



RURAL AND CRITICAL LAND PRESERVATION BOARD

Thursday, February 13, 2014

3:00 pm

Beaufort Jasper Hampton Comprehensive Health Services

Library Conference Room/ Administration Building

721 Okatie Hwy, Okatie, SC 29909

Phone: (843) 255-2140

Members:

Bob Bender, District 4
Selena Brown, District 10
York L. Glover, District 3
James Livingston, District 7
Ed Pappas, District 5 (Chair)
Jacob W. Preston, District 9
Stephen G. Riley, District 8
Norma G. Stewart, District 6
Denise Sullivan, District 2
Vacant, District 1
Vacant, District 11

Staff:

Anthony Criscitiello, Planning Director
Amanda Flake, Natural Resource Planner

1. CALL TO ORDER AND WELCOME

2. REVIEW OF AGENDA

3. REVIEW OF MINUTES FROM DECEMBER 12, 2013, MEETING ([backup](#))

4. GENERAL DISCUSSION

- A. Park Advisory Committee Update (Pappas/Kennedy)
- B. Greenprint Update (Kennedy)
- C. 2013 Year in Review (Kennedy)
- D. Financial Update (Eisenman)
- E. Fall Bond Referendum (Pappas/Kennedy/Flake)
- F. Retreat (Pappas/Kennedy/Flake)

5. OTHER BUSINESS

- A. Next Meeting: March 13, 2014, at 3:00 P.M. at Beaufort Jasper Water and Sewer Authority (BJWSA), Office Conference Room, 6 Snake Road, Okatie, SC 29909

6. ADJOURNMENT

Note: If you have any questions, please contact the County Planning Office at (843) 255-2140

BEAUFORT COUNTY RURAL AND CRITICAL LAND PRESERVATION BOARD

The Beaufort County Rural and Critical Land Preservation Board (hereafter known as the Board) was held on December 12, 2013, at the Beaufort Jasper Water and Sewer Authority Conference Room at 3:00 p.m.

MEMBERS PRESENT:

Mr. Ed Pappas (Chairman)
Ms. Selena Brown (Vice-Chairman)
Mr. Bob Bender
Mr. York Glover
Mr. Jim Livingston

Mr. Jacob Preston
Mr. Steve Riley
Ms. Denise Sullivan
Ms. Norma Stewart

STAFF PRESENT:

Mr. Tony Criscitiello, Planning Director
Ms. Patty Kennedy, Beaufort County Open Land Trust

GUESTS PRESENT:

Mr. Brian Flewelling, County Councilman
Mr. Steve Fobes, County Councilman
Alan Eisenman, Beaufort County Finance Department
Reed Armstrong, Coastal Conservation League
Joe Croley, Hilton Head/Bluffton Chamber of Commerce

CALL TO ORDER

Chairman Ed Pappas called the meeting to order at 3:03 p.m.

REVIEW OF AGENDA

Chairman Pappas asked if there were any changes to the Agenda and there were none.

REVIEW OF MINUTES

Chairman Pappas asked if there were any changes to the Minutes from the November 14, 2013 Board meeting. Hearing none, Mr. Riley made a motion and Mr. Pappas seconded the motion to accept the Minutes from the November 14, 2013 Board meeting. **The motion was carried unanimously to accept the minutes from the November 14, 2013, Board meeting** (FOR: Pappas, Brown, Bender, Glover, Livingston, Preston, Riley, Sullivan, Stewart).

GENERAL DISCUSSION

Mr. Alan Eisenman presented the Rural and Critical Land Preservation Program (RCLP Program) financial statement through November 30, 2013. As of that date the RCLP Program had \$17,272,891 left of unrestricted funds unspent, and \$1,366,021 of restricted funds left

unspent. A discussion ensued about breaking out the \$5,000,000 that could be used for infrastructure development left from the previous bond referendum. Mr. Eisenman stated that he would look at the exact wording of the bond referendum to see if that could be done. Mr. Steve Riley stated that after the passage of a bond referendum there are five years allotted to spend those funds. The current bond referendum does allow for the extra \$5,000,000 to be spent for land purchases if a critical need arises. The Board needs to be careful not to set aside the \$5,000,000 in such a way that it could be spent for development. It was left that further discussion on financial report structuring will be scheduled between Chairman Ed Pappas and Mr. Eisenman.

County Councilman Brian Flewelling informed us that County Council had come to an agreement with Robert Graves regarding the Pepper Hall property. The end result was that County Council spent \$4,000,000 of Rural and Critical Land funds to purchase 18 acres along the Okatie River. This is a 300 foot buffer along the entire Graves property that will protect the river.

Chairman Pappas brought us up to date on passive park development. He asked Mr. Riley to discuss his thoughts since Hilton Head had set up a Parks Commission about fifteen years ago. Mr. Riley recommended that we set up a task force with a finite lifetime, then at a specified period in time turn the responsibilities of the task force over to an appropriate County organization. This suggestion was made into a motion by Mr. Riley and seconded by Vice-Chairman Selena Brown. **The motion was carried unanimously to recommend a passive park task force to County Council for adoption** (FOR: Pappas, Brown, Bender, Glover, Livingston, Preston, Riley, Sullivan, Stewart). The Board discussed who should be on this task force; i.e. how professional a group is needed to manage the various aspects of developing passive parks. It was suggested that we also have ex-officio members from County staff and municipalities. Councilman Flewelling requested that Chairman Pappas send him a letter to that effect, mentioning some specific areas of responsibility that should go to this group (such as all fiduciary responsibilities for the fee simple properties purchased by Beaufort County's Rural and Critical Lands).

Mr. Tony Criscitiello brought us up to date with Crystal Lake, after we viewed a short video made by Amanda Flake on what the property looks like with the first phase of development complete. The Planning Department is currently working on the second phase which includes renovation of the existing building and parking lot. Mr. Criscitiello mentioned that at some point he will be asked to step away from this project so he can focus on other planning issues. However, the Beaufort County PALS Department and Beaufort County Maintenance Department are not yet ready to step in and take over all that is needed to complete the development project and maintain the property. That is why an interim group is needed now to address these concerns.

Ms. Patty Kennedy stated that the Open Land Trust monitors and visits all properties that the RCLP Program has purchased by conservation easement at least once per year.

Mr. Kennedy gave us a Greenprint update. She is working with groups from St. Helena and is surprised to see how many properties residents want considered for protection and preservation. She feels that Daufuskie is complete, and has scheduled the next area of focus to be Hilton Head Island.

Chairman Pappas asked if the Board felt a need for an annual workshop. Ms. Kennedy requested that it be held around the end of March to give her sufficient time to complete Greenprints for several areas. The Board should also discuss language for a bond referendum if wanted for a November 2014 vote. An agenda for an annual workshop in late March 2014 will be discussed at the next Board meeting.

Mr. Bob Bender asked Councilman Flewelling to develop a program to educate the public about our very special local environment. Mr. York Glover would like environmental education to emphasize the county as a whole and how each area contributes to the culture, history, and heritage of Beaufort County. Chairman Pappas suggested that each Board member serve as an ambassador to their district constituents for the environmental accomplishments of the Board.

Chairman Pappas adjourned Executive Session and convened Open Session at 4:34 p.m.

ADJOURNMENT

With no further business, Chairman Pappas entertained a motion at 4:35 p.m. from Mr. Riley, seconded by Vice-Chairman Brown, to adjourn the meeting. **The motion was approved unanimously** (FOR: Pappas, Brown, Bender, Glover, Livingston, Preston, Riley, Sullivan, Stewart)

Submitted by: Amanda Flake, Natural Resources Planner

Approved:

Ed Pappas, Chairman,
Beaufort County Rural and Critical Land Preservation Board

Date: _____