

The Tides

September 2, 2017

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Town of Pawleys Island SOUTH CAROLINA

The yellow butterflies are flying north so we know that Labor Day is again upon us! The “Tides” is the way that the Town Council of Pawleys keeps all property owners and residents informed about what is happening at Pawleys. This “Tides” is very long, but there is a lot going on!

PAWLEYS ISLAND TOWN HALL

As reported in June, the Town will have to use the property bought 8 years ago on the corner of the North Causeway and Myrtle Avenue to build the New Town Hall. This will eliminate the “pocket park” on that corner that was developed by the Pawleys Island Beautification Foundation and financed by memorial donations. The foundation is working on an area in the park to memorialize those donations. The old 450 square foot town hall has been made “useable” for something other than a town hall, but, under FEMA and local laws there is a maximum of about \$8,000 that can be spent on the building over the next 5 years, and it cannot realistically be expanded where it is.

It was determined that the size of the lot created such design constraints that the result could have looked like a “box on stilts”. We approached the Pawleys Island Pavilion Company Board (which owns the Park) and they more than generously agreed to deed us a 20 by 120-foot addition to the park side of the town lot, which has made the resulting “Pawleys Look” design possible. Our property owners owe them a resounding vote of thanks!

The Ad Hoc Town Hall Committee (Town Council, Town Planning Commission and the Board of the Beautification Foundation) met twice with our architect on the siting and design of the New Town Hall. There was a lot of discussion and input on design, use, and siting for the building which will contain about 1,950 heated square feet plus porches. There was also direction on a budget of not more than \$500,000. The committee asked for some sketches changing the “elevator and stair tower” to make it more appealing on the lot which is smaller than the location that was originally envisioned. They also voted to make recommendations on lowering the visual impact of the building, and incorporating the building and landscaping into the overall spirit of the design and use of the park.

On August 18th the ad hoc committee met and reviewed the updated plans with David Graham. The result was a unanimous recommendation of approval to the town council (council members not voting). The entrances will be defined by planting and fencing, as well as entry trellises. The main entrance will be on the North Causeway and will be a “Charleston Piazza” side porch entrance on the

ground floor. The colors will be white siding, Charleston green trim, and a metal roof with a galvalume finish. The area under the building at the elevator/stairs will tie in with the existing bridge to (and from) Eves Garden and to (and from) the Park/Gazebo with defined walkways. A rendering is attached.

PROPERTY OWNERS FORM A COMMITTEE TO RAISE MONEY TO PAY FOR THE TOWN HALL WITH DONATIONS

Property owner Guerry Green has been talking to some other owners on the Island about raising the necessary money to build the Town Hall, and they have formed a committee to do just that. They recognize that the project is financially doable for the town, but a stretch on top of the underground wire project and the beach renourishment costs we are going to incur as a result of Matthew. The committee has done some advance fund raising and they already have over \$250,000 in matching funds committed from some Pawleys Island Property owners and their family foundations. The Committee will now ask the town to work with them to contact all property owners, and others, in order to raise the additional \$250,000 and take advantage of the dollar for dollar in matching funds. The largest donor is requiring that the additional \$250,000 be raised in cash or pledges to the town by November 1, 2017. The details of the campaign are being worked out and they and the town will be in touch with all property owners shortly.

BEACH RENOURISHMENT

The Towns Beach Committee is comprised of Chairman Rocky Holliday and 9 other property owners who own and represent beachfront south, middle and north, and off beach south and north property owners. The committee held meetings on December 7 and July 25, 2016 and, during a meeting on September 14, 2016 (before Matthew), voted unanimously to recommend to Town Council that the Town move forward with the engineering for a beach renourishment project. The recommendation was made for the town to be able to make an early submission to SCPRT for State Matching Funds. It was noted that this recommendation was based on the ability of the Committee to make later recommendations to the Town Council on the final project scope, with the understanding that the scale of a permitted project can be reduced.

Since then the Town hired Coastal Science and Engineering Company to do the engineering and the permit application was submitted to the State and the Corps of Engineers on January 30, 2017. That permit will probably not be received until the fourth quarter of this year. An application was made to SCPRT on March 8, 2017 for matching funds of \$6,200,000 for a 1.1 million cubic yard renourishment project, and we were told to expect a response in around two months. Nearly 5 months later, on August 4, the Director of PRT met with the town and informed us that their cost share would exclude the area with no public access as defined by the state, which is essentially most of the Historic District of Pawleys. That will reduce our matching funds to around \$4,000,000. As soon as our engineers and financial advisors can formulate options to present to the committee it will meet to consider the options and to make recommendations to council.

During this process Pawleys owner informational meetings were held on January 20 and July 6, 2017 to update owners and gain feedback. The meetings were nearly 2 hours long and very positive on the project. There will be another owner informational meeting to update folks on the Committees and the Councils progress, hopefully in late September or October.

We now have nearly 70% of our island's beachfront which has little or no dry high tide beach. There are significant benefits to the islands property owners from beach renourishment and repairing the existing groins

that have been considered by the committee and the council in their decisions so far:

- Protect the experience that is Pawleys Island for its property owners and their families
- Protect property values
- Protect rental rates and returns for owners (70%) who rent for some part of the year
- Take advantage of State funds that have never been available in the amounts available in 2017
- Reduce storm damage to protective dunes and property in future hurricane events
- Provide an “engineered beach” that makes our beach eligible for FEMA funding to restore the beach to pre-storm levels in the future.

The town and the committee will now be focused on overcoming the reduction in funding and meeting the listed objectives to the greatest extent possible. In addition to the next owner information session we will post committee meeting minutes, Town Council minutes, and copies of the current and back issues of the Tides on the town website so you can keep up with the progress. Thanks for your support!

FEMA REIMBURSEMENT OF HURRICANE EXPENSES

The total cost to the town for Hurricanes Joaquin & Matthew was approximately **\$640,000**. Our Administrator Ryan Fabbri has been responsible for our ability to provide the backup necessary to FEMA, the State of South Carolina and our insurance company, as well as the necessary follow-up. The town has so far been reimbursed approximately \$465,000 from FEMA, the State and insurance proceeds, and Ryan feels confident that we will get at least 75% of the remaining costs reimbursed.

PAWLEYS ISLAND CHAPEL REPAIRS

The Pawleys Island Chapel had both structural and furniture damages from Matthew. The tidal water line was several inches above the window sills! The Board of the Chapel replaced all of the chairs, carpet and renovated the interior, as well as made temporary structural repairs to enable the use of the Chapel for the summer. They have hired a contractor and this fall the Chapel will be moved from its pilings to a lot across the street, which has been made available for the project by its new owners. The pilings will be replaced and the structure moved back across Myrtle on its new foundations! The plan is to have this completed for spring weddings!

STATE OF SC PROPOSED BASELINE RELOCATION

DHEC/OCRM revisits the critical lines, baseline and setback line, on the ocean side every 10 years, and they are in the process of doing that now. These lines **are critical** as they determine what a property owner can do with their property east of the setback line, and are, therefore very important to a number of property owners who may be negatively affected. The new lines should be out for comment in early September for final decisions before January 1. The Town cannot appeal any negative impacts for the property owners. The Town has sent a letter to DHEC/OCRM requesting advance notice of when property owners can formally object to the line on their property if they wish. We will publish this on our website as soon as we get it so you can make your decisions. If we have your email address, we will forward a copy of the notice when we get it.

AUDIT

The town again received a clean opinion from our auditors on our financial statement for the year ending December 31, 2016.

UNDERGROUND WIRE

Springs Street above Pritchard street. All boring work is complete on the north end and summer work pulling wire has enabled Santee Cooper to catch up on time lost on the north end as a result of Matthew. This means you can plan with your electrician for the connection of your existing meter to the underground wires at your meter location. The above ground wires will remain with power until all owners in this phase have converted their service to the underground power lines, after which the poles will come down. This means that getting all of the poles down north of the north causeway is now in the hands of the last property owner to make the connection to their house!

Completion of all work on the south end of the underground wire project should be prior to summer 2018 and there will be no power poles left on Pawleys Island!

RENTING YOUR HOME WITHOUT PAYING ACCOMMODATIONS TAXES

Failing to pay accommodations taxes is against State of S.C. and town laws. If you rent your house you owe accommodations tax to the State and the Town on your gross rental income. If you rent through an **agent**, they will add it to the rental and pay it. In fairness, those who don't follow the law should not gain a rental price advantage over those who do follow the law. The State of South Carolina has adopted severe penalties for not paying these taxes, which the Town has also adopted. The penalty is a one-time civil penalty of not less than \$500.00 nor more than \$2,000.00 for failure to collect and remit accommodations taxes for each seven days a single rental property was rented!

BEAUTIFICATION FOUNDATION

Please don't forget that your gifts and memorials to the Foundation help to continue to maintain a pleasant Pawleys vista. They have a particular need this year as salt water inundation during Matthew has caused the loss of a lot of planting and ground cover which will be expensive to replace. The Beautification Foundation is responsible for maintaining four properties on our island, the Nature Park, Myrtle Avenue and the triangle at the South Causeway, Birds Nest Park, and the entrance to the public parking area at the south end. Tax deductible memorials or recognitions may be made to the Pawleys Island Beautification Foundation, P.O. Box 2712, Pawleys Island, SC 29585.

GARBAGE PICKUP

The garbage pickup schedule is Garbage only on Tuesday, Thursday and Saturday, recycled materials only will be picked up on Wednesday.

TRASH PICKUPS

THE NEXT SCHEDULED TRASH PICKUPS ARE TUESDAY AND WEDNESDAY AFTER LABOR DAY, AND THE TUESDAY AND WEDNESDAY AFTER NEW YEARS DAY. Please do not put trash or vegetative cuttings on the street before the pickups. It will not be picked up until the scheduled dates. No Electronic equipment, garbage, shingles, asbestos, liquid paint and hazardous wastes may be included. Please don't pile loose paper or leaves. They need to be in bags to be picked up

SOUTH END TERMINAL GROIN

The Judge finally ruled, and he ruled against Georgetown County because they failed to appear to defend the suit brought by the environmentalists against their groin permit. He voided the permit and ruled that the town had nothing to contest because there is no permit. Georgetown County will not appeal and we are advised that the town has no standing to appeal.

FLOOD INSURANCE INFORMATION

ALL OF OUR PROPERTY OWNERS SHOULD BE RECEIVING A 20% DISCOUNT ON ALL FEDERAL FLOOD INSURANCE POLICIES. You should call your agent and be sure they have your house listed as in the Town of Pawleys Island with the following ID number 450255 0001D and that you are getting the discount as it doesn't always show on some invoices. The Town Administrator, Planning Commission and Council are working toward earning a 25% Discount from FEMA by late summer 2018!

TURTLE SEASON

There were 24 turtle nests on Pawleys this year, a great year for our turtles! The nests have begun hatching and that will continue into September. Be careful of lights that can be seen from the beach as this can divert hatchlings from getting to the ocean. Thanks to our SCUTE volunteers who walk the beach each morning to locate new nests!

CHRISTMAS CAROL SING

The annual Carol Sing will be on Friday, December 8th at the Pawleys Park. Singing will begin at 5:45 and we are usually done by 6:15. All owners and their families and guests are invited, and we particularly appreciate having young children for the Caroling. We invite residents and property owners in attendance to come by our home after the Carol Sing to enjoy a holiday gathering.

TURTLE STRUT 5K/8K WILL BE SATURDAY, NOVEMBER 11th @ 8:00AM



WE NEED YOUR EMAIL ADDRESS

We continue to update our mailing lists and email addresses. Please email info@townofpi.com so we can capture your address; please assume we don't currently have it, as we only have about email addresses of about 60% of our property owners at this time. This will also help our communication to you in emergency or in case of a storm event. Please add the Town email address to your email address list so your spam filter won't block emails from Town Hall. Events of the past during and since Hurricane Matthew have shown how important this is. The inability to contact owners almost led to the Island not being granted permits for the beach scraping and dune rebuilding after Hurricane Joaquin due to State and Federal notification requirements. Thanks for your help!

WEBSITE & SOCIAL MEDIA

Website www.townofpawleysisland.com

Tourism Marketing Website www.onlypawleys.com

Town's Facebook Page www.facebook.com/TownofPawleysIsland

Tourism Marketing Facebook Page www.facebook.com/TheOriginalBeachVacation

Town's Twitter <https://twitter.com/toPawleysIsland>

Police Dept. Twitter <https://twitter.com/PawleysIslandPD>

Instagram page www.instagram.com/topawleysisland/

TOWN OF PAWLEYS ISLAND NOVEMBER ELECTIONS

This year is the biennial election year for Mayor and Town Council. This year there are 2 candidates for Mayor, Jimmy Braswell and Doug Hooks. There are 5 Candidates for the 4 Council seats, Ashley Carter, incumbent - Guerry Green - Leda Hall - Rocky Holliday, incumbent - Sarah Zimmerman, incumbent.

The election will be held November 7, 2017. This will be the first contested election in many years and I'm sure our voters will be hearing from and about the candidates! Absentee voting information is available at: www.sevotes.org/absentee-voting

We cordially invite you to any Town Council meeting on the second Monday of each month in the Pawleys Island Chapel. We provide time at the beginning of the meeting for anyone to speak for up to three minutes to express a concern, or just simply to speak to council. If I can be of further service please don't hesitate to call me at my home office (843) 237-8005, or at my home, (843) 237-2053. The other current council members are Mayor Pro Tem Mike Adams (843) 237-0394, Rocky Holliday (843) 237-0377, Ashley Carter (843) 237-4257 and Sarah Zimmerman (843) 237-7774. Your Council works together to protect and serve our island and its heritage of gentleness, history and tranquility. Administrator Ryan Fabbri is also available to discuss and address problems on the island. He would be happy to receive a call, or to sit down with you at any time, to discuss your interests or concerns. His town hall number is (843) 237-1698.

MIKE ADAMS

Mike Adams has announced that he will not run as a candidate for council after serving 18 years on Town Council and as Mayor Pro Tem. Mike was responsible for obtaining the permits and helping oversee the contractor for our creek renewal project in 2008. He also was named Citizen of the Year by the Pawleys Island Civic Association in 2009. He has always had only the best interests of the island and its owners as his mission, and he has carried out that mission with persistence and integrity. His presence on council will be missed.

PERSONAL MESSAGE

In January I announced that I would not be a candidate for Mayor of Pawleys Island. This year marks my 22nd year on Town Council and my 20th year as Mayor of our town. During these years I have had the honor and pleasure of serving this Blessed Isle, and its residents and property owners. I hope I have been able to positively contribute to Pawleys, and have been a good steward of our island. When I first ran for office I expressed that the best government for Pawleys was “boring government”! I hope I have lived up to that most of the time! Let me again express my deep and everlasting appreciation to all of the residents and property owners of Pawleys Island. Your support and encouragement has been both humbling and a source of wonderful satisfaction.

Thanks to my wife Alice, who has put up with a lot, and has backstopped me all the way with her instinctive judgement and support. I have been a way better Mayor, and person, because of her.

Alice and I look forward to continuing your friendship for many years to come.

Sincerely,

Bill Otis
Mayor