

The Town of James Island held its regularly scheduled meeting at 7:00 p.m. at the Town Hall, 1122 Dills Bluff Rd., James Island, SC Thursday, February 18, 2021 by Zoom. Councilmembers present: Boles, Mignano, Milliken, Mullinax, and Mayor Woolsey presided. Also, Town Administrator, Ashley Kellahan, Town Attorney, Bonum S. Wilson, Finance Director, Merrell Roe, Public Works Director, Mark Johnson, Island Sheriff's Patrol Sgt. Shawn James and Deputy Chris King, Building Inspector, John Porcelli, and Town Clerk, Frances Simmons. A quorum was present to conduct business. This meeting was held in compliance with the Freedom of Information Act and the requirements of the Town of James Island. Information was provided to the public for participation in this meeting.

Public Comment: No member of the public signed up or requested to speak.

Consent Agenda:

Minutes: January 21, 2021 Regular Town Council Meeting: Motion to approve was made by Councilman Milliken, seconded by Councilman Boles.

Vote

Councilman Boles	Yes
Councilwoman Mignano	Yes
Councilman Milliken	Yes
Councilman Mullinax	Yes
Mayor Woolsey	Yes

Unanimous

Information Reports:

Finance Report: Finance Director, Merrell Roe, gave an overview of the written report and highlighted revenues and expenditures for the month. She noted a correction under Rethink Folly Phase 1-III Staff Cost Sharing should be \$5,900.

Administrator's Report: Town Administrator, Ashley Kellahan, gave an overview of the Administrator's report. She noted that the Town now has a 501-C3, the James Island Foundation, that one of our grant consultants steered us through to establish a funding mechanism for more grant opportunities. Mrs. Kellahan said one of the grants discussed in December, that we were hopeful for, was with Regions Bank but the schools on James Island did not meet some of the needs assessment thresholds. The Town is continuing to look for opportunities, including one with Blue Cross/Blue Shield. A correction was made that the Budget Workshop will be held at 7:00 p.m. on Thursday, March 4. Councilman Milliken said the 501-C3 is an excellent idea and asked who would serve on the Board. Mrs. Kellahan replied that she, the Mayor, and the Town Clerk, but that could change since the paperwork for the IRS has not been submitted and the Bylaws and Rules of Procedure needs to be done. Councilman Milliken recommended the Finance Director be included because it is worthwhile to have someone keep track of finances.

Public Works Report: Public Works Director, Mark Johnson gave an overview of the Public Works report.

Island Sheriff's Patrol Report: Sgt. James gave an update on the night shift deputies. He said having the change in hours has had a huge curb in deterring crime and good feedback is being received from the citizens. Sgt. James gave the crime report that included vehicle break-ins.

Mayor Woolsey asked Council, if there were no objections, to bring forward the Resolution honoring the Island Sheriff's Patrol Officer of the Year and it was granted.

Resolution #2021-04: Island Sheriff's Patrol Officer of the Year: Mayor Woolsey read a Resolution honoring Deputy Jacob Brueckner into the record (attached). Motion in favor by Councilman Milliken, seconded by Councilwoman Mignano. Passed unanimously. Mayor Woolsey complimented Deputy Brueckner and displayed the plaque for his service as the 2020 Island Sheriff's Patrol Officer of the Year. Sgt. James also congratulated Deputy Brueckner stating that he is as solid as they come, good in the community, and is considered the go-to guy by his peers. Deputy Brueckner recently solved a stalking case

Requests for Approval:

Drainage Easement Exhibit Work for Oceanview Phase II: Mrs. Kellahan presented the request and explained there was a lack of coordination between our engineers, (Thomas & Hutton) and the right-of-way acquisition consultant, (Michael Baker), that additional easement exhibit work needed to be done before Baker can do the right-of-way acquisition with the drainage easements. Seven (7) exhibits are required and the cost for this additional work is \$6,300. Motion in favor by Councilman Boles, second by Councilman Mullinax. No discussion.

Vote:

Councilman Boles	Yes
Councilwoman Mignano	Yes
Councilman Milliken	Yes
Councilman Mullinax	Yes
Mayor Woolsey	Yes

Unanimous

History Exhibit Plan Proposal: Mrs. Kellahan said that we do not have exhibits for the Arts and Cultural Center. A call was put out to the community for some collections (that was probably not the best way to go) because we did not have a plan in place to be a curator of the items. A plan is needed moving forward because we are getting close to opening the Center. She said Brockington (the local company that did our History Booklets) is willing to do a temporary exhibit while the permanent exhibits are being developed and work is done with the stakeholders to flesh out the story that we want to tell. Brockington may also have artifacts they would be willing to work into the exhibit. Mrs. Kellahan requested Council approval for Brockington (HW Exhibits) to develop a concept for a temporary exhibit for the James Island Arts and Cultural Center history gallery while the permanent exhibit is being designed and fabricated. Brockington will use the designs and content presented in the James Island History Booklet as the basis for the exhibit at the cost of \$14,000. She said funding would come from the Hospitality Tax budget. Motion in favor by Councilman Mullinax, second by Councilman Milliken.

Councilwoman Mignano asked about the Town reaching out to the community but did not have a lot of input and Mrs. Kellahan explained that the Town made requests for items in the last newsletter and did not get a lot of feedback. She said one resident has a collection of items but is not in a position to donate them until he knows how it would be secured before lending it to us. Councilwoman Mignano asked how the items would be secured and Mrs. Kellahan said the Town has insurance and coverage would be based on the cash value of the art. This information has been communicated to the artist who would be lending their

material to us. Brockington will be guiding us through a process of the story we are going to tell and how to go about being a curator; knowing specific things to ask once a conceptual plan is in place. Councilwoman Mignano said that sounded good to her.

Councilman Milliken said he liked the idea of a temporary exhibit space and think it should be something we should carry forward. He said the display could be refreshed every now and again for new material and people that come back would notice new things. Councilman Milliken said his comment would be to keep some of the temporary exhibit space for revolving exhibits. Mrs. Kellahan noted that Brockington did talk about revolving exhibits and it could be opened up to other museums with different collections that we could borrow. This is something that could be worked into the plan. Councilman Milliken said we have a number of great local resources, such as the Avery Research Center that may have items they are willing to lend out. He said there are a lot of possibilities on the island and want to make sure the firm is aware of those possibilities so they can reach out to them as well. He said there are historians working at those locations and it would be good to get their input as well.

Mayor Woolsey said those are great ideas that will be sent forward, but he believes this group should be understood as an important stakeholder as the History Council. He expects that this group will come up with ideas and input from Council as we move forward. He said having rotating exhibits sounded like a great idea and he is sure that we will do that. In the summer when the Center opens and it is gradually improved, his impression is that some James Islanders may have artifacts, furniture, and photographs, they may share and would be more likely to do so once they come to our museum and see something nice.

Councilman Boles asked the timeline to get this done. Mrs. Kellahan said it would probably be this summer. We already have the verbiage and the pictures to get the temporary exhibits, so we have somethings ready for the opening. She noted that furniture was delivered today. Mrs. Kellahan said in the next few weeks we will advertise the position for someone to manage and coordinate the space, so that someone is in place when we open. Councilman Boles asked if we are paying for the planning and not moving furniture and Mrs. Kellahan said that is correct but they will give us guidance on the furniture pieces.

Vote

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Councilwoman Mignano	Yes
Councilman Milliken	Yes
Councilman Mullinax	Yes
Mayor Woolsey	Yes

Unanimous

Demolition of Dilapidated Structure: Mrs. Kellahan presented a request for the demolition of an unsafe structure at 1264 Fort Johnson Road. She informed Council that Building Inspector, John Porcelli is present to answer questions. Mrs. Kellahan stated that Mr. Porcelli has been working on this structure for some time with Mr. Wilson, the Town Attorney. After numerous certified letters were mailed to the family to make repairs or to demolish the structure and it was not done, Mr. Porcelli solicited estimates to demolish the stucture and recommends Waste Services, LLC for \$9,950. Motion in favor by Councilman Milliken, seconded by Councilwoman Mignano.

Councilwoman Mignano asked if the property behind the structure is inhabited and Mr. Porcelli said yes. Councilwoman Mignano asked if we could do harm to that property when the dilapidated structure is taken down. Mr. Porcelli said he will be meeting with the contractors at the site to discuss how the demolition would be done to make sure no damage is done to the other structure.

Councilman Milliken said there are a couple of grand trees that are close to Ft. Johnson Rd and to the property. He asked if there is an effort to protect those trees. Mr. Porcelli said that is a part of the proposal from the contractor and tree barricades would be installed. Councilwoman Mignano noted that since the building is so close to the road, would the demolition equipment be placed on Ft. Johnson for access and would the traffic on Ft. Johnson Rd. be impacted. Mr. Porcelli said he believed there would be enough room so that traffic is not impacted but these concerns will be addressed with the contractor.

Vote

Councilman Boles	Yes
Councilwoman Mignano	Yes
Councilman Milliken	Yes
Councilman Mullinax	Yes
Mayor Woolsey	Yes

Unanimous

Generator 5-Year Maintenance Agreement: Public Works Director, Mark Johnson presented for approval a five year maintenance agreement for the Town's generator. Mr. Johnson recommended the agreement through Cummings, the company that we purchased the generator from for \$9,745. Motion in favor by Councilman Milliken, seconded by Councilman Mullinax.

Vote

Councilman Boles	Yes
Councilwoman Mignano	Yes
Councilman Milliken	Yes
Councilman Mullinax	Yes
Mayor Woolsey	Yes

Unanimous

Fencing/lean-to Purchase for Pinckney Park Shed: Mrs. Kellahan explained that we did not receive the estimate for the lean-to, but she is requesting approval for material and labor to build a fence around the shed to protect the area and to screen it off. Material cost is \$1800 (Lowe's (prefab panels) and labor by Oxford Construction for \$1,950, a total cost of \$3,750. The information for the lean-to will be provided at the March Council meeting. Motion in favor by Councilman Mullinax, seconded by Councilman Milliken. Councilman Milliken asked if the fence would be wooden or chain-linked. Mayor Woolsey explained that it would be a wooden fence with treated lumber, similar to the type people have around their yards. He explained the importance of having some type of barrier to protect our equipment and materials.

Vote

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Councilman Milliken	Yes
Councilman Mullinax	Yes
Mayor Woolsey	Yes

Unanimous

Committee Reports:

Land Use Committee:

- Nomination to Board of Zoning Appeals: Councilwoman Mignano moved for the nomination of Amy Fabri to serve on the Board of Zoning Appeals. Councilwoman Mignano noted that Ms. Fabri has served on other Planning Commissions and would be a great fit on the BZA. Councilman Mullinax seconded.

Vote

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Councilman Mullinax	Yes
Mayor Woolsey	Yes

Unanimous

Councilwoman Mignano reported that she is continuing to work on the Repair Care Program with the high school and hopes to have it up and running in the next several months.

Environment and Beautification Committee: Councilman Milliken reported that James Island Pride hosted a litter pick up in January with 61 volunteers participating collecting 83 bags of litter. He said this has been the best turn out in a while; however, more trash has accumulated, and another pick up is scheduled for March 20. Supplies will be picked up at the Town Hall and social distancing will be adhered.

Councilman Milliken announced that during the James Island Pride meeting, they extended the nomination for Community Hero to mid-March. He encourage everyone to nominate a hero because there are many heroes in this community. Forms are on James Island Pride and Town website. The awards will be done in a socially distance manner, with perhaps a drop off type of award with pictures posted on the Town's website.

Children's Committee: No report.

Public Safety Committee: Councilman Mullinax announced that the Neighborhood Council meeting is Thursday, Feb. 25 @ 7:00 p.m. This will be a hybrid and virtual meeting on Zoom. Charleston County will give a report on intersection improvements on Ft. Johnson Rd.

History Committee: Mayor Woolsey announced that the History Council meetings are on Zoom. At the last meeting, the group discussed bringing in contractors to work on the museum project.

- **Nomination to History Council:** Councilwoman Mignano moved for the nomination of Melissa Dority, seconded by Councilman Mullinax. Councilwoman Mignano stated that she has known Mrs. Dority for a long time, and she is excited to serve.

Vote:

Councilman Boles	Yes
Councilwoman Mignano	Yes
Councilman Milliken	Yes
Councilman Mullinax	Yes
Mayor Woolsey	Yes

Unanimous

Rethink Folly Road Committee: Mayor Woolsey announced the meeting to be held next week.

Drainage Committee: No report.

Business Development Committee: No report.

Tree Advisory Committee: Councilman Milliken reported that the Trees Advisory Council met on February 9 and have been working with Mark Johnson to develop a program to survey trees in public places on the island. The training for the three interns will take place next week and the survey data collection will begin shortly thereafter. Councilman Milliken thanked Mr. Johnson and staff for all that they have done to get the program off the ground. He said this is going to give insight where to plant trees and where trees are that need care. The Tree Advisory Council has also decided to begin preparations for a Town sponsored tree planting event in the distant future... by distant future he said it is a plan to plant acorns in pots and eventually small acorn trees will grow to be planted in places to be identified. Another idea is to distribute the young trees to residents on the island to plant in their yards. The Council's goal is to have 200 trees to offer for planting. No date has been decided but it will be sometime in the future.

James Island Intergovernmental Council: Mayor Woolsey said the next meeting date will be announced.

Proclamations and Resolutions:

Proclamation: Women in Construction Week, 2021: Motion to approve was made by Councilwoman Mignano, seconded by Councilman Milliken.

Vote:

Councilman Boles	Yes
Councilwoman Mignano	Yes
Councilman Milliken	Yes
Councilman Mullinax	Yes

Mayor Woolsey Yes

Unanimous

Emergency Ordinances:

Emergency Ordinance: E-07-2020 Providing for Required Face Coverings in Public Places due to the COVID-19 Virus and Exceptions Thereto; Expires February 18, 2021: Mayor Woolsey moved for the extension of Emergency Ordinance # E-07-2020 to March 18, 2021 Councilman Milliken seconded.

Vote:

Councilman Boles Yes

Councilwoman Mignano No

Councilman Milliken Yes

Councilman Mullinax Yes

Mayor Woolsey Yes

Passed

Ordinances up for Second Reading: None

Ordinances up for First Reading: None

New Business: None

Executive Session: Mayor Woolsey moved that Council enter into an executive session at 7:53 p.m. for receipt of legal advice regarding tree protection contract, Councilman Milliken seconded.

Vote

Councilman Boles Yes

Councilwoman Mignano Yes

Councilman Milliken Yes

Councilman Mullinax Yes

Mayor Woolsey Yes

Unanimous

Council returned to regular session at 8:29 p.m. Mayor Woolsey announced that no votes were taken during the executive session.

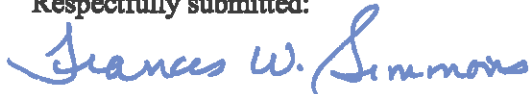
Announcements/Closing Comments:

Councilman Boles said he felt bad for what he is seeing in the news about Texas. He knows none of them are probably watching our Town Council meeting tonight but hopes everyone is ok. He said this is a reminder of how important a modern power grid really is when natural disasters hit. He thanked everyone for being here tonight and for the work they do.

Mayor Woolsey reminded everyone to continue to social distance and to get vaccinated when they are able to. He said the cases were not as high as they were last summer, but they are still high.

Adjournment: There being no further business to come before the body, the meeting adjourned at 8:31 p.m.

Respectfully submitted:



Frances Simmons
Town Clerk

RESOLUTION #2020-04