

**THE TOWN OF HILTON HEAD ISLAND  
REGULAR TOWN COUNCIL MEETING**

**Date: Tuesday, September 18, 2018**

**Time: 4:00 P.M.**

**Present from Town Council:** David Bennett, *Mayor*; Kim Likins, *Mayor Pro Tempore*; John McCann, Bill Harkins, Marc Grant, Tom Lennox, David Ames, *Council Members*

**Present from Town Staff:** Steve Riley, *Town Manager*; Joshua Gruber, *Assistant Town Manager*; Charles Cousins, *Director of Community Development*; Brian Hulbert, *Staff Attorney*; Brad Tadlock, *Fire Chief*; John Troyer, *Finance Director*; Carolyn Grant, *Communications Director*; Shawn Colin, *Deputy Director of Community Development*; Teri Lewis, *LMO Official*; Jennifer Ray, *Planning & Special Projects Manager*; Nicole Dixon, *Development Review Administrator*; Taylor Ladd, *Senior Planner*; Cindaia Ervin, *Finance Assistant*; Andrew Nicholls, *Systems Analyst*; Krista Wiedmeyer, *Executive Assistant/Town Clerk*

**Present from Media:** Katherine Kokal, *Island Packet*

---

**1. Call to Order**

Mayor Bennett called the meeting to order at 4:00 p.m.

**2. FOIA Compliance** - Public notification of this meeting has been published, posted and distributed in compliance with the Freedom of Information Act and the Town of Hilton Head Island requirements.

**3. Executive Session**

Mr. Riley stated that he needed an Executive Session for: (a) Legal Advice; receipt of legal advice related to pending, threatened, or potential claim related to; (i) ArborNature, LLC vs. the Town of Hilton Head Island, et al.; and (b) Land Acquisition; discussion of negotiations incident to the proposed sale, lease, or purchase or property; (i) in the Beach City Road area, (ii) in the Spanish Wells Road area; (iii) unspecified Town-owned parcels throughout the Town, and (iv) in the New Orleans Road area.

At 4:01 p.m. Mrs. Likins moved to go into Executive Session for matters mentioned by the Town Manager, Mr. Harkins seconded. The motion to go into Executive Session was approved by a vote of 7-0.

Town Council returned to the dais at 5:00 p.m. to begin the Regular portion of the meeting.

**4. Pledge to the Flag**

**5. Invocation**

**6. Proclamations & Commendations – NONE**

**7. Approval of Minutes**

**a. Town Council Meeting, August 14, 2018**

Mrs. Likins moved to approve the minutes from the August 14, 2018 Town Council meeting. Mr. Harkins seconded, the motion was approved by a vote of 7-0.

**b. Special Town Council Meeting August 21, 2018**

Mrs. Likins moved to approve the minutes from the August 21, 2018 Special Town Council meeting. Mr. Harkins seconded, the motion was approved by a vote of 7-0.

**c. Special Town Council Meeting August 23, 2018**

Mrs. Likins moved to approve the minutes from the August 23, 2018 Special Town Council meeting. Mr. Harkins seconded, the motion was approved by a vote of 7-0.

## **8. Report of Town Manager**

### **a. Planning Commission Bi-Annual Update– Alex Brown**

Alex Brown, Chairman of the Commission, discussed the items that had taken place within the last six months. Mr. Brown gave his appreciation to the Community Services Committee for their recent choices for his Commission as quickly as they did. He also noted that the Commission recently approved the recommendations to Public Planning Committee for the Vision Phase 2. He said the Commission was very excited about their recommendations and hopes that Council will be too.

### **b. Cultural & Arts Committee Quarterly Update – Jane Joseph**

Jane Joseph, Chair of the Committee, discussed the recent updates the Committee has brought forward since they last appeared before Council. Including the addition of the Cultural and Arts logo being painted on the bike paths to show when you are coming across a particular cultural site on the path. She noted the significant increase in social media and web traffic, as well as how often the newsletters are being opened when sent to subscribers. Ms. Joseph noted that Crescendo would be starting at the end of the coming week, as well as other notable events that could be found at the Committee's website.

### **c. Items of Interest**

- i. Town News**
- ii. Noteworthy Events**

Mr. Riley reviewed the Items of Interest, including Town News, upcoming Town meetings, and noteworthy events taking place throughout the Island over the coming weeks.

## **9. Reports from Members of Council**

### **a. General Reports from Council**

Mr. Grant stated that while traveling onto the Island, he has noticed the new signs which mark the Gullah neighborhoods, specifically the Stoney area on US278. He said he thought the Town did a great job getting those put up and they really complement the area. Mr. Grant also expressed his thanks to NIBCAA and Murray Christopher because they were instrumental in making sure that history was in the right place for these signs.

### **b. Report of the Intergovernmental & Public Safety Committee – Bill Harkins, Chairman**

Mr. Harkins reported that at their last Committee on September 3, 2018, Mr. Scott Liggett and Mr. Frank Babel each made presentations with regarding the crosswalks. He also noted that the Committee had received a copy of the Sheriff's Office audit, and was currently reviewing it. Mr. Harkins noted that they were in the process of reaching out to the Auditor and the Sheriff's Office to arrange a meeting to further discuss the report.

### **c. Report of the Community Services Committee – Kim Likins, Chairman**

Mrs. Likins reported that due to the cancellation of the Community Services Committee meeting on Monday, September 17, 2018, the Committee would be rescheduling and would get an updated presentation of the Venue Committee at a later date. She also reported that the Personnel Committee would be meeting to begin filling vacant Boards and Commissions spots over the coming weeks.

### **d. Report of the Public Planning Committee – David Ames, Chairman**

Mr. Ames stated that his Committee would be meeting for a special meeting on September 20, 2018 to discuss Workforce Housing with the new consultant. He said that the Committee would also be meeting as scheduled on September 27, 2018. Mayor Bennett reported that after speaking with Mr. Riley, some additional items would be going to the Public Planning Committee for discussion. Those items would be further discussion of the Cordillo Courts tennis program with Dr. Sharma and Mrs. Van de Meer, as well as discussions relating to the extension of the Port Royal Golf Course and Executive Par 3 Golf Course.

### **e. Report of the Public Facilities Committee – Marc Grant, Chairman**

Mr. Grant reported that during the August 27, 2018 meeting, the Committee chose to table their discussion on dirt roads until further information is obtained. He said they will pick it back up at their next meeting.

### **f. Report of the Finance & Administrative Committee – John McCann, Chairman**

Mr. McCann stated that he had not report at this time.

## 10. Appearance by Citizens

**Andrea Baker:** Addressed the members of Council about the thirty acre high-density development at the wooded wetlands and pond area refuge at the end of Old House Creek.

**Steve Clark:** Addressed the members of Council about development at the end of Old House Creek.

During both Ms. Baker's and Mr. Clarke's comments, a brief discussion between Council and Town staff took place concerning this development.

**Rikki Parker:** Provided an update to the members of Council regarding the sea walls within Sea Pines.

**Skip Hoagland:** Addressed the members of Council about his concerns with transparency with the Chamber and the DMO.

## 11. Unfinished Business

### a. Second Reading of Proposed Ordinance 2018-11

Second Reading of Proposed Ordinance 2018-11 of the Town of Hilton Head Island, South Carolina, authorizing the execution of a Right-of-Way and Easement Agreement with the South Carolina Public Service Authority to encumber property owned by the Town of Hilton Head Island, South Carolina, pursuant to the authority of S.C. Code Ann. § 5-7-40 (Supp. 2012), and § 2-7-20, *Code of the Town of Hilton Head Island, South Carolina, (1983)*; and providing for severability and effective date.

Mrs. Likins moved to approve, Mr. Harkins seconded. With no discussion, the motion passed with a vote of 7-0.

### b. Second Reading of Proposed Ordinance 2018-12

Second Reading of Proposed Ordinance 2018-12 of the Town of Hilton Head Island, South Carolina, authorizing the execution of a Utility Easement Agreement with Hilton Head Public Service District to encumber property owned by the Town of Hilton Head Island, South Carolina, pursuant to the authority of S.C. Code Ann. § 5-7-40 (Supp. 2012), and § 2-7-20, *Code of the Town of Hilton Head Island, South Carolina, (1983)*; and providing for severability and effective date.

Mrs. Likins moved to approve, Mr. Harkins seconded. With no discussion, the motion passed with a vote of 7-0.

## 12. New Business

### a. First Reading of Proposed Ordinance 2018-08

First Reading of Proposed Ordinance 2018-08 to amend Title 16, "The Land Management Ordinance," of the Municipal Code of the Town of Hilton Head Island, South Carolina, by amending Section 16-1-107, the Official Zoning Map with respect to the certain parcel identified as Parcel 16 on Beaufort County Tax Map 4 to rezone the Parcel from the RM-4 (Low to Moderate Density Residential) and RM-8 (Moderate Density Residential) Zoning Districts to the MV (Mitchelville) Zoning District; and providing for severability and effective date.

Mrs. Likins moved to bring Item 12(a) up for discussion purposes, Mr. Harkins seconded. She clarified her motion, stating that she did not want to move to approve this item because she had some questions for staff, needed better understanding, and wanted to bring it to the dais for discussion purposes. Mr. McCann, in addition to the original motion, moved to approve Item 12(a), Mr. Grant seconded. Clarifying all motions currently on the floor, Mayor Bennett confirmed the new motion made by Mr. McCann, to approve was a modification to the initial motion made by Mrs. Likins.

Mayor Bennett asked the members of Council if there was any discussion or questions regarding the modified motion, he then opened the discussion up to the members of the public at large. Then bringing the discussion back to the dais, to Council with questions, comments, or concerns with respect to the modified motion. After much discussion between the members of Council, Town staff, and the Attorney for the applicant, the modified motion to approve the zoning failed by a vote of 2-5. Mayor Bennett, Mrs. Likins, Mr. Harkins, Mr. Lennox, and Mr. Ames opposing.

**New Business (cont.)**

**Frist Reading of Proposed Ordinance 2018-08**

Upon conclusion of the vote, Mr. Rick Marscher, Attorney for the applicant, asked to withdraw the applicant submitted to the Town for rezoning. At 6:20 p.m. Mayor Bennett called for a short recess for Council and Mr. Riley to discuss the next steps in the process concerning the application for amending the LMO. The meeting came to order again at 6:27, and Mayor Bennett stated that as per Town Code, Council can only deny an application for rezoning by way of a Resolution. He went on to say, that since a Resolution was not available for Council to review during the current meeting, the review of such document to deny would be set for the next Town Council meeting on October 2, 2018. With that information, Mr. Marscher respectfully requested that his previous comments about withdrawing the application for rezoning be struck from the record.

**b. First Reading of Proposed Ordinance 2018-15**

First Reading of Proposed Ordinance 2018-15 to repeal Sections 6-1-111 through 318 of the Municipal Code of the Town of Hilton Head Island; and providing for severability and effective date.

Mrs. Likins moved to approve, Mr. Harkins seconded. Upon no discussion from the dais or public at large, the motion passed by a vote of 7-0.

**c. First Reading of Propose Ordinance 2018-16**

First Reading of Proposed Ordinance 2018-16 to amend the budget for the Town of Hilton Head Island, South Carolina, for the Fiscal Year ending June 30, 2019; to provide for the budgeted appropriations of prior year budget roll-forwards and the expenditures of certain funds; to allocate the sources of revenue for the said funds; and providing for severability and an effective date.

Mrs. Likins moved to approve, Mr. Harkins seconded. Upon no discussion from the dais or public at large, the motion passed by a vote of 7-0.

**d. Consideration of a Resolution – HUD/CDBG Entitlement Program 2017 CAPER**

Consideration of a Resolution of the Town Council of the Town of Hilton Head Island, South Carolina to approve the Community Development Block Grant (CBDG) 2017 Consolidated Annual Performance Evaluation Report.

Mrs. Likins moved to approve, Mr. Harkins seconded. Upon no discussion from the dais or public at large, the motion passed by a vote of 7-0.

**13. Possible actions by Town Council concerning matters discussed in Executive Session.**

**14. Adjournment**

Mayor Bennett adjourned the meeting at 6:33 p.m.

---

Krista M. Wiedmeyer,  
Executive Assistant/Town Clerk

Approved: 10/02/2018

---

David Bennett, Mayor