

## **BEAUFORT COUNTY RURAL AND CRITICAL LAND PRESERVATION BOARD**

The Beaufort County Rural and Critical Land Preservation Board (hereafter known as the Board) Retreat was held on February 21, 2013 at the Golf Course Club House located in Oldfield at 9:00 a.m.

### **MEMBERS PRESENT:**

Mr. Ed Pappas (Chairman)  
Ms. Selena Brown (Vice-Chairman)  
Ms. Janice Johnson  
Mr. George Johnston  
Mr. Jacob Preston  
Mr. Steve Riley

### **MEMBERS ABSENT:**

Mr. York Glover  
Mr. Ray Tudor  
Mr. Joseph Vercellotti

### **STAFF PRESENT:**

Mr. Tony Criscitiello, Planning Director  
Ms. Amanda Flake, Natural Resources Planner  
Ms. Patty Kennedy, Mr. Garrett Budds, Beaufort County Open Land Trust (BCOLT)  
Mr. Ken Driggers, Attorney for BCOLT  
Ms. Billie Lindsay, Beaufort County Planning Department

### **GUEST PRESENT:**

Ms. Norma Stewart, Board nominee for Jerry Stewart's district  
Mr. Jim Livingston, Board nominee for Cynthia Bensch's district  
Mr. Bob Bender, Board nominee for Laura VonHarten's district  
Mr. Brian Flewelling, County Councilman  
Mr. Jerry Stewart, County Councilman  
Ms. Laura VonHarten, County Councilwoman

## **CALL TO ORDER**

Chairman Ed Pappas called the meeting to order at 9:15 a.m.

## **GENERAL DISCUSSION**

1. End of Year Report – Ms. Patty Kennedy and Mr. Garrett Budds discussed the accomplishments of the Rural and Critical Land Preservation (RCLP) Program for 2012.
  - RCLP Program should expand education reach nationally to help get the word out and get more support for the program.
2. Park Classification Discussion
  - RCLP Program has had many requests this year for different types of activities to put on RCLP lands (feral cat colony, shooting range, BMX course, burial ground, hiking and birding, boy scout camping, ATV use).
  - RCLP Board, County staff, and BCOLT staff need to go through the five classification categories and see if there need to be any changes and then go through and exercise to classify each fee simple property.
  - RCLP Program has evolved so when RCLP Board approves a property, it can have a classification attached to it before it gets approved to be purchased (part of adoption package).
  - RCLP Board is recommending body on buying land - could also determine broadly what the property could be used for, then leave specifics of park plans to County staff, Planning Commission, Zoning, and County Council for approval (comments from Mr. Steve Riley, Mr. George Johnston, Mr. Jacob Preston). This should only be an advisory Board, nothing further.
  - Councilman Brian Flewelling – as County Council it is helpful that the Board explain how they see these properties being used when they come to County Council for purchase...likes the idea of a classification designation.
  - Mr. Bob Bender – do we want to expand on definition of classifications and explain carrying capacity of what the property can handle?
  - Mr. Jacob Preston – this process should be combined or made part of the Comprehensive Plan. Mr. Garrett Budds – we left the property classification categories intentionally broad to be able to put them in the Comprehensive plan.
  - Mr. Garrett Budds – for property classification list, let County and BCOLT staff make a few changes and clarifications and then come back with a new list at the next meeting and vote on it to use as a guide when sending properties to County Council for approval.

3. Policy/Process Discussion

- Ms. Patty Kennedy – a number of properties have master plans and construction plans and are ready to move forward to be built. The recent referendum gave the program five million to use to build infrastructure. The Program also has 1.6 million in gift monies to build infrastructure as well. So how do we allocate these monies to each park? What comes first?
- Suggestions for ideas of who implements, manages, oversees, and enforces passive park properties - something similar to Charleston County Parks Commission, a passive park department, one county employee designated to manage and implement parks, a consultant, have the Board morph into a role to be a passive park board.
- Mr. Steve Riley – does not think role of Board should be expanded beyond what they do now, approve properties for purchase and designate a classification. If Board goes beyond that role, it will involve public meetings and be another level of approval beyond Planning Commission and County Council and both of them could change the outcome no matter what the Board approves. This is a County staff problem, someone or some department needs to be designated to be in charge of implementing and managing park properties.
- Councilman Jerry Stewart – you have up to five million to use if it is allocated, but may not be a total of five million. However, there is no priority list of what goes first.
- Mr. Jacob Preston – the RCLP Program should focus on getting Friends groups for properties and having them become 501 C3's then they can take over maintenance of properties. Then they could include other groups to help such as Master Naturalists and Master Gardeners. Ms. Patty Kennedy – maybe just have one group and call it Friends of Beaufort County Parks and then have the smaller groups, like Friends of Crystal Lake and Fort Fremont, and then work off a list of properties.

4. Property Prioritization Exercise

- Board undertook an exercise of prioritizing parks for construction and suggested funding allocations that could be used for different phases.
- Board discussed information that was relevant when County Council makes a recommendation on prioritizing properties for construction.

## **EXECUTIVE SESSION**

Chairman Pappas entertained a motion by Mr. Riley, seconded by Ms. Brown, to adjourn the Open Session at 1:58 p.m. and enter into Executive Session for the purpose of discussing matters associated with property acquisitions. **The vote was unanimous to enter into Executive Session.**

**The Board re-entered Open Session at 3:00 p.m.**

## **ADJOURNMENT**

With no further business, Chairman Pappas entertained a motion at 3:00 p.m. from Mr. Riley, seconded by Mr. Johnston, to adjourn the meeting. **The motion was unanimously approved.**

**Submitted by:** Amanda Flake, Natural Resources Planner

**Approved:**

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

Date: \_\_\_\_\_