

**TOWN OF SULLIVAN'S ISLAND
SOUTH CAROLINA
PLANNING COMMISSION
REGULAR MEETING MINUTES
Wednesday, November 12, 2008**

A regular meeting of the Town of Sullivan's Island Planning Commission was held at 6:30 p.m., Wednesday, November 12, 2008 in Town Council Chambers, 1610 Middle Street all requirements of the Freedom of Information Act having been satisfied. Present were Commission members Chairman Hal Currey; Vice-Chairman John Winchester, Aussie Geer, Nicky Bluestein, Anne Osborne Kilpatrick and Elaine Fowler; Zoning Administrator Kent Prause and Assistant to Administrator Lisa Darrow.

I. Call to Order. Chairman Currey called the meeting to order and stated the press and public were duly notified pursuant to state law. He noted Bobby Thompson had an excused absence.

II. Approval of Agenda.

MOTION: Ms. Kilpatrick made a motion to approve the agenda with the following amendment: add under Item VI (A) Unfinished Business, Discussion of Planning Commission's October 13, 2008 meeting with the consultants of the Community Commercial District Master Plan during the design charette; seconded by Mr. Bluestein; MOTION PASSED UNANIMOUSLY.

III. Approval of Minutes.

October 7, 2008 Regular Planning Commission Meeting

MOTION: Mr. Winchester made a motion to approve the October 7, 2008 Regular meeting minutes with minor changes on page 2 of 2 for grammar and clarity; seconded by Ms. Kilpatrick.

**COMMISSION APPROVED: SIX (6) WITH ONE (1) ABSTENTION
(Chairman Currey, absent from this meeting)**

**October 23, 2008 Special Planning Commission Meeting/
Comprehensive Plan Workshop**

MOTION: Ms. Kilpatrick made a motion to approve the October 23, 2008 Special Planning Commission Meeting/Comprehensive Plan Workshop with the following change: clarify 0 Intracoastal Waterway as Club House Island; seconded by Chairman Currey; MOTION PASSED UNANIMOUSLY

IV. Correspondence & General Public Comments - None

V. New Business

A. 2009 Planning Commission Meeting Calendar

Planning Commission reviewed and approved by consensus the proposed 2009 meeting calendar prepared by Staff (Exhibit A).

B. Town Comprehensive Plan Review Elements and Needs & Goals

Chairman Currey reiterated the plan articulated in the special meeting/workshop held just prior to this Commission meeting: Chairman Currey, Vice-Chairman Winchester and Asst. to Administrator Darrow will meet this week to review all the Comprehensive Plan draft

documents, incorporating changes provided by Commission members tonight and modifying the documents for grammar, format and clarity. Any deficiencies will be noted and reported to BCD-COG. Thereafter, Asst. to Administrator Darrow will make the modifications to the draft documents and disseminate to Commission for review as soon as possible. Commission members agreed to have grammatical and scribner errors sent directly to Staff and they would be prepared to provide substantive change recommendations at the November 20, 2008 Special Planning Commission/Workshop.

Chairman Currey noted that the Commission agreed to re-schedule its November 17, 2008 special meeting to November 20, 2008 to provide enough time for Staff to revise the Comprehensive Plan documents and Commission to review the changes.

Chairman Currey and the Commission remain committed to providing Council with a final draft Plan by the December 2008 Council meeting.

VI. Unfinished Business

A. October 13, 2008 Special Meeting with consultant for Community Commercial District Master Plan

Chairman Currey noted that, at Council's request, the Commission met with the consultants selected to design the Community Commercial District Master Plan on Monday, October 13, 2008, during the design charette at Holy Cross Episcopal Church, Sullivan's Island. While the Commission did not deliberate or take any votes, Chairman Currey noted this gathering was advertised to the public as a special Planning Commission meeting. Accordingly, the Town needs to have minutes of the event for public records. Chairman Currey noted he was not in Town and missed this meeting; however, Vice-Chairman Winchester said he would work with Asst. to Administrator Darrow to draft some basic minutes for Commission's consideration.

B. Accreted Land Management Consultant Services – Status Update

Staff reported that the consultants (Coastal Science & Engineering) were approximately eighty-percent complete with studies and their field reports should be forwarded to Town Council in December. Chairman Currey noted that the consultants would gather public feedback on its draft study pursuant to the RFP.

C. Community Commercial (CC) District Master Plan – Status

Staff reported that the consultants (Seamon Whiteside & Associates/Urban Edge) continue work on the final draft of the conceptual master plan. Council has not received a final draft plan for consideration. Chairman Currey noted that the consultants would gather public feedback on its draft study pursuant to the RFP.

The meeting was adjourned at approximately 7:05 p.m. (Chairman Currey motioned; Ms. Geer seconded).

Respectfully submitted,

Lisa Darrow

Asst. to Administrator

Approved at the December 10, 2008 Regular Planning Commission Meeting