—</p>
<p><u>Community Risk (Section 4)</u></p> <ol style="list-style-type: none"> 1. It is recommended that the fire risk for the Town of Hilton Head Island be considered as a Low Risk. 2. It is recommended that the emergency medical risk for the Town of Hilton Head Island be considered as a Moderate Risk, working towards Low Risk. 	<p>—</p>
<p><u>Response Time (Section 5)</u></p> <ol style="list-style-type: none"> 1. The recommendation for performance criteria standard for driving times for emergency fire and medical calls be established as follows: 2. The first arriving fire truck or ambulance shall be established as 5 minutes 90% of the time. <ul style="list-style-type: none"> a. <u>A review is underway</u> 3. The last arriving fire truck shall be established as 9 minutes 90% of the time. <ul style="list-style-type: none"> a. <u>A review is underway</u> 4. The long term goal for the first arriving fire truck or ambulance shall be established as 4 minutes 90% of the time. <ul style="list-style-type: none"> a. <u>A review is underway</u> 5. The long term goal for the last arriving fire truck shall be established as 8 minutes 90% of the time. <ul style="list-style-type: none"> a. <u>A review is underway</u> 	<p>—</p>

<p>6. The Fire Department shall staff an additional ladder truck at station 5 located on Whooping Crane Road and move the existing ladder truck to station 1 located on Cordillo Parkway once station 5 replacement is completed.</p> <p style="padding-left: 40px;">a. <u>Staffing has been moved from FY 09 to FY10 is under review fro additional changes.</u></p> <ul style="list-style-type: none"> ◆ It is recommended that the Town of Hilton Head Island promote the development and use of new technology to further reduce response times. These technologies include: Instantaneous Station Alerting, Radio Controlled Gate Access and further enhancements to the CAD (Computer Aided Dispatch) system. ◆ The Town continues to add new emergency access gates with radio controllers as need and identified. The Department has purchased a new Station Alerting system <u>which is in the process of being installed. CAD was updated in FY08.</u> <p>7. It is recommended that the Town of Hilton Head Island require improved address signage and location indicators, and enforce address corrections to facilitate reduction in response times.</p> <p>8. It is recommended that the Town of Hilton Head Island improve the existing road network by constructing new roads where possible and through the promotion and the installation of additional Emergency Access roads with fire department controlled gates.</p> <ul style="list-style-type: none"> ◆ The Town continues to add new emergency access gates to improve emergency access throughout the Town. <p>9. It is recommended that the Town of Hilton Head Island adopt a gate ordinance to require all property owners associations and Planned Unit Developments to install a Fire Department controlled gate opening system to provide emergency access to all current and future gates located in the Town.</p> <ul style="list-style-type: none"> ◆ <u>Town code allows the Town to require a gate control system in lieu of a Town Ordinance.</u> 	<p style="text-align: center;">—</p> <p style="text-align: center;">—</p> <p style="text-align: center;">—</p>
<p><u>Fire Station Locations (Section 6)</u></p> <p>1. The Fire Department shall use existing facilities located at fire department head quarters to staff an additional fire truck/ambulance 12 hours a day to equalize services provided to the Beach City, Dillon, and Fish Haul Roads, and areas in Port Royal, Palmetto Hall and Hilton Head Plantation PUDs.</p> <ul style="list-style-type: none"> ▪ <u>Existing facilities do not exist for this purpose and implementation has been put on hold pending additional review.</u> <p>2. The Fire Department shall reevaluate the 12 hour services after 5 years of providing these services to determine if 24 hour services are warranted.</p> <p>3. The Fire Department shall provide to the Town Council or Manager an annual report that will evaluate the level of service, deployment delivery and the achievement of each response time objective for each geographic area with the Town.</p> <ul style="list-style-type: none"> ◆ <u>Annual reports are presented to the Town Council Public Safety Committee.</u> <p>4. The Fire Department shall provide to the Town Council a quadrennial report that combines the annual reports and summarize improvements made or deficiencies observed.</p> <p>5. It is recommended that Fire Stations 1, 2, 5 and 6 undergo significant updating or replacement.</p> <ul style="list-style-type: none"> ◆ The Department has begun the process of replacing <u>Stations 1 (Shipyard) and 5 (HHP) in 2009.</u> 	<p style="text-align: center;">—</p> <p style="text-align: center;">—</p>
<p><u>Staffing (Section 7)</u></p> <p>1. Increase the number of authorized paramedics within the department from 42 to 48.</p> <ul style="list-style-type: none"> ◆ The Department has increased the number of paramedics within the department to 48 	<p style="text-align: center;">●</p>

<p>and has begun training additional employees to the paramedic level.</p> <p>2. Utilize a phased approach in adding staff to implement recommendation for Day Crew. Utilize a phased approach in adding staff to implement recommendation for second ladder truck.</p>	
<p>Administration (Section 8)</p> <p>1. A single point of entry medical records management system that will download data between the State required medical records, the fire incident reporting system and the medical billing system should be implement</p> <ul style="list-style-type: none"> ◆ ◆ The Department <u>is in the process of implementing an electronic patient care system.</u> <p>2. A new fire department headquarters building should be built near the intersection of Dillon Road and Gateway Circle at the time of the creation of a Town Public Works Department.</p> <ul style="list-style-type: none"> ◆ The decision has been made to permanently house the Fire Rescue Headquarters at its current location at 40 Summit Drive. 	<p>●</p>
<p>Operations (Section 9)</p> <p>1. Implement alternative methods of service delivery for non-life threatening incidents.</p> <ul style="list-style-type: none"> ▪ <u>No Action.</u> ◆ Obtain and strategically locate equipment to improve efficiency and effectiveness in responding to beach related emergency ◆ The Department has obtained an emergency vehicle capable of responding to medical incidents on the beach. This vehicle will be deployed as required. <p>2. Continue to develop joint service delivery methods with outside emergency agencies.</p> <ul style="list-style-type: none"> ▪ <u>Currently in discussions with Bluffton on an Automatic Aid Agreement.</u> <p>3. Participate in mutual aid agreements to stand ready to assist other jurisdictions in emergency situations.</p> <ul style="list-style-type: none"> ◆ The Town and Department is a participant in a State-wide Mutual Aid program <u>As well as the Beaufort County Mutual Aid Program.</u> <p>4. Provide two 25 to 30' fire boats, capable of providing an appropriate dive platform and can effectively flow 1,000 to 1,500 gallon of water per minute for firefighting operations.</p> <ul style="list-style-type: none"> ◆ The Fire Rescue Department has received a sizeable donation of money that could be used to purchase fire rescue boats. <u>Recommendation to come.</u> <p>5. Maintain the ability to be flexible in responding to homeland security issues.</p>	<p>●</p> <p>●</p> <p>—</p>
<p>Bureau of Fire Prevention (Section 10)</p> <ul style="list-style-type: none"> ◆ Implement a wireless mobile data application for the inspection process to increase the proficiency within the Bore ◆ The Department <u>has implemented</u> a mobile inspection system. <p>1. Enhance the public awareness and education program to include Fire Prevention Programs, Accident Prevention, Risk Watch, File of Life, and the Public CPR and AED training.</p> <ul style="list-style-type: none"> ◆ The fire department has continued an aggressive public education program and has been recognized statewide for their innovative programs. <p>2. Develop a multi-jurisdictional Fire Investigation Task Force to provide better and more consistent investigations.</p> <ul style="list-style-type: none"> ◆ <u>The Town has created its own team and continues to offer assistance to other regional fire departments.</u> <p>3. Implement a computerized records management system to maintain fire investigation records.</p> <ul style="list-style-type: none"> ◆ The Department is reviewing the potential of using its current records management system to meet this objective. 	<p>●</p> <p>—</p> <p>—</p>
<p>Training (Section 11)</p> <ul style="list-style-type: none"> ◆ Construct a Training Center that will allow practical “hands on” training to include a four story drill tower, an incorporated “burn room”, a driving training area, a drafting pit, a rescue training area, a storage building, and an emergency access road to Dillon Ro◆ This 	

● COMPLETE

— UNDERWAY

□ NO PROGRESS

<p>project has been combined with a new Facilities Management building <u>and construction is in progress.</u> (See CIP)</p> <ul style="list-style-type: none"> ◆ Provide regional recruit academies at a cost recovery basis ◆ This is currently under review and discussion with fire departments within our region to develop this program <u>for possible delivery upon completion of Training Facility</u> <ol style="list-style-type: none"> 1. Provide regional training opportunities at a cost recovery level. 2. Develop facilities and/or programs to add computer based training in all fire stations to provide more consistent and controllable classroom training to all personnel. 3. Evaluate the future need for a second Training Officer position in the Training Division based on need and outside use of the Training Center. 	<p>—</p>
<p><u>Communication (Section 12)</u></p> <ul style="list-style-type: none"> ◆ It is recommended that all communications equipment (Computer Aided Dispatch software, recording equipment, radio system, and telephone system) be upgraded as industry enhancements are introduced. Funds have been budgeted in the CIP to accomplish this recommendation. <ol style="list-style-type: none"> 1. It is recommended that all communications software for our Computer Aided Dispatch system be updated regularly and that at no time should the version we own be older than two versions. <ul style="list-style-type: none"> ◆ Current policy is to upgrade CAD software every two years as the vendor recommends. 10-Year CIP budgets reflect this plan. 2. It is recommended that the Fire Department investigate the need for Mobil Data Communications to reduce voice communications and increase capabilities. <ul style="list-style-type: none"> ● <u>Contract is pending on the purchase and installation of equipment to facilitate future Mobile Data Communications.</u> 	<p>—</p> <p>—</p> <p>—</p>
<p><u>Logistics and Maintenance (Section 12)</u></p> <ol style="list-style-type: none"> 1. The plan for refurbishment of our existing fleet of Fire Trucks rather than replacing them with new vehicles has been modified to include leasing rather than purchasing new equipment. This combination should be a cost saving high priority for the Fire Department. <ul style="list-style-type: none"> ◆ <u>Ten new fire engines are on order with the first 3 having been delivered.</u> 2. Provide a new computer software data processing system capable of interfacing with the Financial Management System. This system should have the capability to evaluate and enhance tracking repairs and have the ability to bill Town Departments for service. <ul style="list-style-type: none"> ◆ iMaint ® has been purchased for this purpose and is currently up and running however has not met all expectation and has not been interfaced with Munis ® at this point. 3. Future consideration should be given to additional staffing to reduce the ratio of vehicles and equipment to employees. 	<p>—</p> <p>—</p>
<p><u>Emergency Management (Section 14)</u></p> <ol style="list-style-type: none"> 1. Complete tasks identified in the Towns' Disaster Recovery PI <ul style="list-style-type: none"> ◆ ◆ This work is ongoing and will take another year to complete. 2. Develop a Disaster Mitigation Plan. (Volume I of our CEMP) <ul style="list-style-type: none"> ◆ Priority project after completion of the Disaster Recovery Plan. 3. Complete a Capability Assessment for Readiness (CAR). (Volume II of our CEMP) <ul style="list-style-type: none"> ◆ Work will begin on this project after the Disaster Mitigation Plan has been completed. 4. Develop and schedule bi-annual training exercises to test operational disaster related plans. 5. Improve the Town's Alert and Warning System. 	<p>—</p> <p>—</p> <p>—</p>

<ul style="list-style-type: none"> ◆ This project has been added to the CIP. 	—
<p>6. Maintain a computer training section in the Emergency Operations Center to be used jointly for training by the Town’s Training and Communications Departments.</p> <ul style="list-style-type: none"> ◆ The computers in the EOC are being upgraded this fiscal year. The EOC has been used for several training classes since its completion two years ago. 	●
<p>7. Explore the feasibility of purchasing mobile data pads to be used in the field for damage assessment.</p> <ul style="list-style-type: none"> ◆ The mobile data pads for damage assessment are being purchased, or have been purchased, by the Building & Fire Codes Department. 	—

Appendix – Broad Creek Management Plan

Land Use – page 14 of 2004 BCMP

<p>Goal 1 - Land uses should be managed to protect the water quality of Broad Creek.</p> <ul style="list-style-type: none"> ◆ Low impact development techniques are used whenever possible, including pervious pavers, in Town projects. ◆ Land acquisition recommendations continue to include parcels along Broad Creek. ◆ Shelter Cove Park expansion includes various best management practices to protect Broad Creek water quality. 	—
<p>Goal 2 - Land uses should be managed to protect the natural beauty of the shoreline of Broad Creek.</p> <ul style="list-style-type: none"> ◆ Town parks along Broad Creek are being designed to both take advantage of and maintain the beauty of Broad Creek. ◆ <u>New land acquisition program approved by voters may address this need in 2009-12</u> 	—
<p>Goal 3 - The Town should educate the public about the importance of buffers along Broad Creek.</p> <ul style="list-style-type: none"> ◆ A brochure was produced on riparian buffers. ◆ Educational signage is planned for parks along the creek. ◆ The Broad Creek Plan is now on the Town’s web page. 	—

Water Quality & Stormwater Management – page 41 of 2004 BCMP

<p>Goal 1 - The top priority of the Town of Hilton Head Island’s stormwater program should be to protect and improve the water quality in Broad Creek.</p> <ul style="list-style-type: none"> ◆ See CIP drainage improvements and monitoring. 	—
<p>Goal 2 - The Town should strive to exceed the requirements to the maximum extent possible for the NPDES permit.</p> <ul style="list-style-type: none"> ◆ Biweekly water quality monitoring continues at several sites. 	—
<p>Goal 3 - The Town of Hilton Head Island should take a role in educating the public about</p>	

<p>stormwater issues and their effects on Broad Creek.</p> <ul style="list-style-type: none"> ◆ The Broad Creek Plan has been posted on the Town’s web page. ◆ A brochure was produced on riparian buffers. 	<p>—</p>
<p>Goal 4 - The Town must strive to reduce and eventually eliminate to the extent possible the threat of human waste contributing to the pollution of Broad Creek.</p> <ul style="list-style-type: none"> ◆ Staff is working with HHPSD to implement their sewer master plan. 	<p>—</p>
<p>Environmental Zones & Wildlife – page 62 of 2004 BCMP</p>	
<p>Goal 1 - The Town should strive to increase protection of important habitat.</p> <ul style="list-style-type: none"> ◆ Staff continues to recommend important parcels for land acquisition. ◆ Shelter Cove Park expansion set aside a significant amount of native vegetation and protected wetlands. 	<p>—</p>
<p>Goal 2 - The Town should strive to restore degraded systems.</p> <ul style="list-style-type: none"> ◆ Wetlands restoration work has been completed in the headwaters of Broad Creek. ◆ Staff worked with NOAA and SC DNR to map shellfish bed in Broad Creek. This was to be an initiative that would establish the current location and quality of shellfish for comparison with future findings in order to determine if there is any correlation between the impacts of land use and development practices on the quality or location of shellfish. This would be a guide, as well, for future restoration efforts. <u>Currently, no work is being done on this project.</u> 	<p>—</p>
<p>Goal 3 - The Town should make education of the public a priority.</p> <ul style="list-style-type: none"> ◆ Interpretive signs on the ecosystem of Broad Creek have received favorable reviews at the Marshland Road boat landing, Shelter Cove Community Park and Broad Creek Landing. ◆ Brochures produced with the Special Area Management Plan (SAMP) grant continue to be distributed to the public. ◆ Educational programs funded by the are now available on estuaries and associated wildlife at the Coastal Discovery Museum at Honey Horn. 	<p>—</p> <p>—</p>
<p>Recreation & Boating Management – page 84 of 2004 BCMP</p>	
<p>Goal 1 - The Town should strive to increase public access to Broad Creek.</p> <ul style="list-style-type: none"> ◆ Public parks along Broad Creek are being designed to increase public access to the creek wherever possible. ◆ The new County boat landing on Helmsman Way is complete and will provides a much needed facility on Broad Creek which is expected to take the majority of the power boat traffic from the Marshland Road landing, thereby reducing non-compliance with the no-wake zone in the headwaters area, creating a safer environment for the non-power boats that frequent the calmer headwaters. ◆ The expansion of Shelter Cove Park will provide much needed visual access to the creek in a passive park setting, and will be connected to the future Broad Creek linear park in the Chaplin area via pathways. 	<p>—</p> <p>—</p>

Goal 2 - The Town should consider ways to limit the number of docks on Broad Creek as well as ways to mitigate their appearance.	□
Goal 3 - The Town should strive to improve safety for boaters on Broad Creek.	□
Goal 4 - The Town should strive to educate the public on recreational issues. <ul style="list-style-type: none"> ◆ Interpretive signs on the ecosystem of Broad Creek are located at the Marshland Road boat landing, Shelter Cove Community Park and Broad Creek Landing. These are used to display boating and recreational information as well as shellfish information. 	—

Appendix – Chaplin Initiative Area Plan	
Land Use & Density – page 27 of Chaplin Initiative Area Plan	
Goal 1a: Provide for compatible development in the Chaplin Initiative Area with an appropriate balance of land uses that do not adversely impact the natural resources of the entire Island community. <ul style="list-style-type: none"> ◆ Zoning was changed to Marshfront Mixed Use (MMU) district. 	—
Goal 1b: Direct redevelopment in areas of the Chaplin Initiative Area which provide appropriate infrastructure capacity to accommodate growth in an environmentally acceptable manner based on the Comprehensive Plan and this Chaplin Initiative Area Plan. <ul style="list-style-type: none"> ◆ Zoning was changed to MMU district. ◆ The Town provided land for a new sewer lift station to serve the area. 	—
Goal 2a: Address and promote redevelopment and infill in the Chaplin Initiative Area for a more efficient use of land. <ul style="list-style-type: none"> ◆ LMO amendments for redevelopment have been adopted. 	—
Goal 2b: Town ordinances should establish flexible redevelopment provisions in the LMO to ensure that redevelopment is not discouraged in the Chaplin Initiative Area. <ul style="list-style-type: none"> ◆ LMO amendments for redevelopment have been adopted. 	—
Goal 2c: The Town should establish LMO provisions for the recombination of parcels consistent with this Plan to allow for appropriate access and developable area.	—
Goal 2d: The town should research the ability to move density rights from within the Chaplin Initiative Area boundary to the RD zoned properties also within the Chaplin boundary. <ul style="list-style-type: none"> ◆ Research completed. ◆ Staff recommended not utilizing. 	—
Goal 3a: Allow an Island pedestrian amenity that allows the enjoyment of a mix of uses for residents and guests to the Chaplin Initiative Area. <ul style="list-style-type: none"> ◆ Zoning was changed to MMU district. ◆ The new Mathews drive pathway will be off road on both sides of Mathews. ◆ The next north section of Mathews Drive starts in January includes pathways. 	—
Goal 3b: The Town should encourage the creation of a mix of uses for the public enjoyment of parks, residential and commercial activity that is at an appropriate scale for the Island community. <ul style="list-style-type: none"> ◆ Zoning was changed to MMU district. ◆ Staff reviewed and recommended appropriate changes to the MMU district. 	—

Infrastructure – page 28 of Chaplin Initiative Area Plan	
<p>Goal 4a: The Town should investigate and create alternate routes that parallel William Hilton Parkway and provide local access with a minimal number of curb cuts.</p> <ul style="list-style-type: none"> ◆ Land swaps will allow the extension of 5th street in the future. ◆ Curb cuts were removed on Town owned property along William Hilton Parkway. ◆ The Mathews Drive project in construction reduces the number of curb cuts along Mathews Drive. 	—
<p>Goal 4b: The Town should encourage redevelopment to provide vehicular access between developments.</p> <ul style="list-style-type: none"> ◆ LMO amendments for redevelopment have been adopted. ◆ Town is currently addressing connectivity issues along Mathews Drive, Electric Avenue, and adjacent access points. 	—
<p>Goal 5: The Town should improve aesthetic quality of William Hilton Parkway and Marshland Road with a series of roadway improvements such as the burying of power lines; closing curb cuts; providing pedestrian lighting; and landscaping medians.</p> <ul style="list-style-type: none"> ◆ A franchise agreement with Palmetto Electric is in place to bury power lines. Lines along Marshland Road have been buried. Refer to CIP for other projects. ◆ Numerous curb cuts along WH Parkway have been removed. 	—
<p>Goal 6: The Town should work closely with the South Carolina Department of Transportation to conduct Signal Warrant Studies proactively and determine the best location of signalized intersections ahead of future redevelopment.</p> <ul style="list-style-type: none"> ◆ A new signal and pedestrian crossing was installed at Singleton Beach and WH Parkway. 	—
<p>Goal 7a: The Town should consider a variety of pedestrian friendly components in designing crosswalks at intersections in the Chaplin Initiative Area.</p> <ul style="list-style-type: none"> ◆ See CIP. 	—
<p>Goal 7b: The Town should require pedestrian 'safe havens' at the middle of a crosswalk in the median.</p> <ul style="list-style-type: none"> ◆ New crosswalks have been installed. Refer to CIP for future projects. 	—
<p>Goal 7c: The Town should remove the concrete sidewalks on both sides of William Hilton Parkway in the Chaplin Initiative Area and replace them with multi-use pathways separated a safe distance from the roadway.</p> <ul style="list-style-type: none"> ◆ This was recommended in the Chaplin/Mathews Drive redevelopment strategies and currently in CIP. 	□
<p>Goal 7d: The pathway system in the Chaplin Initiative Area should link parks, open spaces and beach access facilities as well as residential and commercial facilities.</p> <ul style="list-style-type: none"> ◆ See pathway category of CIP. 	—
<p>Goal 8a: Provide a system of park, open space and other recreational facilities that take advantage of Chaplin Initiative Area's natural resources and location to attract recreational users.</p> <ul style="list-style-type: none"> ◆ Chaplin Linear Park is in the CIP. ◆ Shelter Cove Park Phase II is in the CIP. 	—
<p>Goal 8b: The Town should continue to build recreational parks, beach access parks and provide for open space and scenic vistas in the Chaplin Area.</p> <ul style="list-style-type: none"> ◆ A picnic shelter, parking and pathways were completed in Chaplin Park. 	—

<ul style="list-style-type: none"> ◆ Chaplin Linear Park is in the CIP. ◆ Shelter Cove Park Phase II is in the CIP. 	
<p>Goal 8c: The Town should create a passive linear park system linking Town owned lands and providing access to residential and commercial developments along the Broad Creek and extend to Shelter Cove.</p> <ul style="list-style-type: none"> ◆ Chaplin Linear Park and pathway improvements that improve connectivity between Broad Creek and Chaplin are in the CIP. ◆ Shelter Cove Park Phase II is in the CIP. 	—
<p>Goal 8d: The Town should create a pedestrian link from the linear park system along the Broad Creek to the Ferguson Tract (Chaplin) and Driessen Tract Parks.</p> <ul style="list-style-type: none"> ◆ Chaplin Linear Park and pathway improvement that help to improve connectivity between Broad Creek and Chaplin are in the CIP. ◆ Shelter Cove Park Phase II is in the CIP. 	—
<p>Goal 9a: Individual profit motivated developers should bear the expense and be responsible for the installation of sewer service to their developments, and be responsible to install service lines at an adequate size to service future needs in their area as determined by the Hilton Head Public Service District #1.</p> <ul style="list-style-type: none"> ◆ A new developer funded sewer lift station is under evaluation for Marshland Rd. 	—
<p>Goal 9b: The Town should investigate funding mechanisms that can front the funding needs for sewer installation and require property owners to reimburse their pro rata share of the costs of the sewer lines.</p> <ul style="list-style-type: none"> ◆ HHPSD Master Plan & TIF Plan. ◆ Sewer policies were adopted to address this issue. ◆ The 2008 Sewer Summit provided additional guidance from HH PSD for the community. 	—
<p>Goal 9c: The Town should facilitate grant acquisition with individuals and community groups to get grants for the extension of sewer service lines to income-qualified individuals.</p> <ul style="list-style-type: none"> ◆ Town Council adopted a resolution in 2005 regarding the provision of sewer service on the Island. Included in this were policies that directed the Town to work with HHPSD to secure grants for income-qualified residents and also challenged the Community Foundation of the Lowcountry to provide no-interest loans for sewer connection. ◆ HHPSD is now administering Project SAFE (Sewer Availability for Everyone). ◆ The Town and HH PSD are actively sought new funding. 	—
<p>Goal 10a: The Town should enact ordinances that support the 2000 International Fire Code.</p> <ul style="list-style-type: none"> ◆ The Town has adopted the 2003 International fire code as mandated by the State. 	—
<p>Goal 10b: Individual developers should be responsible to install fire protection water supply lines and fire hydrants that meet the future needs of Chaplin Initiative Area.</p> <ul style="list-style-type: none"> ◆ All developments on the Island are required to meet the standards specified in the International fire Code. ◆ A fire hydrant upgrade project is included in the CIP 	—
<p>Goal 10c: The Town and the Public Service District should jointly find ways to assist income-qualified individuals who may be adversely impacted by these new fire code standards.</p> <ul style="list-style-type: none"> ◆ Bucks for a Better Island program are administered by HHPSD to assist income-qualified individuals. 	—

Appendix – Stoney Initiative Area Plan	
Land Use & Density – page 24 of Stoney Initiative Area Plan	
<p>Goal 1: Establish the zoning along William Hilton Parkway as a mixed use district where residential and non-intrusive commercial uses would be allowed.</p> <ul style="list-style-type: none"> ◆ The Stoney Mixed Use (SMU) district was established in January 2004. ◆ Selected standards were adopted in March 2007 	—
<p>Goal 2: Preserve the residential nature of the remaining land area while adjusting the permitted land uses to better suit the residents of the Stoney community.</p> <ul style="list-style-type: none"> ◆ Amendments to the surrounding Low to Moderate Density Residential (RM-4) district were considered when the SMU district was established. 	—
Design Standards – page 24 of Stoney Initiative Area Plan	
<p>Goal 3: Preservation of and enjoyment of the Island’s natural resources should be incorporated into site designs and planning. Owners should be encouraged to design their sites to take advantage of marsh views. Elevation of buildings to meet flood regulations can allow a land owner to capitalize on those views and in some cases can allow parking under the building, thus reducing the amount of impervious surface on the site.</p> <ul style="list-style-type: none"> ◆ No development applications have been received by the Town in the Stoney area, but staff has met on several occasions with owners and have encouraged designs of potential developments to consider the natural environment. ◆ Land acquisition continues for this purpose. 	—
<p>Goal 4: Encourage the consolidation of parcels where feasible to result in larger land areas where setbacks and buffers would not be overly restrictive. Examine the possibility of revising the setback and buffer regulations for redevelopment, where compromises would be made between the Town and property owner to achieve redevelopment to everyone’s best interest.</p> <ul style="list-style-type: none"> ◆ Parcel consolidation has been suggested to owners who have met with staff. ◆ LMO amendments for more flexible design standards have been adopted. 	—
Infrastructure Improvements – page 25 of Stoney Initiative Area Plan	
<p>Goal 5: Improve safety conditions on William Hilton Parkway for both local and through traffic as well as for pedestrians. The construction of small frontage roads to provide access to properties without requiring a curb cut is a natural solution to the existing problems, and was met with agreement by the participants of the charette. If the new roads suggested in this Plan are constructed, almost all curb cuts on William Hilton Parkway between Spanish Wells Road and Squire Pope Road could be closed.</p> <ul style="list-style-type: none"> ◆ This road is Included in the Stoney/Skull Creek redevelopment strategies and has been added to the CIP. ◆ Land acquisition in the area has been a focus of the Town continues in this area for future projects. ◆ <u>The Squire Pope/William Hilton Parkway intersection improvements have been completed. Intersection will include pedestrian safety measures and curb cut closures.</u> ◆ <u>Wildhorse Rd and realigned with Spanish Wells Signal.</u> ◆ <u>US 278 Median was constructed to preclude left turn from Old Wildhorse Rd.</u> 	—
<p>Goal 6: Make improvements to the three intersections along William Hilton Parkway to improve traffic flow and safety for both vehicles and pedestrians. Intersections include Squire Pope Road, Wild Horse Road, and Gumtree Road.</p> <ul style="list-style-type: none"> ◆ This was included in the Stoney/Skull Creek redevelopment strategies and has been added to the CIP. 	—

<ul style="list-style-type: none"> ◆ <u>Squire Pope and WHP intersection was completed.</u> ◆ <u>Adrianna Lane extension engineering is underway.</u> 	
<p>Goal 7: William Hilton Parkway should be landscaped along the sides. This will accomplish two things: it will help to buffer existing uses from the highway, and it will narrow the perspective of the drivers, forcing them to concentrate more on the road and slow them down. The design of the landscaping must take into consideration appropriate sight distances at driveways, and should avoid the solid hedge look.</p> <ul style="list-style-type: none"> ◆ This was included in the Stoney/Skull Creek redevelopment strategies. ◆ New landscape median installed closing Old Wildhorse intersection. 	—
<p>Goal 8: Infrastructure such as a pedestrian overpass, improved crosswalks, landscaped medians for refuge, and pathways set back from William Hilton Parkway should be constructed for better pedestrian safety and maneuverability.</p> <ul style="list-style-type: none"> ◆ This was included in the Stoney/Skull Creek redevelopment strategies and in CIP. ◆ Landscaped Medians, pedestrian call buttons, crosswalks and pedestrian refuges were included in the Squire Pope Intersection and US 278 improvements in the Stoney area. 	—
<p>Goal 9: Provide for better sanitary sewer availability for public health reasons as well as to provide more economic opportunities for the Stoney residents. New sewer lines should be installed in new road rights-of-way wherever possible, as there is little room available in the right-of-way along William Hilton Parkway.</p> <ul style="list-style-type: none"> ◆ This was Included in the Stoney/Skull Creek redevelopment strategies. ◆ Town Council adopted new sewer policies to address the Town’s role in the implementation of the Sewer Master Plan. This includes the provision of sewer to selected Town owned parks. (See CIP) ◆ A \$469,000 CDBG grant has been secured that will increase sewer availability to this area. ◆ <u>CDBG project right of way funding increased \$323,244 by Town Council</u> ◆ <u>Engineering and right of way acquisition nearing completion. Anticipate Dec. bidding.</u> 	—
Assistance to Land Owners – page 26 of Stoney Initiative Area Plan	
<p>Goal 10: Continue to provide currently available assistance from Town Planning staff for basic questions dealing with how the LMO design standards affect development, and work with local organizations such as NIBCAA and the CDC to help them establish a new program to provide assistance to land owners for more detailed conceptual site planning.</p> <ul style="list-style-type: none"> ◆ Staff works individually with property owners as they come forward regarding development proposals. ◆ Staff developed a program to serve as representatives to the Native Island Community POAs. 	—
<p>Goal 11: The POA should work on developing a set of voluntary design guidelines to assist landowners in designing their buildings. This effort must be coordinated with the Town’s Design Review Board.</p> <p><u>No progress to date.</u></p>	□
<p>Goal 12: Install an entry sign with a graphic which suitably illustrates the culture of the Stoney neighborhood to identify the neighborhood for people passing through, and redesign the street signs to include this graphic identifier. Investigate the possibility of incorporating this graphic into the future pedestrian overpass, if it is built.</p> <ul style="list-style-type: none"> ◆ This was included in the redevelopment strategies and is being addressed in the way-finding sign system that is currently being developed. 	—
<p>Goal 13: Research the feasibility of establishing a subdivision on Town owned property in or near the Stoney Initiative Area which residents impacted to the degree that their homes must be removed for infrastructure projects within the Stoney Initiative Area can relocate to.</p>	

No progress to date.	<input type="checkbox"/>
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Appendix - Bridge to Beach Advisory Report for Redevelopment	
Land Management Ordinance Goals – Page 12 B to B Report	
<p>Goal 1: Existing land uses should be better reflected in zoning districts to minimize non-conformities and to protect commercial activity.</p> <ul style="list-style-type: none"> ◆ New zoning districts Coligny Commercial Walking (CCW) and Dunnagans Commercial Walking (DCW) that provide increased design flexibility have been created. 	—
<p>Goal 2: Determine the feasibility of creating flexible regulations for stormwater retention to improve stormwater runoff.</p> <p><u>Revised goal to allow system development based on existing conditions and revised LMO to provide significant reduction in parcel by parcel retention.</u></p>	—
<p>Goal 3: Create flood proof buildings that maintain aesthetic appeal and limit the negative affects to adjacent property and pedestrian movement.</p> <ul style="list-style-type: none"> ◆ An LMO amendment that limits the amount of fill that can be used on a site in order to preserve the character of the area has been adopted. 	—
<p>Goal 4: Improve the livability of public and private spaces by creating incentives for pedestrian friendly redevelopment designed to encourage green space, connectivity, gathering space, plaza areas and active and passive recreation throughout the urban fabric.</p> <ul style="list-style-type: none"> ◆ New regulations that provide increased design flexibility have been adopted. 	—
<p>Goal 5: Develop flexibility in site design regulations for non-conforming sites that do not prohibit redevelopment, while still addressing the aesthetics, size, scale and safety of the community.</p> <ul style="list-style-type: none"> ◆ New regulations that provide increased design flexibility have been adopted. 	—
<p>Goal 6: Preserve environmentally sensitive land, and enhance other land with best management practices and vegetation to provide habitat for wildlife and to preserve wetlands, dunes and native plants.</p> <ul style="list-style-type: none"> ◆ Various parcels have been purchased via the Town’s Land Acquisition Program. Refer to Town owned property map. 	—
Circulation Goals – Page 17 B to B Report	
<p>Goal 1: The Town should emphasize safe and adequate traffic flow along with traffic calming as well as encourage safe and convenient pedestrian and bicycle activity along all public roads throughout the Bridge to the Beach area. The Town should create a pedestrian-friendly environment and provide more efficient and safe pedestrian crossing points.</p> <ul style="list-style-type: none"> ◆ Pope Avenue pathway plans have been completed. and the pathway is currently being constructed in 2007. ◆ The resurfacing of Coligny Circle included crosswalk improvements to create a more pedestrian friendly area. ◆ <u>Palmetto Bay Road pathways are currently under construction (Fall 2008).</u> 	—
<p>Goal 2: The Town should maintain or improve traffic circulation and function in the Bridge to the Beach area.</p> <ul style="list-style-type: none"> ◆ Resurfacing of the Coligny Circle is complete which amended the geometrics for improved vehicular and pedestrian traffic. 	—

<ul style="list-style-type: none"> ◆ Office Park Road re-alignment was completed. ◆ Dunnagan's/Arrow Rd roundabout design underway. 	—
<p>Goal 3: Encourage alternative means of public or private transportation services.</p> <ul style="list-style-type: none"> ● New pathways constructed. 	—
<p>Streetscape Goals- Page 19 B to B Report</p>	
<p>Goal 1: Create a 'Gateway' along Palmetto Bay Road and William Hilton Parkway to announce the arrival into a special area of the Town.</p> <ul style="list-style-type: none"> ◆ <u>Compass Rose Park completed.</u> ◆ <u>Rocks and Remy's tract landscaped.</u> 	—
<p>Goal 2: Streetscape Improvements should be developed along all main roads that have, or will have, multi-use pathways or sidewalks.</p> <ul style="list-style-type: none"> ◆ <u>Pope Avenue pathway completed in 2008.</u> ◆ <u>Pope Avenue medians and pathway landscaping completed.</u> ◆ <u>Power line burial on Pope Avenue completed.</u> ◆ Other improvements can be found in the CIP. 	—
<p>Goal 3: Consider installing non-obtrusive pedestrian lighting at intersections.</p> <ul style="list-style-type: none"> ◆ <u>A proto type is under contract for installation in Compass Rose Park.</u> 	—
<p>Goal 4: Crosswalks should be placed in the safest location possible and be highly distinguishable as a crossing.</p> <ul style="list-style-type: none"> ◆ Coligny Circle has been retrofitted to include improved pedestrian crossings. ◆ Refer to CIP for additional projects. ◆ Pope Avenue pathway included new textured crosswalks at Cordillo, New Orleans, etc. 	—
<p>Parking Goals – Page 28 B to B Report</p>	
<p>Goal 1: Reduce the amount of stormwater runoff and create more open space by investigating alternative parking solutions.</p> <ul style="list-style-type: none"> ◆ Town Council approved LMO amendments which reduced parking supply for various uses and narrowed parking spaces to more accurately reflect actual conditions. 	—
<p>Park, Recreation and Open Space Needs B to B Report</p>	
<p>Goal 1: Consider developing a connected system of new parks, and improving existing parks throughout the Bridge to Beach area, with passive and recreational features.</p> <ul style="list-style-type: none"> ◆ Preliminary concepts are to be developed for the Rocks and Remy's tract and the theater parcel ◆ <u>Compass Rose Park is Complete.</u> ◆ <u>Coligny beach side park area redevelopment bids in December 2008.</u> 	—
<p>Goal 2: Study the feasibility of using the interior part of Coligny Circle for public use.</p> <ul style="list-style-type: none"> ◆ This idea has been discounted by Town Council and staff as unsafe. 	—
<p>Goal 3: Protect natural open space and wetlands for better stormwater runoff and wildlife habitats.</p> <ul style="list-style-type: none"> ◆ Properties continue to be purchased via Town Land Acquisition Program. See Town owned property map. ◆ <u>New land acquisition referendum approved by voters in November 2008.</u> 	—

END OF DOCUMENT