

Herb Sass, Chair
Joe Boykin
Henry Darby
Jenny Costa Honeycutt
Larry Kobrovsky
Kylon Jerome Middleton
Brantley Moody
Teddie Pryor
Robert L Wehrman



Finance Committee Agenda
May 2, 2024 at 5:00 PM
4045 Bridge View Drive, North Charleston, SC 29405

- 1 **APPROVAL OF MINUTES OF APRIL 18, 2024**
- 2 **RESOLUTION**
 - 2A **Economic Development Week** - Request to Adopt
- 3 **CONSENT AGENDA**
 - 3A **DAODAS Grant for Advertising (STATE24-COM-ADV-CHA-20240301-20240930)** - Request to Accept
 - 3B **DAODAS Grant for Pilot Program (STATE24-TX-PLT-CHA-20240401-20240930)** - Request to Accept
- 4 **BOARD OF ELECTIONS & VOTER REGISTRATION ITEM**
 - 4A **City of Charleston Transfer of Election Authority** - Request to Approve
- 5 **GREENBELT ITEMS**
 - 5A **TST Update--Greenbelt** - Presentation
 - 5B **Mt. Pleasant Way Long Point Trail (I-526 to Whipple) Urban Greenbelt Project** - Request to Approve
 - 5C **Mt. Pleasant Way Rifle Range Trail (Venning to Bragg) Urban Greenbelt Project** - Request to Approve
 - 5D **Lincolnvillle Cultural Heritage Welcome Center Urban Greenbelt Project** - Request to Approve
 - 5E **Betsy Kerrison Nature Trail Phase 4 Rural Greenbelt Project** - Request to Approve
 - 5F **Harrell Family Park Rural Greenbelt Project** - Request to Approve
- 6 **EXECUTIVE SESSION**
 - 6A **Receipt of Legal Advice re: Palmetto Commerce Interchange Eminent Domain Litigation** - Executive Session pursuant to SC Code Ann. 30-4-70(a)2

Charleston County Council

Memorandum

To: Members of the Finance Committee

From: Kristen Salisbury, Clerk of Council

Date: April 24, 2024

Subject: Minutes of April 18, 2024

At the Finance Committee meeting of May 2, 2024, the draft minutes of the Finance Committee meeting of April 18, 2024 will be presented for approval.

**A RESOLUTION
OF CHARLESTON COUNTY COUNCIL**

Recognizing May 6 – 10, 2024 as National Economic Development Week

WHEREAS, the International Economic Development Council is the largest professional economic development organization dedicated to serving economic developers by providing leadership and excellence in economic development for communities, members, and partners through conferences, training courses, advisory services and research, in-depth publications, public policy advocacy, and initiatives such as the Accredited Economic Development Organization program, the Certified Economic Developer designation, and the Entrepreneurship Development Professional; **and**

WHEREAS, Charleston County Economic Development Department has been a member of the International Economic Development Council for more than two decades and have been committed to leading the advancement of economic growth and shared prosperity in Charleston County; **and**

WHEREAS, Charleston County Economic Development has been promoting economic well-being and quality of life for the county by creating, retaining, and expanding high-quality jobs that facilitate growth, enhance wealth, and provide a stable tax base; **and**

WHEREAS, Charleston County Economic Development stimulates and incubates entrepreneurship to help establish the next generation of new businesses and support existing businesses with support and resources through their Business Concierge program; **and**

WHEREAS, Charleston County Economic Development works in partnership with the local school district, higher education institutes, and workforce allies to amplify workforce training and to ensure a workforce-ready community; **and**

Whereas, Charleston County Economic Development, since 1993, has facilitated over 40,000 jobs, \$7 billion in capital investment and has an annual economic impact of \$18.2 billion, representing nearly 25% of Charleston County's economy; **and**

NOW THEREFORE BE IT RESOLVED, that **Charleston County Council** does hereby recognize the week of **May 6 - May 10, 2024** as National Economic Development Week in Charleston County and remind citizens of the importance of these initiatives in expanding career opportunities, improving quality of life, and encouraging strategic growth for Charleston County.

CHARLESTON COUNTY COUNCIL

**Herbert R. Sass, III, Chairman
May 7, 2024**

Committee Agenda Item

To: Bill Tuten, County Administrator
From: Chanda D. Funcell **Dept.:** DAODAS
Subject: DAODAS Grant for Advertising (STATE24-COM-ADV-CHA-20240301-20240930)
Request: Request to Accept
Committee: Finance Committee **Date:** May 02, 2024

Department	Coordinated with:
Deputy County Administrator	Christine O. Durant
Grants	Gail Marion
Budget	Mack Gile
Legal	Marc Belle
Administrator	Bill Tuten
Clerk	Kristen L. Salisbury

Fiscal Impact:

No match required.

Funding: Was funding previously approved? NO

If yes, please provide the following:	Org	Object	Balance in Account	Amount Needed for item

Situation:

State DAODAS has awarded Charleston Center funds of \$33,333 related to the advertising and marketing of prevention, intervention, treatment and recovery services for the award period from March 1, 2024 through September 30, 2024 (STATE24-COM-ADV-CHA-20240301-20240930).

Department Head Recommendation:

Accept the award of \$33,333 from SC DAODAS for advertising and marketing services with the understanding that:

- The award period from March 1, 2024 through September 30, 2024.
- There is no match.
- There is no FTEs associated with this request.
- Once funds have been accepted, budget management and monthly reporting becomes the responsibility of DAODAS.

Committee Agenda Item

To: Bill Tuten, County Administrator
From: Chanda D. Funcell
Subject: DAODAS Grant for Pilot Program (STATE24-TX-PLT-CHA-20240401-20240930)
Request: Request to Accept
Committee: Finance Committee
Dept.: DAODAS
Date: May 02, 2024

Department	Coordinated with:
Deputy County Administrator	Christine O. Durant
Grants	Gail Marion
Budget	Mack Gile
Legal	Marc Belle
Administrator	Bill Tuten
Clerk	Kristen L. Salisbury

Fiscal Impact:

No match required.

Funding: Was funding previously approved? NO

If yes, please provide the following:	Org	Object	Balance in Account	Amount Needed for item

Situation:

SC DAODAS has awarded Charleston Center \$107,900 in funding to execute a pilot program providing Injectable Buprenorphine, that may be administered weekly, for patients who are diagnosed with an Opioid Use Disorder for the period from 04/01/2024 through 09/30/2024 (STATE24-TX-PLT-CHA-20240401-20240930).

Department Head Recommendation:

Authorize DAODAS to accept \$107,900 from SC DAODAS for a pilot program providing Injectable Buprenorphine related to Opioid Use Disorder with the understanding that:

- The award period is 04/1/24 to 09/30/2024.
- There is no match.
- There are no FTEs associated with this request.
- Once funds have been accepted, budget management and monthly reporting becomes the responsibility of DAODAS.

Committee Agenda Item

To: Bill Tuten, County Administrator
From: Isaac D Cramer **Dept.:** Elect/Voter Reg
Subject: City of Charleston Transfer of Election Authority
Request: Request to Approve
Committee: Finance Committee **Date:** May 02, 2024

Department	Coordinated with:
Budget	Mack Gile
Legal	Marc Belle
Administrator	Bill Tuten
Clerk	Kristen L. Salisbury

Fiscal Impact:

The City of Charleston will continue to reimburse the County for all election expenses.

Funding: Was funding previously approved? N/A

If yes, please provide the following:	Org	Object	Balance in Account	Amount Needed for item

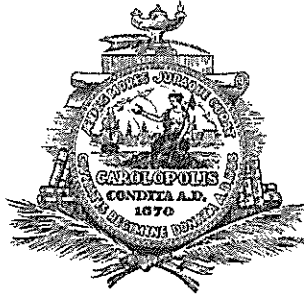
Situation:

The City of Charleston transferred all authority to the Charleston County Board of Voter Registration and Elections. In order to accept the transfer, the County must pass an ordinance to make this official. The City of Charleston passed an ordinance at their meeting of March 26, 2024 (see attached).

The City will reimburse Charleston County for all election expenses.

Department Head Recommendation:

Approve and give first reading to an ordinance accepting the complete transfer of authority to conduct municipal elections for the City of Charleston to the Charleston County Board of Voter Registration and Elections with the understanding that the City will reimburse the County for all election expenses.



Ratification
Number 2024-052

AN ORDINANCE

PROVIDING FOR THE TRANSFER OF AUTHORITY FOR CONDUCTING MUNICIPAL ELECTIONS TO THE BOARD OF ELECTIONS AND VOTER REGISTRATION OF CHARLESTON COUNTY

WHEREAS, Section 5-15-145 of the South Carolina Code of Laws, 1976, as amended, provides for the transfer of the powers, duties, and responsibilities for conducting municipal elections from municipal election commissions to county election commissions upon the adoption of appropriate ordinances by those municipalities desiring to effect such transfer, and

WHEREAS, the Mayor and councilmembers of Charleston, in City Council assembled desire to transfer authority for conducting municipal elections to the Board of Voter Registration and Elections for Charleston County.

NOW, THEREFORE, BE IT ORDAINED by Mayor and councilmembers of Charleston, in City Council assembled this 26th day of March, 2024, that authority for the conduct of municipal elections is hereby transferred to the Board of Elections and Voter Registration for Charleston County in the following particulars:

Section 1: That this Ordinance is being adopted in order to effect proper compliance with the provisions of the Home Rule Act of 1975, now South Carolina Code of Laws for 1976, Section 5-7-30, Section 5-7-260, and Section 5-15-145.

The City hereby disbands its Municipal Election Commission created by Chapter 11-Elections; Article II-Municipal Election Commission; Sections 11-21 through 11-23 of the City Code of Ordinances. The Board of Voter Registration and Elections of Charleston County shall conduct the municipal elections in accordance with Title 7 of the S. C. Code of Election Laws unless otherwise specified by Title 5. The Board of Elections and Voter Registration will certify the results of each election to the municipality immediately following the certification of the votes cast in each election.

Section 2: The City of Charleston will reimburse the Board of Voter Registration and Elections of Charleston County, as well as the Berkeley County Voter Registration and Elections Board, for all costs incurred in providing ballots, advertising elections, printing costs, poll managers compensation and other related additional expenses incurred in its conduct of municipal

elections in the City of Charleston. Poll Managers will be paid at the standard rate set by Charleston County for all other elections. In the event a protest is filed or litigation is commenced in connection with the conduct of municipal elections, the City of Charleston will pay all fees, costs, and expenses incurred in such protest or litigation. The Charleston County Board of Voter Registration and Elections, along with the Director of the Berkeley County Voter Registration and Elections Board, shall provide invoices and/or other documentation to the City of Charleston of all such costs and expenses incurred in the conduct of the City of Charleston Municipal Elections, protests, certification of results, litigation or other costs which may be incurred, not specifically mentioned in this ordinance.

Section 3: That all ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of inconsistency. Chapter 11 of the City Code is hereby amended as follows:

- (a) Article II is deleted in its entirety, and
- (b) All references to the "Municipal Election Commission" shall be changed to the "Board of Elections and Voter Registration for Charleston County."

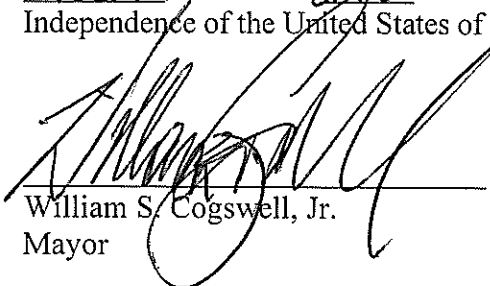
Section 4: Sections 1 and 2 of this ordinance shall be codified by the City of Charleston Clerk of Council.


Section 5: That this Ordinance shall become finally binding immediately after same shall have received first, second and third readings, given in manner required by law.

Section 6: This Ordinance shall take effect upon the successful completion of the following necessary actions prerequisite under federal and state law to effect the changes called for hereunder:

- (a) Adoption of an appropriate ordinance by the Governing Body of Charleston County accepting the authority being transferred hereunder.

Ratified in City Council this 26th day of
March in the Year of Our Lord,
2024, in the 248th Year of the
Independence of the United States of America.


William S. Cogswell, Jr.
Mayor


Jennifer Cook
Clerk of Council

Charleston County Council

Memorandum

To: Finance Committee
From: Kristen Salisbury, Clerk of Council
Date: April 24, 2024
Subject: TST Update--Greenbelt

At the Finance Committee of May 02, 2024, staff will provide a Transportation Sales Tax update on the Greenbelt Program.

Committee Agenda Item

To: Bill Tuten, County Administrator
From: Eric Davis **Dept.:** Greenbelt Programs
Subject: Mt. Pleasant Way Long Point Trail (I-526 to Whipple) Urban Greenbelt Project
Request: Request to Approve
Committee: Finance Committee **Date:** May 02, 2024

Department	Coordinated with:
Deputy County Administrator	Christine O. Durant
Budget	Mack Gile
Legal	Marc Belle
Administrator	Bill Tuten
Clerk	Kristen L. Salisbury

Fiscal Impact:

There are sufficient funds in the Greenbelt portion of the Transportation Sales Tax to fund the request.

Funding: Was funding previously approved? NO

If yes, please provide the following:	Org	Object	Balance in Account	Amount Needed for item

Situation:

In accordance with Charleston County Ordinance #1424 as amended, the Greenbelt Advisory Board (GAB) shall review all Greenbelt project applications and make funding recommendations to County Council. The GAB considered the following project at its April 10, 2024, meeting.

The Town of Mt. Pleasant (TOMP) requests \$250,000 in urban Greenbelt funds for the fee simple purchase of right of way along Long Point Rd. between I-526 and Whipple Rd. in in Mt. Pleasant for a 4,400' segment of the Mt. Pleasant Way. The Mt. Pleasant Way project proposes to install over 20 miles of interconnected multiuse path throughout TOMP with an additional 15 miles of secondary, greenway, and quiet street routes. The project would connect multiple residential areas to multiple schools, commercial areas, recreation facilities, and planned segments of the Mt. Pleasant Way. The Town intends to utilize existing right of way to the greatest extent possible and to only acquire a strip of land along the frontage of adjoining properties where necessary to facilitate construction of the multiuse path.

A project summary with map is attached.

Department Head Recommendation:

As recommended by the Greenbelt Advisory Board, approve funding for the Long Point Trail Urban Greenbelt project, provided that upon approval, grant agreements will be executed between the County and the appropriate parties.

Authorize the County Administrator to require the execution and delivery of proper agreements and instruments to implement the conditions of the approval of the grants funds, and to effectuate the goals of the Greenbelt Program ordinances and policies.

Authorize the use of up to \$250,000 to be funded from the Greenbelt portion of County Transportation Sales Tax revenues.

Greenbelt Application Summary – Urban Corridor Project

Project Name:	Mount Pleasant Way – Long Point Trail from I-526 to Whipple Rd	Total Greenbelt Funds Requested:	\$250,000
Applicant:	Town of Mount Pleasant	Corridor Length:	4,400 feet
Landowner:	Multiple	Greenbelt Cost Per Acre:	n/a
Property Address:	Long Point	Subcommittee Score:	58

Project Description: The Town of Mount Pleasant is requesting \$250,000 to purchase right of way along Long Point from I-526 to Whipple Rd. for a 4,400' segment of the Mount Pleasant Way, which proposes to install a spine route of over 20 miles of interconnected multiuse paths throughout the Town with an additional 15 miles of secondary, greenway, and quiet street routes. This segment will improve a connection between this area's schools, commercial zones, religious and recreational facilities. The Town intends to utilize the existing utility easement not currently being used except as a buffer, to offset bike and pedestrian facilities away from a heavily traveled roadway.

Project Budget	Greenbelt Funds Requested	Match	Total
Land	\$155,500	\$	\$155,500
Admin/Closing	\$94,500	\$	\$94,500
Minor Improvements	---	---	---
Other Planned Improvements	---	\$2,100,000	\$2,100,000
Total	\$250,000	\$2,100,000	\$2,350,000

Funding Information:

- The 840% match consists of funds awarded 12-14-2023 from USDOT Safe Streets & Roads for All grant, which will fund design and construction of the MUP segment. This represents a match of \$8.40 for every \$1.00 of Greenbelt funds.
- Appraisals were not provided with the application due to the uncertainty of the exact MUP route, which will determine exact amounts of necessary ROW for each parcel.

Public Access, Use & Benefit:

This project area will be open to the public at all times and will create a safe connection for bikes and pedestrians between adjacent schools, neighborhoods, recreational, religious and commercial areas.

Linkage Opportunities:

This trail segment will connect the Town's largest commercial centers, Belle Hall Shopping Center, which also consists of large apartment and condominium buildings adjacent to Belle Hall neighborhood and Snowden community as well as the Town's R.L. Jones Recreational Facility and Seacoast Church Campus. The eastern part of the trail will connect with the future and already approved Whipple Trail leading to Lucy Beckham High School. The western part of the trail will connect to SCDOT's I-526 at Long Point Road interchange project, which includes Mount Pleasant Way infrastructure.

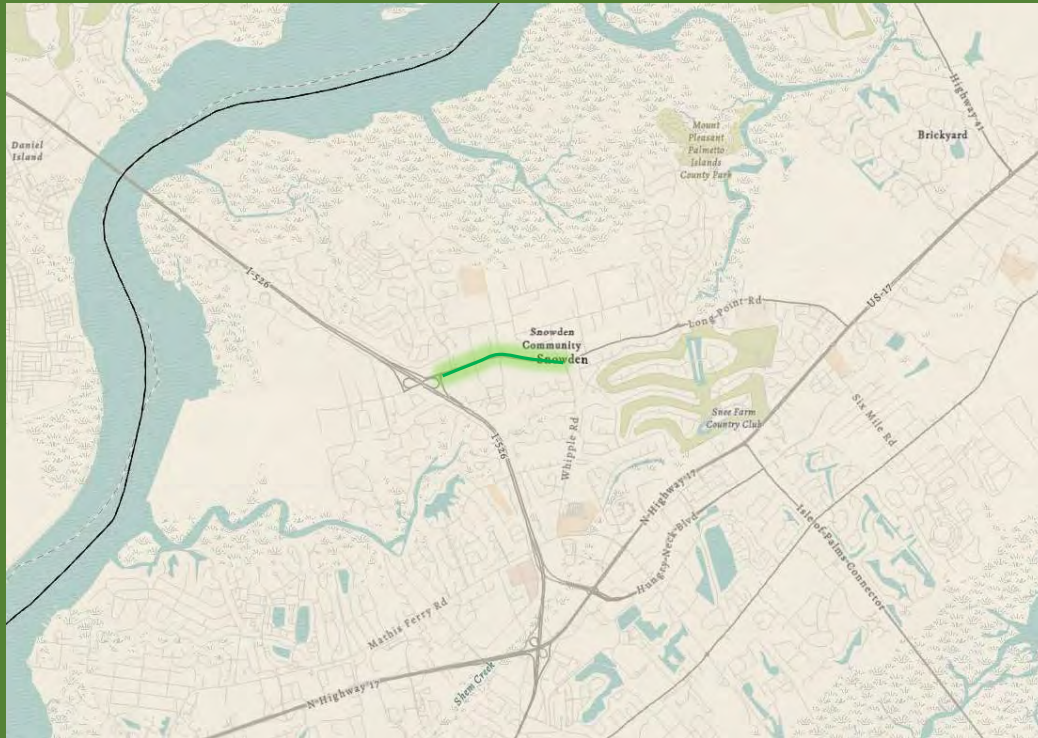
Compliance with Greenbelt Plan:

The framework of the Greenbelt Plan is based on a popular national concept known as "Hubs and Spokes." Under this concept, residential, commercial, and business landscapes are linked to parks, preserves and open space via greenway corridors (spokes). This means access to outdoors for recreation, non-automobile transportation, and participation in activities that can improve health, fitness, and quality of life.

Items to Note:

If the final design allows construction wholly within the existing right of way, certain property acquisitions may not be necessary, decreasing the Town's ultimate final request.

Mount Pleasant Way: Long Point Trail, I-526 to Whipple Rd. (Town of Mount Pleasant)



Committee Agenda Item

To: Bill Tuten, County Administrator
From: Eric Davis **Dept.:** Greenbelt Programs
Subject: Mt. Pleasant Way Rifle Range Trail (Venning to Bragg) Urban Greenbelt Project
Request: Request to Approve
Committee: Finance Committee **Date:** May 02, 2024

Department	Coordinated with:
Deputy County Administrator	Christine O. Durant
Budget	Mack Gile
Legal	Marc Belle
Administrator	Bill Tuten
Clerk	Kristen L. Salisbury

Fiscal Impact:

There are sufficient funds in the Greenbelt portion of the Transportation Sales Tax to fund the request.

Funding: Was funding previously approved? NO

If yes, please provide the following:	Org	Object	Balance in Account	Amount Needed for item

Situation:

In accordance with Charleston County Ordinance #1424 as amended, the Greenbelt Advisory Board (GAB) shall review all Greenbelt project applications and make funding recommendations to County Council. The GAB considered the following project at its April 10, 2024, meeting.

The Town of Mt. Pleasant (TOMP) requests \$750,000 in urban Greenbelt funds for the fee simple purchase of right of way along Rifle Range Rd. between Venning Rd. to Bragg Dr. in Mt. Pleasant for an 8,200' segment of the Mt. Pleasant Way. The Mt. Pleasant Way project proposes to install over 20 miles of interconnected multiuse path throughout TOMP with an additional 15 miles of secondary, greenway, and quiet street routes. The project would connect multiple residential neighborhoods together and residents to commercial centers, the IOP Connector and planned segments of the Mt. Pleasant Way. The Town intends to utilize existing right of way to the greatest extent possible and to only acquire a strip of land along the frontage of adjoining properties where necessary to facilitate construction of the multiuse path. In addressing concerns of some citizens, the Town confirmed during multiple public meetings that condemnation will not be utilized for the project.

A project summary with map is attached.

Department Head Recommendation: As recommended by the Greenbelt Advisory Board, approve funding for the Rifle Range Trail Urban Greenbelt project, provided that upon approval, grant agreements will be executed between the County and the appropriate parties.

Authorize the County Administrator to require the execution and delivery of proper agreements and instruments to implement the conditions of the approval of the grants funds, and to effectuate the goals of the Greenbelt Program ordinances and policies.

Authorize the use of up to \$750,000 to be funded from the Greenbelt portion of County Transportation Sales Tax revenues.

Greenbelt Application Summary – Urban Corridor Project

Project Name:	Mount Pleasant Way – Rifle Range Trail – Venning Rd to Bragg Dr	Total Greenbelt Funds Requested:	\$750,000
Applicant:	Town of Mount Pleasant	Corridor Length:	8,200 feet
Landowner:	Multiple	Greenbelt Cost Per Acre:	n/a
Property Address:	Venning Rd & Bragg Dr	Subcommittee Score:	60

Project Description: The Town of Mount Pleasant is requesting \$750,000 to purchase right of way along Long Point from I-526 to Whipple Rd. for an 8,200' segment of the Mount Pleasant Way, which proposes to install a spine route of over 20 miles of interconnected multiuse paths throughout the Town with an additional 15 miles of secondary, greenway, and quiet street routes. This segment will improve a connection between this area's neighborhoods, commercial zones, IOP Connector MUP, and future Mt. Pleasant Way segments. The Town intends to utilize the existing utility easement not currently being used except as a buffer, to offset bike and pedestrian facilities away from a heavily traveled roadway.

Project Budget	Greenbelt Funds Requested	Match	Total
Land	\$172,500	\$	\$172,500
Admin/Closing	\$577,500	\$	\$
Minor Improvements	---	---	---
Other Planned Improvements	---	\$1,500,000	\$1,500,000
Total	\$750,000	\$1,500,000	\$2,250,000

Funding Information:

- 200% match consists of funds awarded 12-14-2023 from USDOT Safe Streets & Roads for All grant, which will fund design and construction of the MUP Segment. This represents a match of \$2.00 for every \$1.00 of Greenbelt funds.
- Appraisals were not provided with the application due to the uncertainty of the exact MUP route, which will determine exact amounts of necessary ROW for each parcel.

Public Access, Use & Benefit:

This trail segment will be open to the public year-round without restrictions unless closures needed for maintenance. This segment will offset bike and pedestrian use away from heavily traveled roadway and connect access to commercial shopping centers, neighborhoods, and existing and future Mount Pleasant Way multi use paths.

Linkage Opportunities:

This segment consists of multi-use path along Rifle Range Rd from Venning Rd to Bragg Dr. and will connect and provide improved access to the Shoppes at Seaside Farm which also houses large apartment, condominiums, and single-family residences. The trail will also connect adjacent neighborhoods, Seaside Farms, Frankie Retirement Homes, and the Marais. Other direct connection to large subdivisions includes Hidden Lakes, Lakeshore, Sweetgrass, West Point, and Quail Hollow as well as existing multiuse paths on the Isle of Palms Connector. The southern end of the trail will connect the future phase of Rifle Range trails to Founders Way, Watermark Blvd, and Midtown Ave.

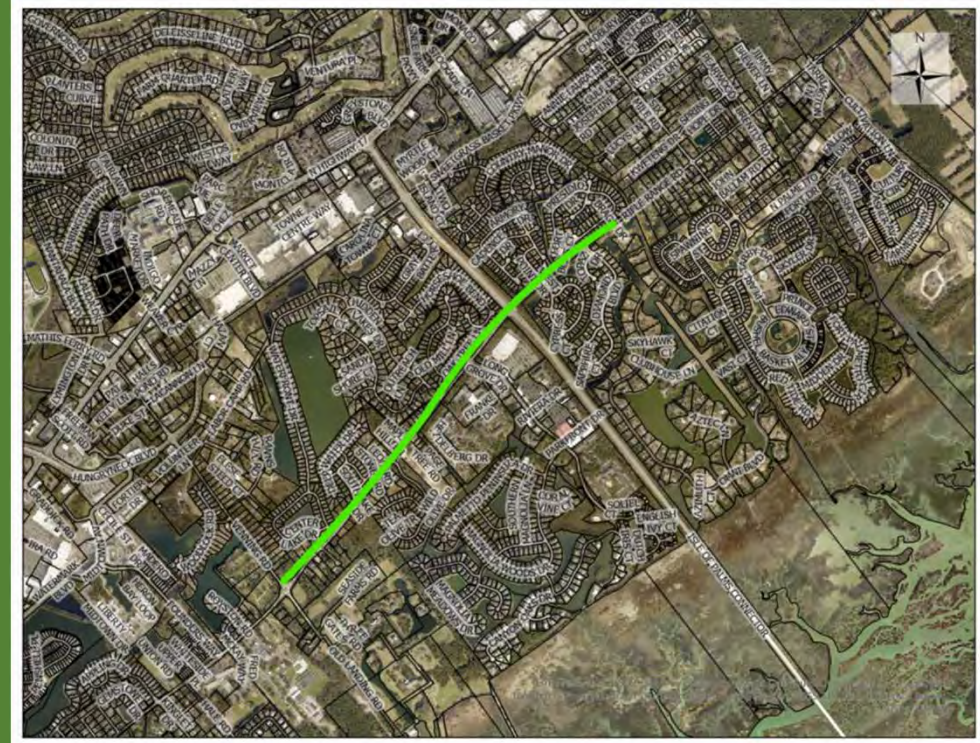
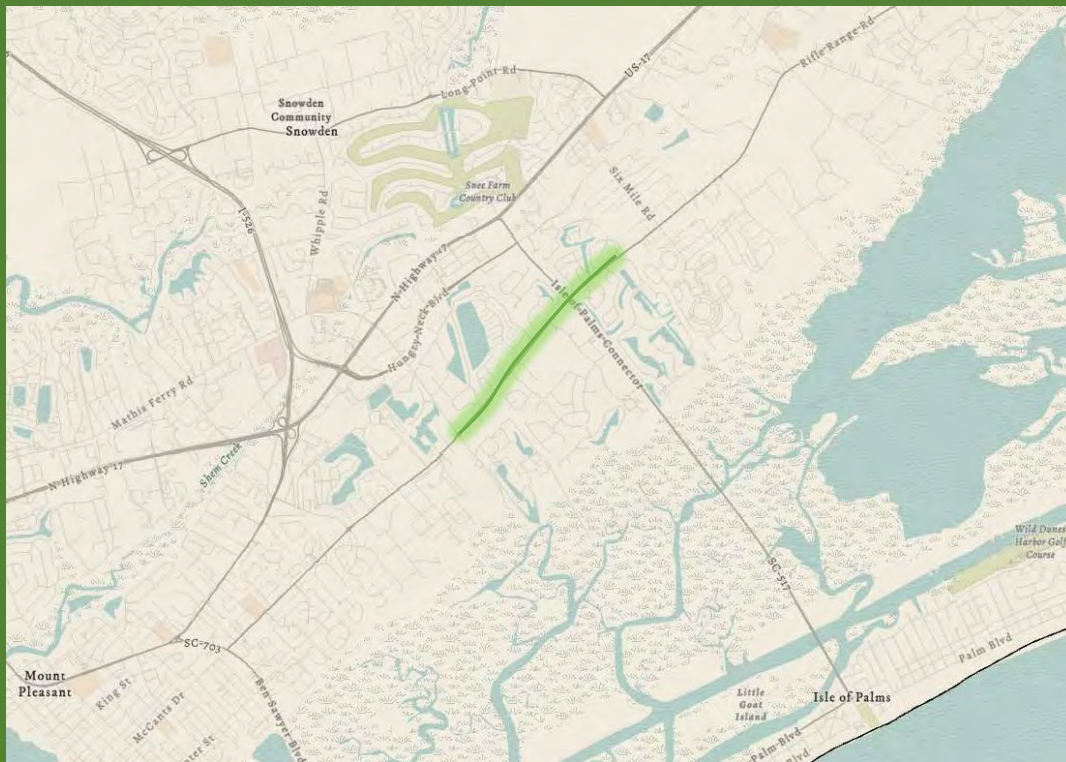
Compliance with Greenbelt Plan:

The framework of the Greenbelt Plan is based on a popular national concept known as "Hubs and Spokes." Under this concept, residential, commercial, and business landscapes are linked to parks, preserves and open space via greenway corridors (spokes). This means access to outdoors for recreation, non-automobile transportation, and participation in activities that can improve health, fitness, and quality of life.

Items to Note:

If the final design allows construction wholly within the existing right of way, certain property acquisitions may not be necessary, decreasing the Town's ultimate final request.

Mount Pleasant Way: Rifle Range Trail- Venning Rd to Bragg Dr (Town of Mount Pleasant)



Committee Agenda Item

To: Bill Tuten, County Administrator
From: Eric Davis **Dept.:** Greenbelt Programs
Subject: Lincolnville Cultural Heritage Welcome Center Urban Greenbelt Project
Request: Request to Approve
Committee: Finance Committee **Date:** May 02, 2024

Department	Coordinated with:
Deputy County Administrator	Christine O. Durant
Budget	Mack Gile
Legal	Marc Belle
Administrator	Bill Tuten
Clerk	Kristen L. Salisbury

Fiscal Impact:

There are sufficient funds in the Greenbelt portion of the Transportation Sales Tax to fund the request.

Funding: Was funding previously approved? NO

If yes, please provide the following:	Org	Object	Balance in Account	Amount Needed for item

Situation:

In accordance with Charleston County Ordinance #1424 as amended, the Greenbelt Advisory Board (GAB) shall review all Greenbelt project applications and make funding recommendations to County Council. The GAB considered the following project at its April 10, 2024, meeting.

The Town of Lincolnville requests \$126,247 in urban Greenbelt funds for the fee simple purchase of 2 acres located in the Town of Lincolnville at W. Carolina Avenue and W. Smith St. The project would protect a space for the future Lincolnville Cultural Heritage Welcome Center, a passive park, and trailhead for walking and biking through the Lincolnville Historical Recreation Park. In 2022, The Town of Lincolnville was recognized and included in the Reconstruction Era National Historic Network and is currently partnering with the National Park Service to design the park. Approval of the request would result in \$25,839 of forward spending from the Town's allocation. The Town has a lifetime projected balance of \$335,300.

A project summary with map is attached.

Department Head Recommendation:

As recommended by the Greenbelt Advisory Board, approve funding for the Lincolnville Cultural Heritage Welcome Center Urban Greenbelt project, provided that upon approval, grant agreements will be executed between the County and the appropriate parties.

Authorize the County Administrator to require the execution and delivery of proper agreements and instruments to implement the conditions of the approval of the grants funds, and to effectuate the goals of the Greenbelt Program ordinances and policies.

Authorize the use of up to \$126,247 to be funded from the Greenbelt portion of County Transportation Sales Tax revenues.

Greenbelt Application Summary – Urban Project

Project Name:	Lincolntown Cultural Heritage Welcome Center	Total Greenbelt Funds Requested:	\$126,247
Applicant:	Town of Lincolntown	Total Acres:	2.0
Landowner:	Glen Burke	Greenbelt Cost Per Acre:	\$50,000
Property Address:	138 W Carolina Ave - Lincolntown PID 3760800014	Subcommittee Score:	83

Project Description: The Town of Lincolntown requests \$126,247 in Urban funds to purchase 2 acres located on W Carolina Ave in Lincolntown. The subject property will be used as the Lincolntown Cultural Heritage Welcome Center, a passive park, and trailhead for walking and biking through the Lincolntown Historical Recreation Park. Lincolntown (1867) was one of the first settlement communities incorporated after the Civil War. The property contains a late 1800s residential structure that is intended to be restored as a historical interpretive welcome center for the larger historical/cultural park.

Project Budget	Greenbelt Funds Requested	Match	Total
Land	\$100,000	---	\$100,000
Admin/Closing	\$6,000	\$5,200	\$11,200
Minor Improvements	\$20,247	---	\$20,247
Other Planned Improvements	---	\$136,790	\$136,790
Total	\$126,247	\$141,990	\$268,237

Funding Information:

- 112% match consists of \$5,200 in Admin and Closing costs, \$65,240 in-kind park planning and design work through the National Park Service's Rivers, Trails and Conservation Assistance program, \$51,350 donated consulting services from Dr. Seele's Lincolntown Preservation Society team, and \$15,000 in Town funds for site development. This represents a match of \$1.12 for every \$1.00 of Greenbelt funds. *Note: Pledges of in-kind services represent 86% of the project match.*
- An appraisal was completed January 2024 valuing the land at \$100,000 and the structure at \$0.

Public Access, Use & Benefit: Daily public access is planned as the jumping off point to the Lincolntown Historical Recreation Park, which will feature walking/biking trails and interpretative programming.

Linkage Opportunities: The subject property will be connected to bike/ped corridors stretching throughout the larger Historical/Cultural Park plan being developed by the NPS. The Town's first approved greenbelt project is located less than ½ a block from the subject property.

Compliance with Greenbelt Plan:

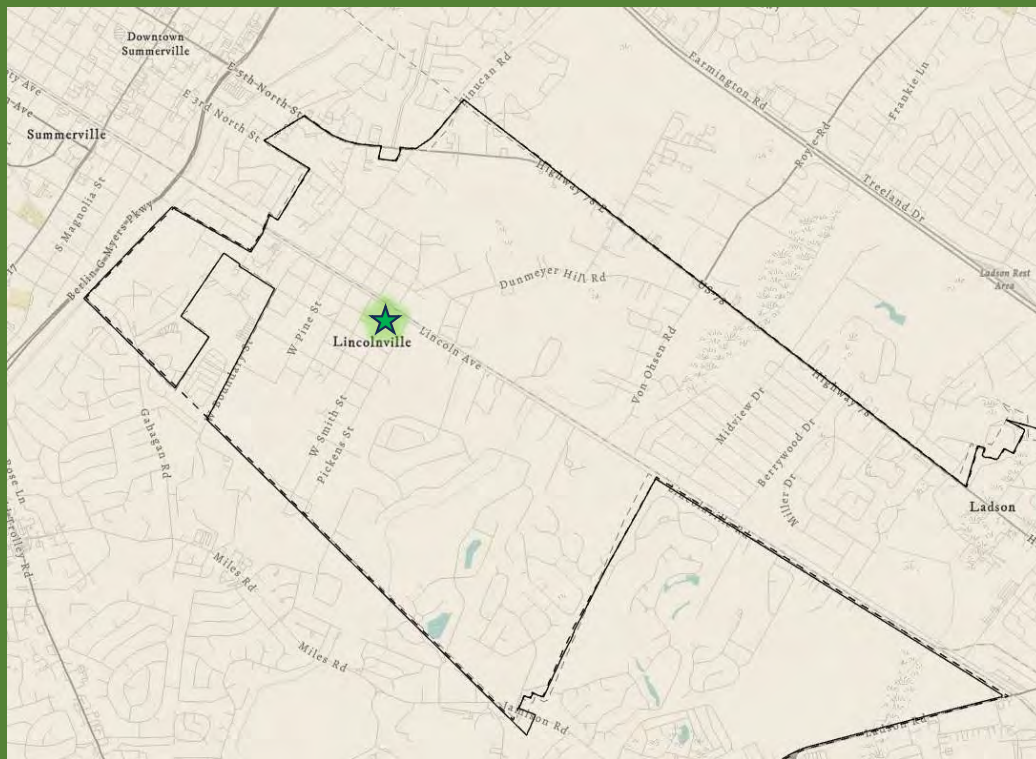
- Provides 1.5 acres of urban lands and 0.5 acres of freshwater wetlands.
- Protects heritage landscapes that are historically and culturally unique to the county.
- Part of planned greenway corridor that will link to the Town's Historical and Recreational Park.

Items to Note:

- In 2022, The Town of Lincolntown was recognized and included in the Reconstruction Era National Historic Network.
- Funding will be sought from the National Park Service, USDA and other sources for park development and maintenance.
- In addition to NPS, other partners include the Gullah-Geechie Cultural Heritage Corridor, Conservation Voters of SC, and the Lincolntown Preservation and Historical Society.
- **The Town's request of \$126,247 would require \$25,839 in forward spending. Its current available allocation is \$100,408 and lifetime projected balance is \$335,300.**

Lincolnvile Cultural Heritage Welcome Center

(Town of Lincolnvile)



Committee Agenda Item

To: Bill Tuten, County Administrator
From: Eric Davis **Dept.:** Greenbelt Programs
Subject: Betsy Kerrison Nature Trail Phase 4 Rural Greenbelt Project
Request: Request to Approve
Committee: Finance Committee **Date:** May 02, 2024

Department	Coordinated with:
Deputy County Administrator	Christine O. Durant
Budget	Mack Gile
Legal	Marc Belle
Administrator	Bill Tuten
Clerk	Kristen L. Salisbury

Fiscal Impact:

There are sufficient funds in the Greenbelt portion of the Transportation Sales Tax to fund the request.

Funding: Was funding previously approved? NO

If yes, please provide the following:	Org	Object	Balance in Account	Amount Needed for item

Situation:

In accordance with Charleston County Ordinance #1424 as amended, the Greenbelt Advisory Board (GAB) shall review all Greenbelt project applications and make funding recommendations to County Council. The GAB considered the following project at its April 10, 2024, meeting.

The Kiawah Island Natural Habitat Conservancy requests \$861,200 in rural Greenbelt funds for the fee simple purchase of 8.6 acres located between Betsy Kerrison Parkway and Bohicket Creek on Johns Island. The project would protect vital natural habitat consisting of dense maritime forest, a hummock island, grand trees, floodplains, and tidal salt marsh along Bohicket Creek. This property represents a crucial connection between the adjacent phases 2 and 3 of the project, consolidating properties associated with phases 1-3. There is an existing housing structure onsite that will serve as an information center, intern housing, office space, and/or public or private meeting space. The value of the house would be funded through non-Greenbelt funds and the owner would have one year from closing to vacate the property.

A project summary with map is attached.

Department Head Recommendation:

As recommended by the Greenbelt Advisory Board, approve funding for the Betsy Kerrison Nature Trail Phase 4 Rural Greenbelt project, provided that upon approval, grant agreements will be executed between the County and the appropriate parties.

Authorize the County Administrator to require the execution and delivery of proper agreements and instruments to implement the conditions of the approval of the grants funds, and to effectuate the goals of the Greenbelt Program ordinances and policies.

Authorize the use of up to \$861,200 to be funded from the Greenbelt portion of County Transportation Sales Tax revenues.

Greenbelt Application Summary – Rural Project

Project Name:	Betsy Kerrison Nature Trail Phase 4	Total Greenbelt Funds Requested:	\$861,200
Applicant:	Kiawah Island Natural Habitat Conservancy Inc.	Total Acres:	8.6
Landowner:	Richard G Thomas	Greenbelt Cost Per Acre:	\$95,930
Property Address:	4360 Betsy Kerrison Parkway John's Island (PID 2030000043)	Subcommittee Score:	81

Project Description: Kiawah Island Natural Habitat Conservancy request \$853,700 in Rural Greenbelt funds towards the purchase of 8.6 acres located at 4360 Betsy Kerrison Parkway, Johns Island. Much like the first 3 phases of the larger nature trail project, phase 4 will serve as an integral part in establishing a wildlife corridor along Betsy Kerrison Pkwy. Phase 4 provides vital natural habitat, consisting of dense maritime forest, a hummock island, and tidal salt marsh along Bohicket Creek. These areas will remain in their undeveloped state, with the addition of small connecting trails to the adjacent properties (phases 2 and 3). There is an existing housing structure on-site that could serve as an information center, intern housing, office space, and public or private meeting space. An additional structure may be constructed on a portion of the property that would be used for public/private events but would not exceed the total impervious surfaces threshold set forth by the Charleston County Greenbelt Ordinance.

Project Budget	Greenbelt Funds Requested	Match	Total
Land	\$825,000	\$400,000	\$1,225,000
Admin/Closing	\$1,200	\$5,187	\$6,387
Minor Improvements	\$35,000	---	\$35,000
Other Planned Improvements	---	\$50,000	\$50,000
Total	\$861,200	\$455,187	\$1,316,387

Funding Information:

- 53% Match consists of: \$400,000 applicant contribution towards land acquisition covering the cost of the existing home, \$50,000 in planned improvements, \$1,200 towards Phase 1 ESA, \$487 for appraisal, and \$3,500 for closing costs. This represents a match of \$0.53 for every \$1.00 of Greenbelt funds.
- The applicant has applied to the State Conservation Bank for \$225,000 in the Spring cycle, but if funding is not awarded, Kiawah Conservancy is committed to cover the entire acquisition match themselves.
- Appraised fair market value as of November 21, 2023, is \$1,225,000. Land appraised at \$825,000 and existing home appraised at \$400,000.

Public Access, Use & Benefit: This project will provide daily public access sunrise to sunset. Phase 4 will be part of the planned public nature trail network, connecting to phases 2 & 3 with pervious trails.

Linkage Opportunities: The trail's design will incorporate the existing dirt roadway and nature trails on adjacent properties, ensuring accessibility and ease of connection between all phases of the project.

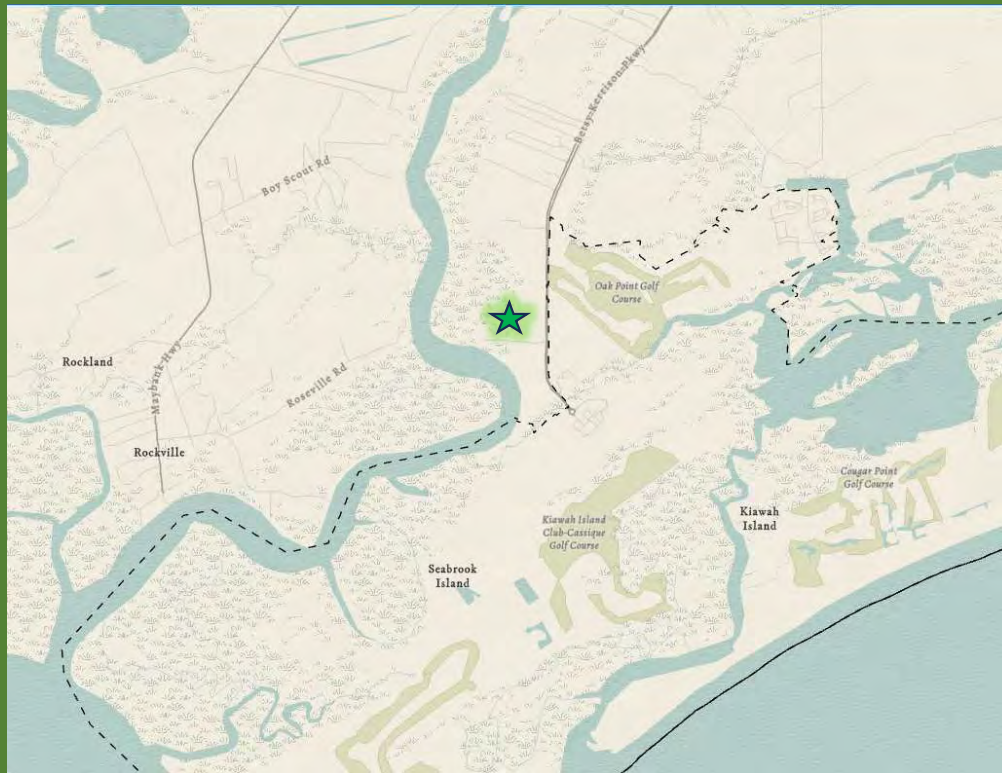
Compliance with Greenbelt Plan:

- Protects Lowcountry Natural Resources and Infrastructure such as upland forests, saltwater marsh, floodplains, land critical to clean water and grand trees.
- Protects wildlife habitat. Provides passive greenspace.

Item to note: The seller has requested to stay on the property after the sale is complete to construct his new home in Wadmalaw. The amount of time agreed upon would not exceed one year past closing.

Betsy Kerrison Nature Trail Phase 4

(Kiawah Island Natural Habitat Conservancy)



Committee Agenda Item

To: Bill Tuten, County Administrator
From: Eric Davis **Dept.:** Greenbelt Programs
Subject: Harrell Family Park Rural Greenbelt Project
Request: Request to Approve
Committee: Finance Committee **Date:** May 02, 2024

Department	Coordinated with:
Deputy County Administrator	Christine O. Durant
Budget	Mack Gile
Legal	Marc Belle
Administrator	Bill Tuten
Clerk	Kristen L. Salisbury

Fiscal Impact:

There are sufficient funds in the Greenbelt portion of the Transportation Sales Tax to fund the request.

Funding: Was funding previously approved? NO

If yes, please provide the following:	Org	Object	Balance in Account	Amount Needed for item

Situation:

In accordance with Charleston County Ordinance #1424 as amended, the Greenbelt Advisory Board (GAB) shall review all Greenbelt project applications and make funding recommendations to County Council. The GAB considered the following project at its April 10, 2024, meeting.

The Town of Meggett requests \$4,976,000 in rural Greenbelt funds for the fee simple purchase of 161.6 acres located in the Town of Meggett off Gibson Rd. and adjacent to Wadmalaw Sound and Oyster House Creek. The project would provide public passive use of non-motorized boating access to deep water, passive outdoor recreation, agriculture, active recreation, as well as conservation for the prevention of residential development, protections to water quality, wildlife habitat, Lowcountry wetlands and viewsheds. The GAB's recommendation for approval includes a special condition limiting impervious surfaces to 3.13 acres.

A project summary with map is attached.

Department Head Recommendation:

As recommended by the Greenbelt Advisory Board, approve funding for the Harrell Family Park Rural Greenbelt project with the condition that impervious surfaces be limited to 3.13 acres, provided that upon approval, grant agreements will be executed between the County and the appropriate parties.

Authorize the County Administrator to require the execution and delivery of proper agreements and instruments to implement the conditions of the approval of the grants funds, and to effectuate the goals of the Greenbelt Program ordinances and policies.

Authorize the use of up to \$4,976,000 to be funded from the Greenbelt portion of County Transportation Sales Tax revenues.

Greenbelt Application Summary – Rural Project

Project Name:	Harrell Family Park	Total Greenbelt Funds Requested:	\$4,976,000
Applicant:	Town of Meggett	Total Acres:	161.55
Landowner:	Charlotte D Harrell Family Trust	Greenbelt Cost Per Acre:	\$27,855
Property Address:	4708 Gibson Rd – Meggett PIDs 1930000026, 1930000045	Subcommittee Score:	80

Project Description: The Town of Meggett is applying for \$4,976,000 of rural Greenbelt funds for the fee simple acquisition of 161.55 acres located at 4708 Gibson Road, Meggett, SC. Open Space Institute Land Trust Inc. is in contract to purchase the property and later sell it to the Town of Meggett. The project will provide passive use of non-motorized boating access to deep water off the Wadmalaw Sound, passive outdoor recreation, agriculture, active recreation, as well as conservation for the prevention of residential development, protections to water quality, wildlife habitat, Lowcountry wetlands and viewsheds.

Project Budget	Greenbelt Funds Requested	Match	Total
Land	\$4,500,000	\$3,130,000	\$7,630,000
Admin/Closing	\$39,000	\$72,000	\$111,000
Minor Improvements	\$437,000		\$437,000
Other Planned Improvements	---	\$670,000	\$670,000
Total	\$4,976,000	\$3,872,000	\$8,848,000

Funding Information:

- 78% match consists of: \$2,500,000 applicant contribution toward land acquisition, \$630,000 in landowner donation of value, \$670,000 in other improvements, and \$72,000 in applicant financing costs. This represents \$0.78 of match for every Greenbelt dollar.
- Appraised fair market value as of October 2023 is \$7,630,000.
- The Town of Meggett has applied for \$2,500,000 in SC Conservation Bank funds toward the purchase.

Public Access, Use & Benefit:

Open daily from sunrise to sunset. Short term planned uses include water access via existing dock for fishing, crabbing and paddling, trails (bike/ped & equestrian), agriculture (pecans and gardens), playgrounds, and festivals/events. Longer term potential uses include picnic shelters, equine campground, and athletic courts.

Linkage Opportunities:

- Blue trail connecting; Meggett County Park, Parishville Landing, Roxbury Park, and Wide-Awake Park.
- Component of greenway connecting the Reserve at Meggett, Meggett Town Hall, St. Paul's Library, West County Aquatic Center, Hollywood Town Hall, local stores and restaurants.
- The Town was awarded \$460,000 from SCPRT for the construction of sidewalks/multi-use trails along Church Flats Rd to be used in connecting an existing Greenbelt project and this project if approved.

Compliance with Greenbelt Plan:

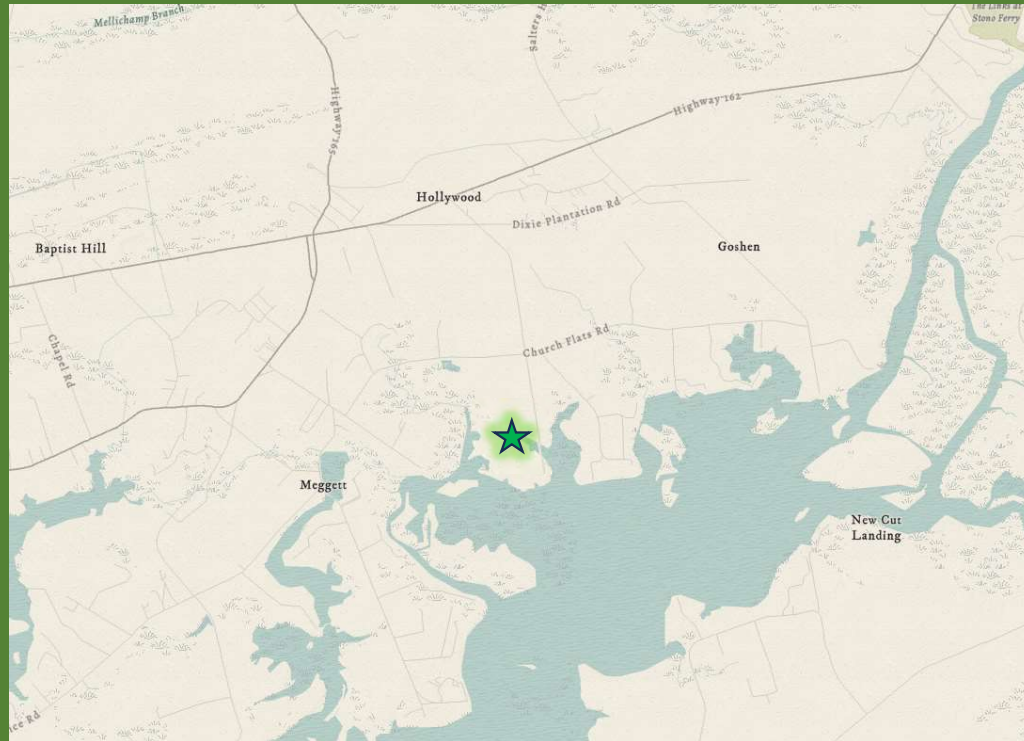
- Protects 156.41 acres of rural Greenbelt lands and 5.14 acres of Lowcountry wetlands while providing both active and passive park features.

Items to Note:

- Property has a cottage and old barn/pecan processing facility valued at \$0 in appraisal. The Town plans to renovate the cottage to house a part time groundskeeper/security. The part of the barn will be demolished while another part will be renovated for storage.
- Developers are interested in the property, which could accommodate 30-50 homes and around 20 private docks. Owner elected to give OSI/Meggett the opportunity to obtain acquisition funding first.
- The Town intends to place a conservation easement on the property with Lowcountry Land Trust similar to other Greenbelt properties Roxbury Park and The Reserve at Meggett.
- Ownership Trust consists of Robert W. Harrel, Jr., Dr. Lea Harrell Kirkland and John D. Harrell.

Harrell Family Park

(Town of Meggett)



Charleston County Council

Memorandum

To: Finance Committee
From: Kristen Salisbury, Clerk of Council
Date: April 29, 2024
Subject: Receipt of Legal Advice re: Palmetto Commerce Interchange Eminent Domain Litigation

At the Finance Committee of May 02, 2024, the Finance Committee will enter into Executive Session pursuant to S.C. Code Ann. 30-4-70(a)(2) to receive legal advice regarding Palmetto Commerce Interchange Eminent Domain Litigation.