



Town of James Island, Regular Town Council Meeting  
January 18, 2018; 7:00 PM; 1238-B Camp Road, James Island, SC 29412

Notice of this meeting was published and posted in accordance with the Freedom of Information Act and the requirements of the Town of James Island.

Members of the public addressing Council during the Public Comment period must sign in. Comments should be directed to Council and not the audience. Please limit comments to three (3) minutes.

1. Opening Exercises
2. Presentation: US HUD 2018 Urban Entitlement Program
3. Special Order of Business: Election of Mayor Pro-Tempore
4. Public Comment
5. Consent Agenda
  - a. Minutes: December 21, 2017 Regular Town Council Meeting
6. Information Reports
  - a. Finance Report
  - b. Administrator's Report
  - c. Public Works Report
  - d. Island Sheriffs' Patrol Report
7. Requests for Approval
  - b. Pinckney Park Pavilion Civil Design Fee
  - c. Vehicle Purchase
  - d. Dock Street Park Picnic Facility Improvements
8. Committee Reports
  - Land Use Committee
  - Environment and Beautification Committee
  - Children's Commission
  - Public Safety Committee
  - History Commission
  - Rethink Folly Road Committee Report
9. Proclamations/Resolutions
  - a. Resolution #2018-01: Opposing Seismic Testing and Drilling Off South Carolina Coast
    - Resolution #2018-02: In Support of 2019 Charleston County TST Allocation Program
    - Resolution #2018-03: Island Sheriffs' Patrol, Officer of the Quarter
10. Ordinances up for Second Reading:
  - a. Ordinance #2017-1: An Ordinance to Amend the Town of James Island Zoning and Land Development Regulations (ZLDR) §153.213 (C) Storage and Repair of Inoperable Motor Vehicles

**Ordinance #2017-12** An Ordinance to Amend the Town of James Island Zoning and Land Development Regulations (ZLDR) § 153.231 (A) Temporary Sales

11. Ordinances up for First Reading:
12. New Business
13. Executive Session: The Town Council may/will enter into an Executive Session in accordance with 30-4-70(a) Code of Laws of South Carolina
14. Return to Regular Session:
15. Adjournment:

The Town of James Island held its regular meeting at 7:00 p.m. in Council Chambers, 1238-B Camp Road, James Island, SC on Thursday, December 21, 2017. The following members of Council were present: Garrett Milliken, Darren “Troy” Mullinax, Joshua P. Stokes, and Mayor Pro-Tem Leonard Blank, presided. Absent: Mayor Bill Woolsey (gave notice). Also, Ashley Kellahan, Town Administrator, Bonum S. Wilson, Town Attorney, Merrell Roe, Finance Officer, Mark Johnson, Public Works Director, Sergeant Shawn James, Island Sheriff’s Patrol, and Frances Simmons, Town Clerk. A quorum was present to conduct business.

Opening Exercises: Mayor Pro-Tem Blank called the meeting to order and led in prayer followed by the Pledge of Allegiance. FOIA: This meeting was published and posted in accordance with the Freedom of Information Act and the requirements of the Town of James Island.

Public Hearing: Ordinance #2017-11: An Ordinance to Amend the Town of James Island Zoning and Land Development Regulations (ZLDR) §153.213 (C) Storage and Repair of Inoperable Motor Vehicles: Mayor Pro-Tem Blank opened the public hearing for comments. No one signed in to speak.

Ordinance #2017-12: An Ordinance to Amend the Town of James Island Zoning and Land Development Regulations (ZLDR) §153.231 (A) Temporary Sales: No one signed in to speak.

Public Comment: No one signed in to speak.

Consent Agenda:

- a. Minutes: November 16 Regular Town Council Meeting
- b. 2018 Town Council Meeting Schedule
- c. 2018 Town Council Holiday Schedule

Motion to approve the items under the consent agenda was made by Councilman Stokes, seconded by Councilman Mullinax and passed unanimously.

Information Reports:

- a. Finance Report: The written report by Finance Officer Merrell Roe was received as information. Ms. Roe added that franchise fees were received from Comcast and Bellsouth.
- b. Administrator’s Report: The written report by Town Administrator Ashley Kellahan was received as information. Mrs. Kellahan added that the Annual Report was sent to Council. She shared accomplishments made in 2016-2017. The estimated completion date for Town Hall has been changed to April 1. Contractors had monies left over from the overflow bid and will refund \$5,000. An irrigation system will be installed at no cost. The Harbor Woods neighborhood meeting on traffic calming had a good turnout. Johnson, Laschober & Associates (JLA) is moving along with plans that will come before Council. Mrs. Kellahan reviewed departmental reports.
- c. Public Works Report: The written report by Public Works Director Mark Johnson was received as information. Mr. Johnson added that the Facilities Maintenance Technician position was offered to Douglas Sparling. Douglas will begin work on January 4. Mr. Johnson gave a brief overview of the December 6 Storm Water Managers’ meeting.

Councilman Blank requested copies of the minutes and Councilman Milliken asked what topics were discussed. Mr. Johnson briefly reported on an overview of Folly Road @ Fort Johnson and ongoing maintenance, Woodland Shores/Fleming Road/Central Park Road basin; (City is working on a survey for a drainage plan); the Honey Hill basin, were among other topics the group had discussed. Councilman Milliken asked if the James Island PSD would be pulled into discussions regarding DHEC and pollution; Mr. Johnson said DHEC is working on this.

- d. Island Sheriff's Patrol Report: Sergeant James gave an overview of the crime statistics and presented the Island Sheriff's Patrol Report.

Requests for Approval:

- Ditch Cleaning and Grading, Lynwood S/D – Southeast Pipe - \$24,000: Motion to approve made by Councilman Stokes, seconded by Councilman Milliken. Mrs. Kellahan reported on a request to clean out the back ditches. Councilman Milliken asked the length of the ditches. Mrs. Kellahan said 2,000 linear feet and Mr. Johnson said the ditch runs behind several neighborhoods (Arborwood, Kingswood, and Kentwood). Members of Council expressed their gratitude to be able to help the people in these neighborhoods. Motion passed unanimously.
- Construction of Bus Shelter at Camp/Folly: Motion to approve was made by Councilman Stokes, seconded by Councilman Mullinax. Mrs. Kellahan reported that the bus shelter was approved by Council in the 2015 budget. This is a request for Wildwood Contractors to construct the shelter for \$31,850 (sketch provided to Council). Mrs. Kellahan said the shelter would be unique to James Island. The concrete pad (already in place) was done by Banks Construction and the Town will pay the County for that later. Councilman Milliken said he liked the idea and the design. He asked the possibility of solar panels on top to run the lights at night. This way, electricity would not be needed to run the shelter and it could be a cost saver and forward thinking for James Island. Mayor Pro-tem Blank commented on solar panel lighting systems. He said on cloudy days there would be no light and a battery backup system would be needed. He said this is something the Town could look into. Councilman Milliken suggested obtaining cost estimates and information on liability. Councilman Stokes commented on the items not included in the quote and asked if they are a part of the intersection project. Mrs. Kellahan said CARTA has the benches and she would look into the trash receptacles and the bike racks. Motion passed unanimously.
- Wildwood Contractors ROW Clearing and Vine Removal – Lighthouse Point Blvd.: Motion to approve was made by Councilman Stokes, seconded by Councilman Mullinax. Mrs. Kellahan reported this is a request to clear and remove vines along Lighthouse Point Boulevard. She said the area is heavily overgrown, especially near the High School and a safety concern. Mrs. Kellahan shared that a young girl's foot was run-over by a car as she walked to school; and there is not much room to walk safely. The cost is \$3,500. Motion passed unanimously.
- Emergency Repairs to Drainage Easement along 778 Folly Road: Motion to approve was made by Councilman Stokes, seconded by Councilman Mullinax. Mrs. Kellahan said this

is “The Break” on Folly Road and a sinkhole has developed in front of the business. Mr. Johnson said the sinkhole was discovered when the establishment took down a deck. It is unknown how long the sinkhole has been there. Mrs. Kellahan said this is in the Town’s easement and the business owners are anxious to have it repaired. Eadies Construction’s cost is \$27,341. Councilman Stokes asked and Mr. Johnson explained what the repair would entail but there are many unknowns. Both he and Mrs. Kellahan said this is good price and County would cost more because they included the rebuilding of a box. Mrs. Kellahan said we might get into the repairs and find the need to come back to Council because of the unknowns. Motion passed unanimously.

Committee Reports:

Land Use Committee: No report. Mayor Pro-tem Blank said the sidewalks on Dills Bluff is near completion and look nice.

Environment and Beautification Committee: Councilman Milliken reported a successful Arbor Day celebration and thanked staff and Council for participating. Several trees were planted at Camp Road Middle School. A gorilla trash pickup was held on December 16 and JI Pride removed 16 bags of trash along Harbor View Road. Adopt-a-Highway Litter Pickup is scheduled for Saturday, February 3. Nominations are being accepted for the Community Hero and due by January 18.

Children’s Commission: Councilman Stokes reported on a successful Lights On and Tree Lighting programs. Both events were well attended and he thanked staff for their support in its success. Great comments were received from those who attended.

Public Safety: Councilman Mullinax moved for the appointment of Bright Arial to the Neighborhood Council, Councilman Milliken seconded and the motion passed unanimously. Councilman Mullinax announced that Ms. Arial previously served on the committee and welcomed her return.

History Commission: Mrs. Kellahan announced that the dedication and installation of the Simeon Pinckney Historic marker would be held on Saturday, February 10. More information closer to the date.

Proclamations/Resolutions:

Resolution #2017-17: Adoption of the Revised Charleston Regional Hazard Mitigation Plan: Motion to approve was made by Councilman Stokes, seconded by Councilman Mullinax. Councilman Milliken asked if the CCRHMP Committee routinely provide reports on the progress of the County’s Plan with data. Mrs. Kellahan responded that Mark Johnson and John Porcelli attends the annual meetings and the Council receives updates every five years for adoption. She said the multi-jurisdictional committee is the CCRHMP; she does not believe reports are distributed. Mr. Johnson said to his knowledge no reports are distributed. Councilman Milliken said there is a mechanism in the plan that citizens can complete questionnaires, make comments and requests. He noted he was unaware this existed until he read the Resolution. He said it could be useful to our citizens to have a link on our website with a description and they can participate in the process. There are a lot of issues about drainage and other matters and this may be a way to

have a larger body “with deeper pockets” address some of those issues. He would like to see the Town participate more in this process, not necessarily at the Town level, but with our citizen as well. Motion passed unanimously.

Ordinances up for Second Reading: None

Ordinances up for First Reading:

Ordinance #2017-11: An Ordinance to Amend the Town of James Island Zoning and Land Development Regulations (ZLDR) §153.213 (C) Storage and Repair of Inoperable Motor Vehicles: Motion to approve was made by Councilman Milliken, seconded by Councilman Stokes and passed unanimously.

Ordinance #2017-12: An Ordinance to Amend the Town of James Island Zoning and Land Development Regulations (ZLDR) §153.231 (A) Temporary Sales: Motion to approve was made by Councilman Stokes, seconded by Councilman Mullinax. Councilman Stokes asked and received clarification that the ordinance is only adding “not more than two (2) days”. Motion passed unanimously.

New Business: None

Executive Session: Not needed

Adjournment: There being no further business to come before the body, the meeting adjourned at 7:34 p.m.

Respectfully submitted:

Frances Simmons  
Town Clerk

# Town of James Island

% FY Complete 50%

## Monthly Budget Report

Fiscal Year 2017/2018

	1st Quarter			2nd Quarter			3rd Quarter			4th Quarter			TOTAL	BUDGET
	July	August	September	October	November	December	January	February	March	April	May	June		
<b>GENERAL FUND REVENUE</b>														
Accommodations Tax				4195									4,195	2,500
Brokers & Insurance Tax						8							8	580,000
Building Permit Fees		2,411	1,640	1,118		1,787							6,957	11,000
Business Licenses	2,335	26,090	15,457	13,931	1,324	12,670							71,806	281,200
Grant													205,000	
Contributions/Donations-Park		100		350									2,600	
Franchise Fees	161,405			5,614	49,262								216,281	440,000
Interest Income													-	
Alcohol Licenses -LOP													-	10,000
Local Assessment Fees						776							776	1,850
Local Option Sales Tax (rev)		32,563		62,727		63,760							159,051	370,000
Miscellaneous													-	1,000
Planning & Zoning Fees	1,180	1,048	1,020	868	1,021	1,374							6,511	12,000
State Aid to Subdivisions				65,074									65,074	252,256
Telecommunications						364							364	43,000
Transfer In from Funds Balance													0	326,439
		<b>62,213</b>	<b>18,117</b>	<b>153,877</b>	<b>51,607</b>	<b>80,739</b>	-	-	-	-	-	-	<b>738,623</b>	<b>2,331,245</b>
													<b>% of Budget</b>	<b>32%</b>

<b>ADMINISTRATION</b>														
Salaries	17,798	26,882	17,804	18,024	18,082	21,363							119,953	237,700
Fringe Benefits	6,191	9,300	6,191	6,208	6,244	6,453							40,587	83,800
Copier	74	396		629		342							1,441	5,300
Supplies	156	675	3,793	427	711	414							6,176	10,000
Postage	350		2,017	246	300								2,913	6,700
Information Services	2,986	3,139	4,099	6,010	132	223							16,589	56,520
MASC Membership													-	5,500
Insurance		13,151			3,947								17,098	29,950
Legal Services	425	300		2,097									2,822	70,000
Town Codification		179		297	114								591	3,000
Advertising	675		404		704								1,783	5,000
Audit						13,000							13,000	13,000
Elections													-	
Mileage Reimbursement	117	158	26	25	26	26							377	800
Bonding			350										350	2,150
Employee Training / Screening													-	850
Dues and Subscriptions													-	1,100
Training & Travel	710												710	2,500
Employee Appreciation	128	76				46							250	500
Mobile Devices	73	122	144	167	123	123							752	2,230
Bank Charges	120	145	93	93	109	110							669	1,000
		<b>54,525</b>	<b>34,921</b>	<b>34,224</b>	<b>43,490</b>	<b>29,101</b>	-	-	-	-	-	-	<b>226,062</b>	<b>537,600</b>
													<b>% of Budget</b>	<b>42%</b>

### ELECTED OFFICIALS

Salaries	3,769	5,654	3,769	3,769	3,769	3,769							24,500	50,000
Fringe Benefits	2,122	3,123	2,122	2,072	2,122	2,122							13,685	32,000
Mayor Expense	278	256			60								594	2,000
Council Expense	608				216	235							1,059	4,000
Mobile Devices		114	114	104	104	104							541	2,100
		<b>9,146</b>	<b>6,006</b>	<b>5,946</b>	<b>6,272</b>	<b>6,231</b>	-	-	-	-	-	-	<b>40,379</b>	<b>90,100</b>
													<b>% of Budget</b>	<b>45%</b>

### GENERAL OPERATIONS

Salaries	20,861	30,638	19,649	19,649	19,056	21,815							131,668	310,900
Fringe Benefits	7,191	10,763	7,125	7,125	6,999	7,332							46,534	126,150
		<b>41,401</b>	<b>26,774</b>	<b>26,774</b>	<b>26,055</b>	<b>29,147</b>	-	-	-	-	-	-	<b>178,202</b>	<b>437,050</b>
													<b>% of Budget</b>	<b>41%</b>

### PLANNING

Supplies					124								124	600
Advertising		94	76	53									223	1,500
Mileage Reimbursement													-	200
Dues and Subscriptions													-	325
Training & Travel				25									25	1,800
Mobile Devices	36	27	37	37	37	37							210	660
Uniform / PPE					148	102							250	250
Planning Commission		200	250		250								700	4,000
Board of Zoning Appeals		394	450		150	200							1,194	4,000
		<b>716</b>	<b>813</b>	<b>114</b>	<b>708</b>	<b>338</b>	-	-	-	-	-	-	<b>2,726</b>	<b>13,335</b>
													<b>% of Budget</b>	<b>20%</b>

### BUILDING INSPECTION

Mileage Reimbursement		257											257	200
Mobile Devices	55	55	55	55	55	55							330	660
Supplies					37								37	1,000
Equipment / Software		307											307	1,500
Uniform / PPE					84								84	250
Dues & Subscriptions													-	1,000
Travel & Training	761												761	1,500
		<b>618</b>	<b>55</b>	<b>55</b>	<b>177</b>	<b>55</b>	-	-	-	-	-	-	<b>1,776</b>	<b>6,110</b>
													<b>% of Budget</b>	<b>29%</b>



### PUBLIC WORKS

Mileage Reimbursement												-	150
Training & Travel												-	1,000
Projects			2,842		500	2,050						5,392	200,000
Mobile Devices	55	55	55	55	55	55						330	660
Traffic Control Devices						568						568	30,000
Uniform / PPE						106						270	500
Supplies	35			11	219	202						467	2,000
Emergency Management			5,383	313	15	2,000						7,711	15,000
Dues and Subscriptions		200										200	200
Groundskeeping	1,491	1,341	1,445	3,385	1,672	1,414						10,748	40,000
		<b>1,596</b>	<b>9,724</b>	<b>3,764</b>	<b>3,135</b>	<b>5,885</b>	-	-	-	-	-	<b>25,686</b>	<b>289,510</b>
												<b>% of Budget</b>	<b>9%</b>

### CODES & SAFETY

Mileage Reimbursement												-	300
Equipment												-	500
Radio Contract			1,368									1,368	1,400
Training												-	1,000
Supplies			41		32							73	500
Uniform / PPE					83	28						112	250
Sheriff's Office Contract	9,066	12,275	8,916	11,975	10,747	11,381						64,360	165,000
Deputy Fringes	2,162	2,981	2,126	2,987	2,550	2,706						15,512	40,000
Unsafe Buildings Demolition												-	20,000
Overgrown Lot Clearing												-	1,800
Crime Watch Materials												-	250
Membership/Dues												-	250
		<b>15,256</b>	<b>12,452</b>	<b>14,962</b>	<b>13,413</b>							<b>Total</b>	<b>81,425</b>
												<b>% of Budget</b>	<b>35%</b>

### PARKS & RECREATION

JIRC Contribution						2,563							2,563	15,000
Parks													-	8,000
Special Events	185		674	1,083	1,813	473							4,227	15,000
Youth Sports Program					250								250	11,500
		-	<b>674</b>	<b>1,083</b>	<b>2,063</b>	<b>3,036</b>	-	-	-	-	-	<b>Total</b>	<b>7,041</b>	
												<b>% of Budget</b>	<b>14%</b>	

### FACILITIES & EQUIPMENT

Utilities	1,213	2,159	1,457	1,481	1,318	1,067							8,696	17,500
Rent	6,976	6,974	7,284	7,284	7,262	7,245							43,025	86,640
Security Monitoring													-	430
Janitorial		440	478	465	477	440							2,300	6,000
Equipment / Furniture	127	127	138	268	268	268							1,195	2,500
Facilities Maintenance	441			65		360							867	5,620
Vehicle Purchase						1,000							1,000	28,000
Vehicle Maintenance Expense	141	424	472	118	478	119							1,752	5,000
Generator Maintenance		129	1,774										1,903	500
Street Lights	10,246	10,206	10,299	10,265	10,261	10,269							61,545	130,000
	<b>19,144</b>	<b>20,460</b>	<b>21,902</b>	<b>19,945</b>	<b>20,064</b>	<b>20,768</b>	-	-	-	-	-	<b>Total</b>	<b>122,282</b>	
												<b>% of Budget</b>	<b>43%</b>	



**HOSPITALITY TAX**

Hospitality Tax Revenue		96,204		44,853		45,459									186,516	448,000
The Town Market	2,260	407	2,348	1,772	941	490									8,218	
Comm/Park Improvements				1,412											1,412	
Folly Road Improvements					1,732										1,732	
Santee Str. Public Parking Lot		10,000			300	1,614									11,914	
Total Hospitality Tax Expense	2,260	10,407	2,348	3,184	2,973	2,104									(23,275)	(448,000)
<b>Total</b>																

**TREE MITIGATION FUND**

Tree Mitigation revenue															6,907	2,500
Tree Mitigation expense															-	2,500
<b>Total</b>														6,907		

**JAMES ISLAND PRIDE**

James Island Pride revenue/donations															500	-
Jsmes Island Pride expense	-	-	45	-	419	106	-	-	-	-	-	-	-	-	(513)	3,500
<b>Total</b>														5,315		
<b>Arts Committee revenue/donations</b>		1,293	2,500		535										6,615	
Arts Committee expense		275		1,750	590										-	
<b>Total</b>														-		
Helping Hands Donations	1,500														760	
Helping Hands Expense					130										(130)	
<b>Total</b>															-	

# ADMINISTRATOR'S REPORT

Dec-17

## ADMIN NOTES

- Town Hall construction and overflow parking lot is going smoothly. No requested days as a result of Winter Storm. Current completion is at 4/16
- Currently undergoing annual employee performance reviews
- Revisions to the Emergency Management Plan have been finalized and those updates will be distributed to Council
- 2018 PARD Grant submitted in December for upgrades to picnic facilities at Dock Street park
- Proposed flood map changes advertised in P&C 1/11 and 1/18 - following 2nd notice, 90-day appeal period will begin.
- Please let Ashley/Frances know if interested in MASC Hometown Legislative Action Day scheduled for 2/6

**TOTAL Business Licenses 30**

\*15 of those processed at Town hall

## Code Enforcement Cases

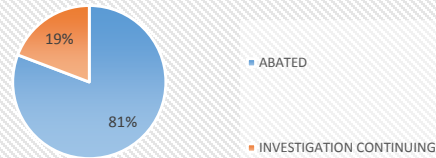
<b>TOTAL CASES</b>	<b>365</b>
<b>ABATED</b>	<b>300</b>
<b>INVESTIGATION CONTINUING</b>	<b>65</b>
RANK VEGETATION / SOLID WASTE	92
INOPERABLE VEHICLE	59
TREE CASES	31
NUISANCE PROPERTY	29

\*6 New Cases for November

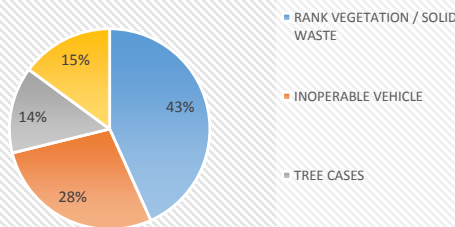
## Building Permits

<b>BUILDING PERMITS ISSUED</b>	<b>109</b>
Building	57
Electrical	20
Plumbing	12
Mechanical	10
Gas	10
Pool	-
Roofing	-
Fire System	-
Sign	-
Trades	-
Previous Month	95

## Code Enforcement - Case Status



## Code Enforcement - Case Type

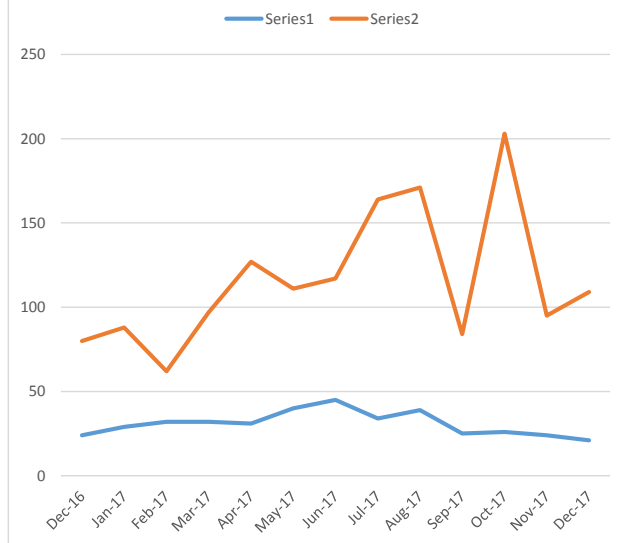


PERMIT TYPE	Dec-17
ACCESSORY STRUCTURE	
CLEARING & GRUBBING	
DEMOLITION PERMIT	
EXEMPT PLATS	1
FIREWORK STAND	
HOME OCCUPATION	3
LSPR	2
NON-EXEMPT PLAT	
PD AMENDMENT (REZONING)	
RESIDENTIAL ZONING	8
REZONING	
SPR	
SIGN PERMIT	1
SITE PLAN REVIEW	
SPECIAL EVENT	
SPECIAL EXCEPTION	
TEMPORARY ZONING	2
TREE REMOVAL	3
TREE TRIMMING	
VARIANCE	
ZONING PERMIT	1
<b>TOTAL</b>	<b>21</b>

## PUBLIC WORKS NOTES

- 4 new requests for service in December. 1 pavement issue which has been completed and 3 drainage issues all of which are under repair.
- Fort Johnson at Folly flooding: SCDOT/City planning to open the outfall ditch soon
- Fort Johnson at Lighthouse Blvd.: City of Charleston cleared and opened the ditch down Eaglewood Retreat and the outfall creek through the soccer fields. SCDOT has cleared the roadside ditch on Fort Johnson and will be cleaning the driveway culverts
- Stonepost Drainage: Easement acquisition process continuing at Stonepost and Sea Aire, Charleston County Public Works cleared channel behind Oxbow and moved flapper gate valve from Sea Aire to Teal culvert.
- Lynwood: Southeast Pipe repaired two under roadway culverts and sinkholes
- Eadies - repairing to culvert under the parking lot at 778 Folly Road.
- UAM repaired drainage box at 489 Fort Johnson Road. This is completed.
- Work continued by Charleston County Public Works crews on Waterloo Street as part of project to re-establish drainage system in the North Stiles neighborhood.
- Dills Bluff Sidewalk achieved major completion. Boardwalk in permitting at OCRM. Seaside Lane scheduled to be bid out next as a CTC funded project. LP engineering/surveying still underway
- Santee Public Parking Lot improvements continuing with the spreading of gravel on the surface to reduce mud and erosion.
- Work continued with the Folly – Camp Intersection improvements.
- The upcoming TMDL designation for James Island Creek progressed with an extensive site investigation by Town, City, Charleston Water Keepers and DHEC
- Hired a Facilities Maintenance Technician, Douglas Sparling and an Engineering Intern, Alexander White.
- Camp to Riverland Sidewalk - design and permitting work continue.

## PERMITS - 13 MONTH HISTORY



October 26, 2017

Ms. Ashley R. Kellahan  
Town Administrator  
Town of James Island  
1238-B Camp Road  
James Island, SC 29412

**Re: Pinckney Park – Pavilion/Restroom Relocation and Pump Station  
Civil Engineering Design Fee Proposal**

Dear Ashley:

In response to our recent decisions on the location of the Pavilion/Restroom Building, the design plans will need to be revised accordingly and the design for the grinder pump station will be necessary to provide sanitary sewer service to the facility. The Pavilion design was part of the original contract for Phase I of the park but was on hold until recently. The grinder pump station was not included in the original fee proposal and was not known to be necessary until the final topographic survey was completed and coordination with JIPSD to determine how to serve the property.

The scope of our work and fee for each division of work shall be as follows:

**I. SURVEYING**

No additional surveying is included in our fee. As built survey of construction will be necessary to complete the sanitary sewer closeout and NPDES Permit for filing the Notice of Termination of the Permits. A separate fee for this can be provided at a later date or the site contractor can provide this with his construction pricing.

**II. CIVIL ENGINEERING DESIGN**

The scope of our Civil Engineering Design services shall be as follows:

- A. Prepare revised Construction Drawings for relocation of the Pavilion/Restroom Building including  
1) Cover Sheet; 2) Site Improvement Plan and Dimensional Control Plan; 3) Grading and Drainage Plan; 4) Erosion and Sedimentation Control Plan; 5.) Water Distribution Plan; 6) SWPPP details; 7) Site Details.
- B. Prepare Technical Specifications.
- C. Coordinate with Architect for Pavilion Design and submittals to the Town
- D. Attend Coordination meetings with the Town of James Island during the Final Design Process.

Our fee for Civil Engineering Design services shall be **\$4,100.00**.

### **III. PUMP STATION AND FORCE MAIN DESIGN**

The scope of our Pump Station and Force Main Design services shall be as follows:

- A. Coordinate with JIPSD to determine design requirements for pump station and to obtain operating pressure of the existing force main within Fort Johnson Road.
- B. Prepare Pump Station Design and Force Main Profile from pump station to connection to the existing force main.
- C. Prepare Pump Station and Force Main Calculations to meet pressure requirements of the existing force main operation pressures.
- D. Include Pump Station Design in the Civil Construction Documents.
- E. Prepare Pump Station and Force Main Technical Specifications.

Our fee for the Pump Station and Force Main Design shall be **\$6,800.00**.

### **IV. PERMITTING**

The scope of our Permitting services shall be as follows:

- A. Prepare revised Notice of Intent (N.O.I.) and submit plans to Charleston County MS-4 review to modify existing NPDES Permit.
- B. Prepare revised N.O.I. and submit to DHEC/OCRM for modifying existing Coastal Zone Certification and NPDES Permit.
- C. Prepare Application for sewer pump station/force main connection to existing force main and submit to JIPSD for them to submit to DHEC in order to obtain a DHEC Sewer Construction Permit.

Our fee for Permitting services shall be **\$2,500.00**.

### **V. CONSTRUCTION SERVICES**

The scope of our Construction Services shall be as follows:

- A. Coordinate with the Town and prospective bidders to have Pre-bid and Pre-construction meetings.
- B. Answer contractor questions during Building Process.
- C. Assist Town staff with contractor selection and review of competitive bids.
- D. Review shop drawing submittals.
- E. Coordinate and attend SWPPP Pre-construction Conference and Pre-construction Conference with JIPSD for water and sanitary sewer work.
- F. Provide periodic construction observation of civil design elements to be able to certify the sanitary sewer system to obtain DHEC Operating Permit for the pump station.
- G. Coordinate and attend testing of the system to certify the sewer to obtain a DHEC Operating Permit and to certify drainage.
- H. Attend up to 4 site and building construction progress meetings for the pavilion and site.
- I. Assist the Town and contractor with project close out documents for JIPSD, DHEC and NPDES Permits.

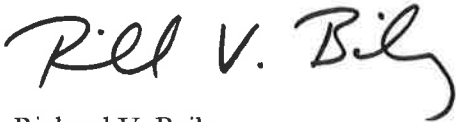
Our fee for Construction services shall be **\$4,000.00** and will be billed on an hourly basis monthly.

We appreciate the continued relationship with the Town of James Island on the success of Pinckney Park. Please review and if acceptable, sign and return a copy to me for my files.

This letter proposal will be a supplement to the existing contract we have with the Town for continued design of the Pavilion/ Restroom building.

Sincerely,

**HUSSEY GAY BELL**



Richard V. Bailey  
Principal

**Proposal Acceptance:**

Accepted for *The Town of James Island* by:

---

*Signature*

---

*Printed Name and Title*

---

*Date*

**HUSSEY GAY BELL**  
— Established 1958 —

Hussey, Gay, Bell & DeYoung, Inc.  
Consulting Engineers, of SC  
Mount Pleasant, SC

**SCHEDULE OF HOURLY RATES**

Rate Effective  
3/1/2016

Principal Engineer	185.00
Professional Engineer (Testimony and Preparation)	315.00
Engineer V / Associate	170.00
Engineer IV	155.00
Engineer III	140.00
Engineer II	135.00
Engineer I	130.00
Assistant Engineer	120.00
Landscape Architect III	125.00
Landscape Architect II	115.00
Landscape Architect I	105.00
Technician III	110.00
Technician II	105.00
Technician I	95.00
Senior Project Representative	100.00
Project Representative	85.00
Senior Administrative	105.00
Administrative	70.00



**CONDITIONAL SALES AGREEMENT**

**Charleston Nissan**

Deal #:  
1714 Savannah Highway  
CHARLESTON, SC 29407  
(843) 571-2810

PROSPECT # _____
STOCK # _____
SALESMAN _____
DATE SOLD _____ SP # _____

PURCHASER'S NAME <i>Town of James Island</i>		DRIVERS LICENSE #	SOCIAL SECURITY #	DATE OF BIRTH
CO-PURCHASER'S NAME		DRIVERS LICENSE #	SOCIAL SECURITY #	DATE OF BIRTH
ADDRESS		EMAIL	SOURCE OF CUSTOMER	
CITY	STATE	COUNTY	ZIP	HOME PHONE
PLEASE ENTER MY OFFER FOR		<input checked="" type="checkbox"/> NEW <input type="checkbox"/> USED	<input type="checkbox"/> CAR <input type="checkbox"/> TRUCK	CHECK HERE <input type="checkbox"/> IF THIS VEHICLE WAS PREVIOUSLY USED AS A DEMONSTRATOR CHECK HERE <input type="checkbox"/> IF THIS VEHICLE WAS PREVIOUSLY USED FOR RENTAL OR HIRE

**VEHICLE PURCHASED**

SERIAL NO.	<i>1N6BD0CT15N907158</i>
YEAR	<i>2018</i>
MAKE	<i>Nissan</i>
MODEL	<i>Frontier</i>
BODY TYPE	<i>Truck</i>
COLOR	<i>White</i>
TRIM	<i>S</i>
MILES	

**USED VEHICLE TRADE-IN UNIT #1**

SERIAL NO.	
YEAR	
MAKE	
MODEL	
BODY TYPE	
COLOR	
TRIM	
MILES	

BALANCE OWED TO \_\_\_\_\_

ADDRESS \_\_\_\_\_ ACCT # \_\_\_\_\_

BALANCE OWED \_\_\_\_\_ GOOD THROUGH \_\_\_\_\_

**USED VEHICLE TRADE-IN UNIT #2**

SERIAL NO.	
YEAR	
MAKE	
MODEL	
BODY TYPE	
COLOR	
TRIM	
MILES	

BALANCE OWED TO \_\_\_\_\_

ADDRESS \_\_\_\_\_ ACCT # \_\_\_\_\_

BALANCE OWED \$ \_\_\_\_\_ GOOD THROUGH \_\_\_\_\_

**FAILURE TO OBTAIN FINANCING:** Dealer is not obligated to sell under this Conditional Sales Agreement unless financing is approved by a lending institution satisfactory to Dealer at Dealer's sole discretion (or until Purchaser pays the Balance Due After Trade-In or Down Payment to Dealer in cash). If approval of financing is not obtained or Purchaser does not pay the balance shown on the front to Dealer in cash within seven (7) days from the date of this agreement, the Purchaser shall return the vehicle delivered to Purchaser under this Conditional Sales Agreement and Dealer shall return to Purchaser any trade-in vehicle and/or deposit or down payment constituting a part of the consideration for this Conditional Sales Agreement, less Dealer's expenses and/or damages, including but not limited to repair of any physical damage to the vehicle, \$1.00 per mile in excess of 25 miles per day or 150 miles, whichever is less, reasonable attorney fees and costs associated with enforcing this agreement, plus any other incidental and consequential damages Dealer suffers as a result of the failure to obtain approval of financing or payment of the balance shown on the front. If the trade-in has been sold by Dealer, then Purchaser shall be entitled to reimbursement of the actual cash value of the trade-in vehicle, less the expenses and/or damages described above, regardless of the amount of any trade allowance and/or discount allowed by Dealer. Purchaser agrees to indemnify and save Dealer harmless from liability for any and all debts, obligations, damages, claims, demands, actions, suits, proceedings or judgments of any kind or nature, arising directly or indirectly from, as a result of, or otherwise connected with this Conditional Sales Agreement or Purchaser's possession of the motor vehicle, as well as from the costs, including reasonable attorney fees, of defending against them. Purchaser shall maintain in full force and effect insurance to cover damage to the motor vehicle and liability arising from the operation of the same.

MSRP/RETAIL PRICE	<i>24,080</i>
SALE PRICE	<i>22,991</i>
MANUFACTURERS REBATE(S)	<i>4,750</i>
PURCHASE PRICE	<i>18,241</i>
<i>Light Bar &amp; Strobes &amp; Backup Alarm</i>	<i>540</i>
<i>Labor</i>	<i>525</i>
<i>Tool Box</i>	<i>500</i>
ESTIMATED TAG FEES ( ) New ( ) Transfer	<i>41.50</i>
ELECTRONIC TAG & REGISTRATION FEES	
SETTLEMENT & CLOSING FEES	<i>394.50</i>
SALES TAX	<i>500.00</i>
TOTAL PURCHASE PRICE	<i>20,742</i>
TOTAL CASH DOWN	
BALANCE DUE ON DELIVERY	<i>20,742</i>
LIENHOLDER:	

**\* SETTLEMENT & DELIVERY FEES \***

THIS CHARGE REPRESENTS COST AND PROFITS TO THE SELLER/DEALER FOR ITEMS SUCH AS, BUT NOT LIMITED TO, INSPECTING, SERVICING, AND PREPARING DOCUMENTS RELATED TO THE SALE.

**"AS IS"**

Any warranties on the product sold hereby are those made by the manufacturer. The seller, hereby, expressly disclaims all warranties, either express or implied, including any implied warranty of merchantability or fitness for a particular purpose and neither assumes nor authorizes any other person to assume for it any liability in connection with the sale of said product.

The terms on the back of this document are incorporated herein by references as if fully set forth on the front of this agreement and are legally binding on all parties hereto.

It is expressly understood and agreed to by and between the parties hereto that this is an offer to purchase by the Purchaser, and is not an offer to sell by Charleston Nissan and further, that this offer to purchase does not become a binding contract on the parties hereto until accepted in writing by an authorized officer of Charleston Nissan.

Except as set forth herein, this CONDITIONAL SALES AGREEMENT constitutes the entire agreement between PURCHASER and Charleston Nissan

PURCHASER \_\_\_\_\_

PURCHASER \_\_\_\_\_

ACCEPTED BY \_\_\_\_\_ DATE \_\_\_\_\_



## NISSAN INTELLIGENT MOBILITY™

Nissan Intelligent Mobility guides everything we do. We're using new technologies to transform cars from mere driving machines into assistants. Together the journey is more confident, connected, and exciting. Whether it's cars that assist in the driving task, or highways that charge your EV as you go along, it's all in the very near future. And it's a future already taking shape in the Nissan you drive today.

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Go to [NissanUSA.com](http://NissanUSA.com) and find an interactive brochure for Frontier® and every Nissan in the lineup. Available on desktop or smartphone, it's the full product story – including demos, videos, and complete info on trims, colors, and accessories.

Or download the Interactive Brochure Hub app on your tablet.  
Free on the App Store® and Google Play.™



Innovation  
that excites

2018  
**FRONTIER®**



### NISSAN ROADSIDE ASSISTANCE

Your peace of mind is on us. For 36 months or 36,000 miles, whichever comes first, your new Nissan is covered for the following:¹

- Flat-tire changes
- Trip Interruption benefits
- Jump starts
- Vehicle lockouts
- Emergency fuel delivery

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¹Available services/features may be shown. Compatible connected device may be required. Only use services/features and device when safe and legal to do so. Subject to GPS and wireless network availability and connection, and system/technology limitations. Text rates/data usage/subscription may apply. Some services/features provided by companies not within Nissan or its partners' or agents' control and may be discontinued at any time. For more information, see dealer, Owner's Manual, or [NissanUSA.com/connect/important-information](http://NissanUSA.com/connect/important-information). The App Store® logo is a registered trademark of Apple, Inc. All rights reserved. Facebook® is a registered trademark of Facebook, Inc. Google Play™ is a trademark of Google, Inc. Twitter® is a registered trademark of Twitter, Inc. YouTube® is a registered trademark of Google Inc.





11515 Vanstory Drive, Suite 100 - Huntersville, NC 28078  
 P: 1-800-459-7241 F: 704-584-1034

# QUOTE

Date	Quote #
12/28/2017	PWCQ12886-01

**Quote valid for 30 days.**

Bill To:
<b>Town of James Island</b> Ashley Kellahan 1238-B Camp Road James Island, SC 29412  P: (843) 795-4141 F: akellahan@jamesislandsc.us

Site/End User:
<b>Dock Street Park</b> Ashley Kellahan 749 Sprague Street James Island, SC 29412  P: (843) 795-4141 F: akellahan@jamesislandsc.us

Ship To:
<b>Dock Street Park</b> Ashley Kellahan 749 Sprague Street James Island, SC 29412  P: (843) 795-4141 F: akellahan@jamesislandsc.us

50% Deposit Required.  
 See Terms and Conditions

Ship Via	Sales Representative	Prepared By
BEST METHOD	Geoff Eastman	Geoff Eastman

Qty	Item #	Description	Unit Price	Ext. Price
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**\*Picnic Tables:**

4	PP240P	6' Prestige Rectangular Table w/Out Back *Perforated Steel *Color =	\$1,025.00	\$4,100.00
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4	SG135N	Surface Mount Package for 2 3/8" Legs *Set of 2	\$18.00	\$72.00
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SubTotal				\$4,172.00
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**\*Bench Swing:**

1	SP320N	6' Square Post Package For Swing *In-Ground Mounted *Color =	\$750.00	\$750.00
---	--------	--	----------	----------

1	SP305S	6' Bench Swing w/ Chain *Slat Pattern *Color =	\$900.00	\$900.00
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SubTotal				\$1,650.00
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**\*Trash Receptacles:**

2	LR300P	32 Gallon Receptacle - Perforated *Color =	\$330.00	\$660.00
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Qty	Item #	Description	Unit Price	Ext. Price
2	FT100N	Flat Top Lid - 8" Dia. Inward Opening *Color =	\$80.00	\$160.00
2	LR105N	Surface Mount Post Package *For Receptacles *Color =	\$58.00	\$116.00
2	LR310N	32 Gallon Receptacle Liner	\$28.00	\$56.00
SubTotal				\$992.00
1	Install-EQ	Installation of Equipment **Unless noted, pricing is based on a flat, level, accessible area. **Does not include grading, fence removal, equipment removal or disposal. **Does not include safety surfacing.	\$2,700.00	\$2,700.00

**\*Please ship all via YRC!**

SubTotal	\$9,514.00
Tax Rate	9.00 %
Sales Tax	\$729.81
Shipping	\$1,295.00
<b>Total</b>	<b>\$11,538.81</b>

*We appreciate the opportunity to work with you on this project.  
If this quotation does not meet your needs or expectations we will be happy to make any revisions necessary.*

\*\*Please contact your Playworld Preferred Sales Representative if any of the foregoing information is incorrect.\*\*

\*\*Order Acknowledgement will be sent within 48 hours after your Purchase Order has been processed. Order Acknowledgement will include the estimated Ship Date. Shipping notification and documentation will be sent once the product ships.\*\*

\*\*Please note, due to market variables outside of our control, certain items such as commodity material price fluctuations, freight surcharges, sales tax rates, and additionally requested re-consigned delivery location fees may change the final amount invoiced from the amount originally provided on this quote. \*\*

RESOLUTION 2018-01

A RESOLUTION AUTHORIZING THE PARTICIPATION BY THE TOWN OF JAMES ISLAND IN FEDERAL COURT LITIGATION BY THE SOUTH CAROLINA ENVIRONMENTAL LAW PROJECT TO CHALLENGE THE PERMITTING BY THE FEDERAL GOVERNMENT OF SEISMIC TESTING AND DRILLING IN ATLANTIC COASTAL WATERS, INCLUDING WATERS OFF CHARLESTON COUNTY AND THE SOUTH CAROLINA COAST

**WHEREAS**, heretofore the Federal Government has removed the Atlantic Outer Continental Shelf (OCS) from any plans for offshore oil drilling, and has denied drilling permit applications for seismic air gun survey testing, citing environmental harms and coastal community concerns, and

**WHEREAS**, seismic testing companies have challenged the permit denials to the Department of the Interior (DOI) and DOI has remanded the permit denials to the Bureau of Ocean and Energy Management (BOEM); and

**WHEREAS**, the effect of the remand revives the possibility of offshore drilling in the Atlantic Outer Continental Shelf; and

**WHEREAS**, on Thursday, January 4, 2018, the Federal Government published a proposal to permit drilling in most U.S. continental-shelf waters, including the Atlantic OCS, the effect of which would open the waters off of South Carolina, the City of Charleston, County of Charleston and the Town of James Island to seismic air gun surveying, and oil and gas exploration; and

**WHEREAS**, the South Carolina Environmental Law Project (SCELP) has proposed to litigate the current actions of the Federal Government, to include the granting of permits in waters off South Carolina for seismic air gun surveying and oil and gas exploration on the grounds of environmental harm, economic damage and community opposition; and

**WHEREAS**, SCELP has enlisted the involvement and support of coastal municipalities to join the litigation under an arrangement whereby SCELP and its attorneys would represent the municipalities in the litigation without any expense, attorneys' fees, or other financial contribution or commitment by the municipalities; and

**WHEREAS**, the Town of James Island Council deems it is in the best interests of the Town of James Island and its citizens for the Town to participate in this litigation effort by the SCELP in order to protect the pristine Atlantic coastline and the economic advantages that the Town of James Island and the State of South Carolina derive from a coastline free of environmental degradation.

**NOW THEREFORE, BE IT RESOLVED BY THE MAYOR AND TOWN COUNCIL OF JAMES ISLAND, SOUTH CAROLINA:**

**Section 1:** That the foregoing recitals are incorporated in and made part of this reference;

**Section 2:** That the Town of James Island join in the SCELP litigation challenging the granting of permits for seismic air gun surveying and other oil and gas exploration in the Atlantic OCS and other environmentally protected areas, such participation being conditioned on no expense to the Town of James Island, to include any attorneys' fees or other financial involvement or commitment by the Town of James Island; and

**Section 3:** That the Mayor and/or Town Attorney be authorized to execute on behalf of the Town of James Island such documents as may be required to allow the Town to participate as a party in the SCELPA litigation under the terms and conditions as set forth herein;

**Section 4:** This Resolution to become effective upon its adoption and approval. Enacted this the 18<sup>th</sup> day of January 2018.

---

Bill Woolsey, Mayor

ATTEST

---

Frances Simmons, Town Clerk



## FOLLY ROAD AT CAMP ROAD INTERSECTION

### Accomplishments/Completed Milestones:

1. Utility relocations are 98% complete and only two poles are left to be removed.
2. Sidewalk, curb and gutter, and driveways are 90% complete.
3. Asphalt build-up and base course for new lanes & widening are 80% complete.
4. Held final public information meeting on December 7<sup>th</sup>, 2017.

### Obstacles to Progress / Path Forward:

1. Final relocations and pole removals should be done by mid February.
2. Currently there are no obstacles to keep us from opening the new lanes to traffic in April.

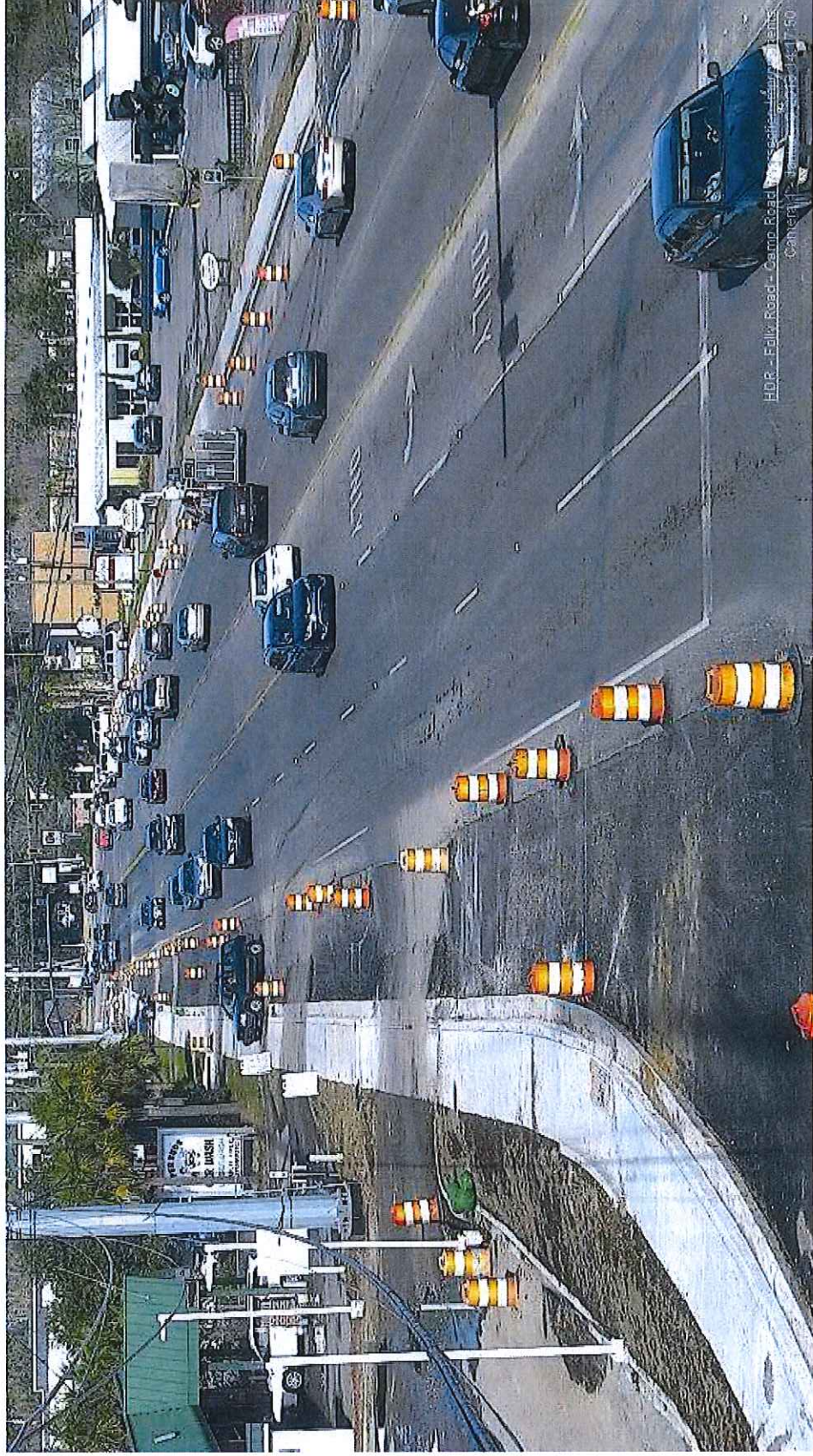


## Folly at Camp Bus Turn Out





## Folly at Camp Looking North



**ORDINANCE 2017-11**

**AN ORDINANCE AMENDING THE TOWN OF JAMES ISLAND ZONING AND LAND DEVELOPMENT REGULATIONS ORDINANCE, NUMBER 2013-07: SECTION 153.213 STORAGE AND REPAIR OF INOPERABLE MOTOR VEHICLES (EXHIBIT A)**

WHEREAS, the South Carolina Local Government Comprehensive Planning Enabling Act of 1994, Sections 6-29-310, et seq., 6-29-510 et seq., 6-29-710 et seq. and 6-29-110 et seq., of the Code of Laws of South Carolina, 1976, as amended, authorizes the Town of James Island to enact or amend its zoning and land development regulations to guide development in accordance with existing and future needs and in order to protect, promote and improve the public health, safety, and general welfare; and

WHEREAS, the Town of James Island Planning Commission has reviewed the proposed text amendments of the Town of James Island Zoning and Land Development Regulations Ordinance (ZLDR) in accordance with the procedures established in State law and the ZLDR, and has forwarded their recommendations to the Town of James Island Council regarding the proposed text amendments of the ZLDR as set forth in Section 153.213, as set forth herein; and

WHEREAS, upon receipt of the recommendation of the Planning Commission, Town Council held at least 1 public hearing and after close of the public hearing, Town Council approves the proposed text amendments based on the Approval Criteria of Section 153.042 (F) of the ZLDR;

WHEREAS, the Town Council has determined the proposed text amendment meets the following criteria:

- (1). The proposed amendments correct an error or inconsistency or meet the challenge of a changing condition;
- (2). The proposed amendments are consistent with the adopted Town of James Island Comprehensive Plan and goals as stated in Section 153.005; and

- (3). The proposed amendments are to further the public welfare in any other regard specified by Town Council.

NOW, THEREFORE, be ordained it, by the Town of James Island Council in meeting duly assembled, as follows:

**SECTION I. FINDINGS INCORPORATED**

The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.

**SECTION II. TEXT AMENDMENTS OF THE ZONING AND LAND DEVELOPMENT REGULATIONS ORDINANCE**

The Town of James Island Zoning and Land Development Regulations Ordinance is hereby amended to include the text amendments of Section 153.213, are attached hereto as Exhibit "A", and made a part of this Ordinance by reference.

**SECTION III. SEVERABILITY**

If, for any reason, any part of this Ordinance is invalidated by a court of competent jurisdiction, the remaining portions of this Ordinance shall remain in full force and effect.

**SECTION IV. EFFECTIVE DATE**

This Ordinance shall become effective immediately following second reading by the Town Council.

ADOPTED and APPROVED in meeting duly assembled this 18<sup>th</sup> day of January, 2018.

TOWN OF JAMES ISLAND COUNCIL

By: \_\_\_\_\_  
Bill Woolsey  
Mayor

ATTEST:

By: \_\_\_\_\_  
Frances Simmons  
Town Clerk

Public Hearing: December 21, 2017  
First Reading: December 21, 2017  
Second Reading: January 18, 2018

## Exhibit "A"

### § 153.213 STORAGE AND REPAIR OF INOPERABLE MOTOR VEHICLES.

(A) In all zoning districts, the open storage and or repair of inoperable motor vehicles is not permitted within the required front setback.

(B) In all ~~agricultural and rural residential~~ zoning districts, the open storage or repair of inoperable motor vehicles must be screened by a fence, wall, building, or vegetative buffer that completely shields the vehicles from view ~~off site~~ **from the public right of way and adjacent properties.**

(C) **The open storage and repair of more than two inoperable motor vehicles is prohibited on all lots in residential, office, commercial or industrial zoning districts unless specifically authorized for a use such as a salvage yard or motor vehicle repair shop.** ~~Open storage and/or repair of more than two inoperable motor vehicles is prohibited on all lots in suburban residential zoning districts, as well as in all office, commercial, and industrial zoning districts unless specifically authorized for use as a salvage yard. Any inoperable motor vehicle must be screened by a fence, wall, building, or vegetative buffer that completely shields the vehicles from view off site.~~

(D) In all suburban residential zoning districts, storage of motor vehicle parts is permitted only within a completely enclosed accessory structure located on the same lot as the principal dwelling unit.

(E) Storage of commercial vehicles in residential zoning districts, unless otherwise expressly authorized by this chapter, is limited to one vehicle used as personal transportation.

(Ord. 2012-06, § 6.5.14, passed 10-18-2012; Ord. 2013-02, passed 4-18-2013)

\*Proposed additions are indicated by **bold, underlined & italicized** font

\*The proposed redactions are indicated by ~~striketrough~~



**ORDINANCE 2017-12**

**AN ORDINANCE AMENDING THE TOWN OF JAMES ISLAND ZONING AND LAND DEVELOPMENT REGULATIONS ORDINANCE, NUMBER 2013-07: SECTION 153.231 TEMPORARY SALES (EXHIBIT B)**

WHEREAS, the South Carolina Local Government Comprehensive Planning Enabling Act of 1994, Sections 6-29-310, et seq., 6-29-510 et seq., 6-29-710 et seq. and 6-29-110 et seq., of the Code of Laws of South Carolina, 1976, as amended, authorizes the Town of James Island to enact or amend its zoning and land development regulations to guide development in accordance with existing and future needs and in order to protect, promote and improve the public health, safety, and general welfare; and

WHEREAS, the Town of James Island Planning Commission has reviewed the proposed text amendments of the Town of James Island Zoning and Land Development Regulations Ordinance (ZLDR) in accordance with the procedures established in State law and the ZLDR, and has forwarded their recommendations to the Town of James Island Council regarding the proposed text amendments of the ZLDR as set forth in Section 153.231, as set forth herein; and

WHEREAS, upon receipt of the recommendation of the Planning Commission, Town Council held at least 1 public hearing and after close of the public hearing, Town Council approves the proposed text amendments based on the Approval Criteria of Section 153.042 (F) of the ZLDR;

WHEREAS, the Town Council has determined the proposed text amendment meets the following criteria:

- (1). The proposed amendments correct an error or inconsistency or meet the challenge of a changing condition;
- (2). The proposed amendments are consistent with the adopted Town of James Island Comprehensive Plan and goals as stated in Section 153.005; and

- (3). The proposed amendments are to further the public welfare in any other regard specified by Town Council.

NOW, THEREFORE, be ordained it, by the Town of James Island Council in meeting duly assembled, as follows:

**SECTION I. FINDINGS INCORPORATED**

The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.

**SECTION II. TEXT AMENDMENTS OF THE ZONING AND LAND DEVELOPMENT REGULATIONS ORDINANCE**

The Town of James Island Zoning and Land Development Regulations Ordinance is hereby amended to include the text amendments of Section 153.231, are attached hereto as Exhibit "B", and made a part of this Ordinance by reference.

**SECTION III. SEVERABILITY**

If, for any reason, any part of this Ordinance is invalidated by a court of competent jurisdiction, the remaining portions of this Ordinance shall remain in full force and effect.

**SECTION IV. EFFECTIVE DATE**

This Ordinance shall become effective immediately following second reading by the Town Council.

ADOPTED and APPROVED in meeting duly assembled this 18<sup>th</sup> day of January, 2018.

TOWN OF JAMES ISLAND COUNCIL

By: \_\_\_\_\_  
Bill Woolsey  
Mayor

ATTEST:

By: \_\_\_\_\_  
Frances Simmons  
Town Clerk

Public Hearing: December 21, 2017  
First Reading: December 21, 2017  
Second Reading: January 18, 2018



## Exhibit “B”

### § 153.231 TEMPORARY SALES.

(A) Auctions or garage sales of second-hand merchandise which has been used on the premises may be conducted on a zoning lot where permitted as an accessory use elsewhere in these regulations. Such sales may be conducted only twice in a calendar year from the same zoning lot, **and no more than two consecutive days each during daytime hours.**

(B) The sale of Christmas trees, fireworks, and turkey shoots are authorized where permitted as an accessory use and shall not exceed a total time period of 60 days during a one-year period. This time period shall commence from the first date that such uses, individually or collectively, are approved or established, whichever is first.

(C) Other temporary sales of merchandise shall be permitted as a temporary, accessory use to an approved principal use (such as in an off-street parking lot), provided that the maximum term for such permit shall not exceed ten consecutive days, and no more than four such permits may be issued per lot, per calendar year.

(Ord. 2012-06, § 6.6.2, passed 10-18-2012; Ord. 2013-02, passed 4-18-2013; Ord. 2016-01, passed 4-21-2016)

\*Proposed additions are indicated by ***bold, underlined & italicized*** font