



Town of James Island, Regular Town Council Meeting  
February 16, 2017; 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. Public Comment
3. Consent Agenda
  - a. Minutes: January 19, 2016 Regular Town Council Meeting
4. Information Reports
  - a. Finance Report
  - b. Administrator's Report
  - c. Public Works Report
  - d. Island Sheriffs' Patrol Report
5. Requests for Approval
  - Stone Post Drainage Easement Acquisition
  - Dills Bluff Sidewalk Phase I Easement Acquisition
  - MOU, City of Charleston JIRC
6. Committee Reports
  - Land Use Committee
  - Environment and Beautification Committee
    - Presentation of Community Hero Awards by James Island Pride
    - Proclamation Honoring Community Heroes
  - Children's Commission
  - Public Safety Committee
  - History Commission
7. Resolutions
  - a. Resolution 2017-02: Island Sheriffs' Patrol Officer of the Year
  - b. Resolution 2017-03: A Resolution to Lower Density and Scale of New Development on Central Park Road
8. Ordinances up for Second Reading:
  - a. Ordinance# 2017-01: Proposed Changes to Town of James Island Zoning and Land Development Regulations Ordinance, as it relates to signage regarding inflatables and monument signs

- b. Ordinance#2017-02: Amending Town of James Island Zoning and Land Development Regulations Ordinance # 2013-07: Use Table 153.110 (Exhibit A); and addition of a Special Exception requirement for Fast Food Restaurants, Convenience Stores, and Service Stations in Community Commercial (CC) and Neighborhood Commercial (CN) Zoning Districts
- c. Ordinance#2017-03: Proposed Zoning Map Amendments (rezoning); specifically, on property located at 1122 Dills Bluff Road, TMS# 428-03-00-055; 1126 Dills Bluff Road, TMS# 428-03-00-054; and 1109b Camp Road, Lot 4, TMS# 428-03-00-117 from Low-Density Suburban Residential District (RSL) to Residential Office District (OR) for the Town of James Island Town Hall (Government Office)

9. Ordinances up for First Reading:

10. New Business:

11. 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.

12. Return to Regular Session

13. Adjournment:

The Town of James Island held its regularly scheduled meeting at 7:00 p.m. in Council Chambers, 1238-B Camp Road, James Island, SC on Thursday, January 19, 2016. The following members of Council were present: Mayor Pro-Tem Leonard Blank, Garrett Milliken, Darren “Troy” Mullinax, Joshua P. Stokes, and Mayor Bill Woolsey, who presided. A quorum was present to conduct business. Also present: Ashley Kellahan, Town Administrator, Bonum S. Wilson, Town Attorney, Merrell Roe, Senior Finance Clerk, Mark Johnson, Public Works Director, Kristen Crane, Planning Director, James Hackett, Code Enforcement Officer, Sergeant Shawn James, Island Sheriff’s Patrol, and Frances Simmons, Town Clerk.

Opening Exercises: Mayor Woolsey called the meeting to order. Boy Scout Troop #44 presented the colors and led 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: Opened at 7:05 p.m. Mayor Woolsey announced there are three public hearings tonight; the first is Ordinance #2017-01, regarding signage, murals, inflatables, and monument signs.

Mary Beth Berry, 1104 Harbor View Road: the Town has opened the door to a conversation about art; and this is a good opportunity for Council to consider more than what is proposed in the Ordinance. The Town has an opportunity to promote something of great value to the entire island ...public art. A wealth of artists lives and works here and we need to promote their work. We need to give them an opportunity to portray their gifts in an appropriate way for our island. She mentioned the numbers of people moving to James Island and the island’s population is going to explode. She would like to think those people will consider themselves James Islanders; not Charlestonians who happens to sleep here. People need to identify with something they can be proud of, and public art is a wonderful way to do that. The Town has a very strong, committed, and intelligent Arts Committee who could work with the Town’s Planning Director to encourage public art in a way that is aesthetically pleasing and appropriate so everyone that lives here is proud. She hopes Council will consider that possibility.

Pat Hiott-Mason, 1083 Renwood Drive: spoke as an Art Educator and Artist. She said the mural painted on Camp Road does not look like professional artists painted it; because it was not. High school students painted the mural and it represents their presence. She believes this experience will encourage ownership in these young artists as they grow into adulthood to continue to serve their community in a positive manner.

Scott Pfeiffer, 941 Clear Spring: business owner, 873 Folly Road, said his Board of Directors wants to paint a mural on the side of the building using the talent of the students at James Island High School. He said restricting art in that sense is sad. People driving along Folly Road are barraged with logos of fast food restaurants, empty buildings, nail salons, and auto body shops. Murals are a great way to expand what James Island looks like and what it stands for. He hopes the Town will not restrict murals to something small; keep it big, and allow those who want to do it.

Pam Paxton, 551 Fort Johnson Road: lived and worked in the Avondale area for 26 years. She said a good friend did the art installations in the Avondale Shopping District, and he enlivened a dead business area with his art installations and annual art fairs. Shepard Fairy, a famous international artist, born in Charleston, did an installation on that building. She asked Council not to not deny artists in the community their talent; the Town would be hurting our community. She said the Town wants to make everything homogenized; but it should not be. She is in support of the arts.

Katherine Williams, 1846 Cornish Avenue: Chair of the Town of James Island Arts Committee spoke about the economic impacts of restricting mural art. Statement attached.

Gloria B. Jenkins, 2172 Stonewood Drive: commented 30 years ago, the Town was formed to combat the City taking over and telling us what to do -- we did not trade that for the Town to tell us what to do. She

watched over the years how the Town has followed Mt. Pleasant, the City of Charleston, and all the nicker-picky regulations that encroach living our lives. She said if the City goes to a 2 a.m. bar closing, the Town has to; if they ban smoking in bars, the Town does that too. She has watched the ridiculous stuff about murals in Mt. Pleasant and found out that our Town is going to do this too and cannot believe we have come to this. Murals and inflatable Santa Claus do not hurt anyone. It seems before government takes away property rights there should be some demonstrative harm. Is it better to have a blank concrete wall or mural? Murals is not a bad thing for the Town to have.

\*comments sent to Council attached.

Public Hearing: Ordinance #2017-02: Amending Town of James Island Zoning and Land Development Regulations Ordinance #2013-07: Use Table 153.110; and addition of Special Exception requirements for Fast Food Restaurants, Convenience Stores, and Service Stations in Community Commercial (CC) and Neighborhood Commercial (CN) Zoning Districts: No one signed in to speak.

Public Hearing: Ordinance #2017-03: Proposed Zoning Map Amendments (rezoning); specifically, on property located at 1122 Dills Bluff Road, TMS #428-03-00-055; 1126 Dills Bluff Road, TMS# 428-03-00-054 and 1109b Camp Road, Lot 4, TMS #428-03-00-117 from Low-Density Suburban Residential (RSL) to Residential Office District (OR) for the Town of James Island Town Hall, (Government Office: No one signed in to speak.

Public Hearing closed at 7:16 p.m.

Public Comments: No one signed in to speak.

Presentations:

Eagle Scout Project: Tree Adoption Program Developments: Sam English presented his Eagle Scout Project on a Tree Adoption Program. Sam has designed elements that the Town may wish to implement at Pinckney Park. He will develop an application to adopt trees. He thanked Councilman Milliken for recommending this assignment. Councilman Milliken acknowledged Boy Scout Troops #44 and #88 and thanked them for supporting Sam with this project.

Charleston County New Stormwater Manual Presentation: Council heard a presentation by Chris Wannamaker, Stormwater Manager, about the new permitting standards and procedures for the County's Stormwater Program. The new manual will go into effect April 2017.

Recognition of Alan Laughlin: Mayor Woolsey presented Alan Laughlin with a plaque in appreciation for his years of service as Chair of the Neighborhood Council.

Special Order of Service:

Election of Mayor Pro-Tempore: Mayor Woolsey moved to elect Councilman Blank; Councilman Stokes seconded. There were no other nominations. The motion passed unanimously for Councilman Blank to serve a one-year term.

Commission of Code Enforcement Officer: Mayor Woolsey administered the oath of office and commissioned James Hackett, Code Enforcement Officer.

Consent Agenda:

a. Minutes: December 15, 2016 Regular Town Council Meeting  
Councilman Stokes moved to approve the consent agenda; seconded by Councilman Mullinax and passed unanimously.

#### Information Reports:

- a. Finance Report: Written report provided by Senior Finance Clerk, Merrell Roe and accepted as information.
- b. Administrator Report: Written report provided by Town Administrator, Ashley Kellahan and accepted as information. Mrs. Kellahan added an update on the Town Hall project, ribbon cutting for Black Magic Café is scheduled for next week; the Town received recognition from the Municipal Association for its website. Mrs. Kellahan complimented staff for keeping the site updated with current and pertinent information.
- c. Public Works Report: Written report provided by Public Works Director, Mark Johnson and accepted as information.
- d. Island Sheriff's Patrol: Written report provided by Sergeant Shawn James and accepted as information. Sergeant James gave an update to the Crime Report about car break-ins; the majority of the cars were unlocked.

#### Requests for Approval:

- a. Award Contract: On-call ROW Services: Mrs. Kellahan announced that the Town received two proposals for On-Call Right-of-Way Services. The Evaluation Committee met and each member provided independent scores. Both firms, Michael Baker Intl., and Primacq Group are recommended for award. Mrs. Kellahan said primarily work will be done on drainage easements at Stone Post, Teal, Sea Aire. Councilman Blank moved to approve, Councilman Stokes seconded. Motion passed unanimously.
- b. Extend Contract with Anne Peterson, Esq. for Lobbying Services for \$2,000 month ending June 12, 2017: Councilman Blank moved to approve, Councilman Stokes seconded. Motion passed. Councilman Milliken abstained.

#### Committee Reports:

Land Use Committee: No report.

Environment and Beautification Committee: Councilman Milliken announced the James Island Pride Litter pick-up on Saturday, February 4, 9-11 a.m. Lunch provided. The 4<sup>th</sup> Annual Art Auction will be held on Saturday, February 25. Monies raised from the auction will help to purchase art supplies for James Island Art Teachers. Councilman Milliken asked for the Community Hero award to be on February's Council agenda.

Childrens Commission: No report.

Public Safety Committee: Councilman Mullinax announced the James Island Neighborhood Council meeting on Thursday, January 26 at 7:00 p.m. Councilman Mullinax moved to appoint Sherman Evans to the Neighborhood Council, Councilman Stokes seconded. Motion passed unanimously. Mr. Evans will represent the Queensborough neighborhood.

History Commission: No report.

#### Resolutions

- a. Resolution #2017-01: Island Sheriffs' Patrol of the 4<sup>th</sup> Quarter: Mayor Woolsey called Deputy Austin Rissanen forward. Sergeant James complimented Deputy Rissanen and shared the statistics that honored him as the 4<sup>th</sup> Quarter winner. Mayor Woolsey read and presented the Resolution and thanked him for his service. Sergeant James also recognized and thanked Constable Kitchener for the many hours of service he provides to the community.

#### Ordinances up for Second Reading:

- a. Ordinance #2016-11: Amending the Town of James Island Zoning and Land Development Regulations Ordinance #2016-10, to Allow Special Chicken Housing Permit: Mayor Woolsey asked for a motion in favor. Councilman Stokes moved to approve, Councilman Blank seconded. No discussion. Motion passed unanimously.

- b. Ordinance #2016-12: Adjusting the Boundary between the City of Charleston and the Town of James Island: Mayor Woolsey asked for a motion in favor. Councilman Stokes moved to approve, Councilman Mullinax seconded. Mayor Woolsey thanked Mayor Tecklenburg and the City Council for working with the Town on the boundary adjustment.
- c. Ordinance #2016-13: Property Swap – First Baptist Church and Town of James Island: Mayor Woolsey asked for a motion in favor. Councilman Stokes moved to approve, Councilman Mullinax seconded. No discussion. Motion passed unanimously.
- d. Ordinance #2016-14: An Ordinance to Amend the Town of James Island Ordinance #2012-08, and Adopt by Reference Charleston County’s Flood Ordinances, #1838, #1839, and #1840: Mayor Woolsey asked for a motion in favor. Councilman Milliken moved to approve, Councilman Mullinax seconded. No discussion. Motion passed unanimously.

Ordinances up for First Reading:

- a. Ordinance #2017-01: Proposed Changes to Town of James Island Zoning and Land Development Regulations Ordinance as it relates to signage regarding murals, inflatables and monument signs: Mayor Woolsey asked for a motion in favor. Councilman Stokes moved, seconded by Councilman Blank. Without objection, Council considered the three proposed changes separately. 1) Murals, 2) Inflatables, and 3) Monument Signs. Mayor Woolsey proposed adding an amendment to a section regarding murals. He said if the amendment pass, where murals is listed under prohibited signs would be removed.

**AMENDMENT:** Murals on exterior building walls are permitted when included in the number and square footage applying to wall/façade signs. (See Table 153.341.C). Other murals visible to the public or neighboring property owners may be permitted due to artistic, historic, or other cultural interest by special exception. Mayor Woolsey moved to adopt the amendment, seconded by Councilman Blank.

Discussion on Amendment. Councilman Milliken said this is a step in the right direction but he thinks it places an undue burden on whoever want to have a mural because they will be required to get a special exception from the Board of Zoning Appeals (BZA) and there is a fee for that. He is for many of the changes in the Sign Ordinance; but feel best if we either drastically modify the mural aspect or drop it all together from this consideration. He considers murals to be art; not signage. He said if we come up with adequate definitions, we could easily differentiate between the two. He has looked up a couple of definitions that are not in our Comprehensive Land Use Plan, but should be. He said a sign as defined in our ZLDR, is any device or visual communication used to announce; direct attention; inform; or advertise to the public. Murals are not defined in the ZLDR and it probably needs to be. A mural as a painting or other work of art executed directly on a wall; and is different from a sign. He noted that we could differentiate a mural from a sign by the content of that information and it would be worthwhile to have that differentiation. Councilman Milliken said if we wish to regulate murals, we could do it under the advice of our Arts Committee. The Arts chair and the Planning Director could meet and make recommendations to Council on the quality of a proposed mural. These are better for the Planning Commission to consider rather than to have something onerous go before the BZA, the person pays a fee, and the BZA considers whether someone can have a mural on the business. There was no further discussion. Mayor Woolsey called for the vote. The Amendment passed; Councilman Milliken voted no.

Mayor Woolsey said in his view, the first sentence in the amendment that expressly allows for murals as long as they are included in the square footage of the wall façade signs, is not a substantive change but the second sentence is, that will allow other murals that are larger than the ones that would otherwise be permitted. He said the amendment would be forwarded to the Planning Commission for further study and recommendation. Councilman Milliken suggested a

friendly amendment, that by definition it is not proper to refer to square footage to sign square footage. This is not how it is in the ZLDR; it is area of signs. It has a specific definition. He thinks the wording should be symmetrical with what is in the ZLDR. Mayor Woolsey said that would be an editorial change and the Planning Director will make sure it is consistent.

Inflatables: Councilman Milliken said it would be worthwhile; (since this is a small business issue), for the Chair of the Small Business Commission to get with the Planning Director to consider proposed uses of inflatables for advertising that could be short or long-term assessments. It would be worthwhile to have the people responsible for small business concerns and the Planning Director make recommendations to Council for those decisions. Mayor Woolsey asked if the proposed change prohibits inflatables used for holiday decorations at private homes. Mrs. Crane answered it applies to commercial business. Mayor Woolsey asked if a commercial business were to have the type of decoration a private home has in front of their business, is that a prohibition. Mrs. Crane answered yes, because it attracts attention to the business. Mrs. Crane answered questions from Council and clarified the use of inflatables as outlined in the ordinance. Mayor Woolsey called for the vote and it passed 3-2. Councilman Milliken and Mayor Woolsey voted no.

Monument Signs: Councilman Milliken recalled that the Folly Road Overlay District was in agreement with Charleston County, the City, and the Town, that monument style signs to be the standard for that corridor. He asked if the proposed change is a result of what passed for Rethink Folly Road. Councilman Blank explained that monument style signs blocks on-coming traffic and drivers are unable to see beneath them. Councilman Stokes asked and Mayor Woolsey confirmed that the proposed change do not prohibit businesses from having a monument sign. Motion passed unanimously.

Mayor Woolsey said there would be a second reading for Inflatables and Monument Signs. Murals will go to the Planning Commission.

Ordinance #2017-02: Amending Town of James Island Zoning and Land Development Regulations Ordinance #2013-07: Use Table 153.110 (Exhibit A) and addition of a Special Exception requirement for Fast Food Restaurants, Convenience Stores, and Service Stations in Community Commercial (CC) and Neighborhood Commercial (CN) Zoning Districts: Mayor Woolsey asked for a motion in favor. Councilman Blank moved, seconded by Councilman Stokes. Councilman Blank said the reason for the proposed change is most commercial businesses abut residential neighborhoods. Councilman Blank said restrictions such as hours of operations, lighting, and alcohol sales should be regulated for people that live behind them. He said some businesses are open 24 hours a day and this does not work well for the people living behind them. Councilman Milliken asked if this applies to existing and new businesses. Mrs. Crane said this is already required along Folly in the Overlay, but will be an extra requirement for future businesses in our other commercial areas (such as Harbor View and Camp Roads). Mayor Woolsey said this would not change anything for businesses already in existence, but for future potential ones. Mayor Woolsey called for the vote and it passed. Mayor Woolsey voted no.

Ordinance #2017-03: Proposed Zoning Map Amendment (rezoning) specifically on property located at 1122 Dills Bluff Road, TMS#428-03-00-055; 1126 Dills Bluff Road, TMS#428-03-00-054; and 1109b Camp Road, Lot 4, TMS#428-03-00-117 from Low-Density Suburban Residential District (RSL) to Residential Office District (OR) for the Town of James Island Town Hall (Government Office): Mayor Woolsey asked for a motion in favor. Councilman Blank moved, seconded by Councilman Stokes. Councilman Milliken questioned that the agenda specifically states rezoning for the Town Hall. Mayor Woolsey explained that the rezoning is Residential

Office; it is not specifically tied to the Town Hall. Councilman Blank described the characteristics of buildings in a Residential Office zoning district. 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 8:21 p.m.

Respectfully submitted:

Frances Simmons  
Town Clerk



Katherine Williams  
1846 Cornish Avenue  
Chair of James Island Arts

Let's consider the economic impacts  
of restricting murals.

The trouble with going bland for investment potential is,  
generic investors are not settlers.  
Stable communities have character  
expressed by neighbors prospering in place  
and raising children.

S.C. Secretary of Commerce Bobby Hitt writes,  
"Businesses don't locate to states or regions  
but, rather, to communities."

Avondale, Riverland Terrace, and Folly Beach  
have lively commercial districts  
with significant mural art  
that shows off an interesting community.

In these desirable neighborhoods,  
rents average \$2-300 more a month  
than their surroundings.

Such spirit attracts movers and shakers  
who invest. Paducah, Marfa, and Santa Cruz  
are prime national examples, and in SC,  
there's Lake City and Walterboro.

The Arts are a lucrative industry  
with low startup costs  
that's healthy, fun, doesn't pollute.

Nationwide, the return on investment  
is the parable of the loaves and fishes.

During the Great Recession,  
arts nonprofits were granted 4 billion dollars.

They generated 61 billion  
AND 74 billion their audiences spent on related things,

yielding \$2 billion in tax revenue  
and 4 million full-time jobs.

Of course, big cities outperformed,  
but in Athens, about the size of Charleston,  
the arts yield 350 full-time jobs and a million in taxes.  
SC is underperforming, but that's room to grow.

If James Island did as well as Santa Cruz per capita,  
audiences would spend 2M and household income  
would be 4M, yielding 300 thousand in taxes  
and 160 full-time jobs.

Here's how an arts district works.  
A theater has 100 people between eight and eleven o'clock.

An art show maybe 100 visitors in the course of a day,  
a rehearsal studio, a dozen folks coming and going every hour.

That's a full day of positive foot traffic —  
*people eating meals, shopping, and taking public transpo.*  
*You have every mayor's dream."*

Murals are the cheapest public art there is.

The wall is already there, no infrastructure to build,  
free labor, free design, and a captive audience.

Just the thing to attract all those beachgoers  
stranded on Folly Road  
into our James Island shops.

If you don't want this, all you have to do  
is suppress artistic activity,  
and then all that potential  
will up and go where it's wanted.

Town Council, you are deciding much more here  
than how to define a mural.

## Frances Simmons

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**From:** Ashley Kellahan  
**Sent:** Thursday, January 19, 2017 2:52 PM  
**To:** Frances Simmons  
**Cc:** Kristen Crane  
**Subject:** FW: Please don't put murals in the sign ordinance

Another one for Council, thanks

Ashley R. Kellahan  
Town Administrator

**From:** Susan Milliken [mailto:sbmilliken@aol.com]  
**Sent:** Thursday, January 19, 2017 2:48 PM  
**To:** Mayor Woolsey GMail <mayorwoolsey@gmail.com>; lblankfamily@knology.net; josh@mccoyandstokes.com; darrentroyemullinax@myway.com; MILLIKENG@COFC.EDU; Ashley Kellahan <akellahan@jamesislandsc.us>; kathexis@earthlink.net  
**Subject:** Please don't put murals in the sign ordinance

Mayor Woolsey and all,

Please do not make the change to the Town's sign ordinance tonight pertaining to murals.

It seems that the Town could study the issue more, or have the land use plan be silent on murals.

Or it could be put in that if someone wants to paint a mural, they need to get a permit from Town Hall, and Town Hall can work with JI Arts on this issue. It is so important that artists are able to be at the table on this kind of permit and decision-making. The mural plan or design for the mural could be reviewed, discussed and approved, and a permit could be issued.

Please take more time with this.

Murals are wonderful.

Thank you,  
Susan Milliken  
762 Fort Sumter Drive  
James Island, SC

## Frances Simmons

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**From:** Warren Sloane <warren@sloaneteamrealty.com>  
**Sent:** Thursday, January 19, 2017 12:00 PM  
**To:** Mayor Woolsey GMail; Loenard Blank; Garrett Milliken; Darren Troy Mullinax; Josh Stokes  
**Cc:** Frances Simmons; Ashley Kellahan; Kristen Crane  
**Subject:** Murals  
**Attachments:** jjysc mural\_0001.pdf; jjysc mural\_0001(1).pdf

Mr Mayor and Councilmen,

I have to apologize as I am unsure if I will be able to attend the meeting tonight. If I am not able to attend, I did want to express my opinion and concerns about the proposed restrictions on Murals on James Island.

Driving around the island, there are lots of examples of murals that serve add to the aesthetics to buildings and the neighborhoods around them. The most famous on the island are the ones behind Rogue Motion however there are many more examples. From White Duck to the tattoo shop. Pour House on Maybank Hwy to even the James Island Youth Soccer Club. At JIYSC we have 2 murals that are a part of our culture and mean something to our members and the artists that painted them.

One of our murals is on the concession stand painted by the JICHS art class a few seasons ago. The other is our kicking wall. I have attached a picture of the students of Fort Johnson Middle school painting our kicking wall. We try and have the wall update yearly although the rash of tagging has prevented it this year.

I realize that you may consider JIYSC as different than a restaurant and maybe that is the point of my concern. A blanket rule prohibiting murals or limiting murals to size of an allowed sign is too wide of a prohibition.

Ultimately I hope that you would consider not limiting art on James Island because a few residents may not find it aesthetically pleasing to them. Art in this way speaks to more than just a company logo.

With regards to the prohibition of inflatable advertising. I would caution that while beautification of Folly Road is a honorable goal, it can not be reached by just banning each thing you may not like. The Town should be encouraging rather than banning. Teaching and providing resources to land owners instead of strictly defining what every blade of grass should be like. I find it troublesome that Town officials convinced/required that Santa be removed without a rule being in place.

When I was on the planning commission I asked staff what I thought was a simple questions that I think was very important. Does the government through zoning laws (or any laws for that matter) GRANT rights or RESTRICT them? To me, it is painfully obvious that by their very nature all government rules seek RESTRICT citizen rights. Government should not move on one complaint. Be it chickens, work trucks, murals or inflatables; government should **show significant restraint** whenever it moves to restrict the rights of citizens.

I appreciate you taking the time to read this email and I hope that you have a VERY successful meeting tonight.

Please feel free to contact me if you have any questions.





## Kristen Crane

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**From:** Sandra Stringer <sandra\_stringer@yahoo.com>  
**Sent:** Tuesday, January 17, 2017 8:04 PM  
**To:** Kristen Crane  
**Subject:** Murals on James Island

Dear Ms. Crane,

Full disclosure: I am the Editor of the James Island Bugle, and I wrote an article informing our readers of the meeting on Thursday night.

As a private citizen, I wanted to give my opinion of the possible new regulations tied to Ordinance #2017-1.

In my view, this is a classic case of "throwing the baby out with the bathwater". Murals enhance community spaces. Certainly they can be done poorly. But for the most part the examples I've seen everywhere in the lowcountry have been rather amazing.

It makes the most sense to have your Arts & Culture Committee make judgements on murals. To me, if there are no words on the mural, it is art and not advertising or signage, and should be allowed. If words are incorporated, then that would be considered advertising or signage. It seems pretty simple.

I believe art in our environment is almost always welcome. I agree that there shouldn't be billboards, that sign heights should be regulated, and that giant inflated Santa Clauses could be done without. But don't give up on murals. Some of our best local art comes in that form, and taking it away the right for people and businesses to have their buildings used as canvases is just unfair.

Thanks for your attention.

Sandra Stringer Helping Pine Ridge Reservation, one donation at a time! <http://FriendsofPineRidgeReservation.org>



# Town of James Island

% FY Complete 58%

## Monthly Budget Report

Fiscal Year 2016/2017

	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					2,073								2,073		
Brokers & Insurance Tax		33				445							478	430,500	
Building Permit Fees		9,017	947	98	1,133		998						12,192	10,000	
Business Licenses	1,688	10,063	8,266	4,092	8,661	28,434	7,975						69,179	230,000	
Contributions/Donations-Park				507									1,007		
Franchise Fees	163,859			7,027	50,929		6,434						228,250	465,500	
Grants					205,000								205,000		
Interest Income													-		
Alcohol Licenses -LOP					4,950								4,950	10,000	
Local Assessment Fees		421			506								927		
Local Option Sales Tax (rev)			33,399	26,700	33,665	60,250							154,013	353,000	
Miscellaneous	200	200	200	200	200	200							1,200	1,000	
Planning & Zoning Fees	526	553	927	592	1,249	703	522						5,071	12,000	
State Aid to Subdivisions		26			74,544								74,571	260,000	
Telecommunications													-	45,000	
Transfer In from Funds Balance													-	477,632	
		20,313	43,738	39,216	382,911	90,031	15,930	-	-	-	-	-	Total	758,912	2,294,632
													% of Budget		33%

### ADMINISTRATION

Salaries	16,827	16,875	25,301	16,762	16,853	19,456	16,807						128,881	221,300	
Fringe Benefits	5,653	5,664	8,522	5,646	5,657	5,875	5,656						42,672	73,405	
Copier	345	75	634	78	73	831	73						2,109	5,300	
Supplies	1,155	1,175	283	856	220	430	280						4,400	13,000	
Postage	595			545			473						1,612	6,700	
Information Services	2,313	2,404	5,064	3,043	289	6,089	2,808						22,009	40,000	
MASC Membership							5,341						5,341	5,500	
Insurance		11,922			7,659								19,581	22,000	
Legal Services		2,625	223	7,072	650	20,174	2,204						32,948	60,000	
Town Codification		203	1,088	68		135							1,493	2,500	
Advertising	60	297	187		200	25	648						1,417	5,000	
Audit					12,900								12,900	12,500	
Elections													-		
Mileage Reimbursement	29	54	28	27		71							210	800	
Bonding			350				700						1,050	1,870	
Employee Training / Screening			40										40	850	
Dues and Subscriptions	75			75		25	110						285	1,060	
Training & Travel							92						92	2,500	
Mobile Devices	338	108	111	(37)	219	71	110						919	1,350	
Children's Commission	146	56		330		9							542	1,000	
Business Development Council													-	500	
History Commission			2,120										2,120	2,500	
Employee Appreciation			21	60	60								141	500	
Bank Charges	49	79	74	56	56	75	59						449	1,000	
	27,586	41,535	44,047	34,579	44,835	53,265	35,362	-	-	-	-	-	Total	281,209	481,135
													% of Budget		58%

### ELECTED OFFICIALS

Salaries	3,769	3,769	5,654	3,769	3,769	3,769	3,769						28,269	50,000	
Fringe Benefits	2,196	2,196	3,294	2,196	2,196	2,152	2,060						16,289	30,000	
Mayor Expense	28				50								78	2,000	
Council Expense					375		135						510	4,000	
Mobile Devices	166		273		104		104						647	1,600	
	6,159	5,965	9,220	5,965	6,494	5,921	6,068	-	-	-	-	-	Total	45,793	87,600

% of Budget 52%

**GENERAL OPERATIONS**

Salaries	14,133	15,057	27,372	18,331	18,409	20,647	17,512							131,461	241,500
Fringe Benefits	4,603	5,140	9,077	6,111	6,037	6,229	5,859							43,056	93,182
	<b>18,736</b>	<b>20,197</b>	<b>36,449</b>	<b>24,442</b>	<b>24,446</b>	<b>26,876</b>	<b>23,371</b>	-	-	-	-	-	-	<b>174,517</b>	<b>334,682</b>
														<b>Total</b>	<b>52%</b>
														<b>% of Budget</b>	<b>52%</b>

**PLANNING**

Supplies		53	100		138									290	600
Advertising		127												127	2,000
Mileage Reimbursement			167											167	100
Dues and Subscriptions			280											280	325
Training & Travel			569		23									592	1,000
Mobile Devices	(18)	35	26	(18)	89	35	35							184	660
Uniform / PPE														-	250
Planning Commission		500	200	150		250	25							1,125	4,000
Board of Zoning Appeals	250	250		150										650	4,000
	<b>232</b>	<b>965</b>	<b>1,343</b>	<b>282</b>	<b>250</b>	<b>285</b>	<b>60</b>	-	-	-	-	-	-	<b>3,416</b>	<b>12,935</b>
														<b>Total</b>	<b>26%</b>
														<b>% of Budget</b>	<b>26%</b>

**BUILDING INSPECTION**

Mileage Reimbursement						30								30	200
Mobile Devices		54	54		108	54	54							323	660
Supplies		914	249		170		77							1,410	1,000
Equipment / Software				1,422										1,422	1,500
Uniform / PPE														-	250
Dues & Subscriptions				250										250	800
Travel & Training				595										595	1,000
	-	<b>968</b>	<b>303</b>	<b>2,267</b>	<b>277</b>	<b>84</b>	<b>131</b>	-	-	-	-	-	-	<b>4,030</b>	<b>5,410</b>
														<b>Total</b>	<b>74%</b>
														<b>% of Budget</b>	<b>74%</b>

**PUBLIC WORKS**

Mileage Reimbursement														-	150
Training & Travel	295	717												1,012	1,000
Projects		86,680	2,442	29,580	1,440	33,255	24,217							177,614	325,000
Mobile Devices		54	54		108	54	54							323	660
Traffic Control Devices				2,400										2,400	15,000
Uniform / PPE														65	500
Supplies		227	45	19	115	75	391							872	2,000
Emergency Management			6,531	9,198	3,000		3,070							21,798	7,000
Groundskeeping	375	7,724	264	1,005	968		12,325							22,661	30,000
	<b>670</b>	<b>95,401</b>	<b>9,335</b>	<b>42,202</b>	<b>5,631</b>	<b>33,384</b>	<b>40,122</b>	-	-	-	-	-	-	<b>226,745</b>	<b>381,310</b>
														<b>Total</b>	<b>59%</b>
														<b>% of Budget</b>	<b>59%</b>

**CODES & SAFETY**

Mobile Devices														-	660
Mileage Reimbursement														-	300
Equipment														-	500
Radio Contract			342											342	1,400
Training														-	1,000
Supplies					94									94	500
Uniform / PPE														-	250
Sheriff's Office Contract	9,112	21,399	14,351	10,440	10,748	14,324	10,912							91,285	207,500
Unsafe Buildings Demolition				6,320										6,320	20,000
Overgrown Lot Clearing														-	1,800
Crime Watch Materials														-	250
Neighborhood Council	237	348				60								645	1,500
Teen CERT Program					400									400	500
	<b>9,349</b>	<b>21,746</b>	<b>14,693</b>	<b>16,760</b>	<b>11,242</b>	<b>14,384</b>	<b>10,912</b>	-	-	-	-	-	-	<b>99,086</b>	<b>236,160</b>
														<b>Total</b>	<b>42%</b>
														<b>% of Budget</b>	<b>42%</b>





**LEASE PURCHASE REVENUE BOND - TOWN HALL**

Lease Purchase Principal Payments						397,421		397,421	796,570
Lease Purchase Interest Payments	28,814							28,814	73,430
Lease Purchase Expense Total							<b>Total</b>		870,000
Lease Purchase Draws									372,000
Town Hall Expenditures	6,854	15,281	37,092	18,369	16,980	27,996		122,573	372,000
								426,235	-

**HOSPITALITY TAX**

Hospitality Tax Revenue		34,468	34,588	36,246	43,564	34,540		183,406	435,000
Hospitality Tax Expense		6,735						(6,735)	(435,000)
							<b>Total</b>		

**TREE MITIGATION FUND**

Transfer In from Funds Balance									14,197
Tree Mitigation expense	7,400							7,400	
Net Balance									6,797

**ART AUCTION**

Art Auction donations						100		100	-
Art Auction revenue									
Art Auction Grant			250	250				500	
Transfer In from Funds Balance									1,061
Total							<b>Total</b>		1,061
Art Auction expense	-	-	-	-	500	-	10	510	

**JAMES ISLAND PRIDE**

James Island Pride donations						515		515	-
Helping Hands donations									
Grant-JIP									
Transfer In from Funds Balance									1,275
Total							<b>Total</b>	515	1,275
James Island Pride expense		48	27	424	26	320		845	2,700
Helping Hands expense	45							45	-
Grant-JIP-Expense									
Total							<b>Total</b>	1,405	2,700

fvb t

# ADMINISTRATOR'S REPORT

Jan-17

## ADMIN NOTES

- a. Pinckney Park work scheduled to begin 2/25 and completed within 5 weeks. OCRM & SW permits acquired. Groundbreaking 2/16 @ 3
- b. Town Hall site debris has been cleared and old structures demolished - 1 Grand Tree Removal (Pecan in decline) will be going before BZA on 2/21
- c. Customer Service training for staff on 1/26. Annual Staff Evaluations Completed.
- d. Made Presentation to TAP review committee on Town Application for Dills Bluff Phase I
- e. Received revised design on Seaside Lane Sidewalk
- f. Comments received from DOT regarding Centerville traffic speed humps and can easily address - sidewalk portion of Dills Bluff Phase I submitted
- g. Attended Camp Rd/Folly Public Mtg
- h. Budget Workshop scheduled for 3/2 @ 6 pm

**TOTAL Business Licenses 231**

\*31 of those processed at Town hall

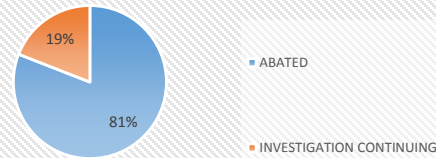
## Code Enforcement Cases

<b>TOTAL CASES</b>	<b>257</b>
<b>ABATED</b>	<b>208</b>
<b>INVESTIGATION CONTINUING</b>	<b>49</b>
RANK VEGETATION / SOLID WASTE	63
NUISANCE PROPERTY	43
TREE CASES	24
INOPERABLE VEHICLE	23

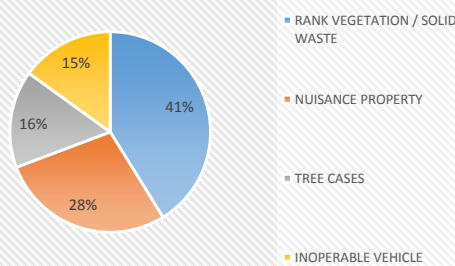
## Building Permits

<b>BUILDING PERMITS ISSUED</b>	<b>88</b>
Commercial	3
Residential	23
Electrical	16
Plumbing	4
Mechanical	8
Gas	5
Pool	1
Roofing	10
Fire System	-
Sign	-
Trades	18
Previous Month	80

## Code Enforcement - Case Status



## Code Enforcement - Case Type



PERMIT TYPE	Jan-17
ACCESSORY STRUCTURE	
CLEARING & GRUBBING	1
DEMOLITION PERMIT	1
EXEMPT PLATS	
FIREWORK STAND	
HOME OCCUPATION	9
LSPR	
NON-EXEMPT PLAT	
PD AMENDMENT (REZONING)	-
RESIDENTIAL ZONING	10
REZONING	
SPR	
SIGN PERMIT	
SITE PLAN REVIEW	
SPECIAL EVENT	
SPECIAL EXCEPTION	
TEMPORARY ZONING	1
TREE REMOVAL	7
TREE TRIMMING	
VARIANCE	
ZONING PERMIT	
<b>TOTAL</b>	<b>29</b>

## PUBLIC WORKS NOTES

- 1) Continued winter maintenance on drainage systems.
- 2) Installed more Neighborhood Crime Watch signs.
- 3) Answered several requests to repair potholes.
- 4) Had Charleston County Transportation Development engineer evaluate Taliaferro Avenue. He reported severe unravelling of the pavement due to water intrusion during October 2015 rain event. Taliaferro is now on the 2017 resurfacing schedule.
- 5) Held quarterly James Island Stormwater Managers meeting with engineers from Charleston County, City of Charleston and SCDOT. Discussed various multi-jurisdictional drainage system issues on James Island.
- 6) Construction started on the Camp-Dills Bluff sidewalk project.
- 7) Continued to perform Stormwater Plan Reviews.
- 8) Answered various requests for service.

## Emergency Management Update:

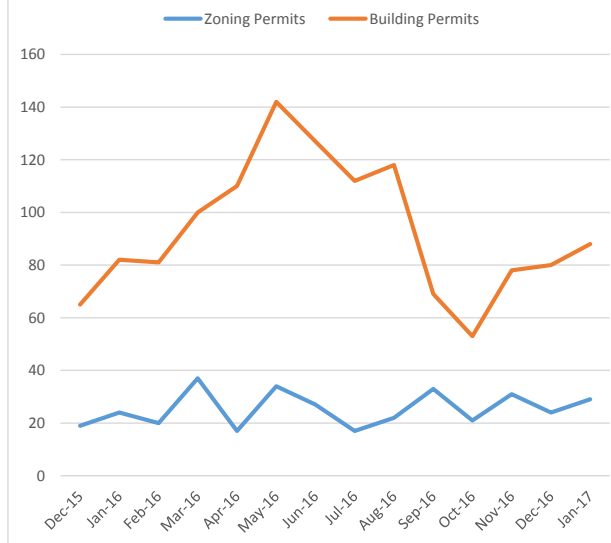
Staff held a Hot Wash of Hurricane Matthew and Training w/ Scott Cave focused on Recovery Tested the Town HAM Radio base station. Held a CPR/AED Class for staff and the community.

## Island Sheriff's Patrol

Total Stops:	464	Written Warnings :	450
Total hours:	442.5	Calls for Service:	37
Tickets:	41	Field Interviews:	18
		Arrests:	26

\*A decrease in vehicle break-ins and burglaries as we have moved some shifts and worked some areas real hard. It resulted in the most arrests we have seen in one month since this program started back on November 5th, 2012.

## PERMITS - 13 MONTH HISTORY



## Town of James Island Stone Post Drainage Easement Scope and Fee

Michael Baker International proposes to provide right of way acquisition services to include title research by a SC Attorney, Appraisals for each parcel, right of way staking, and negotiations with the affected landowners to attempt to secure the necessary right of way gratis.

Once title work has been completed, the acquisition agent will meet with each affected landowner and discuss the project and the proposed improvements. We will then turn over that information to the appraiser to prepare a report of the value of the easement. The appraisal will be reviewed internally and once accepted will be submitted to the Town for approval of the offer of just compensation. Upon approval by the Town offers to the landowners will be made and attempts to secure the easement. Recording of all secured easements will occur upon payment of the agreed compensation. Should we be unsuccessful we would notify the Town to determine if you wish to proceed to condemn the proposed easement and if approved we would draft the proposed condemnation documents for submission to your attorney.

Assumption: All CAD files will be supplied for our use in staking the proposed easement.

Based on the scope of services to be provided, the fee for this service are as follows:

Negotiations	\$3,100 per parcel
Appraisal Fee	\$1,000 per parcel
Title abstract and update	\$525 per parcel (\$400 Initial and \$125 Update)
Staking fee	\$300 per tract
Total per parcel price	\$4,925

It is estimated at this time that there are 6 properties (TMS# 428-02-00-011, 428-02-00-012, 428-02-00-031, 428-02-00-032, 428-02-00-035, and 428-02-00-036) which will require an easement which results in a not to exceed value of \$29,550.00

# PRIMACQ — GROUP —

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## SCOPE OF SERVICES DILL'S BLUFF ROAD – TOWN OF JAMES ISLAND

Primacq Group, Inc. shall perform title searches for properties which must be acquired to construct the project and provide to the Town of James Island a Preliminary and Final Certificate of Title signed by a licensed South Carolina attorney.

Primacq Group, Inc. shall provide preliminary title abstracts prior to property being appraised, as required.

Primacq Group, Inc. shall establish specific milestones dates for project and their staff to perform the work.

The Town of James Island shall develop exhibits in accordance with the Department's current Instructional Guide for Preparing Rights of Way Exhibits.

Primacq Group, Inc. will provide a toll-free telephone number for affected property owners/displaced persons to contact.

Primacq Group, Inc. will maintain an office located within the State of South Carolina.

Primacq Group, Inc. shall provide an appraisal, obtain appraisal reviews, and recommend just compensation for each tract in accordance with the Department's Appraisal Manual, as required.

[http://www.scdot.org/doing/publications\\_RightOfWay.aspx](http://www.scdot.org/doing/publications_RightOfWay.aspx)

Primacq Group, Inc. shall only use approved appraisers from the following Approved Appraiser List and Approved Review Appraisers List:

[http://www.scdot.org/doing/publications\\_RightOfWay.aspx](http://www.scdot.org/doing/publications_RightOfWay.aspx)

Primacq Group, Inc. shall establish and maintain quality control and assurance procedures for the entire right of way acquisition process.

Primacq Group, Inc. shall make all records dealing with property acquisition, relocation, and all other costs available for audit by the Town of James Island, upon written request.

Primacq Group, Inc. shall acquire the right of way necessary to construct the project in the name of the Town of James Island and in accordance with all State and Federal law and regulations.

Primacq Group, Inc. shall make administrative adjustments in accordance to the Department's current Right of Way Manual, per the direction and approval of the Town of James Island Administrator.

Primacq Group, Inc. shall comply with the condemnation procedure by way of trial after rejection of the amount tendered per Section 28-2-240 of the

[http://www.scdot.org/doing/publications\\_RightOfWay.aspx](http://www.scdot.org/doing/publications_RightOfWay.aspx)

Primacq Group, Inc. shall prepare and submit condemnation documents per the Eminent Domain Procedure Act Sections 28-2-10 et. seq., South Carolina Code of Laws (1976) as amended.

Primacq Group, Inc. and sub-contractors shall provide court testimony in the event of condemnation.

# PRIMACQ — GROUP —

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Primacq Group, Inc. shall provide one (1) original condemnation pleadings package in accordance with the Right of Way Acquisition Manual for each condemned tract.

[http://www.scdot.org/doing/publications\\_RightOfWay.aspx](http://www.scdot.org/doing/publications_RightOfWay.aspx)

Primacq Group, Inc. shall retain all records dealing with property acquisition, relocation, and all other supporting documentation pertaining to this project for three (3) years after completion and acceptance of the project.

Primacq Group, Inc. shall process all corrections and request for additional information within 10 business days upon written request, unless otherwise specified.

Primacq Group, Inc. shall prepare all Requests for Payment Forms for all tracts, for payment to Landowners of property acquired through Title and/or Easement to Real Estate or Condemnation.

Primacq Group, Inc. and all of its agents are familiar with the Federal Legislation Clauses. All clauses may be viewed at <http://www.fhwa.dot.gov/resources/legsregs/>

# PRIMACQ — GROUP —

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## FEE SCHEDULE DILL'S BLUFF – TOWN OF JAMES ISLAND

Acquisition Services: \$2,225.00/tract

*\*Acquisition services include the acquisition of the required tracts in accordance with all state and federal guidelines and includes the charge for the title search and any required updates to the title search.*

**TOTAL AMOUNT PER TRACT IF ACQUIRED GRATIS: \$2,225.00**

Appraisals: \$2,000.00/tract, as required

Reviews: \$ 750.00/tract, as required

Exhibits: To be provided by the Town of James Island

**TOTAL AMOUNT PER TRACT IF APPRIASAL IS REQUIRED: \$4,975.00**

STATE OF SOUTH CAROLINA   )  
   )  
COUNTY OF CHARLESTON       )

**MEMORANDUM OF UNDERSTANDING**

THIS Memorandum of Understanding is entered into this \_\_\_\_ day of February 2017 by and between the City of Charleston (the "City"), and the Town of James Island (the "Town").

WHEREAS, the City provides recreation services to its residents and the community at the James Island Recreation Complex ("Complex"), located at 1088 Quail Drive, Charleston, South Carolina; and

WHEREAS, the Town offers residents public recreation areas and participates in the Youth Sports Program managed by the City in partnership with the City's Department of Recreation; and

WHEREAS, the Town and the City desire to further their relationship by entering into a pilot project to open the Complex on Sundays for certain hours to allow Town residents and others to use the gymnasium for one year;

WHEREAS, the parties desire to agree on the terms by which the Complex will be open for use by Town residents and the community.

NOW THEREFORE, for and in consideration of the sum of One and 00/100 (\$1.00) Dollars and other valuable consideration, the receipt and sufficiency of which are herein acknowledged, the parties agree as follows:

1. The City agrees to open the Complex on Sunday afternoons from 1pm – 5 pm for use of the gymnasium by the community.
2. The Town agrees to pay an amount equal to 50% of the City's cost to operate the Complex or an amount up to \$15,000, whichever is less.
3. The City shall be solely responsible for operating the Complex on Sunday afternoons in the same manner as the normal course of business. This includes paying utilities, cleaning, repairs, maintenance and other associated costs necessary to operate the Complex. Decisions regarding operations and maintenance shall be in the sole discretion of the City.
4. The term of this Agreement shall commence on February 14, 2017 and shall terminate on December 31, 2017 (Initial Term), provided the parties



may extend this Agreement for up to three (3) additional one (1) year periods upon the execution of an extension letter signed by each party no later than thirty (30) days prior to the expiration of the then current term of this Agreement. The parties shall renegotiate the Town's contribution toward the City's operating costs each year following the Initial Term.

5. The parties agree that the City will have the right to collect any fees normally required to be paid by the Town of James Island residents in connection with activities at the Complex, in addition to the costs referred to in Paragraph 2 above.

6. The City will submit an invoice to the Town for its share of the costs referred to in Paragraph 2 above on a quarterly basis and payment shall be made within 30 days after receipt. Payment shall be sent to the City in care of Accounts Payable, P.O. Box 853, Charleston, SC 29402 and whose physical address is 116 Meeting Street, Charleston, SC 29401.

7. Either party has the right to terminate this Agreement, with sixty (60) days advance written notice to the non-terminating party.

8. All notices or other communications required or permitted under this Memorandum of Understanding shall be in writing directed to a party at its address as set forth below. All notices shall be effective and deemed delivered upon receipt when sent via facsimile or express mail service, and three days after mailing when mailed postage prepaid by United States registered or certified mail, return receipt requested.

To the City:

Mayor John J. Tecklenburg  
City of Charleston  
P.O. Box 304  
Charleston, SC 29402-0304

With a copy to

Office of Corporation Counsel  
City of Charleston  
P.O. Box 304  
Charleston, SC 29402-0304

Laurie Yarbrough  
Director of the Department of Recreation  
823 Meeting Street  
Charleston, SC 29403

To the Town of James Island:

Ashley Kellehan  
Town Administrator  
1238-B Camp Road  
James Island, SC 29412

9. The parties shall not in any way or for any purpose be deemed to be or become partners, joint venturers, agents, employees or employers with respect to each other by virtue of this Memorandum of Understanding or for purposes hereof.

10. This Memorandum of Understanding constitutes the entire agreement among the parties pertaining to the subject matter hereof and supersedes all prior and contemporaneous agreements and understandings of the parties in connection herewith. No interpretation, modification, termination or waiver of any provision of or default pursuant to this Memorandum of Understanding shall be binding upon a party unless in writing and signed by the party against whom enforcement is sought.

11. No failure or delay in exercising any right, power or remedy hereunder shall constitute a waiver, forfeiture or other impairment of such right, power or remedy.

12. The invalidity, illegality or unenforceability of any provision hereof shall not render invalid, illegal or unenforceable any other provision hereof.

13. This Memorandum of Understanding shall inure to the benefit of, and be binding upon, the parties hereto, and their heirs, successors and permitted assigns.

IN WITNESS WHEREOF, the parties hereto, by their authorized representatives, have signed, sealed and delivered this Agreement in Charleston, South Carolina.

WITNESS:

CITY OF CHARLESTON

\_\_\_\_\_

By: \_\_\_\_\_

Its: \_\_\_\_\_

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

WITNESS:

\_\_\_\_\_

TOWN OF JAMES ISLAND

By: \_\_\_\_\_

Its: \_\_\_\_\_

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

Town of James Island  
A Proclamation to Honor Community Heroes

**WHEREAS**, the Town of James Island is a municipality dedicated to the beautification and preservation of our island’s environment; and

**WHEREAS**, James Island Pride is a citizens’ committee sponsored by the Town of James Island that serves all citizens of James Island; and

**WHEREAS**, James Island Pride makes special effort to recognize individuals who demonstrate evidence of exceptional volunteer activity in the areas of leadership, community service and in mobilizing the generations by contributing to youth and adults working together in partnership within our community,

**NOW, THEREFORE**, be it proclaimed that the Town Council of the Town of James Island, South Carolina does hereby recognize the following recipients of the 2016 Community Hero Award:

William G. “Cubby” Wilder  
Cal Worthington  
Nikolai Skover

Enacted this the 16th day of February, 2017.

\_\_\_\_\_  
Bill Woolsey, Mayor

\_\_\_\_\_  
Leonard Blank, Mayor Pro Tem

\_\_\_\_\_  
Darren “Troy” Mullinax, Councilman

\_\_\_\_\_  
Garrett Milliken, Councilman

\_\_\_\_\_  
Joshua Stokes, Councilman

ATTEST

Frances Simmons, Town Clerk \_\_\_\_\_



RESOLUTION HONORING ISLAND SHERIFFS' PATROL (ISP) OFFICER OF THE YEAR,  
2016

DEPUTY STANLEY SINGER

WHEREAS, the Town of James Island promotes the protection, safety, and welfare of its citizens by utilizing the services of the Island Sheriffs' Patrol; and

WHEREAS, Deputy Singer was voted upon by his peers for this outstanding achievement. During 2016, Deputy Singer displayed extremely productivity and dependability. Deputy Singer exudes honor, hard work and integrity. His stats further add to his achievement for this recognition. 592 hours worked, 1093 vehicle stops; 51 tickets written; 1063 warnings, 15 arrests; and 159 calls.

NOW, THEREFORE, BE IT RESOLVED that the Town of James Island Council does hereby recognize Deputy Stanley Singer as the 2016 Island Sheriffs' Patrol Officer of the Year.

Enacted this 16<sup>th</sup> day of February, 2017

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Bill Woolsey  
Mayor

ATTEST

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Frances Simmons  
Town Clerk

RESOLUTION #2017-03

A RESOLUTION TO REQUEST LOWER DENSITY AND SCALE OF NEW  
DEVELOPMENT ON CENTRAL PARK ROAD

WHEREAS, traffic and population density in the vicinity of Central Park Road and Folly Road is already heavy; and

WHEREAS, a 138 unit, four story apartment complex, along with 207 parking spaces, is planned at the current location of the Carmike Cinema;

NOW, THEREFORE, BE IT RESOLVED, that the Town of James Island respectfully request that all parties involved consider scaling down this intrusive project by reducing the amount of units, lowering the buildings closest to Central Park Road and Up on the Hill Road to two stories and create at least a 20 foot buffer around the development in order to allow it to blend better with the existing, established neighborhood.

Enacted this 16<sup>th</sup> day of February, 2017

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Bill Woolsey  
Mayor

ATTEST

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Frances Simmons  
Town Clerk

**ORDINANCE 2017-01**

**AN ORDINANCE AMENDING THE TOWN OF JAMES ISLAND ZONING AND LAND DEVELOPMENT REGULATIONS ORDINANCE, NUMBER 2013-07: SECTION 153.341 (A) (3) (A) PROHIBITED SIGNS #13; SECTION 153.093 (F) (5) (A) FOLLY ROAD CORRIDOR OVERLAY DISTRICT SIGNS; AND SECTION 153.341 (B) (1) STANDING SIGNS**

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 Sections 153.341 and 153.093, as set forth herein; and

WHEREAS, upon receipt of the recommendations 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 Sections 153.341 and 153.093, 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 16<sup>th</sup> day of February, 2017.



TOWN OF JAMES ISLAND COUNCIL

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

ATTEST:

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

Public Hearing: January 19, 2017  
First Reading: January 19, 2017  
Second Reading: February 16, 2017

## Exhibit "A"

*Planning Commission Recommendation on December 8, 2016: APPROVED (Vote: 5-0)*

### § 153.341 SIGNS.

(A) *General provisions*

(3) *Prohibited signs.*

(a) Except as otherwise permitted by this chapter, the following signs will be prohibited:

1. Flashing signs;
2. Pennants, streamers, and other animated signs;
3. Signs imitating traffic devices (signal);
4. Signs imitating traffic signs;
5. Signs in marshes;
6. Signs in rights-of-way;
7. Snipe signs;
8. Vehicle signs;
9. Roof signs;
10. Banners (except when permitted per division (E) below);
11. Flutter feather banner flags; ~~and~~
12. LED message boards
13. ***Inflatables used for advertisement purposes***

(b) Note: Campaign signs are not considered snipe signs and are not regulated by this chapter provided they are located outside any right-of-way. However, all campaign signs must be removed within 15 days after the election.

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

\*\* To view all of §153.341, please visit [www.amlegal.com/codes/client/james-island\\_sc/](http://www.amlegal.com/codes/client/james-island_sc/)

Planning Commission Recommendation on December 8, 2016: APPROVED (Vote: 5-0)

**§ 153.093 FRC-O, FOLLY ROAD CORRIDOR OVERLAY DISTRICT.**

(F) *Development standards and requirements (all areas).* The following development standards and requirements apply to all parcels within the Folly Road Corridor Overlay District in addition to the requirements described in each of the five areas. All non-single-family detached development applications shall, at the time application is made, provide proof that the following requirements will be met:

(5) *Signs.* In addition to the requirements in § [153.341](#), all free-standing signs shall meet the following requirements:

- (a) ~~All signs shall be monument style;~~
- (b) Maximum six-foot height and 40 square feet in the North/South Village, Neighborhood Preservation, and Conservation Areas;
- (c) Maximum eight-foot height and 50 square feet in the Commercial Core Area;
- (d) Shared shopping center signs shall be allowed with a maximum ten-foot height and 100 square feet;
- (e) Internal illumination shall be allowed for all areas except the Neighborhood Preservation and Conservation Areas which shall utilize external illumination;
- (f) Electronic message board signs shall be prohibited; and
- (g) All legal nonconforming signs located in the Folly Road Corridor Overlay Zoning District shall remain legal nonconforming until removed or replaced.

**§ 153.341 SIGNS.**

(B) *Standing signs.*

- (1) ~~All signs shall be monument style.~~
- (2) A maximum of one reader board shall be allowed per zoning lot for single or multitenant structures containing office, commercial, or industrial uses if attached to permanent, freestanding signs. The area of the reader board shall be included in the site's total sign area allowance.
- (3) Maximum six-foot height and 40 square feet in OR, CN, and CT Zoning Districts.
- (4) Maximum eight-foot height and 50 square feet in the CC Zoning District.

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

\*\* To view all of §153.093 and/or §153.341, please visit the James Island, SC Code of Ordinances at [www.amlegal.com/codes/client/james-island\\_sc/](http://www.amlegal.com/codes/client/james-island_sc/)

**ORDINANCE 2017-02**

**AN ORDINANCE AMENDING THE TOWN OF JAMES ISLAND ZONING AND LAND DEVELOPMENT REGULATIONS ORDINANCE, NUMBER 2013-07: USE TABLE 153.110 (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 Use Table 153.110, as set forth herein; and

WHEREAS, upon receipt of the recommendations 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 Use Table 153.110, and is 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 16<sup>th</sup> day of February, 2017.

TOWN OF JAMES ISLAND COUNCIL

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

ATTEST:

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

Public Hearing:      January 19, 2017  
First Reading:      January 19, 2017  
Second Reading:    February 16, 2017

**Planning Commission Recommendation on December 8, 2016: APPROVED (Vote: 5-0)**

\*Proposed changes are indicated by bold font

\*\*Categories in which changes are proposed are indicated by font

Table 153.110	Zoning Districts										Condition		
	NRM-25	AG-5	AGR	RSL	RSM	MHS	OR	OG	CN	CC		I	
<b>FINANCIAL SERVICES</b>													
Banks								C	C	C	A	A	\$ 153.153
Financial services, including loan or lending services, savings and loan institutions, or stock and bond brokers								C	C	C	A	A	\$ 153.153
<b>FOOD SERVICES AND DRINKING PLACES</b>													
Bar or lounge (alcoholic beverages), including taverns, cocktail lounges, or member exclusive bars or lounges										S	S	S	
Catering service	S	S	S	S	S	S	S	C	C	A	A	A	\$ 153.154
Restaurants, five-food, including, but not limited to alcoholic beverages, bars										<del>S</del>	<del>S</del>	<del>C</del>	\$ 153.135
Restaurant, general, including cafeterias, diners, delicatessens, or full-service restaurants								C	C	C	C	C	\$ 153.135
Sexually oriented business												C	\$ 153.138
<b>INFORMATION INDUSTRIES</b>													
Communication services, including radio or television broadcasting studios, news syndicates, film or sound recording studios, telecommunication service centers, or telegraph service offices										S	A	A	
Communications towers	C	C							C	C	C	C	\$ 153.125
Data processing services									A	A	A	A	
Publishing industries, including newspaper, periodical, book, database, or software publishers								S	A	A	A	A	

**Planning Commission Recommendation on December 8, 2016: APPROVED (Vote: 5-0)**

\*Proposed changes are indicated by bold font

\*\*Categories in which changes are proposed are indicated by font

Table 153.110	Zoning Districts										Condition	
	NRM-25	AG-5	AGR	RSL	RSM	MHS	OR	OG	CN	CC		I
Outdoor power equipment stores									C	A		§ 153.162
Paint, varnish, or wallpaper stores									C	A		§ 153.162
Food sales, including grocery stores, meat markets or butchers, retail bakeries, or candy shops									C	A		§ 153.163
Liquor, beer, or wine sales									S	S		
Nonstore retailers										A	A	
Direct selling establishments										A	A	
Electronic shopping or mail-order houses										A	A	
Fuel (except liquefied petroleum gas) dealers, including heating oil dealers											A	
Liquefied petroleum gas (bottled gas) dealers										A	A	§ 153.161
Vending machine operators										A	A	
Retail sales or services, general									C	A		§ 153.164
Art, hobby, musical instrument, toy, sporting goods, or related products store									C	A		§ 153.164
Clothing, piece goods, shoes, jewelry, luggage, leather goods, or related products store									C	A		§ 153.164
DRUG STORES OR PHARMACIES									S	-A	<b>S</b>	
Drug stores or pharmacies									C	A		§ 153.164
Duplicating or quick printing services								C	C	A	A	§ 153.164
Electronics, appliance, or related products store									C	A		§ 153.164



**Planning Commission Recommendation on December 8, 2016: APPROVED (Vote: 5-0)**

\*Proposed changes are indicated by bold font

\*\*Categories in which changes are proposed are indicated by font

Table 153.110	Zoning Districts											Condition
	NRM-25	AG-5	AGR	RSL	RSM	MHS	OR	OG	CN	CC	I	
Florist									C	A		\$ 153.164
Furniture, cabinet, home furnishings, or related products store									C	A		\$ 153.164
Pawn shop										A	A	\$ 153.164
Private postal or mailing service								C	C	A	A	\$ 153.164
Tobacconist									C	A		\$ 153.164
Warehouse clubs or superstores										A	A	
Service stations, gasoline, utility, or outdoor equipment stores									<del>C</del> <b>S</b>	<del>A</del> <b>S</b>	A	\$ 153.165
Truck stop										S	A	
Vehicle parts, accessories, or tire stores										A	A	
Vehicle sales (new or used)										A	A	
Automobile, or light or medium duty truck dealers										A	A	
Heavy duty truck or commercial vehicle dealers										A	A	
Manufactured (mobile) home dealers										A	A	
Motorcycle, watercraft, or recreational vehicle dealers										A	A	
<b>RETAIL OR PERSONAL SERVICES</b>												
Consumer convenience service									A	A		\$ 153.166
Automated bank/teller machines								C	C	A		\$ 153.166
Drycleaners or coin-operated laundries									C	A		\$ 153.166

ORDINANCE 2017-03

AN ORDINANCE REZONING REAL PROPERTIES LOCATED AT 1122 DILLS BLUFF ROAD (TMS# 428-03-00-055); 1126 DILLS BLUFF ROAD (TMS# 428-03-00-054); AND 1109B CAMP ROAD, LOT 4 (428-03-00-117) FROM LOW-DENSITY SUBURBAN RESIDENTIAL (RSL) ZONING DISTRICT TO RESIDENTIAL OFFICE (OR) ZONING DISTRICT.

WHEREAS, properties located at 1122 Dills Bluff Road, identified as Tax Map Parcel Number 428-03-00-055; 1126 Dills Bluff Road, identified as Tax Map Parcel Number 428-03-00-054; and 1109B Camp Road, identified as Tax Map Parcel Number 428-03-00-117 and referenced as Lot 4 on the attached exhibit are currently zoned Low-Density Suburban Residential (RSL) Zoning District; and

WHEREAS, the applicant requests the parcel be zoned to Residential Office Zoning District (OR) to allow for the use of the property for a government office for the Town of James Island; and

WHEREAS, the applicant has submitted a complete application for Zoning Map Amendments (rezoning) pursuant to Section 153.043 of the Town of James Island Zoning and Land Development Regulations Ordinance (ZLDR); and

WHEREAS, the Town of James Island Planning Commission has reviewed the proposed Zoning Map Amendment and adopted a resolution, by majority vote of the entire membership, and recommended that the Town of James Island Council (Town Council) approve the proposed Zoning Map Amendment based on the Approval Criteria of Section 153.043 F of the ZLDR; and

WHEREAS, upon receipt of the recommendation of the Planning Commission, Town Council held at least one public hearing and after close of the public hearing, Town Council approved the proposed Zoning Map Amendment based on the Approval Criteria of Section 153.043 F of Section 153.043 of the ZLDR; and

WHEREAS, Town Council has determined the Zoning Map Amendment meets the following criteria;

- A. The proposed amendment is consistent with the Comprehensive Plan and the stated purposes of the Ordinance;
- B. The proposed amendment will allow development that is compatible with existing uses and zoning of nearby property;
- C. The Town and other service providers will be able to provide adequate water and sewer supply, storm water facilities, waste disposal and other public facilities and services to the subject property, while maintaining adequate levels of service to existing development;
- D. The applicant provides documentation that the proposed amendment will not result in significant adverse impacts on other property in the vicinity of the subject tracts or on the environment, including air, water, noise, storm water management, traffic congestion, wildlife and natural resources; and

- E. The subject properties are suitable for the proposed zoning classification considering such things as parcel size, parcel configuration, road access and the presence of natural resources and amenities.

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

SECTION 1. FINDINGS INCORPORATED

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

SECTION II. REZONING OF PROPERTIES

- A. Town of James Island Council rezones the properties located at 1122 Dills Bluff Road, identified as Tax Map Parcel Number 428-03-00-055; 1126 Dills Bluff Road, identified as Tax Map Parcel Number 428-03-00-054; and 1109B Camp Road, identified as Tax Map Parcel Number 428-03-00-117, and referenced as Lot 4 on the attached Exhibit, from Low-Density Suburban Residential (RSL) Zoning District to the Residential Office (OR) Zoning District; and
- B. Any and all development of the subject parcels must comply with the ZLDR and any and all other applicable ordinances, rules, regulations, and laws; and
- C. The Zoning Map for Tax Map Parcel Numbers: 428-03-00-055; 428-03-00-054; and 428-03-00-117, referenced as Lot 4 on the attached Exhibit, are amended to Residential Office (OR) in accordance with Section 153.043 H of Section 153.043 of the ZLDR.
- D. See Attached Re-Zoning Exhibit by ADC Engineering Specialists.

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 upon approval of Town Council following second reading

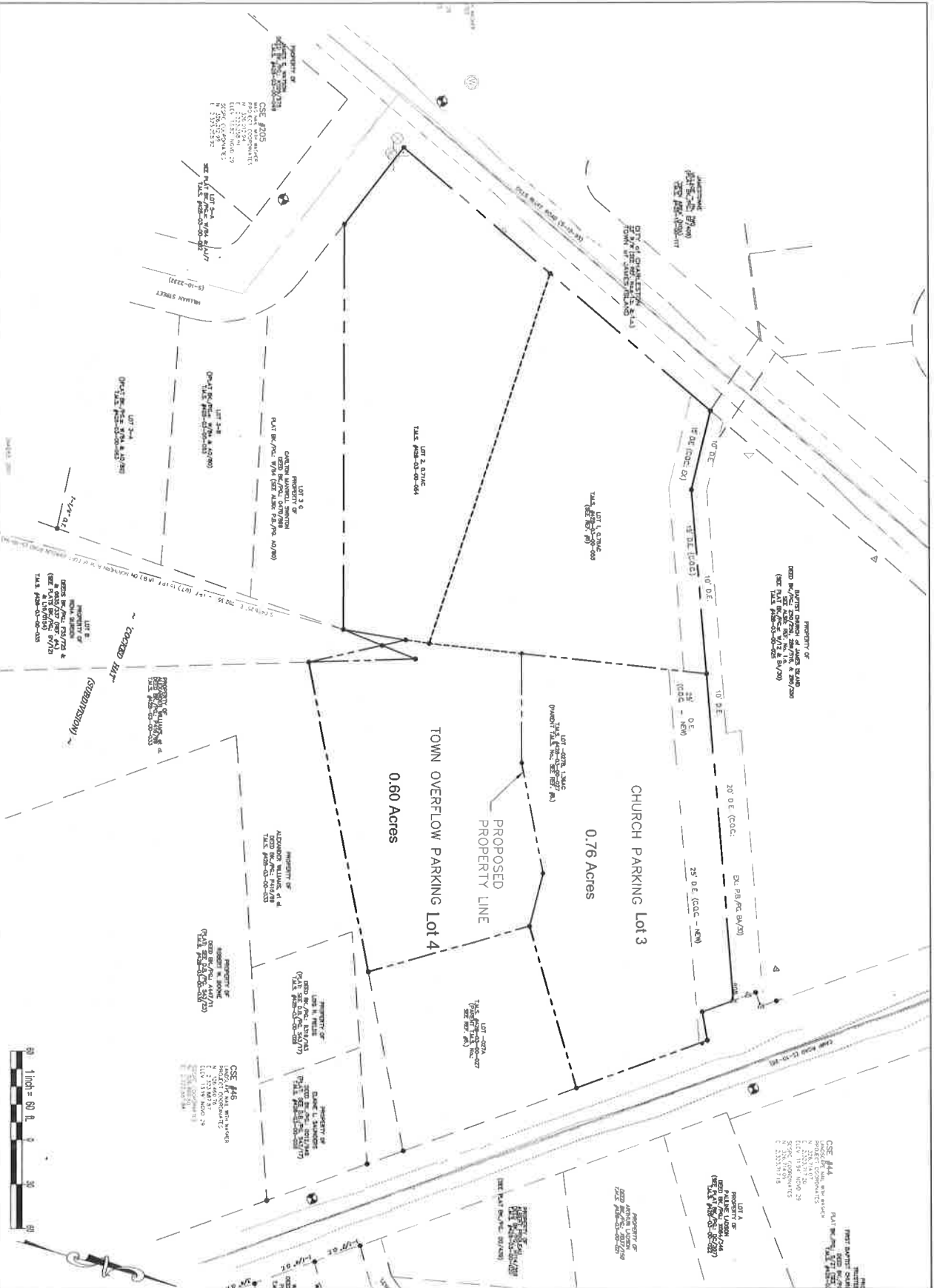
ADOPTED AND APPROVED in meeting duly assembled this 16<sup>th</sup> day of February, 2017.

ATTEST

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

\_\_\_\_\_  
Frances Simmons, Town Clerk

Public Hearing: January 19, 2017  
First Reading: January 19, 2017  
Second Reading: February 16, 2017



Town of James Island  
 James Island, South Carolina

**NEW JAMES ISLAND TOWN HALL**

JAMES ISLAND  
 SOUTH CAROLINA

**ADC**  
**ENGINEERING SPECIALISTS**  
 1224 GUNNER HILL ROAD  
 CHARLOTTE, NC 28203  
 PHONE: 704.366.1234  
 FAX: 704.366.1235  
 WWW.ADC-ENGINEERS.COM

PROJECT: NEW JAMES ISLAND TOWN HALL  
 DRAWING: SITE PLAN  
 DATE: 08/15/2011  
 BY: J. W. WILSON

RE-ZONING EXHIBIT

**EX-03**