



TOWN OF SURFSIDE BEACH
115 US Highway 17 North, Surfside Beach, SC 29575
www.surfsidebeach.org
☎ (843) 913-6111 ☎ (843) 238-5432

WORKSHOP & PUBLIC HEARING

Town Council will conduct a workshop and public hearing at 6:00 p.m. on Tuesday, May 22, 2012 to hear comments on Ordinance #12-0714 to Require 15-Foot Vegetative Buffer on Waterfronts.

PUBLIC NOTICE

First regular meeting in June will be *MONDAY*, June 11, due to Primary Election Day on June 12.

TOWN COUNCIL REGULAR MEETING COUNCIL CHAMBERS TUESDAY, MAY 22, 2012 ♦ 6:30 P.M.

A G E N D A

1. **CALL TO ORDER** – Mayor Douglas F. Samples
2. **INVOCATION AND PLEDGE OF ALLEGIANCE** – Rev. Kirk Lawton, Ocean Lakes Campground Ministry
3. **AGENDA APPROVAL**
4. **MINUTES APPROVAL** – May 8, 2012
5. **PUBLIC COMMENTS** – 3-minutes per speaker
6. **COMMUNICATIONS**
 - A. Employee Recognition -
 - i. Valerie Wentz 5-Year Service Award
 - ii. Angie Holland 5-Year Service Award
 - iii. Joe Linen 10-Year Service Award
 - B. Department Reports
 - i. Finance
 - ii. Recreation
 - iii. Public Works
 - C. Administrator's Report – Update on Current Events
7. **BUSINESS**
 - A. Second Reading Ordinance #12-0712; Adopt FY2012-2013 Tax Millage
 - B. Second Reading Ordinance #12-0713, Add §17-634 Existing and Nonconforming Signs
 - C. First Reading Ordinance #12-0711, FY2012-2013 Municipal Budget
 - D. First Reading Ordinance #12-0714, Amend §17-007 Definitions, and §17-607 to Require 15-Foot Vegetative Buffer on Waterfronts
 - E. First Reading Ordinance #12-0715, Mayor Pro Tempore Election
 - F. Resolution #12-115 Authorizing Signers on Town of Surfside Beach Bank Accounts
 - G. 5-K Race Request, Patrick Witzigman

Town of Surfside Beach Regular Town Council Meeting
Town Council Chambers ♦ Tuesday, May 22, 2012
Agenda, Continued

- 8. **DISCUSSION**
 - A. Proposal to Create Recreation & Beautification Committee, Councilmember Stevens
 - B. Ordinances - amend various to comply with State Law, Mayor Samples
 - 1. §5-16(b) Municipal Election Commission - Six Year Terms
 - 2. §5-32 Statements of Economic Interest and §5-33 Campaign Disclosure Form
 - 3. §5-58 Boundary Lines for Precincts
 - 3. §9-16(a) and (b). Decals and exemptions (correct placement and clarify parking permitted free *when space is available.*)
 - 4. Other suggestions for amendment and/or review by Councilmembers
- 9. **PUBLIC COMMENTS** – 5-minutes per speaker
- 10. **COUNCIL COMMENTS**
- 11. **ADJOURNMENT**

SURFSIDE BEACH BUSINESS OWNERS: Town Council will hold a drop-in on Sunday, July 15th, from 3:00 p.m. till 5:00 p.m. Don't miss this opportunity to share your concerns with your town council. Please RSVP by calling 843.913.6333 or send an email to dherrmann@surfsidebeach.org



**SURFSIDE BEACH TOWN COUNCIL
WORKSHOP & PUBLIC HEARING MINUTES
MAY 22, 2012 ♦ 6:00 P.M.
TOWN COUNCIL CHAMBERS**

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1. **CALL TO ORDER.** Mayor Samples called the workshop and public hearing to order at 6:00 p.m. Mayor Samples, Mayor Pro Tempore Mabry, and Councilmembers Dodge, Johnson, Smith, and Stevens were in attendance; a quorum was present. Staff present: Interim Administrator Fellner; Treasurer Hursey; Building Director Morris; and Public Works Director Adair. Also present: Town Attorney Moss and Town Clerk Herrmann.

2. **WORKSHOP & PUBLIC HEARING.** Mayor Samples said the purpose of the workshop and public hearing was to hear comments on proposed Ordinance #12-0714 to require a 15-foot vegetative buffer on water bodies.

Mr. Adair gave a brief history saying this recommendation was presented to the stormwater committee over a year ago, because his main concern was erosion control. Improved water quality is also a benefit. There have been several large scale restoration projects funded by the town on private property costing around \$60,000 to \$100,000. Numerous communities have adopted similar ordinances. Much research has been done; public hearing and education sessions were held, and the stormwater committee and planning commission have worked together to recommend the proposed ordinance, which represents a best management practice. He summarized that the proposed ordinance applies to new development; existing developed property may be maintained, but owners will be encouraged to allow a natural buffer to grow; there are recommended indigenous species recommended for planting, and a list of invasive species to avoid.

Mr. Ron Ott, 7th Avenue North, said he allowed a vegetative buffer to grow, because he got tired of cleaning up after the wildlife that came onto his yard and cutting the grass down to the water. The natural growth is helping prevent erosion and the water fowl will not cross the brush to get into his yard. He believed that everyone with waterfront property should have a similar buffer, but he believed 15-feet might take too much of some yards.

Mr. John Draughn, 212 10th Avenue North, supported good water quality, but believed 15-feet was excessive. He urged the town to develop an experimental 15-foot buffer along the lake at 8th Avenue South to see what, in his opinion, would be an eye-sore. He believed the outfall from Deerfield was a greater problem from erosion and water quality standpoints than site runoff from individual residential lots.

Ms. Rosha Hardee, 320 Floral Lake, is an environmentalist for DHEC, and believes in clean water. She believed 15-feet was too much, especially for her lot where there are no soil erosion problems. There are no problems with wildlife, either. She would appreciate council considering this more carefully before adoption.

Ms. Mabry received many messages from residents, some in favor, but the majority opposing the ordinance, because they would lose much of their property to the buffer area. She thanked staff, the planning and zoning commission, and the stormwater committee who are mandated to bring best management practices for council's consideration. Anytime the public is educated, their job has been done, regardless of whether their recommendations are adopted as ordinances.

Mr. Johnson also thanked the planning commission and the stormwater committee for their work and recommendations. He was concerned that a 15-foot buffer was excessive, and also the 3-foot height requirement for vegetation might be too high. He asked whether Horry County had any similar requirements. Mayor Samples said the county does not. Mr. Johnson said much of the problem in the town lakes drainage results from water coming from west of Highway 17. He believed Mr. Draughn's comment about creating a buffer on 8th Avenue South was a good suggestion and would give a good perspective for application to homeowners' property.

Ms. Dodge was also concerned with the 15-foot requirement, even though the reasoning is good. She believed buffers are a good idea, but believed property owners should be allowed to choose to create buffers instead of requiring them to do so. In her opinion, most people will try to do the right thing.

Mr. Smith also believed 15-foot was excessive; some property lines are actually in the lakes, one individual's property was 30-feet into the lake. The 3-foot vegetation height prohibits a clear view of the water, and he believes the ordinance should be referred back to the planning commission.

Mr. Stevens thanked the public speakers for their comments. He thanked the stormwater committee and the planning commission for their recommendation. However, he agreed that 15-feet is excessive, particularly when some lots are only 70-feet long. He believed the law should be the same for all property owners and for the town as well. This problem needs additional consideration. Mr. Stevens serves as a volunteer water quality tester. In his opinion, the high volume of water coming from the Deerfield also needs to be addressed. Mr. Stevens believed it was important to get it right, but did not believe it was at this time.

Mayor Samples said the town's lake front property is mostly developed; there is no mandatory requirement except on undeveloped property. He did not believe there was general consensus to establish a mandatory requirement.

Mr. Harry Kohlmann, a member of stormwater committee and a volunteer water tester, said there should be some way to compromise to change the front setback requirements when a buffer is required along the water. He believes the buffers are worthwhile, because they help maintain water quality and prevent erosion. He heard that buffer zones could measure from 10-feet to 100-feet, and didn't know if it was an exact science. Mr. Kohlmann encouraged the council to act saying there are only about 28 lots left; land is eroding into the lakes and water quality was not getting much better.

Mayor Samples said that any property owner could voluntarily create a buffer now. He believed that everyone dislikes being told what to do with their private property.

3. **ADJOURNMENT.** Mr. Smith moved to adjourn the workshop and public hearing at 6:23 p.m. Ms. Mabry seconded. All voted in favor. **MOTION CARRIED.**

Respectfully submitted, . . .

Debra E. Herrmann, CMC, Town Clerk

Approved: June 11, 2012

Douglas F. Samples, Mayor

Mary Beth Mabry, Mayor Pro Tempore

Ann Dodge, Town Council

Mark L. Johnson, Town Council

Roderick E. Smith, Town Council

Randle M. Stevens, Town Council

Vacant Seat

Clerk's Note: This document constitutes minutes of the meeting, which was audio taped. This meeting was transcribed by Town Clerk Herrmann. In accordance with FOIA, meeting notice and the agenda were distributed to local media and interested parties. A complete list is on file in the clerk's office. The agenda was posted on bulletin boards outside Council Chambers and in the Town Hall reception area. Meeting notice was also posted on the Town marquee. When (**) is used a section of the transcription is inaudible.