



Town of Hilton Head Island
PUBLIC PLANNING COMMITTEE MEETING
Thursday, January 27, 2022, 10:00 AM
AGENDA

The Public Planning Committee meeting will be conducted virtually and can be viewed on the [Town's Public Meetings Facebook page](#).

1. Call to Order

2. FOIA Compliance Public notification of this meeting has been published, posted, and distributed in compliance with the South Carolina Freedom of Information Act and the requirements of the Town of Hilton Head Island.

3. Roll Call

4. Approval of the Agenda

5. Approval of the Minutes

- a. Regular Meeting - December 16, 2021

6. Appearance by Citizens

Citizens who wish to address the Committee concerning agenda items, may do so by contacting the Town Clerk at 843.341.4701, no later than 4:30 p.m., Wednesday, January 26, 2022.

Citizens may also submit written comments concerning any of the items on the agenda through the eComment portal. The eComment portal can be found by following this link: [January 27, 2022 Public Planning Committee Meeting Information](#), by clicking on the eComment icon.

7. Unfinished Business

- a. Monthly Update on the Short-Term Rental Ordinance Initiative
- b. Parking Study Master Plan - Direction on Implementation
- c. Discussion of Beach Master Planning and Facility Improvements
- d. Discussion of E-Bike Regulations

8. Adjournment

Please note, a quorum of Town Council may result if four (4) or more of their members attend this meeting.



Town of Hilton Head Island
Public Planning Committee
Thursday, November 18, 2021, 3:00 p.m.
MEETING MINUTES

Present from the Committee: David Ames, *Chairman*; Tamara Becker, Alex Brown, Glenn Stanford

Present from Town Council: Tom Lennox, Bill Harkins

Present from Town Staff: Josh Gruber, *Deputy Town Manager*; Shawn Colin, *Sr. Advisor to the Town Manager*; Chris Yates, *Interim-Director of Community Development*; Anne Cyran, *Interim-Comprehensive Planning Manager*; Missy Luick, *Sr. Planner*; Krista Wiedmeyer, *Town Clerk*

1. Call to Order

The Chairman called the meeting to order at 3:00 p.m.

2. FOIA Compliance

Ms. Wiedmeyer confirmed compliance with the South Carolina Freedom of Information Act.

3. Roll Call

Attendance of all members was confirmed by way of roll call.

4. Approval of the Agenda

Mr. Stanford moved to approve. Mrs. Becker seconded. Motion carried 4-0.

5. Approval of Minutes

a. Regular Meeting – November 18, 2021

Mr. Stanford moved to approve. Mrs. Becker seconded. Motion carried 4-0.

6. Appearance by Citizens

Lee Lucier and Christian Luz addressed the Committee with their concerns about the Parking Study Master Plan. Mr. Luz requested that the Committee and all of Town Council please review the independent study that was performed. Mr. Gruber stated he would be sure to get it out to Council once received.

Edwina Dunlap addressed the Committee with regards to the citizen recommended upgrades and changes to Islanders Beach Park.

Patsy Brison addressed the Committee about the E-Bike regulations and the use of the same on the Town's pathways.

Dustin Kennedy addressed the Committee about his concern with the proposed updates to the Short-Term Rentals on the Island.

7. Unfinished Business

a. Parking Study Master Plan – Direction on Implementation

Mr. Gruber delivered a brief presentation to the Committee with a recommendation to authorize the continued pursuit and implementation of a comprehensive beach parking master plan. He discussed the next steps for taking such action would be the development and issuance of a public solicitation for beach parking management services. After much discussion, Mr. Stanford made a motion authorizing Town staff to begin the development and issuance of the public solicitation for beach parking management services. Mrs. Becker seconded. The motion carried by a vote of 4-0.

b. Discussion of Beach Master Planning and Facility Update

Mr. Buckalew made a brief presentation to the Committee seeking an endorsement on a policy framework plan and phased implementation related to operations at Islanders Beach Park. Mr. Buckalew reviewed the proposed recommendations with the Committee and answered questions. After much discussion, the action noted herein below was taken. Staff is to bring all the information back to the Committee at their next meeting for final review and potential action.

Mr. Stanford made a motion directing Town staff to remove the parking meters at Islanders Beach Park, contingent on final approval from the SC Department of Health and Environmental Control. Mrs. Becker seconded. The motion carried 4-0.

Mr. Stanford made a motion directing Town staff to revise the eligibility requirements to include Hilton Head Island residential property owners who pay both the 4% and 6% property tax, to exclude Time-Share ownership of less than 183 days, but to include rentals or leases of more than 183 days. Staff is also directed to develop a transition plan. Mrs. Becker seconded. The motion carried 4-0.

Mr. Stanford made a motion to update and impose an annual fee of \$15.00 for Beach Parking Passes, the Committee directed staff to develop a transition plan. Mrs. Becker seconded. The motion carried 4-0.

Mr. Stanford made a motion to limit shuttle vehicle access to Islanders Beach Park to only assisted living facilities with eligible residents and others at the discretion as may be allowed by Town staff. Mrs. Becker seconded. The motion carried 3-1, Mr. Brown opposing.

Mr. Stanford made a motion to limit pedestrian and bicycle access at Islanders Beach Park to those eligible Beach Pass holders, pending legal review and verification of authority. Mrs. Becker seconded. The motion carried 4-0.

c. Discussion of E-Bike Regulations

Ms. Busch delivered a brief presentation and answered questions concerning E-Bikes and proposed regulations. She reviewed the proposed recommendation, which was to be consistent with the state code pertaining to the same. Ms. Busch reviewed the feedback from the various stakeholder meetings and the potential amendments to the Municipal Code. She answered questions posed to her from the Committee and affirmed she would be back at the next Public Planning Committee meeting with final recommendations for Committee action.

d. Monthly Update on the Short-Term Rental Ordinance Initiative

Ms. Cyran gave a brief presentation and answered questions concerning the Short-Term Rental Ordinance Initiative. The Project Timeline was reviewed and she highlighted the upcoming stakeholder meetings. Ms. Cyran also reviewed the data received as a result of stakeholder meetings that have already taken place. She also discussed the Town's interest in pursuing a limited contract with a short-term rental monitoring company for a snapshot of the number and location of short and long-term residential rental properties.

8. Adjournment

With no further business, Chairman Ames adjourned the meeting at 4:23 p.m.

Submitted by: Krista M. Wiedmeyer, Town Clerk

Approved: _____

The recording of this meeting can be found on the Town's website at <https://hiltonheadislandsc.gov/towncouncil/pubplan/>.



TOWN OF HILTON HEAD ISLAND

Staff Report Memo

TO: Public Planning Committee
FROM: Anne Cyran, AICP, *Interim Comprehensive Planning Manager*
VIA: Shawn Colin, AICP, *Senior Advisor to the Town Manager*
DATE: January 20, 2022
SUBJECT: Update on Short-Term Rental Initiative

Recommendation:

Based on feedback and learnings to date, staff recommends the Committee support the proposed direction to address the organization, character, expectations, and operations of short-term rentals through preliminary policy framework recommendations.

Summary:

The attached presentation provides an overview of the initiative to date, including the project purpose statement, timeline, data on short-term rental trends, and public engagement. Based on feedback and learnings to date, staff determined there is strong support for an ordinance to address the organization, character, expectations, and operations of short-term rentals. Staff also determined there is limited support for an ordinance that would significantly alter the operation of short-term rentals before fully determining and evaluating the resulting impacts.

Staff recommends a preliminary policy framework to address property management, safety, noise, trash, and parking, as described in the presentation. As of January 1, 2022, a business license is required for all short-term rentals. Demonstration of compliance with the standards will be required for new and renewing businesses licenses. Staff recommends the effective date of the ordinance be July 1, 2022, or later if the ordinance is not yet enacted by July 1. Staff will continue to monitor and evaluate the effects of short-term rentals on residential neighborhoods and the housing stock to determine if potential future action is warranted.

Committee support will allow staff to move forward with drafting an ordinance to establish the preliminary policy framework recommendations. The drafted ordinance will be brought back to the Public Planning Committee for further consideration in February.

Attachments:

1. Presentation: Short-Term Rental Initiative Update
 2. Stakeholder Input
-



Town of Hilton Head Island Short-Term Rental Initiative Update

Public Planning Committee

January 27, 2022



Short-Term Rental Initiative Update

Today's Update

- ▶ Review Project Purpose Statement
- ▶ Review Project Timeline
- ▶ Review Short-Term Rental Trends
- ▶ Update on Data Acquisition
- ▶ Update on Stakeholder Meetings & Open Houses
- ▶ Update on Open Town Hall Survey
- ▶ Review Feedback and Learnings To Date
- ▶ Review Preliminary Policy Framework
- ▶ Review Next Steps



Short-Term Rental Initiative Update Project Purpose Statement

As a resort area, Hilton Head Island has numerous short-term rental units.

The lack of a Short-Term Rental ordinance has led to an imbalance between residential and resort districts and the elimination of some long-term single-family neighborhoods.

The Town proposes to craft a Short-Term Rental ordinance to develop a fair, predictable, and balanced approach to manage short-term rental impacts on our neighborhoods, economy, housing stock, public facilities, and the quality of life of our residents and experiences of our visitors.



Short-Term Rental Initiative Update

Project Timeline

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul
Public & Stakeholder Outreach and Data Development & Research	10/1/2021 - 1/31/2022									
Program Alternatives and Community Facilitation					2/1/2022 - 3/31/2022					
Program Development							4/1/2022 - 5/31/2022			
Program Finalization									6/1/2022 - 6/30/2022	
Program Adoption										7/1/2022 - TBD

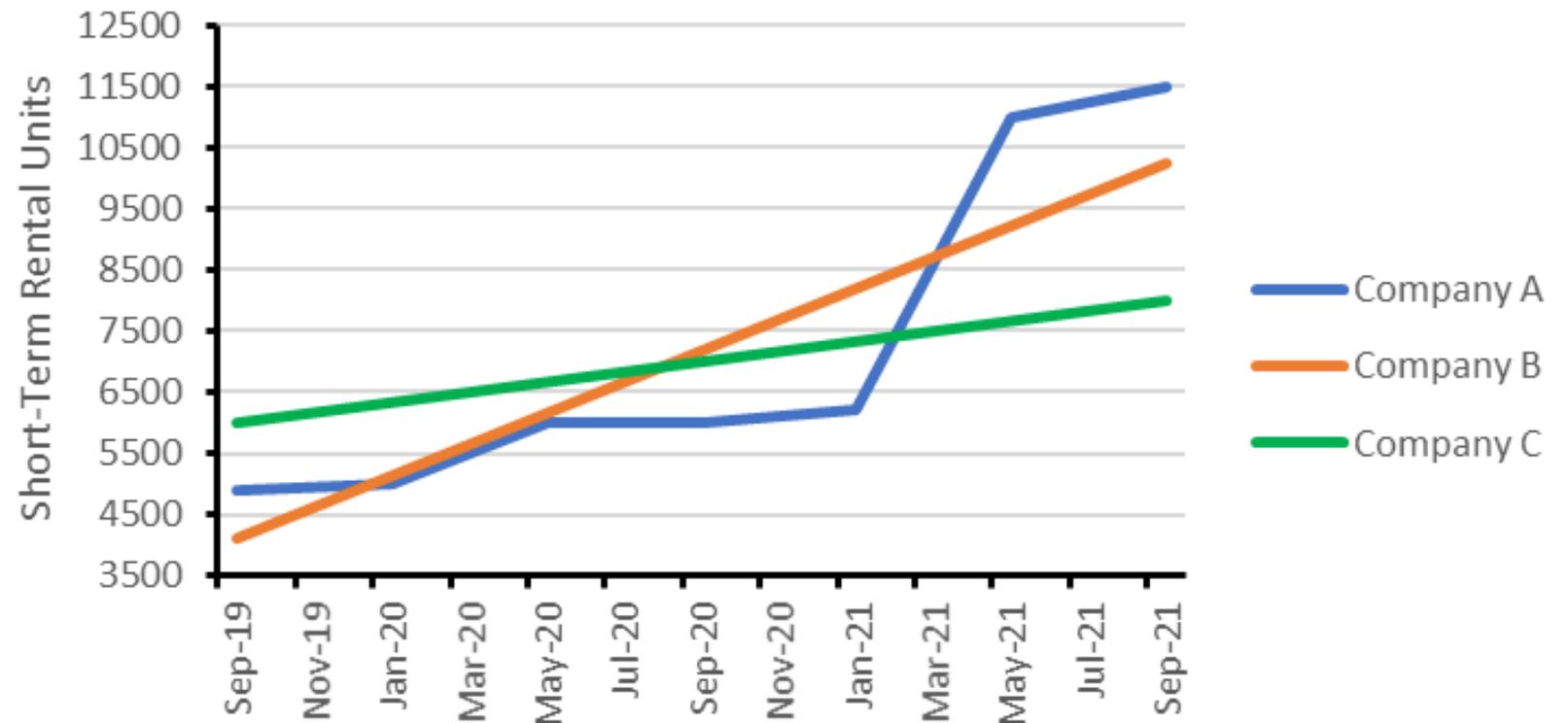


Short-Term Rental Initiative Update

Short-Term Rental Trends

Data from three monitoring companies show an increase in the number of units in the past two years.

Short-Term Rental Units: 09/2019 to 09/2021





Short-Term Rental Initiative Update Data Acquisition

- ▶ Staff finalized a contract with a short-term rental monitoring company for constant monitoring of the number and location of short- and long-term residential rental properties.
- ▶ This will provide verified data on the number and location of short-term rental units.
- ▶ Staff anticipates receiving the information by January 31.



Short-Term Rental Initiative Update Stakeholder Meetings & Open Houses

Stakeholder Meetings & Open Houses		Date
1	Planned Unit Development General Managers, including Sea Pines, Palmetto Dunes, and Hilton Head Plantation	10/01/2021
2	Hilton Head Area Association of Realtors - Government Affairs Director and Realtors	10/07/2021
3	Hilton Head Island-Bluffton Chamber of Commerce - VP of the Visitor & Convention Bureau	10/07/2021
4	Rental Property Management Companies - Multiple Representatives	10/07/2021
5	Neighborhood Representatives, including Forest Beach, Folly Field, Bradley Circle, Palmetto Dunes, Sea Pines, and Coalition of Island Neighbors	10/12/2021 10/15/2021



Short-Term Rental Initiative Update Stakeholder Meetings & Open Houses

Stakeholder Meetings & Open Houses		Date
6	Town of Hilton Head Island Planning Commission	10/20/2021
7	Hilton Head Area Homebuilders Association - Executive Officer	10/20/2021
8	Beaufort County Sheriff's Office	**
9	Sea Pines Resort - President, Director of Resort Development, Director of Hospitality, Sales, and Marketing	12/15/2021
10	Vacation Rental Industry Experts Group, including Island Time HHI, Smart City Policy Group, Inhabit IQ, Vacation Rental Management Association, Coletta Consulting, Coastal Home and Villa, Beach Property, Hilton Head Island-Bluffton Chamber of Commerce - President & CEO, Hilton Head Area Association of Realtors - Chief Executive Officer, and Island Time HHI	12/15/2021
11	Palmetto Dunes - General Manager	01/06/2022
12	Public Open House	01/08/2022



Short-Term Rental Initiative Update Stakeholder Meetings & Open Houses

Stakeholder Meetings & Open Houses		Date
13	Utility Companies, including the Public Service Districts, Palmetto Electric, Hargray, and Spectrum	01/11/2022
14	Lowcountry Property Management Association	01/18/2022
15	North and Mid-Island Neighborhood Residents, including Palmetto Dunes and Folly Field	01/19/2022
16	Native Island Business and Community Affairs Association - Executive Director & Gullah Community Leaders, including Gullah Task Force members	01/19/2022
17	South Island Neighborhood Residents, including Sea Pines, Shipyard, and Forest Beach	01/20/2022
18	Public Open House	01/20/2022
19	Short-Term Rental Owners	01/20/2022



Short-Term Rental Initiative Update Stakeholder Meetings & Open Houses

Future Stakeholder Meetings & Open Houses		Date	Time
20	Short-Term Rental Owners (Virtual)	01/31/2022	10:00 AM to 12:00 PM
21	Residential Property Rental Companies (Virtual)	02/01/2022	3:00 to 4:40 PM
22	Public Open House	02/03/2022	2:30 to 4:30 PM
23	Shipyard - Board of Directors	To be determined	To be determined



Short-Term Rental Initiative Update Open Town Hall Survey

We Want to Hear from You!

The Town launched an initiative to seek solutions and address concerns related to short-term rentals. As we begin this process, the Town of Hilton Head Island is interested in the community's opinions and concerns. Please take a few minutes to complete this survey.

[Take Our Online Survey](#)

- ▶ The survey will be open until January 31, 2022.
- ▶ More than 2,200 responses so far.



Short-Term Rental Initiative Update Feedback and Learnings To Date

Feedback and learnings to date show:

- ▶ Strong support for an ordinance to address the organization, character, expectations, and operations of short-term rentals.
- ▶ Limited support for an ordinance that would significantly alter the operation of short-term rentals before fully determining and evaluating the resulting impacts.
- ▶ Support for continuing to monitor and evaluate the effects of short-term rentals on residential neighborhoods and the housing stock for potential future action.



Short-Term Rental Initiative Update Preliminary Policy Framework

Based on feedback and learnings to date, we recommend a preliminary policy framework including standards for:

- ▶ Property management
- ▶ Safety
- ▶ Noise
- ▶ Trash
- ▶ Parking



Short-Term Rental Initiative Update Preliminary Policy Framework

Property Management

- ▶ Owners or agents must be available to address complaints within an hour.
- ▶ Agents can be any person or company designated by the owner to serve as the primary contact.
- ▶ Contact information for owners or agents must be displayed outside of units.



Short-Term Rental Initiative Update Preliminary Policy Framework

Safety

- ▶ Owners will affirm the units have smoke and carbon monoxide detectors and fire extinguishers.
- ▶ Owners will affirm the units have clear fire escape routes.
- ▶ Owners will affirm pools and hot tubs are fenced, unless prohibited by private covenants.



Short-Term Rental Initiative Update Preliminary Policy Framework

Noise

- ▶ Owners will affirm the Town's noise standards are displayed in the units:
 - It is unlawful to unreasonably disturb the peace and quiet of those in their homes.
 - Quiet hours are between 10:00 PM and 7:00 AM.
- ▶ Guests will be expected to comply with the noise control standards.



Short-Term Rental Initiative Update Preliminary Policy Framework

Trash

- ▶ Trash must be contained in a designated on-site service yard or dumpster.
- ▶ Owners will provide documentation of the location of the service yard or dumpster.
- ▶ Owners will affirm that trash disposal instructions are displayed in the units.
- ▶ The location of the service yard must comply with private covenants.



Short-Term Rental Initiative Update Preliminary Policy Framework

Parking

- ▶ Guest parking must be located on-site.
- ▶ Each vehicle must have a parking pass to park on-site.
- ▶ The number of parking passes that may be issued for each short-term rental is limited to six (6), or to the number of compliant parking spaces on the site, whichever is less.
- ▶ Parking spaces must comply with private covenants.



Short-Term Rental Initiative Update Preliminary Policy Framework

- ▶ As of January 1, 2022, a business license is required for all short-term rentals. Demonstration of compliance with the standards will be required with all new and renewing business license applications.
- ▶ Recommend the effective date of the ordinance for short-term rental standards is July 1, 2022.
- ▶ Town will provide a Good Neighbor brochure to be displayed in the units.
- ▶ Goal is voluntary compliance through education, however repeat violations could result in suspension or revocation of business license.



Short-Term Rental Initiative Update Next Steps

- ▶ Share short-term rental baseline data by January 31.
- ▶ Complete stakeholder engagement in February.
- ▶ At the direction of Committee, draft an ordinance to implement the preliminary policy framework recommendations for review in February.
- ▶ Continue monitoring and evaluating the effects of short-term rentals on residential neighborhoods and the housing stock.
- ▶ Continue monitoring short-term rental trends and news, including state and federal legislation.



Town of Hilton Head Island Short-Term Rental Initiative Update

Public Planning Committee

January 27, 2022



TOWN OF HILTON HEAD ISLAND

SHORT-TERM RENTAL INITIATIVE

Focus Group: Sea Pines Resort

12-15-2022

In-Person

Facilitators: Anne Cyran; Teri Lewis

Attendees: Steve Birdwell, President
John Munro, Director of Hospitality, Sales & Marketing
Cliff McMackin, Director of Resort Development

Notes

Sea Pines and STRs

- STRs have been in Sea Pines since its inception.
- STRs are the Resort's core business and their largest business.
- STRs are a \$30M business for the resort.
- 95% of visitors to Sea Pines stay in STRs.
- The Resort manages approximately 400 STR properties.
- STRs in Sea Pines are very competitive – there are approximately 40 rental companies in addition to the online platforms that rent STR units.
- There has been a previous ruling that STRs are allowed in Sea Pines, but the entire house has to be rented.
- Complaints related to STRs in Sea Pines are immediately addressed by either the Property Management Company or Sea Pines Security.
- A minimum stay of four nights is required.

Concerns

- Their sister property in Kiawah has expressed concerns that the Kiawah STR ordinance is overly regulated and caps the number of STR rentals by street.
- Do not want to see a cap or too much specificity.
- Do not want individual guests to have to register with the Town to rent an STR unit.

General support for:

- An ordinance similar to Bluffton's STR ordinance.
- Minimum number of nights of stay.

Questions/Follow Up

- How many people are opposed to STRs? How many complaints have been filed?

- How many residential structures are on HHI? How many of those are STRs?
- How many STRs include timeshares?
- Need legal review: Will restrictions on residential property stand up in court?
- Need to research: There is a bill starting in the General Assembly that will prohibit local governments from regulating STRs.



Anne Cyran, AICP
Town of Hilton Head Island
One Town Center Court
Hilton Head Island, SC 29928

Dear Anne:

As Hilton Head Island's largest vacation resort, we would like to share our position regarding the potential short-term rental ordinance which is under consideration by the Town of Hilton Head Island. We would support an ordinance similar to the one adopted by the Town of Bluffton, which focuses on refuse collection, noise disturbances and parking issues.

That said, we have serious concerns about developing an overly regulated short-term rental ordinance, particularly one that would possibly limit occupancy or the number of rentals on the island. The terms your consulting firm are discussing could significantly impact the vacation rental market, a critical segment of the island's tourism economy.

We believe an ordinance which is far too restrictive and narrowly tailored will not be well received by some property owners and business owners. Given the profound financial hardship it will create for property owners who choose to rent their homes on a short-term basis, it will certainly be challenged. In addition, it also could have a detrimental effect on real estate sales and the town's tax revenues.

Gated communities, such as The Sea Pines Resort and Palmetto Dunes that have invested millions of dollars on restaurants, golf courses, tennis facilities and other amenities for the visitor market, should be exempt from any short-term rental ordinance.

As you may be aware, the South Carolina General Assembly is currently considering a bill that would prevent local governing bodies from enacting restrictions on short-term rentals and leave such orders strictly in the hands of the state. (Florida has ratified a similar law.) Given the pending legislation, the Town of Hilton Head Island should table discussion of its proposed short-term rental ordinance until state legislators vote on the new bill.

We hope you will carefully consider any restrictions you impose on vacation rentals and the cost it will have on the island's tourism-driven economy.

Sincerely,

Steve Birdwell
President

John Munro
Vice President of Hospitality, Resort Sales & Marketing



TOWN OF HILTON HEAD ISLAND

SHORT-TERM RENTAL INITIATIVE

Focus Group: Vacation Rental Industry Experts

12/15/2021

In-Person

Facilitators: Anne Cyran; Teri Lewis; Missy Luick

Attendees: Jocelyn Staiger, Hilton Head Area Association of Realtors
Ariana Pernice, Hilton Head Island-Bluffton Chamber of Commerce
Ed Bray, Beach Property
Mike Alsko, Coastal Home and Villa
Bill Miles, Hilton Head Island-Bluffton Chamber of Commerce
Andrew Schumacher, Palmetto Dunes
Dru Brown, Island Time Hilton Head
Charlie Clark, Hilton Head Island-Bluffton Chamber of Commerce

Notes

General Information

- PD recently adopted STR regulations, there were some elements that they could not regulate because it required approval of more than 50% of their owners.
- The goal is compliance.
- 80% of the STRs on HHI are professionally managed.
- The Economic Impact Study that they have contracted is expected to be completed by the end of 2021.
- The past 18 months have experienced strong occupancy rates.

Data Collection

- The data collected regarding STRs will be key, and it needs to be accurate.
- Look into whether we can get the data locally versus contracting with a data collection company.
- Realtor market reports could assist with providing accurate data.

Concerns:

- How will the ordinance be enforced?

- The property management companies do not want to be in the compliance business.
- Many of the complaints/issues (trash, noise, parking) are behavior-related. These issues need to be quantified and not just anecdotal. Are there BCSO reports, code enforcement complaints, call logs to quantify?
- The process needs to be slowed down to ensure that it is correct and that we do not have to back track. Looking for assurances that this process, regulation, and outcomes are well-thought out and possible negative repercussions are identified/considered.
- If an ordinance is adopted, the effective date needs to provide enough time for STR owners to make necessary changes. Suggest 6-month lead time.
- Controlling occupancy will be too difficult to enforce. It would be better to use parking to control the occupancy.
- How can STR owners who don't live here participate in the process?

General Support for:

- Look at how the PUDs regulate STRs and apply that outside of the gates.
- Most professional property management companies require a 3-to-4-night minimum stay.
- Registration process that includes a local contact or property management company.
- Health/safety requirements/inspections.
- Support regulating parking based on site specifics.
- Enforce the rules we already have (noise, trash, parking, etc.).
- Willingness to put education/compliance pieces (noise, trash, parking, turtles, etc.) in rental agreements. This works for the STR's that are professionally managed.
- Agreement that there are fewer compliance issues inside the gates vs. outside the gates.

Questions/Follow Up

- Dru Brown will send out the STR initiative page link to the Property Management Company Coalition and Jocelyn will send it to the Realtors.
- The property management companies are willing to put something in their units related to education on noise and being a good neighbor similar to what they do for sea turtle protection.



TOWN OF HILTON HEAD ISLAND

SHORT-TERM RENTAL INITIATIVE

Public Open House

01/08/2022

In-Person

Facilitators: Anne Cyran; Teri Lewis; Teresa Haley

Attendees: Number of attendees. Sign-in sheets are attached.

Notes

Data Collection

- 2020 and 2021 were unusual years to use as examples. High number of short-term rentals. Don't expect high numbers to continue. Consider data from before pandemic.

Enforcement

- Bluffton requires a local contact person that can be reached within 8 hours to make owners more responsible.
- 8-hour response time is not adequate. What happens when you have an immediate problem? Or a problem in the middle of the night?
- Who has authority to tell someone they can't have 25 people in a house? Consider what we can do about this in terms of enforcement.
- The majority of complaints probably come from absentee landlords. There are rental owners that take care of problems and keeping property in good condition. One size fits all ordinance is not fair and is not going to resolve all issues.

Gated Communities & POAs/HOAs

- Living in a gated community you are paying for amenities, privacy, etc. Why would we want people coming in weekly?
- Will the Town regulations supersede community regulations?
- Can POAs/HOAs outlaw short-term rentals? Appears larger POAs do.
- Consider allowing communities to regulate themselves. Some POAs have regulations and enforcement. Some communities have regulations, but no enforcement.

- What's been the response from the PUDs? In favor of ordinance? Or think they can manage short-term rentals themselves?

Legal Authority & Lawsuits

- Is there a budget item for litigation? Regulations will invite lawsuits.
- Proposed State bill re: not allowing municipalities to prohibit short-term rentals.
- Every property comes with covenants and your property rights. You know what you're buying into. May invite litigation if you're violating/changing what owners were entitled to when they purchased.

Lockouts

- Town should eliminate lockouts.

Neighborhoods, Zoning, and Land Use

- Will there be different rules for different zoning districts and uses?
- What is Town definition of neighborhood? Is the Town looking at separate areas to implement restrictions on short-term rentals?
- Is this a neighborhood issue? Consider focusing limitations on certain areas.
- Folly Field is zoned residential. We bought into the area with the expectation of single family residential. Instead, we have large homes of short-term rentals.
- Commercial vs residential areas in terms of short-term rentals. If a person/property is making a profit, then it's considered commercial.
- If you buy into a Resort Development District, then you can expect short-term rentals. But in residential areas, you expect differently.

Noise

- Noise isn't just from parties. Large families gathering at one house can cause a lot of noise.

Number of Short-Term Rentals & Island's Capacity

- How many beds are there are on HHI? How many bedrooms? Can determine number of bedrooms based on building records. Use that information to determine the capacity limit of the Island. If short-term rentals are limited, who can rent and not?
- Issue is number of short-term rentals, not which season you look at. The number of people renting and the number of rental properties should be the focus.

Occupancy Limits

- There is a problem with people trying to fit as many people as possible into one home. Consider occupancy limits.

Project Purpose, Implementation & Budget

- What does success look like?
- Who is responsible for deciding final ordinance?
- It sounds like we have too many short-term rentals for the infrastructure. Is the goal to reduce the number of short-term rental? Sounds like a foregone conclusion.
- Any talk about grandfathering any existing STR?
- What are the costs the Town has put into this initiative so far? What is the budget amount?

Project Timeline

- When will the first rough draft of the ordinance be available for review? And final implementation?
- Will citizens be asked to provide input on first draft ordinance?
- Wait until pandemic is over before drafting/passing an ordinance. Timing of implementation is poor based on season (July).
- Wouldn't it best to wait another year?
- Pandemic presents unusual circumstances/high numbers. Why would Town want to go through this initiative now? Wait until normal circumstances present.
- Is this set in stone? What is the timeframe for this?

Quality of Life & Impact on Full Time Residents

- Short-term rentals bring nothing good to the full-time property owners. Short-term rentals only bring good/profit to owners.
- Short-term rentals bring strangers and chaos to quiet neighborhoods and the beaches.
- Absentee landlords are creating a problem and only care about their bottom line.
- Quality of life of full-time residents is going down. Full time residents are being pushed out and the neighborhood will become all short-term rentals. Exacerbating the problem.
- Experience with short-term rental owner – unfriendly, doesn't want to talk to full-time neighbors.
- Is there a record of full-time owners being pushed out of their neighborhoods because of short-term rentals? Inundation of short-term rentals has caused full-time residents out. Think long term.

Regulations & Restrictions

- No doubt some regulations needed. They can be achieved through rental companies and owners. Self-police instead of putting into an ordinance. Make sure anything passed is enforceable.
- How many new prospects want to build condos or timeshares? When building permit applied for condos, can Town put restrictions on length of rental or no rental at all?
- Concern for one size fits all ordinance. Different communities have different needs.
- Don't think we can eliminate short-term rentals. Think we need guidelines. Ready to help!

Stakeholders & Citizen Input

- Additional Stakeholders: Restaurants
- Additional Stakeholders: Amenity providers – bike companies, tour operators.

Taxes & Licensing

- We have various types of rentals. All are taxed differently. How do you keep control of collecting the tax?
- How do you determine who has a business license (BL)?
- Is there a tax revenue survey going on? A lot of tax revenue going to Town. If we limit short-term rentals, there will be a decrease in tax revenue collected. What impact does this have on Town finances?

Timeshares

- Where do timeshares fall in? Will they be included in this study?
- Concerns about limiting timeshare owners.

Town's Role in Tourism & Short-Term Rental Market

- Concern Town is sending mixed messages about what they want. They give money to the Chamber to advertise, visitors come, then then don't want the visitors.
- The Town is paying consultants/Chamber of Commerce/marketers to market the island and receive #1 island award. Town has created a problem and now trying to curtail it.
- The Town pitched this as a beautiful place to come and now look what's happened.
- Town must take responsibility for what they've done. They say come develop as an investment and now they want to restrict? Expect lawsuits.
- Consider Town's messaging. Ad from the Town that says 'skip the drive, fly directly into the HH Airport' on VRBO. Why is the Town advertising for people to come here if they want to limit short-term rentals?

Traffic & Parking

- Are there already fire codes in place regarding traffic, parking, and occupancy? Does North Forest Beach have parking passes?
- Concern for impacts to traffic flow. Particularly the bridge and impacting work force housing issues.

Trends

- Pandemic has made a big difference in short-term rentals. People have rented houses who haven't before.



Town of Hilton Head Island

Short-Term Rental Initiative | Sign In Sheet

Open House

1/8/2022

10:00 AM

Send Me
Project
Updates

	Name	Email
1	JEFF TURBULL	[REDACTED]
2	Jeff Joslin	
3	Lisa Roberts	
4	Jerome Jones	
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25		
26		

[REDACTED]

[REDACTED]

Hi Anne,

I would have loved to take your survey but it kept on failing on me because it says I was not accepting cookies.

I have already gone through far too much time troubleshooting this and cannot justify all this effort to make this one survey work. All other surveys I take with other organizations seem to work with no problem.

This Opengov app is what appears to me to be problematic.

Just providing the feedback.

On the short term rentals topic. Even though I own a couple of short term rentals, the only way I can see to correct the imbalance on the island is to use taxation to shift the economics from short term rentals to permanent residential or long term rentals for the workforce. This means making it more expensive to rent short term and less expensive to be on the island long term.

Thanks,

Ian Budd
40 Folly Field Road #209

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

I am a Hilton Head property owner who depends on short-term rentals to be able to continue to afford my home in Shipyard. We rent our own home intermittently when we are not there and therefore make every effort to rent in a responsible fashion. I recognize some owners who do short-term rentals do not always do so, and therefore may have incurred the ire of neighbours who may have pressed for this enquiry, with an object to placing unmanageable restrictions on such rentals.

I would like to ensure that responsible and conscientious owners like myself are heard from , and not just those neighbours who may have grievances against irresponsible neighbour/owners, as they may be counted on to have the loudest voices in these matters.

Unfortunately, we may be required to be out of town during the scheduled public meetings and we wanted to make sure our voice was heard to advocate on behalf of responsible owners who are required to do short-term rentals.

Please advise if there is some way we can make our voices heard on this matter.

Yours truly, Jeffrey Green MD, Shipyard, Hilton Head.

Sent from my iPad

[REDACTED]

[REDACTED]

Hi Anne

I am emailing to express my concern at the proposed limit on STR in Hilton Head. I previously reached out to Teri and was told I'd have the opportunity to participate in a focus group but was never contacted about one. This proposal is extremely short sided given that HHI's primary revenue comes from tourism and by restricting STRs, you will great reduce the tax revenue that is brought in, not to mention the revenue to restaurants and attractions. Tourists will need to stay somewhere and I am hoping that HHI is not looking to encourage high rise hotels to become another Myrtle Beach. I currently own a condo in Hilton Head beach and tennis and am beginning construction on a home in Sandcastles by the Sea. Both of these are gated communities with HOA's that have strict rules. Town government should not be looking to override what communities already have in place especially where they are gated private communities. I understand that residents are annoyed with the large number of tourists but I am co dissent they will be more annoyed when there taxes go up significantly when revenue declines due to a limit on STR. I hope that an opportunity still exists to participate in a focus group.

Regards

Jen gugiotti

Sent from my iPhone

[REDACTED]

[REDACTED]

[REDACTED]





Hi Anne

I attended the in person meeting this past Saturday. Thank you for taking the time to speak with concerned stakeholders. I own a condo in Hilton Head beach and tennis which I rent short term and am building a home in Sandcastles by the Sea which I will rent short term to defray the cost and then my husband and I plan to become full time HHI residents. As I listened (and participated) to the discussion and spoke with a few FT residents after the presentation, it appears to boil down to quality of life issues (noise, trash, parking) and there appeared to be some misinformation regarding taxes paid by those of use who rent out our properties and the process for addressing above mentioned quality of life issues when someone lives in a neighborhood subject to an HOA/POA.

We bear a significant part of the tax burden which provides many benefits for FT residents that we do not utilize such as schools. We pay 6% v 4% property tax, collect and remit 10% accommodations tax, pay personal property tax on the furnishings on our the furnishings in our rentals (after we've already paid sales tax on them), not to mention the income tax on our rental income. It appeared that there was a misconception that we are not paying tax on our rentals so I would hope that this is made clear on the STR ordinance info page and/or at future meetings so that residents understand that we do pay taxes and appreciate how much tax revenue is at stake if there were any reduction in STR due to either occupancy limits, or limits on rental nights/year.

Both the neighborhoods I own property in have active HOAs that govern and police a number of issues including the quality of life issues addressed by many of the residents. As a homeowner, I was made aware of the HOA rules prior to my purchase and bought my property accepting those rules. If I have concerns about the rules and/or their enforcement, I address that to my elected board of the HOA. It seemed that some of the concerns stemmed from people not agreeing with the rules of their HOA and/or did not feel rules were being enforced. They should be reaching out to the HOA and not the town to address this. I would hope that the town would look at this and appreciate that the HOAs are in a much better position to monitor and enforce policies surrounding STRs in their neighborhoods than a blanket ordinance needing to be monitored and enforced by the town. Feasibility of enforcement was one of the major issues that led to the

challenge with the mask mandate from 2020 and I would hope that the town would have learned from that experience. I sympathize with those residents, such as those in certain parts of Folly Field, where there are no HOAs to govern and enforce quality of life concerns and feel that perhaps, this is where the town could be of service by enforcing existing rules that are in place regarding noise, etc.

As for trash on the beach which was also brought up at this meeting, part of the accommodations tax includes a 1% beach preservation fee which should be better utilized for this purpose. I have routinely seen garbage cans overflowing on the Folly Field beaches in the middle of the day so it is clear that the trash service the town is providing is insufficient.

I believe there is room for concerns on both sides to be addressed, i.e. quality of life for those residents not living in an HOA where these issues are already being addressed and no restriction on STR opportunity for those who have invested a lot of capital into Hilton Head by the town enforcing laws already in place and relying on HOAs to continue governing as they have successfully for decades.

Thank you again for your efforts and transparency.

Jen Gugliotti

[REDACTED]

[REDACTED]

Good Afternoon.

I took a quick scan of the Strategic Plan and noticed the reference to the Short Term Rental ordinance on page 41. Hence I would like some idea of what you might be pursuing so I can determine how much time I need to be spending tracking and getting involved.

Would you be considering:

- Yet another fee in addition to the property taxes, rental property taxes, A-taxes, State & Federal taxes, parking & regime fees, etc. and **now the new business license fee & taxes** we pay?
- Limiting rentals to certain areas or in other aspects?
- Other types of reporting, applications, & permits besides the ones already in place?

I'm sure there are some I can't come up with immediately. However, I'm wondering why you would intentionally kill the goose that laid the golden egg ie: MILLIONS of dollars in A-taxes. The A-taxes are a huge reason HHI is so well off and can afford beach nourishment and all the new venues, facilities, & programs.

I know it's a common belief that we are making \$ hand-over-fist, but that is a fallacy for most of us. We may BOOK \$30,000 a year with our condo, but we're *always* in the red. And I won't list everything we have to pay again [per my last email], but I'd be happy to send you a spreadsheet.

Note: When considering whom to tax, limit, permit, and/or charge, I think it's important to distinguish the secondary residence retirees who own *one* property, they rent out for their retirement or snow birding, as opposed to the investors who own several.

Please include me in any discussions of this ordinance, so I can review and pass the information on to other residents who are renting.

Thank you very much.

-Robbie

Robbie Marshall

[REDACTED]

THIS MESSAGE ORIGINATED OUTSIDE YOUR ORGANIZATION

Ms. Cyran,

I don't know what you have planned, and I'm not looking forward to finding out - but I'd like to remind you that if **it wasn't for the short-term rental industry, you wouldn't have the millions annually in A-tax funds that you enjoy spending on beach nourishment and building new venues.**

As it is now, we will have to pay business license taxes. When does it stop? When we're all out of business? Do you realize that many of us are Mom & Pop businesses using the rentals to pay for our retirement properties? We're not big companies, holding many properties, and we don't actually break even every year. Our expenses include: taxes, regime fees, insurance, repairs, property management, upgrades & replacements, booking fees, parking & other fees, travel, marketing, technology and so forth.

Our HOA's seem to have the same philosophy - bleed the short-term rental owners. And they keep instituting mandates - like parking pass fees, fines, and any other initiatives to make money or discourage the endeavor.

Development and building are having a **much bigger** impact on Hilton Head than short-term rentals and guests who support the booming economy.

Please try to see the big picture, and weigh all perspectives rather than looking for a scapegoat and demonizing short-term rental owners.

Thank you.

-Robbie

Robbie Marshall

239 Beach City Rd #1207



[REDACTED]

[REDACTED]

Thanks Anne. Glad to hear that the Planning Committee members are looking for exactly what I described in a clearly defined problem. That said, something must have happened or otherwise caused the Committee to “launch an initiative so seek solutions and address concerns related to short-term rentals” as the website says. They are seeking solutions to what problem and concerns as they must feel there is a problem? Where did that come from?

I get it that they haven’t yet defined a clear problem, but there must be some reason that they started this process of meetings, town halls, etc. to flush it out. Just curious about the background that started all this perceived problem with short term rentals?

Also, I presume short term rentals include hotels as they clearly are ST rentals?

Finally, where do I sign up for updates and notifications? Can you provide me with a link to do so? Thanks very much.

Dave

Sent from my iPad

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Mr. Orlando,

My name is Lee Smith, and I am a resident, former Palmetto Dunes Property Owners' Association board member, and I also led the Short-Term Rental committee which developed initial STR policies for Palmetto Dunes.

As I have participated in the Town's focus groups with the White & Smith Planning and Law Group, I also wanted to share some thoughts below based upon reviewing the STR policies of resort towns across the country—as well as those locally.

As you may know, Palmetto Dunes has implemented the following STR policies:

- a. All STR properties must be registered annually (on a non-transferrable basis) with the POA—providing owner and property management contact information
- b. Owners or their property managers must respond within one hour, if called, to help resolve any issues
- c. Owners and property managers will be notified via email within 24 hours of any Security or Compliance issues that arise within a unit (if the owner/property management company was not called per #2 above)
- d. The entire property must be rented—meaning individual rooms cannot be rented.
- e. Properties must display in-unit signs sharing the community policies—and our short video, www.WelcomeToPalmettoDunes.com

Unfortunately, we could not implement the following essential policies without a modification to our covenants (which is a difficult process):

1. Occupancy limits based upon the number of bedrooms
2. Rental Caps—allowing a certain percentage of rentals per zone or geographic area
3. Safety inspections
4. Minimal rental days

From working on this topic since 2018, to effectively manage STRs, items 1-4 above need to be explored and considered by the Town. Most resort towns including Tybee, Charleston, Kiawah, Isle of Palms, Destin, and others have ordinances for #1 or #2. If the Town's policies are to be effective, Occupancy and Rental Caps need to be addressed.

Without these policies, Bluffton will likely become the economic engine of the area as businesses continue to migrate off of island quickly followed by residents—leaving Hilton Head Island with only rental related businesses and few residents.

Again, I appreciate your leadership to address this difficult but important topic.

If I can be of any assistance, please let me know.

Lee Smith
31 Port Tack

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 17, 2022 5:53 pm
914093521

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

William Blimmel

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

If you rent your unit thru a local rental company which handles accommodation tax payments do you still need an individual license?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 29, 2021 7:10 pm
907182971

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Bailey Buchanan

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Are the hotels behind this ? Are they trying to restrict short term rentals for their own gain? Just like they did in Asheville, NC and Nashville, TN?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 12, 2022 12:15 pm
912198006

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Tammy Diamond

Email

[REDACTED]

Phone

[REDACTED]

**What is your question about the
Short-Term Rental Ordinance Initiative?**

What will the % be in 2023?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 5, 2022 5:00 pm
909495366

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Irene Donner

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

What do I need to do differently than before? I have one rental property and file accommodations tax forms with HHI. Do I need an additional license? My understanding from letter received from HHI that I will received an invoice for additional license?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 16, 2021 4:19 pm
902890348

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Nall Gearheard

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

My question is more of a statement. As an owner of multiple rentals in several states, what has changed is marketing, specifically the rise of Airbnb and its influence on all other marketers. Airbnb imposes terms detrimental to the owners and the residences/locales in which it operates. It uses any and all methods to shorten stays and lower rents, pitting rentals against each other, the end result being that rental homes resemble hotel rooms. That is not in the interest of the neighborhoods or the residents in which they reside, and definitely not in the interest of the owners of rental homes.

I would suggest a minimum length of stay on short term rentals of 3 days, at a minimum, to differentiate rentals from hotels, which are located and designed for shorter stays. Airbnb has broken the vacation rental business, adding no improvements while extracting 20% of all collectibles. Their model was designed for garage apts and spare rooms, not vacation rentals. Due to the diversity of ownership, almost entirely individual owners of 1 to 3 properties, it is easy for corporations to impose policies and terms that are undesirable to all parties except themselves.

Thank you for your attention.

Respectfully,

Nall Gearheard



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 5, 2022 8:16 pm
909557974

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Jennifer Genndron

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

We are considering short-term rental of our unit in Forest Gardens (it was used for this prior to us buying it). What would we need to do? thank you



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 19, 2021 4:19 pm
903891974

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Max Gregori

Email

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Are there any current proposals in relation to what areas may be changed or prohibited from doing short term rentals? Just curious, does the town have any power over what the private communities do? Thank you.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
November 24, 2021 12:11 pm
891651499

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Douglas Hamberger

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

What impact would this have in Hilton Head Plantation where we have a minimum six-month rental policy ?

WE do NOT want short-term rentals within HHP.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 18, 2021 9:32 am
903556339

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Lisa Houlihan

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

My husband and I purchased a beautiful condo in the Links in Port Royal Village about a year ago. We do rent it out and we also use it quite frequently. We have been coming to Hilton Head for 20+ years with our family (using short term rentals- estimated in total \$150K), have made beautiful memories and hope to retire to our condo. Our rental income will make this dream come true. The short term rental initiative along with proposed changes to Islanders Beach directly affects us and we have a few questions:

- 1) How do you define a short term rental? 3 days? One week? One month?
- 2) Why is the Sheriff/Law Enforcement Department not more involved with regard to enforcing the noise ordinances?
- 3) Can Hilton Head and the island's small businesses afford to lose tourism dollars?
- 4) What is the ideal number of rentals you are looking for? Concerned that the data showing 4000 in 2019 and 10,500 in 2021 does not take into account the pandemic and people renting because HH was "open" and people were able to work from home (or beach).
- 5) Did we make a mistake purchasing our property?

I admit that last question is dramatic but we are obviously concerned and appreciate your consideration. Thank you.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 14, 2022 11:18 am
913128794

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Larry Huggins

Email

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Do you have a list of the "concerns" about short term rental units. Also which private residential neighborhood have been eliminated?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 10, 2022 6:21 pm
911397881

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Patricia Hynds-DeGraw

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

I live in Sea Pines (Club Course) When we bought our home 13 yrs. ago we were told there were NO SHORT TIME RENTALS!!!! Someone lied for a sale I would say!!!

We live in a neighbourhood NOT next door to the Holiday Inn

Kids now playing in our streets which is all Seniors but for one family

Rental Property not being maintained on the outside!
Looks like Hell

Loud voices and noise

Bikes and Trash left out to be seen from the street. NOT PERMITTED

3 and 4 cars jammed into a 3 bedroom home (Too many people packed inside

Most of these are Patio Lots not intended for large group rentals

This all lowers the Value of our Property!!

How can we rectify this problem. I hope someone there cares like our Neighbors do.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 27, 2021 11:55 am
906300531

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Jim Jarboe

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

I am a frequent renter on Palmetto Dunes...anywhere from 1 week to 4 weeks at a time. What impact will this new ordinance have on me?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 17, 2021 11:11 am
903218608

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Judith Kenny

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Is there a place to see the materials (e.g., Power Points) from the presentations? Watching all of the presentations is fairly time-consuming and some of it is, of course, taken up with introductions, etc. I am seeking a time-efficient way to update myself on what is potentially being considered/proposed.

Thank you.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 29, 2021 4:34 pm
907140739

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Judith Kenny

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

What issues is the ordinance intended to address? What is its focus?
What is driving the perceived need?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 4, 2022 6:44 pm
909055616

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Sandy Lesch

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Why now? What brought this issue to the forefront? The town aggressively allowed time shares in the Forest Beach area even creating a "resort" zone. Now the town wants to maintain the character of the neighborhood?

Where would the Town now propose to restrict these type rentals!



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 13, 2022 1:39 pm
912713452

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Jennifer Lewallen

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

What are the specifics on the taxation of short term rental income? What is the percentage? Does it make a difference if a short term rental company manages my property and takes 25 percent off the top of my gross income?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 19, 2021 8:30 pm
903941377

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Tim Loken

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Could you clarify the initiative purpose statement "The lack of a Short-Term Rental ordinance has led to an imbalance between residential and resort districts and the elimination of some long-term single-family neighborhoods."

1. Which long-term single-family neighborhoods have been eliminated?
2. Referring to the imbalance between residential and resort districts, what percentage has the balance historically been and what is the current balance? (based on the zoning map, it appears that the resort plantation neighborhoods are zoned residential however they are focused on resort living & hospitality)
3. Could you provide me a map that shows resort and residential districts so that I may better understand the districts(s) that are imbalanced or neighborhoods that have been eliminated?

Thank you
Tim Loken



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 19, 2021 8:16 am
903787397

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Jon Lyles

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

I am a realtor with clients interested on investment properties.
What do I need to tell my clients in regard to this?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 15, 2021 4:09 pm
902396894

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

David Marshal

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

When is enough going to be enough? Hilton Head used to be a serene Island Now it is a Mad House of way to many tourists. Look at the 278 corridor, accidents and traffic snarls every single day of the week. We are investing millions, not for us residents, for the tourists!
Again I ask, When is enough, enough?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 6, 2022 12:34 pm
909810365

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Mahima Mathur

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Why is town interfering with what we do with our properties as long as we are not breaking any rules? Most of us bought homes to rent, as investment properties. We pay higher taxes. We support economy yet we get penalized everytime. Please show us how town will make up the loss in revenues without penalizing us further. It is not in our best interest. It is for the local residents so please tax them. This initiative will never pass if local residents have to pay higher taxes.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 19, 2021 5:33 pm
903906497

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Chris Miller

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

How much income from taxes would the town lose with limits? What harm is there in having short term rentals that precipitated this process? How much of town funding is earmarked for legal action from effected people if anything changes towards limits of str?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 10, 2022 1:15 pm
911222919

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Dave Mirkovich

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

I have not seen a clearly defined problem that this ordinance is to fix. The town website says it is to address the "imbalance between residential and resort districts" and the "elimination of some LT SF neighborhoods". I don't see a problem with either of those two phrases. I would like some specifics such as what is the imbalance -are resorts too high or too low vs. residential and what are the problems with them being too high or too low? Not enough resorts, not enough residential homes? What should the balance be and how do you know what is the correct balance - the target to shoot for?

You say some LT SF neighborhoods have been eliminated - how many is some? What % of the total LT SF neighborhoods is that? Why have they been eliminated? What is the right amount of these neighborhoods - again the target you are shooting for? What tells you what the right amount is?

Basically, there needs to be a clear, specific and detailed statement of the problem you are suggesting there is with the facts that support it. Without that, you have no chance of solving it with an ordinance or any other means. I would like the clear, specific and detailed statement of the problem with those facts to support it - and I think the public needs that too or they have no basis for voting on anything. Thanks much.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 16, 2021 9:39 am
902690870

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

gerald oaks

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Define Short-term rentals. days? weeks? months? years?
Havenot seen what is considered short term?????



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 18, 2021 5:31 pm
903666762

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

ALAN PROCHAZKA

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

I consider myself somewhat of an expert on Homeowners Associations and Condo Associations. I am currently the HOA president at Summer House (primary homes, second homes and long term rentals). I was a treasurer for 6 1/2 years in a condo association in Newport News, VA. I have owned condos in Williamsburg, VA and Pickerington, OH in addition to HHI and Newport News. My wife is a board member at Shorewood in South Forest Beach which is a short-term (predominantly weekly) rental complex. We own a home in a land, lease community in New Jersey. We fully understand governing docs and legal restrictions.

I believe this initiative needs input and direction from people like us. I have been coming to SC since 1971, Hilton Head since 1993, and have owned here since 2011. This is our home. We belong to St. Andrew By-the-Sea UMC, Sea Pines Country Club, I am a high school soccer official here in South Carolina. I've project managed multiple jobs on this island and am familiar with owners and companies that would be impacted by the type of legislation being proposed. I've worked for and with multiple telecommunication companies including my own.

Feel free to reach out for our assistance.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 4, 2022 8:18 am
908762084

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Stephanie Quigg

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Hello, as a short-term property rental owner on Hilton Head for 8 years, my question is this: What was the catalyst for this initiative? Thank you.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 13, 2021 6:10 pm
901417748

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Rick Ross

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Is there going to be any effect on short term rental units that are located in resort development zoning? The zoning the town established and told us we could build vacation rentals. Also has any consideration been given to the hundreds if not thousands of lawsuits that will be brought against the town if your restrictions infringe on owners property rights? I'm estimating you will be receiving lawsuits totaling in the billions of dollars of damages from rental property owners. Is a small town like Hilton head really ready to defend itself against all these lawsuits? Seems like the town could be spending our money in much better ways, like a Hilton Head Island police force so the island doesn't have guests cars broken into on a nightly basis like has been happening for the last 2 years?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 8, 2022 7:28 pm
910683439

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Paul Sant

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Hello,

I am thinking about buying/investing in a home that I would be able to use as a short term rental (either weekly/AIRBNB or other). Is there a comprehensive listing of what parts of the island allow a short term rental vs what parts of the island don't allow short term rentals?

I definitely do not want to invest in a part of the island that does not allow short term rentals.

Thank you in advance!

Paul



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 20, 2021 10:25 am
904131708

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Martha Sheehan

Email

[REDACTED]

**What is your question about the
Short-Term Rental Ordinance Initiative?**

Have the Planning Board STOP APPROVING TIME-SHARE building!



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 10, 2022 12:48 pm
911209222

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Jack Shoaf

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

What is the cost for the license and how much for the taxes/fees will be charged. As owners you need to provide us with all the information, so we can increase our rents appropriately. And is the effective date still in April?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 13, 2021 10:50 am
899378599

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

James Skelton

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

I am a Property Owner in Palmetto Dunes, as you know PD is a Ocean Front Resort that has always allowed Short Term Rentals, our Property Owner Ass. has put in place Rules and Regulations concerning STR. As a part time resident of HHI my existing Property Taxes are 3 times more then my Full Time Neighbors, I also pay Accommodation and Beach Restoration Taxes through my Rental Company (VRBO) I spend my money in the area that creates jobs for Restaurants, Home Improvements Companies and Service Companies. I am not a person that owns multiple Rental Properties just a second home and now The Town wants me to have a business license and a share of my profits which I think is unfair and is verging greed. Since I live in a gated community the the Town does not pick up my garbage or maintain the roads in my community. In closing the few Gated Communities that allow STR already Regulate them for noise etc. if STR are a problem for HHI I would suggest you Look to Regulate them outside of Gated Communities not inside them. I will be considering whether owning a property on HHI is worth the aggravation.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 11, 2022 4:34 pm
911860893

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Gerald Smith

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Is anyone thinking ahead as to how the island will be evacuated for hurricanes during peak occupancy?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 16, 2022 10:39 am
913651592

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Glenn Sonsalla

Email

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

At what point will a list of the actual short term rental issues be published? With actual metrics and/or appropriate data points that verify the issues really exist. To this point I have simply seen vague references for the need for an ordinance with no real substantiation. I would guess until the broad group of homeowners see such information, this will continue to sound like a baseless initiative.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 16, 2021 8:25 am
902658188

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

GARY TURNER

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

ST rental is defined as? 1week , 1 month, or 6 months. Could areas be based on the percentage of abodes that are residential?



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 5, 2022 10:16 am
909269568

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Keith Walston

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Why is the town venturing down this road. The town has no business attempting to limit what owners can do with their assets and should be trying to put some sort of cap on rental properties . If the town wants to do something about workforce housing it should look to its vast landholdings and how that can be used to create ownership opportunities for resident workers or look at what communities like crested butte have done to encourage affordable long term rentals for their local workforce.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
January 4, 2022 4:57 pm
909017108

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Kelly Wiggins

Email

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Why is the Town's decision, shouldn't this be controlled by the HOA/Regimes for those areas.

The Town needs to focus on a master plan and limit on huge time share complexes and <1000 sq high density complexes not actual livable properties.



Form Name:
Submission Time:
Unique ID:

Short-Term Rental Ordinance
December 15, 2021 9:46 pm
902519450

Ask Your Short-Term Rental Ordinance Initiative Question

Your Name

Ron Zold

Email

[REDACTED]

Phone

[REDACTED]

What is your question about the Short-Term Rental Ordinance Initiative?

Im trying to understand what the goal is here? I own properties in Hilton Head and live in Bluffton.
I have seen this economy prosper for the past seven years

Beach Parking Master Plan

TOWN OF HILTON HEAD ISLAND, SC

Public Planning Committee | January 27, 2022



Beach Parking Master Plan

Presentation Overview

1. Project Summary
2. Project History
3. Review of Public Comments
4. Project Timeline
5. Project Updates Since Last Meeting
6. Overview of 2022 Beach Parking Action Plan
7. Questions



Beach Parking Master Plan

Project Summary

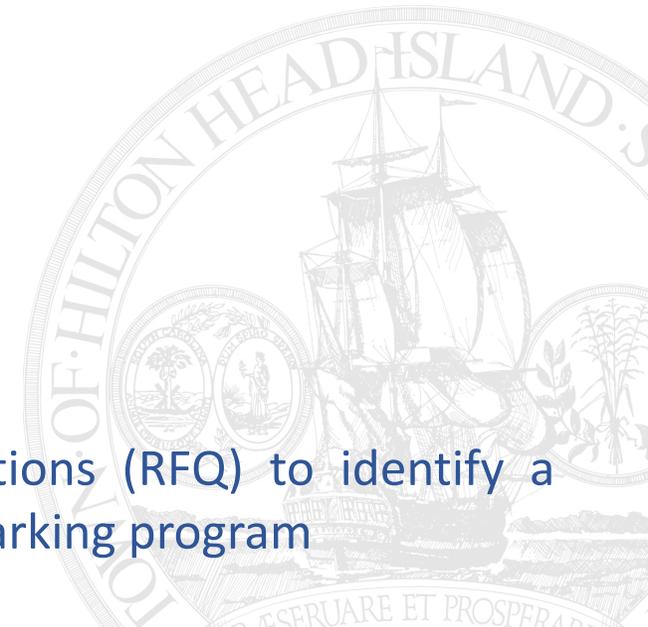
Town Council identified as a priority initiative, the need to develop a comprehensive beach parking plan that addresses community concerns regarding parking access, availability, communications, management, and overall experience.



Beach Parking Master Plan

Project History

- October 12, 2020, Walker Consultants delivered a unified Beach Parking Master Plan inclusive of a sequential-step action plan to assist the Town with implementing the Plan's recommendations.
- November 4, 2020, Town Council unanimously voted to adopted the Beach Parking Master Plan with implementation to follow further discussions.
- November 19, 2020 - Public Planning Committee Discussion.
- February 25, 2021 – Public Planning Committee Discussion.
- October 28, 2021 – Public Planning Committee Discussion.
 - Public Workshop – November 15, 2021 - Low Country Celebration Park.
 - Public Workshop – November 15, 2021 - Hilton Head Library.
- December 16, 2021 – Public Planning Committee Discussion.
- January 27, 2022 – Public Planning Committee Discussion.
 - Committee directed staff to prepare and issue a Request for Qualifications (RFQ) to identify a qualified vendor that will assist the Town in scoping and implementing its parking program



Beach Parking Master Plan

Public Comments

“We need more parking spaces at Coligny, 400 is not enough.”

“We should consider building a structure or acquiring more land to create more parking?”

“We need to tell folks when there is no parking, not to come here.”

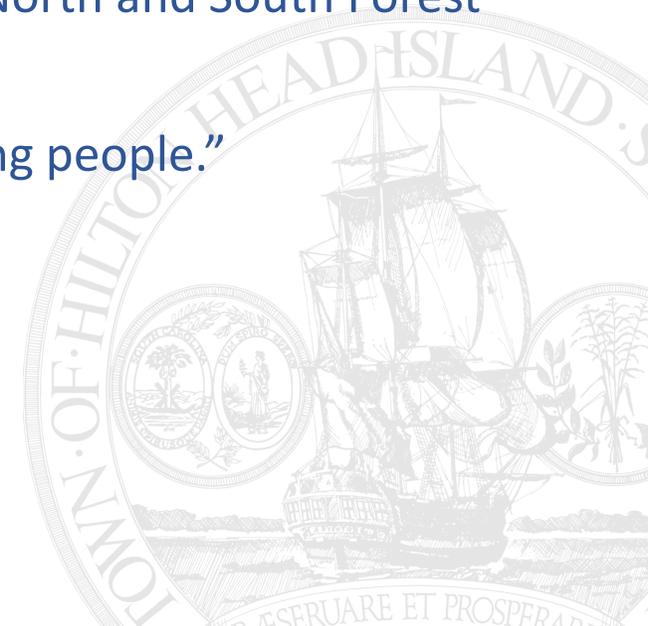
“Coligny businesses have to hire private security to deal with summer parking issued, will the Town assist us with cost?”

“If we tell people Coligny is full, people will just park elsewhere at businesses or in North and South Forest Beach. If they drove here, they will find a place to park.”

“The beach shuttle needs to be able to carry beach equipment in addition to carrying people.”

“Consider creating remote parking off island and shuttle people to Coligny area.”

“How will Town make sure that the enforcement is actually working?”

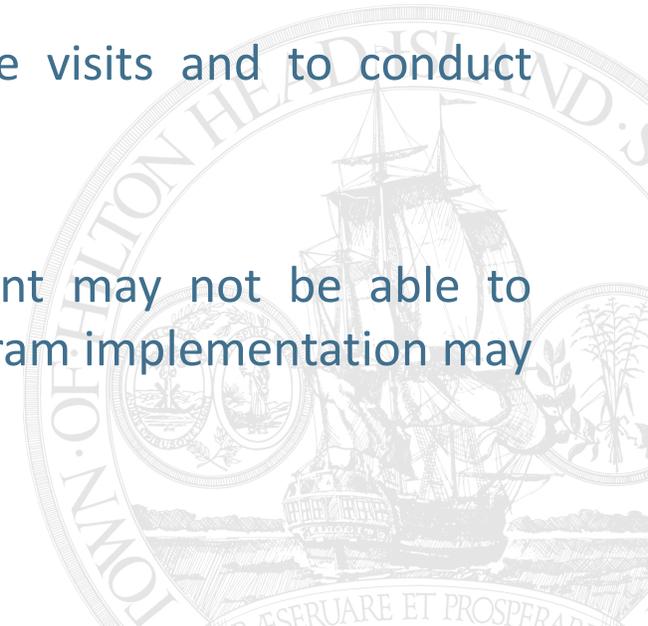


Beach Parking Master Plan

Project Timeline

	Oct:2020	Nov:2020	Dec:2021	Jan:2022	Feb:2022	Mar:2022	Apr:2022	May:2022	Jun:2022	Beyond
Walker Report Adoption	Completed									
Public Listening		Completed								
Public Solicitation of Request for Qualifications			Ongoing				Potential Extension			
Contractor Selection and Program Scope Development						On Deck		Potential Extension		
Development of Policy Framework							Future Phase			
Contract Execution and Program Implementation								Future Phase		

- Anticipate additional response time necessary in order to allow for vendor site visits and to conduct preliminary interviews.
- Target to have preferred vendor identified in April/May if possible.
- Contract scoping with a preferred vendor and corresponding policy development may not be able to commence until approximately the August/September timeframe. As such, full program implementation may not be available until after the upcoming 2022 summer season.



Beach Parking Master Plan

Project Updates Since Last Meeting

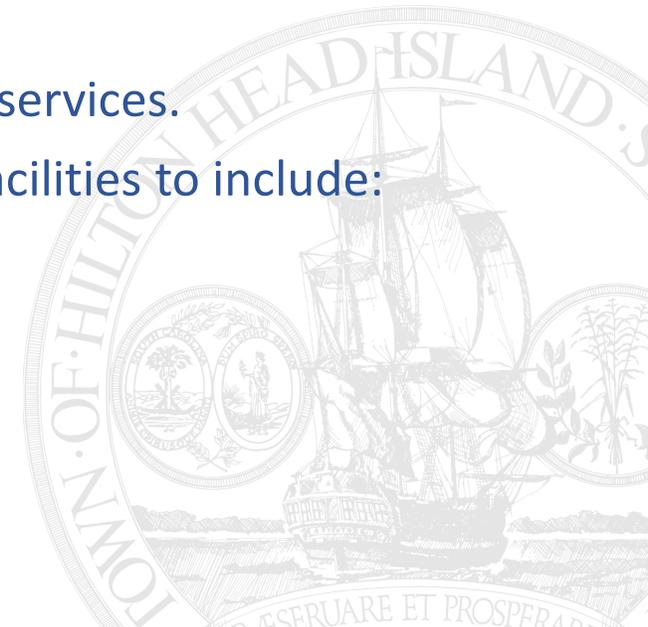
- Contracted with Walker Consultants to provide technical advice and guidance on implementation of program.
 - Current tasked with drafting Request for Qualifications for Parking Management Services.
- Released Request for Qualifications (RFQ) solicitation on January 27, 2022.
- Drafted responses to Desman review of Walker Consultants report. Responses have been communicated to Town Council for review and comment.



Beach Parking Master Plan

2022 Beach Parking Action Plan

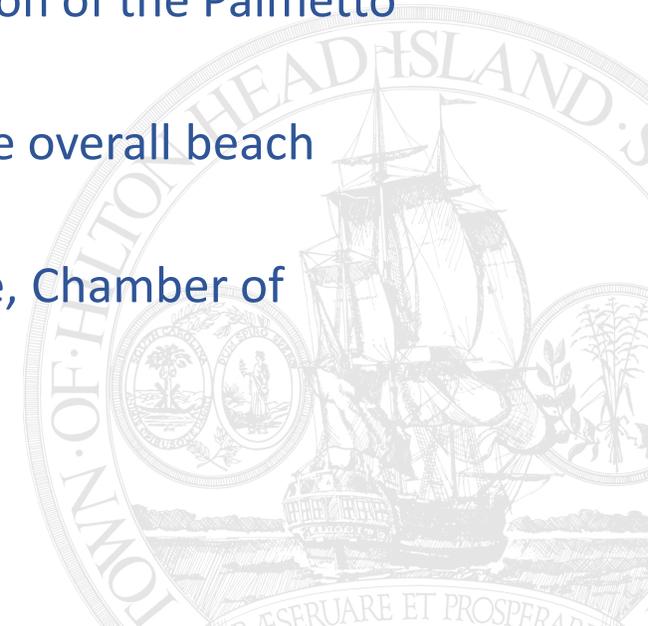
- Due to current project timelines in identifying a preferred parking management entity, staff is concurrently developing and preparing for additional operational and physical improvements to occur at all of the beach parks. These improvements would be in place prior to the upcoming 2022 summer season. Examples of these improvements include, but are not limited to the following:
 - Continued improvements security enhancements to Coligny Beach Park lot as well as other Beach Parks parking lots.
 - Emphasis on park maintenance improvements within the Coligny Beach lot as well as all other beach parks.
 - Utilize seasonal employees for beach ambassador program and security services.
 - Establish expanded beach parking opportunities in addition to existing facilities to include:
 - USCB
 - Crossings Park
 - Town Hall
 - Church lots in North Forest Beach/Pope Ave. area as available



Beach Parking Master Plan

2022 Beach Parking Action Plan (continued)

- Enhancements to the Palmetto Breeze Beach shuttle to provide service to all identified beach parking areas and the addition of a pull-behind trailer to accommodate beach gear.
- Explore contracting for alternative transportation options including, but not limited to, electric vehicles, golf cart, pedicabs, and other various forms of shuttle services.
- Establish real-time variable message board communications with the public to deliver important beach parking information and clearly convey parking availability.
- Enhance overall marketing of Palmetto Breeze Trolley services to include promotion of the Palmetto Breeze app showing real time trolley locations and estimated time of arrival.
- Establish a sustainable digital and social media marketing program to enhance the overall beach experience.
 - Communicate with the public via Facebook, Twitter, Instagram, Town website, Chamber of Commerce, Palmetto Breeze, and various other appropriate digital mediums.



Beach Parking Master Plan

2022 Beach Parking Action Plan (continued)

- Role of Beach Team this Summer
 - Implement various operational and physical improvements at all beach parks
 - Hired Beach Operations Manager – July 19, 2021
 - Hiring security officers and additional beach ambassadors
 - Improve trash collection and litter pickup
 - Physical and operational improvements specifically for Islanders Beach Park
 - Address improving pedestrian and bicyclists' access to all parks
 - Marketing of all beach parks and highlighting available uses
 - Social and digital media strategy implementation
 - Towing Company rotation (Local/Island pickup and debit/non-cash option)
 - Better manage parking in designated spaces / deter parking on shoulders and landscaped areas



Questions?





TOWN OF HILTON HEAD ISLAND

Staff Report Memo

TO: Town Council
FROM: Jeff Buckalew, Interim Infrastructure Services Director
VIA: Marc Orlando, Town Manager
CC: Josh Gruber, Deputy Town Manager
Curtis Coltrane, Town Attorney
DATE: January 12, 2022
SUBJECT: Beach Park Operations with special focus on Islanders Beach Park

Recommendation:

Staff recommends the Public Planning Committee endorse to Town Council, a revised Beach Parking Pass application and resolutions to sell annual beach parking passes at \$15.00 each and to restrict certain shuttle vehicles not transporting island residents from entering Islanders Beach Park, to discuss options regarding the parking meters at Islanders and to receive legal counsel from the Town Attorney on imposing certain access restrictions related to pedestrians and bicycles at Islanders Beach Park.

Summary:

On December 16, 2021 the Public Planning Committee took action on five motions related to this item.

1. Parking Meters: Motion to remove the parking meters at Islanders Beach Park, pending approval from SCDHEC. Motion passed 4-0.
2. Eligibility for Beach Parking Pass/Permit: Motion to direct staff to revise the eligibility requirements to include property owners, both permanent (4%) and temporary (6%), to also include rental or lease agreements of more than 183 days per year but not include time-share ownership less than 183 days per year. Motion passed 4-0
3. Adopt a one-year fee of \$15.00 for an annual Beach Parking Pass. Staff shall develop a transitional plan for those permits that have already been purchased. Motion passed 3-1

4. Limit access of shuttle vehicles to Islanders Beach Park to those that shuttle vehicles transporting island residents from an island assisted living facilities and to allow this type of vehicle to transport other groups of island residents, church groups for example, as determined by Town staff. Motion passed 4-0

5. Motion to limit pedestrian and bicycle access at Islanders Beach Park to Island residents with an eligible beach pass/card issued by the Town, pending legal advice of the authority to do so. Motion passed 4-0

As staff was directed to complete the documents, resolutions, and research related to the five approved motions, below are the results of those efforts.

1. Remove Parking Meters at Islanders Beach Park

In their January 10, 2022 letter (Exhibit A), SCDHEC has taken the position that to remove the parking meters at Islanders Beach Park, the Town must reimburse the grant funds (\$1,000,000.00) to SCDHEC. Given this information, the Town must decide if and how it should pursue the removal of the meters.

2. Revise Eligibility for Beach Parking Pass

The attached Beach Parking Pass application (Exhibit B) reflects the intentions and directions of the committee discussed at the last meeting.

3. Adopt a one-year fee of \$15.00 for an annual Beach Parking Pass

The attached resolution (Exhibit C) proposes a one-year fee of \$15.00 for an annual beach parking pass. Staff has developed a transitional plan for issuing passes in 2022.

4. Limit access of shuttle vehicles to Islanders Beach Park

The attached resolution (Exhibit D) proposes to restrict commercial and/or passenger vehicles from transporting individuals to Islanders Beach Park unless those individuals that are being transported are Island residents; and that parking decals or other documentation evidencing permission to utilize Islanders Beach Park may be issued to such vehicles, examples of which can include, but are not necessarily limited to, assisted living facilities, places of worship, community and/or civic organizations, and other similar entities which are maintained and operated within the limits of the Town of Hilton Head Island and are exclusively transporting Island residents.

5. Limit pedestrian and bicycle access at Islanders Beach Park to Island residents with an eligible beach pass/card

Legal research has been conducted and staff does not recommend Town Council pursue this restriction based on legal precedence.

Background:

Based on input received by beach pass holders regarding operational issues at Islanders Beach Park, Town Council directed staff to assess these issues and develop solutions for improvements. At their October 25, 2021 meeting, the Community Services and Public Safety Committee endorsed Islanders Beach Park as a resident-only park, to include a clear definition of “resident” for the context of operations and policy management at this designated park, and the removal of the metered parking spaces at Islanders Beach Park, given the concurrence from the state partnering agency. At their November 16, 2021, Town Council discussed and then remanded this item to the Public Planning Committee for policy items to be further discussed and advanced.



EXHIBIT A

RECEIVED JAN 11 2022

January 10, 2022

The Honorable John J. McCann
One Town Center Court
Hilton Head Island, SC 29928

Re: Islanders Beach Park, Hilton Head Island
SCDHEC Contract Number: CM-1-523

Dear Mayor McCann:

I am responding to your December 14, 2021 letter regarding the Town of Hilton Head's contract with SCDHEC for \$1,000,000.00 of beach renourishment funds. Specifically, Hilton Head would like to move twenty-five parking spaces from the Islander's Beach Park to one of the other six public beach access/parking areas on the island and convert all of these parking spaces to the exclusive use of island residents/pass holders only.

While I understand the Town's assertion that the October 31, 2011 termination date in the contract relieves Hilton Head of any further obligation under the contract, the Department does not agree. The termination date was a deadline for the Town to complete performance of the renourishment work to qualify for reimbursement from DHEC. The twenty-five public parking spaces were a necessary condition for funding eligibility, surviving termination of the contract performance period.

As an initial matter, the Town Council's October 5, 2010 Resolution was incorporated into the contract. In that Resolution, the Town Council "authorize[d] the establishment of a parking meter zone within Islander's Beach Park for the metering of 25 spaces for the general public ..." The Town and SCDHEC agreed that the Contractor would "coordinate the renourishment of the public portion of beach located from the public beach access at Islander's Beach Park on Hilton Head Island to a point ½ mile (2,640 feet) northeast of this access point." In other words, the Town's use of these beach renourishment funds was conditioned on locating those twenty-five public parking spaces within a half mile of the SCDHEC-funded renourishment. The only location for those twenty-five public parking spaces that satisfies this contractual obligation is at the Islander's Beach Park. To now move these parking spaces more than a half mile away from the SCDHEC-funded renourishment site would be a material breach of the contract. Hilton Head's providing public access to that portion of the beach that was renourished with SCDHEC funds was not merely an incidental term of the contract. If the Town relocates those twenty-five metered spaces away from Islander's Beach Park,

January 10, 2022
Mayor McCann
Page Two

then the Town will have breached the contract and would be obligated to reimburse the beach renourishment funds to SCDHEC.

If you would like to discuss this further, please let me know. Thank you.

Sincerely,

A handwritten signature in cursive script that reads "Edward D. Simmer". The signature is written in black ink and is positioned above the printed name.

Edward D. Simmer

ES/bdc

cc: Hilton Head Island Town Council
Sen. Tom Davis
Marc Orlando, ICMA-CM
Curtis Coltrane, Town Attorney
Joshua Gruber, Deputy Town Manager

EXHIBIT B

Town of Hilton Head Island

Facilities Management
12A Gateway Circle
Hilton Head Island, SC 29926
843-342-4580

Office Use Only

Replacement Pass #

Issuing Officer

Receipt # _____

Date Issued

Office Use Only

Receipt #

Issuing Officer

Cash Check # _____ CC _____

Date Issued

2022 Beach Parking Pass Application

Fee: \$15 per Vehicle (Limit of 2 vehicles per address)

Name _____ Phone No. _____

HHI Address _____ Zip Code _____

Mailing Address _____ Zip Code _____

Driver's License No. _____ DL State _____ DL Expiration Date _____

E-mail Address _____

Vehicle *

Beach Pass # _____

Vehicle Year _____ Make _____ Model _____ Color _____

License Plate No. _____ State _____ Vehicle Registration Expiration Date _____

To purchase a beach parking pass, the applicant must provide documented evidence of at least one of the following:

- ✓ SC driver's license and vehicle registration with an address within Hilton Head Island Town limits
- ✓ Residential property owner's tax bill or closing documents within Hilton Head Island Town limits
- ✓ (This shall include 4 percent, 6 percent, and partial-deed or time-share ownership of greater than or equal to 183 days. However, a timeshare with less than 183 days of annual occupancy and properties that are utilized as short-term rentals are NOT eligible to receive a beach pass.)
- ✓ A current Residential Rental/Lease agreement with a term greater than or equal to 183 days

* A valid SC DMV golf cart registration must be provided to obtain a beach parking pass for a golf cart.

- This beach parking pass (pass) is valid from 1/1/22 through 12-31-22 at all Town beach parking lots and spaces.
- This pass permits parking at the 135 beach pass spaces and the 30 beach pass spaces located at Driessen Beach Park.
- Vehicles with valid a valid pass are not required to pay for metered parking at any of the Town's public beach access parking lots.
- Vehicles must be parked in a designated parking space. Any vehicle not parked in a designated space (i.e., on the road shoulder, in a No Parking zone, etc.) is subject to towing at the owner's expense.
- The pass is only authorized for the vehicle for which it is issued. Improper usage or transfer of a pass may subject the pass to revocation.
- When purchasing a new vehicle or replacing a damaged windshield, you may remove the current pass and return it to the Town for a replacement pass at no additional charge.
- The pass must be affixed by the decal adhesive on the upper driver side of the windshield. Do not tape the decal to the windshield.
- Exceptions may be made for vehicles transporting island residents which the owner may be, but not be limited to, assisted living facilities, places of worship, community and/or civic organizations, and other similar entities owning property and operating within the Hilton Head Island Town limits

I have read and understand the conditions under which this Beach Parking Pass is issued, and I certify that I am a resident and/or property owner within the municipal boundaries of the Town of Hilton Head Island and that all documents provided are true and accurate.

Signature _____ Date _____

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF HILTON HEAD ISLAND, SOUTH CAROLINA TO ADOPT CRITERIA FOR THE DISTRIBUTION OF RESIDENT BEACH PARKING PERMIT FOR ISLANDERS BEACH PARK

WHEREAS, in December 1994, the Town Council of the Town of Hilton Head Island approved a recommendation to establish reserved beach parking for permanent residents and property owners in the Town of Hilton Head Island, South Carolina, by the issuance of a Resident Beach Parking Permit; and

WHEREAS, in March 2004, the Town Council approved a recommendation to sell two-year Resident Beach Parking Permit at a price of thirty (\$30.00) dollars per Permit; and

WHEREAS, Town Council has been actively engaged in discussions, both in meetings and workshops, regarding a comprehensive Beach Master Plan and Beach Parking Plan; and

WHEREAS, the ongoing discussions will likely result in policy changes which make it necessary to utilize a one-year Resident Beach Parking Permit until such times as all reviews have been concluded; and

WHEREAS, at the January 27, 2022, Town Council Public Planning Committee meeting, the committee voted in favor of recommending Town Council approve selling one-year Resident Beach Parking Permits to all eligible residents/property owners at a price of fifteen (\$15.00) dollars per Permit and establishing eligibility criteria.

NOW, THEREFORE, BE IT, AND IT HEREBY IS, RESOLVED BY THE TOWN COUNCIL FOR THE TOWN OF HILTON HEAD ISLAND, SOUTH CAROLINA, AS FOLLOWS:

1. The sale of Town Resident Beach Parking Permits that are valid for the calendar year in which the Resident Beach Parking Permit is sold is hereby authorized.
2. To be eligible to purchase a Town Resident Beach Parking Permit, a purchaser of a Town Resident Beach Parking Permit (the "Purchaser") must be a resident of the Town of Hilton Head Island, South Carolina and no more than two (2) passes shall be issued per qualifying residence.
3. To demonstrate residency in the Town of Hilton Head Island, South Carolina, for the purpose of purchasing a Town Resident Beach Parking Permit, the Purchaser must possess and show any one of the following:
 - (a) A valid, current South Carolina driver's license and vehicle registration, each showing that the Purchaser has a street address in the municipal limits of the Town of Hilton Head Island, South Carolina; or,
 - (b) A recorded deed, or other closing documents showing that the Purchaser is the owner of real property with a street address in the municipal limits of the Town of

Hilton Head Island, South Carolina, and that such property is taxed for ad valorem property tax purposes at either the 4% or 6% rate, and that such property is not utilized as either a short-term rental or timeshare unless either the short-term rental and/or timeshare meets the standards set forth in section (d) below; or

- (c) A lease of a residence with a street address in the municipal limits of the Town of Hilton Head Island, South Carolina, in the name of the Purchaser, with a lease term equal to or greater than 183 days in the calendar year for which the Town Resident Beach Parking Permit is sought;
- (d) A deed, lease or other form of documentation showing that the Purchaser is the owner of any form of interval ownership of real property with a street address in the municipal limits of the Town of Hilton Head Island, South Carolina, by which the Purchaser has the right to occupy the property for a period of 183 days or more in the calendar year for which the Town Resident Beach Parking Permit is sought.

MOVED, APPROVED, AND ADOPTED BY THE COUNCIL FOR THE TOWN OF HILTON HEAD ISLAND ON THIS ____ DAY OF _____, 2022.

THE TOWN OF HILTON HEAD ISLAND,
SOUTH CAROLINA

John J. McCann, Mayor

ATTEST:

Krista M. Wiedmeyer, Town Clerk

APPROVED AS TO FORM:

Curtis L. Coltrane, Town Attorney

Introduced by Council Member: _____

EXHIBIT D

2022-##

A RESOLUTION OF THE TOWN OF HILTON HEAD ISLAND

RESOLUTION NO. _____

PROPOSED RESOLUTION NO. _____

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF HILTON HEAD ISLAND, SOUTH CAROLINA TO ADOPT RESTRICTIONS CONCERNING CERTAIN TYPES OF VEHICULAR ACCESS AT ISLANDERS BEACH PARK

WHEREAS, in December 1994, Town Council approved a recommendation to establish reserved beach parking for permanent residents/property owners by the issuance of an annual beach parking pass; and

WHEREAS, the Town of Hilton Head Island experiences a substantial amount of tourists and/or visitors to the Island with annual figures in excess of 2.5 million individuals; and

WHEREAS, such volume of visitors and/or tourists can present overwhelming demands on beach access infrastructure to the extent that it become a potential safety concern or otherwise precludes the ability for Island residents to be able to utilize beach access infrastructure; and

WHEREAS, in order to ensure that the Town of Hilton Head Island is able to safely and efficiently provide Island residents with access to public beach infrastructure, the Town desires to limit the ability of vehicular pick-up and drop-off capabilities at Islanders Beach Park to only Island residents and to utilize the beach access infrastructure for vehicular pick-up and drop-off capabilities at adjacent Town owned properties for non-residents and commercial entities; and

WHEREAS, in order to accomplish this goal, the Town of Hilton Head Island desires to restrict commercial and/or passenger vehicles from transporting individuals to Islanders Beach Park unless those individuals that are being transported are Island residents; and

WHEREAS, parking decals or other documentation evidencing permission to utilize Islanders Beach Park may be issued to such vehicles, examples of which can include, but are not necessarily limited to, assisted living facilities, places of worship, community and/or civic organizations, and other similar entities which are maintained and operated within the limits of the Town of Hilton Head Island and are exclusively transporting Island residents.

NOW THEREFORE, BE IT, AND IT HEREBY IS RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF HILTON HEAD ISLAND, SOUTH CAROLINA, THAT THE ABILITY TO UTILIZE ISLANDERS BEACH PARK FOR THE PURPOSES OF VEHICULAR PICKING-UP AND DROPPING-OFF

**OF INDIVIDUALS IS LIMITED TO ISLAND RESIDENTS ONLY AS MAY BE
DEFINED BY THE TOWN COUNCIL AND AS PREVIOUSLY SET FORTH
HEREIN.**

**MOVED, APPROVED, AND ADOPTED BY THE COUNCIL FOR THE
TOWN OF HILTON HEAD ISLAND ON THIS ____ DAY OF _____,
2022.**

THE TOWN OF HILTON HEAD ISLAND, SOUTH CAROLINA

John McCann, Mayor

ATTEST:

Krista Wiedmeyer, Town Clerk

APPROVED AS TO FORM:

Curtis L. Coltrane, Town Attorney

Introduced by Council Member: _____

Public Planning Committee

Beach Park Operations - Focus on Islander's Beach Park

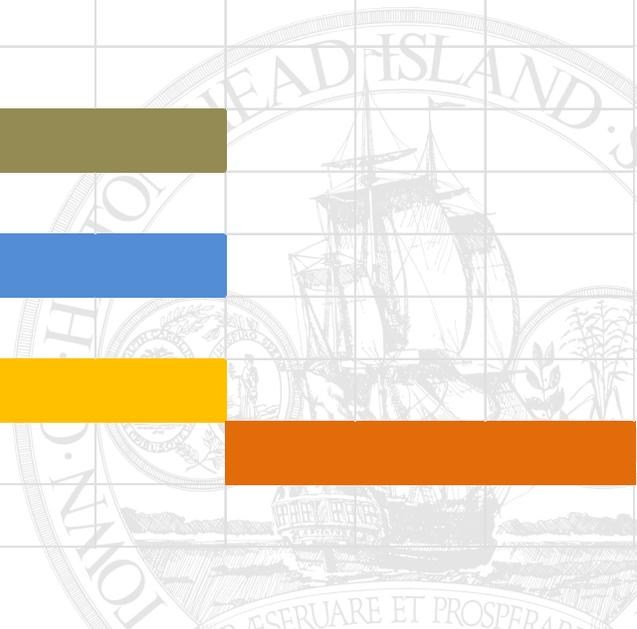
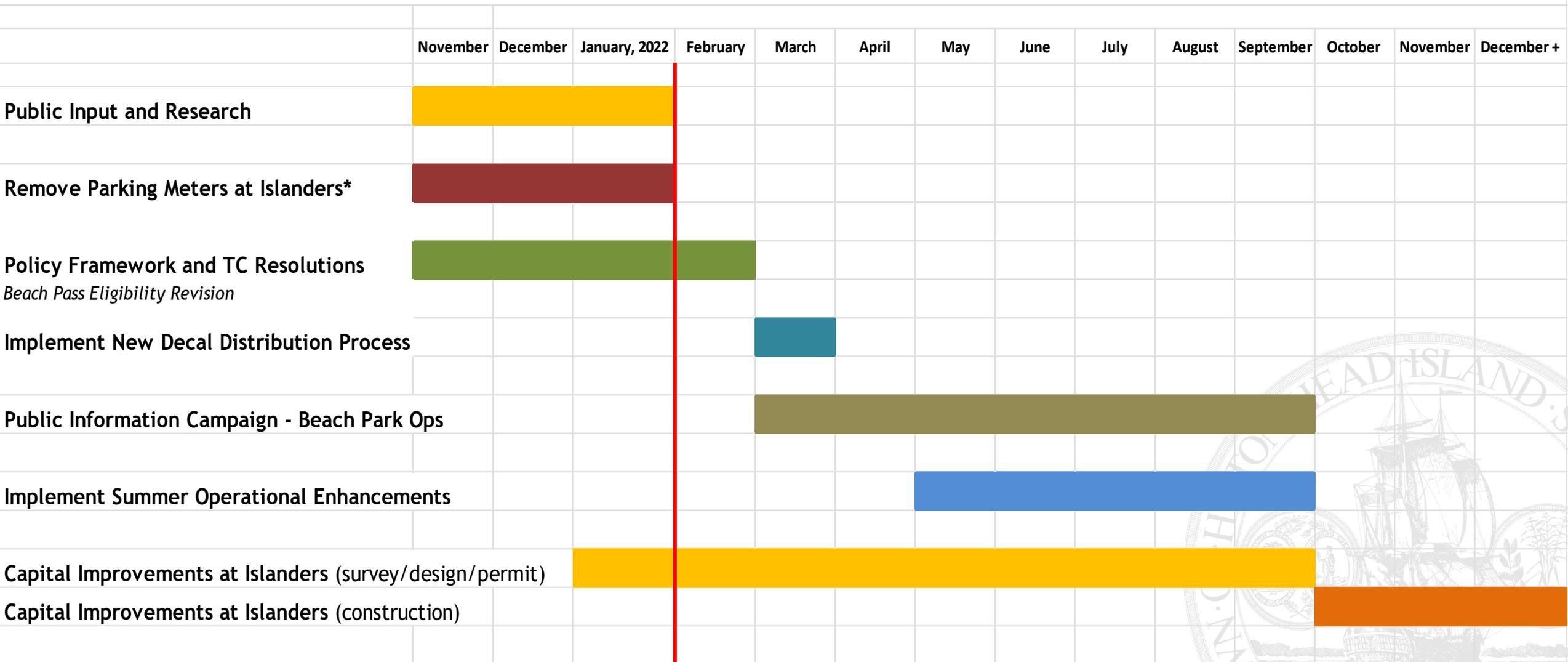
TOWN OF HILTON HEAD ISLAND, SC

Public Planning Committee | January 27, 2022



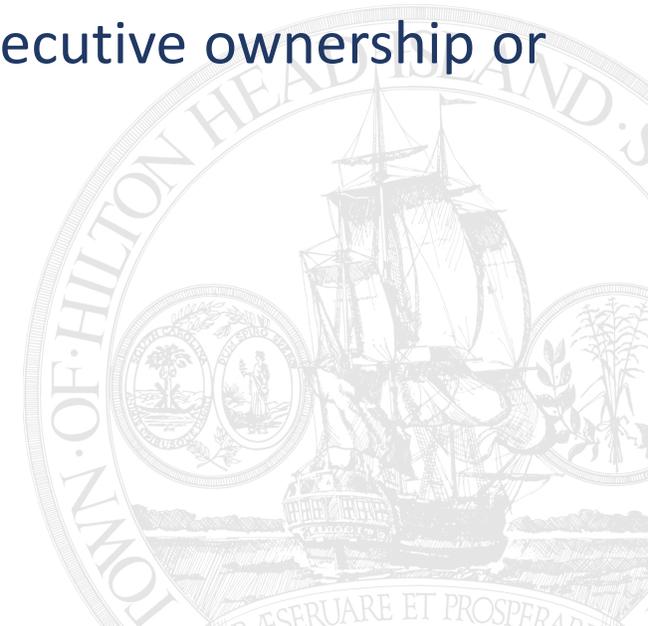
Beach Park Operational and Facilities Improvements - Timeline

ISLANDER'S BEACH PARK OPERATIONAL and FACILITY IMPROVEMENTS



Islanders Beach Park Operations – Recent Public Input

- Since the last PPC meeting, staff has received input from several citizens, mostly expressing fear and concern that owners of secondary residence (6% taxpayers) would not be eligible to purchase a beach parking pass and that the general public (non-pass holders) would be denied access to the park and beach if on foot or a bicycle.
- Those (6%) property owners ARE eligible under the proposed requirements, so long as they are not a timeshare unit with less than 183 days of consecutive ownership or a property that is utilized as a short-term rental.



Overview - Action Items from the 12-16-21 PPC Meeting

- Remove Parking Meters at Islander's Beach Park (contingent on SCDHEC authority).
- Revise Eligibility Requirements for a Beach Parking Pass.
- Set Fee for an Annual Beach Parking Pass.
- Limit Shuttle Access to Islander's Beach Park.
- Consider Restricting Pedestrian and Bicycle Access into Islander's Beach Park to Beach Pass holders (based on legal review).



Removal/Relocation of Parking Meters

Recommended - Contingent on SCDHEC Authorization

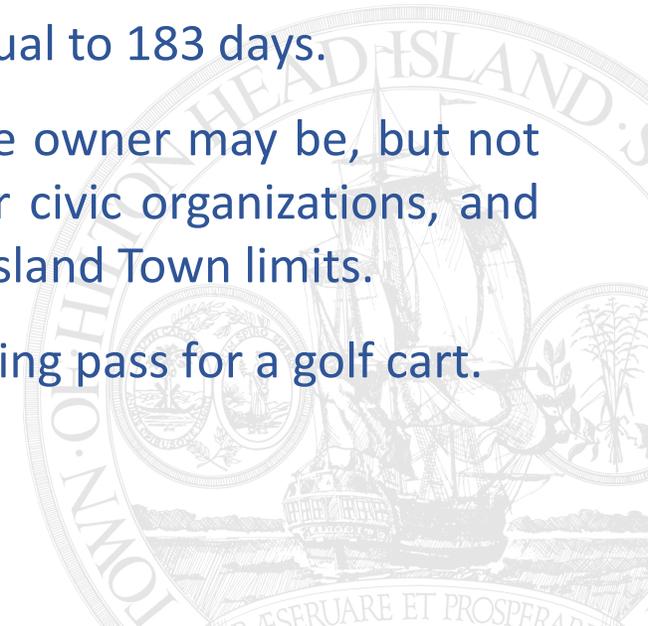
- SCDHEC has delivered their findings in a letter dated January 10, 2022 (Exhibit A).
- They have reviewed the Town's request for removal and resolved that if the Town relocates those metered spaces from Islander's Beach Park, then the Town will have breached the contract and would be obligated to reimburse the beach renourishment funds **(\$1,000,000)** to SCDHEC.



Revised Beach Parking Pass Eligibility – Required Documentation

To Purchase a Beach Parking Pass, the Applicant must Provide Documented Evidence of at Least One or More of the Following:

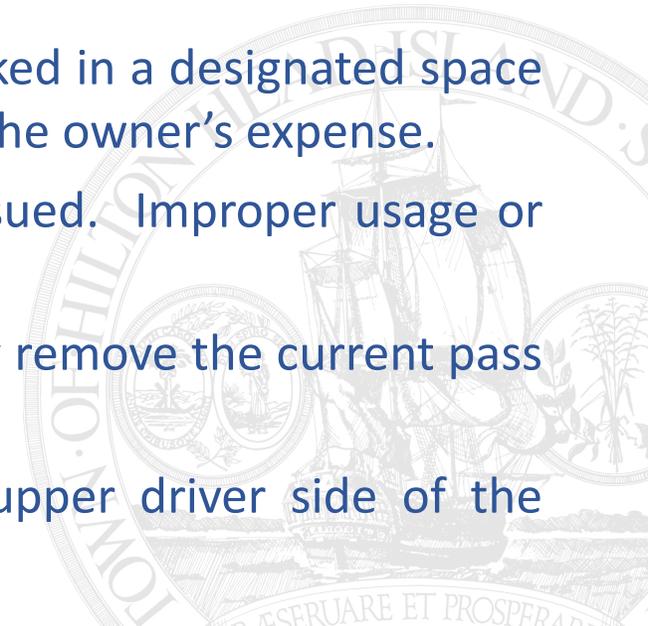
- SC driver's license and vehicle registration* with an address within Hilton Head Island Town limits.
- Residential property owner's tax bill or closing documents within Hilton Head Island Town limits (this shall include 4 percent, 6 percent, and partial-deed or time-share ownership of greater than or equal to 183 days. However, a timeshare with less than 183 days of annual occupancy and properties that are utilized as short-term rentals are NOT eligible to receive a beach pass).
- A current Residential Rental/Lease agreement with a term greater than or equal to 183 days.
- Exceptions may be made for vehicles transporting island residents which the owner may be, but not be limited to, assisted living facilities, places of worship, community and/or civic organizations, and other similar entities owning property and operating within the Hilton Head Island Town limits.
- A valid SC DMV golf cart registration must be provided to obtain a beach parking pass for a golf cart.



Revised Beach Parking Pass Application

Beach Parking Pass - Overview of Privileges and Use

- A beach parking pass is valid the specified calendar year issued at all Town beach parking lots and spaces.
- A beach parking pass permits parking at the 135 beach pass spaces Islander's Beach Park and the 30 beach pass spaces located at Driessen Beach Park.
- Vehicles with valid beach parking passes are not required to pay for metered parking (266 spaces) at any of the Town's public beach access parking lots.
- Only 2 Passes/Vehicles per address allowed.
- Vehicles must be parked in a designated parking space. Any vehicle not parked in a designated space (i.e., on the road shoulder, in a No Parking zone, etc.) is subject to towing at the owner's expense.
- The beach parking pass is only authorized for the vehicle for which it is issued. Improper usage or transfer of a pass may subject the pass to revocation.
- When purchasing a new vehicle or replacing a damaged windshield, you may remove the current pass and return it to the Town for a replacement pass at no additional charge.
- The beach parking pass must be affixed by the decal adhesive on the upper driver side of the windshield. Do not tape the decal to the windshield.



Proposed Beach Parking Pass Application

EXHIBIT B

Office Use Only
Replacement Pass # _____
Issuing Officer: _____
Receipt # _____
Date Issued _____

Town of Hilton Head Island

Facilities Management
12A Gateway Circle
Hilton Head Island, SC 29926
843-342-4580

Office Use Only
Receipt # _____
Issuing Officer: _____
Cash _____ Check # _____ CC _____
Date Issued _____

2022 Beach Parking Pass Application

Fee: \$15 per Vehicle (Limit of 2 vehicles per address)

Name _____ Phone No. _____

HHI Address _____ Zip Code _____

Mailing Address _____ Zip Code _____

Driver's License No. _____ DL State _____ DL Expiration Date _____

E-mail Address _____

Vehicle *	Beach Pass # _____
Vehicle Year _____ Make _____ Model _____ Color _____	
License Plate No. _____ State _____ Vehicle Registration Expiration Date _____	

To purchase a beach parking pass, the applicant must provide documented evidence of at least one of the following:

- ✓ SC driver's license and vehicle registration with an address within Hilton Head Island Town limits
- ✓ Residential property owner's tax bill or closing documents within Hilton Head Island Town limits
- ✓ (This shall include 4 percent, 6 percent, and partial-deed or time-share ownership of greater than or equal to 183 days. However, a timeshare with less than 183 days of annual occupancy and properties that are utilized as short-term rentals are NOT eligible to receive a beach pass.)
- ✓ A current Residential Rental/Lease agreement with a term greater than or equal to 183 days

* A valid SC DMV golf cart registration must be provided to obtain a beach parking pass for a golf cart.

- This beach parking pass (pass) is valid from 1/1/22 through 12-31-22 at all Town beach parking lots and spaces.
- This pass permits parking at the 135 beach pass spaces and the 30 beach pass spaces located at Driessen Beach Park.
- Vehicles with valid a valid pass are not required to pay for metered parking at any of the Town's public beach access parking lots.
- Vehicles must be parked in a designated parking space. Any vehicle not parked in a designated space (i.e., on the road shoulder, in a No Parking zone, etc.) is subject to towing at the owner's expense.
- The pass is only authorized for the vehicle for which it is issued. Improper usage or transfer of a pass may subject the pass to revocation.
- When purchasing a new vehicle or replacing a damaged windshield, you may remove the current pass and return it to the Town for a replacement pass at no additional charge.
- The pass must be affixed by the decal adhesive on the upper driver side of the windshield. Do not tape the decal to the windshield.
- Exceptions may be made for vehicles transporting island residents which the owner may be, but not be limited to, assisted living facilities, places of worship, community and/or civic organizations, and other similar entities owning property and operating within the Hilton Head Island Town limits

I have read and understand the conditions under which this Beach Parking Pass is issued, and I certify that I am a resident and/or property owner within the municipal boundaries of the Town of Hilton Head Island and that all documents provided are true and accurate.

Signature _____ Date _____



Beach Parking Pass Fee and Distribution

- Impose an annual fee of \$15.00 for Beach Parking Passes.
- Staff has developed a transition plan for processing beach parking pass applications this year, selling 21/22 passes for \$15.00.
- 2023 passes shall be addressed in the Beach Parking Master Plan.



Limit Shuttle Access to Islander's Beach Park

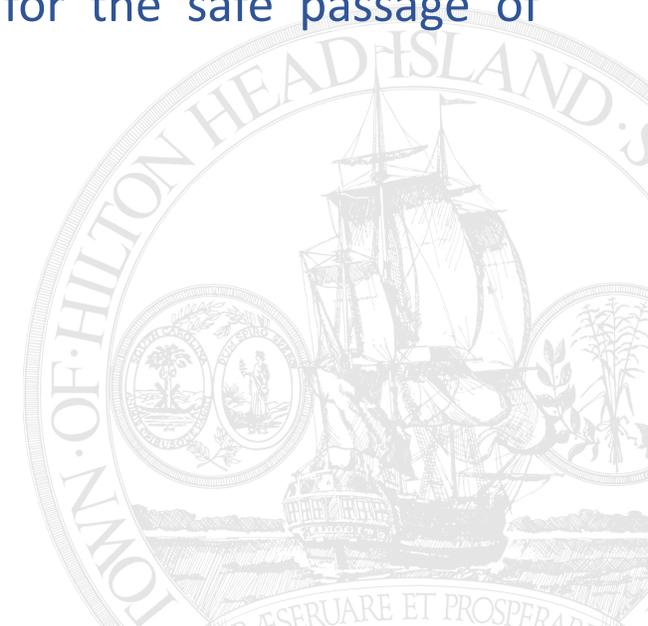
- Restrict commercial motor vehicles (including shuttle buses) from entering the park, with exceptions granted for vehicles registered to Hilton Head Island assisted living facilities, non-profits, religious institutions, and other similar civic/community groups that exclusively transport Island residents.
- Public Information shall be disseminated to direct other shuttle vehicles to use Driessen and Coligny Beach Parks.



Restrict Pedestrian and Bicycle Access to Islanders Beach Park

Restrict Pedestrian and Bicycle Access to Islanders Beach Park to only Beach Pass Holders

- Based upon the direction of the Town Attorney and due to the lack of legal authority to implement this, restrictions on pedestrians and bicyclists entering the park are not recommended.
- This issue was raised as a safety concern regarding the pedestrian and vehicular conflicts along the driveway into the park. Upon concurrence with the recommendation, staff will implement infrastructure improvements to provide a pathway or sidewalk to allow for the safe passage of pedestrians and bicycles into the park.



Beach Park Operations - Path Forward / Next Steps

- Town Council action on PPC endorsements (meeting in February).
- Implement changes upon Town Council approval.



Action Items from the 12-16-21 PPC Meeting

Remove Parking Meters at Islanders Beach Park (contingent on SCDHEC authority)

- 1-10-2022 SCDHEC letter requires reimbursement (\$1,000,000) to do so.

Revise Eligibility Requirements for a Beach Parking Pass

- Resolution drafted adopting criteria for distribution of beach parking passes (Exhibit C and the application is provided as Exhibit B).

Set Fee for an Annual Beach Parking Pass

- The Resolution above includes fee of \$15.00 for an annual pass.

Limit Shuttle Access to Islanders Beach Park

- Resolution drafted adopting criteria for distribution of beach parking passes (Exhibit D).

Consider Restricting Pedestrian and Bicycle Access into Islanders Beach Park to Beach Pass holders (based on legal review)

- Based on legal review, these restrictions are not recommended.



Questions?





TOWN OF HILTON HEAD ISLAND

Staff Report Memo

TO: David Ames, Chair, PPC Committee
FROM: Joshua Gruber, Deputy Town Manager
CC: Marc Orlando, ICMA-CM, Town Manager
DATE: January 19, 2022
SUBJECT: Helper Motor Assisted Bicycles (E-Bikes)

Recommendation: Staff recommends that consistent with South Carolina Code of Laws 56-1-10(29), Town Council adopt an ordinance defining the various classes of Pedal Assisted Bicycles (E-Bikes) and permit the operation of Class 1 and Class 2 bicycles only on the Town's multi-use pathways. Further, staff recommends Town Council consider the adoption of certain regulations for all bicycle rental related activities to include the issuance of mandatory educational/safety training materials and the utilization of technology on e-bikes to limit the maximum speed at which a helper motor will continue to supply power.

Summary: As a result of multiple stakeholder meetings and comprehensive legal research, staff created a presentation for the Public Planning Commission on potential amendments to the Code of the Town of Hilton Head Island to address e-bike usage.

Background: As e-bikes have gained in popularity across the country, they have begun to appear on the pathways and beaches of Hilton Head Island in ever greater numbers. In 2019, the SC legislature classified certain electric bicycles, that at least from a regulatory standpoint, are to be considered the same as pedal powered bicycles. Through research, public input and feedback, staff has concluded that certain electric bicycles should be allowed for use on public property. However, there was significant community feedback regarding safety concerns associated with their use. To effectively address these concerns, it is being recommended that electric bicycles, along with all other pedal powered bicycles, be subject to certain reasonable regulations to ensure their safe and appropriate usage while on our beaches and pathways. Additionally, due to the unique nature of Hilton Head Island, the varying landscape of bicycle regulations in other states/communities, and the desire to keep our guests and visitors safe, it is recommended that mandatory educational/safety information be developed cooperatively with external stakeholder groups to be included with bicycle rentals that occurs on the Island.

Electric Bicycles Regulations

TOWN OF HILTON HEAD ISLAND, SC

Public Planning Committee | January 27, 2022



Electric Bicycles Regulations

Presentation Overview

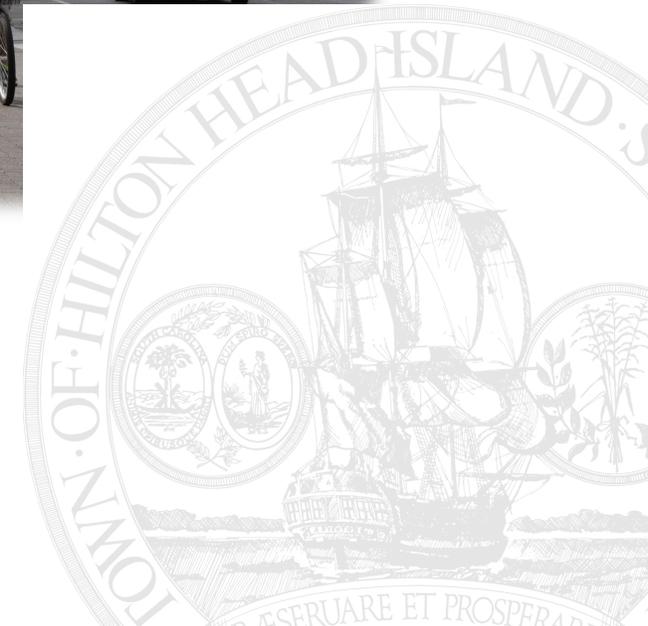
1. Project Summary
2. Project History
3. Review of Public Feedback
4. Proposed Policy Considerations/Regulations
5. Staff Request for Proposed Committee Action
6. Questions



Electric Bicycles Regulations

Project Summary

The presence and utilization of electric bicycles (“e-bikes”) is growing at a rapidly increasing rate. This technology provides many positive attributes in allowing older individuals, individuals with disabilities, and people who may be new to biking, the ability to ride a bicycle and enjoy the Town’s recreational pathways. However, the usage of this equipment has led to increased demand on the Town’s infrastructure and therefore presents the need to discuss potential regulations and/or policy guidelines that are designed to protect the continued safety of all bicyclists and pathway users.



Electric Bicycle Regulations

Project History

- Public Planning Committee Discussion June 16, 2021
 - Town Attorney Provided Legal Overview of South Carolina Laws and Code changes pertaining to E-bike definitions and regulations
 - MASC General Counsel Legal Opinion confirming support for Town Attorney interpretation
- Public Planning Committee Discussion August 10, 2021
 - Series of Stakeholder Meetings Conducted from August - November*
 - Members of Bike Walk Hilton Head
 - Bike Rental Business Owners
 - Community/POA Managers
 - Interested Members of the Public
 - Other Community Leaders



*Public comments are highlighted in separate slide.



Electric Bicycle Regulations

Project History (continued)

- Public Planning Committee Discussion December 16, 2021
 - Development of Proposed Policy Actions
 - Request by Committee to Survey Bicycle Rental Entities Regarding Potential Business License Regulations
 - Responses to be presented at February 24th Public Planning Committee meeting
- Public Planning Committee Discussion January 27, 2022
 - Staff Recommended Approval of Proposed Policy Actions

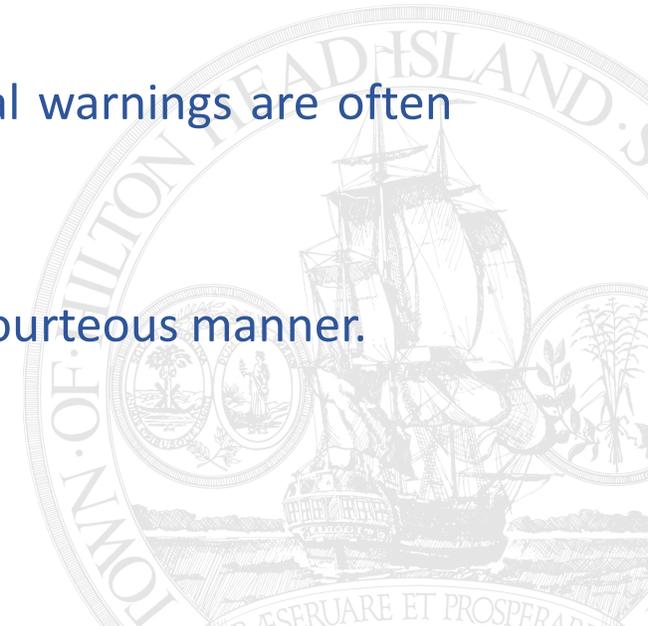


Electric Bicycle Regulations

Review of Public Comments

- “We are seeing older folks who have difficulty riding ‘regular’ bikes want to ride electric bikes. They allow riders to ride longer distances with the same amount of energy thus opening their experience to our Island through the eyes of the young.”
- “This is not a fashion trend; electric bikes are part of the new now and are here to stay.”
- “Electric bikes are more complicated to operate than pedal bikes. Many riders are inexperienced, especially those who rent e-bikes rather than own them. Inexperience combined with heavy, fast riding e-bikes is a dangerous combination.”
- “Bike etiquette eludes many. Simply courtesies such as hand signals and verbal warnings are often ignored.”

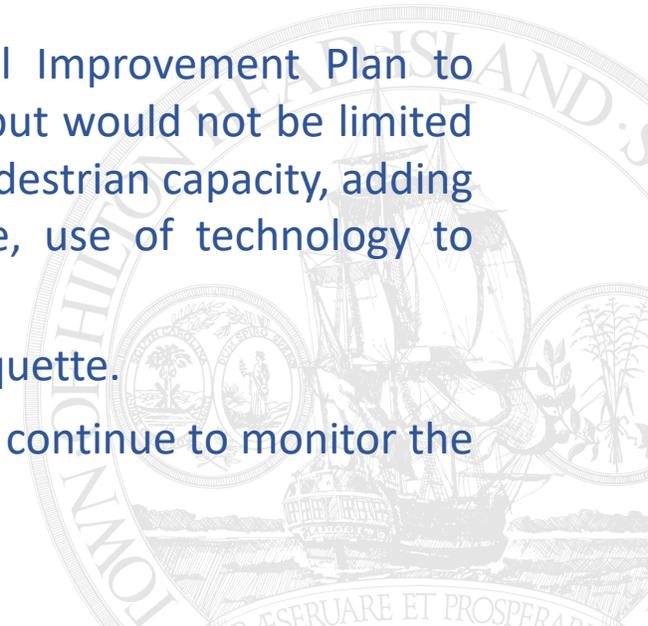
Bottom Line – E-bikes are here to stay, but they need to be operated in a safe and courteous manner.



Electric Bicycle Regulations

Proposed Policy considerations/Regulations

1. Adopt revisions to the Town's Business License requirements as it pertains to businesses engaged in the rental or sale of bicycles.
 - A. Require the distribution of bicycle safety/etiquette materials with each transaction.
 - a) Materials will be produced in cooperation with Bike-Walk Hilton Head and affected business owners.
 - B. Require the use of technology (governor) that would limit the speed at which a helper motor would continue to function to no greater than 12 miles per hour.
2. Add pathway signage depicting passing speed etiquette and other pertinent safety practices at critical areas and focal points of congestion along Town pathways.
3. Advance Pope Avenue streetscape project in the upcoming FY-2022/2023 Capital Improvement Plan to examine transportation related issues within this area. Items of study would include but would not be limited to, increasing pathway widths to align with AASHTO standards and enhance bicycle/pedestrian capacity, adding on-street bicycle lanes or multi-purpose travel lanes, uniform striping and signage, use of technology to improve safety and congestion, and other similar aspects for this corridor.
4. Further partner with the Bike Ambassador programs to promote safe behavior and etiquette.
5. Staff recommends that all above items be implemented as a Tier-1 approach. Staff will continue to monitor the pathway safety programs for additional enhancements as an ongoing measure.



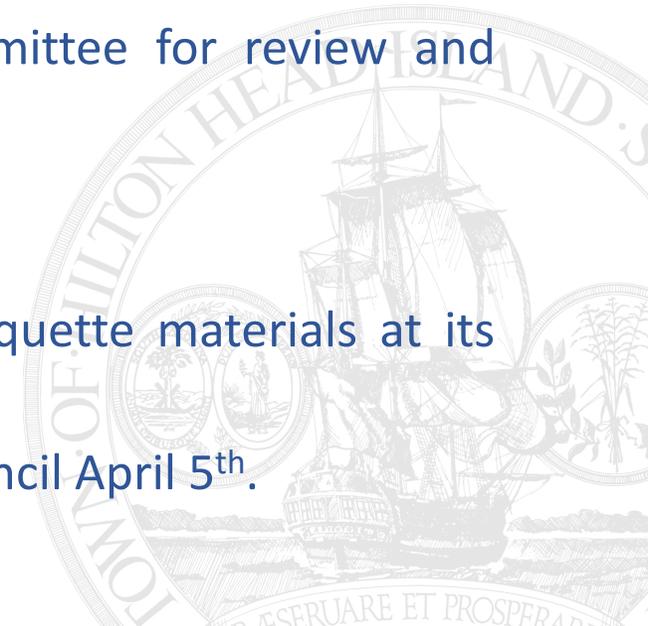
Electric Bicycle Regulations

Staff Request for Proposed Committee Action

- Staff is requesting that the Committee authorize the drafting of corresponding amendments to the Town's business license regulations to provide for the following:
 - In conjunction with the support of Bike-Walk Hilton Head, require the distribution of bicycle safety/etiquette materials that clearly define the Town's standards of responsible behavior with each bicycle rental transaction.
 - Require the use of technology by business license holders that would limit the speed at which a helper motor would continue to function to no greater than 12 miles per hour.
- Once drafted, the proposed regulations would be brought before the Committee for review and consideration to recommend Town Council adoption.

Path Forward

- Public Planning Committee to review draft Ordinance inclusive of safety/etiquette materials at its February meeting.
 - First Reading by Town Council on March 15th, Second Reading by Town Council April 5th.



Questions?

