

COMMENTS

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Agenda Item



MOUNT PLEASANT TOWN COUNCIL

TOWN COUNCIL MEETING

Tuesday, November 14, 2023, 6:00 p.m.

Municipal Complex, Council Chambers

100 Ann Edwards Lane

Mount Pleasant, SC 29464

AGENDA

- I. PRAYER
- II. PLEDGE
- III. APPROVAL OF AGENDA
- IV. PUBLIC HEARINGS, AWARDS & PRESENTATIONS

A. Administration of Oath of Office

B. Election of Mayor Pro Tempore

C. PUBLIC HEARING: To receive comments on a proposed Amendment to Development Agreement By and Between Carolina Park Development LLC and Town of Mount Pleasant, South Carolina. Proposed is to amend Exhibit C to the Development Agreement, Governing Regulations, entitled "*Planned Development District Development Standards: Amending the PD District for Carolina Park*", to create a new mixed-use district called TOMP Tract, including permitted uses and development standards, on an approximately 38.3-acre tract of land located off Faison Road and owned by the Town of Mount Pleasant. This tract will include up to 30 attainable housing units, increasing the total dwelling units for Carolina Park from 2,030 to 2,060.

Further amendments include the following:

1. Transfer the ownership of Ben Marino Way to the town;
2. Release use restriction to permit cell tower use on town active park; and
3. Extend the Development Agreement for two (2) years.

Carolina Park is comprised of approximately 1,608.50 acres of land and whose location is generally described as being on the north side of US Highway 17 between the Park West and Pepper Plantation developments.

D. Recognition of Special Olympics North America Golf Championship Athletes

E. Longevity Award

V. APPROVAL OF MINUTES FROM THE OCTOBER 10, 2023 REGULAR AND SPECIAL TOWN COUNCIL MEETINGS, AND THE AUGUST 2023 FINANCIAL STATEMENT.

VI. PUBLIC COMMENT

VII. CONSENT AGENDA ITEMS

A. Final Reading: An Ordinance providing for an amendment to Ordinance 18067, the amended and restated Development Agreement Liberty Hill Farms. ([Ord. No. 23026](#))

[September 5, 2023 Planning Committee Minutes](#)
[October 2, 2023 Planning Committee Minutes](#)

B. Final Reading: An Ordinance to rezone two parcels comprised of 4.7 acres on the corner of Highway 17 North and Old Course Lane from AB Areawide Business District to PI-2 Public Institutional 2 District. ([Ord. No. 23032](#)) **Planning Commission recommended approval; Planning Committee recommended approval 3-0.**

[September 20, 2023 Planning Commission Minutes](#)
[October 2, 2023 Planning Committee Minutes](#)

VIII. PLANNING

A. NEW BUSINESS

1. **First Reading:** An Ordinance providing for an *Eighth Amendment* to Ordinance 11064, the Development Agreement By and Between the Town of Mount Pleasant and CDM of Charleston, LLC (Carolina Park Development Agreement). ([Ord. No. 23033](#)) **Planning Commission recommended approval. Planning Committee recommended approval (4-0)**

[October 18, 2023 Planning Commission Minutes](#)
[November 6, 2023 Planning Committee Minutes](#)

2. **First Reading:** An Ordinance providing for a *Eighth Amendment* to the Carolina Park PD, Planned Development District Ordinance (Ord. R-13-90, as amended), to create a new Mixed-Use District known as the Town of Mount Pleasant Tract, which will apply to a 38-acre parcel off Faison Road and allow uses in accordance with the Town's Economic Strategic Plan and Economic Development Zoning District, to include 30 attainable housing units. ([Ord. No. 23034](#))

[October 18, 2023 Planning Commission Minutes](#)
[November 6, 2023 Planning Committee Minutes](#)

3. **Approval of Market at Oakland [Impact Assessment and Conceptual Plan](#)**
Planning Commission recommended approval. Planning Committee recommended approval (4-0)

[October 18, 2023 Planning Commission Minutes](#)
[November 6, 2023 Planning Committee Minutes](#)

4. **First Reading:** An Ordinance to extend the Building Allocation System and amend Section 156.070, *Et Seq.* of the Town of Mount Pleasant Code of Ordinances. ([Ord. No. 23035](#))
Planning Committee recommended approval (4-0)

[November 6, 2023 Planning Committee Minutes](#)

5. **Consideration of approval to waive the one-year waiting period to initiate the same zoning request at 2985 Joseph Glover Road**
Planning Committee recommended approval (4-0)

[November 6, 2023 Planning Committee Minutes](#)

B. OLD BUSINESS

There are no Planning Old Business items.

IX. [COMMITTEE](#) ACTION ITEMS

A. Health, Recreation & Events Committee

Discussion and possible action regarding implementation of the Culture, Arts & Pride Commission's recommendation for a Town Community Arts Center

[November 6, 2023 Health, Recreation & Events Committee Minutes](#)

X. COUNCIL BUSINESS

A. New Business

1. **Adoption:** A Resolution encouraging Governor Henry McMaster to declare an economic disaster due to the dumping of imported shrimp into the United States markets. ([R.23112](#))

[November 6, 2023 Economic Development Committee Minutes](#)

B. Old Business

There are no Council Old Business items.

C. Executive Session

Legal and Contractual

Legal advice and possible action with regard to Deierlein, Green, et. al. v. Mount Pleasant Waterworks, Town of Mount Pleasant, and Charleston County

D. Post Executive Session

Council may take action on any item, including any subsection of any section, listed on an executive session agenda or discussed in an executive session during a properly noticed meeting.

XI. ADJOURN

Title VI Notice: The Town of Mount Pleasant fully complies with Title VI of the Civil Rights Act of 1964, the Americans with Disabilities Act, and related statutes and regulations in all programs and activities. Town meetings are conducted in accessible locations, materials can be provided in accessible formats, and provided in languages other than English. If you would like accessibility or language accommodation, please contact the Title VI Coordinator one week in advance of the meeting, at the Town of Mount Pleasant at [843-884-8517](tel:843-884-8517).