

The Town of James Island held its regularly scheduled meeting on Thursday, August 20, 2026, at 7:00 p.m. at the Town Hall, 1122 Dills Bluff Road, James Island, SC. This meeting was also live streamed on the Town's website at: www.jamesislandsc.us/livestream-townmeetings and was held in compliance with the S.C. Freedom of Information Act and the requirements of the Town of James Island.

The following members of Council were present: Dan Boles, Lewis Dodson, Julia Drayton-Crumblin, Dr. Cynthia Mignano, Darren "Troy" Mullinax, Michael Williams, and Mayor Brook Lyon, who presided. A quorum was present to conduct business. Also present: Town Attorney, Brian Quisenberry, Finance Director, Mike Hemmer, Code Enforcement Officer, Parker Richardson, Permitting and Licensing Manager, Melissa Flick, James Island Sheriff's Patrol: Captain Shawn James, and Deputy Taryn Booth, and Town Clerk, Frances Simmons.

Mayor Lyon called the meeting to order at 7:00 p.m.. She welcomed everyone and introduced herself as the Mayor, the members of Town Council and staff. She announced that 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. She indicated that the Town encourages public participation and welcomes comments prior to its Town Council meetings and that residents wishing to address Council are limited to three (3) minutes and must sign in prior to speaking. Written comments may also be submitted in advance by emailing to info@jamesislandsc.us by mail, or by placing comments in the drop box at the Town Hall.

Opening Exercises: Councilman Boles asked Council for a moment of silence followed by the Pledge of Allegiance.

Public Comment:

Esthela Cuzmar, 829 Fort Johnson Rd: Her children attend Stiles Point Elementary School, and families have been asking for crossing lights to improve safety. Although there is a speed sign near the soccer fields, it does not work well, and drivers continue to speed along Fort Johnson Road. Since the school closed one of its parking lots, many children now ride bikes or find other ways to get to school. These concerns extend beyond school days, as children also ride bikes in the area on weekends or travel to the DNR to go fishing. She asked Council to address the safety problems on Fort Johnson and perhaps include flashing lights.

Barbara Atwater, 834 Fort Johnson Road: Ms. Atwater also address safety issues along Fort Johnson Road. She stated that the highly trafficked area is dangerous and in need of a light. She indicated that many children ride e-bikes along this road and it is dangerous. She asked Council to address this issue and complimented them on the work that they are doing.

Maria Rojo, 813 Piccadilly Circle: Stated that she was her for the crosswalk and was glad to hear that Council is working on it.

Sophia Delcarmen Lavin, 813 Piccadilly Circle: stated that she often crosses at the cross-walk and it is very dangerous for kids trying to cross over.

Ashley Kellahan, Manager, James Island PSD: Ms. Kellahan thanked the Council for their support of the Clarks Point Sewer Project and hoped they would all support the Resolution (#2026-09).

Alex Fisher, 1435 Fort Johnson Road: Mr. Fisher asked Council to remove Flock Safety cameras installed in the Town citing concerns about their unlawful use. He said the Town lacks a policy governing how captured data is used, stored, and noted that less than 1% of scanned vehicles are linked to crime. He described the technology as highly invasive and said it is spreading into neighborhoods.

Terry Shrum: 1036 Woodside Dr. Ms. Shrum urged Council to consider a Noise Ordinance that would set reasonable limits on construction hours and protect residents' quality of life. She cited a neighborhood home where a wall was removed without a permit and said construction noise and arguments among workers began as early as 7:00 a.m. and work can continue well past 8:00 p.m., including weekends. She asked Council to take action so construction activity ends during normal business hours.

**Councilman Boles rose to a point of order regarding the rules governing Public Comment. Mayor Lyon indicated that the rules were read into the record prior to public comment and that each speaker is limited to three (3) minutes.*

Consent Agenda:

Minutes of Town Council Meeting, July 16, 2026: Mayor Lyon made a clarification to the July 16, 2026, Minutes under Public Comment regarding a statement by speaker Brooke Smith that the dirt road between Honey Hill and Williams is a private road. Mayor Lyon stated for the record that according to the GIS, this is not a private road and that Ms. Flick confirmed that Charleston County maintains the road, making it a public road. However, the County and SCDOT are happy to give back roads for privatization. Mayor Lyon spoke with the family about closing the road and they will wait to see how things goes after construction is completed.

Mayor Lyon called for a motion and a second for the approval of the July 16 meeting minutes. Councilman Mullinax moved, seconded by Councilman Boles. No discussion. Passed unanimously.

Information Reports:

Mayor's Report: Update on Art and Community Center: initial drainage work is completed. The underground plumbing and electrical will hopefully begin next week. Mayor Lyon gave an update of the plans for the Art and Community Center for those who are unfamiliar with the project. She encouraged the public to pick up information about the Center at the table in Chambers.

Building Department Update: as of August 17, a total of 332 permits were issued since bringing our building department in-house in May; 253 of these permits are active.

Hurricane Preparations: Mayor Lyon announced that plans are underway for the hurricane season. She thanked Ashley Kellahan (JIPSD District Manager) for hosting the JI Preparation meeting last

week that she and Melissa Flick attended. The event was well attended with representatives from the Town, PSD, County, City, Dominion Energy, Charleston Water, Private Debris Contractors, Fire, and the Sheriff's Office to plan for a potential hurricane response. The Town plans to have a volunteer sandbag operation soon.

Charleston County Legislative Delegation: the Town hosted the Charleston County Legislative Delegation meeting on Monday, August 10. The State and House representatives meet occasionally to discuss local legislative issues, i.e., funding and policies that affects constituents and it was an honor to host it. Mayor Lyon did a presentation about our drainage work, the Art and Community Center and Mill Point Park. She encouraged the public to visit Mill Point; the Town's newest park which opened last year.

Community Emergency Response Training (CERT): the Town will host a CERT training on Friday, October 9 and Saturday, October 10 in conjunction with Charleston County. This training will encompass two full days at the Town Hall. Mayor Lyon stated that the training is well worth it. Many staff members have completed the training and received certification: Parker Richardson, Mike Hemmer, Stan Kozikowski, Melissa Flick, Jackie Mays, as well as Mayor Lyon. She encouraged Council to take the training as well as members of the Neighborhood Council. Anyone interested in participating should see Mayor Lyon.

Mayor Lyon and Melissa Flick met with JIPSD about the Clarks Point Sewer Project last week. The project is at the point where citizens are ready to tie into sewer; which is a great mile-stone. More information will be shared in Melissa Flick's Public Works Report.

The Town hosted the Special Senate Primary last Tuesday. The Primary run-off will be held this coming Tuesday.

Mayor Lyon welcomed Deputy Taryn Booth back from a leave of absence. Deputy Booth has the new vehicle Council approved a few months ago and was able to retire the old Durango. We hope she is happy with her new truck.

Mayor Lyon thanked the staff for their hard work, especially the Facilities staff, because the heat has been brutal. They do a good job keeping our parks and Town Hall looking great.

Mayor Lyon and Melissa Flick attended a Charleston Transportation Committee (CTC) resurfacing meeting at the County Public Works Building. Mayor Lyon shared that Fort Johnson Road is scheduled for resurfacing next year.

The Dills Bluff Sidewalk Project was scheduled to begin this week but has been delayed while additional work is completed on the roundabout and Secessionville stoplight. A meeting hosted by Charleston County will be held at Town Hall on September 29 at 6:00 p.m. to provide an update on the roundabout and Secessionville stoplight projects.

Although the roundabout appears to be nearing completion, additional work remains, including utility relocation and sidewalk reconstruction. Once that work is completed, the historical stone posts will be returned to their original locations.

Mayor Lyon said anyone who is concerned about the stone posts should be reassured that they are in a safe location. The County has a special mason overseeing their restoration and the blocks have been stacked and labeled and will be reassembled on property the County purchased and on the City Fire Station property. Further information will be shared about the stone posts at the September 29 meeting.

Upcoming Events: Mayor Lyon announced the following upcoming events at the Town Hall:

Narcan Training, Wednesday, August 19, 6 p.m. ; Wednesday, September 16, 6 p.m.

Poetry Reading and Open Mike on August 26, 7:00 p.m.

Play Music on the Porch, Saturday, August 29, 5-7 p.m.

Town Market, Friday, September 4, featuring John Price and the Moonshine Boys

Charleston League of Women Voters will host a Charleston County School Board Forum, Monday, September 28, 6 p.m. and House of Representative Forum, Thursday, October 1 at 6 p.m.

Mayor Lyon encouraged everyone to participate in these meetings and events.

Councilman Williams voiced a concern about navigation on the Round-About. He mentioned that while driving back from Folly landing last night on Fort Johnson Road, he was towing his boat behind his truck and encountered difficulty navigating the Round-About. He asked if it is known whether the roundabout would function as it is intended. With a 20-foot boat in tow, he said the turns were extremely tight and that he crossed over nearly every curve while trying to maneuver through it.

Mayor Lyon explained that the design is a mini-Round-About and the design is complete, but his concern is worth mentioning during the County meeting scheduled for the 29th.

Finance Report: Finance Director, Mike Hemmer presented the first monthly report (July) of the 26-27 fiscal year. The report represents 8.33% of our 12-month cycle. Councilwoman Mignano asked about a bank charge and if that charge would continue. Mr. Hemmer explained that it was a set up charge to take credit cards for permitting. Mayor Lyon shared that the Town had a surplus of \$399,000 last year. She thanked Mr. Hemmer for the work that he does.

Island Sheriff's Patrol Report: Captain James shared the features of the new vehicle purchased for Deputy Booth that features the Town's logo on the back. A review of reported crimes and infractions that occurred during the month was shared with Council. Councilwoman Drayton-Crumblin addressed Captain James about police monitoring on Seaside Lane and how many deputies are scheduled at that location. Captain James noted it is depended upon the number of deputies working; sometimes two or three.

Councilwoman Mignano thanked Captain James and the Island Sheriff's Patrol for the work that they do.

Public Works Report: Melissa Flick, Permitting and Licensing Manager, gave an overview of the written report provided to Council. Councilwoman Mignano asked about the gravel on Greenhill. Ms. Flick said it has been requested to be moved by SCDOT but may need to be coordinated with

Mayor Lyon and performed in house. Councilwoman Mignano asked about a sidewalk issue that had been reported near the point where Godber stops and transitions to Anchor. Ms. Flick said she is waiting to hear back from Charleston County and has also asked private contractors to submit bids.

Mayor Lyon added that Laura Cabiness, Town Engineer, is working on installing speed signs on Dills Bluff Road.

Code Enforcement Report: Parker Richardson addressed Council. She indicated that the Code Enforcement Report was provided to them in the meeting packets. She availed herself to answer questions. Mayor Lyon informed Council that an outstanding case involving the dumpsters at the Walgren's has been resolved and complimented Ms. Richardson in addressing the case and getting it in compliance.

Requests for Consideration by Staff: None.

Requests for Consideration by Council:

Request to Use Council Chambers for Jamestown Village HOA: Mayor Lyon called for a motion and a second for discussion to approve the request from Jamestown Village HOA to use the Council Chambers for September -December 2026, January, and February 2027. The motion was made by Councilman Dodson, seconded by Councilwoman Mignano. No discussion. Passed unanimously.

Request for Town to Apply for Accommodations Tax Funds: Mayor Lyon recognized Councilman Dodson, liaison to the Accommodations Tax Committee and thanked him for doing a good job. She explained that the Accommodations Tax Program provides grant funding for eligible projects and initiatives that promote the Town and attract visitors from more than 50 miles outside the area.

Last year, the Town applied for funding to support the start-up of the Art and Community Center. The Town is now requesting an additional grant to further promote the Art and Community Center.

The Accommodations Tax Committee is scheduled to meet on Monday, September 21, a few days after the Town Council meeting so the request is before Council for approval tonight.

Mayor Lyon called for a motion to approve and a second for discussion. Councilman Dodson moved, seconded by Councilman Mullinax. No discussion. Passed unanimously.

Committee Reports:

Land Use Committee: Mayor Lyon announced that the Planning Commission and Board of Zoning Appeals did not meet in August. There is a possible meeting of the Planning Commission in September. Mayor Lyon and Planner, Kristen Crane will be meeting with Megan Clark, (BCD COG) to discuss the roll-out of the Comprehensive Plan soon. More information forthcoming.

Mayor Lyon announced that there are appointments to the Planning Commission and Board of Zoning Appeals (BZA). The following appointments were presented:

BZA Appointments:

Roy Smith (reappointment by Councilman Dodson)
Schuyler Blair (reappointment by Councilwoman Mignano)
Kandiss Smith (new appointment by Councilwoman Drayton-Crumblin)
Chris Hatzis (new appointment by Councilman Williams)

Planning Commission Appointments

Jason Finneyfrock (replaced Ed Steers, appointed by Councilman Boles)
Takenya Washington (new appointment by Councilwoman Drayton-Crumblin)
Joe Porter (new appointment, by Councilman Williams)
Megan Dean (reappointment by Mayor Lyon)

Council's pleasure was to approve the members of each Board as a group. Mayor Lyon called for a motion and a second for discussion to approve the members of the Board of Zoning Appeals. Motion to approve was made by Councilwoman Mignano, seconded by Councilman Boles. No discussion. Passed unanimously.

Mayor Lyon called for a motion and a second for discussion to approve the members of the Planning Commission. Motion to approve was made by Councilwoman Mignano, seconded by Councilman Boles. No discussion. Passed unanimously.

Mayor Lyon recognized the new members in the audience and asked them to introduce themselves. Newly appointed Planning Commissioners: Takenya Washington, Jason Finneyfrock, and Joe Porter, expressed appreciation for being appointed to the Commission and is looking forward to serving.

James Island Pride/Making our Island Beautiful: Councilwoman Drayton-Crumblin gave a review of the James Island Pride meeting held this evening. The next meeting is scheduled for September 17 at 6 p.m.

Children's Committee: Councilwoman Mignano announced that plans are underway to have the Children's Festival in mid-October or early November.

Neighborhood Council: Councilman Mullinax announced that the Neighborhood Council will meet on August 27 at 6:00 p.m. for its regularly scheduled meeting.

History Committee: Mayor Lyon announced that the headstone for Joan Sooy, the Town's first Mayor has been delivered. Plans for installation will be made soon. Mayor Sooy is buried at the Holy Cross Cemetery, and the History Commission has purchased a headstone to recognize her tenure as Mayor.

ReThink Folly Road: Councilwoman Drayton-Crumblin announced that the next ReThink Folly Road Steering Committee will be September 9 at 3 p.m. at the Town Hall.

Drainage Committee: No Report.

Business Development Committee: No Report. Councilman Dodson expects to have a report at the October Town Council meeting.

Trees Advisory Committee: Mayor Lyon shared information on the Pinckney Park Adopt a Tree Program and the new signage in brass displaying the tree donors. Applications will be provided for individuals wanting to adopt a tree. Thank you was extended to Parker Richardson for her work in getting this accomplished. The next meeting of Tree Advisory is September 9 at 5 p.m.

James Island Intergovernmental Council: Mayor Lyon reported that the James Island Intergovernmental Council meeting held on July 29 was well attended and included a presentation by Charleston Water System on the improvements at Plum Island. Many thanks to Councilman Williams who brought up good points about beautification of the causeway with the upgrades being done at Plum Island. She stated that the SCDOT has started coming back to the meetings and recognized Debra Jerideau for her attendance and help to the Town.

Accommodations Tax Committee: Councilman Dodson announced that Grant applications are due August 31 and a meeting will be held on September 21 at 5 p.m.

James Island Arts Council: Mayor Lyon mentioned we have a new art exhibit in the front lobby and encouraged everyone to see it. The next meeting will be held on August 25 at 7 p.m.

Parks and Gardens Council: No report. Projects are being planned for the fall.

Proclamations and Resolutions: National Overdose Awareness Proclamation: Mayor Lyon thanked Ashley Kellahan, former Town Administrator for applying for a grant that awarded municipalities as part of a class-action settlement with pharmaceutical companies related to the opioid epidemic. The Town received the grant and entered into a partnership with Wake-Up Carolina.

Mayor Lyon noted that August is National Overdose Awareness Month and that the Town had prepared a proclamation in recognition of the observance. Mayor Lyon called Nanci Shipman and Lani Jumper with Wake-Up Carolina forward and read the proclamation into the record. Photographs followed the presentation.

Resolution #2026-09: Unused ARPA Funds for Town Sewer Tie-in Costs: Mayor Lyon gave an overview of the Resolution, explaining that the Town had allocated \$444,000 in American Rescue Plan Act (ARPA) funds as a local match for the James Island Public Service District's application to the South Carolina Infrastructure Improvement Program (SCIIP) Grant Program for the Clark's Point neighborhood sewer service expansion project. To date, the Town has contributed \$213,957 toward that purpose.

The PSD was able to secure additional funding for the sewer expansion project from other grant sources and therefore no longer needs the remaining ARPA funds for the original local match. The PSD has requested that the remaining funds instead be reallocated toward sewer connection costs for approximately 155 homes in Clark's Point that were previously served by septic systems and are now eligible to tie into the sewer system.

Mayor Lyon noted that the Town had previously received a \$1 million grant and a \$500,000 state grant to assist with these sewer tie-ins. However, due to increased project costs, there is still likely to be a funding shortfall, even with the additional \$200,000 contribution from the PSD.

Mayor Lyon called for a motion to approve and a second for discussion. Motion made by Councilman Mullinax, seconded by Councilman Boles. No discussion.

Vote:

Councilman Boles	Aye
Councilman Dodson	Aye
Councilwoman Drayton-Crumblin	Aye
Councilwoman Mignano	Aye
Councilman Mullinax	Aye
Councilman Williams	Aye
Mayor Lyon	Aye
Unanimous	

Ordinances up for First Reading: None.

Ordinances up for Second/Final Reading: None.

Executive Session: The Town may enter into an Executive Session in accordance with Code of Laws of South Carolina, Section 30-4-70 (A) (2) for the receipt of legal advice regarding litigation matters regarding KT Properties, LLC vs. the Town of James Island and contractual matters. Upon returning to open session the Council may act on matters discussed in the Executive Session.

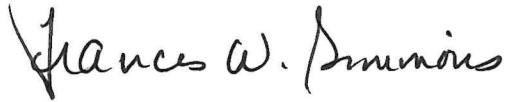
Mayor Lyon called for a motion and a second to enter into the Executive Session. The motion was made by Councilwoman Mignano, seconded by Councilman Dodson. No discussion. Passed unanimously and Council entered at 8:09 p.m.

Return to Regular Session: Mayor Lyon called for a motion to return to regular session at 9:06 p.m. The motion was made by Councilwoman Mignano, seconded by Councilman Mullinax, and passed unanimously. Mayor Lyon announced that no votes were taken during the Executive Session.

Announcements/Closing Comments: All of Council and Mayor Lyon thanked the staff for their hard work and welcomed the new Planning and BZA Commissioners. Councilman Williams recognized the great volunteers on the island for helping injured wildlife: Autumn Fralix and David Shepp at the Center for Birds of Prey.

Adjournment: There being no further business to come before the body, the meeting adjourned at 9:08 p.m.

Respectfully submitted:

A handwritten signature in cursive script that reads "Frances W. Simmons". The signature is written in dark ink and is positioned above the printed name.

Frances Simmons
Town Clerk