

MAYOR:
Bradley D. Belt

TOWN ADMINISTRATOR:
Stephanie Tillerson

TOWN ATTORNEY:
Stafford J. McQuillin III



MAYOR PRO TEMPORE:
Russell A. Berner

COUNCIL MEMBERS:
E. Luke Farrell
Madeleine Kaye
Lance Spencer

TOWN COUNCIL
Municipal Center Council Chambers
October 14, 2025, 1:00 pm

AGENDA

- I. **Call to Order:**
- II. **Pledge of Allegiance**
- III. **Roll Call:**
- IV. **Approval of Minutes:**
 - A. Minutes of the Town Council Meeting of September 9, 2025 [Tab 1]
- V. **Citizens' Comments (Agenda Items Only):**
- VI. **Updates:**
 - A. Mayor
 - B. Council Members
 - C. Administrator
- VII. **Old Business:**
 - A. To Consider Approval of **Ordinance 2025-10** - An Ordinance to Amend Chapter 12 – Land Use Planning and Zoning Ordinance Article II. - Zoning, Division 3 - Use Regulations and Section 12-374- Definitions to refine and regulate uses which are compatible with the purpose of that district, with or without conditions, or to restrict uses – **Second and Final Reading** [Tab 2]
 - B. To Consider Approval of **Ordinance 2025-19** - An Ordinance To Amend Chapter 12 - Land Use Planning And Zoning Ordinance Article II. - Zoning, Division 2 - Zoning Map/Districts to Modify Base Zoning Standards, including but not Limited to Lot Coverage, Height, and Setbacks Within Several Zoning Districts – **Second and Final Reading** [Tab 3]
- VIII. **New Business:**
 - A. To Consider Approval of **Ordinance 2025-25** - An Ordinance for the Town of Kiawah Island to Amend Article 4 - Finance and Taxation. Chapter 3. Municipal Business License. Section 4-317. Consent, Franchise, or License Required for Use of Streets and To Consider Approval of **Ordinance 2025-26** - An Ordinance for the Town of Kiawah Island to Amend Article 10 - Public Utilities - **First Reading** [Tab 4]
 - B. Consideration of Civic and Cultural Center Addition Committee Recommendation to Approve Caplea Coe/H3 as Architect of Record and Authorize Mayor to Negotiate a Contract [Tab 5]
 - C. Discussion and Acceptance of Road Conveyance: Betsy Kerrison Parkway from SCDOT and from Charleston County from the roundabout to Resurrection Rd, Approx. 0.365 Miles

*Each speaker shall be limited to five minutes. No more than 30 minutes shall be allowed for citizen presentations, comments, and/or questions, and the time shall be divided equally among those requesting to speak.

FOIA: Notice of this meeting has been published and posted in accordance with the Freedom of Information Act and the requirements of the Town of Kiawah Island.

- D. To Consider Approval of **Ordinance 2025-21** - An Ordinance to Amend Chapter 12 – Land Use Planning and Zoning Ordinance Article II. Zoning, Division 2. Zoning Map/Districts Establishing Section 12-81. Beachfront Overlay Zoning District. To Create A Consistent Visual, Spatial, and Ecological Transition Buffer Zone Between the Built Environment and the Beach and Dune System - **First Reading** [Tab 6]
- E. To Consider Approval of **Ordinance 2025-22** - An Ordinance to Establish a Town of Kiawah Island Design Review Board and Process for Architectural Design Review.- **Public Hearing and First Reading** [Tab 7]
- F. To Consider Approval of **Ordinance 2025-23** - An Ordinance To Amend the Town of Kiawah Island Land Use Planning and Zoning Ordinance Article II. - Zoning, Division 4 – Supplemental Regulations, Sec. 12-128. - Access, Parking, and Loading Regulations. To Modify Minimum Parking Standards - **Public Hearing and First Reading** [Tab 8]
- G. To Consider Approval of **Ordinance 2025-24** - An Ordinance To Amend The Town Of Kiawah Island Land Use Planning And Zoning Ordinance To Clarify Memberships Of Planning And Zoning Boards - **Public Hearing and First Reading** [Tab 9]

IX. Citizens' Comments:

X. Executive Session:

- A. Pursuant to S.C. Code Ann. § 30-4-70(a)(2), to Receive Legal Advice Protected by the Attorney-Client Privilege Concerning the Settlement Status of Captain Sams Spit Litigation.

Upon Returning to Open Session, the Council May Take Action on Matters Discussed in Executive Session.

XI. Council Member Comments:

XII. Adjournment:

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