



**Awendaw Town Council Monthly Meeting  
January 8, 2026, 7:30 P.M.  
Agenda**

- 1. Open meeting with Prayer and the Pledge of Allegiance, Civility Pledge**
- 2. Roll Call**
- 3. Approval of the January Agenda**
- 4. Approval of the Previous Meeting Minutes**
  - a. December 4, 2025 – Regular Meeting**
- 5. Appointment of Mayor Pro-Tem**
- 6. Appointment for Chair and Vice Chair of Town Council Sub Committees**
  - a. Administrative Committee**
  - b. Ways and Means Committee**
- 7. Charleston County and Special Events**
  - a. Awendaw Fire Department**
  - b. Charleston County Sheriff's Office**
  - c. Municipal Park Foundation Board**
    - Recommended Approval of Letter of Intent for the acceptance of \$7,360.89 Parks and Recreation Development (PARD) funds**
- 8. Public Comments**
- 9. Council Report**
  - a. Wendy Helms**
- 10. Mayor's Report**
- 11. Administrator Report**
  - a. Update on HVAC projects and quotes received**
  - b. Update on the status of the FY 2024 (Ending June 30, 2024) Audit**
  - c. Board Vacancies for the Board of Zoning Appeals and Municipal Park Foundation Board**
- 12. Town Activities**
  - a. Housing**
  - b. Planning**
  - c. Water**
- 13. Ordinances for Second Reading**
  - a. Ordinance 2025-46: Annexation Ordinance using 100 Percent Petition Method of Tax Map Number 629-00-00-043 (1053 Broomstraw Hill Rd).**

- b. **Ordinance 2025-47: Annexation Ordinance using 100 Percent Petition Method of Tax Map Number 629-00-00-286 (Deborahs Ln).**

**14. Ordinances for First Reading**

- a. **Ordinance 2026-01: An ordinance to amend Chapter 153, Zoning Code, Section 153.010 of the Code of the Town of Awendaw, South Carolina, imposing a temporary moratorium on the issuance of all residential and commercial zone change proposals (rezonings) and subdivisions of residentially zoned land (subdivision plat approvals) comprising more than five parcels of land for the purpose of providing town council to implement any necessary changes to the Zoning Ordinance, Land Use Regulations, and/or Comprehensive Plan now under review.**
- b. **Ordinance 2026-02: An ordinance to amend Chapter 30, General Provisions, Subsection 30.049 (b)(2), Citizen Presentations/Comments; to amend the provisions for Public Comment.**
- c. **Ordinance 2026-03: An ordinance to amend Chapter 32, Boards and Commissions, and Chapter 154, Town Municipal Park, Subsection 154.010, Municipal Park Board; to include provisions for board, commission, or committee members to be removed by the town council.**
- d. **Ordinance 2026-04: An ordinance to amend Chapter 153, Zoning Code, Tree Preservation Requirements Division, Subsection 153.195 and 153.196, to restructure the review, mitigation, and site restoration process for the removal of protected trees.**

**15. Miscellaneous Items**

- a. **2026 Holiday Dates – Action Item**
- b. **2026 Meeting Calendar – Action Item**

**16. Approval of Previous Financial Statements**

- a. **November 2025**

**17. Executive Session for the stated purpose of personnel matters (S.C. Code Section 30-4-70(a1)) concerning evaluation and priority goal setting of the Town Administrator and personnel matters related to the Utilities Manager Position. Upon returning to open session, the Council may take action on matters discussed in Executive Session.**

**18. Adjournment**

Notice of Meeting: In accordance with the SC Code of Laws, 1976, Section 30-4-80(d), as amended, the following have been notified of the time, date, place, and agenda of this meeting. The agenda was posted on the bulletin board at Town Hall prior to the meeting.



**Awendaw Town Council Monthly Meeting  
December 4, 2025, 7:30 P.M.  
Minutes**

1. Open meeting with Prayer and the Pledge of Allegiance, Civility Pledge: ***Councilman Frazier started the meeting at 7:30 PM. He led the meeting in the Our Father prayer, and everyone recited the Pledge of Allegiance in unison.***
2. Roll Call: ***Present- Attorney McQuillan, Councilman Frazier, Councilman Prause, Councilman Brown, and Councilwoman Helms joined in via Zoom. Absent: Mayor Green (Husband in the hospital), Councilman McNeal, and Councilman Ketchens.***
3. Approval of the December Agenda: ***Councilman Brown moved to approve the December Agenda; Councilman Prause seconded it; all voted in favor.***
4. Approval of the Previous Meeting Minutes:
  - November 6, 2025 – Public Hearing and Regular Meeting: ***Councilman Prause moved to approve the Public Hearing and Regular Meeting; Councilman Brown seconded it; all voted in favor.***
5. Approval of Previous Financial Statements
  - October 2025-***Councilman Brown moved to approve the Financial Statements; Councilwoman Helms seconded it; all voted in favor.***
6. Council Comments – Frank Frazier: ***Councilman Frazier gave his final term on council by highlighting some of the accomplishments over the past couple of years. See attached speech.***
7. Mayor's Comments – Mayor Green: ***Mayor Green's speech was read by Willette Alston-Hockaday in her absence. See attached speech.***
8. Swearing-In of New Elected Officials: ***Katharine Watkins, Town Administrator, read the Oath for the swearing-in. Mr. Chris Crolley was sworn in as the new Mayor; Mrs. Grace Gaspar, Mr. Rodney Porcher, and Mr. John Timmons were sworn in as new council members.***
9. Charleston County and Special Events
  - Awendaw Fire Department: ***Chief Gadsden had no report, as it's a festive month, but he did have a safety reminder. He wanted to encourage everyone to stay safe; it's getting cooler. It's the holiday season, so he encourages all to be careful. If you have real trees, please continue watering them weekly. Make sure not to overload any of your electrical sockets. If they need to be checked, you can call the fire department. They can check them out for you and let you know whether they're safe or need to be replaced. If you***

**heat your home with gas, call them if you do not have a carbon monoxide detector or if you need a new smoke detector. Please contact them, and they will come out to check both or even provide them for you, so everyone is safe.**

- Charleston County Sheriff's Office: **Lt. Turner gave an overview of recent activities in the area. Mayor Crolley thanked him.**
- Municipal Park Foundation Board
  - Request for approval of entrance one plan and funding: **Ashley Blythe, the Chairperson for the Municipal Park Foundation Board, gave a recap of what was discussed in the November meeting.**
  - **Ashley was unable to attend due to a death in the family, but the board handled the meeting well.**
  - **The Board made a motion to approve the signage.**
  - **The Operations Committee is moving forward with obtaining quotes, which they presented: approximately \$25,520 for the site work, \$2,500 for the brow grading, and \$11,520 for fencing and gates.**
  - **They also had a vision and mission statement approved.**
  - **Ashley Blythe and William Pepper-Alston read the new Mission Statement and the Vision Statement.**
  - **Finally, she requested the approval of entrance one plan and the funding for it.**
  - **Councilman Prause moved to approve the entrance one plan, and Councilman Timmons seconded it; all voted in favor.**

## 10. Public Comments

- John Daso – Life in the Lowcountry Event, Request to use Town Park (Action Item): **The way it works is that Mr. Daso would come up with his plan and stuff through the park board, and then they would make a recommendation to council as to whether they think it's a good idea and a good future at the park, and then council will vote to approve and adopt that recommendation. They would be setting him up through the same procedures they used for Ride the Low Country when they came, made the request to the council to use the park, and then moved forward with it through staff. The event on September 5th and 6th is a two-day event. He would like at least 2 days to set up and 2 days to take down. They discussed that he doesn't have any of the necessary police, fire, or EMD checkoffs because the space isn't approved yet. The council didn't previously approve its use.**

**Councilman Prause made a motion to do exactly what the lawyer advised: refer the matter to the foundation board for review and a recommendation, and Councilwoman Gaspar seconded it; all voted in favor.**

- Willette Alston-Hockaday: **See attached.**

## 11. Council Report

Councilman Prause: **He thanked Councilman Frasier for his service. At the last council meeting, he thanked Mayor Green, Councilman Ketchens, and Councilman McNeal for their service, but for some reason, he forgot about Councilman Frazier.**

Councilman Porcher: **Thanks to his unity team, who helped with the election, especially the young people who got involved with this political process, and all**

***the hard work that they did throughout the whole campaign. He appreciates the keyboarding skills, but it was a beautiful thing to learn alongside them.***

**12. Mayor's Report:**

***Mayor Crolley Stated that all his children were present, and he was so proud of them. He said it's with a great deal of humility and a deep sense of responsibility that he sits in a place he never thought he would sit.***

***He did not know the rest of his life was going to be in Awendaw. He started working in Awendaw in 1994. In 1996, they needed a place to live because a baby was on the way, and they moved to Awendaw because they could afford a home there. His first home, where his son was born, was on Seewee Road, between Seewee Bluff and Granny's Lane. It was about 600 square feet, 2.18 acres, and \$52,000. All the money in the world, and they worked hard. They didn't have enough pots in the kitchen to catch the leaks in the roof when it rained. It was some of the best days. He was raised blue-collar. They found affordable housing and a community to support them as they struggled.***

***In September 1989, when he moved to Charleston as an 18-year-old, he had no idea, nor did he know in May, what would happen in September. But that event that everyone remembers as Hurricane Hugo changed the trajectory of my life. They worked downtown as neighbors, picking up people's houses out of other people's yards and eating at the soup kitchens at the churches. They formed a community that kept him here; this town was not a town then. This town, if you look back on the history of the reports, you'll see that the citizens of Awendaw were called the forgotten victims, and help went to Mt. Pleasant, North Mt. Pleasant, and McClellanville, and they did not think of Awendaw.***

***Events like that and the strong history and heritage of this town, like the Alston's, and the Porchers, Rings, and Lewis White and his and if he didn't call your family name, it's not because he was leaving it out intentionally, the Simmons and the Jenkins and all the people of Awendaw weren't going to ever let that happen again. So, they formed the town so they would not be forgotten.***

***As he looks at the needs of the town today and rises above the quagmire and the drama of social media and things like that, he sees ditches that are not maintained by the county. He sees dangerous, deadly intersections that the South Carolina Department of Transportation is not addressing, as it should. He sees poverty in this town that should not be allowed to stay. He sees issues with people moving in here in very densely packed septic-dependent communities that will damage what makes Awendaw, that is, its relationship with Francis Marion National Forest and National Wildlife Refuge. There's some real work to be done.***

***His youngest daughter, Emily, who's six, asked him, "Are you going to have to say something when you become the mayor?" he told her he was getting sworn in, but Olivia told her he was becoming ordained.***

***He said, "Yeah." She said, "Well, what are you going to say?" And he said, "Surely, I don't know what I'm going to say." She said, "Well, just tell them, Dad, you're good at fixing things and that you promise to do your best.***

***It is with a great deal of humility and a deep sense of responsibility that he found his Bible, and he asked his brother to come hold it. This Bible was given to him by a woman named Annie Lee Crolley when he was six years old. Nanny Lee and John Duncan raised seven kids***

***and about 700 square feet on highway number one in Camden, South Carolina. That's where he was born, and they worked hard. He worked third shift at the cotton mill, and they built a beauty parlor on the back porch for her to come, and that's where his daddy was born. And he could not have been prouder to open this book and remember what she told him to do with it. He flipped through it and found this verse she wrote from the book of Proverbs: "Trust in the Lord with all your heart and lean not on your own understanding." In all things, always acknowledge him, and he shall direct your path. Amen.***

***Again, he said it is a great sense of humility and deep responsibility that leads him to accept this mayoral position. He said if he's the mayor, we are all the mayors, and he thanked everybody who facilitated, everybody who voted for whatever candidate you voted for.***

### **13. Administrator Report**

- ***Training dates with MASC Representative: Desiree Fragoso (MASC), who is our municipal representative, is going to be coming in and doing in-person training for all council members, a refresher for those who have already been elected, and brand new for the newly elected. She has some dates when she is available to come to the town hall, and Katharine would like to pull together a forum. She has availability on January 6th, January 8th, January 13th, and January 14th. The training will take no more than 2 hours, and if there's a preferred time of day, you can let her know. The time chosen was January 6<sup>th</sup>, 10 am to 12 noon.***

### **14. Town Activities**

- ***Christmas Parade: Mayor Crolley said he would like to address the Christmas Parade because he wasn't aware of it, even though he's seen it several times in the 28 years he's been here, and how he understands it, unless he needs to be corrected, the Christmas parade is in the budget, but the parade leadership, who have been in charge for years, was unable to do so due to extenuating circumstances. However, this is not a plan to abandon the Christmas parade. This is a plan to ensure this never happens again, and the Christmas parade continues, as it is the heritage of the town. It is fully funded this year. The fallback plan would be to have a drop-in here with stockings for the kids, the fire truck, and a special visitor on board, and to do our best to recover from this year's parade's lack of leadership. It's an unfortunate situation. The holiday drop-in would be on December 13<sup>th</sup> from 2:00 PM to 4:00 PM in the council chambers.***

**15. Approval of First Reading of Ordinance 2025-46: Annexation Ordinance using 100 Percent Petition Method of Tax Map Number 629-00-00-043 (1053 Broomstraw Hill Rd).** *Councilman Timmons made a motion to accept the Approval of the First Reading of Ordinance 2025-46: Annexation Ordinance using the 100 Percent Petition Method of Tax Map Number 629-00-00-043 (1053 Broomstraw Hill Rd), and Councilwoman Gaspar seconded it. All voted in favor.*

**16. Approval of First Reading of Ordinance 2025-47: Annexation Ordinance using 100 Percent Petition Method of Tax Map Number 629-00-00-286 (Deborah's Ln).** *Councilman Brown made a motion to accept the Approval of the First Reading of Ordinance 2025-47: Annexation Ordinance using the 100 Percent Petition Method of Tax Map Number 629-00-00-286 (Deborah's Lane), and Councilman Prause seconded it. All voted in favor.*

- 17. Tree Lighting Ceremony: Mayor Crolley, along with the audience, sang Joy to the World, and then he lit the tree.**
- 18. Executive session for the stated purpose of personnel matters, SC code section 30-4-70 (a1) concerning the Utilities manager position. Upon returning to open session, the council may take action on matters discussed in executive session.**

*Councilman Prause made a motion to go into Executive Session at 9:15 PM – in accordance with SC code section 30-4-70 (a1) concerning the Utilities manager position. Upon returning to open session, the Council may take action upon matters discussed in Executive Session, and it was seconded by Councilman Brown. All voted in favor.*

*Councilman Porcher made a motion to come out of the Executive Session at 9:25 PM, which was seconded by Councilman Timmons. No votes taken.*

- 19. Adjournment: *Councilman Porcher made a motion for adjournment, and Councilman Prause seconded it. The Meeting was adjourned at 9:30 P.M.***

## **COUNCILMAN FRAZIER TOWN COUNCIL COMMENTS**

Town Council Comments for December 4, 2025

As I finish my term on the council, I want to highlight some of the accomplishments of this council over the past couple of years.

**Transparency. Transparency is a key to good governance!**

In 2024 the council voted to change the order of our meetings to include Public Comments in the early part of the meeting instead of at the end. This was done to ensure that all citizens who want to be heard are heard by the audience in attendance and prior to any votes/approvals by council.

Early In 2025 this council voted to spend funds to purchase meeting Owls so that all meetings are recorded to watch live or later. This provides all our citizens the opportunity to watch the meetings if they cannot attend. These are also archived in YouTube for anyone to watch later.

This council has adopted the practice of openly discussing items up for a vote in real time. Increasing transparency and ensuring the mayor and council members voices are heard. Publicly bringing to the table pros and cons of items at hand prior to a vote.

Over the past 2 years this council has had very robust discussions regarding the budget, and we have updated the budget and made changes based on these discussions implementing fiscal responsibility at a higher level. I strongly encourage the new Mayor and Council to take the budget discussions very seriously and when deciding on the budget, they will always consider that it is the tax-payers money they are responsible for managing, and to treat the tax-payers money as if it were their own.

### **Town Hall**

Over the past couple of years this council voted to make improvements to our town hall using funds from ARPA

(American Rescue Plan ACT). This includes updating the crawl space, a new roof, updating the HVAC system (still in progress), replacing old wood in the floors and joists etc. As a town we must have a safe and comfortable environment for our

employees and visitors. My hope is that the new Mayor and council will consider updating things in need of repair, like the bathrooms and windows.

### **Planning**

In 2024 the council implemented a zoning/building moratorium so that we can update our Comprehensive Plan and Zoning Ordinances to be in line with all the future growth that was previously approved. With almost 900 new homes to be built in the coming years, there is a lot of work to do. We as a town must plan smarter, taking into consideration the lack of infrastructure, new traffic patterns as well as the environmental impact. The new council will have to pick up this ball and run with it to ensure wise and responsible decisions are in the best interest of the town. Great strides have already been made. The hiring of a full time planner to help facilitate the Comp Plan and Zoning Ordinances is a win for the town.

Lastly, it has been my honor to serve you over the last 4 years and I look forward to better days ahead for all citizens and our town. Well wishes to Mayor Green, Councilman McNeal and Ketchens as they move on, thank you for your service! I wish nothing but the best for the new Mayor and Council as they continue to work for our town.

God Bless you all and Merry Christmas!

MAYOR MIRIAM C. GREEN'S FINAL ADDRESS  
To the Town of Awendaw  
December 5, 2025

Good evening, Council Members, staff, residents, family, friends, and guests. Mayor Green sends her warmest greetings, and she offers them in the name of our Lord and Savior Jesus Christ, who has carried her through this incredible journey.

Before I continue, let me say this clearly: I have the honor and the privilege of reading Mayor Green's farewell speech tonight—a message from her heart to the people she has served for more than three decades.

Tonight marks the close of a 33-year chapter I never could've imagined when I first became part of the Awendaw community 54 years ago. The road hasn't always been easy, but every challenge, every victory, and every relationship built along the way has been worth it. Serving you has been one of the greatest honors of my life.

Since Awendaw's incorporation in 1992, I have served 22 years as a council member and 11 years as mayor. Through seasons of growth, storms, and transformation, this community has shown resilience, unity, and unwavering commitment. You have taught me the true meaning of public service.

Key Accomplishments Over 33 Years Together, we:

- Grew the Town from its earliest boundaries of about 400 residents to a thriving community of more than 1,600 residents.
- Securing safe drinking water to improve health and safety.
- Expanding economic development with new businesses and amenities.
- Rehabilitating homes through partnerships with the Urban League, USDA, COG, United Methodist Relief Center, Charleston County Human Services, Operation Home, and more.
- Secured major grants, including:
  - o \$3.5M for home rehabilitation
  - o \$1M+ in road improvements
  - o \$2M+ in CDBG funding
  - o Grants for septic systems, water infrastructure, and urgent hazard repairs
- Providing HVAC systems, roof repairs, and critical home improvement for residents

- Supporting the construction of affordable homes
- Purchasing the Awendaw’s municipal park with the Late Mayor William H. Alston and Administrator Bill Wallace.
- Strengthening community traditions such as the Blue Crab Festival, back-to-school drives, and cultural events.

Altogether more than \$8 million in funding and grants were secured to improve infrastructure, homes, and the quality of life in Awendaw.

Throughout my tenure, I stood for transparency, fairness, and protecting the heritage of this community. I voted against restoring authority to individuals who misused their power, opposed unnecessary raises, defended settlement communities, and challenged ordinances that threatened our legacy. Even in the face of disrespect, false accusations, and personal attacks, I remained committed to truth, justice, and the people of Awendaw.

To my husband Robert, our children, grandchildren, pastors, family, friends, supporters, staff, fellow council members, and every resident—thank you. Your prayers, encouragement, and trust carried me through every season. I would like to express a special thanks to Mr. Ronald Ravnell, Mr. John Jenkins, Mrs. Earthalee Simmons and Ms. Amanda Williams

Cesar Chavez once said, “The end of all knowledge must be the building up of character.” As I look back over 33 years, I know our greatest strength has always been the character of this town.

I leave office with hope, pride, and a deep belief that Awendaw’s best days are still ahead.

May God Bless each of you and May God continue to bless the Town of Awendaw.

Mayor Miriam C. Green

Colonel Willette Alston Hockaday  
Town Council Public Comments  
December 5, 2025

Good evening, Mayor Crolley

As I stand before you tonight, my heart is heavy yet still full of gratitude. Heavy because I've seen both the beauty and the brokenness of Awendaw. Grateful because, even after everything I've endured, I refuse to stop believing in the promise of this town a place built on faith, family, and generations of people who knew how to stand together even when life wasn't fair.

For months, I've watched pride, politics, and personal agendas test the very soul of this community. And yet I'm not here in anger. I'm here in love, love for Awendaw and love for the people who still believe in what's right.

We can't heal while division is being fed like fuel. We can't grow while leaders use their platforms to stir confusion and cut others down.

Councilwoman Helms, tonight I'm speaking to you without bitterness, but with truth and clarity. Leadership is not about how loud you speak or how many people clap for you. Leadership is how you treat people when nobody's watching... and how you honor the power you've been given.

There's a scene in *The Help* where Viola Davis, playing Aibileen Clark, looks straight into Bryce Dallas Howard's eyes — playing Hilly Holbrook — and asks her, with all the weight in the world:

“Ain't you tired?”

I ask you that same question tonight.

Because what you did to me wasn't a misunderstanding, it was a choice.

You used your influence to publicly mock me. You questioned my character and integrity. You belittled my service in the United States Army — as if a donation from a resident could ever bribe my soul. You turned your platform into a weapon, and you pointed it at me.

And I know you may not care what I'm saying right now because when the leader of the free world can hop on social media and degrade people without consequence, it gives others the confidence to follow that same low road. That doesn't make it right — but it explains the boldness.

And yes — it hurt. It hurt because I love this town. It hurt because I've given Awendaw everything I had. It hurt because leaders aren't supposed to tear down the very people they were elected to serve.

But more than that it hurt Awendaw When a leader chooses spite over integrity, the whole community pays the price.

A leader who sows division will never harvest unity. And Awendaw deserves better.

Now, let me speak on the McClellanville/Awendaw Forum. That space has become a breeding ground for bitterness, misinformation, and selective outrage. The energy on that page is awful; it feeds negativity, not community.

I watched my own son try to defend people because of the hateful things being said there. And the moment residents — Black or White speak truth that doesn't fit the administrator's agenda, the post disappears.

That's not dialogue. That's manipulation. And manipulation dressed up as "community conversation" destroys trust.

Let me say this clearly:

Awendaw must be governed by the officials elected to serve, not by a peanut gallery hiding behind keyboards and anonymous profiles or whispers on the sideline.

There is a group, loud but small, who want influence, not unity. They know who they are. Control, not collaboration. But their reign only works if we stay silent.

And I promise you we won't.

Awendaw is stronger than that. Awendaw is wiser than that. Awendaw deserves leadership, not puppeteering.

As we move into a new year, I pray our remaining council, and our newly elected mayor and councilmembers, lead with fairness, humility, and open hearts. Lead for all of Awendaw not just Romane Retreat, Bulls Bay Overlook, Come About Way, or Hidden Ponds, but equally for Porcher School Road, Jenkins Hill Road, Union Road, Maxville Road, and Milcrest Road.

Because let's be real: when development creeps near certain neighborhoods, some folks holler like the sky is falling. But when those same developments hit Porcher or Union Road? Silence. Because it's "not their side of town."

That's not unity. That's selective compassion, and selective compassion is poison.

My prayer is that two years from now, Awendaw still stands — not just in name, but in spirit. A town that honors its elders, welcomes newcomers, protects its history, and refuses to lose its soul.

Gratitude and Hope

To Mayor Green thank you for 43 years of service to Awendaw and the Tri-County area To Councilman McNeal my brother, friend and my family, thank you for your service to the Awendaw and families across the Tri-County area. To Councilman Ketchens the quiet professional, thank you. To Councilman Frazier God bless you

And finally, I pray our new mayor and council come to the table with open minds, open hearts, and open hands, ready to build, ready to listen, and ready to lead us toward a future where we truly live as:

One Town. Every Voice.

May God bless each of you. And may God continue to bless the Town of Awendaw.

Colonel Willette Alston-Hockaday

**Annexation Ordinance  
100 Percent Petition Method**

WHEREAS, a proper petition has been filed with the Town Council by 100 percent of the freeholders owning 100 percent of the assessed value of the contiguous property hereinafter described, petitioning for annexation of the property to the Town of Awendaw under the provisions of S.C. Code Section 5-3-150(3); and

WHEREAS, it appears to the Council that annexation would be in the best interest of the property owners and the **Town of Awendaw**.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the Town of Awendaw, South Carolina, this \_\_\_ **day of** \_\_\_\_\_, **202**\_\_, that the property herein described is hereby annexed to and becomes a part of the Town of Awendaw, effective \_\_\_\_\_, **202**\_\_.

This property is owned by **ISAIAH SIMMONS** and is located at **1053 BROOMSTRAW HILL ROAD**. This property is in Charleston County and is identified by the Charleston County Assessor’s Office as **Tax Map No. 629-00-00-043**. The remaining portion of the property is zoned in Charleston County as Rural Residential (RR) and is a total of **1.14 acres**. This is the remaining portion of the property to be annexed into the Town of Awendaw.

This property shall be zoned Residential (R), to be consistent with the 0.89 acres that are within the Town of Awendaw, pending confirmation or rezoning pursuant to the Zoning Ordinance.

First reading: December 4, 2025

Final reading: January 8, 2026

\_\_\_\_\_

MAYOR

Attest: \_\_\_\_\_

CLERK

**Annexation Ordinance  
100 Percent Petition Method**

WHEREAS, a proper petition has been filed with the Town Council by 100 percent of the freeholders owning 100 percent of the assessed value of the contiguous property hereinafter described, petitioning for annexation of the property to the Town of Awendaw under the provisions of S.C. Code Section 5-3-150(3); and

WHEREAS, it appears to the Council that annexation would be in the best interest of the property owners and the **Town of Awendaw**.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the Town of Awendaw, South Carolina, this \_\_\_ **day of** \_\_\_\_\_, **202**\_\_, that the property herein described is hereby annexed to and becomes a part of the Town of Awendaw, effective \_\_\_\_\_, **202**\_\_.

This property is owned by **ISAIAH SIMMONS** and is located at **1053 BROOMSTRAW HILL ROAD**. This property consists of **2.03 total acres, is in Charleston County, and is identified by the Charleston County Assessor’s Office as Tax Map No. 629-00-00-043.** Of the total 2.03 acres, .89 acres have already been annexed into the Town of Awendaw. The remaining 1.14 acres are zoned in Charleston County as Rural Residential (RR). This remaining 1.14-acre portion of the property is to be annexed into the Town of Awendaw.

This property shall be zoned Residential (R), to be consistent with the 0.89 acres that are already within the Town of Awendaw, pending confirmation or rezoning pursuant to the Zoning Ordinance.

First reading: December 4, 2025

Final reading: January 8, 2026

\_\_\_\_\_  
MAYOR

Attest: \_\_\_\_\_  
CLERK



## Charleston County SC

**PID:** 6290000043

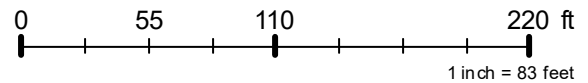
**OWNER1:** SIMMONS ISAIAH

**PLAT BOOK PAGE:** DE- 945

**DEED BOOK PAGE:** X090-223

**Jurisdiction:** COUNTY OF CHARLESTON

**Jurisdiction:** TOWN OF AWENDAW



**Note:** The Charleston County makes every effort possible to produce the most accurate information. The layers contained in the map service are for information purposes only. The Charleston County makes no warranty, express or implied, nor any guaranty as to the content, sequence, accuracy, timeliness or completeness of any of the information provided. The County explicitly disclaims all representations and warranties. The reader agrees to hold harmless the Charleston County for any cause of action and costs associated with any causes of action which may arise as a consequence of the County providing this information.



Author: Charleston County SC  
Date: 12/3/2025

**Annexation Ordinance  
100 Percent Petition Method**

WHEREAS, a proper petition has been filed with the Town Council by 100 percent of the freeholders owning 100 percent of the assessed value of the contiguous property hereinafter described, petitioning for annexation of the property to the Town of Awendaw under the provisions of S.C. Code Section 5-3-150(3); and

WHEREAS, it appears to the Council that annexation would be in the best interest of the property owners and the **Town of Awendaw**.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the Town of Awendaw, South Carolina, this      day of                     , **202** , that the property herein described is hereby annexed to and becomes a part of the Town of Awendaw, effective                      **202**     .

This property is owned by **ISAIAH SIMMONS** and is located at **DEBORAH'S LANE**. This property is in Charleston County and is identified by the Charleston County Assessor's Office as **Tax Map No. 629-00-00-286**. The property is zoned in Charleston County as Rural Residential (RR) and is a total of **1.00 acres**. This property is contiguous to the eastern edge of **TMS 629-00-00-043**.

This property shall be zoned Agricultural General (AG) pending confirmation or rezoning pursuant to the Zoning Ordinance.

First reading: December 4, 2025

Final reading: January 8, 2026

\_\_\_\_\_  
MAYOR

Attest: \_\_\_\_\_  
CLERK

AN ORDINANCE TO AMEND CHAPTER 153, ZONING CODE, SECTION 153.010 OF THE CODE OF THE TOWN OF AWENDAW, SOUTH CAROLINA, IMPOSING A TEMPORARY MORATORIUM ON THE ISSUANCE OF ALL RESIDENTIAL AND COMMERCIAL ZONE CHANGE PROPOSALS (REZONINGS) AND SUBDIVISIONS OF RESIDENTIALLY ZONED LAND (SUBDIVISION PLAT APPROVALS) COMPRISING MORE THAN FIVE PARCELS OF LAND FOR THE PURPOSE OF PROVIDING TOWN COUNCIL TO IMPLEMENT ANY NECESSARY CHANGES TO THE ZONING ORDINANCE, LAND USE REGULATIONS, AND/OR COMPREHENSIVE PLAN NOW UNDER REVIEW.

WHEREAS, this ordinance is adopted to comply with the provisions of South Carolina Code sections 5-7-30 and 6-29-710, *et seq.*, the South Carolina 1975 Home Rule Act and Chapter 153, section 153.010 of the Ordinance Book of the Town of Awendaw, South Carolina; and,

WHEREAS, pursuant to prior appellate case precedents, a moratorium may be upheld where there is a demonstrated need for the moratorium and the moratorium is enacted in good faith, is non-discriminatory, is set for a clearly defined limited duration, and has a clearly defined scope; and,

WHEREAS, on March 7, 2024, the Town Council of the Town of Awendaw enacted, via a positive vote on the second reading, a temporary moratorium on the issuance of approvals for all zoning change proposals and for subdivisions comprising more than five parcels of land subject to the conditions provided herein; and,

WHEREAS, after passage of the moratorium, on March 7, 2024, Council has met regularly and worked diligently to review, discuss, consider, and determine whether there are necessary amendments to the Town zoning ordinance, land use regulations, and/or Comprehensive Plan;

WHEREAS, the council extended the moratorium via Ordinance 2025-01 on March 6, 2025, and met regularly and worked diligently to review, discuss, consider, and determine whether there are necessary amendments to the Town zoning ordinance, land use regulations, and/or Comprehensive Plan;

WHEREAS, Council has determined that it needs additional time to review, discuss, consider, and determine whether there are necessary amendments to the Town zoning ordinances and land use regulations in light of circumstances and events that occurred following the enactment of the 2024 moratorium, which includes the following events:

new council members were elected on November 7, 2023 and sworn in on December 7, 2023; Planning Commission members were appointed on September 5, 2024 by Town Council, the 1<sup>st</sup> Planning Commission Meeting and establishment of roles on October 21, 2024; postponement of the Public Hearing on the Comprehensive Plan updates on September 11, 2024 until a joint-work session with the newly appointed Planning Commission members could be scheduled for February 4, 2025; the Board of Zoning Appeals was appointed on December 5, 2024 with the first meeting on January 6, 2025; the adoption of the Comprehensive Plan via Ordinance 2025-24 on August 7, 2025; the hiring of Riccardo Giani as the interim Town Planner on August 5, 2024, the hiring of Katharine Watkins as the Town Administrator on January 7, 2025, and the hiring of Daniel O'Hara as the Town Planner on October 6, 2025;

WHEREAS, in reaching the decision to impose and extend the moratorium, Council made the following findings of fact:

1. Over the last several years, the Town of Awendaw has experienced a significant increase in the development of large-scale residential developments within its boundaries. The Town is experiencing and anticipates that there will continue to be demand for large-scale residential development growth, particularly with the ongoing growth in Planned Developments and large-scale subdivisions. The Town provides municipal planning and land use services, including, but not limited to land development regulation, zoning permits, and land use planning.
2. Appropriate and effective services of this nature are vital to the public health, safety, welfare, and quality of life in Awendaw.
3. Town Council finds that the increase in the number and size of large-scale residential developments in the Town pose a risk to public health, safety, welfare, and quality of life in Awendaw, via the impact that such development has on Town services, infrastructure, and resources, including, but not limited to, creating increased strain and negative impact on roads, fire, and emergency services, police services, traffic density, pedestrian safety, aesthetics, sensitive habitats, and traditional rural development.
4. The pace of growth and the impact of large-scale residential developments in the Town created the need to review and revise the associated ordinances and regulations related to land development, zoning, and land use permitting to match the Comprehensive Plan.

5. In sum, Town Council hereby finds that there is a demonstrated and immediate need for a moratorium on the allowance of any new zone change proposals (Rezoning) or subdivisions of residentially zoned land (Subdivision Plat Approvals) comprising more than five parcels of land, as provided herein.

WHEREAS, pursuant to the adopted moratorium ordinance, Council proposes to take the following actions: Review, with the assistance of Planning Commission, the Town's vision and mission, as well as codes, ordinances, and procedures related to zoning district classifications, housing density and residential lot sizes, and land development and subdivision regulations; and

WHEREAS, Town Council deems it necessary and proper to enact and extend the moratorium described herein.

NOW, THEREFORE, be it Ordered and Ordained by the Council of the Town of Awendaw, S. C. and it is ordained by the authority of said Council that Chapter 153, Zoning Code, paragraph (B) of section 153.010 of the Code of the Town of Awendaw, South Carolina, shall be and is hereby amended to specify as follows:

#### Section 1. Moratorium.

Town Council hereby implements a temporary moratorium on the allowance of any new residential and commercial zoning district changes, including those under the PD, Planned Development zoning district classification, and subdivisions proposing more than five parcels of land in order to provide time for the Town Council to strategically evaluate the Town's capability to serve the increased demands such future developments might place on Town services and infrastructure and to identify suitable locations for any such future developments. The moratorium shall not affect other types of permits, including, but not limited to, demolition permits, construction permits for single-family homes, small subdivisions of five or fewer parcels, business licenses, or business up-fit or new construction permits.

#### Section 2. Limited Duration

The provisions of this ordinance shall be effective immediately upon enactment, and shall remain in effect for one calendar year thereafter or until Council acts to end this temporary moratorium, whichever occurs first.

#### Section 3. Council Action Plan

During the moratorium, Council shall act promptly to:

- a. Review, discuss, consider, amend, revise, and/or adopt the Comprehensive Plan and recommendations delivered by the Steering Committee and Planning Commission;
- b. Determine whether there are necessary amendments to the Town zoning ordinance, land use regulations, and/or Comprehensive Plan resulting from the report and recommendations of the Steering Committee and the Planning Commission;
- c. Hold itself, or direct the Planning Commission to hold, such public hearings as Council desires or as may be required by law; and
- d. Propose and set for public hearing any amendments to the Town zoning ordinance, land use regulations, and/or Comprehensive Plan as may be deemed necessary and proper by Council.

#### Section 4. Inconsistent Ordinances.

All ordinances or parts of ordinances inconsistent with this moratorium ordinance are hereby suspended to the extent of such inconsistency for the pendency of the moratorium.

#### Section 5. Exemptions

- a. The provisions of this moratorium ordinance do not apply to property subject to a development agreement as provided in South Carolina Code section 6-31-10, *et seq.*, to the extent that such property is protected by the development agreement from application of the moratorium provisions.
- b. The provisions of this moratorium ordinance do not apply to property protected by vested rights as provided in South Carolina Code section 6-29-1520, *et seq.*, as applicable. The burden of providing sufficient proof of the vested rights claimed as an exemption rests upon the claimant and must be verified in writing by the Town Attorney.
- c. The provisions of the moratorium ordinance shall not apply to requests for annexation. In the event an annexation request is approved, the subject property shall be assigned an initial zoning classification pursuant to Chapter 153.007 (Annexed Lands) of the Town's Code of Ordinances. However, upon receipt of its

initial zoning classification, the property shall not be eligible for rezoning during the pendency of the moratorium.

#### Section 6. Land Subdivision Exceptions

The provisions of this moratorium ordinance do not apply to the subdivision of property into five (5) or less lots, divided from a parent parcel that was a legal lot of record as of the date of enactment of this ordinance, provided all subdivision and land development regulations applicable to such subdivision have been met. No more than five lots may be subdivided from the parent parcel for the duration of this ordinance.

#### Section 7. Severability.

The provisions of this moratorium ordinance are intended to be severable, and if a court of competent jurisdiction should hold any part of this ordinance invalid, unconstitutional, or otherwise unlawful, such ruling shall not affect the remainder of the ordinance, which shall remain in full force and effect.

Be it further ordained that the Town Council declares its intention that the “Pending Ordinance Doctrine” be effective upon first reading of this ordinance.

THIS ORDINANCE SHALL BE EFFECTIVE IMMEDIATELY UPON FINAL READING

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Chris Crolley, Mayor  
Town of Awendaw

First reading: January 8, 2026

Planning Commission Review and Recommendation:

Public Hearing:

Second and Final Reading:

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Donna F. Steed, Clerk of Council

AN ORDINANCE TO AMEND CHAPTER 30, GENERAL PROVISIONS, SUBSECTION 30.049 (B)(2), CITIZEN PRESENTATIONS/COMMENTS; TO AMEND THE PROVISIONS FOR PUBLIC COMMENT.

WHEREAS, the Town of Awendaw recognizes that the strength of our community lies in the active and engaged participation of our residents, and we enthusiastically value the input of all residents;

WHEREAS, the Council is fully committed to providing opportunities for all to speak by adopting clear, fair, and efficient procedures that foster broad participation while ensuring the timely and respectful conduct of essential town business;

WHEREAS, this ordinance is a pro-resident measure designed to maximize accessibility and create a positive, orderly environment where diverse community voices can be heard and considered.

NOW, THEREFORE, be it Ordered and Ordained by the Council of the Town of Awendaw, S. C. that Chapter 30: General Provisions, Subsection 30.049(B)(2): Citizen presentations/comments of the Code of the Town of Awendaw, South Carolina, shall be amended as follows which shall positively govern and welcome public comment during Town Council meetings:

(2) *Citizen presentations/comments.*

(a) Persons wishing to make formal reports or requests to Council shall so notify the Clerk no later than 48 hours prior to the Council meeting and shall provide the Clerk with a written copy of such report or request to be made to Council. The Clerk shall add all such citizen presentations to the formal agenda of the Council meeting.

~~—(b) Other persons wishing to speak shall be recognized by the Mayor or other presiding officer of the meeting, in accordance with the following priority of order: persons who have notified the Clerk prior to the meeting of their desire to speak and have furnished the Clerk with a written copy of their comments to be made to Council; persons who have notified the Clerk prior to the meeting of their desire to speak but have not furnished a copy of their comments to the Clerk; and all other persons indicating a desire to speak.~~

~~—(c) Thirty minutes are allowed for citizens' presentations/comments and shall be divided equally among those wishing to speak.~~

(b) Other persons wishing to speak may do so by signing up on the Public Comment Sign-In Sheet, available at the meeting location, before the start of the meeting, to ensure their opportunity to speak. For the record and follow-up purposes, speakers are requested to provide their name, address, and the general topic they wish to address. Speakers will be called in the clear, transparent order in which they signed up. To help maximize participation and time efficiency for the community, groups addressing the same issue are encouraged to select a dedicated spokesperson.

(c) A total of thirty (30) minutes shall be dedicated to public comment at each regular meeting, a period which may be extended at the discretion of the mayor or presiding officer to accommodate community interest. Each individual's comments will be limited to three (3) minutes. Additional time may be allocated at the discretion of the mayor or presiding officer.

(i) To comply with the spirit of the Freedom of Information Act (FOIA) and to ensure that meetings are conducted in an efficient and orderly manner, Council members shall neither respond nor take immediate action on concerns or comments publicly expressed. However, all concerns and comments will be appropriately considered by the Council. Council members are committed to engaging with citizens who speak at Council meetings after the meeting concludes and may propose action items relating to public comments to be considered at future Council meetings.

(d) The mayor or presiding officer shall responsibly steward the public comment session to ensure fairness and respect. The mayor or presiding officer shall have the authority to:

(i) Responsibly extend or reduce individual speaking times based on the number of speakers or time constraints to ensure broad resident participation.

(ii) Modify the total time allocated for public comment when necessary to accommodate the community's needs.

(iii) Maintain a professional and respectful environment, reserving the right to kindly redirect or terminate remarks that are disruptive, unduly repetitive, or do not pertain to the business of the Town.

(iv) Complaints or allegations involving individual town employees – with the exception of department heads or executive-level officials – will be addressed through proper administrative channels, not in public sessions. Additionally, references to private individuals, including residents or non-public figures, are not permitted unless directly relevant to the matter under discussion and presented respectfully.

(v) Any exercise of discretion will be strictly fair and non-viewpoint based, reinforcing the commitment to hearing all voices.

(e) The mayor or presiding officer may allow additional time for speakers representing recognized community organizations or groups, at their discretion, to ensure comprehensive input from structured community entities.

(f) The provisions of this section shall apply to all regular and special meetings of the Town of Awendaw Council unless otherwise specified by state law.

THIS ORDINANCE SHALL BE EFFECTIVE IMMEDIATELY UPON FINAL READING.

First reading: January 8, 2026  
Public Hearing:  
Second and Final Reading:

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Chris Crolley, Mayor  
Town of Awendaw

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Donna F. Steed, Clerk of Council

AN ORDINANCE TO AMEND CHAPTER 32, BOARDS AND COMMISSIONS, AND CHAPTER 154, TOWN MUNICIPAL PARK, SUBSECTION 154.010, MUNICIPAL PARK BOARD; TO INCLUDE PROVISIONS FOR BOARD, COMMISSION, OR COMMITTEE MEMBERS TO BE REMOVED BY THE TOWN COUNCIL.

WHEREAS, the Council has the authority to appoint members to any of the boards, commissions, or committees the town has defined in the Town of Awendaw's Code of Ordinances;

WHEREAS, the Council also has the authority to remove any appointed member for cause that is not outlined in the current code;

WHEREAS, the Council desires to clearly define the process to remove an appointed member from any board, commission, or committee.

NOW, THEREFORE, be it Ordered and Ordained by the Council of the Town of Awendaw, S. C. that Chapter 32: Boards and Commissions, and Chapter 154, Town Municipal Park of the Code of the Town of Awendaw, South Carolina, shall be amended as follows:

Section 32.01 Planning Commission.

(A) The Town Planning Commission originally established by Ordinance No. 02-02, passed 1-7-2002, and as amended by Ordinance passed 9-6-2002, as authorized under S.C. Code §§ 6-29-310 et seq., is hereby and shall be reconstituted and amended as provided herein. The Planning Commission shall comply with the duties, functions, procedures, and funding as set forth in S.C. Code §§ 6-29-330 through 6-29-380, and the town's zoning code and land development regulations ordinance and amendments thereto as if set forth herein verbatim and incorporated herein by this reference.

(B) The Planning Commission shall be comprised of five citizens who are residents of the town with each member's term commencing at the beginning of the town's fiscal year.

(1) Citizens who wish to serve must submit applications when the nomination window is open on a bi-annual basis or as seats open.

(2) Applications shall be reviewed and approved by and are subject to the approval of Town Council.

(C) The Planning Commission shall elect a chair and vice chair from its membership for a period of one year at its first meeting of the fiscal year.

(D) The Planning Commission shall adopt rules of procedure at its first meeting of the fiscal year.

(E) The Planning Commission meets the third Monday of the month at 6:00 p.m. if there is a specific need or request. If a meeting has been held and business is conducted, the Planning Commission shall meet the following month to approve the minutes from the previous meeting. If a meeting is held solely for the purpose of approving the prior month's meeting minutes, a subsequent meeting the following month is not required and can be included for the next meeting when business is conducted. If there is a meeting, notices are sent to the local newspaper as required and posted at Town Hall and on the town website on the town calendar.

(F) Meetings shall be conducted in accordance with the Freedom of Information Act (FOIA) requirements in all respects, including but not limited to notice, procedures, minutes, and public records.

(G) The term for the Planning Commission members shall be for two years, provided, however, that upon initial appointment, three seats shall be for two years and two seats shall be for a period of one year. Initial terms shall be established in a random fashion. Thereafter, all terms shall be for a term of two years. The maximum number of consecutive terms a member can serve is three terms of two years each for a total of six years. Vacancies shall be filled in the same manner as initial appointment. Vacant seats filled for a period not exceeding six months shall not count as a full term. Sitting members may serve until a replacement is appointed. **The TOWN COUNCIL may remove a member for cause after written notice and an opportunity for a public hearing. Cause may include, but shall not be limited to, repeated failure to attend commission meetings, misfeasance, malfeasance, and failure to satisfy state-mandated training requirements for planning and zoning officials.**

#### Section 32.02 Board of Zoning Appeals.

(A) The Town Board of Zoning Appeals, originally established by Resolution No. 90-02, passed 9-8-2009, and as amended by Ordinance passed 9-6-2022, as authorized under S.C. Code §§ 6-29-790 et seq., is hereby and shall be reconstituted and amended as provided herein. The Board of Zoning Appeals shall comply with the duties, functions, procedures, and financing as set forth in S.C. Code §§ 6-29-790 through 6-29-860, and the town's zoning code and land development regulations ordinance and amendments thereto as if set forth herein verbatim and incorporated herein by this reference.

(B) The Board of Zoning Appeals shall be comprised of five citizens who are residents of the town with each member's term commencing at the beginning of the town's fiscal year.

(1) Citizens who wish to serve must submit applications when the nomination window is open on a bi-annual basis or as seats open.

(2) Applications shall be reviewed by and are subject to the approval of Town Council.

(C) The Board of Zoning Appeals shall elect a chair and vice chair from its membership for a period of one year at its first meeting of the fiscal year.

(D) The Board of Zoning Appeals shall adopt rules of procedure at its first meeting of the fiscal year.

(E) The Board of Zoning Appeals meets the first Monday of the month at 6:00 p.m. if there is a specific need or request. If a meeting has been held and business is conducted, the Board of Zoning Appeals shall meet the following month to approve the minutes from the previous meeting. If a meeting is held solely for the purpose of approving the prior month's meeting minutes, a subsequent meeting the following month is not required and can be included for the next meeting when business is conducted. If there is a meeting, notices are sent to the local newspaper as required and posted at Town Hall and on the town website on the town calendar.

(F) Meetings shall be conducted in accordance with the Freedom of Information Act (FOIA) requirements in all respects, including but not limited to notice, procedures, minutes, and public records.

(G) The term for the members shall be for two years, provided, however, that upon initial appointment, three seats shall be for two years and two seats shall be for a period of one year. Initial terms shall be established in a random fashion. Thereafter, all terms shall be for a term of two years. The maximum number of consecutive terms a member can serve is three terms of two years each for a total of six years. Vacancies shall be filled in the same manner as initial appointment. Vacant seats filled for a period not exceeding six months shall not count as a full term. Sitting members may serve until a replacement is appointed. **The TOWN COUNCIL may remove a member for cause after written notice and an opportunity for a public hearing. Cause may include, but shall not be limited to, repeated failure to attend commission meetings, misfeasance, malfeasance, and failure to satisfy state-mandated training requirements for planning and zoning officials.**

#### Section 154.010 Town of Awendaw Municipal Park Foundation Board.

(A) The Town of Awendaw Municipal Park Foundation Board (the "Board") shall serve as the official advocate for recreational and program services within the park. Its responsibilities include recommending appropriate activities, programs, events, and facility development consistent with this chapter.

(B) Membership; Term of Office; Compensation; Secretary.

(1) The Board shall be composed of 9 members, with each member's term commencing at the start of the Town's fiscal year.

(2) Citizens wishing to serve must submit applications during an open nomination period held bi-annually or as seats become available.

(3) Applications shall be reviewed and approved by Town Council.

(4) The Board shall elect a chairperson and vice chairperson from its membership for a one-year term at the first meeting of each fiscal year.

(5) The Board shall adopt rules of procedure at its first meeting of the fiscal year.

(6) The Board shall meet on the second Tuesday of the month at 6:00 pm, or otherwise as needed. If a meeting has been held and business is conducted, the Municipal Park Foundation Board shall meet the following month to approve the minutes from the previous meeting. If a meeting is held solely for the purpose of approving the prior month's meeting minutes, a subsequent meeting the following month is not required and can be included for the next meeting when business is conducted.

If a meeting is held, notices shall be published as required by law, posted at Town Hall, and placed on the Town's website.

(7) Meetings shall comply with all South Carolina Freedom of Information Act (FOIA) requirements, including notice, procedures, minutes, and public records.

(8) The term for each Board member shall be two years. However, upon initial appointment, five seats shall be for two years and four seats shall be for one year, established randomly. Thereafter, all terms shall be two years. Members may serve a maximum of three consecutive two-year terms. Vacancies shall be filled in the same manner as initial appointments. Vacant seats filled for six months or less shall not count as a full term. ~~Members may serve until a replacement is appointed.~~ **Members shall serve at the pleasure of Council and may be removed by a majority vote of Town Council prior to the expiration of the member's term.**

(9) No member of the Board shall receive financial compensation for their service.

(10) A member of the Board or a Town staff member designated by the Town Administrator shall serve as secretary, responsible for recording and submitting minutes to the Town Council in a timely manner.

(C) Duties and Responsibilities.

The duties and responsibilities of the Board shall include:

- (1) Proposing an annual budget for adoption by Town Council;
- (2) Coordinating and facilitating park programs, activities, and events, including establishing policies, procedures, and permits as needed. This may involve working with independent contractors;
- (3) Recommending to Council any procurements, contracts, or improvements regarding park programs, activities, events, and facilities maintenance;
- (4) Coordinating with the County Greenbelt Advisory Board staff regarding all matters involving greenbelt conditions and restrictions;
- (5) Recommending to Council the adoption of an official Conceptual Master Plan for the park and any necessary revisions, and implementing the same;
- (6) Proposing and overseeing a maintenance plan for the park's grounds and facilities;
- (7) Coordinating with the Planning Commission and appropriate Town staff regarding a capital improvements plan;
- (8) Providing input on acquiring and maintaining physical improvements and equipment necessary for park operations, and recommending rules and regulations for park use, including hours of operation and standards of conduct;
- (9) Recommending to Council the rates and fees for all park programs, events, and activities;
- (10) Collaborating with Town staff to establish guidelines governing the use of sites and facilities to ensure effective operation, maintenance, and security; and
- (11) Delivering a quarterly report to Town Council on the Board's activities.

THIS ORDINANCE SHALL BE EFFECTIVE IMMEDIATELY UPON FINAL READING

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Chris Crolley, Mayor

Town of Awendaw

First reading: January 8, 2026

Public Hearing:

Second and Final Reading:

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Donna F. Steed, Clerk of Council

AN ORDINANCE TO AMEND CHAPTER 153, ZONING CODE, TREE PRESERVATION REQUIREMENTS DIVISION, SUBSECTION 153.195 AND 153.196, TO RESTRUCTURE THE REVIEW, MITIGATION, AND SITE RENTION PROCESS FOR THE REMOVAL OF PROTECTED TREES.

WHEREAS, the Town Council wishes to strengthen the preservation of trees within the Town of Awendaw.

NOW, THEREFORE, be it Ordered and Ordained by the Council of the Town of Awendaw, S. C. that Article 7.1, Tree Preservation Requirements of the Code of the Town of Awendaw, South Carolina, shall be repealed and replaced as follows:

**Section 153.195 Significant Tree Protection.**

- A) No hardwood trees (~~excluding gums and water oaks~~) which are twelve - inch diameter breast height (12" DBH) or larger in size are to be damaged, destroyed, or removed from any property.
- B) No pines or other softwood trees that are over 24-inch diameter breast height (24" DBH) or larger in size are to be damaged, destroyed, or removed from any property.
  - a. Exceptions to this include trees grown for farming activities.
- C) **All site plans for any new development shall include a tree survey depicting all Protected Trees (as defined in Sections A and B above).**
- D) ~~Additionally,~~ **Protected trees (as defined in Sections A and B above)** may be removed by utilities ~~which are~~ **if** exempted from these regulations by State law.
- E) ~~If compliance with tree preservation requirements presents a hardship~~ **If the conditions of this section present a hardship, a person must submit a zoning permit application to the Zoning Administrator. a permit for tree removal may be granted must be applied for. when** The Zoning Administrator or ~~their~~ **their** designee determines that any of the following conditions exist **may grant a zoning permit based on the following factors:**
  - a. Trees are diseased, dead or dying;
  - b. Trees pose a safety hazard to nearby buildings, or pedestrian or vehicular traffic;
  - c. Trees prevent essential grade changes or all reasonable utility installations;
  - d. Trees prevent all reasonable site configurations;
  - e. Trees are within the footprint of a proposed residential structure **or septic field**, as shown on a site plan;
  - f. Removal of trees is the only reasonable means by which building, zoning, subdivision, health, public safety, or other Town requirements can be met.
- F) If none of the above conditions are deemed to be met by the Zoning Administrator or their designee, ~~removal of such trees~~ **a tree mitigation plan** must be ~~mitigated by~~ **submitted and approved by the Zoning Administrator or their designee before any tree removal can take place. a mitigation plan of replacement trees**
  - a. The tree mitigation plan shall replace the total DBH inches lost on a one-inch-for-one inch-basis with no replacement tree being less than 2-inch DBH.
    - i. Where difficulty in replacing the total DBH of inches lost is approved by the Zoning Administrator or their designee, the applicant may pay a tree replacement fee of \$100 per DBH inch of significant hardwoods and **\$50 per DBH of** softwoods.
    - ii. If trees are clearcut for farming or timbering, the land may not be used for development for eight (8) years following the removal of trees.

- b. If trees are removed without an approved permit and or mitigation plan, the cost of tree replacement will be increased to \$200 per DBH inch of significant hardwoods and softwoods.

**Section 153.196 Minimum Amount of Protected/Replacement Trees for All office/commercial/industrial sites.**

- (A) ~~For office, commercial or industrial sites,~~ A minimum of ~~20~~ **160 caliper inches** of trees per acre are required to be retained or planted, with the minimum tree size being two and one-half caliper inches.
- (B) The owner or developer is ~~encouraged~~ **required** to retain existing trees on the site **to the maximum extent possible, as determined during the development approval process**, in lieu of replanting.
- (C) **If the required amount of caliper inches per tree to be retained does not exist, or for extraordinary circumstances cannot be retained, an equivalent amount of caliper inches may be planted to satisfy this requirement, with replacement determined during the applicable approval process.**
- (D) Tree removal is only allowed with an approved development plan; lots may not be cleared without a purpose stated in an approved development plan.
- (E) Exceptions to these provisions are delineated in the Chapter 153 Use Conditions division in **section 153.132. (CREATION OF SECTION 153.132- SPECIAL EXECPTIONS (RESERVED))**

Severability

The provisions of this ordinance are intended to be severable, and if a court of competent jurisdiction should hold any part of this ordinance invalid, unconstitutional, or otherwise unlawful, such ruling shall not affect the remainder of the ordinance, which shall remain in full force and effect.

Be it further ordained that the Town Council declares its intention that the “Pending Ordinance Doctrine” be effective upon first reading of this ordinance.

THIS ORDINANCE SHALL BE EFFECTIVE IMMEDIATELY UPON FINAL READING

---

Chris Crolley, Mayor  
Town of Awendaw

First reading: January 8, 2026  
Public Hearing:  
Planning Commission Recommendation:  
Second and Final Reading:

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Donna F. Steed, Clerk of Council



## Town of Awendaw Holiday Calendar 2026

Holiday	Date
New Year's Day	January 1, 2026
Martin Luther King Jr. Day	January 19, 2026
President's Day	February 16, 2026
Memorial Day	May 25, 2026
Juneteenth	June 19, 2026
Independence Day	July 3, 2026
Labor Day	September 7, 2026
Veteran's Day	November 11, 2026
Thanksgiving Day	November 26, 2026
Day After Thanksgiving	November 27, 2026
Christmas Eve	December 24, 2026
Christmas Day	December 25, 2026
Day After Christmas	December 28, 2026



## Town of Awendaw Regular Meeting Calendar 2026

Month	Town Council (1 <sup>st</sup> Thursday @ 7:30 PM)	Board of Zoning Appeals (1 <sup>st</sup> Monday @ 6:00PM)	Planning Commission (3 <sup>rd</sup> Monday @ 6:00 PM)	Municipal Park Foundation Board (2 <sup>nd</sup> Tuesday @ 6:00 PM)
January	January 8, 2026*	January 5, 2026	January 20, 2026*	January 13, 2026
February	February 5, 2026	February 2, 2026	February 17, 2026*	February 10, 2026
March	March 5, 2026	March 2, 2026	March 16, 2026	March 10, 2026
April	April 2, 2026	April 6, 2026	April 20, 2026	April 14, 2026
May	May 7, 2026	May 4, 2026	May 18, 2026	May 12, 2026
June	June 4, 2026	June 1, 2026	June 15, 2026	June 9, 2026
July	July 2, 2026	July 6, 2026	July 20, 2026	July 14, 2026
August	August 6, 2026	August 3, 2026	August 17, 2026	August 11, 2026
September	September 3, 2026	September 8, 2026*	September 21, 2026	September 8, 2026
October	October 1, 2026	October 5, 2026	October 19, 2026	October 13, 2026
November	November 5, 2026	November 2, 2026	November 16, 2026	November 10, 2026
December	December 3, 2026	December 7, 2026	December 21, 2026	December 8, 2026

*\*Denotes change due to holiday*

# Town of Awendaw Financial Statement

## The Month of November 2025

### **Synovus Bank: General Account**

*Beginning Balance:* \$1,131,652.75

*Revenue:* \$84,675.34

*Expense:* \$163,084.72

*Reconciled Statement:* \$1,053,243.37

*Ending Balance as of November 30, 2025:* \$1,053,243.37

### **Synovus Bank: Water Account**

*Beginning Balance:* \$ 78,632.26

*Revenue:* \$ 23,868.56

*Expense:* \$ 62,871.89

*Reconciled Statement:* \$ 39,628.93

*Ending Balance as of November 30, 2025:* \$ 39,629.93

**Synovus Bank Savings Balance:** \$ 42,127.72

**Synovus Bank Reserve Water Account:** \$25,034.46

**CDBG Available Funds:** \$ 22,612.05

**Special Events Account:** \$60,244.85

**Water Construction Account:** \$ 7,951.20

**Awendaw Municipal Park:** \$ 50,889.65

# Profit and Loss

## Town of Awendaw - General

July 1-November 30, 2025

DISTRIBUTION ACCOUNT	TOTAL
<b>Income</b>	
10-3180 Taxes from MASC	
10-3181 Telecom Tax	3.99
10-3182 Insurance Tax	679.99
10-3183 Brokers Tax	21,950.22
<b>Total for 10-3180 Taxes from MASC</b>	<b>\$22,634.20</b>
10-3190 Franchise Fees	8,136.03
10-3200 County Receipts	
10-3201 Business License	229,826.62
10-3202 Building Permits	11,497.09
10-3203 Real/Prop and Delinquents Taxes	61,233.92
<b>Total for 10-3200 County Receipts</b>	<b>\$302,557.63</b>
10-3350 State Government Shared Revenue	
10-3353 Local Govt Fund/Aid to Subdivi	26,691.92
10-3355 Accomdatons/TTR Tax	401.61
<b>Total for 10-3350 State Government Shared Revenue</b>	<b>\$27,093.53</b>
10-3360 Charleston County CDBG/Other Gr	
10-3369 CDBG Refund	1,800.00
<b>Total for 10-3360 Charleston County CDBG/Other Gr</b>	<b>\$1,800.00</b>
10-3400 Planning Revenue	\$300.00
10-3401 Planning Fees	6,200.00
10-3402 Zoning Fees	5,025.00
<b>Total for 10-3400 Planning Revenue</b>	<b>\$11,525.00</b>
10-3610 Investment Interest	
10-3613 Investment Interest	4.60
<b>Total for 10-3610 Investment Interest</b>	<b>\$4.60</b>
10-3900 Misc Income	
10-3903 Misc Income-Other	83,090.97
<b>Total for 10-3900 Misc Income</b>	<b>\$83,090.97</b>
<b>Total for Income</b>	<b>\$456,841.96</b>
<b>Gross Profit</b>	<b>\$456,841.96</b>
<b>Expenses</b>	
10-4000 Executive Expenses	
10-4001 Mayors Salary	5,500.00
10-4002 Town's Administrator	50,647.59
10-4003 Council Salary	7,990.21
10-4004 Travel/Conferences	1,406.00
<b>Total for 10-4000 Executive Expenses</b>	<b>\$65,543.80</b>

# Profit and Loss

## Town of Awendaw - General

July 1-November 30, 2025

DISTRIBUTION ACCOUNT	TOTAL
10-4006 Town Attorney	\$20,848.47
10-4007 Town Attorney	19,457.70
<b>Total for 10-4006 Town Attorney</b>	<b>\$40,306.17</b>
10-4120 Employees Salary	
10-4121 Clerk	25,910.16
10-4124 Administrative Assistant	13,423.12
<b>Total for 10-4120 Employees Salary</b>	<b>\$39,333.28</b>
10-4130 Employee Salaries	
10-4131 Employee Taxes Paid	10,990.56
10-4132 Employee Benefits	51,922.57
<b>Total for 10-4130 Employee Salaries</b>	<b>\$62,913.13</b>
10-4180 Planning Activities	
10-4181 Planning Contractors	2,614.30
10-4182 Planning and Zoning Expenses	14,128.00
10-4184 Planning Administrator	44,116.84
10-4185 Planning Assistant	15,336.52
10-4188 Planning Activities Other	6,720.00
<b>Total for 10-4180 Planning Activities</b>	<b>\$82,915.66</b>
10-4200 Other General Activities	
10-4201 Insurance	31,889.86
10-4203 Donations	2,500.00
10-4204 Payroll Processing Fee	1,962.63
10-4205 Litigation Expense	1,183.48
10-4206 Office Supplies	412.43
10-4207 Telephone, Internet, Technology	3,118.11
10-4208 Legal Ads	543.38
10-4209 Building Maintenance and Plant	26,130.60
10-4210 Misc Expenses	1,321.59
10-4211 Computer/Office Equip	21,692.68
10-4212 Utilities	4,810.77
10-4213 Accounting	10,000.00
10-4214 Postage and Shipping	162.00
10-4215 Elections	-600.00
10-4217 Ads	3,939.98
<b>Total for 10-4200 Other General Activities</b>	<b>\$109,067.51</b>
10-4230 American Rescue Plan	
10-4231 ARP Expense	50,000.00
10-4232 American Rescue Plan - Other	-100.00
<b>Total for 10-4230 American Rescue Plan</b>	<b>\$49,900.00</b>

# Profit and Loss

## Town of Awendaw - General

July 1-November 30, 2025

DISTRIBUTION ACCOUNT	TOTAL
10-4300 HUD-Charleston County-14.218	
10-4302 CDBG Rehab Projects	-16,300.00
<b>Total for 10-4300 HUD-Charleston County-14.218</b>	<b>-\$16,300.00</b>
10-4400 Transfers	
10-4401 Transfer General To Water	42,550.00
<b>Total for 10-4400 Transfers</b>	<b>\$42,550.00</b>
10-4760 Town Annual Events	
10-4761 Back 2 School Donation	3,000.00
10-4762 October Fest	2,145.00
10-4764 Other Special Events	3,845.22
<b>Total for 10-4760 Town Annual Events</b>	<b>\$8,990.22</b>
10-4900 Blue Crab Expense	651.40
10-5000 Town Projects/Developments	
10-5005 Town of Awendaw Park Maintenan	190.18
<b>Total for 10-5000 Town Projects/Developments</b>	<b>\$190.18</b>
<b>Total for Expenses</b>	<b>\$486,061.35</b>
<b>Net Operating Income</b>	<b>-\$29,219.39</b>
<b>Net Other Income</b>	
<b>Net Income</b>	<b>-\$29,219.39</b>

# Profit and Loss

## Town of Awendaw - Water

July 1-November 30, 2025

DISTRIBUTION ACCOUNT	TOTAL
<b>Income</b>	
20-3500 Water Revenue	\$2,712.94
20-3520 Customer Rate Charges	216,976.65
20-3522 Credit Card Payments	35,043.24
20-3533 Misc	-4,916.68
20-3535 Town of Awendaw Waterbill	3,536.79
<b>Total for 20-3500 Water Revenue</b>	<b>\$253,352.94</b>
20-4999 Transfer In From General Fund	42,550.00
<b>Total for Income</b>	<b>\$295,902.94</b>
<b>Gross Profit</b>	<b>\$295,902.94</b>
<b>Expenses</b>	
10-4208 Internet/Technology/Phone	399.80
20-4400 Public Health	
20-4411 Water Project Construction Exp	159,238.46
20-4412 Water Project Mis Exp	14,269.62
20-4413 Refund of Tie In and Connection	36.00
20-4414 Water Software	10,207.58
20-4415 Water Project Eng Fee	2,568.75
20-4416 Water Contract Operator	88,394.50
20-4423 Dues and Subscriptions	4,598.14
20-4426 Repairs and Maintenance	560.00
20-4427 Electricity	8,667.00
20-4430 RD Loan 2 Retirement	17,180.00
20-4431 Credit Card Charges	1,540.40
20-4453 Payroll Processing Fee	3,082.30
20-4459 Water Tech/Consultant	7,462.00
<b>Total for 20-4400 Public Health</b>	<b>\$317,804.75</b>
<b>Total for Expenses</b>	<b>\$318,204.55</b>
<b>Net Operating Income</b>	<b>-\$22,301.61</b>
<b>Net Other Income</b>	
<b>Net Income</b>	<b>-\$22,301.61</b>