



**Beaufort County
Rural and Critical Land
Preservation Board
Meeting**

Chairman

WALTER MACK

Vice Chairman

ART BAER

Board Members

FORD BARTHOLOW

MAC BENNETT

KENNETH FRAZIER

JOHN MAFFEI

CHRIS MARSH

TOM MURRAY

GAIL O'KANE

RYAN STEFONICK

BEEKMAN WEBB

Staff Support

ROB MERCHANT

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Rural and Critical Land Preservation Board Meeting Agenda

Thursday, March 10, 2022 at 2:30 PM

Crystal Lake Building/124 Lady's Island Drive/Zoom

1. CALL TO ORDER
2. FOIA – PUBLIC NOTIFICATION OF THIS MEETING HAS BEEN PUBLISHED, POSTED, AND DISTRIBUTED IN COMPLIANCE WITH THE SOUTH CAROLINA FREEDOM OF INFORMATION ACT
3. APPROVAL OF AGENDA
4. APPROVAL OF [MINUTES](#) – FEBRUARY 10, 2022
5. CITIZEN COMMENTS

DISCUSSION ITEMS

6. Financial Update
7. Proposed Additional Language for Application
8. Discussion of when projects should be in Executive Session
9. R&C Program Monthly Update
10. ADJOURNMENT

MINUTES
RURAL AND CRITICAL LAND PRESERVATION BOARD MEETING

February 10, 2022

Crystal Lake Park/Webex

The electronic and print media duly notified in
accordance with the State Freedom of Information Act.

ATTENDANCE

Present: Chairman Walter Mack, Vice-Chairman Art Baer, Ford Bartholow, Mac Bennett, Kenneth Frazier, John Maffei, Chris Marsh, Tom Murray, Ryan Stefonick, Beek Webb

Absent: Gail O’Kane

County Council: Alice Howard, York Glover

Staff: Amanda Flake, Natural Resources Planner; Eric Greenway, Beaufort County Administrator; Rob Merchant, Planning Director; Mark Davis, Assistant Planning Director

Visitors: Chuck Atkinson, Assistant County Administrator; Tom Keaveny, Assistant County Attorney; Chris Ophardt, Public Information Officer; Kate Schaefer, BCOLT Director of Land Protection; Shawn Colin, Town of Hilton Head; Joe Mac, University Bikes

CALL TO ORDER

Chairman Walter Mack called the meeting to order at 2:33 p.m.

Public notification of this meeting has been published, posted, and distributed in compliance with the South Carolina Freedom of Information Act

APPROVAL OF AGENDA

Motion: It was moved by Vice-Chairman Baer, seconded by Mr. Maffei to amend the agenda and move item #9 behind item #6. The vote: YAYS – Chairman Mack, Vice-Chairman Baer, Mr. Bartholow, Mr. Bennett, Mr. Frazier, Mr. Maffei, Mr. Marsh, Mr. Murray, Mr. Stefonick, and Mr. Webb. The motion passed.

APPROVAL OF MINUTES

February 10, 2022

Motion: It was moved by Mr. Murray seconded by Mr. Webb to approve the minutes as presented. The vote: YAYS – Chairman Mack, Vice-Chairman Baer, Mr. Bartholow, Mr. Bennett, Mr. Frazier, Mr. Maffei, Mr. Marsh, Mr. Murray, Mr. Stefonick, and Mr. Webb. The motion passed.

DISCUSSION ITEMS

Marketing the Rural and Critical Land Preservation Program

Mr. Chris Ophardt is the Public Information Officer for Beaufort County. He discussed the various ways that Beaufort County promotes programs such as the Rural and Critical Land Preservation Program. Currently Beaufort County markets the Program through articles in the local newspapers, Beaufort County TV Channel, Hilton Head Island TV Channel, Facebook, Twitter, and even ads at the gas pumps at local gas stations. Mr. Ophardt recently hired a social media specialist to reach a wider audience. The Board discussed working on some new videos that could be shown on these media outlets to promote the Program.

EXECUTIVE SESSION

Motion: It was moved by Vice-Chairman Baer seconded by Mr. Webb to approve to go into Executive Session. The vote: YAYS – Chairman Mack, Vice-Chairman Baer, Mr. Bartholow, Mr. Bennett, Mr. Frazier, Mr. Maffei, Mr. Marsh, Mr. Murray, Mr. Stefonick, and Mr. Webb. The motion passed.

Receipt of Legal Advice Regarding Matters which are Appropriate for Discussion in Executive Session and the Processes which the R&C Board Should Follow

DISCUSSION ITEMS

Monthly Update

Ms. Kate Schaefer stated that during Quarter 4 (October – December 2021) there were four applications submitted to the Program. She stated that there were two great press releases about Oak Point and Bermuda Bluff. Ms. Schaefer announced some upcoming community events: at the February 28th County Council meeting there will be an item on the agenda to rezone a portion of the fee simple passive park properties to T1 Nature Preserve, and on February 24th there will be a site visit for the Board members to the Three Sisters Farm.

Passive Park Rezoning Letter of Support

Ms. Schaefer stated that at the February 28th County Council meeting there will be an item on the agenda to rezone a portion of the fee simple passive park properties to T1 Nature Preserve per the Passive Park Manager. This is to ensure that these properties are preserved and protected. Ms. Schaefer would be willing to draft a letter from the Board in support of this rezoning. The Board approved.

ACTION ITEM

Project Beach City Road #3

Ms. Kate Schaefer and Ms. Amanda Flake discussed a project off of Beach City Road that falls within the historic Mitchellville site. Mr. Shawn Colin with the Town of Hilton Head presented detailed information about the property to the Board. This would be a joint project between the Town of Hilton Head and Beaufort County and possibly the FAA in the future.

Motion: It was moved by Mr. Marsh, seconded by Mr. Maffei, to recommend approval of due diligence for Project Beech City Road #3. The vote: YAYS – Chairman Mack, Vice-Chairman Baer, Mr. Bartholow, Mr. Bennett, Mr. Frazier, Mr. Maffei, Mr. Marsh, Mr. Murray, Mr. Stefonick, and Mr. Webb. The motion passed.

ADJOURNMENT

Motion: Motion: It was moved by Vice-Chairman Baer, seconded by Mr. Maffei to adjourn the meeting at 4:23 pm. The vote: YAYS – Chairman Mack, Vice-Chairman Baer, Mr. Bartholow, Mr. Bennett, Mr. Frazier, Mr. Maffei, Mr. Marsh, Mr. Murray, Mr. Stefonick, and Mr. Webb. The motion passed.

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Submitted by: Amanda Flake, Beaufort County Community Development
Natural Resources Planner

Approved: _____
Walter Mack, Chairman
Beaufort County Rural and Critical Lands Preservation Board

Date: _____