



Town of Hilton Head Island  
**Planning Commission Meeting**

February 15, 2023, at 2:00 p.m.

**MEETING MINUTES**

**Present from the Commission:** Mike Scanlon, Chairman; Mark O'Neil, Vice-Chairman, Bruce Siebold; Rick D'Arienzo; Tom Henz; John Campbell

**Present from Town Staff:** Missy Luick, *Assistant Community Development Director*; Jennifer Ray, *Capital Program Manager*; Mac Deford, *General Counsel*; Brian Eber, *Interim Development Review Services Manager*; Shea Farrar, *Senior Planner*; Trey Lowe, *Senior Planner*; Ashley Goodrich, *Principal Planner*; Karen Knox, *Senior Administrative Assistant*; Brian Glover, *Administrative Assistant*

**Present from Town Council:** Tamara Becker, Patsy Brison

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**1. Call to Order**

Chairman Scanlon called the meeting to order at 2:00 p.m.

**2. Pledge of Allegiance**

**3. 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 Town of Hilton Head Island requirements.

**4. Roll Call**

As noted above.

**5. Approval of Agenda**

Chairman Scanlon asked for a motion to approve the agenda. Missy Luick stated that staff would like to reverse the order of the items under New Business. The Capital Improvement Program Fiscal Year 2024 Priority Projects would be first, followed by discussion and possible action regarding Planning Commission Rules of Procedure. Commissioner Henz moved to approve. Commissioner Campbell seconded. By a show of hands, the motion passed with a vote of 6-0-0.

**6. Approval of Minutes**

**a. Meeting of January 18, 2023**

Chairman Scanlon asked for a motion to approve the Minutes of the January 18, 2023, meeting. Commissioner Henz moved to approve. Commissioner Siebold seconded. By a show of hands, the motion passed with a vote of 6-0-0.

## **7. Appearance by Citizens**

Public comments concerning agenda items were to be submitted electronically via the Open Town Hall portal. No comments were received on the Open Town Hall Portal.

Ms. Marylis Wozniacki, Blaine Grindal, and Jeanne Kangas signed up to speak at the meeting regarding the South Island PSD project located near the Hilton Head Island Motorcoach Resort. All three citizens brought presentations that will be incorporated into the official record.

Chairman Scanlon informed them that the Planning Commission does not have jurisdiction over the project, but they are happy to listen to their concerns.

## **8. Unfinished Business**

None

## **9. New Business**

### **a. Capital Improvement Program Fiscal Year 2024 Priority Projects**

Ms. Ray provided the staff's presentation as included in the packet. The Commission discussed the priority of the projects. The Commission stressed the importance of carry-forward projects being completed before new projects. In addition, the Commission placed Town Hall Improvements as a priority.

Mr. O'Neil moved to forward the recommendations to Town Council as included in the meeting. Mr. Siebold seconded. The Motion carried with a vote of 6-0-0.

The item was opened to public comment. Frank Babel suggested that Wexford to Arrow Road, 278 and Wildhorse, and Cross Island Parkway access to Spanish Wells should all be priorities.

Mr. Scanlon moved to include the connection between the Cross Island Parkway access to Spanish Wells under the Jonesville Road project. Mr. Siebold seconded. The Motion carried with a vote of 6-0-0.

### **b. Discussion and possible action regarding Planning Commission Rules of Procedure**

Missy Luick provided an overview of suggested changes to the structure of the Planning Commission and its subcommittees.

Mr. Scanlon made a motion to suspend Section 5 of the Planning Commission Rules of Procedure related to Committees until such time that the Planning Commission may consider for adoption amendments to the Planning Commission Rules of Procedure. Mr. Henz seconded the motion. The Motion carried with a vote of 6-0-0.

## **10. Commission Business**

None

## **11. Chairman's Report – No Report**

## **12. Committee Reports**

**CIP** - No report

**Comp Plan** – No report

**Gullah Geechee Task Force** – No report

**LMO Committee** – No report

**Rules of Procedure** – No report

**13. Staff Reports** – No report

**14. Adjournment**

Chairman Scanlon adjourned the meeting at 2:59 p.m.

**Submitted by:** Brian Glover  
Administrative Assistant

**Approved:** March 15, 2023