



Regular Town Council Meeting

Tuesday, August 09, 2022 at 4:00 PM

**Theodore D. Washington Municipal Building
Henry "Emmett" McCracken, Jr Council Chambers
20 Bridge Street, Bluffton SC**

AGENDA

This meeting can be viewed live on [Beaufort County Channel](#), on Hargray Channel 9 and 113 or on Spectrum Channel 1304.

I. Call to Order

II. Pledge of Allegiance

III. Invocation

IV. Adoption of the Agenda

V. Executive Session

1. Discussions Relating to Negotiations and Contractual Arrangements for Proposed Land Acquisition in Old Town, May River Road, Jones Estate, Bluffton Parkway, and Buckwalter Commons (Pursuant to SC Freedom of Information Act 30-4-70 [a][2])
2. Legal Advice Regarding the Intergovernmental Agreement with Beaufort County for the Collection of Development Impact Fees (Pursuant to SC Freedom of Information Act 30-4-70 [a][2])
3. Personnel Matters Relating to Town of Bluffton Police Department (Pursuant to SC Freedom of Information Act 30-4-70[a][1])
4. Personnel Matters Relating to a Continuation of the Town Manager's Annual Review (Pursuant to SC Freedom of Information Act 3-4-70 [a][1])

VI. Action from Executive Session

VII. Adoption of the Minutes

1. Regular Meeting Minutes of July 12, 2022

VIII. Presentations, Celebrations and Recognitions

1. Introduction of New Employees and Recognition of Promotions
2. USCB Sand Shark Welcome Week Proclamation - Mayor Sulka
3. Presentation Regarding the Beaufort County Greenspace Referendum - Senator Tom Davis

IX. Public Comment**X. Communications from Mayor and Council****XI. Public Hearing & Final Reading**

1. Consideration of an Ordinance to Amend the Town of Bluffton Redevelopment as it Relates to the Tax Increment Finance (TIF) - Public Hearing and Second and Final Reading - Heather Colin, Assistant Town Manager
2. Consideration of an Ordinance Authorizing the Issuance and Sale of a Not to Exceed \$10,000,000 Tax Increment Bond, Series 2022, or Such Other Appropriate Series Designation – Public Hearing and Second and Final Reading – Frannie Heizer, Burr Forman

XII. Formal Agenda Items

1. Consideration of Approval of an Amendment to the Master Plan for Buckwalter Community Park Master Plan Consisting of +/- 142.91 Acres of Land Located along the Western Side of Buckwalter Parkway and Zoned Buckwalter Planned Unit Development - Kevin Icard, Director of Growth Management
2. Consideration of an Ordinance Amending the Town of Bluffton Code of Ordinances, Chapter 4 – Animals – First Reading, Heather Colin, Assistant Town Manager

XIII. Consent Agenda Items

1. Monthly Department Reports: Police, Finance and Administration, Human Resources, Municipal Court, Projects and Watershed Resiliency, Public Services, Don Ryan Center for Innovation, and Growth Management
2. Town Manager Monthly Report
3. Consideration to Amend the Town of Bluffton Procurement Policy and Procedure Manual Regarding As- Needed Professional Services Agreements - Felicia Roth, Director of Compliance and Contracts

XIV. Adjournment

“FOIA Compliance – Public notification of this meeting has been published and posted in compliance with the Freedom of Information Act and the Town of Bluffton policies.”

In accordance with the requirements of Title II of the Americans with Disabilities Act of 1990 ("ADA"), the Town of Bluffton will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities. The Town of Bluffton Council Chambers are ADA compatible. Any person requiring further accommodation should contact the Town of Bluffton ADA Coordinator at 843.706.4500 or adacoordinator@townofbluffton.com as soon as possible but no later than 48 hours before the scheduled event.

**Please note that each member of the public may speak at one public comment session and a form must be filled out and given to the Town Clerk. Public comment must not exceed three (3) minutes.*