

A meeting of the Beaufort Redevelopment Commission was held on October 9, 2008 at 4:00 p.m. in the City Hall Conference Room on Carteret Street. In attendance were Commissioners George H. O’Kelley, Bob Pinkerton, Martin Goodman, Gene Rugala, Donnie Ann Beer, Gary Fordham, and City Manager Scott Dadson. Commissioners James Bellew and Mike Sutton were absent. In accordance with South Carolina Code of Laws, 1976, Section 30-4-80(d), as amended, all local media were duly notified of the time, date, place and agenda of this meeting.

CALL TO ORDER

The meeting was called to order at 4:00 p.m. by Chairman Bob Pinkerton.

MOTION TO ADD ITEM

On motion by Commissioner Goodman, second by Commissioner Beer, an item was added to the agenda.

PRESENTATION - MUNICIPAL CENTER SIGNS

Cherie Liolio of Liolio Architecture displayed an image of the front of the new City Hall building showing a low wall with a sign and water feature. She suggested there may be a change in signage since a roundabout is to be constructed at that intersection. Showing the entrance to the Police building, she explained a precast sign and retaining wall is planned for the corner of Boundary and Palmetto Street with the wording “City of Beaufort Municipal Center”. Also, since both buildings face Boundary Street, she asked if this entrance will have a Palmetto Street address. She mentioned that the Police and Fire Chief suggested 1901 and 1903 Boundary Street be used. Additionally, she asked for guidance for identifying the Police Department entrance and suggested lettering above the columns indicating “Police Department”. The Commission concurred.

The layout of the Council Chambers was shown and Ms. Liolio stated they were asked to expand the dais and seating arrangement to nine. The platform for Council is approximately 9 inches higher and the public seating will accommodate 189 people. She explained the design in detail along with the plan for wiring and stated they are trying to finalize the details of the cabinetry.

Ms. Liolio asked if a grand sign should be placed in the plaza indicating this is the Municipal Center. The City Manager asked the Commission what should be on the sign. Referring to the sign near the Police building, it was agreed to use the wording *City of Beaufort Municipal Center*. Commissioner Sutton asked about signage on the western end of the property. The question as to whether City Hall would be spelled out above the columns on the building instead of down in front was brought up. Commissioner O’Kelley stated a sign near the top of the building would be visible when driving up Ribaut Road to the Center; however because of the roundabout, entering the intersection from the west will make it difficult to see a lower sign. Because of the vegetation on the western side of the Center, Ms. Liolio said it will be difficult to see a sign as you approach the buildings. The Commission suggested the signs at both ends of the property be similar. Ms. Liolio was asked to design signage for the western end that would be visible and would match the eastern end.

EXECUTIVE SESSION

Commissioner O’Kelley moved to go into executive session pursuant to Title 30, Chapter 4, Section 70(a)(2) of the South Carolina Code of Laws to discuss negotiations incident to proposed contractual arrangements. Commissioner Rugala gave second. The vote was unanimous.

OPEN SESSION

Upon returning to open session, the City Manager stated a copy of a September 29th letter from Richard “Dick” Stewart of the Beaufort-Port Royal Convention & Visitor’s /Bureau, was distributed to the Commissioners regarding steps concerning a meeting center and the feasibility studies.

MEETING CENTER DISCUSSION

Carlotta Ungaro, Chamber of Commerce Executive Director, said her board members, the City Manager, and Mr. Stewart met recently with Clemson about conducting a study. They also discussed moving forward with the grants for a feasibility study. They felt the County should participate financially as well. Clemson has provided a proposal and the cost. Mr. Stewart has proposed a charette be held to determine size, location and components of a meeting center instead of conducting a study. The Chamber has moved forward with the grant, she said and she believes a feasibility study is needed to find out whether the market could attract meetings, sustain a meeting center and support it. Three years ago there was a lot of opposition to a conference center being built; however, there seems to be more support especially from the south side of the river but they all want a feasibility study so they know the cost and that is the reason the Chamber and the Redevelopment Commission applied for the grant. The finance meeting is next week and that is when their decision will be made public, she said.

Commissioner O’Kelley stated a response should be sent to Mr. Stewart stating the Commission would like to work together on this project. Commissioner Goodman agreed this can be discussed; however, data is needed and the feasibility study will provide that. Then a charette could be held.

MINUTES

On motion by Commissioner Beer, second by Commissioner O’Kelley, the minutes of September 18, 2008 were approved as presented.

ADJOURNMENT

There being no further business to come before the Commission, the meeting was adjourned at 5:47 p.m.

BOB PINKERTON, CHAIRMAN

COMMISSIONER MARTIN GOODMAN

COMMISSIONER DONNIE ANN BEER

COMMISSIONER GARY B. FORDHAM

COMMISSIONER GEORGE H. O’KELLEY, JR.

COMMISSISONER MIKE SUTTON

COMMISSIONER JAMES BELLEW

COMMISSIONER EUGENE A. RUGALA

ATTEST:

BEVERLY W. GAY, CITY CLERK