



January 2006 Newsletter

A Special Invitation: by Ken Bush, President, LIBPA

On the 4th Wednesday of each month the Board of Directors for the Lady's Island Business and Professional Association meet at 5:30 PM at the Lady's Island Airport conference room. LIBPA has always advertised the fact that the meeting is open to the public and with a special invitation extended to members.

Having been privileged, as President, to chair these meetings for the last year I would like to report to our membership that they are enjoyable, thought provoking and very informative. With a format in which each individual board member reports items of interest from their respective designated areas the meetings have evolved into a mini-state of the community report. A quick glance at the composition of the board which includes our County Councilman, School Board Representative, Planning Commission Representative, Parks and Leisure Representative, Chamber of Commerce Representative and a representative of our Fire District provides an insight into the spectrum of information available at these meetings. What often is missing is the opinion of our individual members.

Our next Board of Director's meeting is Wednesday, January 25, 2006 at 5:30 PM and the board members have asked me to extend a special invitation to our members to consider attending the meeting. We fully appreciate the busy schedule each of you must deal with but please know your presence at the LIBPA Board of Director's monthly meeting would be most welcome.

Nominations For 2006 LIBPA Officers:

The nominating committee has submitted, for consideration by the membership, the following Lady's Island Business and Professional Association 2006 slate of officers.

President – Ken Bush

Vice President – Bonny Carmody

Treasurer - Stephanie Bost

Secretary – Bill Cody

The actual election of officers will occur at our January 2006 meeting. Naturally, additional nominations will be accepted at that time.

Changes to the 2006 Board of Directors include Robert McFee resigning from the board. Although, his schedule precludes serving on the board this coming year, Robert has graciously agreed to act as the LIBPA primary advisor on transportation matters. Bob Stoothoff, a former LIBPA President and Vice President, will remain on the Board of Directors as liaison to the Beaufort Regional Chamber of Commerce. Bob presently serves on the Chamber Board of Directors and is chairman of the Government Affairs Committee.

From The Editor:

In the last few years we have increased the size of the LIBPA newsletter from one to eight pages, tripled the number of readers and now publish a web site version which is available to the community. As the editor of the LIBPA newsletter, I have made the same New Year's resolution for the past 5 years – that I will do a better job of catching my spelling and grammar errors, I will do a better job of checking details such as dates, references and names, I will continue to be grateful to each of you who contribute to the newsletter in so many ways and thankful to each reader who has demonstrated such great patience along with a wonderful sense of humor. To those of you who take the time to point out my mistakes or your differences of opinion regarding a subject, thank you for the civil and courteous manner in which you express yourself. The upcoming year will pose many tough questions to the residents of the Lady's Island community. To develop answers that are in the best interest of the community will require both accurate information and dialog. Hopefully, the LIBPA newsletter can serve a useful role in this regard to both our members and the community.

Happy New Year!

Island Notes:

Condominiums? The rumor of the day is that the property adjacent to Lady's Landing on Factory Creek has been sold and the new owner is considering putting condominiums on the property along the water with commercial development near the Sea Island Parkway. The only question is one of annexation. Will the new property owner choose to develop the property in the county or the City of Beaufort? The sale of the property followed the Beaufort County Zoning Board of Appeals denial of the former owner's request for "special use status" to build 4 houses and an office.

Celadon, LIBPA member Dennis Green's development on Sams Point Road, is rapidly becoming a popular site for businesses desiring to become established on the island. Last month, Carol Waters Interiors moved into the second commercial building completed (Dennis uses the first building for his headquarters) and with the third one nearing completion Dennis reports it is leased to an attorney (top floor) and an optometrist (ground floor). There are 3 similar type buildings in the planning stages and another 4 commercial buildings designed for retail on the ground floor and residential apartments on the second floor.

The City of Beaufort Corridor Review Board is doing a very conscientious and professional job of working with the sponsors of the San Jose Restaurant, planned for construction on the undeveloped property to the rear of Walgreens, to insure the building will be an asset to the Village Center. The board recently denied final approval until agreement has been reached on all of the details. To the members of the CRB – thanks for taking the extra effort.

Retirees That Don't Retire:

A review of studies regarding people retiring and moving to areas, such as Beaufort, seldom mentions that many retirees don't stay retired. A very common occurrence is that once the move is completed the retiree either starts a small business or buys an existing one. Such is the case of LIBPA members Dick and Colleen Goerlich.

The Goerlich family came to Beaufort in 1999 following a successful career during which Dick owned and operated his own ship yard, where he custom built ocean going ships. After doing all of the "retired" type of things they had promised themselves they would do, Colleen bought The Picket Fence, a women's apparel and home furnishing store located on Bay Street which she continues to operate and manage. In 2002 Dick bought The Trophy Case which, at that time, consisted of selling trophies and plaques. However, before he could begin to manage the business he was struck down by illness. After recovering to the point he could actively manage the business, he relocated to the Robin Drive office complex and initiated steps to modernize the business and increase the variety of products available to his customers. This included two key decisions. Naturally, modernization required the purchase of new equipment but the most critical decision was the hiring of Mrs. Beth Spies to operate the equipment. Beth, whose son is due back shortly from his second tour in Iraq, is a marvel at translating into reality the customer's idea for that special award.

Today, The Trophy Case offers not only a wide choice of trophies and plaques but also with the new equipment, the ability to personalize items (plaques, mugs, t-shirts, license plates) with the picture of your choice, slogans or favorite colors. Dick and his business provide a service to the schools, sports leagues and businesses on the island. He and Colleen are part of an ever increasing number of retirees who came to Lady's Island to enjoy the life style but chose not to retire. Instead, they utilize their education and experience to contribute to our business community. Other similar LIBPA "retirees" include Jennie and Darrel Bauer who own and operate Medicap Pharmacy, Jean and Karl Kendall who own and operate the Paper Company and the Lady's Island branch Post Office and Sharon Dwyer, owner of The Dollar Connection. To each of our retirees who choose to operate small businesses rather than really retire – thank you for your contribution to the Lady's Island community.

Economic Partnership 2005 Report:

by Jessica Bridges, Director of Research and Program Services
The Board of Directors and Staff of the Greater Beaufort-Hilton Head Economic Partnership are pleased to report successful momentum in valuable initiatives important to economic development in Beaufort County. The following are updates on some of the initiatives undertaken by the Partnership in 2005 as well as a glimpse at on-going initiatives promising a positive beginning for the New Year.

Product development initiatives are in full swing. The Partnership has certified the commerce parks in Beaufort County, thus allowing them the opportunity to be marketed as viable sites with the State Department of Commerce. The organization secured and purchased an option on the former Vanguard Building in Northern Beaufort County, which was assigned to and closed on by Greenline Industries, a national manufacturer of wood products and decorative veneers for major building industries. Greenline will create over 100 jobs with above average wages over the next two years.

The Partnership has seen inquiries from sophisticated prospects increase widely and the sources of these inquiries has broadened through strengthened relationships and increased presence. We are currently in negotiations to purchase

and develop the Beaufort Commerce Park providing our organization much needed "product" for readied greenfield sites, shell and "build to suit" buildings.

The Partnership has been actively involved in the Bluffton Technology Park and Care Core projects and has successfully lobbied for incentives and credits to be applied to the company in order to make the overall project a reality. The Partnership has increased its services offered to members and the public by keeping updated demographic research about the County, municipalities, and region. We have also crafted custom research for inquiries as well as keep an active list of available buildings and sites within Beaufort County.

In November 2005, our region completed a targeted business study, which allows for a "road map" to economic diversification for our county and region and includes specific information on targeted industry sectors and contacts for companies looking to potentially expand in our area. This valuable information enables The Partnership to pursue a proactive marketing and recruitment program for desired companies that are a good fit for our region.

Through our existing industry program, we have been able to assist companies with general support services, permitting and zoning issues, as well as assisting them in identifying their potential for future expansion. Issues related to permitting and zoning follow our initiative to create positive permitting zones in Beaufort County. Active progress of our "Hassle Free Zones" or "positive permitting zones" initiative as well as the continued momentum of the review of the Partnership's recommendation's on enhancements to the County's Business License Program lend themselves to our commitment to a positive business climate in Beaufort County.

The Partnership also completed its newest marketing brochure aimed at showcasing Beaufort County's human capital assets, business, service, infrastructure and quality of life resources. The organization is very proud of this quality publication and is confident this brochure will position our organization to assist Beaufort County in "putting its best foot forward". Marketing plans in development will enable the Partnership to showcase our County's valuable assets, economic potential and "world-class" quality of life to sophisticated companies across the state, the region and the nation.

The Partnership consistently attends and presents to Chambers of Commerce, Rotary, business professional and leadership groups to educate the public on not only the Partnership and its services, but also the business of economic development and its importance. We actively encourage the public and municipalities to attend and participate in our organization. The Partnership's membership has greatly increased and diversified through several new sectors of business in Beaufort County as well as in other Counties. The opportunity to leverage funds through the generosity of our public/private membership has made it possible to double our budget at no expense to taxpayers. Public funds have also allowed us to leverage an almost equal amount of private funds towards economic development initiatives, which benefit all residents in Beaufort County.

The Greater Beaufort-Hilton Head Economic Partnership is in a place to bring prosperity to working families in Beaufort County by creating jobs with above average wages in desired industry sectors. Our organization appreciates the opportunity to provide this update to the members of the Lady's Island Business and Professional Association and thanks you for your continued support and assistance. For more information please contact the Partnership at 843.379.3955 or visit us on the web at www.bhheconomics.org.

Membership Report: by Sherrie Little, Membership

We begin the new year with our membership consisting of 189 business members and 59 residential memberships for a total of 248 members. This is an all time membership high for LIBPA. In the last year we were privileged to join 36 new members, thanks to the support and encouragement of each of you.

This month we will send out the invoices for the 2006 membership dues. Your retention as an existing member is just as important as gaining new members. If you have any thoughts on how we can improve our organization or better serve you or our community, please let us know. For those members who have joined during the 2005 membership drive you will not receive an invoice for 2006 dues since they were included in your initial membership fee. Again, thank each of you for your support of LIBPA.

2006 ~ An Interesting Year: by Jim Hicks, Lady's Island Planning Commission Representative

In China, 2006 will be known as the year of the Dog. To the residents of Lady's Island it most likely will be known as the year of the "dollar". Consider the following.

According to the Beaufort County Southern Regional Plan the estimated bill to provide infrastructure for present and projected growth in Beaufort County south of the Broad River is \$496 million, of which the source of \$367 million is undetermined. The largest portion of this \$367 million shortfall is for roads (\$185 million), schools (\$135 million) and parks (\$37.8 million) with the remainder going for libraries and fire service.

The development of the Beaufort County Northern Regional Plan is scheduled to get underway in the next couple of months and be completed near the end of 2006. One of the objectives of the Northern Regional Plan is to determine how we (municipalities and county) desire to grow in the next 15 years and if we can agree on that; how much the infrastructure will cost. In the forthcoming general election in November, it is not a question of will the Beaufort County voter be asked to support additional money for infrastructure, only a question of what type of funding vehicle will be proposed. In addition, voters will be asked to approve a \$50 million funding to allow continuation of the successful Rural and Critical Lands program. Also, with a decision to build 2 elementary schools, a new middle school and a third floor on the high school in the Bluffton area the matter of new school funding must be addressed. It does not take an accountant to see that the term "show me the money" could become the Beaufort County motto for 2006.

So where will the money come from? The Southern Regional Plan offers the following types of vehicles for increasing the amount of money available for funding of Beaufort County infrastructure.

Capital Projects Sales Tax – This is the 1% sales tax that was narrowly defeated in 2004 and supported by the voters of Lady's Island. The tax would have a maximum life of 7 years and could raise \$23 million. It does require a referendum.

Impact Fees (road and park) – These are already in existence and charged for new development (residential and commercial). The consultants who drafted the Southern Regional Plan recommend significantly increasing the existing fees (Example charge \$1600 per new residential unit versus the present \$440). This increase in existing impact fees would require the approval of county council and each municipal council.

Local Option Sales Tax (LOST) – This is similar to the Capital Projects Sales Tax in that it is paid at the cash register with each purchase. Where it differs is that 71% of the funds raised by the tax must be used as a rebate for property taxes with the remaining 29 % being distributed among county and municipalities based on population. This would require a referendum.

Property Tax – County Council could simply raise the individual property tax and thus increase the amount of revenue.

Real Estate Transfer Fee – The town of Hilton Head presently charges this fee and managed to get it legalized a good number of years ago. For Beaufort County to use this fee, at the present time, as a way to raise money would require a change in state law.

Local Option Gas Tax – This is simply a tax added to what is already charged at the pump. As in the case of the real estate transfer fee, for Beaufort County to utilize the local option gas tax would require a change in state law.

In the forthcoming year, the challenge of finding enough money to pay for the necessary infrastructure and services will require difficult decisions for both elected officials and residents of Beaufort County. We, on Lady's Island, are privileged to have received key infrastructure improvements to include widening Sea Island Parkway and Sams Point Road, extending sewer down Sam Point Road, increased electrical capacity and have the Highway 802/21 connector road funded and in the planning stage plus a passive park in the initial planning stages. That is the good news. However, the bridges leading to our island are overloaded, our schools are crowded, Lady's Island Drive needs to be widened to 4 lanes and as much as we appreciate Crystal Lake, the community rates and deserves an active park. In other words, in the upcoming discussions of how additional money is raised and which infrastructure projects are worthy of funding, Lady's Island has a "dog in the fight"

An example For Us All: by Pat Harvey-Palmer, Past President, LIBPA

Word was recently received that Emanuel "Manny" Nathan, following a long illness, had passed away. After retirement Manny came to Lady's Island and settled in Royal Pines. Manny was a man of firm convictions who presented those convictions, both orally and in writing, with great eloquence. He served as the President of the Royal Pines Country Club home owner's association. He compiled and edited a pamphlet entitled "The History of the Royal Pines Country Club Estates and Royal Pines Country Club".

Concerned about the future of Lady's Island Manny became a member of the LIBPA Board of Directors where, for many years, he was responsible for scheduling the guest speaker for the monthly membership meeting. However, his passion was to prevent annexation of Lady's Island property and to find a way for Lady's Island to get around the state laws which, at that time, prohibited incorporation. On this subject, he was as close to an expert as was possible, without a law degree. He wrote many articles on the subject of annexation and incorporation for the monthly newsletter.

In 2000, he suffered a stroke which left him with a partially paralyzed arm and leg. Although, this slowed his physical movement it did not diminish the sharpness of his mind nor his interest in Lady's Island and LIBPA. He remained a LIBPA member until 2004 when he returned to New Jersey to be closer to his family. Manny was a very intelligent and articulate man who set an example for all of us in regard to efforts to keep Lady's Island a special place. We, who had the honor and pleasure of knowing and working with him, will retain fond memories of his time with us.

Welcome To Beaufort, Mrs. Ungaro!:

Mrs. Carlotta Ungaro is the new President and Chief Executive Officer of the Beaufort Regional Chamber of Commerce. Prior to her arrival in Beaufort she was the Vice President of Governmental Affairs for the Metro Atlanta Chamber of Commerce where she served since June 2000. She has also worked for the Georgia Department of Economic Development and the Augusta Metro Chamber of Commerce. A native of Ellaville, Georgia she is a graduate of Georgia Southwestern State University and received her MBA from Georgia State University. She is married to Maurice Ungaro, who worked as member of the Beaufort County Planning Department prior to moving to the Atlanta area.

We welcome the Ungaro family to Beaufort and look forward to working with Mrs. Ungaro.

Approval of Revision to Marina PUD Granted:

LIBPA members Steve Tully and John Trask III recently requested that their 5.6 acre marina Planned Unit Development (PUD), which was approved in 2001, be revised. The general nature of the proposed change was to increase the number of residential units and decrease the amount of commercial space and number of required parking spaces. Specifically, the change includes the addition of 31 residential units bringing it to a total of 83 authorized units, a decrease of the amount of authorized commercial space by 7,800 square feet leaving 22,000 square feet and a decrease of the number of available parking spaces from 200 spaces to 164 spaces or a reduction of 36 spaces. The City of Beaufort Planning Department noted that basic planning guidelines only support a reduction of 13 parking spaces versus the requested 36 spaces. However, the request was approved.

Interestingly enough, if the development actually occurred as requested it would have the highest residential density on the island with 14.8 units per acre. As to the 164 parking spaces, with 83 residential units and 22,000 square feet of commercial space, a few people are probably going to be looking for a place to park.

Beaufort High School Principal Selected For Lady's Island Community Spirit Award:

Dan Durbin, LIBPA member and Principal of the Beaufort High School has been selected to receive the 2005 Lady's Island Business and Professional Association Community Spirit Award. This award is presented each year to a business or an individual which, by their actions has made a significant contribution to the Lady's Island community. Past recipients have included U. S. Group (contractor who widened Sams Point Road), Publix, Representative Edie Rodgers, Dr. Bruce Pratt, and Beaufort Engineering Services.

Dan was selected for the award as a result of his contribution to our community as Principal of the Beaufort County High School. Upon assuming the position of Principal, beginning in 2004, he was faced with a public high school experiencing a high drop out rate, excessive student disciplinary problems, low teacher morale and overcrowding. In 18 months, as a result of his personal and professional dedication the image of Beaufort High School has gone from being a school with problems to being a school with pride. By his personal and professional example he has demonstrated a demand for high standards, support for teachers and staff and real compassion and concern for each student. Recognized nationally for its innovation and search for academic excellence, Beaufort High School is an asset to our community in every respect. It can be said that Principal Dan Durbin exemplifies the highest standards of an educator – he sincerely cares for our children which attend his school and daily fights to provide them the academic

tools necessary for success in life. Thanks Mr. Durbin – we are a better community because of your contribution.

Comparison of Business License Fees:

As discussion continues regarding the merits of increasing Beaufort County business license fees to more closely match those of municipalities a closer look at what business license fees are and the amount of money involved would appear in order. The Municipal Association of South Carolina Business License Handbook states "Although business licenses primarily are used as a revenue source they may also be used to regulate businesses." So it is obvious that although the present county business license fee was originally presented as a vehicle to identify and regulate businesses within the unincorporated portion of the county it could legally be changed to become a revenue source.

In the case of the State v. Columbia 6 S. C. 1 (1874) it was ruled that "A business license ordinance enacted to raise revenue is an ordinance levying a tax." So regardless of the rationale, the bottom line is that to increase the county business license fees would be an increase in taxes on the individual businesses.

In 2004 the 391 businesses registered on Lady's Island paid a total of \$36,122 for Beaufort County business licenses. To obtain some idea of the difference in unincorporated and municipal business license fees a comparison of Beaufort County and City of Beaufort business license fees is provided. It should be noted that Beaufort County has no "new business" incentives, in regard to business license fees. As presently configured, the minimal charge is in itself a form of incentive for all businesses. The City of Beaufort "new business" incentive program provides reduced license fees for the first 3 years a business operates in the city. Also, it should be noted the City of Beaufort has not increased their business license fee in over 10 years. The basics of their "incentive" program are as follows:

- Year 1 a basic fee (maximum \$77) for the specific category involved.
- Year 2 the basic fee plus a fee on 40% of your gross income over \$2000.
- Year 3 the basic fee plus a fee on 60% of your gross income over \$2000.
- Year 4 the basic fee plus a fee on 100% of your gross income over \$2000.

To avoid confusion, regarding incentives during the first 3 years, following are examples of how the County and City of Beaufort business license fees compare in the 4th and subsequent years.

- An insurance broker or a real estate company located in the City of Beaufort and with a gross annual income of \$1,000,000 would pay \$77 on the first \$2000 and \$3.26 for each additional \$1,000 for a total annual business license fee of \$3,330.48. The same business located in the County would pay \$193.80 or difference of \$3,136.68.
- A grocery or general retail store, located in the City of Beaufort and with a gross annual income of \$5,000,000 will pay \$23 on the first \$2,000 and a \$0.86 for each additional \$1,000 for a total annual business license fee of \$4,321.28. The same business located in the county would pay \$331.50 or a difference of \$3,989.78.78. The fee for different types of retail stores may vary slightly in the City.
- A small business such as Windy Brooks' Tottle Town (The Baby Gym) on Sams Point Road with a gross income of \$100,000 (article numbers, not Windy's) would pay \$155.48 as a City fee while still paying \$37.50 in the county or a difference of \$117.98.

As can be seen from these examples the difference in county and municipal fees range from minor to major amounts. So, are the Beaufort County business license fees too cheap, the City of Beaufort's fees too expensive or is it even a fair question to ask? Hopefully, the information contained in this article will assist our members in making a decision on the question.

Editor's Note: In last month's article on business licenses, reference was made to banks and business licenses. With further research on the subject, it was discovered that state law exempts banks from business license requirements. Also, a special thanks to Ms. Robin Davis, Business License Administrator for the City of Beaufort and Ms. Reba Pazant, Business License Director for Beaufort County for their assistance with this article.

Temperature Check On The Real Estate Market: by Jerry Marlow, BIC, Coldwell Banker/Keyerling Real Estate
Most of us have heard reports, coming from the West Coast, that their housing market is "cooling off" with the leading indication of this being homes remaining for longer periods of time on the market. To provide a check of our own housing market (north of the Broad River) the following data compares the market between June 1, 2004 and May 31, 2005 (12 months) to the period June 1, 2005 to December 20, 2005 (6 months).

PRICE RANGE	Avg. Days on the Market			
	Northern Beaufort County		Lady's Island	
	6/04 - 5/05	6/05 - 12/05	6/04 - 5/05	6/05 - 12/05
Up To \$,99,000	142	78	65	97
\$100,000 ~ \$199,000	107	62	104	58
\$200,000 ~ \$299,000	154	88	140	70
\$300,000 ~ \$399,000	169	102	152	106
\$400,000 ~ \$499,000	111	111	108	166
\$500,000 ~ \$599,000	173	130	129	140
\$600,000 ~ \$699,000	169	148	194	143
\$800,000 ~ \$899,000	169	83	169	49
\$900,000 ~ \$999,000	297	59	330	65
\$1,000,000 and Up	256	72	140	59

Based on the above information homes on the market in Beaufort County, north of the Broad River, are selling quicker not slower. Regardless of price, during the last 6 months the average home on the market in this area sold in 93 days versus 175 days during the previous year. On Lady's Island the average time on the market was 95 days versus 153 days the previous year. The only area that showed an increase in time on the market was homes in the \$400,000 to \$600,000 range on Lady's Island.

With homes located north of the Broad River selling in 47% less time than one year ago and 37% less time on Lady's Island it would appear safe to say that based on "time on the market" the local real estate market shows no sign of "cooling off".

Editor's Note: The number of days on the market is calculated from the date listed to the date an accepted offer is ratified and is not to the date the sale is closed. Currently there is approximately 50 additional days between when the contract is accepted and when the sale closes.

The Palm Tree Business:

At almost the same time that a strip of property along the Sea Island Parkway, in the Eustis Community, was rezoned to become a Rural Business District, a palm tree business appeared in the general area. The two events were not connected. The location from which the palm tree business operates is zoned rural. Directly across the street is the property which was zoned Rural Business District. The owner of the palm tree business applied for a Beaufort County business license based on the premise that his business was similar in nature to other agricultural type of businesses, such as Barefoot Farms, which is also located in a rural area. The final decision was that the palm tree business, being agricultural in nature, was in fact authorized by existing regulations and a business license was granted.

Annual Oyster Roast A Success:

The weather was chilly, the oysters tasty and the atmosphere full of holiday cheer. The 2005 annual LIBPA oyster roast once again provided members, friends, supporters of LIBPA and guest an opportunity to enjoy good food, drink and conversation. Each year Pat Harvey Palmer, with great support from her husband Jim, is the key to the event being a success. A special thanks to Charlie Schreiner and Dr. Jean Trochet, DVM who helped in the "set up" and "clean up" phase, to Bill Rice for the contribution of his famous clam chowder, and to each member who brought those tasty covered dishes. Finally, we offer our appreciation to Sheriff Tanner for his gracious sharing of the "Sheriff's Camp".

LIBPA 2005 Year-End Accounting: by Stephanie Bost, Treasurer

Category	2004	2005
Category:		
FUNDS AVAILABLE		
Previous year-End Balance	\$4,094.51	\$2,781.50
Total Deposits (Dues, Contributions)	\$8,301.13	\$9,824.11
Total Year Funds Available	\$12,395.64	\$12,605.61
DISBURSEMENTS		
Monthly Meetings	\$1,100.00	\$1,100.00
Special Events	\$ 526.04	\$ 253.74
Printing (Newsletters, Brochures)	\$1,982.48	\$1,910.66
Administrative Support	\$1,200.00	\$1,200.00
Postage	\$ 839.04	\$ 807.26
Awards	\$ 75.00	\$ 254.42
Community Signs	\$3,427.04	\$ 983.08
Miscellaneous	\$ 465.04	\$ 209.58
Year-End Balance		
Total Year Funds Available	\$12,395.64	\$12,605.61
Total Disbursements	\$ 9,614.14	\$ 6,718.74
Total End-of-Year Balance	\$ 2,781.50	\$ 5,886.87
End-of-Year Balance/Allocation		
Operating Account	\$ 781.50	\$ 3,886.87
Reserve	\$ 2,000.00	\$ 2,000.00
Total	\$ 2,781.50	\$ 5,886.87

It should be noted that the data set forth in this article is presented in such a manner as to show LIBPA members the amount of funds received in the form of dues and the manner in which those funds were utilized, along with a comparison to the previous year.

As can be seen, the basic LIBPA budget is reasonable stable. In the last 2 years the purchase of community signs (Welcome to Lady's Island and median signs) were funded as special projects. The increase in basic revenue is directly due to an increase in the membership.

Needed - Public Libraries In Our Burgeoning Communities: By Sandy Stephan, District 7 Representative, Beaufort County Library Board of Trustees

The Bluffton library was completed only three years ago and the area is targeted for additional future library sites to serve the faster growing communities, like Okatie. The Beaufort library needs remodeling and desperately needs more space. The St. Helena library, which is housed with the media center in the elementary school, cannot adequately serve the school children or the community. The Library Board of Trustees has long asserted that based strictly on need, the next library should be on St. Helena. As a matter of interest, negotiations are presently underway for donated property at Penn Center which could serve as a library site. The Burton, Laurel Bay, and Shell point areas are popping at the seams in regard to population growth. The members of LIBPA don't need to be told about the housing and business boom on Lady's Island. The Hilton Head branch needs expanding and its users are rallying to see that it gets on a short list. As can be seen, there is a large and valid need for additional libraries to serve a rapidly growing population in Beaufort County.

So how does the county library system choose where the next libraries are to be built? There is a Facilities Committee formed that includes participation from members of County Council, county staff, library staff and members of the Library Board of Trustees. This committee has reviewed stacks of statistics, regional plans and school district plans, accessibility of current buildings, the latest population projections, and the needs of each identified community. After consideration of all the available information a priority list of future library construction is developed by the committee and approved by the Library Board of Trustees. This proposed list of new library construction is submitted to the County

Administrator who forwards it to County Council, via a Council committee, for approval to be included as part of the Beaufort County Capital Improvements Plan (CIP). The Capital Improvements Plan must not only identify where and when a library is to be built but how much it will cost and the funding source. Sometimes it appears that for libraries to be built and operated there must be some magic. A part of that magic includes whether land is available at a "fair" price or better yet, donated; whether buildings exist that can be adapted and whether impact dollars are available. Stay tuned, the process of developing the 2006 Capital Improvements Plan is presently in progress and key decisions, regarding our libraries, will be made over the new few months.

Editor's Note: A special thanks to Ms. Stephan, as Lady's Island (District 7) representative, for agreeing to assist LIBPA in better understanding the process involved in determining the prioritization of new library construction.
