

# TOWN OF SEABROOK ISLAND

Town Council Meeting  
June 28, 2022 – 2:30 PM



## MINUTES

### 1. Call to Order – Roll Call – Freedom of Information – Pledge of Allegiance

Mayor Gregg called the June 28, 2022, Town Council Regular Meeting to order at 2:30PM. Councilwomen Finke and Fox, Councilmen Goldstein (Virtual) and Kortvelesy, Town Administrator Cronin, Zoning Administrator Newman, and Town Clerk Watkins participated in the meeting. The Town Clerk confirmed that notice of the meeting was properly posted, and the requirements of the Freedom of Information Act had been met.

### 2. Approval of Minutes:

- Town Council Regular Meeting Minutes – May 24, 2022
- Town Council Work Session Meeting Minutes – June 14, 2022

Councilman Kortvelesy moved to approve the previous meeting minutes of May 24, 2022; Councilwoman Finke seconded. All voted in favor.

The previous meeting minutes of May 24, 2022 were approved.

Councilwoman Finke moved to approve the previous meeting minutes of June 14, 2022; Councilwoman Fox seconded. All voted in favor.

The previous meeting minutes of June 14, 2022 were approved.

### 3. Presentations:

None.

### 4. Public Hearing Items:

None.

### 5. Citizens Comments:

Town Clerk Watkins listed the individuals who submitted public comments prior to the meeting.

A copy of the comments is available with these minutes and upon request.

### 6. Reports of Town Boards, Commissions, and Committees:

- Advisory Committees

- Community Promotions and Engagement Committee

Councilwoman Fox summarized the Community Promotions and Engagement Committee June meeting.

- Environment and Wildlife Committee

Councilwoman Finke summarized the Environment and Wildlife Committee June meeting.

Council discussed the timeframe for the use of the Greenbelt Program funding and the sources of those funds.

- Public Safety Committee

Councilman Kortvelesy summarized the Disaster Recovery Committee training exercise and Disaster Awareness Day at Kiawah.

Councilman Kortvelesy noted the next Public Safety Committee meeting will be in July.

- Public Works Committee

Councilman Goldstein noted that the Town has notified the architect for the garage.

- **Special Committees**

None.

- **Ad Hoc Committees**

None.

- **Board of Zoning Appeals**

None.

- **Planning Commission**

None.

- **State Accommodations Tax Advisory Committee**

None.

- **Utility Commission**

None.

## 7. Reports Town Officers:

- **Mayor**

- Follow-up Regarding Anonymous Citizen Comment concerning LSV's

Members have been provided anonymous email comments expressing concerns about perceived proliferation of LSVs within the community. Members are reminded that the Town has expressly adopted South Carolina state law regulating traffic. SC law expressly addresses low speed vehicles under Title 56 Chapter 1 (driver's licensing) and Title 56 Chapter 2, Article 1 (Low Speed Vehicles). It is also noted that SIPOA Rules and Regulations allow electric and gasoline powered vehicles and also require that LSVs operated on SIPOA roads comply with State registration and licensing requirements. The citizen comment suggests that the Town participate in a study with SIPOA concerning the perceived proliferation of LSVs within the community. I invite comments of members regarding that suggestion.

A discussion was had on the enforcement of LSV's on Seabrook Island Road and by the Seabrook Island Property Owners Association (SIPOA).

- Update Regarding SIPOA Consideration of Time Shares

During an informal discussion with leadership of SIPOA on June 22, it was noted that SIPOA is considering looking into sales of fractional ownership interests in residential property as potentially violating SIPOA's Protective Covenants. Members are reminded that the Town's Development Standards Ordinance proscribes certain arrangements where periodic use of a residential property is allowed pursuant to an agreement collateral to leasehold or ownership interests in the property by multiple persons. It is expected that information developed by SIPOA may be of interest to the Town.

- Updated Concerning CLUB Consideration of Expansion

During an informal discussion with leadership of the Seabrook Island Club on June 22, it was noted that operations of the Club have returned to near pre-pandemic levels. The Club's Long Range Planning Group is looking into alternatives for anticipated need for additional office capacity.

- **Town Administrator**

Town Administrator Cronin noted the Town's Fireworks Display on July 3<sup>rd</sup> with a rain date of July 5<sup>th</sup>. Town Administrator Cronin reminded all that the discharge of fireworks is against Town Code and SIPOA.

Town Administrator Cronin noted there will be signs at the ends of the beach similar to those used by the Sea Island Birders with regards to Turtles.

- **Town Clerk/Treasurer**
  - Report of Financials for the Month of May 2022

Ms. Watkins summarized the financials for May as follows:

- Total fund balance ending on May 31, 2022, was \$7,156,761 an amount about \$1,198,306 more than the balance as of May 31, 2021.
- Unrestricted revenue for May totaled \$408,409, and unrestricted revenue for the year totaled \$722,896, representing about 47.1% for the 2022 annual budget and being about \$287,036 more than for the same period in 2021.
- Expenditures for May totaled \$110,769, and expenditures for the year totaled \$566,252 which is 40.2% of the 2022 annual budget.
- Expenditures for the year were about \$52,392 more compared to the same period of 2021.
- Excess of expenditures over unrestricted revenues was \$297,639 for May and excess of expenditures over revenues was \$156,643 for the year compared to an excess of revenue over expenditures of about \$62,995 as of May 31, 2021, reflecting the increase in revenues in the period this year as compared last years.

- **Town Attorney**

None.

- **Zoning Administrator**

Zoning Administrator Newman noted there will be extended hours during the holiday hours on the beach during the evening.

Council discussed where the code enforcement officers will be during the extended hours.

A discussion was had on contact information of the code enforcement officers.

## **8. Ordinances for Second Reading:**

- Ordinance 2022-04: An ordinance to repeal and replace the Town of Seabrook Island Development Standards Ordinance (“DSO”); to repeal and replace the Town of Seabrook Island Zoning Map; and to repeal conflicting provisions from the Town Code for the Town of Seabrook Island

Town Administrator Cronin summarized Ordinance 2022-04.

Councilwoman Finke moved to approved Ordinance 2022-04; Councilwoman Fox seconded.

Council clarified there are no changes to the short-term rental regulations within the DSO.

Council thanked members of the DSO Advisory Committee, Town Administrator Cronin, the community, Town Staff, and consultant Paul LeBlanc for their hard work on the comprehensive rewrite of the DSO.

Using the original motion, a vote was taken on Ordinance 2022-04; all voted in favor.

**Ordinance 2022-04 was approved and adopted.**

**9. Ordinances for First Reading:**

None.

**10. Other Action Items:**

- Resolution 2022-31: A resolution supporting the nomination of Mr. Alex Townsend for the U.S. Lifesaving Association Heroic Act Award

Town Administrator Cronin summarized Resolution 2022-31 for Council.

Councilwoman Finke moved to approve Resolution 2022-31; Councilwoman Fox seconded. All voted in favor.

**Resolution 2022-31 was approved.**

- Resolution 2022-32: A resolution for the adoption of the FEMA-approved 2019 *Charleston Regional Hazard Mitigation Plan and Program for Public Information Plan* by the Town of Seabrook Island

Councilwoman Finke moved to approved Resolution 2022-32; Councilman Kortvelesy seconded. All voted in favor.

**Resolution 2022-32 was approved.**

- Temporary Use Permit Extension: Camp St. Christopher Temporary Kitchen: Request from the St. Christopher Camp & Conference Center to extend the Temporary Use Permit for the 46' x 8.5' temporary kitchen trailer at 4552 St. Christopher Lane until September 5, 2022.

Zoning Administrator Newman summarized the request for Camp St. Christopher and clarified the new regulations under the DSO for approving these requests.

A discussion was had on the status of the project.

Councilwoman Finke moved to approve the temporary use extension permit; Councilwoman Fox seconded. All voted in favor.

The request was approved.

**11. Items for Information or Discussion:**

None.

**12. Citizen Comments:**

None.

**13. Council Comments**

None

**14. Adjournment**

Councilwoman Finke moved to adjourn the meeting; Councilman Kortvelesy seconded. All voted in favor.

The meeting adjourned at 3:30PM.

Date: June 28, 2022

Prepared by: *Katharine E. Watkins*  
Town Clerk/Treasurer