

**TOWN OF RAVENEL
REGULAR TOWN COUNCIL MEETING
TUESDAY, JULY 29, 2025
6:00 P.M.**

The Regular Town Council Meeting of the Town of Ravenel was held Tuesday, July 29, 2025, 6:00 p.m. at 5962 Highway 165, Ravenel, South Carolina. The following members of the Council were present: Mayor Stephen W. Tumbleston, LaJuanda Brown, Jim Rodgers, Jr., Cora Lee Singleton, Robert Cochran, and W. Buckey Waters (Mayor Pro Tempore). Also, in attendance were Planning and Zoning Director Eric Harrod, Clerk-Treasurer Tammy Wood, Code Enforcement and Facilities and Maintenance staff Jason Moffitt and Seth Bacon, and Clerk-Receptionist Mikayla White.

The media and public were duly notified of the date, time, and place of the meeting.

1. CALL TO ORDER & ROLL CALL

Mayor Tumbleston called the Regular Town Council Meeting to order at 6:00 p.m. A quorum was present to conduct business.

2. INVOCATION & PLEDGE OF ALLEGIANCE

The Lord's Prayer and the Pledge of Allegiance were recited by attendees.

3. MAYOR'S COMMENTS/REPORT

Mayor Tumbleston shared that Councilmember Terry Wilkinson has resigned from Town Council and asked that everyone keep him in their thoughts and prayers. He wished him well and thanked him for his service and the excellent job he has done over the years coordinating and hosting Senior Day. Councilmember Singleton and Mayor Tumbleston will help keep up with Senior Day in the interim.

Mayor Tumbleston said that plans have been submitted for Ravenel's new sewer connection with the Town of Hollywood and the upgrade to Pump Station #1. The Towns engineers and attorneys are working on a new contract between both municipalities.

Surveying is being completed on Highway 165 for the sidewalk project that the Department of Transportation will be conducting.

Mayor Tumbleston thanked Ravenel Depot Farmers Market Manager Pat Day for the work and effort she has put into the market, as it is steadily growing and improving.

Mayor Tumbleston thanked the Town staff, Councilmembers and other volunteers who helped with the annual Back-to-School event. It was a huge success and had a big crowd of participants who greatly appreciated the Town's efforts.

4. APPROVAL OF AGENDA

a. Recusals/Conflicts of Interest

None.

5. APPROVAL OF MINUTES

a. June 24, 2025 – Regular Town Council Meeting

Councilmember Singleton made a motion to approve the Regular Town Council Meeting minutes, seconded by Councilmember Cochran. A vote was taken, and all were in favor (Passed 6-0).

b. July 10, 2025 – Town Council Workshop

Councilmember Cochran made a motion to approve the minutes for the Town Council Workshop, seconded by Councilmember Singleton. A vote was taken and all were in favor (Passed 6-0).

6. REPORTS FROM STAFF & OFFICERS

a. Town Attorney

None (Absent).

b. Charleston County Sheriff's Office

Lieutenant Brandon Wade shared that deputies have been busy in Town with traffic stops. They have also found multiple wanted suspects from different counties passing through. He said they are looking for appliances that were stolen from the newly constructed subdivision in Town. He encourages everyone to lock up their houses and cars. Mayor Tumbleston suggested having additional deputies along Savannah Highway to combat speeding dump trucks. Councilmember Rodgers asked if there were any reports of criminal activity at Ravenel Hall or the ballfield. Lieutenant Wade said he has not received any information from that area but assured everyone that the deputies consistently patrol that area.

c. Clerk-Treasurer

Treasurer Wood included a copy of the May and June financials in the Council packets for review. The Council scheduled a Budget Workshop on August 14, 2025, at 5:30 p.m.

d. Planning and Zoning Director

Mr. Harrod stated that the Town has some land subdivisions coming up that will be heard at future Planning and Zoning Commission meetings.

e. Town Code Enforcement Officer

Seth Bacon included his report in the Council packet and had nothing new to add.

f. Facilities & Maintenance Manager

Jason Moffitt included his report in the Council packet and had nothing new to add.

7. REPORTS OF COMMISSIONS, BOARDS, & COMMITTEES

a. Sewer Advisory Board

There were no recent meetings, and no upcoming meetings are currently scheduled.

b. Planning and Zoning Commission

There was no recent meeting. An upcoming meeting will take place on August 7, 2025.

c. Board of Zoning Appeals

Commissioners approved a request for a special exception placing a mobile home in an Agricultural Residential (AR) zoned district at 5450 Ellington School Road (TMS #: 228-00-00-159) at their meeting on July 28, 2025. They will not have a meeting in August.

8. OLD BUSINESS

a. 2nd Reading of Ordinance 03-25 (Adoption of the 2025 Town of Ravenel Comprehensive Plan 5-Year Update)

Councilmember Cochran made a motion to approve the 2nd Reading of Ordinance 03-25 seconded by Councilmember Singleton. A vote was taken, and all were in favor (Passed 6-0).

9. NEW BUSINESS

a. Special Event Permit Request (5806 New Road, TMS #: 168-00-00-006)

Applicant Darnell Gadsden was not present at the meeting.

Mayor Tumbleston made a motion to table the Special Event Permit Request, seconded by Councilmember Cochran. A vote was taken, and all were in favor (Tabled 6-0).

b. Resolution 2025-04 (Land Acquisition and Affordable Housing)

Mayor Tumbleston explained that workforce and affordable housing have been an ongoing issue in the Tri-County area. He referenced two pieces of property (TMS #'s: 187-00-00-161 and 187-00-00-162) where Martin Street and Ellington School Road come together and that total 35.13 acres.

Mayor Tumbleston detailed that the Town has a contract to purchase the properties contingent on Councils approval. The Town has applied for Greenbelt Funding and has received a very positive response to its approval. Proposed plans include roughly 23 housing units.

The purchasing of the property will be supported by Greenbelt Funds, redeveloping funds from Charleston County and funds from private donations. Once the Town owns the property, it can then be zoned properly for its intended use and the Town could partner with an organization like Habitat for Humanity to attain the goal of creating more opportunities for workforce and affordable housing.

Councilmember Waters made a motion to approve Resolution 2025-04. seconded by Councilmember Singleton.

Councilmembers had questions with regards to how it will be handled once the Town owns the property and how it will be handled partnering with a company to build the houses. Mayor Tumbleston said that there are certain criteria that must be met for affordable housing and those are questions that our attorney will have to answer.

A vote was taken and the motion to approve Resolution 2025-04 passed with a 5-1vote. Councilmember Rodgers voted nay.

10. PUBLIC COMMENTS

None.

11. TOWN COUNCIL COMMENTS

Councilmember Singleton thanked the Council and the Town and asked everyone to lift up Terry Wilkinson on his health journey.

Councilmember Brown thanked the Town staff for helping with the Back-to-School event. She is thankful to be able to attend conferences and training opportunities hosted by the Municipal Association of South Carolina to learn more. She and Planning and Zoning Commission Vice-Chair Eric Grant are working on the old E.B. Ellington school project and thanked the Mayor for his support.

12. EXECUTIVE SESSION

None.

13. ACTION/S AS A RESULT OF EXECUTIVE SESSION

None.

14. ADJOURNMENT

Councilmember Waters made a motion to adjourn the Regular Town Council Meeting at 6:30 p.m., seconded by Councilmember Singleton. All voted in favor.



Mayor Stephen Tumbleston

LaJuanda Brown

Robert Cochran

Jim Rodgers, Jr.

Cora Lee Singleton

W. Buckey Waters

Minutes transcribed from tape and respectfully submitted by: Wendy McCants, Administrative Assistant