

COUNTY COUNCIL OF BEAUFORT COUNTY
ADMINISTRATION BUILDING
BEAUFORT COUNTY GOVERNMENT ROBERT SMALLS COMPLEX
100 RIBAUT ROAD
POST OFFICE DRAWER 1228
BEAUFORT, SOUTH CAROLINA 29901-1228
TELEPHONE: (843) 255-2180
www.bcgov.net

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AGENDA NATURAL RESOURCES COMMITTEE

Monday, November 20, 2017

3:00 p.m.

Executive Conference Room, Administration Building
Beaufort County Government Robert Smalls Complex
100 Ribaut Road, Beaufort

Committee Members:

Brian Flewelling, Chairman
Roberts "Tabor" Vaux, Vice Chairman
Rick Caporale
Gerald Dawson
Steve Fobes
York Glover
Alice Howard

Staff Support:

Anthony Criscitiello, Planning Director
Gary James, Assessor
Eric Larson, Division Director
Environmental Engineering
Dan Morgan, Mapping & Applications Director

1. CALL TO ORDER –**3:00 P.M.**
2. DISCUSSION / PREVIOUS PLANNING COMMISSION MEETING
3. CONSIDERATION OF CONTRACT AWARD / SOLE SOURCE PURCHASE OF THREE NEW HOMES FOR THE BEAUFORT COUNTY DISABILITIES AND SPECIAL NEEDS DEPARTMENT (backup)
4. DISCUSSION / KEEP BEAUFORT COUNTY BEAUTIFUL BOARD (backup)
5. DISCUSSION OF POTENTIAL CHANGES TO COMMUNITY DEVELOPMENT CODE / COMPREHENSIVE FUTURE LAND USE MAP
6. PRESENTATION / TYLER TECHNOLOGIES / ENERGOV PLANNING, PERMITTING AND LICENSING SOFTWARE (backup)
7. DISCUSSION / REGIONAL STORMWATER UTILITY CONCEPT AND RECOMMENDED EXPLORATORY COMMITTEE (backup)
8. CONDEMNATION OF A DRAINAGE EASEMENT ON PROPERTY LOCATED OFF OF HALIFAX ROAD, ST. HELENA ISLAND (backup)
9. CONSIDERATION OF REAPPOINTMENTS AND APPOINTMENTS
 - A. Planning Commission
 - B. Southern Beaufort County Corridor Beautification Board
10. ADJOURNMENT

2017 Strategic Plan Committee Assignments

Hilton Head National Rezoning/Development Agreement
Priority Investment – Capital Projects Long-Term Prioritized Requirements
Passive County Parks: Plan, Funding
Comprehensive Countywide System/Stormwater Utility (Agreements with Municipalities)
2018 Priority Projects: Immediate Opportunities
Stormwater Management Program/Policy: Implementation
Okatie River Restoration: Funding
May River Action Plan
Rivers and Creeks Water Quality: Evaluation
Transfer of Development Rights
Buckingham Plantation Community Development Plan: Amendment



COUNTY COUNCIL OF BEAUFORT COUNTY
PURCHASING DEPARTMENT
102 Industrial Village Road, Bldg 2 - Post Office Drawer 1228
Beaufort, South Carolina 29901-1228

TO: Council Member Brian E. Flewelling, Chairman, Natural Resources Committee

FROM: Dave Thomas, CPPO, Purchasing Director

SUBJ: **Sole Source Purchase Request of Three New Homes from Hutter Construction Corporation and Salt Line Construction for the Beaufort County Disabilities and Special Needs Department**

DATE: November 15, 2017

BACKGROUND: The Purchasing Department received a request from the Disabilities and Special Needs (DSN) Department to purchase three homes in support of replacing the Beaufort County Community Residential Care Facility located in the Town of Port Royal at 1508 Old Shell Road; this facility is aging and no longer meets Federal and State compliance requirements of those it is meant to serve. Transitioning the current residents of this facility into the requested homes will better enable DSN to provide the necessary ongoing care for them in safer, more appropriate housing, while also affording them the opportunity to be in a place which is better integrated into the fabric of Beaufort County.

These homes will be built to accommodate DSN consumers and will adhere to applicable ADA standards. In addition to having four bedrooms, each home will have two bathrooms and a staff office with a half-bath. The South Carolina Department of Disabilities and Special Needs (SCDDSN) will reimburse Beaufort County the full sale price of the current Port Royal property when sold, allowable via a budget proviso passed by the South Carolina General Assembly. SCDDSN will reimburse Beaufort County for the sprinkler system installation and \$8,000 per home for furnishings.

DSN encountered obstacles with developers not being able to accommodate the design specs for people with disabilities, as well as concerns about having DSN homes in certain communities. Consequently, staff negotiated the purchase price through competitive research after working with a local real estate agent to find suitable land and cooperative builders. The County's Small and Minority Business Provisions do not apply to this procurement. The recommended vendors are local firms.

CONTRACTOR INFORMATION

COST

1. Hutter Construction Corporation, Beaufort, SC (home in Live Oaks development)	\$ 350,000
2. Salt Line Construction, Port Royal, SC (home on Waddell Road)	\$ 350,000
3. Salt Line Construction, Port Royal, SC (home on Center Drive West)	<u>\$ 317,000</u>
	\$1,017,000

FUNDING: Fund balance account 24470011-54410 Disabilities and Special Needs - Building Acquisition. The fund balance exceeds the amount needed to purchase these three homes at \$3,483,090.99.

FOR ACTION: Natural Resources Committee meeting occurring November 20, 2017.

RECOMMENDATION: The Purchasing Department recommends that the Natural Resources Committee approve the contract awards to purchase the three homes from the aforementioned vendors for a total cost of \$1,017,000.

CC: Joshua A. Gruber, Interim County Administrator
Alicia Holland, Assistant County Administrator, Finance
Monica N. Spells, Assistant County Administrator, Civic Engagement and Outreach
Bill Love, Disabilities and Special Needs Executive Director

Attachments:

Home Plans and Pricing Information

Section 36.16, Proviso for FY 2017-18, South Carolina House Ways and Means Committee

**SUMMARY OF PROVISO CHANGES FOR FY 2017-18
AS RECOMMENDED BY
THE HOUSE WAYS AND MEANS COMMITTEE**

SECTION 35 - J120 - DEPARTMENT OF MENTAL HEALTH

- 35.7** **AMEND** (Deferred Maintenance, Capital Projects, Ordinary Repair and Maintenance) Authorizes the department to establish an interest bearing fund with the State Treasurer to deposit deferred maintenance funds and other one-time funds from any source. Authorizes the department to spend these funds for deferred maintenance, capital projects and ordinary repair and maintenance. Authorizes the funds to be carried forward and used for the same purpose.
WMC: AMEND proviso to delete specific reference to depositing funds “appropriated” for deferred maintenance and other one-time funds from any source. Authorize the department to retain and deposit into the fund the proceeds from the sale of excess real property owned by, under the control of, or assigned to the department. Requested by Department of Mental Health.
- 35.8** **ADD** (Lease Payments to SFAA for SVP Program) **WMC:** ADD new proviso to exempt Sexually Violent Predator Program lease payments to SFAA from any across-the-board base reductions.

SECTION 36 - J160 - DEPARTMENT OF DISABILITIES AND SPECIAL NEEDS

- 36.7** **AMEND** (Unlicensed Medication Providers) Authorizes the department to license or certify select unlicensed persons in community-based programs to provide select medications. Limits the medications allowed to be administered. Requires the department to establish curriculum and standards for training and oversight. Directs that this provision does not apply to an intermediate care facility for individuals with intellectual and/or related disability.
WMC: AMEND proviso to change “selected” to “designated” unlicensed persons. Direct that unlicensed persons must have documented “successful completion of” medication training and direct that in addition to nurses, “licensed pharmacists and licensed medical doctors” may train and supervise designated unlicensed persons to provide medication. Amend the type of medications designated unlicensed persons may provide. Require a written or electronic record about each medication be provided as part of the provision of medication. Direct that nurses, pharmacists and medical doctors that train, approve, and supervise designated unlicensed persons shall be protected against tort liability. Requested by Department of Disabilities and Special Needs.
- 36.16** **ADD** (Beaufort DSN Facility) **WMC:** ADD new proviso to authorize the department to retain the full amount of proceeds from the sale of the local DSN Board of Beaufort County property. Direct that funds from the sale must be used to purchase new property for the local DSN Board that better meets the needs of those served. Authorize unexpended funds to be carried forward and used for the same purpose. Direct the department to provide a status report to the Beaufort County Legislative Delegation by June 30, 2018 that details the retention of any sale proceeds and/or expenditures of the funds.

SECTION 38 - L040 - DEPARTMENT OF SOCIAL SERVICES

- 38.3** **AMEND** (~~Foster Children~~ Burial *Expenses*) Directs that the expenditure of funds allocated for burials of foster children not exceed \$1,500 per burial.
WMC: AMEND proviso to include adults who are in DSS custody. Requested by Department of Social Services.

SITE PLAN

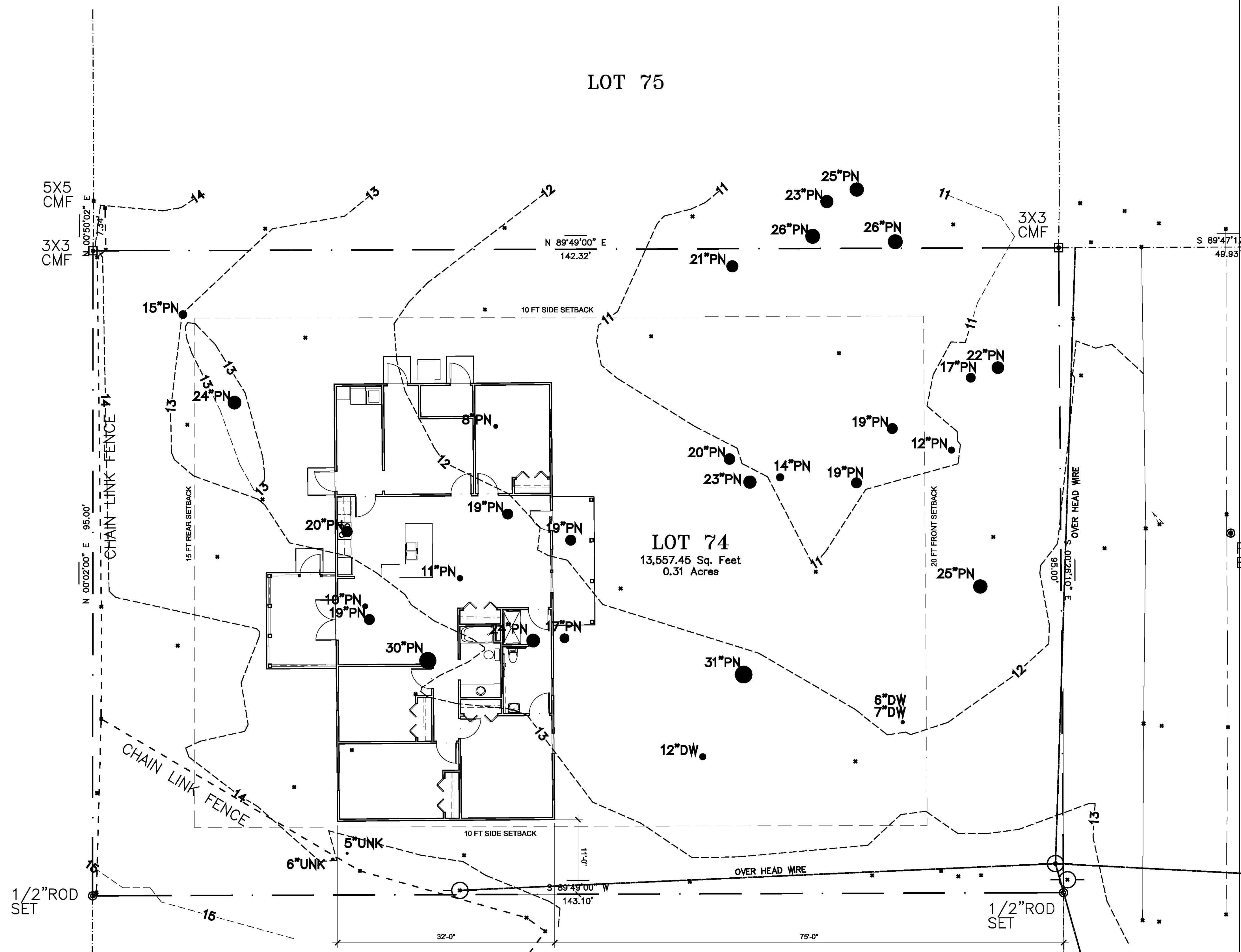
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LOT 1

LOT 75

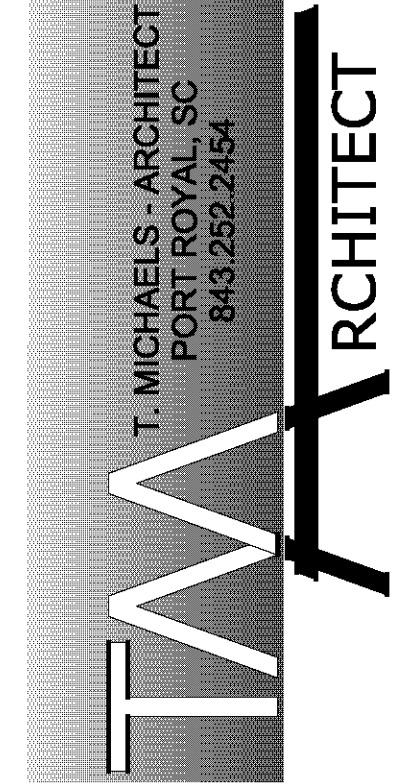
LOT 74
13,557.45 Sq. Feet
0.31 Acres

LOT 753



1 SITE PLAN
A101 SCALE: 1/8" = 1'-0"

RELEASED FOR CONSTRUCTION
 NOT FOR CONSTRUCTION



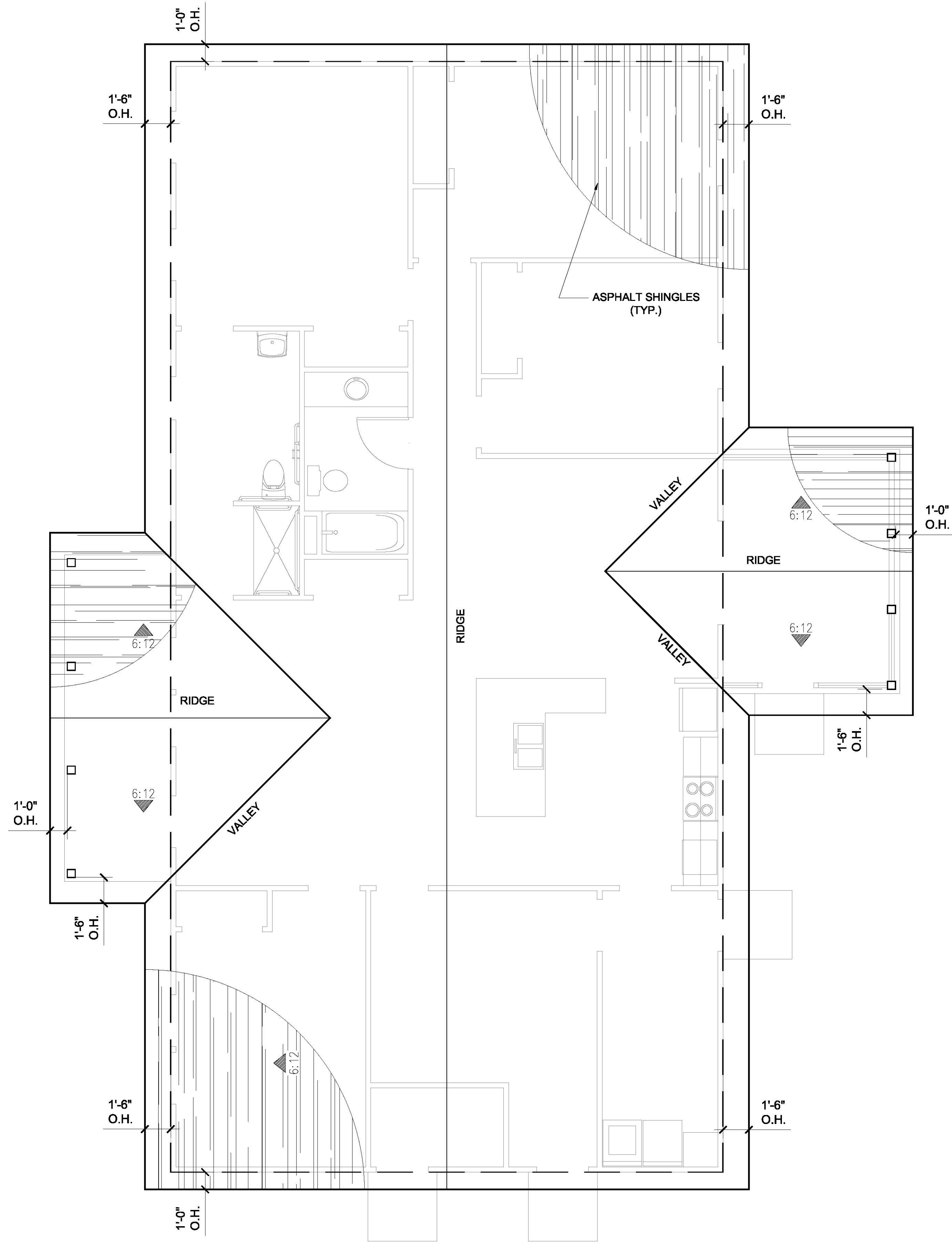
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608 CENTER DRIVE WEST
BEAUFORT, SOUTH CAROLINA**

No.	Issue / Revision Description	Date

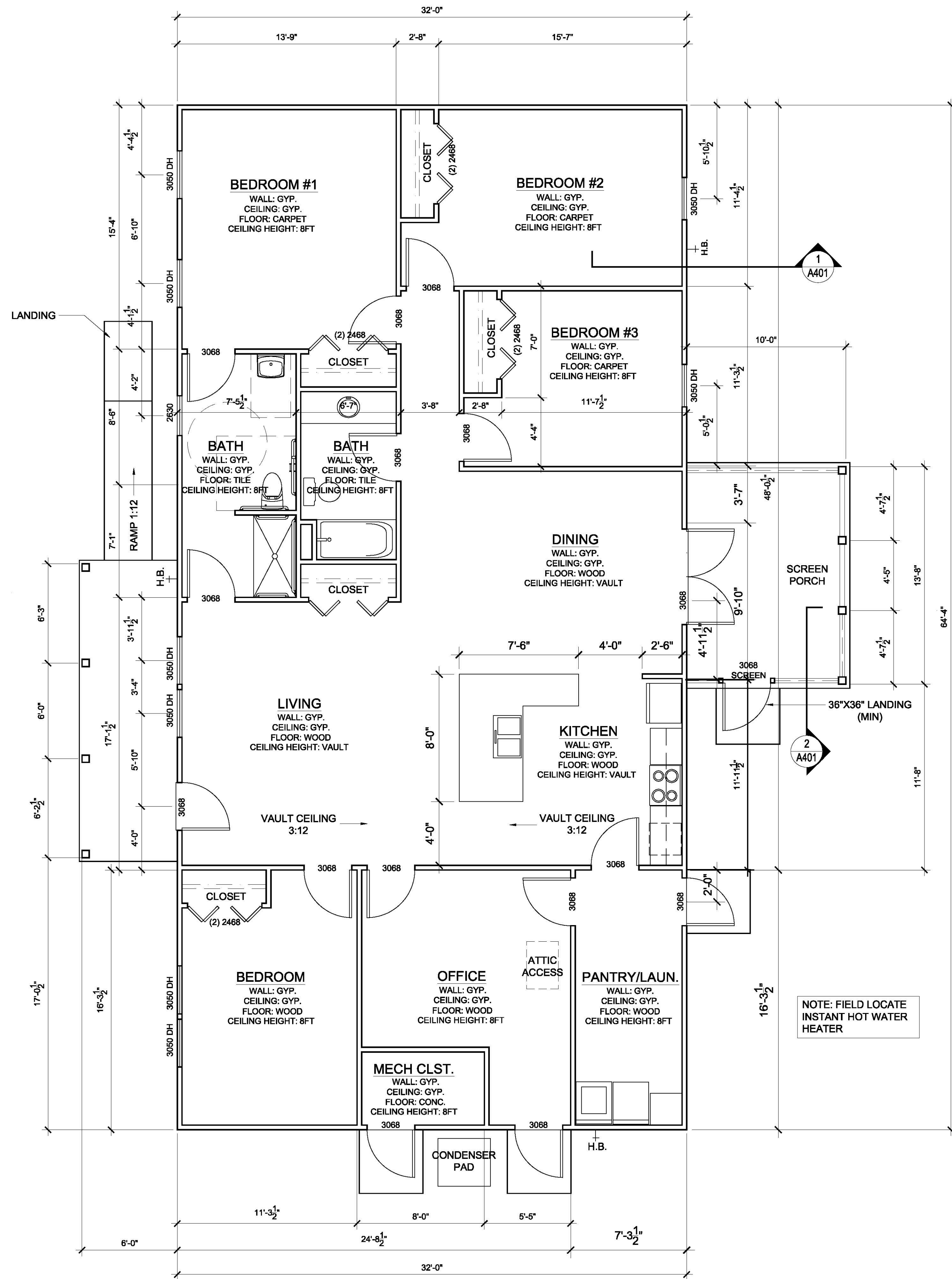
Sheet Title
SITE PLAN

Drawn By: T. Michaels
Chk'd By: T. Michaels
Project ID: 17-013

Sheet No.
A101

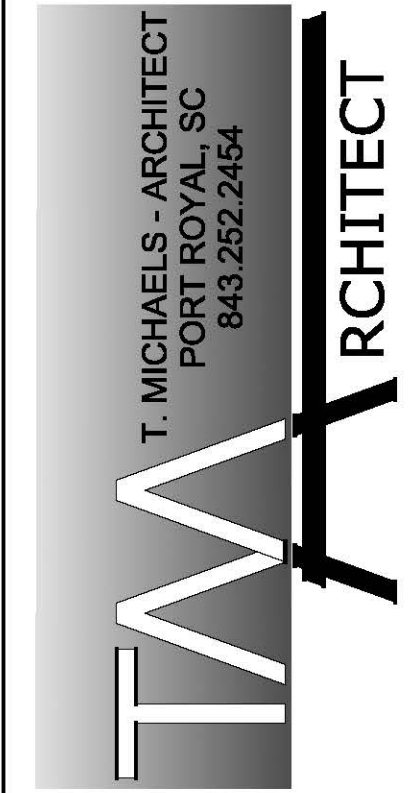


2 FOUNDATION PLAN
A201 SCALE: 1/4" = 1'-0"



1 FLOOR PLAN
A201 SCALE: 1/4" = 1'-0"

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**NEW RESIDENCE:
608 CENTER DRIVE WEST
BEAUFORT, SOUTH CAROLINA**

No.	Issue / Revision Description	Date

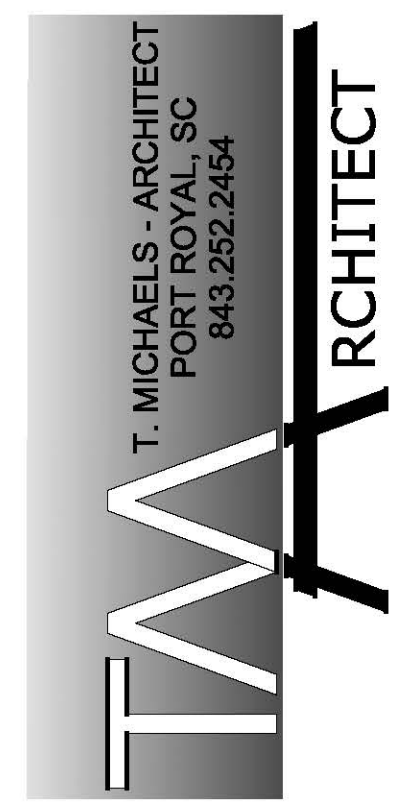
Sheet Title
**FOUNDATION
/ FLOOR PLAN**

Drawn By: T. Michaels
Chk'd By: T. Michaels
Project ID: 17-013

Sheet No.
A201

WALL FOOTING SCHEDULE	
MARK	DESCRIPTION
WF-1	16" WIDE x 22" DEEP TURNED DOWN FOOTING W/ (2) #5 CONTINUOUS BARS AT BOTTOM
WF-2	12" WIDE x 20" DEEP TURNED DOWN FOOTING W/ (2) #5 CONTINUOUS BARS AT BOTTOM

RELEASED FOR CONSTRUCTION
 NOT FOR CONSTRUCTION



NEW RESIDENCE:
608 CENTER DRIVE WEST
BEAUFORT, SOUTH CAROLINA

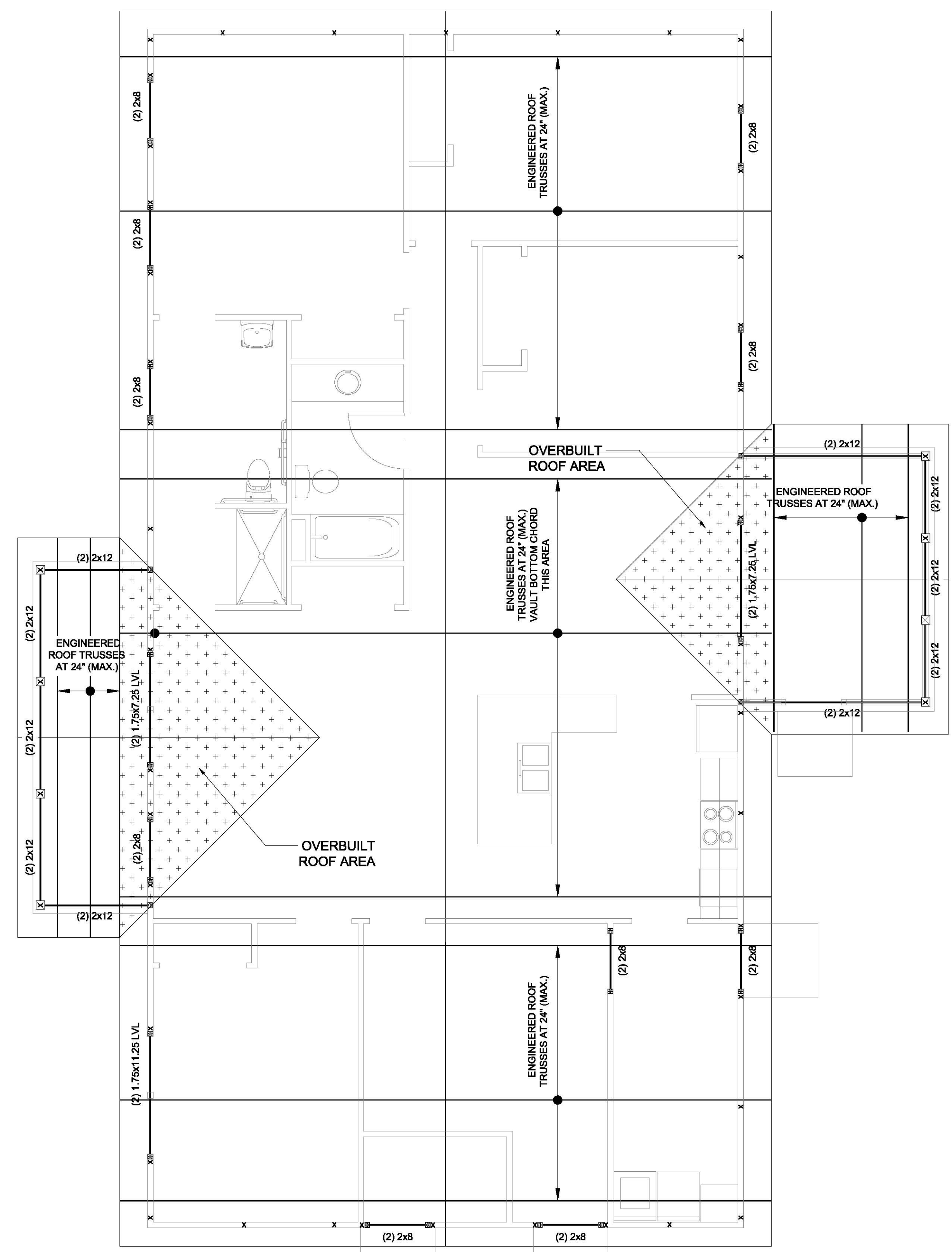
No.	Issue / Revision Description	Date

Sheet Title
**ROOF PLAN /
ROOF
FRAMING
PLAN**

Drawn By: T. Michaels
Chk'd By: T. Michaels
Project ID: 17-013

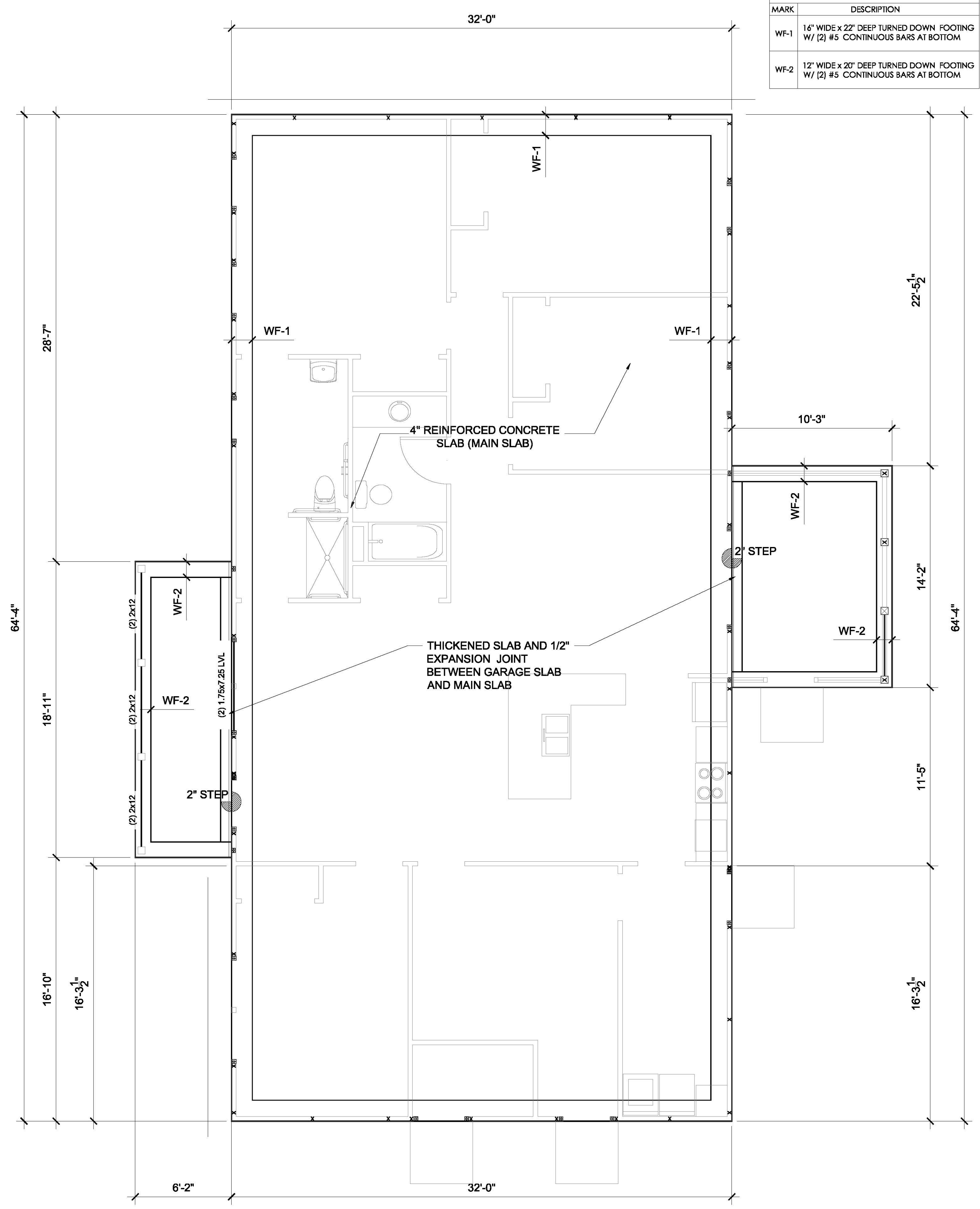
Sheet No.
A202

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HOLD-DOWN LEGEND	
MARK	DESCRIPTION
X	1/2" DIAMETER THREADED ROD SYSTEM -OR- 1/4" QUICK-TIE SYSTEM

2 FOUNDATION PLAN
A201 SCALE: 1/4" = 1'-0"



2 FOUNDATION PLAN
A201 SCALE: 1/4" = 1'-0"



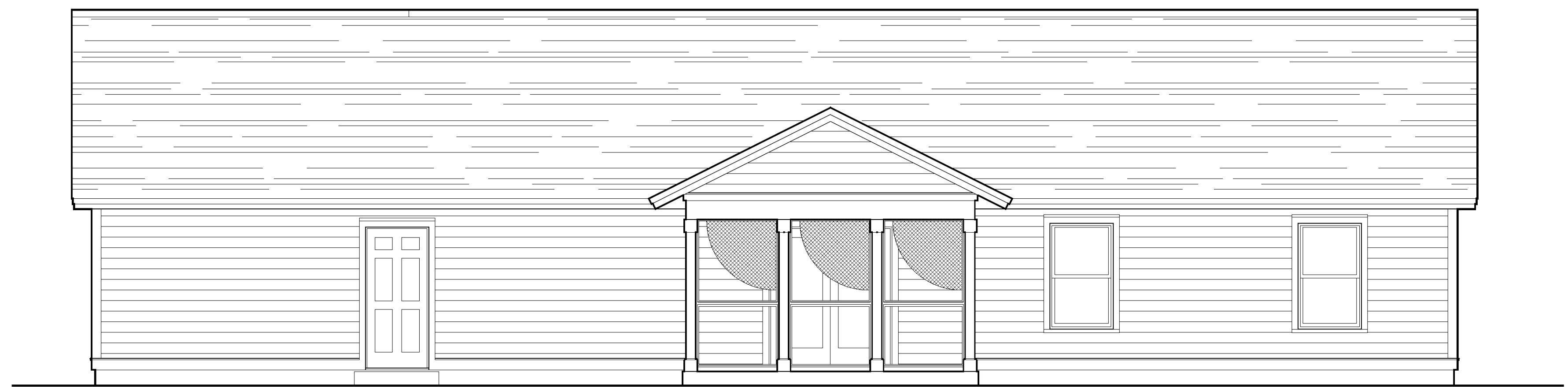
4 RIGHT ELEVATION
A301 SCALE: 1/4" = 1'-0"



1 FRONT ELEVATION
A301 SCALE: 1/4" = 1'-0"

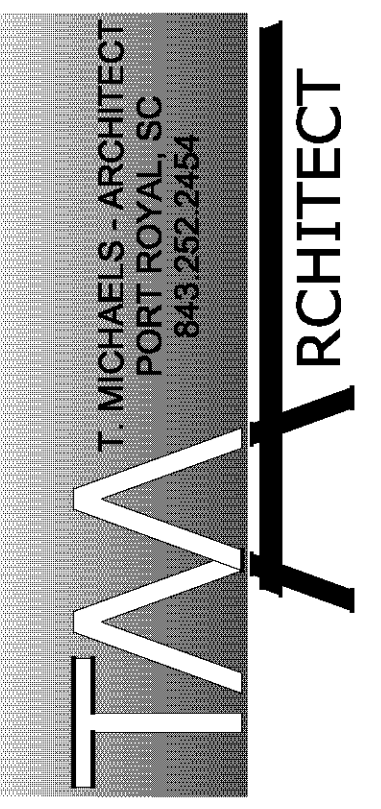


3 RIGHT ELEVATION
A301 SCALE: 1/4" = 1'-0"



2 REAR ELEVATION
A301 SCALE: 1/4" = 1'-0"

☐ RELEASED FOR CONSTRUCTION
☒ NOT FOR CONSTRUCTION



T. MICHAELS - ARCHITECT
PORT ROYAL, SC
843.252.2454

NEW RESIDENCE:
608 CENTER DRIVE WEST
BEAUFORT, SOUTH CAROLINA

No.	Issue / Revision Description	Date

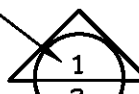
Sheet Title
ELEVATIONS


Drawn By: T. Michaels
Chk'd By: T. Michaels
Project ID: 17-013

Sheet No.
A301

SYMBOLS + KEYS


DOOR AND WINDOW SIZE KEY
2860 = 2'-8" WIDE x 6'-0" HIGH

DRAWING #  = SECTION OF ELEVATION


SHEET #  = SECTION OF ELEVATION


ROOM TITLE
KITCHEN
9" CLG. VINYL
CEILING HEIGHT
FLOOR FINISH


1 DRAWING TITLE

























 = DETAIL OR ELEVATION NUMBER

 14.00' = ELEVATION ABOVE SEA LEVEL

 = REVISION NUMBER

 = REVISION CLOUD

 = PLAN REFERENCE NORTH

	SINGLE POLE SWITCH
	THREE WAY SWITCH
	FOUR WAY SWITCH
	DIMMER SWITCH
	DUPLEX OUTLET
	WATER PROOF OUTLET
	GROUND FAULT OUTLET
	SPECIALTY OUTLET
	FLOOR OUTLET
	TELEPHONE JACK
	TELEVISION JACK
	VENT
	VENT W/ LIGHT
	SURFACE MOUNTED FIXTURE
	RECESSED FIXTURE
	WALL MOUNTED FIXTURE
	FLOOD LIGHT
	FLOURESCENT FIXTURE
	CEILING FAN
	STRIP LIGHTING
	CEILING BOX
	DOOR CHIME
	ELECTRICAL PANEL
	SMOKE ALARM



CONCEPTUAL RENDERING

DRAWING INDEX

0	COVER SHEET
1	FLOOR, ROOF + ELECTRICAL PLAN
2	FOUNDATION PLAN
3	DETAILS
4	ELEVATIONS
SP1	SPECIFICATIONS
SP2	SPECIFICATIONS
SP3	SPECIFICATIONS

GENERAL INFO.

AREA CALCULATIONS	
FIRST FLOOR HEATED	1285 sq. ft.
COVERED PORCHES	147 sq. ft.
DECK	31 sq. ft.

DUKE STREET

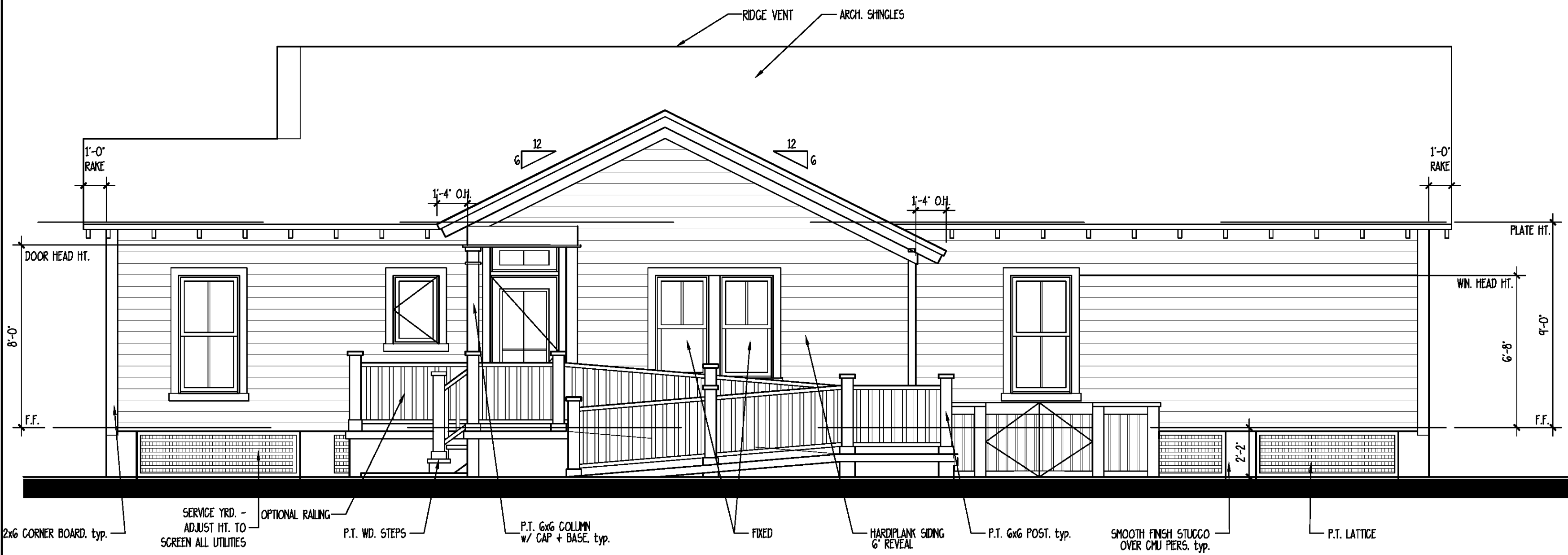
DUKE STREET
WRIGHTS POINT
BEAUFORT COUNTY, SOUTH CAROLINA

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Beaufort SC, 29902
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THIS PLAN HAS BEEN PREPARED TO MEET TOP PROFESSIONAL STANDARDS AND PRACTICES. HOWEVER, BUILDING CODES AND ENVIRONMENTAL CONDITIONS VARY FOR DIFFERENT LOCATIONS. IT IS THE RESPONSIBILITY OF THE PURCHASER OF THIS PLAN TO RESEARCH THE FOLLOWING: -VERIFY ALL DIMENSIONS, ROOM TO PROCEEDING WITH CONSTRUCTION -VERIFY COMPLIANCE WITH ALL LOCAL CODES -PLANS INDICATE LOCATIONS ONLY, ENGINEERING OFFICES SHOULD INCORPORATE ACTUAL SITE CONDITIONS. -LOCAL MEETINGS, CONTRACTORS OR ENGINEERS TO ENSURE COMPLIANCE WITH LOCAL CODES AND THAT EQUIPMENT IS SIZED CORRECTLY FOR YOUR PARTICULAR REGION AND CONDITIONS. -VERIFY ALL STRUCTURAL ELEMENTS WITH LOCAL ENGINEER AND/OR ARCHITECT.

DATE	11/03/17
JOB NO.	173134
DRAWN BY	JC
DRAWING NAME	Model C 4.jpg

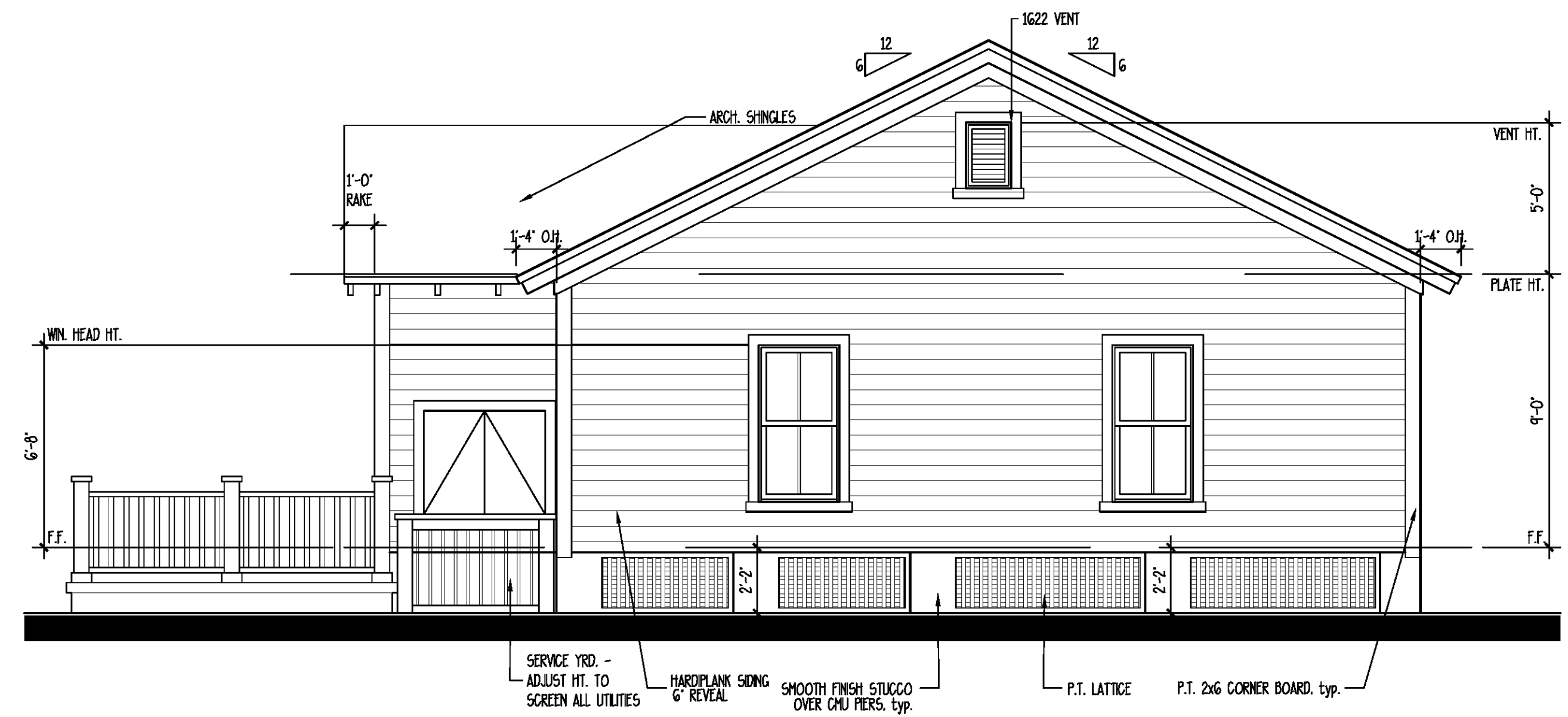
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RIGHT ELEVATION

4

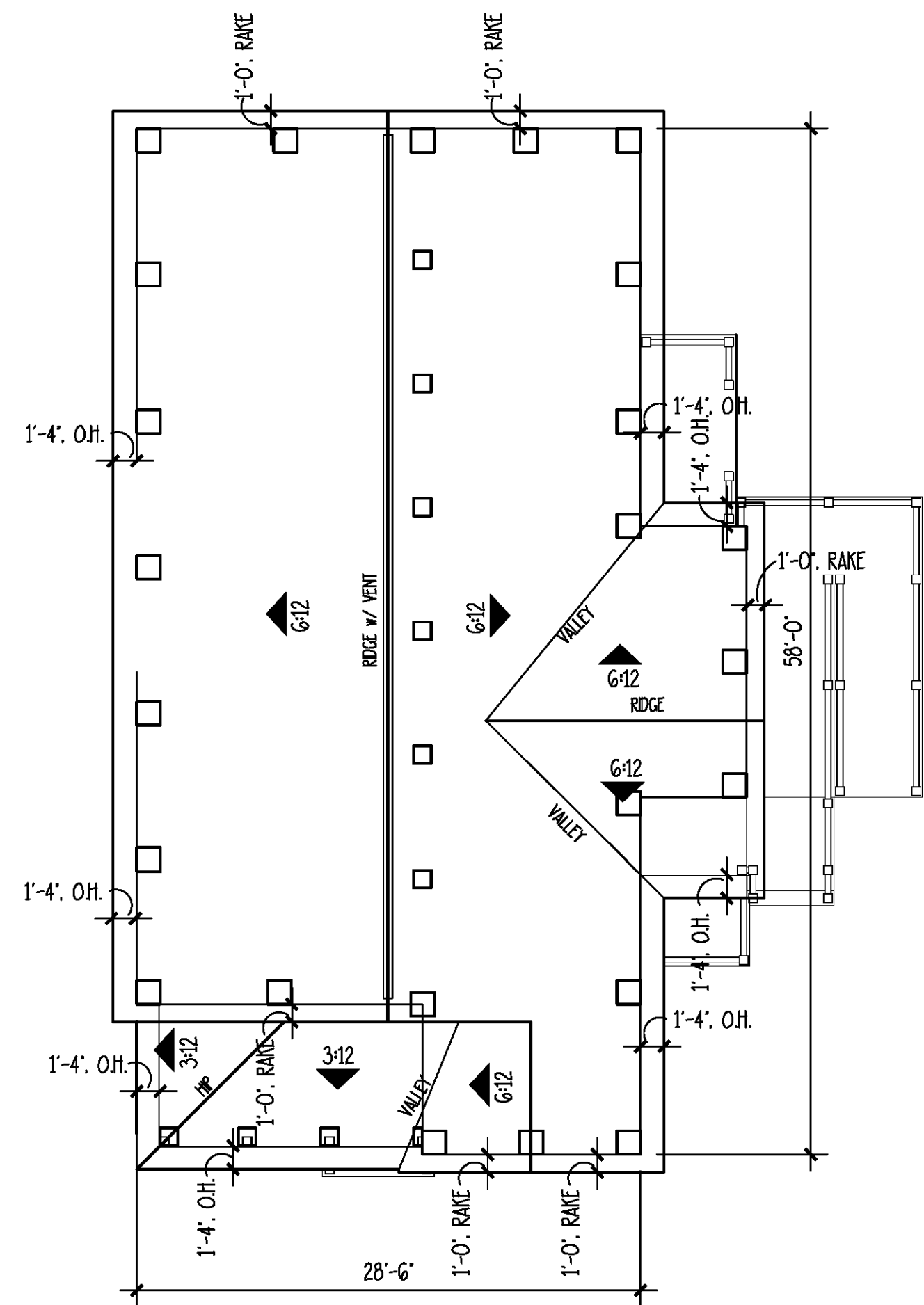
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REAR ELEVATION

3

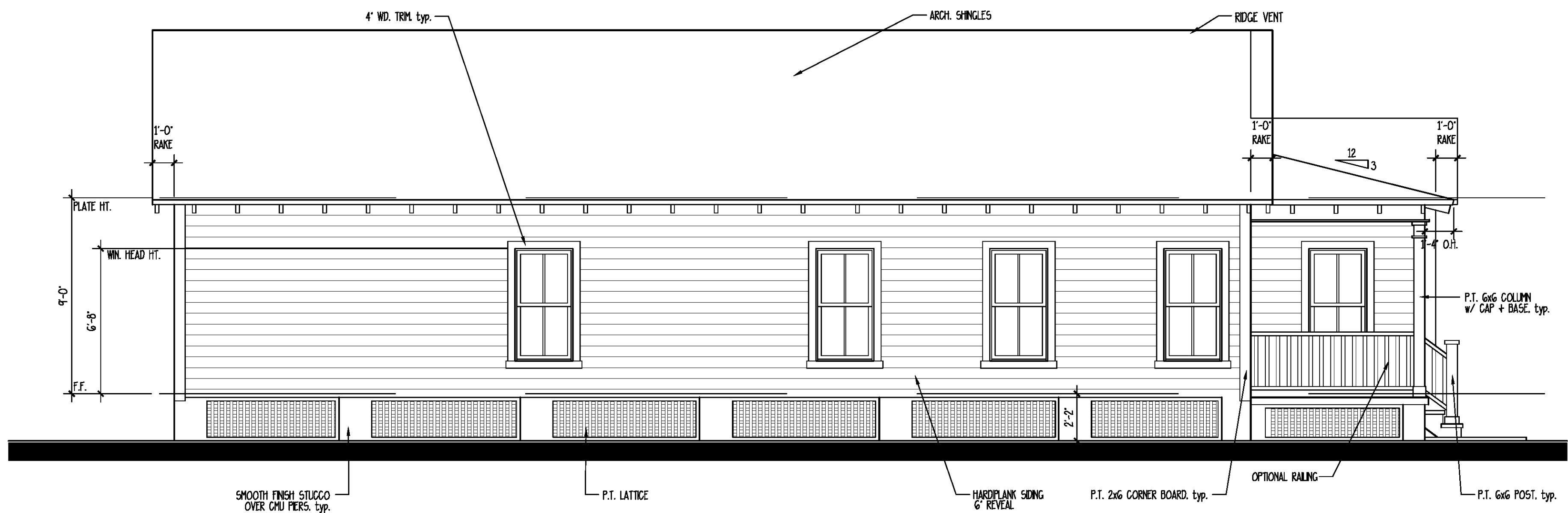
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ROOF PLAN

SCALE: 1/8" = 1'-0"

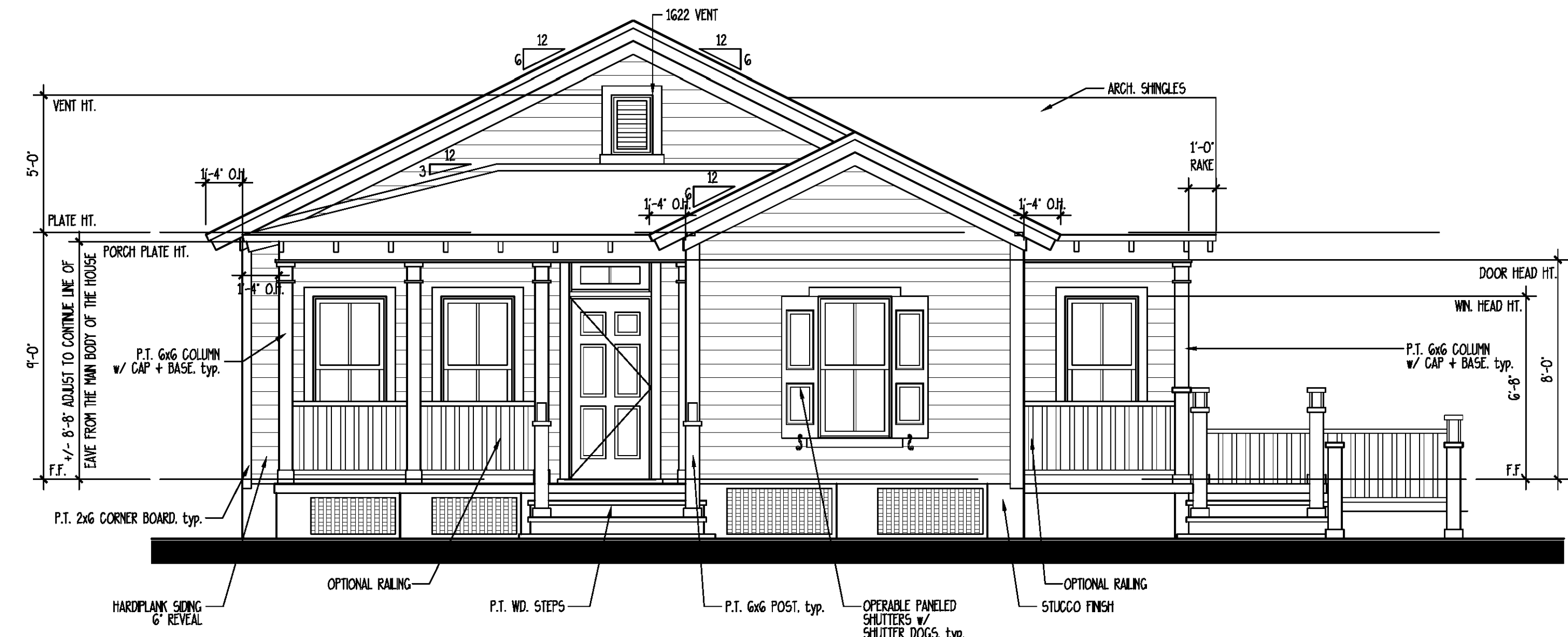
NOTE: EXHAUST VENTS (PLUMBING OR OTHERWISE) NEED TO BE LOCATED AS NEARLY AS POSSIBLE TO THE ROOF PENETRATIONS NEED TO BE KEPT TO A MINIMUM (COVERED WHEN POSSIBLE) ROOF/WALL PENETRATIONS MUST BE PAINTED TO MATCH SURROUNDING COLOR.



LEFT ELEVATION

2

SCALE: 1/4" = 1'



FRONT ELEVATION

1

SCALE: 1/4" = 1'-0"

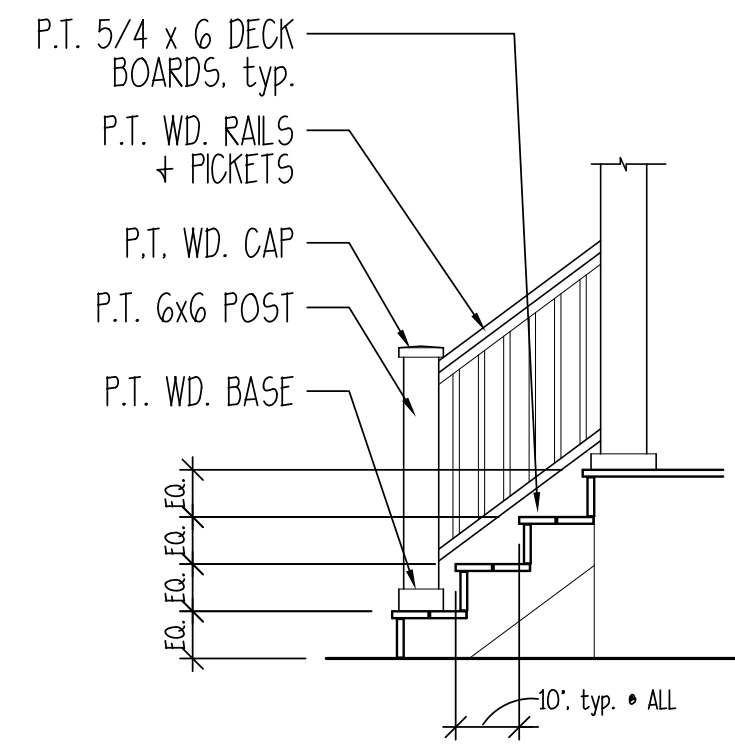
DUKE STREET
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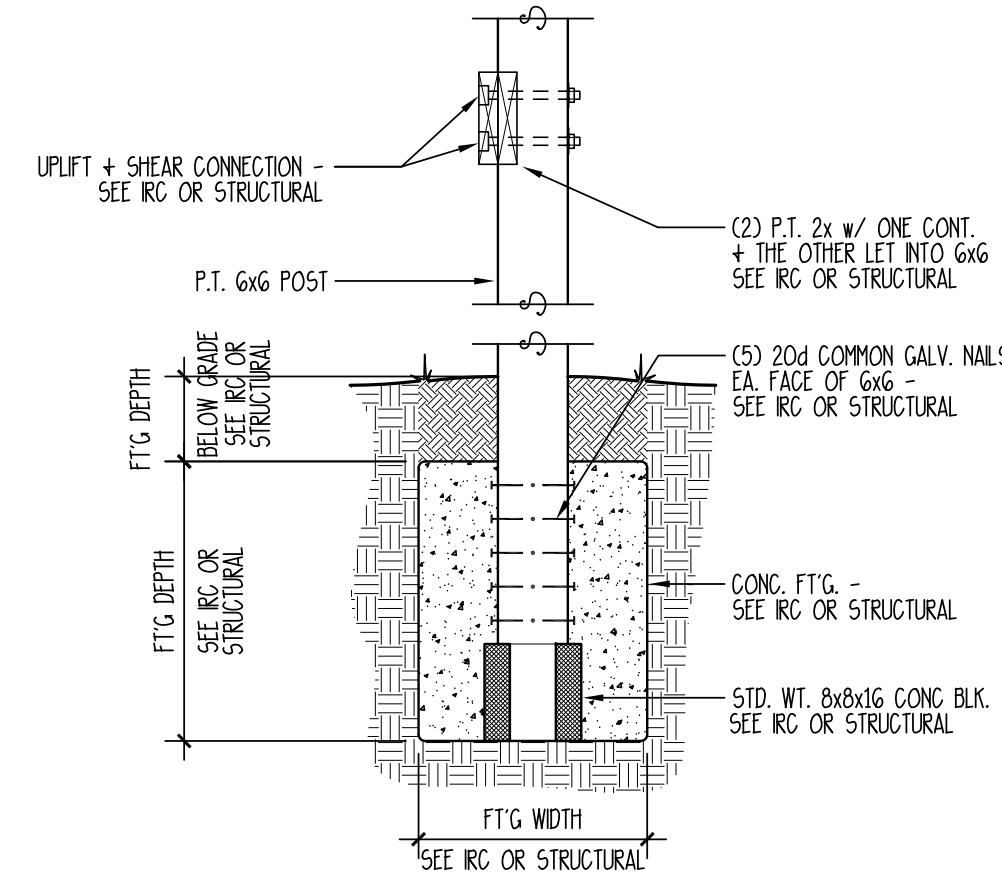
THIS PLAN HAS BEEN PREPARED TO MEET THE PROFESSIONAL STANDARDS AND PRACTICES. HOWEVER, BUILDING CODES AND ENVIRONMENTAL CONDITIONS VARY FOR DIFFERENT LOCATIONS. IT IS THE RESPONSIBILITY OF THE CLIENT AND ARCHITECT TO VERIFY THE FOLLOWING INFORMATION AND TO BE CONSULTED FROM THIS PLAN.
-VERIFY ALL DIMENSIONS, ROOM TO PROCEEDING WITH CONSTRUCTION
-VERIFY COMPLIANCE WITH ALL LOCAL CODES
-PLANS INDICATE LOCATIONS ONLY, ENGINEERING OFFICES SHOULD INCORPORATE ACTUAL SITE CONDITIONS.
-LOCAL MEASUREMENTS OF DISTANCES TO ENSURE CORRECT LOCAL CODES AND THAT EQUIPMENT IS SIZED CORRECTLY FOR YOUR PARTICULAR REGION AND CONDITIONS.
-VERIFY ALL STRUCTURAL ELEMENTS WITH LOCAL ENGINEER AND/OR ARCHITECT.

DATE	11/03/17
JOB NO.	17334
DRAWN BY	JC
TRAINING NAME	Model C 4.jpg

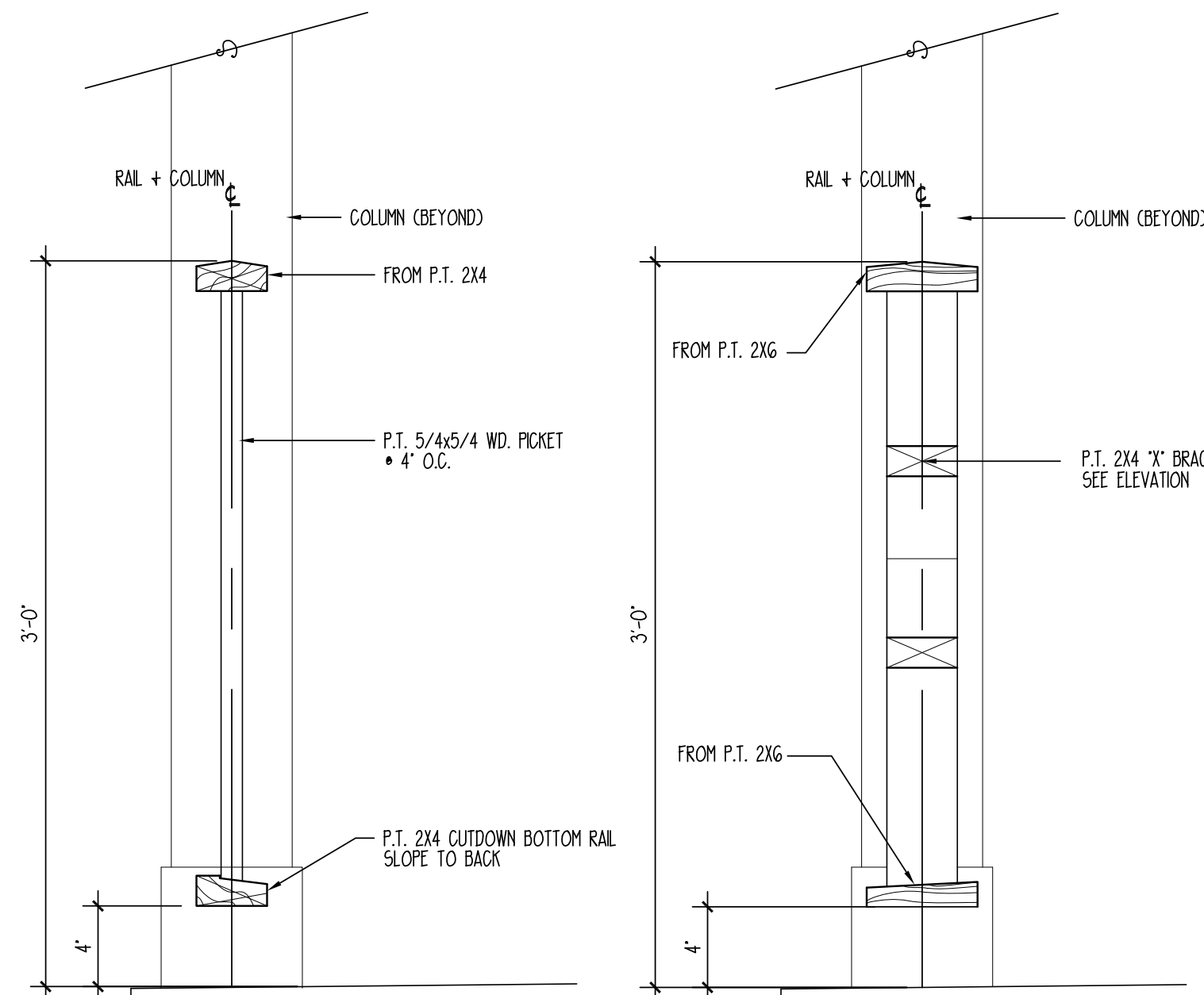
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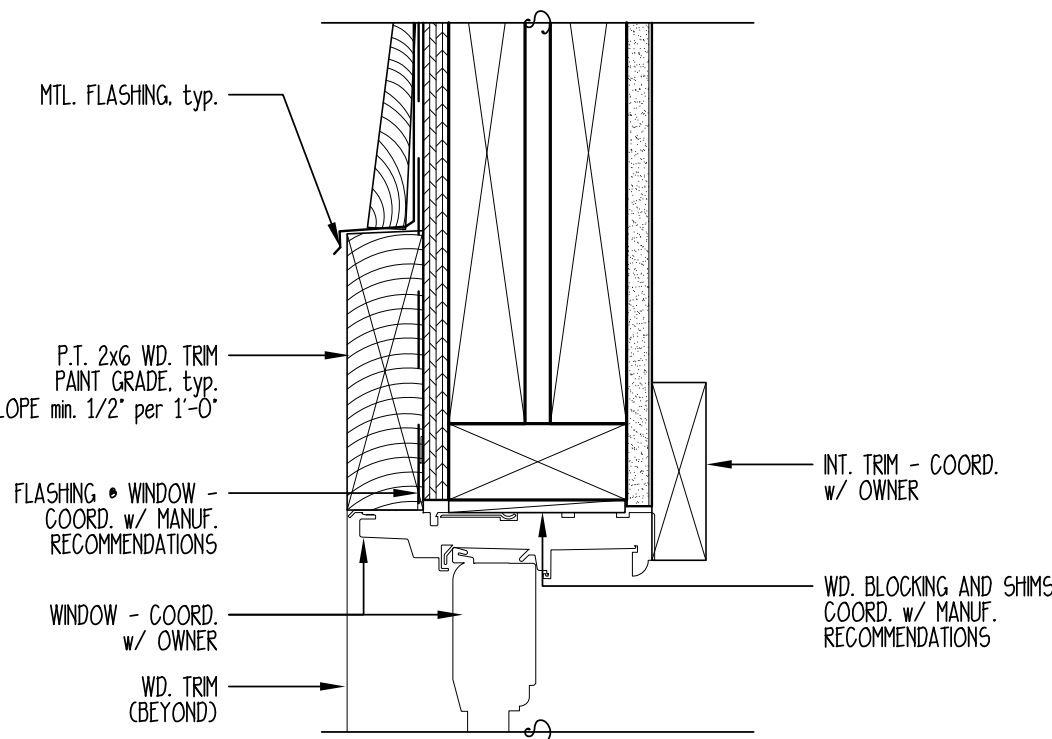
10 DETAIL • EXT. STAIRS
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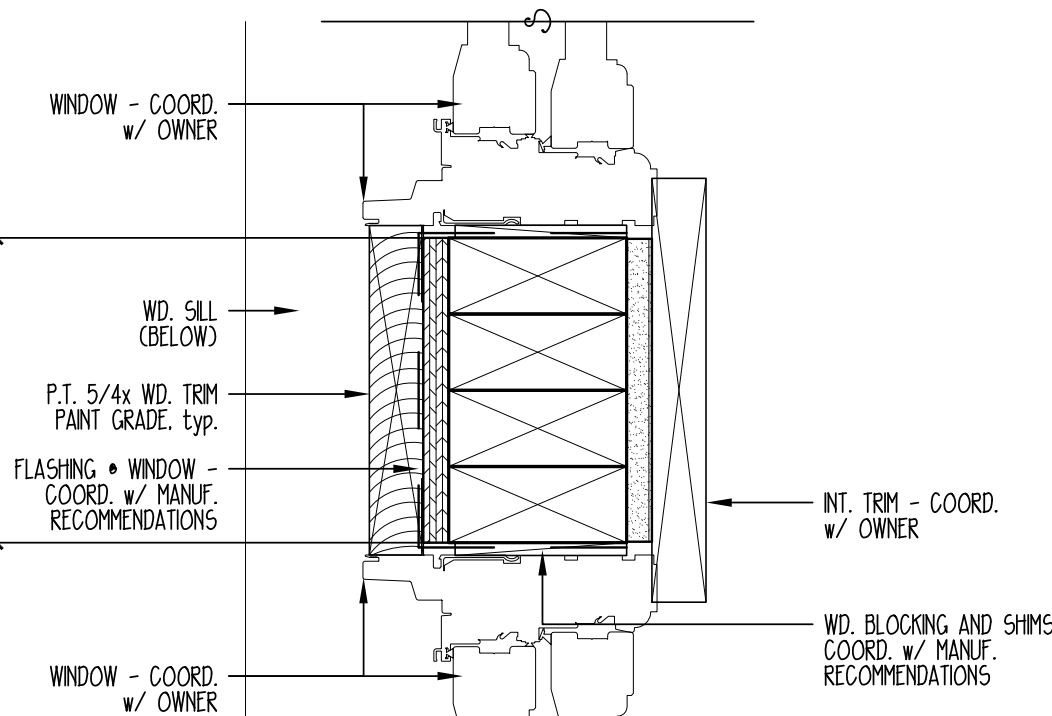
9 6x6 POST DETAIL
SCALE: 3/4" = 1'-0"



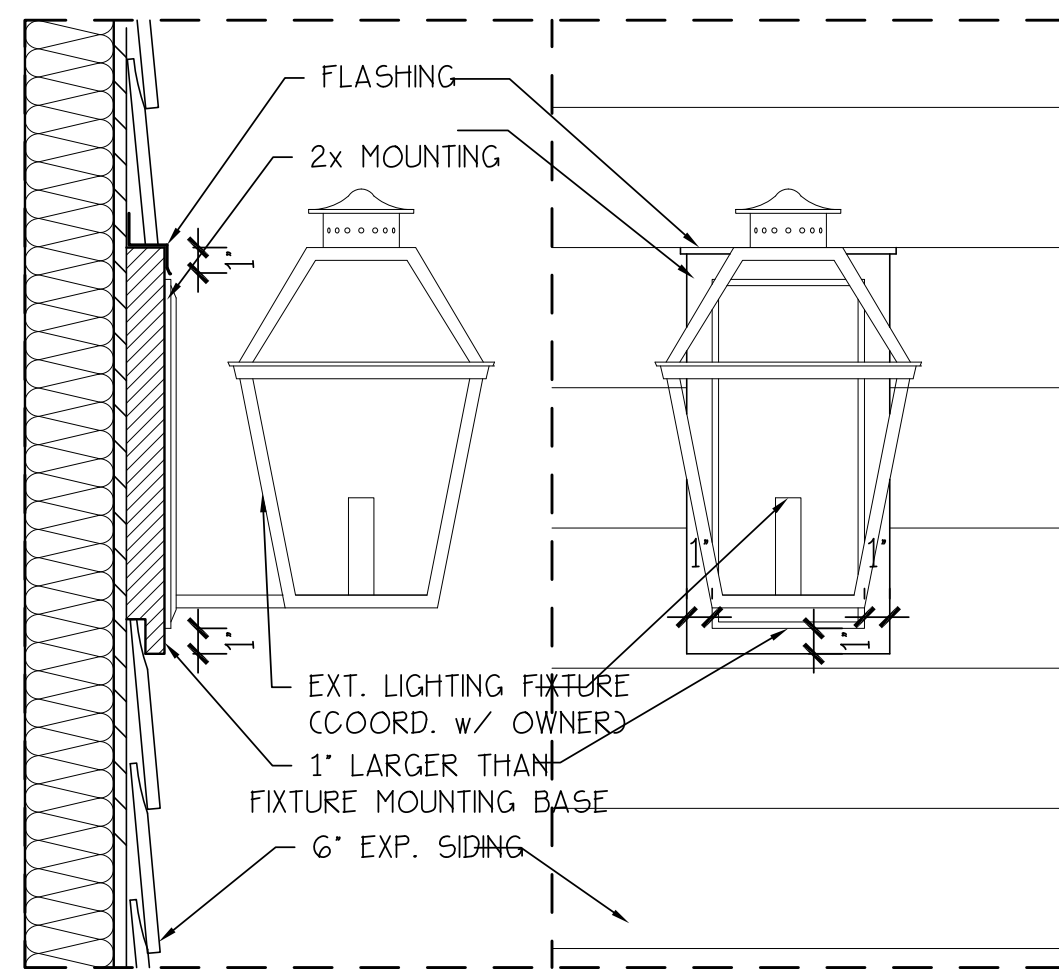
8 OPTIONAL PICKET & RAIL DETAIL
SCALE: 1 1/2" = 1'-0"



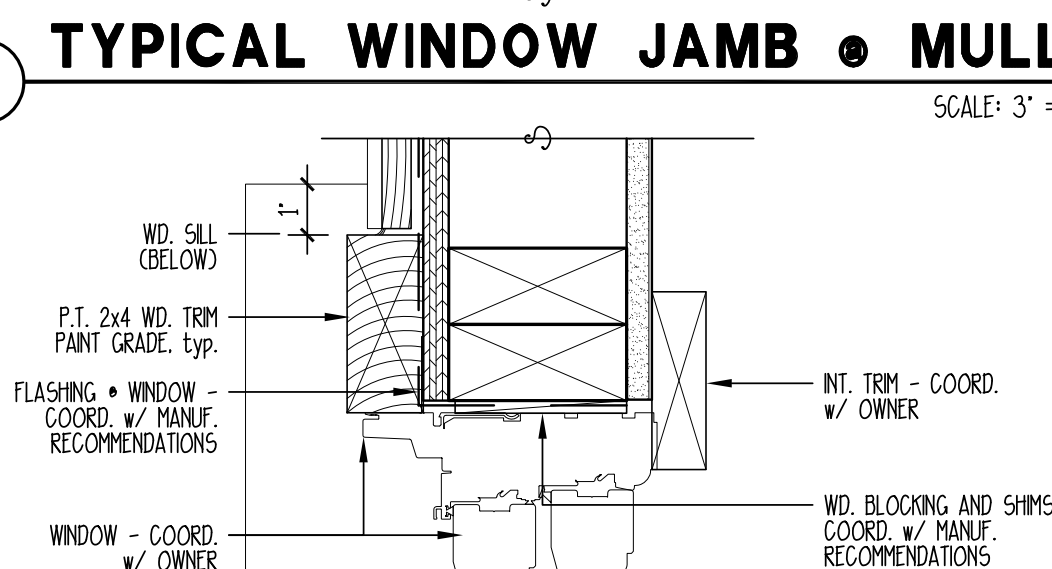
6 TYPICAL WINDOW & DOOR HEAD
SCALE: 3" = 1'-0"



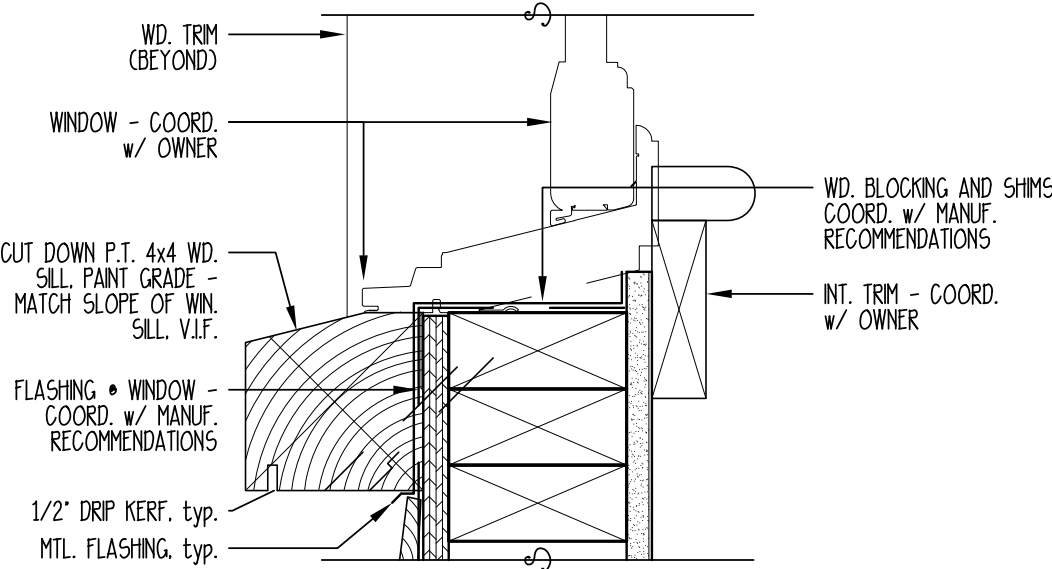
5 TYPICAL WINDOW JAMB • MULL
SCALE: 3" = 1'-0"



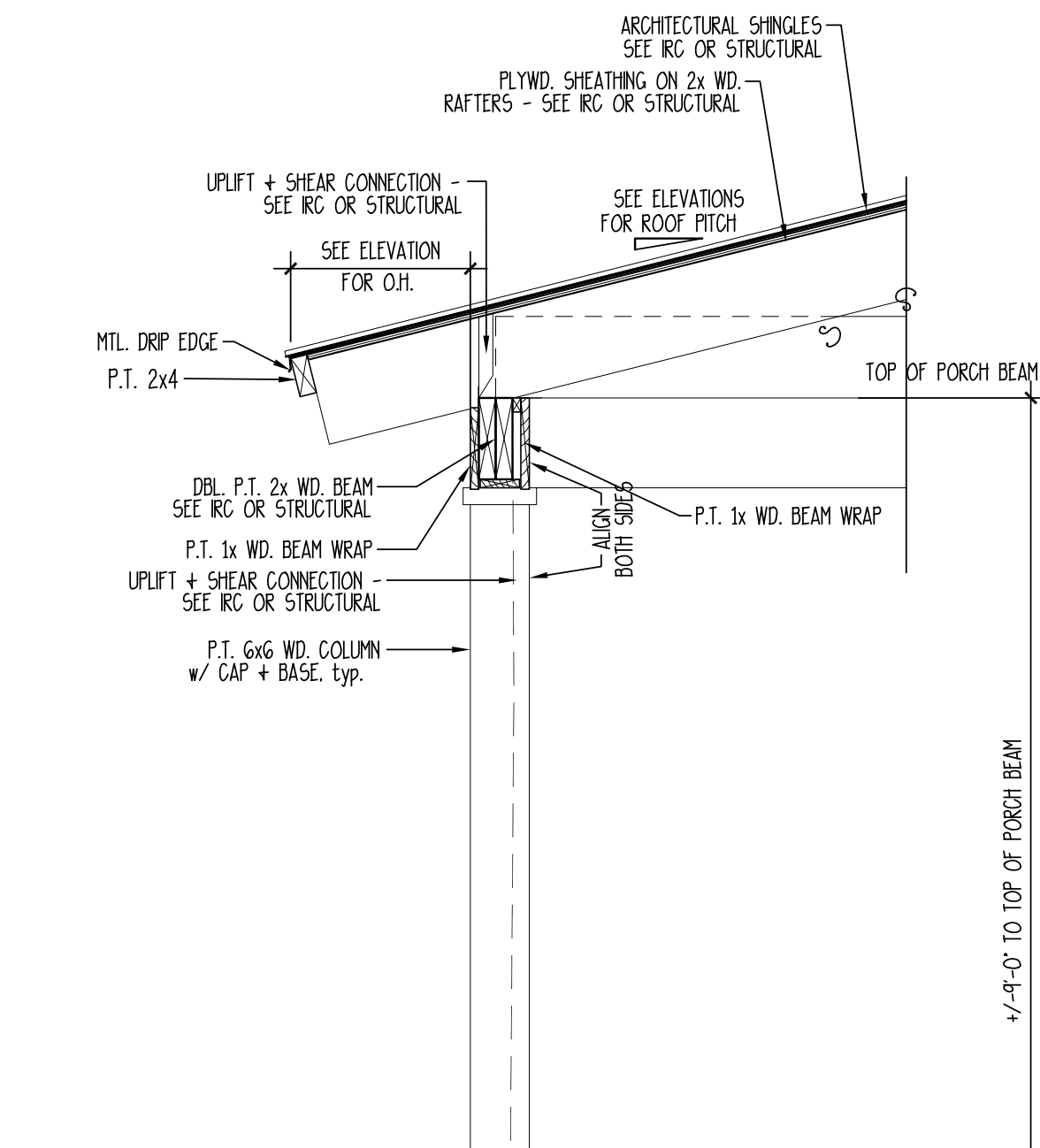
7 EXTERIOR LIGHTING MOUNT DETAIL
SCALE: 1 1/2" = 1'-0"



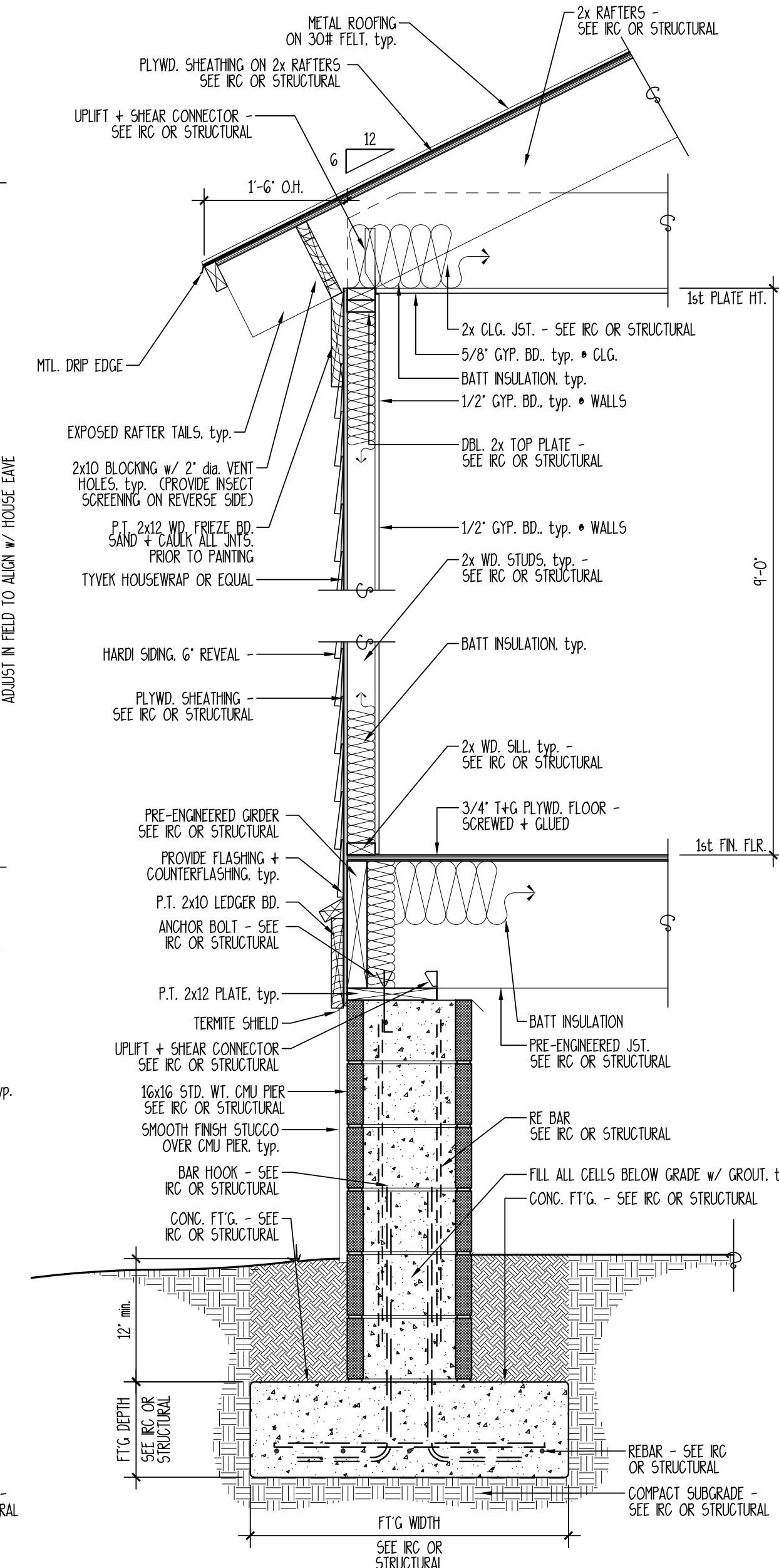
4 TYPICAL WINDOW & DOOR JAMB
SCALE: 3" = 1'-0"



3 TYPICAL WINDOW SILL
SCALE: 3" = 1'-0"



2 TYPICAL PORCH SECTION
SCALE: 3/4" = 1'-0"



1 WALL SECTION
SCALE: 3/4" = 1'-0"

DUKE STREET
WRIGHTS POINT
BEAUFORT COUNTY, SOUTH CAROLINA

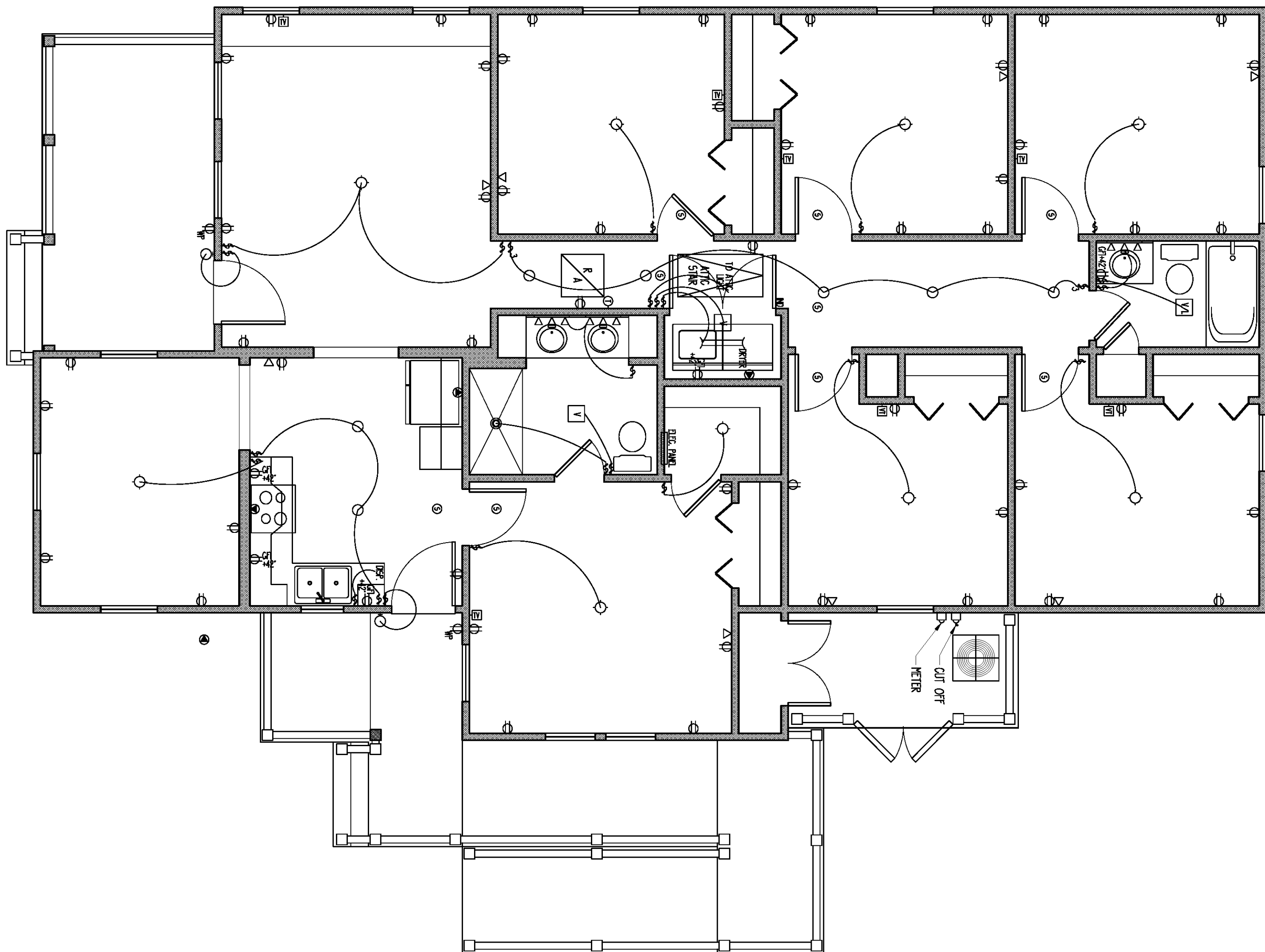
ALLISON RAMSEY Architects
inc. creating sustainable timeless design
1003 Charles St.
Beaufort SC, 29902
(843) 986-0559
www.allisonramseyarchitect.com

THIS PLAN HAS BEEN PREPARED TO MEET TOP PROFESSIONAL STANDARDS AND PRACTICES. HOWEVER, BUILDING CODES AND ENVIRONMENTAL CONDITIONS VARY FOR DIFFERENT LOCATIONS. IT IS THE RESPONSIBILITY OF THE PURCHASER OF THIS PLAN TO DETERMINE THE FOLLOWING: 1. THE APPLICABLE BUILDING CODES AND REGULATIONS IN THE AREA WHERE THE PROJECT WILL BE CONSTRUCTED. 2. ANY LOCAL ORDINANCES OR REGULATIONS THAT MAY APPLY TO THE PROJECT. 3. ANY SPECIAL REQUIREMENTS OR CONDITIONS THAT MAY APPLY TO THE PROJECT. 4. ANY OTHER REQUIREMENTS OR CONDITIONS THAT MAY APPLY TO THE PROJECT. 5. ANY OTHER REQUIREMENTS OR CONDITIONS THAT MAY APPLY TO THE PROJECT. 6. ANY OTHER REQUIREMENTS OR CONDITIONS THAT MAY APPLY TO THE PROJECT. 7. ANY OTHER REQUIREMENTS OR CONDITIONS THAT MAY APPLY TO THE PROJECT. 8. ANY OTHER REQUIREMENTS OR CONDITIONS THAT MAY APPLY TO THE PROJECT. 9. ANY OTHER REQUIREMENTS OR CONDITIONS THAT MAY APPLY TO THE PROJECT. 10. ANY OTHER REQUIREMENTS OR CONDITIONS THAT MAY APPLY TO THE PROJECT.

DATE:	11/03/17
JOB NO.:	17334
DRAWN BY:	JC
DRAWING NAME:	Model C 4.dwg

FIRST FLOOR ELECTRICAL PLAN

SCALE: 1/4" = 1'-0"



⚡	SINGLE POLE SWITCH
⚡⚡	THREE WAY SWITCH
⚡⚡⚡	FOUR WAY SWITCH
⚡⚡⚡⚡	DIMMER SWITCH
⊖	DUPLEX OUTLET
⊖⊖	WATER PROOF OUTLET
⊖⊖⊖	GROUND FAULT OUTLET
⊖⊖⊖⊖	SPECIALTY OUTLET
⊖⊖⊖⊖⊖	FLOOR OUTLET
⊖⊖⊖⊖⊖⊖	TELEPHONE JACK
⊖⊖⊖⊖⊖⊖⊖	TELEVISION JACK
⊖⊖⊖⊖⊖⊖⊖⊖	VENT
⊖⊖⊖⊖⊖⊖⊖⊖⊖	VENT W/ LIGHT
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	SURFACE MOUNTED FIXTURE
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	RECESSED FIXTURE
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	WALL MOUNTED FIXTURE
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	FLOOD LIGHT
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	FLOURESCENT FIXTURE
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	CEILING FAN
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	STRIP LIGHTING
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	CEILING BOX
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	DOOR CHIME
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	ELECTRICAL PANEL
⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖⊖	SHORE ALARM

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4

DATE :	11/03/17
JOB NO. :	173134
DWN BY :	JC
DRAWING NAME :	173134

THIS PLAN HAS BEEN PREPARED TO MEET TOP PROFESSIONAL STANDARDS AND PRACTICES. HOWEVER, BUILDING CODES AND ENVIRONMENTAL CONDITIONS VARY FOR DIFFERENT LOCATIONS. IT IS THE RESPONSIBILITY OF THE PURCHASER OF THIS PLAN TO PERFORM THE FOLLOWING BEFORE BEGINNING CONSTRUCTION: ALLISON RAMSEY ARCHITECTS, INC. ASSUMES NO LIABILITY FOR ANY HOME CONSTRUCTED FROM THIS PLAN.

- VERIFY ALL DIMENSIONS PRIOR TO PROCEEDING WITH CONSTRUCTION
- VERIFY COMPLIANCE WITH ALL LOCAL CODES
- PLANS INDICATE LOCATIONS ONLY; ENGINEERING ASPECTS SHOULD INCORPORATE ACTUAL SITE CONDITIONS.
- HVAC & PLUMBING LAYOUTS ARE NOT INCLUDED. THESE SHOULD BE OBTAINED FROM A LOCAL MECH. CONTRACTOR OR ENGINEER TO ENSURE COMPLIANCE WITH LOCAL CODE AND THAT EQUIPMENT IS SIZED CORRECTLY FOR YOUR PARTICULAR REGION AND CONDITIONS.
- VERIFY ALL STRUCTURAL ELEMENTS WITH LOCAL ENGINEER AND/OR ARCHITECT.


ALLISON RAMSEY
Architects Inc. creating sustainable timeless design
 1003 Charles St.
 Beaufort SC, 29902
 (843) 984-0559
www.allisonramseyarchitect.com

DUKE STREET
 WRIGHTS POINT
 BEAUFORT COUNTY, SOUTH CAROLINA



AN ORDINANCE TO CREATE THE KEEP BEAUFORT COUNTY BEAUTIFUL BOARD AS AN AFFILIATE OF KEEP AMERICA BEAUTIFUL AND PALMETTO PRIDE FOR THE PURPOSE OF LITTER CONTROL, BEAUTIFICATION, AND WASTE REDUCTION FOR BEAUFORT COUNTY.

WHEREAS, Keep Beaufort County Beautiful (KBCB) has been an active organization, created as a non-profit organization under South Carolina law since 1986; and

WHEREAS, KBCB has operated with the support of County staff from the Department of Solid Waste and Recycling; and

WHEREAS, KBCB has a mission to educate and empower the Beaufort County Community (including governments, businesses, schools, and citizens) to participate directly in improving the environment through an all-out effort in beautification, litter control, and waste reduction; and

WHEREAS, KBCB has maintained its status as an affiliate of Keep America Beautiful (KAB) and Palmetto Pride by meeting the requirements of a KAB affiliate including filing the required annual reports; and

WHEREAS, KBCB has managed volunteers for the SCDOT Adopt A Highway program; and

WHEREAS, being chartered by County Council will acknowledge the success of the KBCB and solidify the organization within the County structure and provide for continued staff support for the purposes set forth below; and

WHEREAS, a county chartered organization will not have an adverse impact on the traditional funding sources from Palmetto Pride and further will have no adverse impact on affiliate status with KAB; and

WHEREAS, it is the intention of the existing Keep Beaufort County Beautiful Board of Directors to dissolve the existing non-profit and become a county chartered organization.

NOW, THEREFORE, BE IT ORDAINED, by Beaufort County Council that there is hereby created a Keep Beaufort County Beautiful Board and that such Board shall be organized and operated according to the following Charter Provisions. The Beaufort County Code of Ordinances is hereby amended by inserting the following Article VII Sections 62-58 through 62-67 into Chapter 62:

Chapter 62- Solid Waste

Article VII Section 62-58. – Litter Control and Beautification Board

Sec. 62-58. - Title.

The name of the organization shall be known as the Keep Beaufort County Beautiful Board (KBCBB).

Sec. 62-59. - Composition.

The board shall be comprised of the following membership:

- (a) One member from County Council District 1.
- (b) One member from County Council District 2.
- (c) One member from County Council District 3.
- (d) One member from County Council District 4.
- (e) One member from County Council District 5.
- (f) One member from County Council District 6.
- (g) One member from County Council District 7.
- (h) One member from County Council District 8.
- (i) One member from County Council District 9.
- (j) One member from County Council District 10.
- (l) One member from County Council District 11.

Sec. 62-60. - Filling of vacancies; removal of board members; terms.

- (1) A vacancy on the board is filled in the same manner as provided for under sections 2-191 through 2-198 of the Beaufort County Code of Ordinances, upon nomination of the respective member of County Council.
- (2) Board members are subject to removal procedures provided in Sec. 2-193 of the Beaufort County Code of Ordinances.
- (3) Board members shall serve at the pleasure of county council. Board members shall be appointed to one (1) term. A term of appointment shall be for four (4) years. No board member shall serve for more than four (4) consecutive terms except that county council may approve a fifth term by unanimous vote.

- a. Upon passage of this Charter, all eleven (11) board members shall be appointed by county council.
- b. For Districts one, two, three, four, five, and six the board members shall be re-appointed after the initial two (2) years for a full four (4) year term, thereby staggering appointments of board members. The initial two (2) year term shall not count toward the four (4) term limit.
- c. For Districts, seven, eight, nine, ten, and eleven, the board members' term shall expire after the full four (4) year term and vacancies be filled by re-appointment, or filled by new appointment.

Sec. 62-61. – Officers, officers' duties, and elections of officers.

The members shall elect three (3) officers from its membership, a chairperson, a co-chairperson and a secretary. A majority of board members present and voting, when a quorum is established, shall elect the officers.

- (1) Chairperson- The chairperson shall be responsible for leading the Board in program development and policy consistent with the Keep America Beautiful objectives. The chairperson shall be spokesperson for the Board at functions, prepare and work with the county staff in preparation of reports including but not limited to the annual Keep America Beautiful report and perform such other duties as the Board shall elect.
- (2) Co-Chairperson- The co-chairperson shall serve as the Chairperson in his or her absence, and shall discharge such other duties as the Board shall direct.
- (3) Secretary- The secretary shall keep minutes of all Board meetings and shall forward the approved minutes to the appropriate County staff person for record keeping and storage. The secretary shall also perform such other duties as the Board shall direct.

Sec. 62-62. - Meetings.

The board shall meet at the call of the chairperson, at least quarterly, and shall be conducted in compliance with the South Carolina Freedom of Information Act. Minutes shall be kept of any meetings and the minutes shall be stored in the Department of Solid Waste and Recycle or the Records Management Department of the County. A majority of the number of members on the board shall constitute a quorum for transaction of business at any meeting. A majority of those present and voting shall be required to decide any issue after a quorum has been established.

Sec. 62-63. - Purpose.

The purpose of the board will be to educate and empower the Beaufort County Community (including governments, businesses, schools, and citizens) to participate directly in improving the environment through an all-out effort in beautification, litter control, and waste reduction.

Sec. 62-64. - Objectives.

The objectives of the board include but are not limited to:

- A. Conduct and promote continuing education programs; and
- B. Develop new programs which will result in the sustained reduction of litter, graffiti and increase recycling in Beaufort County; and
- C. Encourage stricter code enforcement regarding litter and dumping; and
- D. Review and recommend appropriate legislative changes regarding environmental ordinances in Beaufort County; and
- E. Encourage placing, planting and preservation of trees, flowers, shrubs and objects of ornamentation in Beaufort County; and
- F. Maintain affiliate certification with Keep America Beautiful; and
- G. File the required annual report to Keep America Beautiful; and
- H. Pursue and secure funding from available sources.

Sec. 62-64- Keep America Beautiful Affiliation

The board shall maintain the Keep America Beautiful affiliation status and utilize the KAB resources whenever possible. The board's activities are limited to the boundaries of Beaufort County but should not be construed to exclude activities within the municipal boundaries located in Beaufort County.

Sec. 62-65. - Annual budget.

The board shall submit a recommended annual budget to Beaufort County Council for review and adoption indicating all anticipated sources of revenue, all anticipated expenditures, and any remaining funds that have been carried over from previous years. Additionally, the board shall advise and make recommendations to county council on the expenditure of any and all county funds that may be appropriate to it as well as the design and implementation of any improvement projects that will occur on land owned, maintained, or subject to the control of Beaufort County Council.

Sec. 62-66. - Appointment of other committees.

The board may appoint such other standing, special, or advisory committees from time to time as it deems appropriate. Members of such committees may include board members, as well as individuals representing specialized interests in areas that would be beneficial to the board carrying out its purpose.

Sec. 62-67. - Conflict of interest.

The board shall adhere to all conflict of interest prohibitions and disclosure requirements provided in South Carolina Code of Laws § 8-13-700 et seq., as well as any applicable provisions of the Beaufort County Code of Ordinances.

Adopted this ____ day of _____, 201__.

COUNTY COUNCIL OF BEAUFORT COUNTY

BY: _____
D. Paul Sommerville, Chairman

APPROVED AS TO FORM:

Thomas J. Keaveny, II, Esquire
Beaufort County Attorney

ATTEST:

Ashley M. Bennett, Clerk to Council

First Reading:
Second Reading:
Public Hearing:
Third and Final Reading:



Quoted By: Garth Magness
 Date: 11/14/2017
 Quote Expiration: 11/30/2017
 Quote Name: Beaufort County-LGD-EG-PLM
 Quote Number: 2017-28498
 Quote Description: EnerGov PLM - SaaS

Sales Quotation For

Beaufort County
 P. O. Drawer 1228
 Beaufort, South Carolina 29901-1228
 Phone (843) 470-3677

EnerGov SaaS - Silver

Description	Monthly Fee	Users/Units	Annual Fee
Core Software:			
EnerGov Licensing & Regulatory Suite (LRM)	\$169.00	10	\$20,280.00
EnerGov Permitting & Land Management Suite (PLM)	\$164.00	34	\$66,912.00
Extensions:			
EnerGov Citizen Self Service - Permitting & Land Mgmt (PLM)	\$1,667.00	Site License	\$20,000.00
EnerGov e-Reviews	\$2,417.00	Site License	\$29,000.00
EnerGov GIS	\$0.00	1	\$0.00
EnerGov IG Workforce Apps	\$49.00	20	\$11,760.00
EnerGov My GovPay	\$0.00	1	\$0.00
EnerGov Report Toolkit	\$0.00	1	\$0.00
EnerGov Standard Technical Support	\$0.00	1	\$0.00
EnerGov VirtualPay	\$0.00	1	\$0.00

Sub-Total: \$147,952.00

Less Discount: \$22,230.00

EnerGov SaaS - Silver

Description	Monthly Fee	Users/Units	Annual Fee
TOTAL:			\$125,722.00

EnerGov Professional Services

Description	Hours	Unit Price	Extended Price	Year One Maintenance
Data Conversion - Tyler Munis	1	\$0.00	\$0.00	\$0.00
EnerGov Configuration Services	1200	\$175.00	\$210,000.00	\$0.00
EnerGov Custom Report Development (3 pack)	5	\$9,000.00	\$45,000.00	\$0.00
EnerGov Fundamentals Training	40	\$175.00	\$7,000.00	\$0.00
EnerGov Onsite Training & Production Support Services	120	\$175.00	\$21,000.00	\$0.00
EnerGov Project Management Services	370	\$175.00	\$64,750.00	\$0.00
Integration - Tyler Content Manager	1	\$0.00	\$0.00	\$0.00
Integration - Tyler Munis GL	1	\$0.00	\$0.00	\$0.00
TOTAL:			\$347,750.00	\$0.00

Summary

	One Time Fees	Recurring Fees
Total SaaS	\$0.00	\$125,722.00
Total Tyler Software	\$0.00	\$0.00
Total Tyler Services	\$347,750.00	\$0.00
Total 3rd Party Hardware, Software and Services	\$0.00	\$0.00
Summary Total	\$347,750.00	\$125,722.00
Year One Contract Total	\$473,472.00	
Estimated Travel Expenses	\$25,500.00	

Optional EnerGov SaaS - Silver

Description	Monthly Fee	Users/Units	Annual Fee
Extensions:			
ePortal - Tyler Incident Manager and Click2Report	\$1,667.00	Site License	\$20,000.00
	Sub-Total:		\$20,000.00
	<i>Less Discount:</i>		<i>\$2,000.00</i>
	TOTAL:		\$18,000.00

Unless otherwise indicated in the contract or Amendment thereto, pricing for optional items will be held for Six (6) months from the Quote date or the Effective Date of the Contract, whichever is later.

Customer Approval: _____ Date: _____

Print Name: _____ P.O. #: _____

All primary values quoted in US Dollars

Comments

e-Planning requires BlueBeam Revu or Adobe Acrobat Pro.

EnerGov monthly fees are rounded, excluding cents.

Includes up to 55 business transactions, 5 GeoRules and 10 IAA events

Also includes integration to Tyler Cashiering and Tyler Content Manager as appropriate.

EnerGov Permitting, Land & License Management

Tyler's Flagship Land Management Suite



Company Background

Market Position, Experience, Product Offering & Support



Company Overview

- Founded in 1966
- Publicly Traded NYSE - TYL
- 900M 2017 Projected Revenues
- 4200 Employees (Public Sector)
- Over 15,000 Government Clients



Industry Leading Experience

- 50 Years Public Sector
- Singular Focus – Public Sector
- Strong Regional Footprint
- 98% Client Retention Rate



EnerGov is a Best in Class Solution

- Key Component of Tyler Ecosystem
- Integrates with County's Existing Munis Financial Application
- Flexible, Extensible & Sustainable



Mobile Apps



Public Access

- ePortal
- oData
- Social Media
- Citizen Apps
- IVR (Telephony)

eReviews

- eReviews Portal
- Workspace

Permitting & Land Management

- Permitting
- Planning
- Inspections
- Projects
- Impact Management
- Code Enforcement

Asset Management

- Assets & Equipment
- Projects
- Requests
- Work Orders

Licensing & Regulatory

- Business Licensing
- Tax Remittance
- Professional License Exams
- Rental Property

Citizen Request & Response

- Requests
- Inspections
- Code Enforcement

ENERGOV GIS

Core Framework

- Cashiering
- Central Contacts
- Location Manager
- Content Manager
- Workflow

Notable Benefits


Citizen Self-Service, Enhanced Reporting, GIS Integration,
Enterprise Workflow, Mobility & Munis Integration





Enhanced Citizen Self Service

- Online Permit & License Applications & Digital Plans Submission
- Online Application Status Checks
- Online Inspection Requests
- Online Payments Processing
- Online Access to Meetings, Hearings and Approvals

Welcome
Welcome to Self Service!

 **Search Permits**
This tool can be used to search for existing permits.

 **Search Plans**
This tool can be used to search for existing plans.

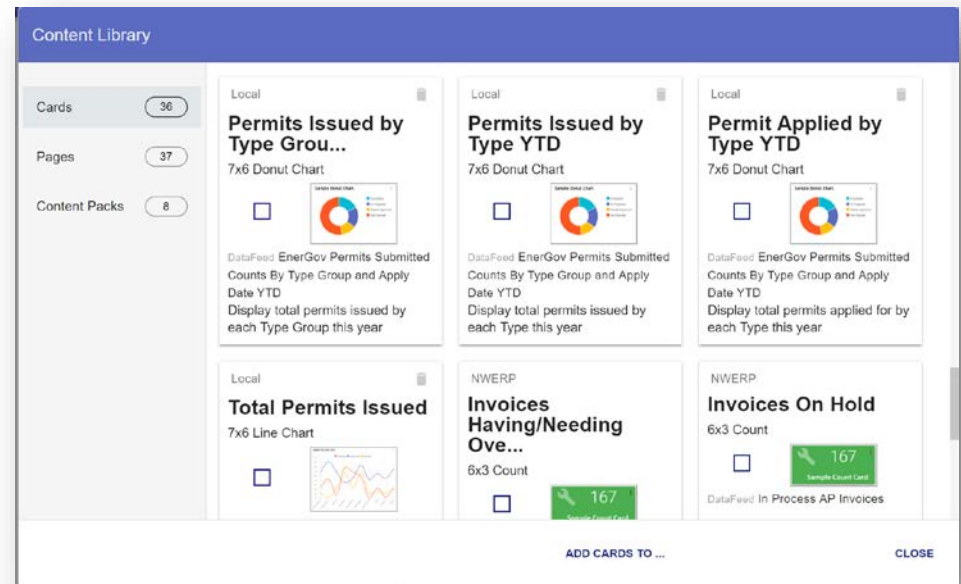
 **Search Inspections**
This tool can be used to search for inspections associated with permits.

Not a Member? Register.
Create a new account now - click Sign Up to get started.

[Sign Up](#)

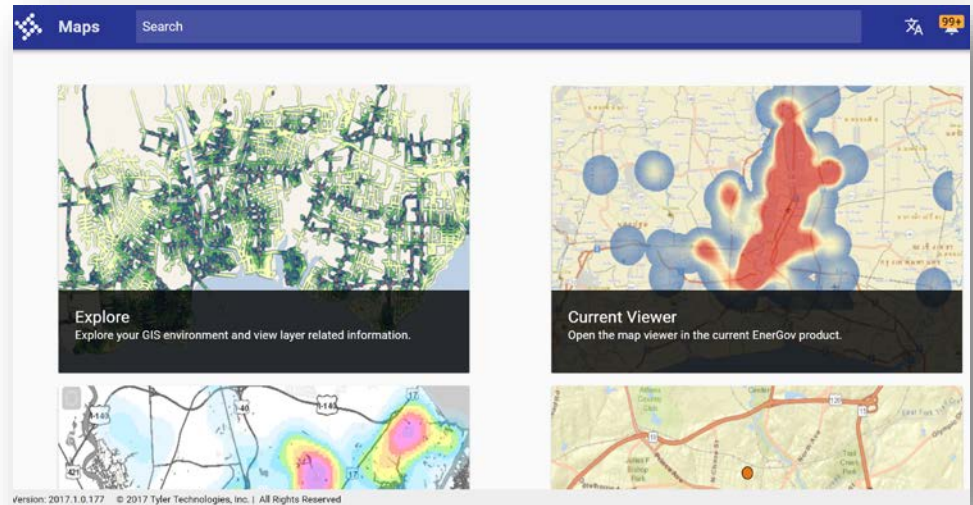
Powerful Reporting Tools

- Customizable Key Performance Dashboards
- Extensive Reporting Library
- Report Automation
- MS Office Integration



Robust ArcGIS Integration

- ESRI-Based Mapping Technology
- GIS-based Analytics
- Spatially-enabled Workflows
- Notification Generation



Enterprise Workflow

- Visual Workflow
- Connects Disparate Depts. and Activities
- Version Control
- Automation Controls

The screenshot displays a workflow interface for a permit application. At the top, it shows the permit ID 'BLDR-000008-2016', project name 'Building (Residential)', and user 'Joe Smith'. Key details include the location '1235 Atascadero ST, San Luis Obispo, CA 30097', project 'Discover Mills', issue date '1/2/2017', and permit status 'Issued'. A fee of \$2,809.00 is shown with a 'PAY FEES' button.

The 'Recent Workflow Activity' section lists three steps:

- 1** Last Completed Action: 20 days ago
Completeness v2 (Generic Action)
Completed By: Chris Therrien
Completed On: 1/1/2017
- 2** Current Action: Started 3 days ago
Building (R) Reviews v3 (Submittal)
Due: 1/20/2017 (in 3 days)
Waiting On:
1. Planning & Zoning (Chris Therrien)
2. Fire (Ed Smith)
Buttons: CANCEL
- 2** Current Action: Started Today
Footing v1 (Inspection)
Scheduled For: 1/18/2017 (Today)
Assigned To: Jonathan Fife
Status: Scheduled
Buttons: SCHEDULE

The 'Workflow Completion Summary' section features a donut chart showing the progress: 11% Completed (green), 15% In Progress (blue), and 74% Not Started (grey).

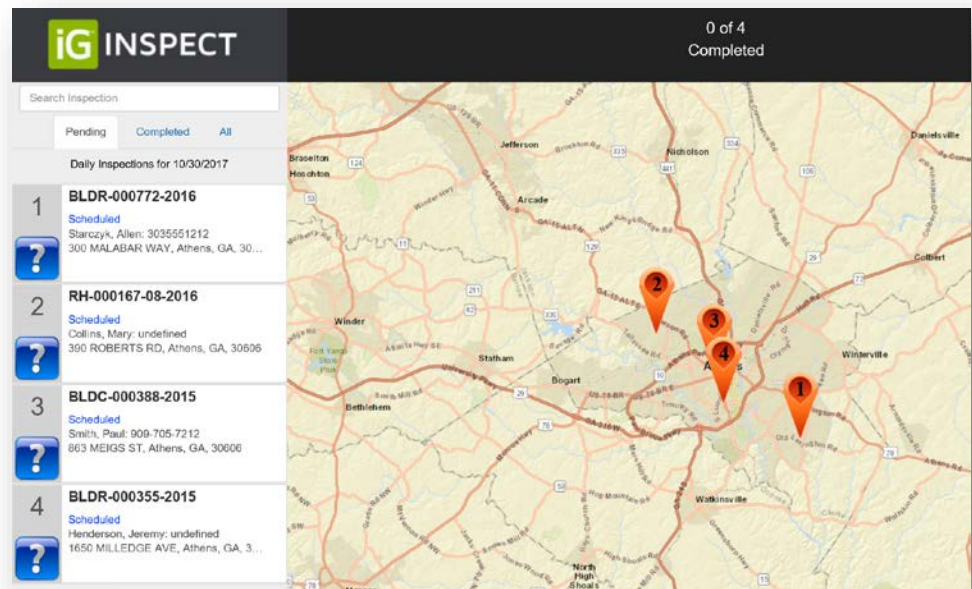
The right sidebar includes user information for 'Joe Contractor' (2000s Construction LLC) with contact details and a 'Recently Updated Tasks' list:

- CT** Review Plan sets
Not Started
Please take a look at the attached plan...
- RS** Need help
In Progress
Need some help locating the submit...
- DZ** Pre-application Meeting Ag...
In Progress
Can you please go ahead and setup...

A progress bar at the bottom left indicates '11% Complete'.

Powerful Mobile Capabilities

- Intuitive & Robust
- Maximize Time in Field
- GIS Routing Capabilities
- Standardized Checklists
- Photo Capture
- Email & Printing Functions



Seamless Munis Integration

- Automated Financial Integration with County's Existing Tyler Munis system
- Tyler Cashiering Integration
- Tyler Content Manager Integration
- Tyler Hub and Munis Dashboard Integration



Implementation Overview

Staged Methodology, Business Process Assessment, Best Management Practices Recommendations



PLANNING &
INITIATION

ASSESS &
DEFINE

CONFIGURE &
REVIEW

ACCEPTANCE
TESTING

END-USER
TRAINING

PRODUCTION &
GO-LIVE

1

2

3

4

5

6



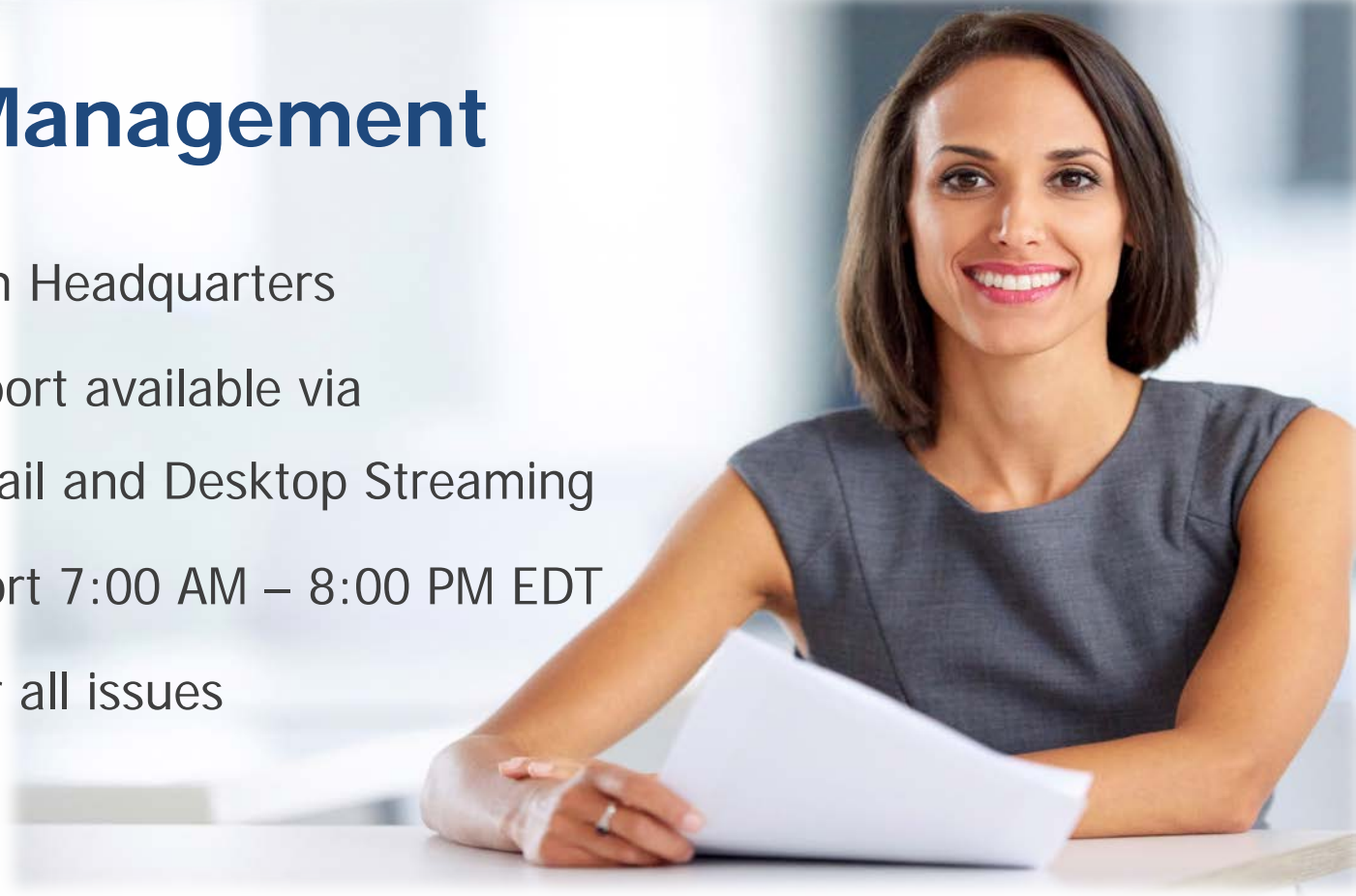
Support Overview

Account Management, Availability, Continuing Education & Evergreen



Account Management

- Atlanta Division Headquarters
- Unlimited Support available via Telephone, Email and Desktop Streaming
- Hours of support 7:00 AM – 8:00 PM EDT
- One vendor for all issues



Continuing Education

- Quarterly Webinars (New Releases)
- Regional User Group Meetings
- Annual Tyler Connect Conference
- Tyler University
 - Online E-Learning
 - Certification Courses
 - Virtual Labs, Exams etc.



Tyler Evergreen Program

- Provides Perpetual Product Updates
- Zero Re-Licensing Fees (even for platform and technology shifts)
- Continual Investment in Product Development



Questions?



Southern Lowcountry Regional Planning Commission (SoLoCo)
Stormwater technical subcommittee

Meetings - October 6, 2017 and October 17, 2017 - 10am - 12pm

Attendees (Oct. 6): Eric Larson (BC), Kim Jones (ToB), Neil Desai (CoB), Bill Baugher (ToB)

Attendees (Oct. 17): Eric Larson (BC), Bryan McIlwee (ToB), Jeff Buckalew (ToHHI), Jeff Netzing (ToHHI), Lisa Wagner (JC), Neil Parsons (CoH), Rhett Lott (CoH), Tony Maglione (ToPR)

1. Introductions - Eric Larson explained the purpose of the SoLoCo and the directive from the committee to compare stormwater standards to determine the "highest" regulatory standards within the region. Larson went further to suggest that the analysis should go beyond the "highest" standard, but should include a discussion of what standards SHOULD be applied if done regionally and what implementation of a regional standard via a regional regulatory authority.

2. SoLoCo directive

- a. Matrix of standards

Each jurisdiction went over their standards on the matrix and explained the intent of their standards. Redevelopment seems to be the greatest area of differences. BC requires sites to design to the natural state, not existing conditions. Bluffton looks at redevelopment to maintain runoff condition but not necessarily get back to a natural, undisturbed condition. Typically, land development codes help with reductions due to landscaping, etc. ToHHI & ToPR are similar and require post development conditions to match the existing conditions of the site prior to redevelopment. CoB, JC, and ToR have thresholds in which redevelopment can occur to lesser design standards than development.

- i. "Highest" standards

1. Peak Controls - Beaufort County and Hardeeville. 100 year, 24 hour duration is required. It is noted most communities do not regulate above the 25 year event with the 100 year storm as a check for emergency spillways on ponds and "retention" situations.
 2. Water quality controls - Beaufort County. BC requires Nitrogen, Phosphorus, and bacteria levels after construction to match pre-development (natural rates). It is noted that depending on certain development and land use cases, the natural condition has higher pollutant levels can post construction runoff. Jasper County and Ridgeland use a percent reduction of the developed runoff loading. Again, pending on the natural condition, this standard may be higher because the % reduction might be less than existing conditions.
 3. Runoff Volume controls - Beaufort County requires a 1.95" retention requirement. However, BC does not mandate that any of the volume be infiltrated. Bluffton requires a 1" infiltration of the volume increased created by development. Given that most standards have an intent to mimic natural hydrology of the site, requiring some volume to be infiltrated is deemed desirable, even if the amount is less.
 4. Area of disturbance threshold - Beaufort County, City of Beaufort, Hardeeville, and Town of Port Royal require stormwater management on

all sites. Hardeeville leaves it general, on purpose, to allow for case by case considerations. It was noted that Beaufort County requires Step 2 On-Lot volume control for SFR and therefore may be higher than the other standards. Other have exceptions to allow limited, smaller projects can occur without the need for stormwater management plans.

5. Effective Impervious cover control - Only Beaufort County has this standard. The group held some discussion on this theory. BC determined this to be an effective way to reduce volume, peak, and pollutant loading. There was general consensus that this is A way to manage runoff, but not the ONLY way.
 6. Redevelopment standards - Beaufort County code does not have a lessened standard for redevelopment, therefore hold all development to the same standard, making it the highest standard. It was noted that BC is not facing redevelopment pressures within its boundaries so having a separate standard is not an issue. However, other jurisdictions are facing these pressures. There was general consensus that some type of redevelopment standard was needed to set some limits on the "lessening" of standards in redevelopment projects.
- ii. "Best" standards - Following the "highest" discussion, the group discussed what the best standards to be adopted regionally need to be. Considerable research and discussion would be needed to establish regional standards. The points below were brainstorming ideas that would need to be considered.
1. Consider a overlay district in sensitive watersheds. Require higher standards to address impairments, pollutants, and/or flooding within a watershed or subwatershed.
 2. Watershed based planning. Similar to overlays, these could be implemented across political boundaries unlike zoning overlays (unless of course zoning became regional as well.) (Would need to decide on standard - HUC 10, HUC 12, or other). Standards could be tailored based on the impairment; inland watersheds would likely need different standards than coastal watersheds. This same idea could be used for quantity controls also; it may not be necessary to detain or retain all volumes for watersheds such as the Savannah River.
 3. Is 10% impervious control necessary? Is it meeting the intent? Is 10% enough or does it need to be higher? Is it too high? Our other standards achieve the same goals and may or may not be considered "higher" or "best" standards to be applied. Consider a range of percentages that would be considered; the Center for Watershed Protection research had recommended a range of values, not absolutes. Beaufort County's change in 2016 to require this standard IN ADDITION TO the Peak, Water Quality, and Volume Control standards may have become too restrictive. It was suggested that BC consider going back to the earlier, optional "goal" requirement.
 4. Retention standard may need infiltration to meet intent of restoring watershed to more natural state. (See discussion above)
 5. Redevelopment standards may be to differ based on problems within the watershed. (See discussion above). Beaufort County's pre-development standard of being natural, undeveloped state may be too restrictive in

areas where site constraints may make these standards not feasible. Standardizing redevelopment standards is probably the biggest way to minimize the “jurisdiction shopping” issues.

- iii. "Regional" standards - See “best” standards comments.
 - 1. Obstacles to overcome:
 - a. Adopting a regional standard will likely result in Beaufort County jurisdictions needing to lower their standards, while Jasper County communities will need to raise their standards. Will BC be willing to lessen standards? There will be increased costs for development in JC.
 - b. Different levels of service - Urban areas need more services than rural. Will other jurisdictions want to take one private systems like ToHHI has? Will rural areas be willing to pay for higher LOS elsewhere?
 - c. Some programs are not MS4 yet and regional standards can be seen as voluntary over-regulation in those communities. There was lengthy discussion about DHEC's authority and when, not if, the MS4 designation will come to the other jurisdictions not currently permitted.

3. Regionalization

Beaufort County administration proposes that there is a better way to manage stormwater other than 8 separate stormwater departments trying to implement a regional set of stormwater. They have asked everyone to consider a formation of a regional stormwater authority, organized similar to how BJWSA was established for drinking water and sanitary sewer. To facilitate this discussion, each jurisdiction discussed their current staffing and capabilities.

- a. Benchmarking existing departments (Manpower, Equipment)
 - i. Beaufort County - major assets in manpower and equipment. Also large administrative staff for utility (funding) management. Full MS4 regulatory program staff.
 - ii. Town of Hilton Head Island - professional staff only. No O&M - do contract services.
 - iii. Town of Bluffton - Administrative and regulatory staff. Public works staff is small and does SW and roads with limited service.
 - iv. City of Beaufort - Has crew and equipment for O&M and management staff for CIP. Not as large as Beaufort County
 - v. Town of Port Royal - Public Works department with minimal staff and equipment and limited service. Outsourced professional services and O&M.
 - vi. Jasper County - Public Works department performs O&M. Small department with multiple functions besides stormwater. Contract larger projects. Professional services are via use of consultant.
 - vii. City of Hardeeville - Public Works crew small and limited services. One professional staff member. Consultant services used for plan review and as needed.
 - viii. Town of Ridgeland - No Public Works department. All stormwater O&M provided by SCDOT. Professional services outsourced to consultant.
- b. What does a Regional Agency look like?

- i. Perception - In Beaufort County, municipal bodies feel like there is a loss of control to the County under current relationships. SWUB, SWIC, IGA, etc. need to be redone to become regional; can't continue as-is. General consensus that a new stand-alone agency "wipes the slate clean" and gives everyone a fresh start to redefine stormwater management.
 - 1. Economic impacts - How will this benefit each community?
 - 2. Environmental benefits - How will this improve water quality and prevent flooding?
 - 3. Why? - "What's in it for me?", "I don't have a problem yet?"
 - 4. How do you convince the public on a regional concept when existing level of service is consider acceptable. There may be a concern that LOS will change for the worse.
- ii. A exploratory committee of staff is needed to research how a quasi-government agency would be structured. Outside specialists, such as consultants or managers of similar type agencies throughout the southeast, could be brought in to advise us. Items to be discussed would include:
 - 1. Funding - Utility fees may need to be different based on a level of service in different areas, such as watersheds. Collection options need to be discussed. What happens when a major event, such as a hurricane, affects rates due to damages needed to be repaired.
 - 2. Business / Administration - Transition of existing staff and resources. Appointing Board members and hiring management staff.
 - 3. Operations - Could combining efforts provide more manpower for repairs, complaint driven responses? If so, this could be a plus.
 - 4. Capital
 - a. Comment - Combining efforts will provide higher funding levels for regionally significant projects. It will allow for doing bigger projects with the larger funding source.
 - 5. Research / Monitoring - Higher potential for meaningful research when focused regionally.
 - 6. Public Engagement
 - a. Comment - Need for personal touch. Some jurisdiction(s) may be more focused on a higher level of customer service than other might feel necessary. More will likely be a desire to have a level of service that does not go down if regionalized.
 - b. Community buy-in to a regional authority will only be successful with a public education effort. We need to explain the current different levels of service within each jurisdiction and how that may change or improve under a regionally authority.
- c. Next Steps for Regionalization? - Get administration and elected leadership to support this concept and allow staff to form an exploratory committee.

11/1/16, amended 4/27/17,
10/5/17, & 10/17/17

Comparison of Stormwater Management Design Standards in Beaufort and Jasper Counties

Note: Determination of "highest standard" found in Bold Outlined Boxes. Qualifying comments made in committee meeting minutes.

	Peak Control	Water Quality Control	Runoff Volume Control	Area of Disturbance Threshold	Impervious Cover Control	Redevelopment
Beaufort County	2,10, 25, 50 & 100 yr Storm pre=post	Nit., Phos., Bacteria (Pre-development loading)	1.95" retention	All projects, regardless of size (including single-family) "All proposed development and redevelopment shall comply with stormwater volume and pollution control requirements"	10% effective area	Redevelopment treated the same as new development. Redeveloped sites that do not have existing detention/retention facilities or volume control must retrofit entire site to meet current performance standards.
ToHHI	25 yr Storm	No std. ¹	1" retention ²	0.5 acres	No Std. * (Planning/Zoning regulations limit max impervious surface)	Redevelopment treated the same as new development. Pre-development = existing conditions for redevelopment.
ToB ⁸	2, 10, 25 yr Storm	Phos. Only (under 20 acres) ¹⁰ . Sites over 20 acres must model pre and post development & identify pollutants of concern based on land use. (POC is subjective based on land use)	1" infiltration ³ ; pre-development volume = post development volume for 95th percentile storm (1.95" 24 hr. storm) and DHEC Standard	All projects (excluding individual single-family lots ¹³ and individual commercial lots ¹⁴), regardless of size and DHEC Threshold	No Std., (Disconnect impervious to max extent practicable)	Redevelopment treated the same as new development. Pre-development = existing conditions for redevelopment.
CoB	25 yr Storm (staff checks for DHEC standards if DHEC submittal required)	Nit., Phos., Bacteria ⁴	1.95" retention ⁵	All projects, regardless of size (including single-family ¹⁵) "All proposed development and redevelopment shall comply with stormwater volume and pollution control requirements"	No Std.	Lesser standards if less than a 20% increase in impervious cover. (Staff encourage water quality to the MEP. POC and MEP criteria is subjective based on site conditions and land use.)
Jasper	2, 10, 25 yr Storm 100year accommodated with no harm	80% TSS, 30% TN, 60%Bacteria load reduction	85th percentile event	Same as DHEC. Residential is exempt unless part of a major subdivision.	No Std.	Redevelopment greater than 5,000 sq. ft. is considered Development and the entire site must be updated.
Hardeeville ¹¹	2,25,50 & 100 yr Storm pre=post	detention over 72 hours. Can be waived under certain conditions. Allows City to implement higher standards if certain things require it.	No Std.	All Projects. "...any construction or development affecting the quantity and/or quality of stormwater runoff shall be in accordance with a Stormwater Management Plan approved by the city"	No Std.	No specific rules
Ridgeland ¹²	2, 10, 25 yr Storm 100year accommodated with no harm	80% TSS, 30% TN, 60%Bacteria load reduction	85th percentile event	Same as DHEC. Residential is exempt unless part of a major subdivision.	No Std.	Redevelopment greater than 5,000 sq. ft. is considered Development and the entire site must be updated.
ToPR ¹⁷	25 yr Storm	Nit., Phos., Bacteria	1.95" retention ⁹	All projects, regardless of size (including single-family ^{15,16}) "All proposed development and redevelopment shall comply with stormwater volume and pollution control requirements"	No Std.	Redevelopment must address runoff volume increases to match pre-development volumes only. The Town developed a map identifying sites that will be considered redevelopment.
DHEC ^{6,7}	2- and 10-year, 24-hour storm	No std.	½ inch of runoff from the entire site. First ½" from the entire site or the first 1" from the built upon area, whichever is greater. Projects within 1000' of shellfish beds retain the first 1.5"	1 acre, if not within 1/2 mile of coastal water body All projects, regardless of size, within ½ mile of a receiving water body in the coastal zone	No Std.	No specific rules on redevelopment. In general considers "pre-development" to mean pre-1992 (when state regs were adopted)
Suggested "best" standards (Should use watershed based decisions to define specifics) (Fee in-lieu of program could allow meeting standards with a regional project if site constraints prevent meeting standards on-site.)	25 year storm is sufficient. State standards may be higher so wouldn't be needed to be required locally. Design should check the 100 yr. storm to prevent BMP damage or downstream impacts	Nit., Phos., Bacteria, freshwater. Make criteria watershed based.	Infiltration should be a component when suitable soils are present. Percentile storm event to be determined based on watershed needs. Could have two standards for the entire site or just impervious areas.	All projects should have stormwater management with reasonable exceptions, such as: Agricultural, Silviculture, disturbances below a minimum disturbance (5,000 sq. ft.), single family residence construction, or similar conditions to be determined after further research.	10% effective area standard could be used as an alternate approach rather than peak control, volume control, and pollutant loading calculations. Rather than having an absolute value, perhaps an acceptable range should be used (ie. 10%-20%)	Pre-development = existing conditions for redevelopment. Watershed base standards may require higher level of stormwater management

¹ Reference to the County's BMP manual suggests the water quality standard is the same IF a BMP is used on a project.

² Retention volume dissipated by infiltration, evaporation, or other methods. Required for impervious areas only, not entire site.

³ 1" infiltration required for Class A and B soils only.

⁴ Pollutant removal is exempt in residential zones and historic areas

⁵ Redevelopment must address runoff volume increases from new impervious surfaces only

⁶ For the purpose of redevelopment, DHEC has typically considered 'pre-development' to be the state of the site prior to 1992 (when state regs kicked in). DHEC requirements apply to all redevelopment where initial development occurred after 1992.

⁷ NPDES MS4 permit imposes requirement MS4s to improve pre-development hydrology on redeveloped sites.

⁸ Bluffton mandates all projects must have minimum of 3 BMPs: 1 wet detention, 1 vegetative, and 1 filter/infiltration

⁹ Redevelopment must address runoff volume increases to match pre-development volumes only

¹⁰ Assumes all other pollutants met with phos. Control

¹¹ All standards are written to allow for case by case considerations of which standards are applicable to the site.

¹² Ridgeland Adopted Jasper County Standards.

¹³ Individual single-family lot disturbing equal to or less than 0.5 acres within 1/2 mile of Coastal Receiving Waters (CRW) or disturbing less than 1 acre not within 1/2 of CRW

¹⁴ ALL parking provided offsite

¹⁵ Staff reviews SFR site plans for grading to assure drainage problems associated with runoff aren't created and negatively impact adjacent properties.

¹⁶ Single Family Residential permits must submit pre- and post- topographic info. to review conveyance only.

¹⁷ Standards based on 2006 version of the Beaufort County BMP manual, with exceptions.

Beaufort County Stormwater Management Utility Board (SWMU Board) Meeting Minutes

October 18, 2017 at 2:00 p.m. in Executive Conference Room, Administration Building, Beaufort County Government Robert Smalls Complex, 100 Ribaut Road, Beaufort, South Carolina

Draft Minutes 11/03/2017

Board Members

Present

Marc Feinberg
Allyn Schneider
Larry Meisner
James Fargher
Patrick Mitchell
William Bruggeman

Absent

Don Smith

Ex-Officio Members

Present

Andy Kinghorn
Scott Liggett
Kim Jones

Absent

Van Willis

Beaufort County Staff

Eric Larson
David Wilhelm
Melissa Allen

Visitors

Neil Desai, City of Beaufort
Alan Warren, USCB Lab
Steve Andrews, Andrews Engineering
Paul Moore, Ward Edwards
Brian McIlwee, Town of Bluffton
York Glover, County Council

1. Meeting called to order
2. Introductions
3. Public Comment(s)
4. Reports
5. Unfinished Business

A. Proposed Revision to County Code of Ordinance Chapter 99 for Transportation Exemption

B. Stormwater Regionalization Update - Mr. Larson recapped that last month as the spokesman for the County Admin he proposed to the community the idea of a regional stormwater utility, to create an authority like BJWSA. Southern Low Country (SoLoCo) Regional Planning Commission (elected officials south of the Broad and Jasper County) recently reconstituted and the topic of stormwater came up; they wanted to determine what are the highest standards in Beaufort and Jasper County are in regards to stormwater. The County chaired the committee and two meetings were held (Oct 6 and Oct 17) to fulfill SoLoCo's request. It was determined that Beaufort County's standards are highest across the board with many other jurisdictions meeting them in different areas. The committee moved from the highest standards to the suggested "best" standards if stormwater was regionalized. The general consensus was that no one was opposed to meeting again and there is potential benefit to consider regional authority.

Mr. Marc Feinberg asked if the bottom row of the chart [suggested best standards] is Best Management Practices or what makes everyone happy. Mr. Larson explained that there are a few boxes that are less than what the County has now, but some of the County's standard could be

tweaked a little bit, as they may have gone too far on a few things. The County does what is above and beyond in the region and in the nation. He explained the bottom row contains good practices; perhaps they should be called reasonable practices. There is some logic as to why the highest standards listed may not be the “best.”

In response to Mr. Feinberg’s comment about two adjacent districts with different standards sharing a watershed and stating there has to be a really good reason as to why they are different, Ms. Jones said she would say (she thinks) that’s SoLoCo’s argument for going through the exercise [to review standards]. She commented that if you look at what is the most restrictive of what is currently on the books, you can “Frankenstein” an ordinance, but if you are going through the exercise would you not want to open it up and take a look at it county-wide/regional wide and put together a “pretty monster” instead. She thinks a recommendation from the Board, at the least, is needed to have an avenue to take back to their elected officials to open the opportunity to investigate what a regional utility would look like.

Mr. Kinghorn said the reality is that it is a technical and political problem that needs to be dealt with and he would encourage proceeding with discussions.

In response to Mr. Bruggeman’s question about the ultimate objective becoming one utility, Mr. Larson clarified that SoLoCo wanted to get to a unified stormwater standard over both counties. They wanted to compare standards and it was seen, by technical staff, as an opportunity to be more proactive and give them the best standards and discuss the best way to roll out unified standards.

Mr. Bruggeman expressed concerns about the County lowering some standards (such as the 10% effective being 10-20%), as he doesn’t understand how that would benefit the County.

In response to a question from Mr. Patrick Mitchell, Mr. Larson said that the “best” standards would meet MS4 requirements as they are still better than DHEC’s standards. This is written in generalities, as this is just the beginning of the conversation. Mr. Larson appreciated Mr. Bruggeman’s concern that the County may have to go down in standards as a compromise, but said to look at communities that don’t have anything, but if applied regionally would become an additional layer of regulation.

Mr. Bruggeman mentioned he doesn’t understand how Ridgeland standards can compare to Beaufort County when Beaufort County is 50% salt water. Mr. Mitchell indicated that better standards don’t always equal better results. Mr. Larson pointed out that in the chart in the best standard suggestions it is noted that standards may need to be watershed based decisions (ie: is the watershed impaired?).

Mr. Meisner shared the idea that boundaries could be based on the different watersheds or distance to a watershed. He suggests the process should move forward and have members of development and engineering community provide input as well.

Mr. Kinghorn asked if the two meetings contained the same content. Mr. Larson said some were able to attend both meetings and the second meeting started off with minutes from the first and expanded from there.

Mr. Larson, in response to a question, explained there is a level of interest to pursue this, as there are developmental pressures that they want to get ahead of it. He mentioned there are some reservations, but everyone seemed open minded to conversation.

Mr. Larson mentioned discussion took place about implementation schedules and how fast would you try to do it realizing that there are budgets, long range plans, and existing employees; there are a lot of questions that would need to be addressed. Mr. Kinghorn suggested input from BJWSA may be helpful, as they have gone through something similar creating their utility.

Mr. Liggett suggests we need a problem statement (what are we finding a solution to?) so that the SoLoCo reps can return to their Councils to understand how this could fit into their priorities (need involvement by elected official).

A consensus (ex-officio and voting members) was taken to see if regionalization is something that should be pursued; a majority showed interest in the idea of continuing discussion.

A motion was made to recommend to the jurisdictions representatives to move forward in looking at making the stormwater standards more uniform and possibly moving into a regional stormwater utility.

Discussion - Mr. Feinberg asked how the Board can tell the jurisdictions to go back and discuss this. Mr. Larson said this is the only board countywide to meet monthly to talk about how they spend their money and run their program, and this is a utility discussion. He thinks the ex-officio members would be willing to take recommendations back to their boss, based on the result of today's meeting.

Mr. Liggett said he interpreted the [consensus] vote that the Board considers that at the municipal level stormwater should be included as part of the discussion of regionalism. Mr. Liggett said hasn't heard a problem statement. Mr. Larson indicated a problem statement is that we (potentially) have five separate MS4 permits/programs within Beaufort County, with three more in Jasper County, and we are stepping on each other's toes. One larger staff could be more efficient than eight programs running separately.

Mr. Larson explained that this Board functions "County" not countywide, it doesn't have the level of detail for the municipalities as it does from the County. He suggested a short term solution to a regional approach may be to reconstitute the board and give everyone equal voting rights. He expressed the municipalities have great working relationships, but they operate differently and have different agendas. A regional authority could take on all issues at once and address them in a systematic way and provide some consistency.

Mr. Liggett explained that the way we operate is about 20 years old and that the ex-officio members are non-voting because of the intergovernmental agreements and having the ability to vote may be too powerful. It may be time to relook at that for the future, as back then it was thought that best way to ensure some level of equity was to have ex-officio to supplement the intergovernmental agreements. There was a time in the intergovernmental agreements that the County had the burden of carrying the MS4 permits for the municipalities and now there are the individual permits.

Following discussion, the Board voted and approved (4:2) to recommend proceeding forward with the discussion of uniform stormwater standards and initiate discussions for regional stormwater authority.

[Draft minutes from the October 6th and October 17th meetings and the standards chart are attached to the minutes.](#)

C. Road Paving and Stormwater

6. New Business

A. 2018 SWMU Board Meeting Schedule

7. Public Comment(s)

8. Executive Session

9. Matters Arising Out of Executive Session

10. Next Meeting Agenda

11. Meeting Adjourned



BEAUFORT COUNTY STORMWATER UTILITY
120 Shanklin Road
Beaufort, South Carolina 29906
Voice (843) 255-2805 Facsimile (843) 255-9436
wstormwater@bcgov.net



MEMORANDUM

TO: Natural Resources Committee
Stormwater Utility Board

FROM: Eric W. Larson, PE, AICP, CPSWQ, CFM

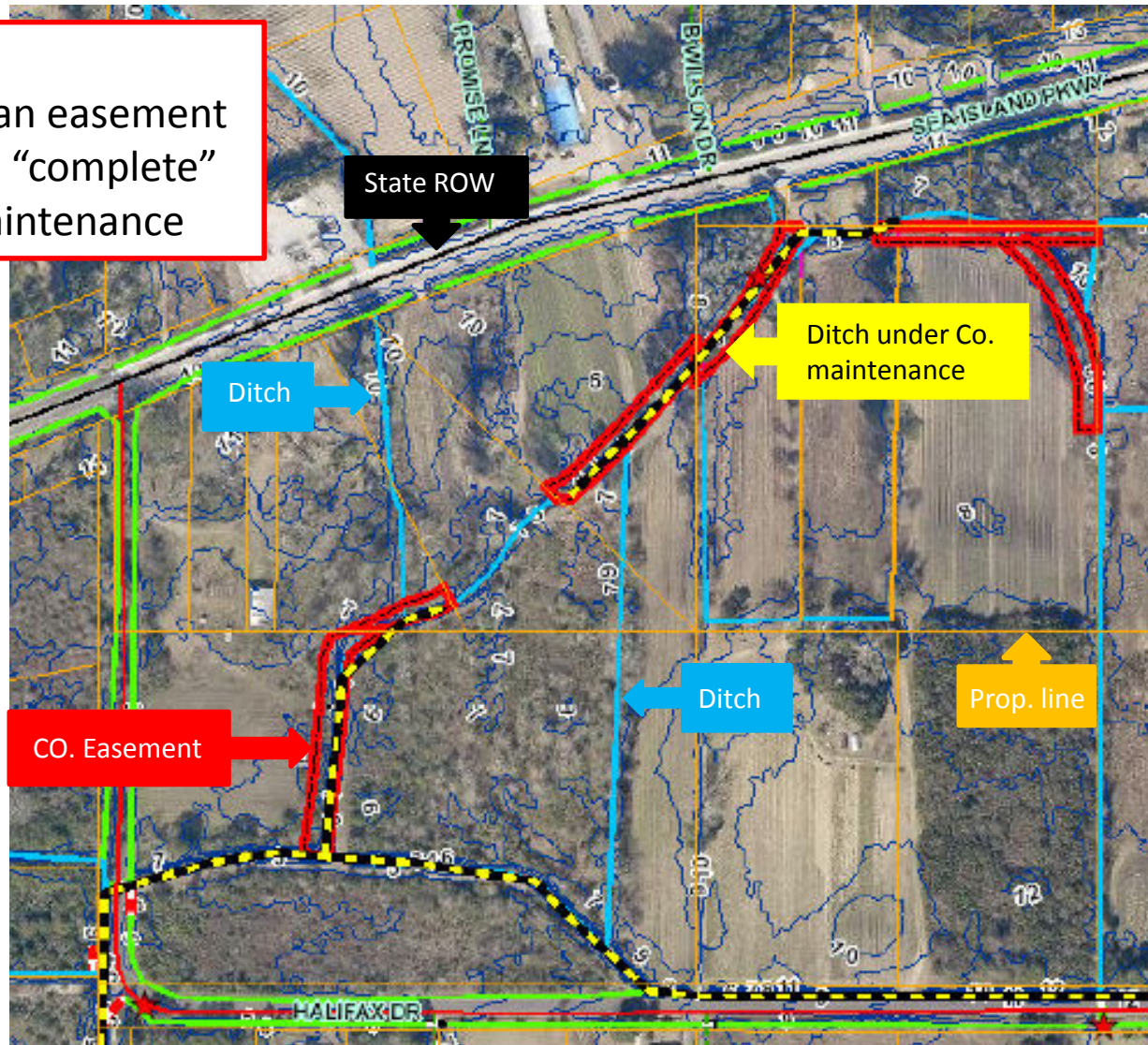
DATE: October 18, 2017

SUBJECT: Condemnation for Easement – Brown tract off of Halifax Road

The attached easement agreement and exhibit has been proposed by staff, at the request of adjacent property owners and County Council member York Glover. After multiple unsuccessful attempts of communication and negotiation, it is now recommended to begin formal condemnation procedures to acquire the easement. This easement is the last piece needed to maintain a regional system.

Barefoot Farms

At issue...
Obtaining an easement
to perform "complete"
routine maintenance





**BEAUFORT COUNTY PUBLIC WORKS
STORMWATER MANAGEMENT UTILITY**

120 Shanklin Road
Beaufort, South Carolina 29906
Voice (843) 255-2694 Fax (843) 255-9420



Do Not Discard; Response Required

January 26, 2017

ALEX BROWN
304 BIG MAMAS RD
VARNVILLE, SC 29944

Re: Drainage Easement Request TMS # R300 016 000 178A 0000

Dear Sir/Madam:

The Public Works Stormwater Utility is currently in the process of maintaining the drainage system on and around the parcel identified as Tax Map # **R300 016 000 178A 0000**. This maintenance will benefit you and the surrounding residences. In order to maintain the drainage system, Beaufort County, by this letter, is requesting a drainage easement (see attached "Drainage Easement"). This request is displayed more specifically on "Exhibit A" and described in the document entitled "Drainage Easement." Your timely cooperation is necessary to complete this project and would be greatly appreciated.

Please carefully review the document and, if agreeable to its terms, please sign, notarize, and return in the postage-paid envelope provided as soon as possible.

If you have any questions or need the documents notarized, please contact Patty Wilson at 843-255-2694, 843-812-1144, or email pwilson@bcgov.net. Thank you for your assistance in this matter.

Sincerely,

A handwritten signature in blue ink that reads "Patty Wilson".

Patty Wilson
Right of Way Manager
Engineering Department

Attachments: Drainage Easement
Exhibit A

EXECUTION INSTRUCTIONS

Please use the following numbers as a guide for execution. You will need both an unofficial witness and a Notary Public present at execution. These individuals may not be relatives of the person signing.

- 1) Signature of **ALEX BROWN**
- 2) Signature of 1st Witness
- 3) Signature of Notary/2nd Witness (do not affix seal on this line)
- 4) Signature of Notary (show expiration date of commission)

NOTE: When a document is signed out of the state of South Carolina, please have the Notary Public indicate the state and county in which the document is executed and witnessed along with their notary's seal and stamp where applicable.

STATE OF SOUTH CAROLINA)
)
COUNTY OF BEAUFORT)

DRAINAGE EASEMENT

For and in consideration of One Dollar (\$1.00) and improvement of drainage on Grantor's land, the receipt whereof is hereby acknowledged, **ALEX BROWN HRS OF % FRED J. BROWN, 304 BIG MAMAS RD, VARNVILLE, SC 29944** (Grantor"). Grantor, does hereby grant and convey unto **Beaufort County** ("Grantee"), its successors and assigns, a non-exclusive easement, as shown on the drawing attached hereto as **Exhibit "A"**, in, over, and upon the property owned by Grantor known as R300 016 000 178A 0000 and situated on Saint Helena Island, County of Beaufort, State of South Carolina.

For or in connection with the construction, operations, maintenance, and/or reconstruction, collectively known as "work" of a "stormwater drainage system", including but not limited to a ditch, berm, pipe, basin, and other best management practices, to improve the drainage on the above described lands as necessary for Beaufort County to comply with its the federally required MS4 permit, such activity to include excavation, widening, deepening, straightening, laying pipe, installing best management practices, etc. for or in connection with the work of such a stormwater drainage system.

1. This easement includes the right of ingress and egress at any time over and upon the above described land, for the purpose of work of the stormwater drainage system as referred to above.
2. There is reserved to the Grantee, Beaufort County, the right and privilege to use the above described land of the Grantor for the purposes of the work on the stormwater drainage system.
3. The Grantee is responsible for the work of the stormwater drainage system improvements herein described.
4. Special Provisions
 - a. The Grantee shall have the right to clear and remove all brush and trees to a width necessary to perform work on the above mentioned stormwater drainage system. Provided, however, if the Grantor desires to salvage merchantable timber from the area to be cleared, he will do so prior to the time the contractor begins work. It is understood that the Grantee will advise the Grantor at least 10 days in advance of construction.
 - b. Stormwater drainage systems will follow natural draws or present drainage ways as near as practical.
 - c. If the Grantor desires to salvage levees, fences, culverts, or bridges that interfere with the work of the stormwater drainage system, he will have the opportunity to do so prior to the Grantee commencing work.

It is agreed that buildings, fences, signs or other obstructions will not be erected by Grantee, its successors, assigns, or administrators within the limits of the easement herein conveyed.

TO HAVE AND TO HOLD the aforesaid easement in, over and upon the above described land of the Grantor, with all the rights, privileges and appurtenances thereto belonging or in any wise appertaining, unto the Grantee, its successors and assigns, forever.

IN WITNESS WHEREOF, the Grantor has executed this instrument on the _____ day of _____, 20 ____.

Witnesses:

(2) _____
(Witness #1)

(1) Name: _____

ALEX BROWN

(1) Name: _____

(3) _____
(Witness #2) (Notary Public May Sign)

STATE OF SOUTH CAROLINA)
)
COUNTY OF BEAUFORT)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public for South Carolina, do hereby certify that **ALEX BROWN** personally appeared before me this day and, in the presence of the two witnesses above named, acknowledged the due execution of the foregoing instrument.

Witness my hand and seal this _____ day of _____, 20 ____.

(4) _____
Notary Public for _____
My Commission Expires: _____

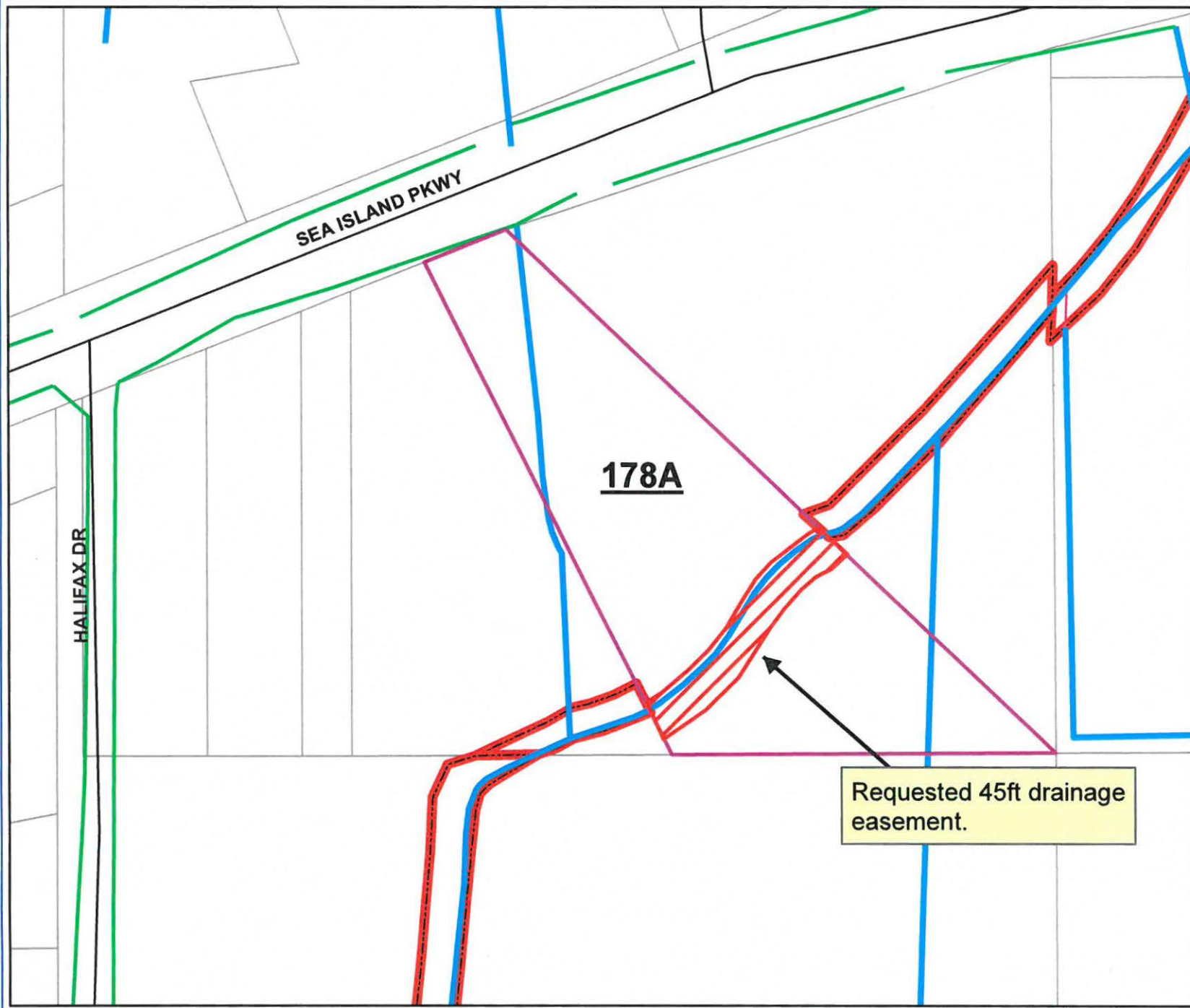
County Use Only:

Location: Beaufort County
Township: Saint Helena Island
Tax Map No. 16 Parcel No. 178A

(Exhibit "A")
R300-16-178A
Halifax Drive

Activity: Drainage
Easement

Township:
St. Helena



Legend

- Requested Esmt
- Drainage**
- River
- Creek/Stream
- River/Creek/Marsh BANK
- Channel (fka Outfall)
- Channel Pipe
- Roadside Pipe
- Roadside Pipe
- Road Pipe
- Crossline Pipe
- Driveway Pipe
- Lateral
- Lateral Pipe
- Access Pipe
- Bleeder Pipe



1 inch = 135 feet

ADD-ONS

The document(s) herein were provided to Council for information and/or discussion after release of the official agenda and backup items.

Topic: Email / Exploratory Committee
Date Submitted: November 20, 2017
Submitted By: Eric Larson
Venue: Natural Resources Committee

Topic: Email / Exploratory Committee

Date Submitted: November 20, 2017

Submitted By: Eric Larson

Venue: ~~Lamb, Kelly~~ Natural Resources Committee

From: ~~Larson, Eric~~
Sent: Monday, November 20, 2017 3:23 PM
To: ~~Lamb, Kelly~~
Subject: Fwd: Additional item for NRC 11/20/17 item 7

Sorry to not include you.

Eric W Larson
Director, Environmental Engineering & Land Management
Director, Disaster Recovery
Manager, Stormwater Utility

Begin forwarded message:

From: <~~el Larson@bcgov.net~~>
Date: November 20, 2017 at 3:21:33 PM EST
To: "Brian F. Flowelling" <brianf@bcgov.net>, <ahoward@bcgov.net>, "Roberts Tabor Van
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Subject: Additional item for NRC 11/20/17 item 7

See below. Thanks.

Eric W Larson
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Larson's Comments to SWUB 9/20/17

Good afternoon members of the Stormwater Utility Board. Thank you for this opportunity to speak today. Allow me a few minutes to cast a vision. In recent weeks, the County has been invited to the table to think and act regionally. Elected officials south of the Broad River and Jasper County have reconstituted the Southern regional planning committee. Shortly after electing a chairman, their first item of business was stormwater. In that room, the Mayors and County Council chairmen made comments like "Standardization of stormwater requirements" and "creating the highest standards possible to protect the environment." North of the Broad River, the City of Beaufort, at the request of local and state elected officials, asked for the formation of a Special task force to address stormwater issues in the Mossy Oaks subdivision, where the City believes the issue is multi-jurisdictional and too large of a project for the City to take on alone.

Yet we are diverging. We have multiple MS4 jurisdictions in the County. It is only a matter of time before the urbanized clusters in Beaufort and Jasper County, who have the population density to qualify as an MS4, will be designated and permitted by DHEC. We could see 8

separate MS4 permits with differing standards if we don't change our way of thinking. Example of this divergence can be seen now. The County updated its BMP Manual last year. Although we invited feedback from the municipalities, it was pretty much developed in a silo. The Town of Bluffton is currently considering updating its standards. In addition, The Town of Bluffton has the May River Watershed advisory committee that meets monthly. In conversations with Neal Desai, City Engineer for the City of Beaufort, he tells me the City fully intends to develop its own stand-alone stormwater standard. We are duplicating efforts and in some cases driving a wedge between jurisdictions and encouraging jurisdiction shopping by developers, who are looking for the cheapest and easiest way to make a profit.

We need standardization of services and regulations. We are duplicating services to the community and unnecessarily driving up costs to our rate payers. We don't have to look far for examples of regionalism. Our own Beaufort Jasper Water and Sewer Authority acts as a quasi-governmental yet stand alone "utility" that is self-funded and provides services over multiple jurisdictions. I have first-hand knowledge of other examples such as the Sanitation District #1 in Northern Kentucky that provides consolidated Sanitary and Stormwater services over 3 counties and 20+ municipal governments. Louisville Kentucky's Metropolitan Sewer District provides Sanitary and Stormwater services for the entire Metropolitan Statistical Area of Louisville encompassing numerous cities, towns, and villages within Jefferson County. In my last job as a City Engineer and MS4 manager, my community was part of a regional alliance consisting of 7 MS4s across 6 counties. There are countless others across the nation that are set up similarly. Given the geography of the region, our Metropolitan Statistical Area will never extend to the Charleston area or cross state lines to Savannah, so Beaufort and Jasper Counties need to consider the idea that 1 program is better than 8.

This Board was originally envisioned to be regional. Early drafts of the ordinance gave voting rights to all municipalities equally. I do not think it was ever the intent to have 5 MS4 programs in one county. There apparently was not the political will to make that happen. As evident by the recent meetings of the SoLoCo and City Task Force, I think that will has changed it now is the time to act. It is no accident that DHEC withheld review of the County's and the Town of Hilton Head Island's MS4 permit applications nearly 6 months until the Town of Bluffton submitted their permit application. DHEC reviewed the permits concurrently and issued identical permits on the same time schedule. They too saw the value in regional partnership and encouraged us to partner to implement the permits.

We need to re-think what we've done in the past. We have resources at our disposal. The Center for Watershed Protection is nationally recognized as a leader and vision of the future of stormwater. The County's volume control standards are based on their principles. Bill Hodges, retired Stormwater Engineer for Savannah and former board member now works for the Center and lives right here in Bluffton. He is currently negotiating a contract with the Town of Bluffton for their code update. I am confident I could bring my colleagues from KY to the table to offer advice on how to set up a regional authority. We need to set up an exploratory committee to engage with a consultant and begin thinking through what a regional authority might look like. Questions that need answers range from how a regional authority affects the differing SWU fee rates across the County to what happens to the staff and assets owned by each jurisdiction if individual stormwater departments are eliminated in lieu of a new utility.

This is what Gary Kubic hired me for four years ago. I am not asking for a vote today, but I am recommending that this Board consider this, ask the municipalities to discuss this idea among themselves and come back in October and ultimately recommend to the county and municipal

governments of Beaufort and Jasper Counties to begin these discussions, set up a task force, and let's flesh out the details of what a regional stormwater authority might look like.

If we aren't willing to look at this and be proactive about the future, then we need to rethink the constitution of this Board to be a County Board only and quit operating under this thin veil of partnerships, all the while we continue to diverge in our missions to protect water quality in this region.

Thank you for your time.