

# COUNTY COUNCIL OF BEAUFORT COUNTY

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DEPUTY COUNTY ADMINISTRATOR

LADSON F. HOWELL  
COUNTY ATTORNEY

SUZANNE M. RAINEY  
CLERK TO COUNCIL

## AGENDA NATURAL RESOURCES COMMITTEE

Monday, December 5, 2011  
3:30 p.m.

Executive Conference Room  
Administration Building

### Committee Members:

Paul Sommerville, Chairman  
Brian Flewelling, Vice-Chairman  
Steven Baer  
Gerald Dawson  
William McBride  
Jerry Stewart  
Laura Von Harten

Staff Support: Tony Criscitiello

1. CALL TO ORDER – 3:30 p.m.
2. DISCUSSION / A PRIVATE – PUBLIC VENTURE POLICY FOR BEAUFORT COUNTY FOR USE ON PROPERTIES ACQUIRED THROUGH THE RURAL AND CRITICAL LAND PRESERVATION PROGRAM
3. CONSIDERATION OF REAPPOINTMENTS AND APPOINTMENTS
  - A. Zoning Board of Appeals
4. ADJOURNMENT

County TV Rebroadcast	
Wednesday	9:00 a.m.
Thursday	1:00 a.m.
Friday	10:00 p.m.

**A PRIVATE – PUBLIC VENTURE POLICY FOR BEAUFORT COUNTY  
FOR USE ON PROPERTIES ACQUIRED THROUGH  
THE RURAL AND CRITICAL LAND PRESERVATION PROGRAM**

**GOALS:**

The Beaufort County Council finds it is in its best interest to engage in Private-Public Ventures to utilize county owned park lands acquired through the Rural & Critical Land Preservation Program. The County sees it as an opportunity to utilize the expertise and the willingness of private enterprise to put to productive use park lands currently under- utilized. The public benefit derived from this policy will lead to the enjoyment of our passive park lands, and a better understanding of the environmental treasures that the parks represent to our citizens.

**OBJECTIVES:**

The Beaufort County Council wishes to find opportunities to utilize lands that represent unique environmental attributes that showcase the best qualities of our county's natural environment. While some parks in the county should remain in their pristine settings, other parks can be utilized for limited public access and enjoyment. These limited access parks can be categorized as low impact passive parks. The low impact passive parks are those that should be candidates for the Private-Public Venture Policy.

**STANDARDS:**

The County Council should classify all the parks as to their best suitability for public access and directs the Beaufort County Planning Department, the Rural & Critical Land Preservation Board, and the program's consultant (Beaufort County Open Land Trust) for this task. The County Council further directs that the management and operations of the passive parks be of specific budgetary consideration (whether in the context of direct county operations or in Private-Public Ventures).

**CRITERIA FOR PRIVATE – PUBLIC VENTURES:**

The County Council finds that the following may serve as a template to evaluate the appropriateness of engaging in a Private-Public Venture.

1. The entity considering to offer its services under this arrangement shall articulate its vision of how it intends to utilize the park.
2. The entity shall explain how the proposed use of the park will not negatively impact the natural environment after development occurs.
3. A business model shall be presented to the County Council that outlines the revenues stream and how expenses will be covered. This shall be stated in context of what the business model is expected to achieve over the life of the contract.
4. The County staff will develop a park budget that outlines the county's financial responsibilities and the operational requirements for staffing and development.
5. The County procurement ordinance shall be followed in all case where goods and services are acquired through a private-public venture.