

Minutes

Riverbend Park Committee Meeting
Family Court Building
1555 West Main Street
Rock Hill, South Carolina
May 18, 2021

6:00pm

Present: Craig Craize, Tom Dissington, Dave Oxendine, Manning Kimmel, Mike Moore, Allison Love (Ex Officio), David Hudspeth, Kevin Madden, Christi Cox (Ex Officio), Ryan Sanderson, Tom Audette (Ex Officio), Michael Kendree, Jan Angel, and Jason Ratterree

Absent: Jack Leitner

Dan Dodd, Chuck Flink and Anna Simpson attended.

Council Chairwoman, Christi Cox called the meeting to order

Motion was made by Committee member Manning Kimmel and seconded by Committee member David Oxendine to approve the minutes of the April 20, 2021 Riverbend Committee meeting. Motion Carried.

Chuck Flink presented an update on the Park Master Plan Timeline. Mr. Flink explained that the next 60-90 days will be spent developing a master plan with committee and citizen input.

Dan Dodd explained the Conservation Easement Permitted uses:

- Recreational and Cultural Uses
- Natural Habitat Uses
- Agricultural and Forestry Uses
- Historical Preservation and Archaeological Uses
- Educational Uses
- Other Residential Uses such as, caretaker cottages, bunkhouses, campgrounds, shelters, RV infrastructure (max 20 sites), similar camping structures
- Incidental Uses

Mr. Dodd also explained the Conservation Easement Prohibited uses:

- Land use
- Subdivision limitation
- Detrimental uses such as trash/waste/unsightly or offensive materials, billboards, airstrips, radar equipment, major public utility installations, athletic tournament fields, commercial livestock or concentrated animal feeding operations, utility lines and pipes without consultation of the grantee, install impervious surfaces except areas providing access to and from and around structures

At this time, there was a general group discussion on what the committee's thoughts are on moving forward with the park and what types of amenities they would like to see. Mr. Flink explained that there are 3 definite options for the site: trail on the river, project at the castle house site and hiking and biking trails throughout the property.

The Committee discussed if they wanted an intense vision or a scaled down vision for the park and how they would like to see the phasing happen on the acreage. It was a consensus of the committee that the park should be a high quality destination that people can recreate at and that may generate revenue in the future. However, the initial focus should be on building a passive, nature-based park on the 1,700 acres of land, with the 200 acres of unrestricted land (not in the conservation easement) included in future phases of development.

Dan Dodd, Anna Simpson and Chuck Flink would take the information provided by the committee and develop a concept with a list of uses. Consultants will also develop a budget and sources of funding for the proposed concept. This will be presented to the Committee for their review prior to the public input sessions.

There being no further discussion, the committee meeting adjourned.