

TOWN OF MOUNT PLEASANT, SOUTH CAROLINA
SHEM CREEK TASK FORCE
Tuesday, August 7, 2018
5:00 PM
Municipal Complex, Committee Room, 3rd Floor
100 Ann Edwards Lane
Mount Pleasant, SC 29464

Minutes

Members Present: Cheryll Woods-Flowers, Chair; Brett Bennett; Billy Barnwell; Elizabeth Anderegg; Miles Martschink; Grace Edwards; Randy Friedman; Ellie Thomas (by phone), Mr. Bubba Simmons (entered at 5:07 p.m.)

Ms. Woods-Flowers called the meeting to order at 5:05 p.m.

1. Approval of Minutes from the November 21, 2017 meeting

Mr. Martschink moved to approve the minutes, seconded by Ms. Anderegg. All present voted in favor.

2. Public Comments

Ms. Tressy Magwood Mellichamp stated she is the daughter of a commercial fisherman and has lived in this community her entire life, and her family has lived here for many generations. She is here to speak on behalf of the commercial fishermen and the need for permanent working waterfronts. (Mr. Simmons entered at 5:07 p.m.) She would like to ask this Task Force to consider a plan or a study to ensure Shem Creek remains a commercial working fleet with a diverse seafood industry. That this plan considers all commercial facets of this commercial industry including:

- Working waterfront docks
- Ice
- Unobstructed transportation of products to and from the markets

Ms. Mellichamp said that as the Town worked on the Coleman Revitalization Plan, the little island that allowed Coleman to access Live

Oak was attempted to be removed and there are still commercial trucks that need to get back there to pick up shrimp to take to market, and that would have devastated the commercial industry.

Ms. Mellichamp said everyone loves the Town docks, but the new pedestrian walkway that was installed on the creek took about four or five feet away from the creek. She said if you are sitting in a vessel in the creek and there are docks on both sides with boats docked, it is difficult to tell that the creek has narrowed. She stated her father was attempting to turn his boat around, which he has done his entire life, and ran into a fishing vessel which cost him several hundred dollars. She said when new infrastructure is installed, those kinds of things need to be considered. She said there was no information disseminated. Ms. Mellichamp said the new docks are loved, but at low tide the big vessels cannot get over there as dredging needs to be done. She asked that the large and small vessels be considered when changes are made.

Ms. Mellichamp said with the new Wando Dock Purchase there are no guarantees, nor is it known if this is going to be a permanent home for the seafood industry. She said there are many commercial fishermen that are still working in the creek. The fishermen and the community need to stop revisiting this issue every few years with every newly elected administration. It is time to come up with a permanent plan to ensure Shem Creek remains a working creek. Ms. Mellichamp thanked the Task Force for their time and said they are doing a great job, but there are some things to be considered and she asked them not to hesitate to contact the fishermen to ask for advice before things are put on paper. She said we need a guarantee that Shem Creek will be a commercial creek for a long time to come.

Mr. George McGrath – 401 Patjens Lane. Mr. McGrath said he is here because he is concerned about the hotel going in at the corner of Whilden behind the Cassique Group. He said it is a third of an acre lot with a 17-room hotel and a restaurant and no parking.

Ms. Woods-Flowers said she did not know whether that is outside of the Shem Creek planning area.

Ms. Ashley McGrath – 401 Patjens Lane – she said she is mostly concerned about the entertainment area of Shem Creek and the commercial parking and how that and the added pressure of people going toward that area are affecting the residents of the Old Village area. She said although they are at a different area, they are thinking larger scale and interested in different solutions to help the permanent residents living in these homes in the Old Village. She said it is a problem when you arrive home from work with children and groceries in tow and there is no place to park. She said their neighbors have discussed options as far as maybe a residential parking zoning or pass, and they do not know the answer but wanted to make sure the Task Force is thinking about it and try to help protect the people who are trying to live there and enjoy their quality of life.

Ms. Woods-Flowers said part of the Task Force discussion has been parking relative to the events going on around and on the creek and in residential areas, particularly parking because it happens on the other side of Coleman as well.

Ms. McGrath said she appreciates it, and she appreciated being given the opportunity to speak.

Ms. Woods-Flower said before we move on to item 3, Staff report on the RFQ process, she wanted to let the Task Force know that today at 2:33, she received a response from Mayor Haynie from her letter to he and Council that she sent on July 9. She read the e-mail as follows: “Dear Cheryll, Council and I received the letter from you regarding increased funding for consulting for Shem Creek regarding the Task Force’s identification of issues. There has been some discussion and given that Council has just authorized \$100,000 for a numerical modeling study of the Crab Bank renourishment proposal, we would like to defer making a decision on the Task Force funding request until we get some preliminary findings on the Crab Bank study. This will enable us to make decisions for Shem Creek with a fuller array of information of all the information that lie before us. Thank you and your group for your work.”

Ms. Woods-Flowers said she would like Staff to go over the report on the RFQ process, which is a lot of information.

3. Staff report on the RFQ process

Ms. Sims stated she put together this presentation before this e-mail was received, so she will give the presentation as prepared, and then elaborate on it based on what we have learned in the e-mail.

Ms. Sims said this version of the RFQ posted on January 29, 2018, and on March 28, 2018 it was closed with two responses. The Evaluation Committee Members appointed by Chair Woods-Flowers individually scored the responses and directed Staff to begin negotiations with the highest scored firm per the recommendation of the Committee. The identified firm prepared a proposal to complete the work that was identified in the RFQ and the cost of the work exceeded the current budget, which at the time was \$50,000. Ms. Sims said Staff reconvened the Evaluation Committee and asked for direction whether to proceed with negotiations with the second firm or to halt the process and request additional funding from Town Council. The decision was made to request additional funding. Ms. Sims said she understood the findings for the Crab Bank Study were due back in November. Ms. Woods-Flowers said she responded to Mayor Haynie, thanking him for his letter and asking if he had a timeline, but she had not heard back from him as of yet. Ms. Sims said she would confirm, but the last she heard the results were due back in mid-November.

Ms. Sims said she spoke with Mr. Griles and asked if negotiations could be held open for that long, and she said they must be closed out if November is the earliest we would know anything.

Ms. Woods-Flowers asked if another RFQ would need to be sent out and Ms. Sims and Mr. Griles both responded in the affirmative.

Mr. Barnwell asked what the cut-off date is for closing the negotiations. Mr. Griles stated typically there is a time period that is in the solicitation that states that the firm is required to hold the proposal firm through that date, which is usually ninety to one-hundred and twenty days,

depending on the complexity of the purchase. He thinks this one may be ninety days, and we need to look at what is a fair time period for them to hold their response and then to be able to negotiate. If the time period is exceeded, there is an option to extend for a short amount of time if the respondent is in agreement, but this would be too long.

Mr. Barnwell stated for clarification that this RFQ will terminate if we do not get this money appropriated by the November date, and it will need to be reissued. Mr. Griles responded in the affirmative. Mr. Barnwell asked if the Task Force currently had \$50,000 allocated and Mr. Griles responded in the affirmative. Mr. Barnwell said Council just informed the Task Force that they would not consider any increased funding until the Crab Bank report was received. Ms. Woods-Flowers said that was only the Mayor that said that and he is only one vote of nine.

Mr. Martschink asked how long it could be held open. Mr. Griles said he did not know the date, and he would have to look.

Ms. Woods-Flowers said we can ask them to extend it longer, and Mr. Griles said from a procurement process he must move forward to make an award or end it. He said he could not in good faith take a recommendation in November that was negotiated at this time. The negotiations have been concluded.

Mr. Martschink said the firm was selected, a contract price was negotiated and everything is in place except funding. Mr. Griles responded in the affirmative. Mr. Martschink said the next step would be to approve funding for it to move forward, and then the contract would be signed and the work would begin. Mr. Griles responded in the affirmative. Mr. Martschink asked when the 120 days started. Mr. Griles said in April. Mr. Martschink asked if the end of September would be the appropriate timeframe and Mr. Griles responded that sounded correct.

Ms. Woods-Flowers said the request was sent on July 9, and this e-mail received today was the first indication that they had even received the letter. She said Council could still go forward and put this on the Finance Committee for September and then to Council for September. Ms. Sims

said as long as the Finance Committee Chair agrees to place it on the agenda.

Ms. Woods-Flowers said this was a long and difficult process to get to this point. She said we put this out several times and finally got what we all believed to be a very qualified firm. She does not think we need to chance losing this opportunity and we need to go to Council and have it requested to be placed on the Finance Committee in September and consider it at the September Council meeting, or we are going to be right back where we were. Ms. Woods-Flowers said this is not her job, but this Task Force has been working on this as volunteers for two years. She said Mr. Owens made a great decision when he suggested this Task Force. She said she is thrilled that so much has been accomplished, but she feels strongly that they need to go forward with requesting it be placed on the agenda.

Mr. Friedman said he agrees with Ms. Woods-Flowers. She said we were given one charge which was to make a recommendation. That recommendation of a study being done was accomplished. That was approved and a budget was provided. This Task Force diligently went about the process of vetting that while working within its authority. He said he feels that alone has been very constructive because as long as this Task Force was actually functioning, people at Shem Creek who might have different goals could say to themselves, the community is trying to plan this out. He said it provided a promise of further guidance, but with every month that goes by we see that guidance is not there. Mr. Friedman said the longer we wait to provide guidance, the more problems we will face as a community. Mr. Friedman said if there is no study there is no Task Force, as we have no purpose. With respect to the study, he thinks that to the extent that this entire group can get behind a recommendation, it has more weight than three. He said he did not know if we can get from three to eleven backing the recommendation, but we should start today. Mr. Friedman said he does not know what the recommendation is, or how we got to the number requested, whether it

can be modified, or how good the consultant is. He said it is hard to get behind something he does not know about.

Ms. Woods-Flowers said she would let Staff address that as with procurement rules, there are limitations on what can be shared. Ms. Woods-Flowers said this Task Force knew that the group of three were meeting with Staff to work on this, by following a very defined process, following every law, so as not to have a challenge later on.

Mr. Friedman said we all need to consider it because that is a good thing to do when you are making a key recommendation. Whether we should do it for that reason or we should do it because it would carry more weight, he feels we should stop arguing about it and really learn as much as we possibly can about this proposal, have everyone speak to it, get behind it and vote for it. Whether that can be accomplished today or it takes three meetings, he would hate to think that we give up this job because of the latter or because we can only represent the three that have participated. This is a meritorious opportunity to get the information and to be free to ask questions and see how far we can get.

Ms. Woods-Flowers said it almost sounded like Mr. Friedman thought she did something wrong by sending the letter to the elected body. She asked if he thought she overstepped her bounds by doing that. Mr. Friedman said he has no argument in this sense. The bottom line is as many of us as possible need to get behind this, with as much detail as possible if we want to continue to a meritorious goal, which is to provide guidance sooner than later in the right way.

Ms. Woods-Flowers said the RFQ was prepared as per the recommendations of the Task Force that were laid out to Council after the studies were complete. It was prepared per the recommendations of the Task Force with no extraneous information, no other questions, but included everything this body agreed needed to be included.

Mr. Griles said in the evaluation process, the Committee was required to sign a Conflict of Interest and Confidentiality Statement which is standard for individuals outside of the Town for solicitations where they cannot

discuss the evaluation process or the award recommendation until the award is made. With bids, it is announced at the time of the bid opening what the awards are. With an RFQ, only the names of the firms are announced at the public opening, and in this case the anticipated response was that the cost would be under \$100,000 based on the budget, and so the responses were not opened in public, but the two names of the individuals are available to the public. Mr. Griles said if the Task Force does not have that information but would like to receive it, it is public knowledge. Mr. Griles state if he receives calls from individuals asking for the status, they are told Staff is still in the evaluation and selection process and that is all the information that is given. He said for the firm with which negotiations are not being conducted, they would not know what is happening, or where we are in the process, but they would be given some type of timeline for when the process would be concluded for planning purposes. Mr. Griles said the reason why no information is given out and confidentiality statements are signed by the evaluation members, is to uphold the integrity of the solicitation and procurement process, nor would there be anything to reflect negatively during the negotiation process.

Mr. Martschink said if we wait another month, the rest of the Task Force will not have any further information. Mr. Griles said if there is a possibility that we are going out for bid he would not release any information other than the Town did not make a selection and no other information will be shared.

Mr. Martschink said if we want to thoroughly understand this, we will not be receiving any other information than what was given today as far as this Task Force is concerned. Mr. Griles responded in the affirmative.

Mr. Thomas asked if there could be open enrollment for the Selection Committee, so that anyone that had not joined could join today. Mr. Griles said the selection process is completed. The Committee has made their recommendation, staff has negotiated, and the options now are to move forward, get the funding and make an award recommendation to Committee for consideration. Mr. Thomas said he understands that part,

but the problem is there are five or six people who have no idea what they are trying to get behind, asking why we could not put everyone on the Committee at this time. Mr. Griles said that would put us out of compliance with the procurement process. He said we could not go back and redo the process where we are today.

Ms. Woods-Flowers said she recalled that a subcommittee actually reviewed the language of the RFQ before it went out to bid. Mr. Griles responded in the affirmative. Ms. Woods-Flowers said there was a subcommittee of people that suggested firms that would be solicited. Mr. Griles responded in the affirmative. Ms. Woods-Flowers said the people that were on the Evaluation Committee were not the same as the members that were on the other committees so people were involved through those other two processes to determine what the RFQ would look like. She stated the response that came in was a result of the RFQ that was prepared and approved by the group using the firms that were suggested by members of this Task Force. Mr. Griles responded in the affirmative stating the solicitation was also publicized in the and other firms had been contacted as well. Ms. Woods-Flowers said the full Task Force has been involved in some way in getting to where we are today. Mr. Griles responded in the affirmative.

Ms. Woods-Flowers asked if it is Mr. Griles' belief that the firm the Committee chose was the best firm out of the respondents. Mr. Griles said he has no input, made no comments during the evaluation phase, he does not try to sway but provide direction to the Evaluation Committee to make their recommendation. However, based on his experience, the Committee did an excellent job, the negotiations went well and he was pleased with the firm that was selected. Mr. Griles said he was impressed by their knowledge of the project, their knowledge of the challenges, knowledge of the creek, and he feels that they were excited about the project. Mr. Griles said a lot of the elements and things that the Committee had pointed out were brought in the response. Mr. Griles said he was impressed by their capabilities and experience. He said based on his professional experience and knowledge he is pleased with

the selection, however that was not relayed to the Committee during the evaluation process.

Mr. Barnwell asked if there is a formal limit on the number of members that could have been on the Evaluation Committee had we known that this process would have excluded the other members, in other words, would all of the members have been able to be on the evaluation Committee. Mr. Griles said for the larger projects there is a larger Selection Committee. The typical Committee number is three or five, and a larger number is considered for larger projects.

Mr. Barnwell asked if every member of the Task Force had a copy of the actual RFQ that went out. Ms. Sims said it was sent to everyone. Mr. Griles said yes, and looking at the proposal that was submitted, he felt every issue that was in the RFQ was addressed. He said he even went back and confirmed that was the case before arriving at this meeting.

Mr. Barnwell asked if it is set up like a construction bid with line items, where with the current budget of \$50,000 part of that could be allocated to get started, and then try to get the balance of the funding at a later time. Mr. Griles said he took direction in the negotiations from the Committee, and he could have negotiated down to \$50,000, but he felt the Committee's direction was to get what was asked for in the RFQ. Mr. Griles said he thought the firm came in with a good proposal and had already trimmed their budget, and he felt like the negotiations went well to attain what the Committee wanted.

Mr. Barnwell said his question is can we select part of it that we can afford for the \$50,000 and get started, if the firm were to be amenable to that. Mr. Griles said he could negotiate down the contract but he wanted to clarify a point. He has negotiated with this firm and he needs to either move forward or end the process. He can negotiate down, but the direction of the Committee was to negotiate with this firm and if he is unsuccessful, the instruction was to go to the next firm. However, based on the firm's qualifications and their cost and what they were proposing, he felt he should go back to the Committee and ask for direction because if he moves from that firm to the next one, he cannot go back to the

original firm. So if the negotiations with the second firm are unsuccessful, the only other option would be to go to other firms, and there are none, so at that point the solicitation process would be over.

Mr. Friedman said if we submit this particular number, only three people can attest to it on this Task Force, so there is a problem. If we wanted to bring it down to what we had as an assigned budget to get started, and that were possible, we would have the ability to continue to provide some degree of guidance and move forward. But if we are tied up in all these rules that get us into a situation where we cannot get what is on the table approved, then we have accomplished nothing. Mr. Friedman said it strikes him that we should not be that restricted. Mr. Friedman said if there are five things in the RFQ that we would like to accomplish and that number is too high, but we know that we are authorized to begin something at \$50,000, so he thinks what Mr. Barnwell is suggesting is if there are five things, is there a \$50,000 item that constitutes a first step toward the other four, so that we can move forward, and the Task Force has a reason for being, and he thinks Town Council could not object because they have already authorized it.

Ms. Woods-Flowers said she did not think the Task Force would have wanted the Selection Committee to take apart that RFQ when it was discovered that it was higher. She said she did not know if that would even be allowed. Ms. Woods-Flowers said she is not sure how we could go back to the firm and ask what could be done for \$50,000.

Mr. Griles said currently the Selection Committee makes the determination as to where we go from here. He does not want to get into too much debate about that because they should be able to operate freely without pressure as to their recommendation. Mr. Griles said he understood what Mr. Friedman was saying, and the procurement process does have some limitations, but there is a reason for those and the process overall works very well, but it does not give you the flexibility that you would have in the private sector. Part of that is law and part is adhering to state and Town procurement codes. Mr. Griles said he

wanted to make it clear that he was not the one coming up with the rules and regulations. It is to ensure a fair and impartial process.

Mr. Barnwell said Mr. Griles referred to it as a Selection Committee and he did not realize at the time this would be a Selection Committee, but thought it would be an Evaluation Committee. Mr. Barnwell said Mr. Griles made a statement that it is in their power now, and cannot be reallocated to the board, so those three people make this decision, asking if that is correct. Mr. Griles responded in the affirmative. Mr. Barnwell said the Task Force has given up their vote in this, so it does not really matter if we endorse it or not, asking if that was correct. Mr. Griles responded in the affirmative.

Ms. Woods-Flowers said that there was at no moment during this process that the Selection Committee has not worked on the behalf of the Task Force. Mr. Barnwell said no one is saying differently. Ms. Woods-Flowers said she just wanted to make that clear. Mr. Barnwell said his clarification was that when he agreed to have three members of an evaluation Committee, he thought it was just to evaluate and he misunderstood. The bottom line is the Task Force vested the power in three people, and thus gave up our ability to gain any knowledge of the subject. Ms. Woods-Flowers said she is going to give the ability back right now because she does not think that either Mr. Thomas or Ms. Edwards mind if we have a vote of this Task Force whether we should go forward with the request for the appropriation. Ms. Woods-Flowers said she is fine with someone making a motion that we go forward to ask Council to consider this at their Committee and full Council meeting because she does not want there to be any concern that the majority of this Task Force did not have the ability to make that decision.

Mr. Griles said he may have an issue with that as it would not be proper. The Selection Committee should operate independently and feel like they have the decision to make the recommendation. Mr. Griles said he is cognizant of making sure that when Staff members serve on an Evaluation Committee that they do not serve with their managers so that

they do not feel pressure knowing what the manager's feelings are about their selection. Mr. Griles said he does not feel comfortable with that.

Ms. Woods-Flowers said the letter was written with the agreement of the other members of the Selection Committee, and it was sent to Staff for them to review it to make sure that it was written properly and nothing was omitted. She did not send it of her own volition. She was going through the process as advised. After Staff reviewed it, it was sent to the Mayor and Town Council and a response from the Mayor was received.

Mr. Martschink asked if he is understanding correctly that the Task Force cannot take a vote to confirm Ms. Woods-Flowers' letter. Mr. Griles said a vote can be taken to confirm her letter and Ms. Woods-Flowers offered to the Task Force that they should consider that, but he is not comfortable with them feeling the pressure from that. It is not part of the process and the other Task Force members that are not serving on the Selection Committee, and they should not have an input. Mr. Griles said the reason he is making sure the process is being adhered to is so as to eliminate the potential for a protest on the award.

Mr. Martschink said he does not think any of the Task Force members understood what the process would be because when the RFQ process was worked on in various stages, it was always brought back to the Task Force. He said the real point is, a very good RFQ was released, a good group has responded and been vetted, we have a number, and we have two choices. We can either vote to appeal to Council to fund what has been proposed by the selection Committee, or we start all over again. With the things that have happened there recently, and our concerns are happening, if Council pushes this aside and waits another year or more before they take any action, we do not know what the next opportunity that we will lose will be, whether parking or a dock issue. Mr. Martschink said we need to move quickly and it is going to be up to the people at this table to push it through. He said if Council does not have the desire to deal with this that is certainly their prerogative, but he thinks we need to put this motion forward.

4. Discussion and vote on Recommendation to Town Council regarding additional funding for Study

Mr. Martschink moved that this Task Force support the letter and the recommendation made by the Selection Committee, seconded by Mr. Bennett.

Mr. Friedman asked if there could be an opportunity to amend the motion to provide for a commencement of a start over at the same time seeking what guidance we can get. In other words, modifying the RFQ with a limit of \$50,000 with some guidance with someone to help us with what would be the first step so that we could go to Council with the backing of this Committee, even though we do not know entirely what we are backing, but at the same time, rather than putting all of our cards on the table and risk losing, we at the same time begin a \$50,000 process, so we are at least moving forward should the request be denied.

Ms. Woods-Flowers said she did not think we can do that as we are in the middle of negotiations.

Mr. Martschink said he did not think that is necessary because we are on the end of this process. If this does not get approved in the next thirty to forty-five days it is dead regardless of what we do. He said he thinks this is an important enough issue that Council needs to be aware that we feel it is important. This needs to go in front of Council and it needs to get the attention and if they are unwilling to deal with it, then they can answer to the Town. Mr. Martschink said we need to proceed and we need to do it now.

Mr. Barnwell said we do not have the ability to bifurcate this proposal to see if we can get it started, but it is clear from the procurement department that will not work. He said we are less than sixty days from getting an answer and we do not have the luxury of time, so we are voicing our support for the three-member committee and he suggests that be done.

Mr. Bennett said this is affirmation of the recommendation.

Ms. Anderegg said we have been working on this for two years with a lot of thought and input and came up with some really important proposals and requests that we wanted in that RFQ, and the fact that the Mayor has come back and said that this Crab Bank renourishment study that just popped up unexpectedly and went through the Finance Committee and Council and a no-bid contract took precedence when the Corps of Engineers said they were studying it, is very upsetting and that the Task Force work is being shoved aside by something that is already being done by another entity, and the Mayor is saying he cannot give us this \$100,000 because he is giving it to Crab Bank. She said this was not in the process. It just popped up unexpectedly and went through a no-bid process. Ms. Anderegg said she finds it very upsetting that we could lose the federal funding to renourish Crab Bank because of a study that came out of nowhere, that is probably not going to be admissible or used by the Corps of Engineers and is taking precedence over two years' worth of work. She said she finds it very upsetting that this is how it is coming down. Ms. Anderegg said according to Mayor Haynie Council has already allocated \$100,000 to study the renourishment of Crab Bank. She said now we do not get funding because they decided that the Corps of Engineers did not do a good enough job. She said that is ridiculous.

Mr. Simmons said we all have a lot of time invested in this and he trusts the process we have gone through. He believes that continuing the RFQ and recommending it to Council is the way that we should proceed. If he was the firm that received the award and was asked to reduce it after putting all that time into responding, he does not know if he would stay in it, so he thinks we are better off moving forward and presenting to Council. If Council turns it down, that is on them, not us. The Task Force put the effort into the process, and a good package is ready to be presented and involves the whole area of Shem Creek and he supports moving this forward.

Mr. Thomas said he is happy that there are those that feel we should continue to follow the process. He said the record needs to reflect that he found it interesting that we could not share with the Task Force the process.

Ms. Woods-Flowers called for the vote and all present voted in favor.

Mr. Griles reviewed the list of firms that responded to the RFQ for the record:

Lampl Herbert Consultants, Inc. from Tallahassee Florida
Cranston Engineering Group, PC from Augusta, Georgia

Mr. Friedman asked which one the Task Force is supporting and Ms. Woods-Flowers said we cannot divulge that information at this time. Mr. Friedman asked if we are allowed to get biographical information on the firms and Mr. Griles said no information can be shared.

5. Staff report on proposed development in the Shem Creek Study Area

Mr. Martschink said he requested this be placed on the agenda based on some observations he has had since we have been going through this process. Mr. Martschink said the Wando Seafood property came up which was something that had been addressed by this Task Force. He said he happened to be at a Board of Zoning Appeals two months ago and someone was trying to get a variance to put in four floors instead of three staying within the height limit, with a flat top building, with a four or eight-unit efficiency apartment on Scott Street behind Okra Grill. Mr. Martschink said fortunately it was turned down, but all that area is zoned general business and those types of uses have been identified by the Task Force. People are going to want to buy that land and assemble it and do those types of projects and that is what we are trying to avoid. Mr. Martschink said there is also the parking issue that was brought up by

members of the public earlier. Mr. Martschink asked if there are any plans going forward for any projects down there that the Task Force should be aware of.



Ms. Sims said the map above shows the study area in yellow. She said the only projects Staff is aware of at this time are two Town Capital Projects, and the Patriots Point Master plan. The Town projects are Shem Creek Park Phase 3, which Mr. Mitchell presented several months ago which is the addition of the pedestrian walkway over the bridge and the pocket park improvements on Ronnie Boals Boulevard which have been completed at this time. There has not been much progress made on the Shem Creek bike lanes yet, but that bridge is not slated for replacement by the state for many years. The need is there to have bike lanes installed which would call for a shifting in the striping. Ms. Sims said she checked the Projects and Applications Maps and followed up with the Planning Department to see if anything has been submitted for any of our Boards and Commissions. The only one was what Mr. Martschink mentioned earlier which was declined.

Mr. Barnwell asked if the Town ever considered parking stickers like the ones in downtown Charleston. Ms. Sims said she did not know the answer but she would find out.

Mr. Martschink asked if anything had been done to address the boat ramp parking overflow and Ms. Sims responded in the negative. Ms. Woods-Flowers said that is part of the Shem Creek Task Force study as well as it is a problem.

Ms. Edwards asked if anyone on the Council was aware of what their study is, because she said she didn't think they knew.

Ms. Woods-Flowers said she had spoken to Mr. O'Rourke and sent him minutes from all of the meetings, as well as an earlier special area management plan that was discussed when this group first started. Ms. Woods-Flowers said she also sent that information to Ms. Sims who passed it along to those Council members that had been recently elected. She said she was not sure any of that information had been shared with them. Ms. Woods-Flowers said Mr. O'Rourke called her and said he had no idea how much had been done.

Mr. Friedman asked if Town Council were to reject this recommendation of the Evaluation Committee now bearing the unanimous support of the entire Task Force, does the Task Force cease to exist at that point. Ms. Woods-Flowers said that is up to the elected body.

Mr. Friedman asked if we come back for a meeting. Ms. Woods-Flowers said it is up to them.

Mr. Friedman suggested in support of this proposal that is being made to Town Council, would there be any prohibition to writing a letter that sets forth all of the goals of this effort, even talking about the value of the Task Force outside of making a recommendation, such as, a Task Force that is monitoring the development in the area so as to bring recommendations to Town Council as they come before this body. A letter that would be signed by everyone on this Task Force that argues for our reason for being as well as arguing for support. He said right now he fears that our only reason for being is if they agree to the support. He

asked how other members felt, whether or not the Task Force should continue meeting.

Ms. Woods-Flowers asked if the members wanted to give that some thought and send Ms. Sims some suggestions on how to structure a letter over the next week or so.

Mr. Barnwell asked if we are prohibited from meeting again, and Ms. Woods-Flowers responded in the negative.

Mr. Barnwell said he thinks Mr. Friedman is saying that if the request is turned down, we want to continue meeting.

Ms. Woods-Flowers said she spoke with the Finance Committee Chair and she thinks he is agreeable to putting it on his committee agenda, so we would only need four more votes. Ms. Woods-Flowers said that is why it was important for him to understand what has been accomplished. She said she was surprised that the newly elected Council Members were not informed as to what the Task Force was doing.

Mr. Barnwell said he thought writing a letter of support and a letter of ongoing purpose is a good idea.

Ms. Woods-Flowers asked the Task Force Members to send Ms. Sims their thoughts on writing a letter for on-going purpose.

Mr. Martschink said one thing we can do to support Mr. Friedman's idea is to get back on a regular meeting schedule which would show that we need to continue.

Ms. Woods-Flowers suggested meeting between the Committee Meetings and the Council Meeting.

Ms. Woods-Flowers said she will go ahead and send the letter of support from the Task Force Members requesting the appropriation.

Mr. Friedman asked for a date for the next meeting. Ms. Woods-Flowers said Mondays are the committee meetings, so perhaps the Tuesday after. Ms. Sims said September 3 is Labor Day, so committees will be on Tuesday. Ms. Woods-Flowers suggested meeting Tuesday, September 4.

Mr. Friedman asked for a time and Ms. Woods-Flowers said 5:00 p.m.

Ms. Sims said she would make sure the room is available and will send an e-mail asking if there will be a quorum.

6. Discussion regarding parking overflow from commercial areas into residential areas

Mr. Bennett said parking was raised as an issue and he would assume that the Master Planning effort will comprehend that, and we will not take that up as a decision for tonight.

Ms. Anderegg asked if anyone has noticed a change since the garage went in. She said it seems to be filled every evening and asked if it has alleviated any of the overflow or is it strictly the same.

Ms. Woods-Flowers said she did not know where they would be parking if it was not there. Mr. Bennett said it is the new restaurants.

Ms. Woods-Flowers said she was in the Citizens Police Academy last month, and it is fantastic, suggesting that anyone that had not participated please attend. She said they noted there are many more DUIs around the creek.

Mr. Bennett said it is not just the increased parking pressure but the Old Village was never designed to accommodate on-street parking.

Mr. Martschink said the issue is not illegal parking, but the increase in legal parking. All the right of ways in the Old Village are grass, and when you start parking in the grass, within a very short period of time, it turns into dirt. It is hard to keep the streets clean and it is unsightly. People spend a lot of money maintaining their yards and they do not want the first fifteen feet of it rutted up. It will continue to be a problem. Parking in the right of way is legal, but it is a question of how you manage it.

Mr. Simmons said the parking garage did not cause a parking problem. It was a free parking lot for a lot of people for years. Nico's opened since the parking garage opened. Mill Street Tavern opened. Ms. Anderegg added Saltwater Cowboys. Mr. Simmons said there were probably four

restaurants that have been added and that is what has added to the parking problem.

Mr. Friedman asked why those projects did not go to this Task Force. Ms. Woods-Flowers said because we are not the Planning Commission. Mr. Friedman said they are in being developed in the study area. Ms. Woods-Flowers said we do not approve development.

Ms. Anderegg said the properties already existed and were already commercial developments and were all restaurants to begin with so did not need rezoning.

Ms. Woods-Flowers said Town Council does not even see them because they are already zoned appropriately.

7. Adjourn

There being no further business the meeting was adjourned at 6:24 p.m.

Respectfully submitted,

Christine Barrett
Clerk of Council
August 7, 2018