

# Town of Kiawah Island Stormwater Management Policy & Code Revisions

Planning Commission Meeting  
October 8, 2025



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## Background

Recently, the Town of Kiawah Island adopted Charleston County Stormwater Design Standards and are interested in developing supplemental stormwater design standards that will improve water quality and increase the efficiency of the Town of Kiawah Island's stormwater management and drainage infrastructure.

Recommended standards should consider all properties within the Town of Kiawah Island municipal boundaries.

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## Goals

The goals for this effort will include the following:

1. Improve future drainage conditions by reducing runoff from new development and re-development
2. Encourage the use of Low Impact Development (LID)/Nature-based Solutions (NBS) (i.e. Permeable Paving, Bioretention, Bioswales, Rain Gardens, etc.)
3. Avoid impacts on existing properties from drainage modifications, development, or grading activities
4. Develop policy recommendations which incorporate feedback from key stakeholders

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## TOKI Supplemental Standards

- Current Rainfall and Designed Storms – Updated 24 hr. precipitation depths/intensities that include a safety factor to account for the increasing intensity of future storm events.
- Single Family Design Standards – 33% Lot Coverage
- Redevelopment Design Standards (A redevelopment stage as the Town of Kiawah Island approaches end stage primary build out)
- Runoff Reduction Requirements – LID/Nature Based Solutions
  - Include a matrix that determines zones for the Town of Kiawah Island, and which LID practices are most appropriate based on soil type, elevation, and tidal inundation.

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## TOKI Supplemental Standards

- Site Grading Requirements
- Soil Infiltration
- Floodplain Storage

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## Key Resources

- Town of Kiawah Island Flood Mitigation and Sea Level Rise Adaptation Report
- Town of Kiawah Island Comprehensive Marsh Management Plan
- Town of Kiawah Island Land Use Planning and Zoning Ordinance
- Charleston County Stormwater Design Standards Manual
- Kiawah Island Community Association

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