



Town of Ravenel  
5962 Highway 165, Suite 100  
Ravenel, SC 29470  
Office: (843) 889-8732  
Fax: (843) 889-8727

# Town of Ravenel Regular Council Meeting

February 27, 2024, at 6:00 p.m.

Council Chambers at Town Hall - 5962 Highway 165, Ravenel, SC 29470

LIVESTREAM VIDEO WILL BE AVAILABLE FOR VIEWING VIA THE TOWN OF RAVENEL  
FACEBOOK PAGE. IN-PERSON ATTENDANCE MAY BE LIMITED.

IF YOU HAVE ANY COMMENT ON ANY ITEM ON THIS AGENDA EMAIL:

[TOWNADMINISTRATOR@TOWNOFRAVENEL.COM](mailto:TOWNADMINISTRATOR@TOWNOFRAVENEL.COM)

## AGENDA

**Regular Town Council Meeting:**

**6:00 p.m.**

1. Call to Order / Roll Call
2. Invocation & Pledge of Allegiance
3. Mayor's Comments/Report
  - a. Ravenel Hall Construction Updates
  - b. 2024 Goal Setting
  - c. Does anyone wish to speak during item #11 – Public Comments?
4. Approval of Agenda
  - a. Recusals/Conflicts of Interest
5. Approval of Minutes:
  - a. January 30, 2024 – Regular Council Meeting
6. Public Statements / Presentations (5 minutes)
  - a. Statement forms submitted prior to meeting
7. Reports from Staff and Officers
  - a. Town Attorney Report
  - b. Charleston County Sheriff's Office Report
  - c. Clerk – Treasurer Report
  - d. Town Administrator Report
  - e. Town Code Inspector / Facilities Manager Report

8. Reports of Commissions, Boards, and Committees
  - a. Sewer Advisory Board – No recent meeting
    - i. Work is continuing regarding Rate Schedule and Grant Funding
  - b. Planning & Zoning Commission
    - i. Recent Meeting on February 1, 2024
      1. Report regarding MA2024-02 included in packet
        - Appropriate Ordinances for consideration
    - ii. Next Meeting on March 7, 2024
  - c. Board of Zoning Appeals
    - i. No Recent Meeting
9. Old Business
  - a. Election of 2024-2026 Mayor Pro-Tem
10. New Business
  - a. Ordinance 02-24 (Rezoning #187-00-00-062 to R-3)
  - b. Ordinance 03-24 (Rezoning #187-00-00-064 to SW)
  - c. Resolution 2024-01 (FOIA Fees)
  - d. IF NEEDED - Resolution 2024-02 (Off-Duty Deputy Increase)
11. Public Comments (3 minutes)
12. Town Council Comments
13. Executive Session (none planned)
14. Action/s as a Result of Executive Session
15. Adjournment

**TOWN OF RAVENEL  
REGULAR TOWN COUNCIL MEETING  
TUESDAY, JANUARY 30, 2024  
6:00 P.M.**

The Regular Town Council Meeting of the Town of Ravenel was held Tuesday, January 30, 2024, 6:00 p.m. at 5962 Highway 165, Ravenel, South Carolina. The following members of Council were present: LaJuanda Brown, Robert Cochran, Jim Rodgers, Jr., Cora Lee Singleton, Terry Wilkinson, and W. Buckey Waters (Mayor Pro Tempore) who presided. Mayor Stephen Tumbleston recused himself from this meeting. Also, in attendance were Town Attorney William B. Harvey, III, Administrator and Planner Michael Hemmer, Clerk-Treasurer Tammy Wood, and Code Inspector and Facilities Manager Jason Moffitt.

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

**1. CALL TO ORDER & ROLL CALL**

Mayor Pro Tem Waters called the meeting to order at 6:00 p.m. A quorum was present to conduct business.

**2. INVOCATION & PLEDGE OF ALLEGIANCE**

The Invocation and Pledge of Allegiance was led by Mayor Pro Tem Waters.

**3. MAYOR'S COMMENTS/REPORT**

**a. Does anyone wish to speak during item #11 – Public Comments?**

Attendees interested in speaking during Public Comments signed in prior to the meeting with Clerk-Treasurer Wood. Mayor Pro Tem Waters explained that Public Comments are three minutes per speaker and shouldn't be concerning information specific to the Map Amendment 2024-01 Rezoning. The rezoning should only be addressed during Agenda Item #6 by speakers who previously registered; these statements are limited to five minutes per person.

**4. APPROVAL OF AGENDA**

**a. Recusals/Conflicts of Interest**

Mayor Stephen Tumbleston submitted a Recusal Statement form under the justification that he owns or has vested interest in principal or property (*Attachment 1*).

**5. APPROVAL OF MINUTES**

**a. December 19, 2023 – Public Hearing & Regular Council Meeting**

Councilmember Wilkinson made a motion to approve the December 19, 2023, Public Hearing & Regular Meeting Minutes; this motion was seconded by Councilmember Cochran. All voted in favor. Motion passed unanimously (6-0).

**6. PUBLIC STATEMENTS/PRESENTATIONS (5 MINUTES)**

**a. Statement forms submitted prior to meeting**

*Martha Anderson of 5840 Highway 165*, hopes that Council will vote against the proposed rezoning. She stated that several Councilmembers made promises to preserve the rurality of the area and would like to see them consider the commitment that they made.

*Mike Anderson of 5840 Highway 165*, shared that he would like to continue seeing the ruralism of Ravenel.

*Matt Collins of 5965 Drayton Street*, shared a scripture from the bible. He told Councilmembers that they hold the power to shape the future of the Town and urged them to vote no to the rezoning.

*Kelly Cooper of 6049 Drayton Street*, stated that this rezoning is not a benefit to the community or current residents of Ravenel. She expressed concerns regarding the increase in traffic this would bring to the two-lane road. In addition, Cooper stated that this rezoning is inconsistent with the Town's current Comprehensive Plan. She is disappointed that public servants who work in Ravenel can't afford to live here and wouldn't be able to purchase a home in the proposed subdivision at the \$500,000 price tag quoted in a previous meeting, as the median household income in the area is too low. Cooper said that if she had to decide, she'd opt for a smaller amount of more expensive homes to combat traffic, overcrowding of schools, the reduction of environmental issues, and more.

*John Cordray of 6515 Old Jacksonboro Road*, submitted a statement read by his son that stated that he is an advocate for one's right to develop their property within reason. He urged Council to consider a compromise that best addresses everyone's concerns.

*David Crosby of 5768 Golden Rice Lane*, opposes the request. He stated that if approved, there will be dangerous consequences. Crosby believes that there are too many unanswered questions and asked Council to help protect the Town by ensuring that these questions are all answered before a decision is made.

*Michael Felix of 5625 Golden Rice Lane*, submitted a statement read by resident Olivia McCarty (Attachment 2).

*Lauren Lane of 5460 Highway 165*, is against the request. She believes the rezoning will create adverse effects on the Town and surrounding communities with an increase in traffic, the decrease of property values, and the destruction of tranquility. She emotionally shared that Ravenel is the only place she has called home for the past 29 years due to its rural and serene character and expressed how much her young daughter has enjoyed growing up in the community. While she understands change is inevitable, she stated that this type of change is unfathomable and unsustainable. Lane questioned "Why does growth have to consist of new houses?" and said, "We will drown in this sea of growth". She asked that elected officials become more involved in helping their constituents and act in the best interests of the Town.

*Micah McCarty of 5634 Golden Rice Lane*, presented a map of parcels surrounding the proposed rezoning. The map highlighted property owners who are in opposition of the request. In addition, McCarty submitted a petition against the rezoning with over 420 signatures. His concerns involve flooding, the absence of a sense of rurality, overpopulation of area schools, transportation and traffic, the difficulty surrounding emergency personnel effectively doing their jobs due to the oftentimes blocked railroad tracks, and the elimination of natural resources and wetlands. McCarty stated that the process is premature and reversed, as appropriate plans (traffic studies, proposed site layouts, etc.) should be primarily provided before the request is presented to and decided on by voting members.

*Elizabeth Moore of 5507 Golden Rice Lane*, expressed her opposition to the rezoning due to concerns similar to her fellow citizens regarding emergency personnel functions. She shared that currently in Ravenel, emergency services can take anywhere from 14-30 minutes + to arrive at the scene after a call is made. At any given time, trains block one or both entrances of the railroad tracks, which is the only way to access Drayton Street where the rezoning request is located. She stated that this creates a major inconvenience and danger to residents and passersby and that the problem would only increase with an added number of homes. Moore stated that Ravenel doesn't have its own police force and that the EMS and fire departments that service the community are far too small, even currently. Another concern she shared is the overcrowding of local schools. She encouraged Council think about the citizens they represent and vote no.

*Gabriel Russell of 5942 Martin Street*, thinks the rezoning is a complete travesty that would aid in overdevelopment and irresponsible infrastructure. Russell urged Council to support the ruralism of Ravenel and vote against the request.

*Stephanie Russell of 5942 Martin Street*, chose Ravenel after years of hard work in preparation of starting a family and exposing them to the rural lifestyle you can't find anywhere else. She is concerned about the increase in traffic, accidents, and the frequently stopped trains blocking roadways. Russell stated that she is disheartened by the rezoning and wants the members of Council that people have elected and believed in, to vote no and consider prioritizing residents and their safety.

*Don Scutt of 5737 Golden Rice Lane*, opposes the rezoning. He stated that while he is aware that growth is coming to the area, it must be done in a sensible way.

*Roy Smith of 5982 Drayton Street*, strongly opposes this request. He is curious as to why the Planning and Zoning Commission voted on the rezoning and why Council is getting ready to do the same thing with no viable information. Smith has several questions including the development name, the number of houses that will be built, ingress and egress amounts, and what the impacts on wetlands would be. He mentioned that there is no traffic study, site plan, no plans to reflect infrastructure to include stormwater runoff, drainage requirements, street lighting, sidewalks, traffic signals and more. He firmly recommended that Council vote no.

*Timothy Young of 5919 Drayton Street spoke on behalf of Phillip and Susan Ramsey of 5769 Golden Rice Lane*, who are urging Council to vote no. They believe this rezoning would have no benefit to the community. In addition, the Ramseys shared that there are too many unknown factors regarding this rezoning, and that there needs to be appropriate studies completed that coincide with the Town's Zoning Code and Comprehensive Plan.

## **7. REPORTS FROM STAFF AND OFFICERS**

### **a. Town Attorney**

Attorney Harvey shared the details of a recently dismissed magistrate court case for a Business License violation appealed by James Hannifin, owner of The Thriftery.

### **b. Charleston County Sheriff's Office**

Sergeant Brandon Wade reported offenses that occurred in Town over the last month including multiple drug violations, theft at local establishments (CVS and Ravenel Ford), and stolen vehicles. These resulted in citations, arrests, and/or ongoing investigations. He encouraged Town officials, staff, and residents to contact him with any questions, concerns, or tips.

### **c. Clerk-Treasurer**

Mrs. Wood provided Council with the current General and Sewer Fund Financial Reports.

### **d. Administrator and Planner**

Mr. Hemmer shared that moving forward, Town Council Meetings with Public Hearings will start at 6:00 p.m. as opposed to 5:45 p.m. as previously scheduled.

### **e. Code Inspector and Facilities Manager**

Mr. Moffitt provided Councilmembers with a copy of his report on pending enforcement cases, information regarding repairs and upgrades at Town facilities, and the status of work order requests submitted to Charleston County and SCDOT.

## **8. REPORTS OF COMMISSIONS, BOARDS AND COMMITTEES**

### **a. Sewer Advisory Board**

#### **i. Recent Meeting: January 17, 2024**

Board members discussed prospective grants available for the Town to apply for. Additionally, a rate study is in the process of being created.

### **b. Planning & Zoning Commission**

#### **i. Recent Meeting: January 4, 2024**

Mr. Hemmer submitted a detailed report about the recent Planning and Zoning Commission Meeting where Request Map Amendment 2024-01 was originally heard, including information about the rezoning, statements from the applicant, and public comments and concerns. Ultimately, Commissioner Masi introduced a motion to recommend approval of the rezoning and Commissioner Barron seconded the motion. Commissioner Masi indicated that the maximum number of homes was not practical and that there will be much more information requiring approval during the Site Plan process. There was more discussion regarding the density, the process of when a seller decides to rezone the property, and when a buyer might become involved. There was also continued discussion regarding the affordability of homes on smaller lots as a benefit to the Town. After discussion, the Commission voted 4-1 to recommend approval.

Laurie Infinger was elected as Chairperson and Eric Grant was elected as Vice-Chairperson of the Planning and Zoning Commission.

#### **ii. Upcoming Meeting: February 1, 2024**

Rezoning Request Map Amendment 2024-02 to change the zoning district for three parcels located near Burbage Mobile Home Park at 6059 Roper Run Road Extension.

- TMS #: 187-00-00-062 (1 acre) from Agricultural Residential (AR) to Residential Three (R-3)
- TMS #: 187-00-00-064 (3.1 acres) from Residential Two (R-2) to Service Warehouse (SW)
- TMS #: 187-00-00-070 (25.26 acres) from Agricultural Residential (AR) to Service Warehouse (SW)

### **c. Board of Zoning Appeals**

No recent meeting.

## 9. OLD BUSINESS

None.

## 10. NEW BUSINESS

### a. Election of 2024-2026 Mayor Pro Tempore

Councilmember Singleton made a motion to table the election of the Mayor Pro Tem until the Mayor is in attendance; this motion was seconded by Councilmember Wilkinson. All voted in favor. Motion passed unanimously (6-0).

### b. Introduction of Ordinance 01-24 (Map Amendment 2024-01 Rezoning)

*An Ordinance rezoning 96.54 acres of property located on Drayton Street with TMS #: 188-00-00-116 from Agricultural Residential (AR) to Residential Three (R-3).*

Mr. Hemmer explained that the request is to change the zoning district for a 97-acre parcel with TMS #: 188-00-00-116 located off Drayton Street. This is adjacent to the Rice Hope Subdivision and behind Ravenel Community Hall (5700 Connors Street). The property is currently zoned Agricultural Residential (AR), and the request is to rezone it to Residential Three (R-3). The property is adjacent to AR on the East, West, and South, and R-3 on the North. While there is no proposed development or subdivision currently, the Comprehensive Plan makes no recommendation for the area other than general planning standards. Mr. Hemmer shared that a Proposed Development requires a Site Plan with Planning and Zoning Commission approval, a plat approved by Charleston County (septic, draining, and roadway permitting), and approval from the Army Corps of Engineers for disturbance of any wetlands. Before zoning can be issued, a traffic impact study is required at the time of the Site Plan. Lastly, Charleston Water is available, and the Town won't be providing any sewer capacity.

Councilmember Wilkinson made a motion to discuss the Introduction of Ordinance 01-24; this motion was seconded by Councilmember Brown. Councilmember Wilkinson and Singleton expressed uncertainty about not having adequate information to make a proper decision.

Grace Tumbleston provided a presentation on behalf of the Tumbleston Family Trust, noting that the history of the property goes back to 1938 and original plats were for ½ acre lots with no concern for the wetlands. Of the 96.54 acres, about 12 acres are wetlands, 11 acres would be required for stormwater ponds, and nearly 10 acres for right-of-way commitments. This would leave around 63 acres for housing. There could be multiple access points provided on existing public right-of-way to help minimize any traffic impact to Drayton Street. Ms. Tumbleston indicated that there is not a buyer at this time, but the family would enter into a Development Agreement that would guide the specifics of the expansion. She assured attendees that the maximum number of homes built on the property would not exceed 150. Furthermore, Tumbleston shared the community benefits of this rezoning to include more businesses and families moving to the area creating more revenue for the Town. She urged Council to consider the endless possibilities and assets that can strengthen the community.

Councilmember Wilkinson questioned why Council is expected to vote on the rezoning at this time.

Councilmember Cochran inquired if the family considered any other zoning classification for the request.

Councilmember Rodgers stated that he believes Council isn't fully informed or prepared to make a decision at this time.

The previous motion to discuss the Introduction of Ordinance 01-24 failed.

Councilmember Rodgers made a motion to table the Introduction of Ordinance 01-24 until a later date; this motion was seconded by Councilmember Singleton. All voted in favor. Motion passed unanimously (6-0).

Councilmembers agreed to schedule a workshop to further educate themselves on the rezoning. The workshop was scheduled for Thursday, February 15, 2024, at 6:00 p.m.

#### **11. PUBLIC COMMENTS (3 MINUTES)**

*Kelly Cooper of 6049 Drayton Street*, believes that the Town should begin applying for sewer grants now, as they won't be easily attainable after an influx in development.

*Joanie Driggers of 5768 Golden Rice Lane*, mentioned that the meetings' live feed was not working properly and asked that this issue be resolved prior to future meetings.

*Derald McMillan of 6308 Old Jacksonboro Road*, spoke about the lengthy amount of time it usually takes emergency personnel to respond to calls in the area. He is curious as to how this will affect incoming future developments. McMillan also mentioned that there is only one grocery store in Town and very few restaurants that will only drive residents to spend their money elsewhere, consequently, not monetarily benefiting the Town.

*Roy Smith of 5982 Drayton Street*, inquired about the details of the recent Sewer Advisory Board Meeting.

*Olivia McCarty of 5364 Golden Rice Lane*, inquired about the Town's Sewer Fund deficit.

#### **12. TOWN COUNCIL COMMENTS**

*Councilmember Wilkinson* asked about the chances of getting changes made to the newly installed turning light at the intersection of Savannah Highway and Highway 165; the light currently flashes yellow for drivers to turn left when they believe the way is clear, but he and other residents are interested in a light that turns fully green and makes oncoming traffic come to a complete halt. Mr. Hemmer explained that this is the responsibility of SCDOT and only they have the authority to decide if a traffic light improvement is warranted.

#### **13. EXECUTIVE SESSION**

None.

#### **14. ACTION/S AS A RESULT OF EXECUTIVE SESSION**

None.

#### **15. ADJOURNMENT**

Councilmember Rodgers made a motion to adjourn at 8:05 p.m.; this motion was seconded by Councilmember Wilkinson. All voted in favor. Motion passed unanimously (6-0).





# RECUSAL STATEMENT

Member Name: STEPHEN Tumbleston

Meeting Date: 1-30-24

Agenda Item: Section 10 Number: B

Topic: MA 2024-01 - REZONING  
ORD. 0124

*The Ethics Act, SC Code §8-13-700, provides that no public official may knowingly use his office to obtain an economic interest for himself, a family member of his immediate family, an individual with whom he is associated, or a business with which he is associated. No public official may make, participate in making, or influence a governmental decision in which he or any such person or business has an economic interest. Failure to recuse oneself from an issue in which there is or may be conflict of interest is the sole responsibility of the council member (1991 Op. Atty. Gen. No. 91-37.) A written statement describing the matter requiring action and the nature of the potential conflict of interest is required.*

### Justification to Recuse:

Professionally employed by or under contract with principal

Owns or has vested interest in principal or property

Other: \_\_\_\_\_

Date: 1-30-24 Se. Tumbleston  
Member

Approved by Parliamentarian: \_\_\_\_\_

My name is Michael Felix and I reside at 5625 Golden Rice Lane. I have asked Olivia McCarty to speak on my behalf as I am on business travel for my employer, Lockheed Martin. I thank you in advance for this opportunity.

As a full time consultant to Lockheed Martin one of my major functions is to provide solutions which minimize risk for Lockheed Martin and ultimately our customer the United States Government. Usually that entails negotiations with suppliers in an attempt to transfer risk to the rightful entity responsible for the goods or services being provided in the manufacturing of fighter jet aircraft.

That being said, I believe this rezoning initiative also deserves a discussion of risk and where the risk best resides from the **Ravenel Community prospective.**

You are being asked tonight to approve a rezoning effort bursting with risk both known and unknown. From wetlands to traffic studies, from infrastructure to affordability, risk abounds yet not one study has been provided. Further, Ravenel constituents have asked "what is the benefit to Ravenel" with no answer being provided to date. What has been stated is that "this rezoning would be better for the developer" and in my opinion "being better for the developer" is simply another way of saying "removing risk from the developer" and by default placing it on the steps of the town hall.

By provided the rezoning "upfront" the developers risk and subsequent fiduciary duties are minimized as they "have what they want". Just as a youngster is apt to do a "so so" job cutting the grass when paid "upfront" so too is a developer apt to provide less than stellar studies / information since they already have the zoning they want. That mentality "shifts" the fiduciary duty / risk from the developer to Ravenel and reallocates Ravenel's "negotiation power" from itself to the developer. Neither of those are in keeping with the fiduciary duties of the City Council.

That being said, a NO VOTE, maintains Ravenels negotiation authority / power over the development effort, minimizes known and unknow risks based on having the rezoning effort yet to be determined and fulfills the City Councils fiduciary duty of minimizing risk to the town and its citizens.

I thank you for your time and consideration.



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**Mayor Stephen Tumbleston**

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**LaJuanda Brown**

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**Robert Cochran**

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**Jim Rodgers, Jr.**

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**Cora Lee Singleton**

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**W. Buckey Waters**

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**Terry Wilkinson**

**Minutes transcribed from tape and respectfully submitted by: Mikayla White, Clerk-Receptionist**



February 21, 2024

Dear Mayor & Councilmembers,

I have included the January 2024 General Fund and Sewer Fund financials in your packet for review.

In addition to the financials, please review the 2023 year to date budget verses actual report. This report provides a summary of how well the town managed revenue and expenditures for the 2023 calendar year in comparison to the amounts that were allocated. It will also be very useful as we start to plan and prepare the 2025 budget.

The 2024-2025 business license year officially opened on February 1, 2024. In preparation for the new business license year NAICS codes that recently changed in 2023 had to be updated prior to being accepted into the MASC renewal portal. Once this process was complete approximately 623 files were verified and uploaded to the portal. We are currently in the process of sending out renewal notices that contain information specific to each licensed account which is required for online renewal.

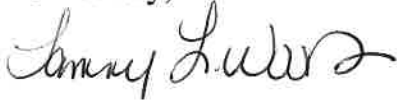
Business license information is now detailed on an excel spreadsheet and updated as new business licenses are issued and renewed. Mikayla has been instrumental in creating and maintaining this data base. Our goal is to have all business license data in one shareable file that can be accessed by office personnel in an effort to assist them with business license related tasks.

Last, the IRS made a change that affected the towns 941 filing requirements for payroll tax liabilities. Currently, the town has been remitting payroll tax liability payments monthly. This change now requires the town to file form 941 by-weekly. In order to streamline this process, our CPA Lesley Kelly suggested that we begin coordinating Mayor, Council, and Administration payroll to process on the same day instead of different days throughout the month. This change will begin on

March 11, 2024 for a direct deposit date of March 13, 2024. This change will only impact the monthly direct deposit date for Mayor and Council payroll.

Should you have any questions, concerns or need additional information please let me know.

Sincerely,

A handwritten signature in black ink, appearing to read "Tammy L. Wood". The signature is written in a cursive style with a large, looping initial "T".

Tammy L. Wood  
Clerk-Treasurer  
Town of Ravenel

**Town of Ravenel**  
**Preliminary Balance Sheet**  
As of January 31, 2024

	Jan 31, 24
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
100-1010 Payroll Banking	461.91
100-1030 General Fund Banking	495,381.05
100-1130 Meeting & Accom	375.88
100-1140 LGIF	2,272,542.13
100-1145 LGIF (Recovery Act)	211,865.61
<b>Total Checking/Savings</b>	2,980,626.58
<b>Accounts Receivable</b>	
Accounts Receivable	2,001.68
<b>Total Accounts Receivable</b>	2,001.68
<b>Other Current Assets</b>	
100-1040 Petty Cash	145.00
100-1200 BW CD#1610438	318,257.30
100-1220 BW CD16	1,207,198.88
100-1230 BWCD	3.00
100-1240 CD 1610439	0.28
100-1390 DUE FROM CPW	437.57
100-1400 Due from Franchisors	67,107.62
100-1410 ST Pauls Music Fest	1,853.28
100-1450 Prepaid Expense	4,711.94
<b>Total Other Current Assets</b>	1,599,714.87
<b>Total Current Assets</b>	4,582,343.13
<b>Fixed Assets</b>	
100-1500 LAND	-369,475.48
100-1510 Land & Infrastructure	2.00
100-1520 Buildings & Struc	865,099.43
100-1530 Equip & Furnishings	140,254.58
100-1540 Vehicles	21,244.14
100-1550 Accumulated Deprec- PW	-118,578.98
100-1560 Accumulated Deprec	-111,284.52
100-1570 Accumulate Depr Comm	-123,840.12
100-1580 Accum Deprec Depot	-303,421.05
<b>Total Fixed Assets</b>	0.00
<b>Other Assets</b>	
100-1300 DUE FROM COUNTY	1,219.14
100-1310 DUE FROM STATE	49,829.87
100-1460 INTEREST RECEIVABLE	1,280.00
<b>Total Other Assets</b>	52,329.01
<b>TOTAL ASSETS</b>	<b>4,634,672.14</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
Accounts Payable	-192,606.77
<b>Total Accounts Payable</b>	-192,606.77
<b>Credit Cards</b>	
100-1040 Card Services	1,611.89
<b>Total Credit Cards</b>	1,611.89
<b>Other Current Liabilities</b>	
100-2050 Accrued Payroll	7,777.09
100-2060 Payroll Liabilities	

PRELIMINARY

**Town of Ravenel  
Preliminary Balance Sheet  
As of January 31, 2024**

	Jan 31, 24
100-2070 FICA	2,537.15
100-2080 Life Insurance	140.33
100-2090 MEDICARE	593.36
100-2100 SC W/H	131.78
100-2110 US W/H	1,616.00
100-2060 Payroll Liabilities - Other	14,659.72
<b>Total 100-2060 Payroll Liabilities</b>	<b>19,678.34</b>
100-2120 Payroll Liab Other	-3,277.36
100-2130 RETIREMENT PAYABLE	6,924.70
100-2700 Direct Dep Liabilities	-7,319.86
100-2750 Due from Sewer Fund	-189,214.29
100-6200 Due to Sewer	-2,445,113.42
<b>Total Other Current Liabilities</b>	<b>-2,610,544.80</b>
<b>Total Current Liabilities</b>	<b>-2,801,539.68</b>
<b>Total Liabilities</b>	<b>-2,801,539.68</b>
<b>Equity</b>	
100-3010 Fund Balance	7,061,373.18
100-3020 Fund Bal-Cap Assets	-599.00
100-3030 Fund Bal-EB Ellington	8.22
100-3040 Opening Bal Equity	-1,165,860.94
Opening Bal Equity	1,098,425.15
Net Income	442,865.21
<b>Total Equity</b>	<b>7,436,211.82</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>4,634,672.14</b>

PRELIMINARY

## Town of Ravenel Preliminary Profit & Loss YTD Comparison January 2024

	Jan 24	Jan 24
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
100-4100 ACCOMODATION TAX	290.76	290.76
100-4130 BUSINESS LICENSE	1,317.03	1,317.03
100-4160 Charleston Cty Permits	46.90	46.90
100-4170 CPW WATER SERVICE FEE	450.71	450.71
100-4280 MERCHANTS INVENTORY	35.43	35.43
100-4510 ZONING PERMITS		
REZONING	150.00	150.00
SIGN PERMIT	50.00	50.00
100-4510 ZONING PERMITS - Other	533.25	533.25
<b>Total 100-4510 ZONING PERMITS</b>	733.25	733.25
100-4600 INTEREST	11,850.62	11,850.62
100-4800 Grant Revenue	500,000.00	500,000.00
<b>Sewer</b>		
Sewer collection fees	4,103.45	4,103.45
<b>Total Sewer</b>	4,103.45	4,103.45
<b>Total Income</b>	518,828.15	518,828.15
<b>Gross Profit</b>	518,828.15	518,828.15
<b>Expense</b>		
100-5100 Payroll Exp		
100-5101 PAYROLL	31,846.14	31,846.14
100-5102 Contract Emp Payroll	4,980.00	4,980.00
100-5120 PAYROLL TAX	2,436.23	2,436.23
100-5100 Payroll Exp - Other	68.75	68.75
<b>Total 100-5100 Payroll Exp</b>	39,331.12	39,331.12
100-5130 SC RETIREMENT EXPENSE		
Defered Compensation	30.00	30.00
100-5130 SC RETIREMENT EXPENSE - Other	2,537.05	2,537.05
<b>Total 100-5130 SC RETIREMENT EXPENSE</b>	2,567.05	2,567.05
100-5240 MEETINGS		
Membership Dues	1,068.36	1,068.36
Training	69.00	69.00
100-5240 MEETINGS - Other	275.00	275.00
<b>Total 100-5240 MEETINGS</b>	1,412.36	1,412.36
100-5250 Office Expenses		
Cell Phones, Ipads	195.02	195.02
Payroll Subscription	850.00	850.00
POSTAGE	251.07	251.07
Software & Equip	1,399.53	1,399.53
100-5250 Office Expenses - Other	1,174.56	1,174.56
<b>Total 100-5250 Office Expenses</b>	3,870.18	3,870.18
100-5352 Intuit Transaction Fee	58.56	58.56
100-5422 ADVERTISING	59.68	59.68
100-5427 LANDSCAPE & LITER		
100-5231 LANDSCAPE	7,393.58	7,393.58
<b>Total 100-5427 LANDSCAPE &amp; LITER</b>	7,393.58	7,393.58
100-5445 STREET LIGHTS	3,144.98	3,144.98
100-5470 VEHICLE EXPENSE	157.06	157.06
100-5530 BENNETT PARK		

PRELIMINARY



## Town of Ravenel Preliminary Profit & Loss YTD Comparison January 2024

	Jan 24	Jan 24
Maintenance	1,050.00	1,050.00
Utilities	78.00	78.00
<b>Total 100-5530 BENNETT PARK</b>	<b>1,128.00</b>	<b>1,128.00</b>
<b>100-5560 Rantowels Grove</b>		
Utilities	80.00	80.00
<b>Total 100-5560 Rantowels Grove</b>	<b>80.00</b>	<b>80.00</b>
<b>100-5630 COMMUNITY PROGRAMS</b>		
Christmas	63.74	63.74
<b>Total 100-5630 COMMUNITY PROGRAMS</b>	<b>63.74</b>	<b>63.74</b>
<b>100-5730 DEPOT</b>		
Fire & Sprinkler System	232.71	232.71
Internet Service	243.70	243.70
MAINTENANCE	196.16	196.16
Security Camera	140.00	140.00
UTILITIES	152.96	152.96
<b>Total 100-5730 DEPOT</b>	<b>965.53</b>	<b>965.53</b>
<b>100-5760 RAVENEL HALL</b>		
Internet Service	495.96	495.96
Sanitation	73.25	73.25
Security Cameras	65.00	65.00
UTILITIES	336.03	336.03
<b>Total 100-5760 RAVENEL HALL</b>	<b>970.24</b>	<b>970.24</b>
<b>100-5777 Ravenel Ballfield</b>		
UTILITIES	32.73	32.73
<b>Total 100-5777 Ravenel Ballfield</b>	<b>32.73</b>	<b>32.73</b>
<b>100-5838 Ellington; Utilities</b>		
Main	85.02	85.02
100-5838 Ellington; Utilities - Other	163.88	163.88
<b>Total 100-5838 Ellington; Utilities</b>	<b>248.90</b>	<b>248.90</b>
<b>100-5990 UTILITIES; License Pla</b>	<b>40.00</b>	<b>40.00</b>
<b>100-5990 UTILITIES; Town</b>		
License Plate Readers	21.59	21.59
Security Camera Lease	125.00	125.00
Telephone & Internet	1,024.45	1,024.45
TOWN HALL CAMERA	60.00	60.00
Town Hall Renovations	3,000.00	3,000.00
100-5990 UTILITIES; Town - Other	22.50	22.50
<b>Total 100-5990 UTILITIES; Town</b>	<b>4,253.54</b>	<b>4,253.54</b>
<b>Capital Projects; Ravenel Hall</b>	<b>3,288.42</b>	<b>3,288.42</b>
<b>INSURANCE</b>		
<b>100-5324 HEALTH INSURANCE</b>		
DENTAL INSURANCE	-334.29	-334.29
100-5324 HEALTH INSURANCE - Other	5,759.06	5,759.06
<b>Total 100-5324 HEALTH INSURANCE</b>	<b>5,424.77</b>	<b>5,424.77</b>
<b>Total INSURANCE</b>	<b>5,424.77</b>	<b>5,424.77</b>
<b>LEGAL FEES</b>	<b>1,022.50</b>	<b>1,022.50</b>
<b>SUBSCRIPTION</b>	<b>450.00</b>	<b>450.00</b>

PRELIMINARY

**Town of Ravenel**  
**Preliminary Profit & Loss YTD Comparison**  
**January 2024**

---

	<u>Jan 24</u>	<u>Jan 24</u>
Total Expense	75,962.94	75,962.94
Net Ordinary Income	442,865.21	442,865.21
Net Income	<u>442,865.21</u>	<u>442,865.21</u>

PRELIMINARY

**Town of Ravenel**  
**Preliminary Balance Sheet**  
As of January 31, 2024

	Jan 31, 24
<b>ASSETS</b>	
<b>Current Assets</b>	
Checking/Savings	
200-1010 BOW-Sewer Account	45,861.78
200-1020 Impact Fees	430,498.56
<b>Total Checking/Savings</b>	476,360.34
<b>Accounts Receivable</b>	
200-1400 Accounts Receivable	
Accounts Receivable	600.00
200-1400 Accounts Receivable - Other	-600.00
<b>Total 200-1400 Accounts Receivable</b>	0.00
<b>Total Accounts Receivable</b>	0.00
<b>Other Current Assets</b>	
200-1200 BW CD#1610439	617,600.35
200-1320 Due from CWS	3,786.65
200-1450 Prepaid expenses	490.79
200-1500 Accrued Interest Income	371.55
<b>Total Other Current Assets</b>	622,249.34
<b>Total Current Assets</b>	1,098,609.68
<b>Fixed Assets</b>	
200-1540 Wastewater System	4,861,209.92
200-1550 Accumulated Deprec	-1,354,217.77
<b>Total Fixed Assets</b>	3,506,992.15
<b>TOTAL ASSETS</b>	<b>4,605,601.83</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
Accounts Payable	
*Accounts Payable	-0.10
200-2020 Prio Year A/P	0.10
<b>Total Accounts Payable</b>	0.00
<b>Other Current Liabilities</b>	
200-1380 Due to/fr General	1,122,639.44
200-2000 Accounts Payable	6,237.50
<b>Total Other Current Liabilities</b>	1,128,876.94
<b>Total Current Liabilities</b>	1,128,876.94
<b>Total Liabilities</b>	1,128,876.94
<b>Equity</b>	
200-3100 Unrestricted Net Assets	-800,430.66
200-3140 Fund Bal Expansion	191,127.00
200-3150 Fund Bal Inv in Cap	3,871,582.65
Net Income	214,445.90
<b>Total Equity</b>	3,476,724.89
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>4,605,601.83</b>

PRELIMINARY

**Town of Ravenel**  
**Preliminary Profit & Loss YTD Comparison**  
**January 2024**

	Jan 24	Jan 24
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
200-4115 Impact Fees	155,730.00	155,730.00
<b>Sewer Collection Fees</b>		
200-4130 Origination	25.00	25.00
200-4140 Tap & Inspection Fees	700.00	700.00
200-4150 Administration Fees	62,482.00	62,482.00
200-4151 Construction Review	700.00	700.00
<b>Total Sewer Collection Fees</b>	63,907.00	63,907.00
<b>Total Income</b>	219,637.00	219,637.00
<b>Gross Profit</b>	219,637.00	219,637.00
<b>Expense</b>		
200-5300 Main (17&162)	3,137.03	3,137.03
200-5400 Security Alarm	1,540.00	1,540.00
<b>Utilities</b>		
200-5990 Electric Service	479.13	479.13
200-5991 Water Service	45.00	45.00
<b>Total Utilities</b>	524.13	524.13
<b>Total Expense</b>	5,201.16	5,201.16
<b>Net Ordinary Income</b>	214,435.84	214,435.84
<b>Other Income/Expense</b>		
<b>Other Income</b>		
200-4600 Interest	10.06	10.06
<b>Total Other Income</b>	10.06	10.06
<b>Net Other Income</b>	10.06	10.06
<b>Net Income</b>	214,445.90	214,445.90

PRELIMINARY

**PRELIMINARY**  
**Town of Ravenel**  
**Budget v/s Actual YTD 2023**

	Jan - Dec 23	Budget	% of Budget
<b>REVENUE:</b>			
100-1150 American Recovery Act	703,027.50	703,027.50	100.0%
100-1160 Due From Sewer	0.00	125,000.00	0.0%
100-4100 ACCOMODATION TAX	2,191.27	1,800.00	121.74%
100-4120 LOCAL GOVT FUND DIST	61,062.20	60,000.00	101.77%
<b>100-4130 BUSINESS LICENSE</b>	<b>213,030.79</b>	<b>185,000.00</b>	<b>115.15%</b>
100-4135 SCANA C/A Settlement	1,466.39	0.00	100.0%
100-4150 Capital Credit Refund	188.95	300.00	62.98%
100-4160 Charleston County Permits	1,973.03	5,000.00	39.46%
100-4161 CC&I Permit Fees	9,524.45	0.00	100.0%
100-4170 CPW WATER SERVICE FEE	6,356.15	6,000.00	105.94%
100-4181 ELECTION FILING FEE	475.00	350.00	135.71%
100-4200 FRANCHISE FEE	173,489.51	160,000.00	108.43%
100-4220 INSURANCE TAX	214,798.15	205,000.00	104.78%
100-4250 LOST PROPERTY TAX	283,302.10	265,000.00	106.91%
100-4260 LOST REVENUE FUND	209,078.36	185,000.00	113.02%
100-4270 MASC BROKER'S TAX	34,164.60	18,000.00	189.8%
100-4280 MERCHANTS INVENTORY	141.72	100.00	141.72%
100-4454 Telecomm Tax	3,879.67	5,000.00	77.59%
100-4460 TNC Act	230.78	150.00	153.85%
100-4500 HALL RENTAL	6,307.00	20,000.00	31.54%
100-4510 ZONING PERMITS	10,530.75	10,000.00	105.31%
<b>100-4600 INTEREST</b>	<b>145,027.24</b>	<b>10,000.00</b>	<b>1,450.27%</b>
100-4700 MISCELLANEOUS INCOME	97.50	0.00	100.0%
100-4800 Grant Revenue	6,351.00	0.00	100.0%
100-5351 Donations to the town	865.00	3,500.00	24.71%
100-5820 Prior Year Reserves	325,000.00	325,000.00	100.0%
	<b>2,412,559.11</b>	<b>2,293,227.50</b>	<b>105.2%</b>
<b>EXPENDITURES:</b>			
100-4401 PARD GRANT: Depot Furniture	15,020.93		<b>Pending Closeout Grant Reimburse 5607.17</b>
100-5100 Payroll Exp	360,138.93	445,500.00	80.84%
100-5130 SC RETIREMENT EXPENSE	39,522.73	40,000.00	98.81%
100-5240 MEETINGS	7,181.33	10,000.00	71.81%
100-5245 MILEAGE	1,517.37	1,500.00	101.16%
100-5246 Per Diem	935.00	1,500.00	62.33%
100-5250 Office Expenses	58,058.79	108,630.00	53.45%
100-5350 DONATIONS	1,333.47	5,000.00	26.67%
100-5352 Intuit Transaction Fee	1,821.41	1,000.00	182.14%
100-5422 ADVERTISING	2,842.68	7,500.00	37.9%
100-5425 ACCOUNTING FEE	17,800.00	25,000.00	71.2%
100-5427 LANDSCAPE & LITER	85,380.12	100,000.00	85.38%
100-5444 Public Works	25,352.20	10,000.00	253.52%
100-5445 STREET LIGHTS	32,637.97	40,000.00	81.6%
100-5446 Town Christmas Lights	0.00	15,000.00	0.0%
100-5470 VEHICLE EXPENSE	3,560.27	5,000.00	71.21%

**PRELIMINARY**  
**Town of Ravenel**  
**Budget v/s Actual YTD 2023**

	Jan - Dec 23	Budget	% of Budget
100-5471 ATV	0.00	18,500.00	0.0%
100-5482 Fleetwood Leasing	10,301.86	10,570.00	97.46%
100-5485 Traffic Safety	0.00	20,000.00	0.0%
100-5530 BENNETT PARK	2,645.00	1,500.00	176.33%
100-5560 Rantowels Grove	6,266.68	2,000.00	313.33%
100-5630 COMMUNITY PROGRAMS	78,197.60	70,000.00	111.71%
100-5635 Disaster & Emergency	0.00	10,000.00	0.0%
100-5730 DEPOT	47,095.51	8,500.00	554.07%
100-5760 RAVENEL HALL	26,857.08	20,000.00	134.29%
100-5777 Ravenel Ballfield	6,487.32	3,000.00	216.24%
100-5810 BEAUTIFICATION	30,780.93	85,000.00	36.21%
100-5838 Ellington; Utilities	3,112.56	3,000.00	103.75%
100-5840 Ellington Upgrades	0.00	10,000.00	0.0%
100-5940 ELECTION	6,577.92	2,500.00	263.12%
100-5960 Handyman Services	0.00	10,000.00	0.0%
100-5990 UTILITIES; Town	36,013.88	35,000.00	102.9%
100-6210 Loan to Sewer Fund	50,000.00	125,000.00	40.0%
100-5324, 100-5325 Health & General	79,084.65	80,000.00	98.86%
100-5423 Legal Expenses	36,062.89	60,000.00	60.11%
Capital Projects; EB Ellington	24,193.27	200,000.00	12.1%
Capital Projects; Ravenel Hall	637,571.13	703,027.50	90.69%
Transfer Overage in General/LGIF	200,000.00	0.00	100.0%
	1,934,351.48	2,293,227.50	84.35%

PRELIMINARY



# TOWN OF RAVENEL

## Town / Planning & Zoning Administrator

### Report for February 2024

February 27, 2024

#### 1. Administration Updates:

##### a. Statement of Economic Interest

Don't forget that your Statement of Economic Interest is due to the South Carolina State Ethics Commission by noon on March 30, 2024 or you risk incurring a fine. This is not something that the Town can do on your behalf. You will need to go to [ethics.sc.gov](https://ethics.sc.gov) to submit your information.

##### b. SCDOT Rail Crossing at New Road

Periodically, the at-grade rail crossings in Town require inspection. The County will come out and conduct this on behalf of the Town and has recently done so for the crossing at New Road. Some deficiencies in signage were noted, so there may be some improvements installed soon.

##### c. Charleston County Mosquito Control

We recently submitted an authorization form for aerial mosquito control spraying from the CPW's two helicopter's. They also use an airplane that has already been approved for larger areas.

##### d. National Oceanic and Atmospheric Administration Climate Challenge for BCDCOG

The Mayor recently provided a letter of support (attached) for the BCDCOG proposal to develop a Regional Water Resilience Plan for the Tri-County Region. Participation and a show of support for these regional efforts are important.

##### e. 2024 Park and Recreation Development (PARD) Funding

I'm attaching the email for the 2024 PARD grant. Our funds available are not to exceed \$5,987.36. PARD funding requires a local 20% match, which means this project should be at least \$7,484.20 to receive the full amount. Last year we submitted the site fixtures and rocking chairs for the Depot.

I will need guidance to develop the full budget and application for submittal by May 3, 2024. An initial thought would be to see if the upfront cost of \$6,633 for decorative lighting at Ravenel Hall qualifies. But please give me other ideas.

##### f. Ravenel Hall Project

The project is progressing, and I believe there are a couple of areas in which the Mayor would like to obtain your input. There are some decisions to be made regarding painting and signage that I'm sure he'll discuss with you. Also, there is a site meeting usually on Friday's at 9 am if you would like to stop-in.

g. New Hire

After many months of searching for candidates, we've interviewed and hired Mr. Lee Stokes for the Grounds and Facilities Employee; a position to directly assist Inspector Moffitt in the field. Mr. Stokes started on February 20<sup>th</sup>.

h. Off-Duty Deputies

Please see the letter we received from the Charleston County Sheriff's Office regarding the Off-Duty Deputy program and the pay increases. These increases did go into effect February 1, so if we want to retain our group of officers, we may need to increase our rates soon, if not immediately. Treasurer Wood is comfortable with the rates increasing after our current contract expires in June. I have prepared a resolution to act sooner if you so wish.

2. Planning and Zoning Updates:

a. Planning & Zoning Commission

The P&Z met on February 1, 2024. Rezoning request MA2024-02 was considered before a Public Hearing and **my report of the meeting is included in tonight's packet.**

The outcome of this meeting was a set of recommendations for each parcel involved in the request:

- TMS #187-00-00-062 is recommended for approval from AR to R-3.
- TMS #187-00-00-064 is recommended for approval from R-2 to SW upon successful relocation of the 9 mobile homes on the lot.
- TMS #187-00-00-070 is recommended for denial from AR to SW.

The property interest has withdrawn his request for TMS #187-00-00-070 and I have prepared the appropriate ordinances for the other two properties for your consideration.

b. Board of Zoning Appeals

There has been no recent BZA meeting and there is not one scheduled.



c. Zoning Permits

For 2023, there were a total of 128 permits. This includes:

- 9 New Homes
- 5 New Non-Residential Structures
- 14 Mobile Home Setups
- 21 Accessory Buildings
- 3 Additions
- 33 Repair Jobs
- 3 Commercial Upfits
- 9 Demolitions
- 6 Signs
- 24 Miscellaneous Permits.

In January and February of this year, we have 15 permits with 2 new homes as found below. If you have any questions, please feel free to call me.

Zoning Permit Index

02/13/24

Permit #	Date Issued	TMS #	Type	Notes
02381	1/2/2024	187-00-00-134	Repairs	Repairs to roofing and fence replacement.
02382	1/2/2024	185-00-00-085	Miscellaneous	Electrical Hook-up of Generator
02383	1/5/2024	188-00-00-214	Accessory Bldg.	Accessory permit for 576 sf metal carport on existing pad
02384	1/5/2024	185-00-00-126	Miscellaneous	Installation, including all utilities and decking, of 15'x34' pool
02385	1/10/2024	187-00-00-199	Accessory Bldg.	12' x 17' carport
02386	1/11/2024	245-00-00-053	Miscellaneous	Power inspection for Unit 104 in Building 100
02387	1/16/2024	187-00-00-105	Addition	256 sf screened in deck addition with electrical
02388	1/18/2024	228-00-00-152	Accessory Bldg.	Accessory permit for install and tie-down of 560 sf storage building
02389	1/23/2024	245-00-00-055	Accessory Bldg.	Accessory building and sign for coffee shop
02390	1/25/2024	185-00-00-009	Accessory Bldg.	30' x 40' (1,200 sf) Workshop within setbacks and on rear 2/3's of lot.
02391	1/25/2024	185-00-00-009	Miscellaneous	20' x 30' inground pool with fencing, plumbing, and electrical.
02392	1/30/2024	229-13-00-049	New Residential	1,552 sf single-family home
02393	2/7/2024	175-00-00-052	Miscellaneous	Pump station install for Golden Grove subdivision
02394	2/8/2024	188-00-00-294	New Residential	New Construction of 2,544 sf 2-story 3 bedroom home
02395	2/8/2024	188-00-00-296	Addition	Addition of 378 sf screened porch and 757 sf deck



Mike Hemmer  
Town / Planning & Zoning Administrator



## Town of Ravenel

5962 Highway 165, Suite 100  
Ravenel, SC 29470  
Office: (843) 889-8732  
Fax: (843) 889-8727

January 3, 2023

**Re: Letter of Support  
National Oceanic and Atmospheric Administration  
Climate Resilience Regional Challenge**

To whom it may concern:

On behalf of the Town of Ravenel, please accept this letter of support for the Berkeley-Charleston-Dorchester Council of Governments' (BCDCOG) application for funding from the National Oceanic and Atmospheric Administration's Climate Resilience Regional Challenge to develop a Regional Water Resilience Plan (RWRP).

We look forward to supporting the BCDCOG, jurisdictions and organizations throughout the Tri-County region on this initiative. This endeavor holds significant importance as it aims to foster regional consensus, effectively addressing a spectrum of challenges such as sea level rise, stormwater management, storm surge, tidal flooding, groundwater concerns, and the escalating intensity, duration, and frequency of rainfall. Additionally, the RWRP intends to create a more equitable and inclusive region by ensuring marginalized, underserved, and underrepresented communities are engaged stakeholders and recipients of the benefits of the strategies, projects and policies developed. The set of strategies to be included in the RWRP will foster regional collaboration, planning, and project implementation over the 25-year planning timeframe, ensuring the region's long-term resilience.

Should grant funding be awarded, the following staff from Ravenel will be available to provide support to the BCDCOG and project partners on the development of the RWRP.

Michael Hemmer  
Town / Planning & Zoning Administrator  
[townadministrator@townofravenel.com](mailto:townadministrator@townofravenel.com)  
(843) 889-8732

Please feel free to contact me at (843) 889-8732 if you have any questions or I can be of help.

Sincerely,

Stephen W. Tumbleston  
Mayor - Town of Ravenel, SC

## Mike Hemmer

---

**From:** Marcie Chiappone <Marcie.Chiappone@ccprc.com>  
**Sent:** Monday, February 12, 2024 1:07 PM  
**To:** Steve Tumbleston; Mike Hemmer  
**Cc:** Phil Macchia  
**Subject:** PARD Grant – Letter of Intent Request - Ravenel  
**Attachments:** Form W-9 (Rev. October 2018).pdf; PARD-Guidelines (Rev. August 2021).pdf; Request for Letter of Intent\_2024-Ravenel-Mayor.pdf; Request for Letter of Intent\_2024-Ravenel-Hemmer.pdf

**Importance:** High

Good afternoon,

The Charleston County Legislative Delegation has set aside **\$5,987.36** in Park and Recreation Development (PARD) funding for which your municipality can apply during this funding cycle.

Please see attached for the PARD letter of intent request, PARD Application and IRS W-9 Form documents that will arrive to your office via USPS soon.

Please submit your letter of intent to receive PARD Grant funding for 2023-2024; prior to **Friday, March 8, 2024**.

**PLEASE NOTE: If we do not receive a Letter of Intent to apply for the funds from you on or before Friday, March 8, 2024, you will forfeit the opportunity to apply for and receive the \$5,987.36 allocation money for FY 2023-2024.**

**\*\*Two copies of the completed grant request application should be submitted no later than Monday, May 3, 2024.**

### **A complete application consists of the following:**

- Project Application
- Copy of Deed or lease/joint use agreement of property
- Historical Significance Certification Form
- Site map of property with directions
- Pictures (color, 8 ½ x 11) of the proposed site before development or renovation
- Completed IRS W-9 Form

If you have specific questions about the PARD grant, please contact:

**Alesha C. Cushman** - PARD Grants Coordinator  
803-734-0185  
[acushman@scprt.com](mailto:acushman@scprt.com)

Remember, we would like a letter of intent by **Friday, March 8, 2024**, indicating if you plan to apply for funding, and your completed application must be received by **Friday, May 3, 2024**, for consideration. Completed applications should be sent to:

Charleston County Park and Recreation Commission  
Attn: Executive Administrator  
861 Riverland Drive  
Charleston, SC 29412

Please let me know if you are the best contact person at your organization. If not, please forward this information to the designated staff member that will be completing the PARD grant application process and update me on whom I should contact in the future regarding this matter.

Thank you,



**Marcie Chiappone**

Executive Administrative Associate

Headquarters

861 Riverland Dr, Charleston, SC 29412

Office: +1 8437628051

[Marcie.Chiappone@ccprc.com](mailto:Marcie.Chiappone@ccprc.com) | [CharlestonCountyParks.com](http://CharlestonCountyParks.com)

Links contained in this email have been replaced. If you click on a link in the email above, the link will be analyzed for known threats. If a known threat is found, you will not be able to proceed to the destination. If suspicious content is detected, you will see a warning.



## County of Charleston, South Carolina

Sheriff Kristin R. Graziano

January 18, 2024

Mayor Stephen Tumbleston  
Town of Ravenel  
5962 Highway 165, Suite 100  
Ravenel, SC 29470

Mayor Tumbleston,

Beginning February 1, 2024, The Charleston County Sheriff's Office will be increasing our pay rates for off-duty employment. The Sheriff's Office recognizes that making deputies available to private employers for security purposes provides an additional level of crime prevention, a reduction in calls for service and relationship development within our community. The Charleston County Sheriff's Office proudly serves the citizens, businesses, and organizations within Charleston County by providing professional law enforcement services at an affordable hourly rate.

The Charleston County Sheriff's Office works thousands of hours of extra duty each year. Some of the jobs are reoccurring and some of the jobs are single events. We use Extra Duty Solutions for the management and assignment of the extra duty program.

Over the past several months, the Charleston County Sheriff's Office has conducted extensive research regarding a fair and equitable rate. Based on the findings, we will be implementing an hourly rate increase for extra duty services. The purpose of this letter is to notify employers/vendors that are already using our services of this rate increase. Please see below for the hourly rates.

Effective February 1, 2024:

	<b>Deputy</b>	<b>Supervisor</b>	<b>Holiday*</b>	<b>Supervisor Holiday*</b>
Pay (per hour)	\$55.00	\$60.00	\$65.00	\$70.00
Worker's Comp Fee (7%)	\$3.85	\$4.20	\$4.55	\$4.90
Admin Fee (10% or \$6)	\$5.89	\$6.87	\$6.96	\$7.49
<b>Total per hour</b>	<b>\$64.74</b>	<b>\$71.07</b>	<b>\$76.51</b>	<b>\$82.39</b>

Current holidays observed by Charleston County, are as follows:

New Years Day  
Martin Luther King Day  
Presidents Day  
Memorial Day  
Juneteenth  
July 4<sup>th</sup>  
Labor Day  
Veterans Day  
Thanksgiving  
Black Friday  
Christmas Eve  
Christmas Day  
December 26<sup>th</sup>

If you request CCSO to work at an event that falls on one of these holidays, the holiday and supervisor holiday (if applicable), rates will be charged.

Your current contract rates will remain in effect through the expiration of your contract. However, if you wish to increase the rates now, you can contact General Counsel Nicole Paluzzi at [npaluzzi@charlestoncounty.org](mailto:npaluzzi@charlestoncounty.org), or at 843-554-2231, to modify your current contract. Increasing the rates now will increase the likelihood of the positions being filled. Please direct any contract questions to Ms. Paluzzi. Sgt. Brandon Wade will remain the coordinator for this detail. If you have any other questions, please contact me. Thank you for your time and attention to this matter.

Sincerely,



Captain Diane B. Turner  
Charleston County Sheriff's Office  
Bureau of Community Engagement  
3691 Leeds Avenue  
North Charleston, SC 29405  
Phone: (843)-743-7200 (24 hr)  
Phone: (843)-745-2384 (Desk)  
Email: [dturner@charlestoncounty.org](mailto:dturner@charlestoncounty.org)

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**Administrative Office**  
3691 Leeds Avenue  
N. Charleston, SC 29405  
~ Sheriff ~  
Voice (843) 554-2230  
Fax (843) 554-2243

**Law Enforcement Division**  
3691 Leeds Avenue  
N. Charleston, SC 29405  
~ Patrol ~  
Voice (843) 202-1700  
Fax (843) 554-2234

**Detention Center**  
3841 Leeds Avenue  
N. Charleston, SC 29405  
Voice (843) 529-7300  
Fax (843) 529-7406

**Judicial Center**  
100 Broad Street, Suite 381  
Charleston, SC 29401  
Voice (843) 958-2100  
Fax (843) 958-2128



Planning and Zoning Report for PH (request MA2024-02) & Regular Meeting from February 1, 2024:

**PUBLIC HEARING:**

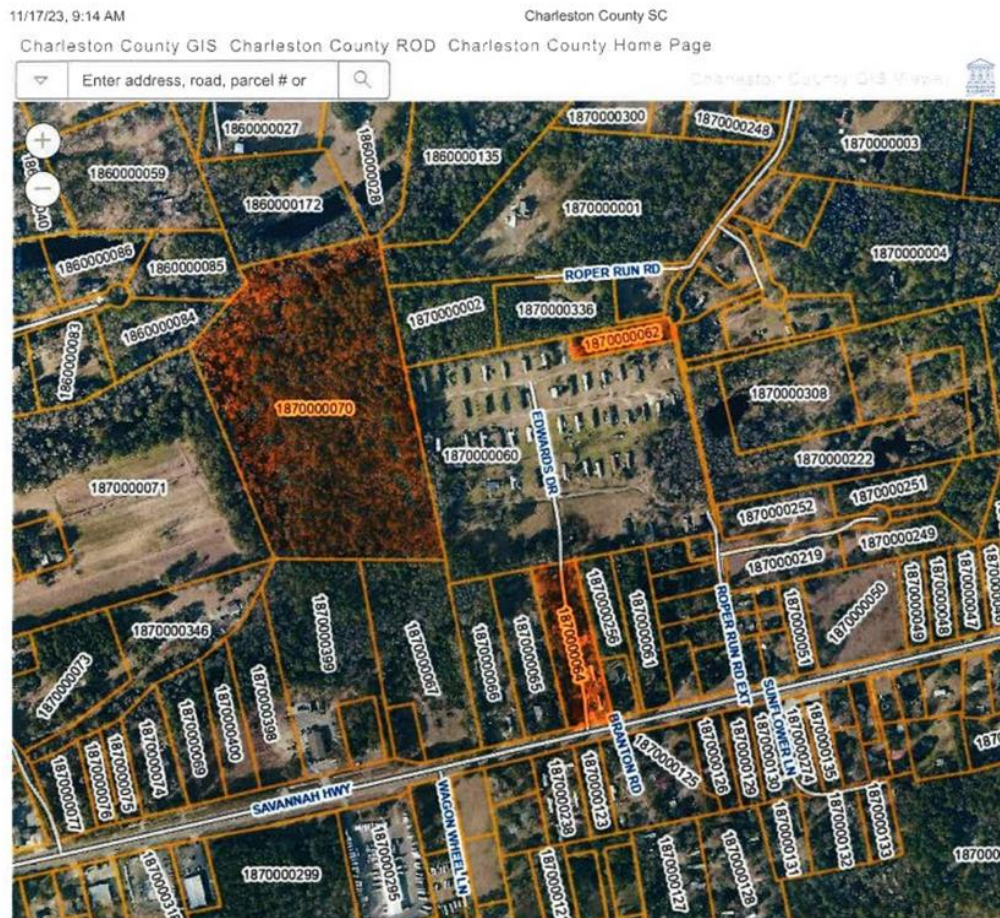
This hearing was properly advertised, noticed, and posted according to SC statutes and Town of Ravenel codes and processes. The Public Hearing began at 6:00 pm with approximately 21 people in attendance along with myself and all five Planning and Zoning Commissioners.

Chairman Infinger called the Public Hearing to order and reviewed the P&Z meeting rules. I provided the following initial information regarding the request.

**MA2024-02:** The request is to change the zoning districts for three parcels near the Burbage Mobile Home park off Savannah Highway accessed via Edwards Drive. These parcels and requests are:

- #187-00-00-062 (1 acre) from Agricultural Residential (AR) to Residential Three (R-3)
- #187-00-00-064 (3.1 acres) from Residential Two (R-2) to Service Warehouse (SW)
- #187-00-00-070 (25.26 acres) from Agricultural Residential (AR) to Service Warehouse (SW)

Additionally, the Mobile Home Park parcel (#187-00-00-060 – Zoned R-3) was discussed, but there is no request for a zoning change for this parcel at this time. It was also noted that there were about 8.5 acres of wetland, 68 units in the existing park and 9 units in the entry park. There is no commitment of sewer capacity so any additional or relocated dwelling units or Service Warehouse uses are required to be on septic facilities. A traffic study is not required at this time, but will be during Site Plan review.





The requests for each of the zonings are adjacent to a similar zoning or are of the minimum acreage required for rezoning. The adjacent parcels with their zoning are found below.



The property owner provided additional plans. The mobile homes in the entryway park would be relocated at his cost into the overall park. There are no plans for the Service Warehouse parcels.

A summary of comments and concerns is below:

- Concern about uses that could be allowed in Service Warehouse on #187-00-00-070 and their impact on the surrounding residential area.
- Concern about access for #187-00-00-070 needing to be through the existing mobile home park.
- Concern of conditions of the existing mobile home park and that it should be converted to a subdivision.
- A question was asked about how property values are impacted with adjacent property being rezoned.
- A concern for wetland impact or fill-in and flooding concerns.

THE PUBLIC HEARING WAS CLOSED AND THE REGULAR MEETING CONVENED.



Chairman Infinger conducted the additional business of the meeting to include review of P&Z roles and responsibilities.

**The Commission then began discussion on request MA2024-02. Commissioner Masi introduced a motion to recommend the approval of the request, Commissioner Barron seconded the motion.**

Discussion began with the plans for the Service Warehouse on the parcel on Savannah Highway and concerns were continued about accessing the Service Warehouse on -070 needing to be provided through the existing mobile home park. The Property Purchaser's primary business is to own and manage mobile home parks. Their interest is not really in the Service Warehouse-type business development, but this parcel is being sold along with the existing mobile home park. The existing park would one day be rezoned to our Mobile Home Park zoning regulations, however, that district must be reviewed. It was noted that the overall density for the relocated mobile home park would be less dense than the R-3 density. A Planned Development was discussed; however, this is a rezoning request and does not give the option for negotiating the uses for Service Warehouse. There are other limiting factors such as lack of sewer that will restrict some uses, but there were other uses noted in Service Warehouse that would not be acceptable at this location. There was a discussion regarding the effect of rezoning on property values. There was also discussion about the requests being considered separately and the overall impacts should the Council deny a request.

**Masi called for a vote on the motion and second to recommend approval of the overall request; the motion failed 4-1.**

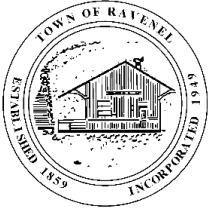
**O'Gallagher introduced a motion to recommend approval of the request to rezone #187-00-00-062 from AR to R-3 with Commissioner Masi seconding the motion; the motion passed unanimously.**

**O'Gallagher introduced a motion to recommend approval of the request to rezone #187-00-00-064 from R-2 to SW, upon successful relocation of the nine existing mobile homes with Commissioner Masi seconding the motion, the motion passed by a vote of 4 to 1.**

**O'Gallagher introduced a motion to deny the request to rezone #187-00-00-070 from AR to SW with Barron seconding the motion, the motion to deny passed by a vote of 4 to 1.**

There was discussion regarding future plans for the Planning Commission. After discussion, with no further business the next meeting date was noted for March 7, 2024.

The meeting was adjourned at 7:58 pm.



**TOWN OF RAVENEL**  
Code Enforcement  
Grounds & Facilities  
Report for: February, 2024

Code Enforcement

4475 Savannah Hwy – Notice of Violation sent to property owner via Certified Mail for violation of Chapter 20, Article IV, Abandoned or Junked Vehicles. Property owner has until 11/7 to have vehicles removed, covered, or sheltered. Property owner took no action to correct the violation. Second Notice of Violation sent via Certified Mail. Spoke w/property owner on 11/28; he will have new tarps placed over the two vehicles w/in the next 24-48 hrs. Spoke w/property owner again on 12/6; he has until 12/10 to repair or replace tarps. If not completed, summons will be written. Tarps were replaced on 12/8; no further action required.

5706 Hwy. 165 – Notice of Inspection sent to property owner. Inspection to occur at 2:30 pm on 12/12. The inspection took place on 12/12. Complaint and rule to Show Cause paperwork was mailed to property owner on 12/14. On 1/26, me and Mr. Hemmer spoke w/attorney of the property owner. The Town will have to hold on demolition of the dwelling due to it being heirs' property. Spoke w/property owner's attorney on 5/1; still notifying heirs of the property before this case can go to probate. Spoke w/property owner's attorney on 12/7; all heirs have been contacted and attorney is filing petition for a hearing in probate court.

5932 Fireman Dr. – Notice of Inspection sent to property owners and resident of mobile home to be inspected. Inspection to occur on 8/15/2023 for habitability. Resident was not in town for the inspection. Expected to return on or about 8/26. New date for inspection is 10/4 at 2pm. Resident was not present for the inspection therefore I was unable to inspect the interior of the residence. Outside of residence was inspected and was not found to be fit for habitation. Results of inspection, photos, and Notice of Violation sent via cert. mail to heirs of the property and the resident. Reinspection of the mobile home to happen on 12/5. Inspection occurred; resident has decided to tear the mobile home down at his own expense. Resident has until 2/1/2024 to have torn down and all debris removed. Received phone call from grandmother of tenant. Tenant will not be returning to Ravenel to tear the mobile home down. I met w/demolition company on 1/19 at 1400 to get an estimate for the removal of the derelict mobile home. Received estimate and passed in on to Ms. Bing who is looking for someone else to complete the demo at a cheaper price. **Mobile home was demolished by heirs of the property on 1/29. No further action required.**

5982 Miley Hill Rd – Owner applied for Builders Permit to repair the dilapidated garage on his property. Permit expired 6/21/2023. Property owner notified of expired permit. Granted a 12-mos. extension by Town Administrator to remove remainder of roof.

6021 Branton Rd. Lot #2 – Property currently in violation of Ordinance Ch. 20, Art. V, Sect. 120 – Prohibited Accumulation of Solid Waste. Notice of Violation hand delivered to tenant on 2/5. Tenant has until 3/1/2024 to have violation resolved.

6021 Branton Rd. Lot #3 – Property currently in violation of Ordinances Ch. 20, Art. IV, Sect. 92 – Abandoned or Junked Vehicles and Ch. 20, Art. V, Sect. 120 - Nuisance. Notice of Violation hand delivered to tenant on 2/5. Tenant has until 3/1/2024 to have violations resolved.

6021 Branton Rd. Lot #7 – Property currently in violation of Ordinance Ch. 20, Section 120 – Prohibited Accumulation of Solid Waste. Notice of Violation hand delivered on 12/13. Tenant has until 01/12/2024 to have violation resolved. Violation was not corrected by 1/12. Final Notice of Violation delivered to resident on 1/16. Reinspection to occur on 1/29. **Reinspection occurred; lot in compliance with ToR Code of Ordinances. No further action required at this time.**

6021 Branton Rd. Lot #11 – Property currently in violation of Ordinance Ch. 20, Art. V, Sect. 120 – Prohibited Accumulation of Solid Waste. Notice of Violation hand delivered to tenant on 2/5. Tenant has until 3/1/2024 to have violation resolved.

6047 Hwy 165 – Owner staging/selling items, to include wooden pallets, from his residential property. Notice of violation mailed (certified) to his residence. Resident complied and removed all items from the front yard. I will continue to monitor this property.

6054 Savannah Hwy. Lot #1 – Will conduct a habitability inspection on this mobile home on 2/15.

6054 Savannah Hwy. Lot #4 – Will conduct a habitability inspection on this mobile home on 2/15.

6054 Savannah Hwy. Lot #5 – Will conduct a habitability inspection on this mobile home on 2/15.

6054 Savannah Hwy. Lot #6 – Conducted habitability inspection on this mobile home on 2/7. Mobile home is not habitable; residents have moved out. Derelict Mobile Home hearing scheduled for 2/22 at 2pm.

6054 Savannah Hwy. Lot #7 – Will conduct a habitability inspection on this mobile home on 2/15.

6059 Roper Run Rd. Ext. Lot #31 – Property currently in violation of Ordinance Ch. 20, Art. V, Sect. 120 – Prohibited Accumulation of Solid Waste. Notice of Violation hand delivered to tenant on 2/5. Tenant has until 3/1/2024 to have violation resolved.

6059 Roper Run Rd. Ext. Lot #53 – Habitability inspection conducted on 2/7. Mobile home is habitable but many issues that need to be addressed. Derelict Mobile Home hearing scheduled for 2/22 at 2:45pm.

6105 Smith Rd. – Habitability inspection conducted on June 16, 2023. Rightful owner of property and mobile home passed away on January 2, 2023. Current resident currently living in mobile home w/no water or waste water system. Hearing scheduled for September 7, 2023 at 3:00pm. Resident did not appear at hearing; Complaint and Rule to Show Cause will go in front of Magistrate Court. Tenant in process of making repairs to the interior of the mobile home. Received message from Sgt. Wade on 12/31 regarding the habitability of this mobile home. Will reinspect and restart Derelict Mobile Home process w/Magistrate. Reinspection occurred on 1/4. Complaint & Rule to Show Cause left in the door of the mobile home on 1/5. Will continue process on 1/22. Received phone call from Natalie. Robert Morris would like to repair the mobile home so his uncle (Raleigh Hodges Sr.) can stay there. Derelict MH Hearing set-up for 1400 on 2/6. Hearing was held on 2/6 w/Ms. Natalie Prignano and Robert Morris. Town administrator gave them (30) days to file the required documents w/Probate Court IOT attempt to get the mobile home & property transferred into Mr. Hodges name. Also, in that (30) days they are to identify a licensed general contractor who will provide a SOW, apply for a zoning permit, business license, and building permit from CC&I Services.

6166 Brown Way – Property owner granted a one-time 30-day extension IOT remove all solid waste, debris, junk, etc. from outside his fence. Property owner failed to remove all solid waste, debris, junk, etc. from outside the fence. Summons' for violation of Ordinance 134 and 138 issued. Court date is 8/31 at 2pm. Property owner did not appear. Judge continued this case until 9/28 at 2pm. Judge will have paperwork served by Constable. Defendant did not appear in court on this date due to medical appointment. Defendant notified that court date has been moved to 10/26 at 2pm. Judge dismissed charges because the property owner has medical conditions and has been trying to clean the property up. I will monitor the property and if it gets out-of-hand, will write a summons. New inspection scheduled for 3/14 at 10:00 for violation of Ordinance 138. Property owner failed inspection for violation of Ord. 138 and he also had two unregistered vehicles on his property in front of the fence and mobile home. Complaint and Rule to Show Cause delivered on 3/15. Property owner is deceased. Notice of Inspection delivered on 12/8 to current resident residing at this address. Inspection will occur on 1/11/2024. This property was sold at a delinquent tax sale in December 2023. Heirs have one year from date of sale to pay off taxes and recoup the property. Contact request sent to Angela Marie Davis via certified mail on 12/21. Spoke w/son of deceased, Clarence Davis Jr. on 12/29. He is going to get in contact w/Office of Delinquent Tax Sales to find out what he needs to do IOT reclaim the property. He has already filed paperwork w/Probate Court. Will send him results of inspection conducted on 1/11/2024. Spoke w/Davis Jr. on 1/20/2024. He and sister are looking to have MH demolished at their expense. Informed him of removal of electrical lines from power poles, cleaning of septic tank, and zoning permit before HE brought onto property.

6170 Brown Way – Notice of Inspection delivered to address of property owner on 11/16. Inspection to occur at 1 pm on 12/12. Inspection occurred on 12/12. Complaint and Rule to Show Cause paperwork being mailed (certified) to property owners on 12/15. Full inspection conducted on 4/5. New Complaint and Rule to Show Cause being mailed to property owner(s). Hearing for derelict mobile home scheduled for 5/16 at 2pm. Owner of modular/mobile home granted 90-days to get required permits, make repairs, have dwelling inspected, and make habitable. No repairs made to the dwelling. Contact request letter sent to owner of

modular/mobile home on 8/21. Letter sent to Mr. Collison on 12/8; he has until 1/10/2024 to appoint a general contractor; provide Town Administrator w/subcontractor list; have permits pulled and business license purchased, if necessary. If not accomplished, Town Administrator may cause dwelling to be removed or demolished and a lien placed against the property. Met w/Mr. Collison and Mr. Hemmer on 1/10. Explained building permit process to Mr. Collison again and Mr. Hemmer sent him an e-mail of all contractors who have worked in the town previously in order for him to select anyone he wanted who was local .

6303 Savannah Hwy – Sent letter to Circle K to inform them of the unserviceable gates that are supposed to secure the two trash dumpsters. Corporation has until January 15, 2024 to repair, replace, or contact me w/a plan to correct the issue. Spoke w/Facilities Manager for the Carolina Region on 1/18. **Bollards have been installed; waiting for concrete to cure before hanging gates on them.**

#### Grounds & Facilities (Working)

Contractor selected to repaint the outside deck, ramp, and stairs of Depot. Working scheduling for work to begin in early spring.

#### Grounds & Facilities (Completed Since Last Report)

**Flood lights installed on the back side of the Depot and Depot restrooms.**

#### Town Clean-Up Project

Vendor selected for Town Clean-Up project. Purpose of the project is to remove trash/debris from specific areas in order to improve the overall look of the Town. Dumpster drop will occur on **Wednesday, April 17**. Pick-up will be scheduled for **Thursday, April 25** or when full. One 30-yard dumpster will be placed near the intersection **?????** for all residents to discard unwanted items. This dumpster is **NOT** to be used for discarding of daily trash. Signs will be posted near the dumpster with what items are allowed to be discarded in it.

#### SCDOT/County Work Requests

Submitted request to have “Dead End” sign installed at the beginning of Mellard St.

Submitted request to SCDOT to have ~50 ft. of Drayton St. expanded due to soft shoulder/loose dirt, gravel at the drain pipe area that runs under Drayton St.

**1/24/20204** – Work request submitted to SCDOT to have damaged shoulder at intersection of Hwy 165 & Hwy 17 repaired.

**1/25/2024** – Submitted request to SCDOT to have the ditch along Hwy 17 from Herbie’s Fireworks to New Road cleaned of debris and overgrowth.

Work Requests (Completed Since Last Report)

Pothole in right lane of Hwy 17, in front of Davey Tree Service and W. C. Pritchard Co. repaired.


(3) potholes on Miley Hill Rd. repaired


If you have questions, concerns, or issues, please contact me at the numbers listed or reach out to me via e-mail.

Jason P. Moffitt

Codes Enforcement Officer

Grounds & Facilities Manager

 843-754-1903

 843-920-1066

 [inspector@townofravenel.com](mailto:inspector@townofravenel.com)

# TOWN OF RAVENEL

1<sup>st</sup> Reading: 2/27/2024

2<sup>nd</sup> Reading:

Introduced by:

Date: 2/27/2024

## ORDINANCE 02-24

### AN ORDINANCE REZONING 1 ACRE OF PROPERTY WITH TMS #187-00-00-062 FROM AGRICULTURAL RESIDENTIAL (AR) TO RESIDENTIAL THREE (R-3)

**WHEREAS**, the property known as TMS Parcel Identification Number 187-00-00-062 is currently zoned Agricultural Residential; and

**WHEREAS**, the current owner/agent thereof has applied for a change in the zoning district applicable to the parcels to Residential Three zoning; and

**WHEREAS**, the application has been found to be in complete and proper form; and

**WHEREAS**, the Ravenel Planning and Zoning Commission has reviewed the rezoning request (MA2024-02) in accordance with the procedures in the South Carolina Code § 6-29-760 and approved the request; and

**WHEREAS**, in compliance with Section 1.11 of the Town of Ravenel Zoning Code, The Planning and Zoning Commission noticed and held a public hearing on the rezoning request on February 1, 2024; and

**WHEREAS**, in compliance with Section 1.11 of the Town of Ravenel Zoning Code, The Planning and Zoning Commission recommends approval of the request to the Town Council for adoption by ordinance;

**NOW BE IT THEREFORE ORDAINED** that the property located near the Burbage Mobile Home Park accessed from Edwards Drive with TMS Number #187-00-00-062, be and hereby is, rezoned from an Agricultural Residential zoning district to a Residential Three zoning district. The zoning map of the Town of Ravenel is hereby amended to conform to this change. Any development on the site must comply with all requirements of the zoning and land development regulations and other applicable laws, rules, and regulations.

**ADOPTED** this \_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, at Ravenel, South Carolina.

**Ayes:** \_\_\_\_\_

**Nays:** \_\_\_\_\_

**Abstains:** \_\_\_\_\_

\_\_\_\_\_  
Mayor or Presiding Member  
of Council

\_\_\_\_\_  
Attestation Signature – Clerk-Treasurer

\_\_\_\_\_  
Approval – Corporation Counsel

# TOWN OF RAVENEL

1<sup>st</sup> Reading: 2/27/2024

2<sup>nd</sup> Reading:

Introduced by:

Date: 2/27/2024

## ORDINANCE 03-24

### AN ORDINANCE REZONING 3.1 ACRES OF PROPERTY LOCATED AT 6038 SAVANNAH HIGHWAY WITH TMS #187-00-00-064 FROM RESIDENTIAL TWO (R-2) TO SERVICE WAREHOUSE (SW)

**WHEREAS**, the property known as TMS Parcel Identification Number 187-00-00-064 is currently zoned Residential Two; and

**WHEREAS**, the current owner/agent thereof has applied for a change in the zoning district applicable to the parcels to Service Warehouse zoning; and

**WHEREAS**, the application has been found to be in complete and proper form; and

**WHEREAS**, the Ravenel Planning and Zoning Commission has reviewed the rezoning request (MA2024-02) in accordance with the procedures in the South Carolina Code § 6-29-760 and approved the request; and

**WHEREAS**, in compliance with Section 1.11 of the Town of Ravenel Zoning Code, The Planning and Zoning Commission noticed and held a public hearing on the rezoning request on February 1, 2024; and

**WHEREAS**, in compliance with Section 1.11 of the Town of Ravenel Zoning Code, The Planning and Zoning Commission recommends approval of the request to the Town Council for adoption by ordinance;

**NOW BE IT THEREFORE ORDAINED** that the property located at 6038 Savannah Highway with TMS Number #187-00-00-064, be and hereby is, rezoned from an Residential Two zoning district to a Service Warehouse zoning district. The zoning map of the Town of Ravenel is hereby amended to conform to this change. Any development on the site must comply with all requirements of the zoning and land development regulations and other applicable laws, rules, and regulations.

**ADOPTED** this \_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, at Ravenel, South Carolina.

**Ayes:** \_\_\_\_\_

**Nays:** \_\_\_\_\_

**Abstains:** \_\_\_\_\_

\_\_\_\_\_  
**Mayor or Presiding Member  
of Council**

\_\_\_\_\_  
**Attestation Signature – Clerk-Treasurer**

\_\_\_\_\_  
**Approval – Corporation Counsel**



# TOWN OF RAVENEL

Introduced by Stephen Tumbleston

Date: February 27, 2024:

## RESOLUTION 2024-01

**A RESOLUTION TO ESTABLISH FEES TO BE CHARGED IN CONNECTION WITH THE TOWN'S RESPONDING TO FOIA REQUESTS, PURSUANT TO S.C.CODE Sec. 30-4-30(B)**

**WHEREAS, the Town of Ravenel receives requests under the SC Freedom Of Information Act (FOIA) for data, information and documents; and,**

**WHEREAS, responding to these FOIA requests often requires the expenditure of time and expense by the Town and its staff to research, compile, redact and copy documents and other information; and,**

**WHEREAS, Section 30-4-30(B) of the SC Code of Laws provides that a municipality may establish and collect reasonable fees for the costs incurred to search, retrieve, redact and copy records; and,**

**WHEREAS the statute further provides that such fees shall not exceed the hourly salary of the lowest paid employee who has the necessary skill and training to perform the required request; and,**

**WHEREAS, Council has determined that Thirty Dollars (\$30.00) per hour of staff time satisfies these parameters; and,**

**WHEREAS, Council has further determined that a copying charge of twenty-five cents (\$.25) per page of written documents (not electronically stored) is also a reasonable charge for responding to such requests.**

**NOW THEREFORE, BE IT RESOLVED that the Town shall charge, or have the right to charge, \$30.00 per hour of staff time and \$.25 per page for document copying in connection with responding to FOIA requests directed to the Town.**

**MOVED, APPROVED AND ADOPTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2024.**

**Ayes: \_\_\_\_\_**

**Nays: \_\_\_\_\_**

**Abstains: \_\_\_\_\_**

\_\_\_\_\_  
**Mayor or Presiding Member  
of Council**

\_\_\_\_\_  
**Attestation Signature – Clerk-Treasurer**

**RESOLUTION #2024-02**

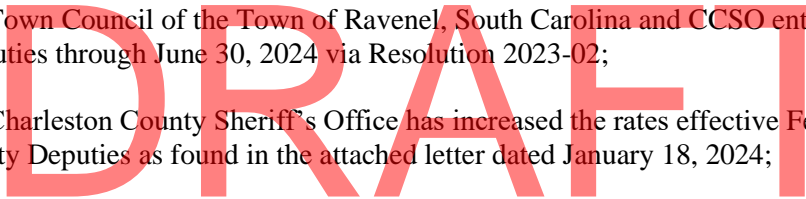
**A RESOLUTION BY THE RAVENEL TOWN COUNCIL AUTHORIZING THE TOWN OF RAVENEL (TOWN) TO ACCEPT INCREASED PAY AS STIPULATED BY THE CHARLESTON COUNTY SHERIFF’S OFFICE (CCSO) FOR ADDITIONAL OFF-DUTY DEPUTY PATROL OFFICERS**

WHEREAS, the Town Council of the Town of Ravenel finds it necessary for the safety and well-being of Ravenel residents, businesses, and visitors to increase the presence of law enforcement patrol officers in Ravenel; and

WHEREAS, the Charleston County Sheriff’s Office provides for additional Off-Duty Deputies to municipalities on a contract basis;

WHEREAS, the Town Council of the Town of Ravenel, South Carolina and CCSO entered into a contract for Off-Duty Deputies through June 30, 2024 via Resolution 2023-02;

WHEREAS, the Charleston County Sheriff’s Office has increased the rates effective February 1, 2024 for additional Off-Duty Deputies as found in the attached letter dated January 18, 2024;



THEREFORE, BE IT RESOLVED, by the Town Council of the Town of Ravenel, South Carolina that the Town has determined that the increased rates for Off-Duty Deputies be approved for the remainder of the existing contract between the Town and CCSO.

RATIFIED this 27<sup>th</sup> day of February, 2024 at Ravenel, South Carolina, in Town Council duly assigned.

Ayes: \_\_\_\_\_

Nays: \_\_\_\_\_

Abstains: \_\_\_\_\_

\_\_\_\_\_  
Mayor or Presiding Member  
of Council

\_\_\_\_\_  
Signature Attest – Clerk-Treasurer



## County of Charleston, South Carolina

Sheriff Kristin R. Graziano

January 18, 2024

Mayor Stephen Tumbleston  
Town of Ravenel  
5962 Highway 165, Suite 100  
Ravenel, SC 29470

Mayor Tumbleston,

Beginning February 1, 2024, The Charleston County Sheriff's Office will be increasing our pay rates for off-duty employment. The Sheriff's Office recognizes that making deputies available to private employers for security purposes provides an additional level of crime prevention, a reduction in calls for service and relationship development within our community. The Charleston County Sheriff's Office proudly serves the citizens, businesses, and organizations within Charleston County by providing professional law enforcement services at an affordable hourly rate.

The Charleston County Sheriff's Office works thousands of hours of extra duty each year. Some of the jobs are reoccurring and some of the jobs are single events. We use Extra Duty Solutions for the management and assignment of the extra duty program.

Over the past several months, the Charleston County Sheriff's Office has conducted extensive research regarding a fair and equitable rate. Based on the findings, we will be implementing an hourly rate increase for extra duty services. The purpose of this letter is to notify employers/vendors that are already using our services of this rate increase. Please see below for the hourly rates.

Effective February 1, 2024:

	<b>Deputy</b>	<b>Supervisor</b>	<b>Holiday*</b>	<b>Supervisor Holiday*</b>
Pay (per hour)	\$55.00	\$60.00	\$65.00	\$70.00
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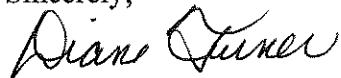
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New Years Day  
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Memorial Day  
Juneteenth  
July 4<sup>th</sup>  
Labor Day  
Veterans Day  
Thanksgiving  
Black Friday  
Christmas Eve  
Christmas Day  
December 26<sup>th</sup>

If you request CCSO to work at an event that falls on one of these holidays, the holiday and supervisor holiday (if applicable), rates will be charged.

Your current contract rates will remain in effect through the expiration of your contract. However, if you wish to increase the rates now, you can contact General Counsel Nicole Paluzzi at [npaluzzi@charlestoncounty.org](mailto:npaluzzi@charlestoncounty.org), or at 843-554-2231, to modify your current contract. Increasing the rates now will increase the likelihood of the positions being filled. Please direct any contract questions to Ms. Paluzzi. Sgt. Brandon Wade will remain the coordinator for this detail. If you have any other questions, please contact me. Thank you for your time and attention to this matter.

Sincerely,



Captain Diane B. Turner  
Charleston County Sheriff's Office  
Bureau of Community Engagement  
3691 Leeds Avenue  
North Charleston, SC 29405  
Phone: (843)-743-7200 (24 hr)  
Phone: (843)-745-2384 (Desk)  
Email: [dturner@charlestoncounty.org](mailto:dturner@charlestoncounty.org)

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**Administrative Office**  
3691 Leeds Avenue  
N. Charleston, SC 29405  
~ Sheriff ~  
Voice (843) 554-2230  
Fax (843) 554-2243

**Law Enforcement Division**  
3691 Leeds Avenue  
N. Charleston, SC 29405  
~ Patrol ~  
Voice (843) 202-1700  
Fax (843) 554-2234

**Detention Center**  
3841 Leeds Avenue  
N. Charleston, SC 29405  
Voice (843) 529-7300  
Fax (843) 529-7406

**Judicial Center**  
100 Broad Street, Suite 381  
Charleston, SC 29401  
Voice (843) 958-2100  
Fax (843) 958-2128