



The Old Village Underwater & Out of Money

Hillary Repik
Stormwater Manager - Town of Mount Pleasant

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Water Resources Department Manager – Thomas & Hutton

PRESENTATION OUTLINE

- **Old Village Study Area**
- **Level of Service Targets**
 - Design Storm/Rainfall Events
 - Tidal Data/Sea Level Rise
- **Pressures**
 - Redevelopment
 - Aging/Undersized System
 - Service Requests
 - FEMA Claims
 - LOS Analysis
- **Study Area Findings/Basin Prioritization**
- **Recommended Improvements**
 - Design Change
 - Cost Considerations
- **Builder's Guide**
 - Requirements
 - Examples
- **Funding Options**
- **Questions**

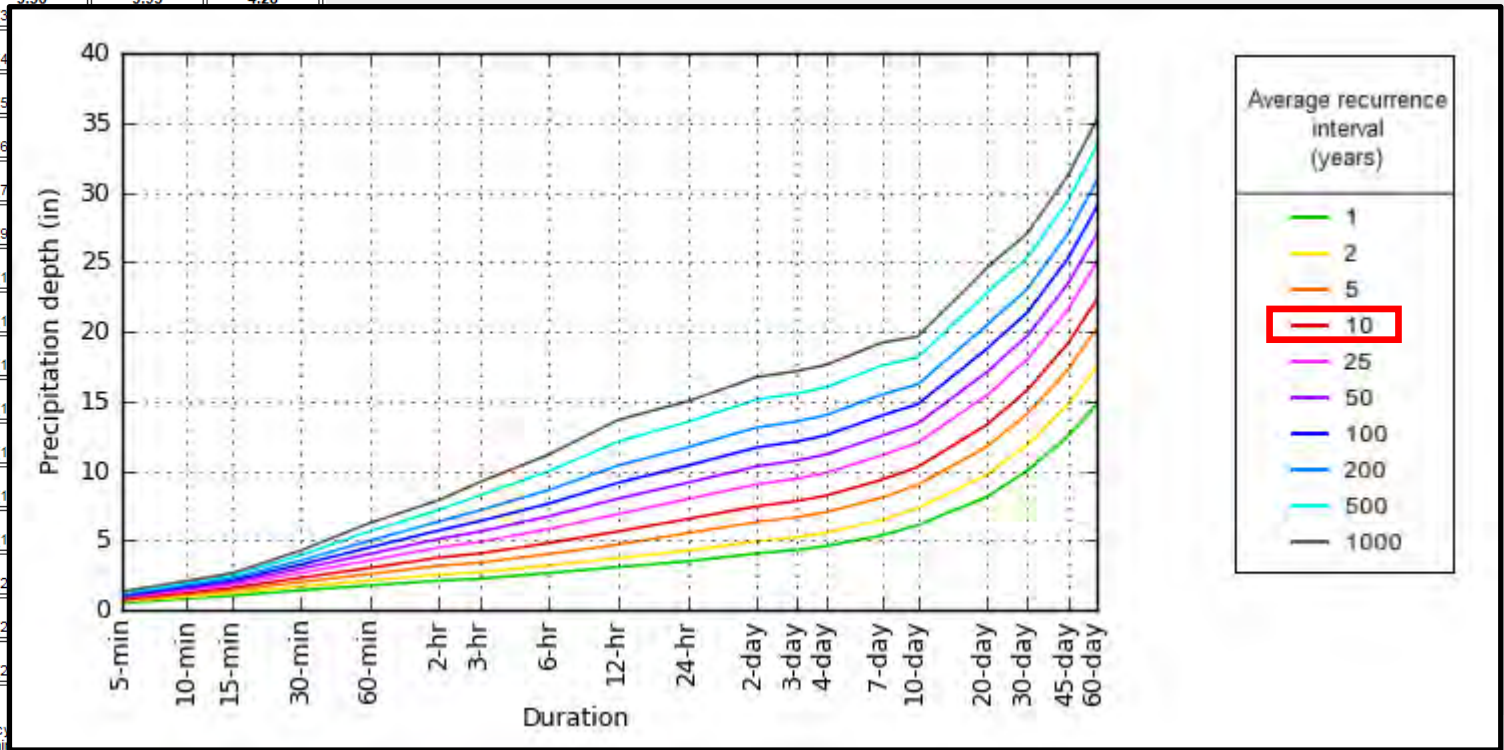
DESIGN STORM



PDS-based precipitation frequency estimates with 90% confidence intervals (in inches)¹

Duration	Average recurrence interval (years)									
	1	2	5	10	25	50	100	200	500	1000
5-min	0.523 (0.483-0.565)	0.612 (0.567-0.663)	0.706 (0.653-0.764)	0.796 (0.734-0.859)	0.898 (0.825-0.969)	0.982 (0.898-1.06)	1.06 (0.967-1.15)	1.14 (1.03-1.24)	1.25 (1.11-1.35)	1.34 (1.18-1.46)
10-min	0.835 (0.772-0.903)	0.980 (0.907-1.06)	1.13 (1.05-1.22)	1.27 (1.17-1.37)	1.43 (1.32-1.54)	1.57 (1.43-1.69)	1.69 (1.54-1.83)	1.81 (1.64-1.96)	1.97 (1.76-2.14)	2.11 (1.86-2.29)
15-min	1.04 (0.965-1.13)	1.23 (1.14-1.33)	1.43 (1.32-1.55)	1.61 (1.49-1.74)	1.82 (1.67-1.96)	1.98 (1.81-2.14)	2.14 (1.94-2.31)	2.29 (2.07-2.47)	2.48 (2.22-2.69)	2.65 (2.34-2.88)
30-min	1.43 (1.32-1.55)	1.70 (1.58-1.84)	2.03 (1.88-2.20)	2.33 (2.15-2.52)	2.69 (2.47-2.90)	2.98 (2.73-3.22)	3.27 (2.97-3.54)	3.56 (3.22-3.89)	3.95 (3.56-4.34)	4.28 (3.81-4.75)
60-min	1.78 (1.65-1.93)	2.13 (1.96-2.31)	2.60 (2.41-2.82)	3.04 (2.80-3.28)	3.58 (3.29-3.86)	4.04 (3.69-4.36)	4.51 (4.10-4.87)	5.01 (4.51-5.51)	5.56 (5.01-6.11)	6.14 (5.51-7.21)
2-hr	2.13 (1.97-2.28)	2.57 (2.38-2.76)	3.20 (2.96-3.44)	3.79 (3.50-4.07)	4.51 (4.15-4.84)	5.13 (4.69-5.50)	5.73 (5.21-6.16)	6.38 (5.78-6.88)	7.08 (6.44-7.76)	7.84 (7.14-8.61)
3-hr	2.26 (2.10-2.44)	2.73 (2.53-2.95)	3.42 (3.17-3.69)	4.07 (3.76-4.40)	4.91 (4.50-5.29)	5.64 (5.14-6.08)	6.38 (5.78-6.88)	7.14 (6.54-7.74)	7.94 (7.24-8.74)	8.80 (8.04-9.76)
6-hr	2.67 (2.46-2.91)	3.22 (2.97-3.51)	4.04 (3.72-4.41)	4.83 (4.43-5.25)	5.84 (5.33-6.36)	6.74 (6.10-7.33)	7.65 (6.87-8.31)	8.61 (7.83-9.41)	9.64 (8.76-10.54)	10.74 (9.76-11.84)
12-hr	3.10 (2.83-3.41)	3.73 (3.41-4.10)	4.71 (4.30-5.17)	5.66 (5.14-6.20)	6.90 (6.21-7.53)	8.00 (7.15-8.72)	9.14 (8.15-10.1)	10.4 (9.19-11.4)	11.8 (10.4-13.2)	13.4 (11.9-15.0)
24-hr	3.51 (3.18-3.88)	4.28 (3.86-4.72)	5.53 (4.98-6.09)	6.55 (5.88-7.21)	7.98 (7.13-8.79)	9.14 (8.15-10.1)	10.4 (9.19-11.4)	11.8 (10.4-13.2)	13.4 (11.9-15.0)	15.2 (13.6-16.8)
2-day	4.08 (3.69-4.53)	4.95 (4.49-5.49)	6.33 (5.73-7.01)	7.46 (6.74-8.25)	9.04 (8.12-9.98)	10.3 (9.25-11.4)	11.7 (10.4-12.9)	13.2 (11.8-14.6)	15.0 (13.4-16.6)	17.0 (15.3-18.7)
3-day	4.35 (3.95-4.80)	5.26 (4.78-5.82)	6.69 (6.07-7.38)	7.85 (7.09-8.64)	9.46 (8.51-10.4)	10.8 (9.64-11.8)	12.1 (10.8-13.4)	13.6 (12.2-15.0)	15.4 (13.9-16.9)	17.4 (15.7-19.1)
4-day	4.61 (4.20-5.08)	5.58 (5.07-6.15)	7.05 (6.40-7.76)	8.23 (7.45-9.04)	9.87 (8.90-10.8)	11.2 (10.0-12.3)	12.6 (11.2-13.8)	14.2 (12.7-15.7)	16.0 (14.4-17.6)	18.0 (16.3-19.7)
7-day	5.38 (4.93-5.87)	6.48 (5.95-7.08)	8.10 (7.42-8.82)	9.37 (8.56-10.2)	11.1 (10.1-12.1)	12.5 (11.4-13.7)	14.0 (12.6-15.3)	15.6 (14.1-17.1)	17.4 (15.7-19.1)	19.4 (17.6-21.2)
10-day	6.10 (5.62-6.64)	7.33 (6.74-7.96)	9.00 (8.26-9.78)	10.3 (9.42-11.2)	12.0 (11.0-13.1)	13.4 (12.2-14.6)	14.8 (13.4-16.1)	16.4 (14.8-18.0)	18.2 (16.5-19.9)	20.2 (18.4-22.0)
20-day	8.14 (7.52-8.82)	9.71 (8.97-10.5)	11.7 (10.8-12.7)	13.3 (12.3-14.4)	15.4 (14.2-16.7)	17.1 (15.7-18.5)	18.8 (17.2-20.3)	20.6 (18.9-22.3)	22.6 (20.8-24.4)	24.8 (22.9-26.7)
30-day	10.0 (9.35-10.7)	11.9 (11.1-12.7)	14.1 (13.2-15.1)	15.8 (14.7-16.9)	18.0 (16.8-19.2)	19.7 (18.3-21.0)	21.4 (19.9-22.9)	23.2 (21.5-24.9)	25.2 (23.5-26.9)	27.4 (25.5-29.3)
45-day	12.5 (11.7-13.3)	14.8 (13.9-15.7)	17.3 (16.2-18.4)	19.1 (18.0-20.4)	21.6 (20.2-23.0)	23.4 (21.9-24.9)	25.2 (23.5-26.9)	27.1 (25.3-28.9)	29.2 (27.3-31.1)	31.4 (29.4-33.4)
60-day	14.8 (13.9-15.7)	17.4 (16.3-18.5)	20.2 (19.0-21.4)	22.3 (20.9-23.6)	24.9 (23.3-26.5)	26.9 (25.1-28.6)	28.9 (26.9-30.7)	31.0 (28.9-33.1)	33.2 (31.1-35.3)	35.4 (33.2-37.6)

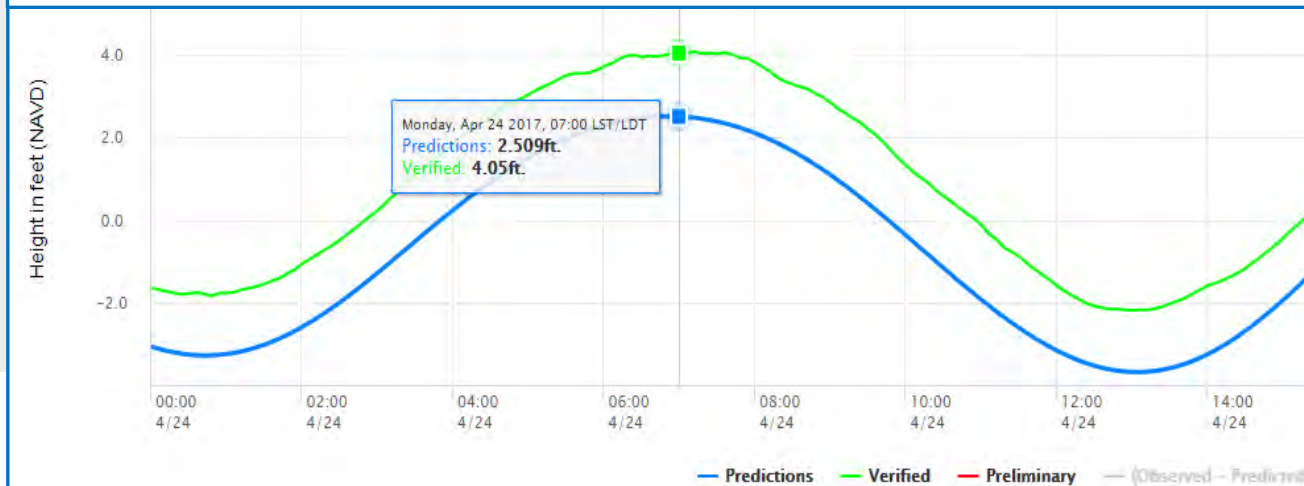
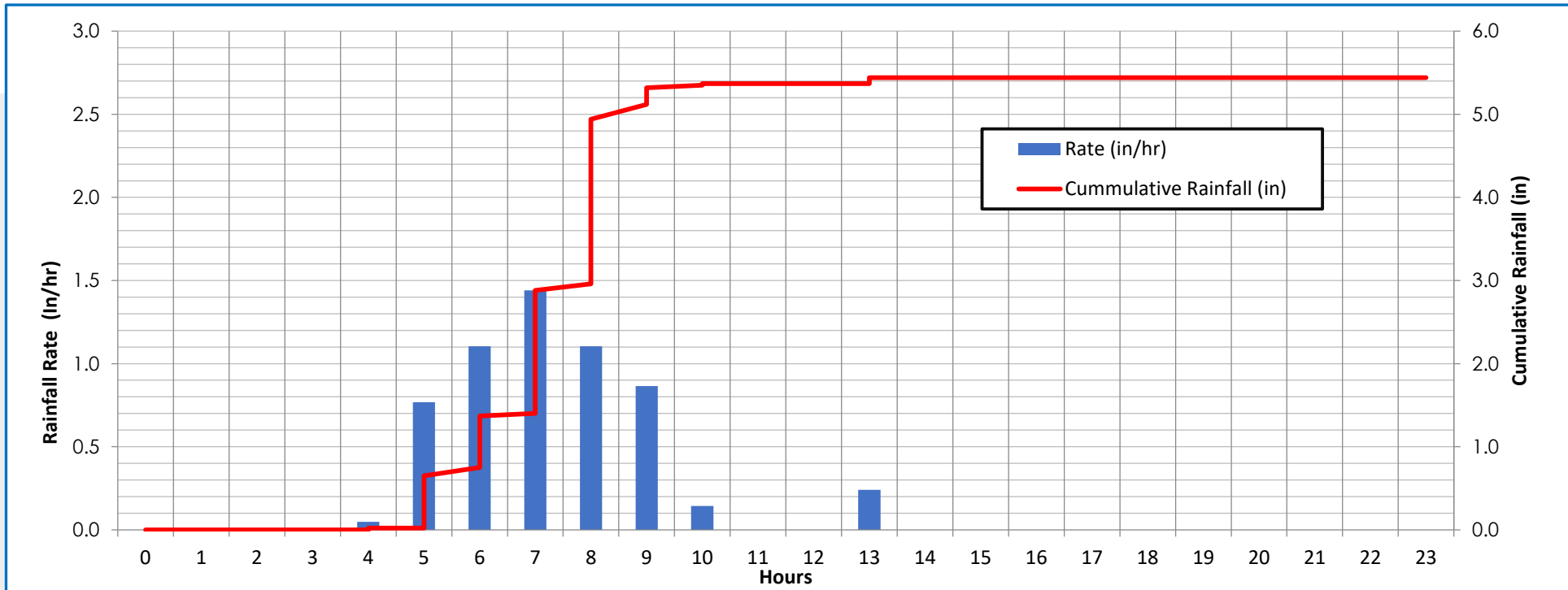
TOWN OF MT. PLEASANT DESIGN STORM



¹ Precipitation frequency (PF) estimates in this table are based on frequency analysis of partial duration series (PDS). Numbers in parenthesis are PF estimates at lower and upper bounds of the 90% confidence interval. The probability that precipitation frequency recurrence interval will be greater than the upper bound (or less than the lower bound) is 5%. Estimates at upper bounds are not checked against estimates and may be higher than currently valid PMP values. Please refer to NOAA Atlas 14 document for more information.

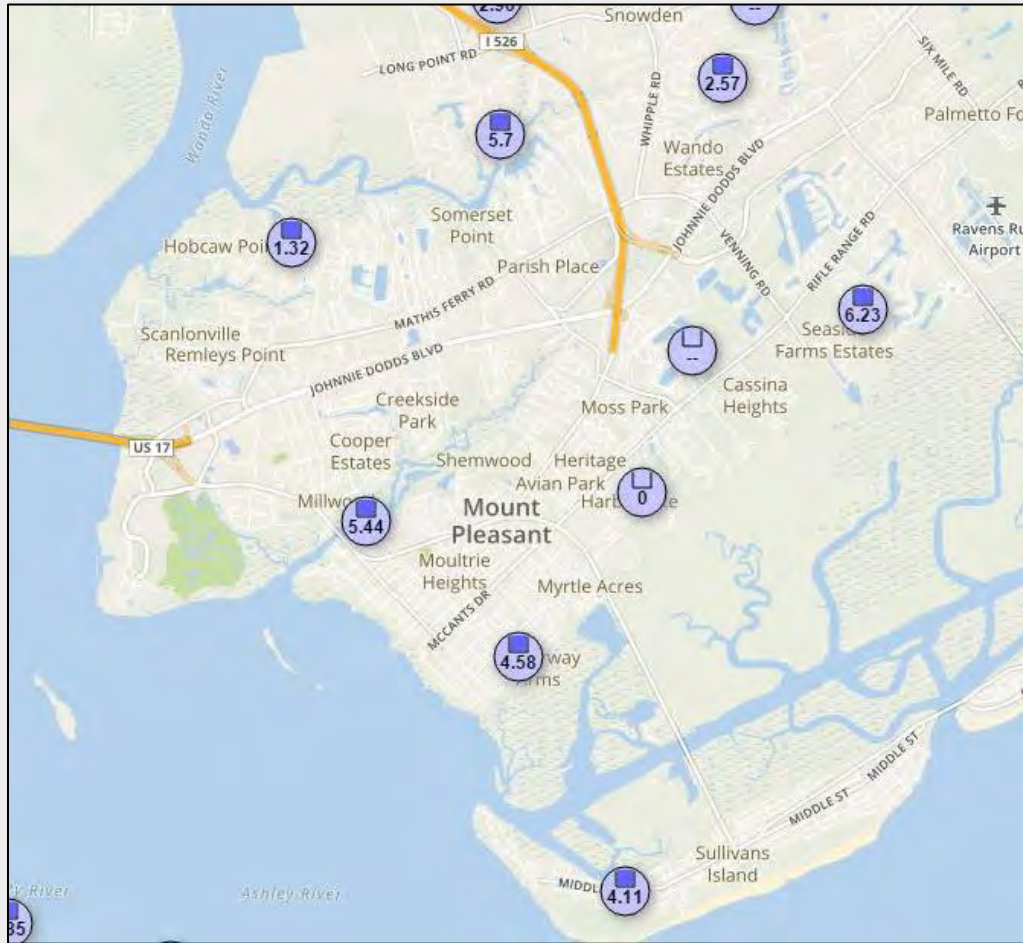
RAINFALL EVENT

April 24, 2017



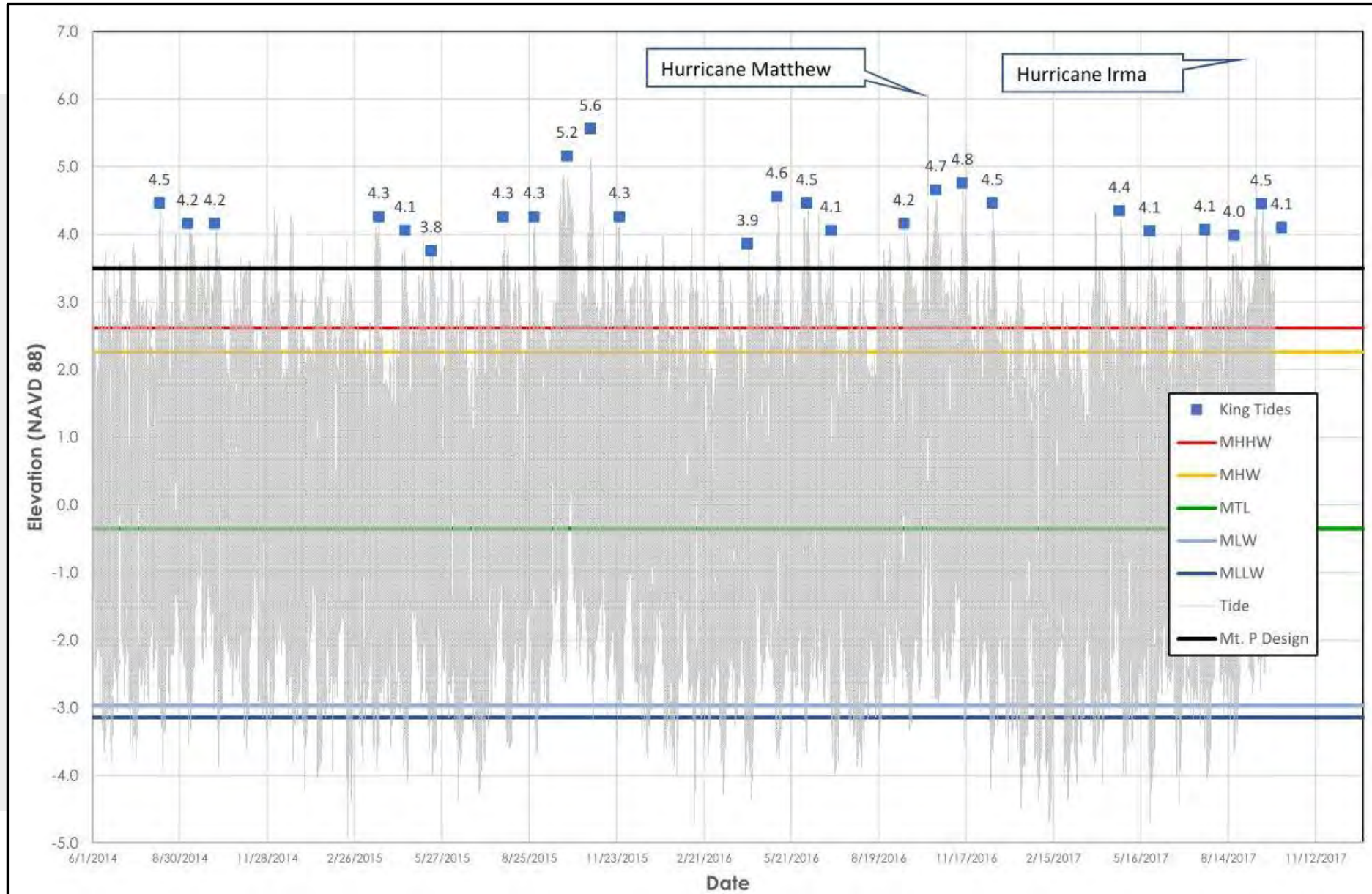
RAINFALL EVENT

April 24, 2017

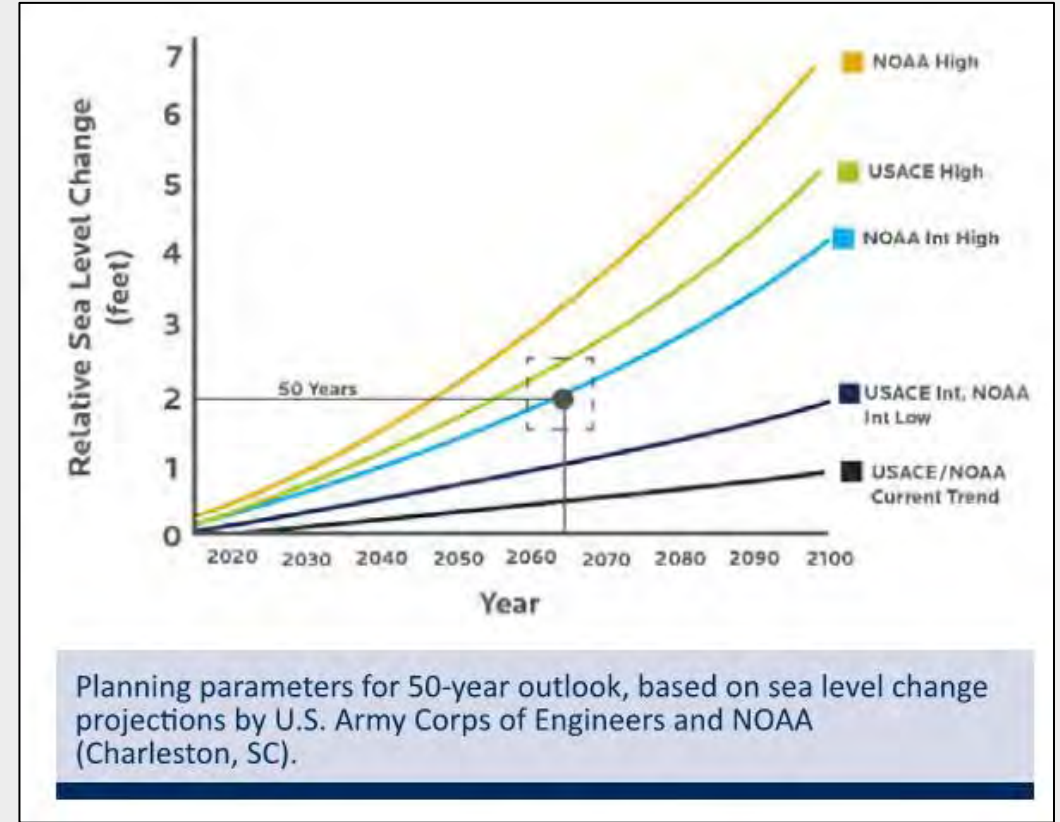
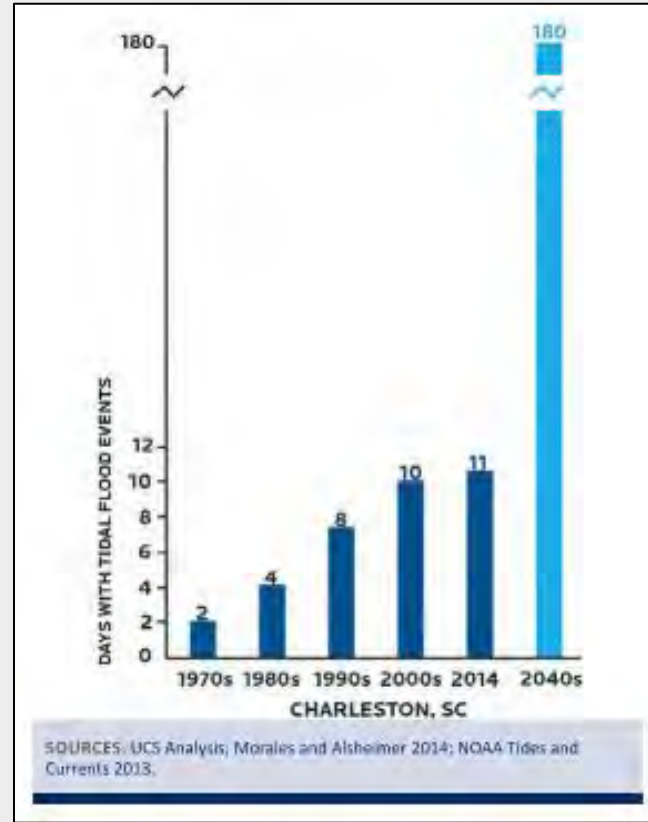


PDS-based precipitation frequency estimates with 90% confidence intervals (in inches) ¹									
Duration	Average recurrence interval (years)								
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5-min	0.523 (0.483-0.565)	0.612 (0.567-0.663)	0.706 (0.653-0.764)	0.796 (0.734-0.859)	0.898 (0.825-0.969)	0.982 (0.898-1.06)	1.06 (0.967-1.15)	1.14 (1.03-1.24)	1.25 (1.11-1.35)
10-min	0.835 (0.772-0.903)	0.980 (0.907-1.06)	1.13 (1.05-1.22)	1.27 (1.17-1.37)	1.43 (1.32-1.54)	1.57 (1.43-1.69)	1.69 (1.54-1.83)	1.81 (1.64-1.96)	1.97 (1.76-2.14)
15-min	1.04 (0.965-1.13)	1.23 (1.14-1.33)	1.43 (1.32-1.55)	1.61 (1.49-1.74)	1.82 (1.67-1.96)	1.98 (1.81-2.14)	2.14 (1.94-2.31)	2.29 (2.07-2.47)	2.48 (2.22-2.69)
30-min	1.43 (1.32-1.55)	1.70 (1.58-1.84)	2.03 (1.88-2.20)	2.33 (2.15-2.52)	2.69 (2.47-2.90)	2.98 (2.73-3.22)	3.27 (2.97-3.54)	3.56 (3.22-3.85)	3.95 (3.52-4.28)
60-min	1.78 (1.65-1.93)	2.13 (1.98-2.31)	2.60 (2.41-2.82)	3.04 (2.80-3.28)	3.58 (3.29-3.86)	4.04 (3.69-4.36)	4.51 (4.10-4.87)	5.00 (4.51-5.40)	5.67 (5.06-6.14)
2-hr	2.13 (1.97-2.28)	2.57 (2.38-2.76)	3.20 (2.96-3.44)	3.79 (3.50-4.07)	4.51 (4.15-4.84)	5.13 (4.69-5.50)	5.73 (5.21-6.16)	6.36 (5.74-6.82)	7.19 (6.42-7.73)
3-hr	2.26 (2.10-2.44)	2.73 (2.53-2.95)	3.42 (3.17-3.69)	4.07 (3.76-4.40)	4.91 (4.50-5.29)	5.64 (5.14-6.08)	6.38 (5.78-6.88)	7.16 (6.43-7.71)	8.23 (7.30-8.89)
6-hr	2.67 (2.46-2.91)	3.22 (2.97-3.51)	4.04 (3.72-4.41)	4.83 (4.43-5.25)	5.84 (5.33-6.36)	6.74 (6.10-7.33)	7.65 (6.87-8.31)	8.62 (7.67-9.36)	9.96 (8.74-10.8)
12-hr	3.10 (2.83-3.41)	3.73 (3.41-4.10)	4.71 (4.30-5.17)	5.66 (5.14-6.20)	6.90 (6.21-7.53)	8.00 (7.15-8.72)	9.14 (8.09-9.96)	10.4 (9.08-11.3)	12.1 (10.4-13.2)
24-hr	3.51 (3.18-3.88)	4.28 (3.86-4.72)	5.53 (4.98-6.09)	6.55 (5.88-7.21)	7.98 (7.13-8.79)	9.14 (8.15-10.1)	10.4 (9.19-11.4)	11.7 (10.3-12.9)	13.5 (11.8-14.9)
2-day	4.08 (3.69-4.53)	4.95 (4.49-5.49)	6.33 (5.73-7.01)	7.46 (6.74-8.25)	9.04 (8.12-9.98)	10.3 (9.25-11.4)	11.7 (10.4-12.9)	13.1 (11.6-14.5)	15.1 (13.3-16.7)
3-day	4.35 (3.95-4.80)	5.26 (4.78-5.82)	6.69 (6.07-7.38)	7.85 (7.09-8.64)	9.46 (8.51-10.4)	10.8 (9.64-11.8)	12.1 (10.8-13.4)	13.6 (12.0-15.0)	15.6 (13.7-17.2)
4-day	4.61 (4.20-5.08)	5.58 (5.07-6.15)	7.05 (6.40-7.76)	8.23 (7.45-9.04)	9.87 (8.90-10.8)	11.2 (10.0-12.3)	12.6 (11.2-13.8)	14.0 (12.5-15.4)	16.0 (14.1-17.7)
7-day	5.38 (4.93-5.87)	6.48 (5.95-7.08)	8.10 (7.42-8.82)	9.37 (8.56-10.2)	11.1 (10.1-12.1)	12.5 (11.4-13.7)	14.0 (12.6-15.3)	15.5 (13.9-16.9)	17.6 (15.7-19.2)
10-day	6.10 (5.62-6.64)	7.33 (6.74-7.96)	9.00 (8.26-9.78)	10.3 (9.42-11.2)	12.0 (11.0-13.1)	13.4 (12.2-14.6)	14.8 (13.4-16.1)	16.2 (14.6-17.7)	18.1 (16.3-19.8)
20-day	8.14 (7.52-8.82)	9.71 (8.97-10.5)	11.7 (10.8-12.7)	13.3 (12.3-14.4)	15.4 (14.2-16.7)	17.1 (15.7-18.5)	18.8 (17.2-20.3)	20.5 (18.7-22.2)	22.8 (20.7-24.7)
30-day	10.0 (9.35-10.7)	11.9 (11.1-12.7)	14.1 (13.2-15.1)	15.8 (14.7-16.9)	18.0 (16.8-19.2)	19.7 (18.3-21.0)	21.4 (19.9-22.9)	23.1 (21.4-24.7)	25.3 (23.4-27.1)
	12.5	14.8	17.3	19.1	21.6	23.4	25.2	27.0	29.4

TIDE DATA 2016-2017

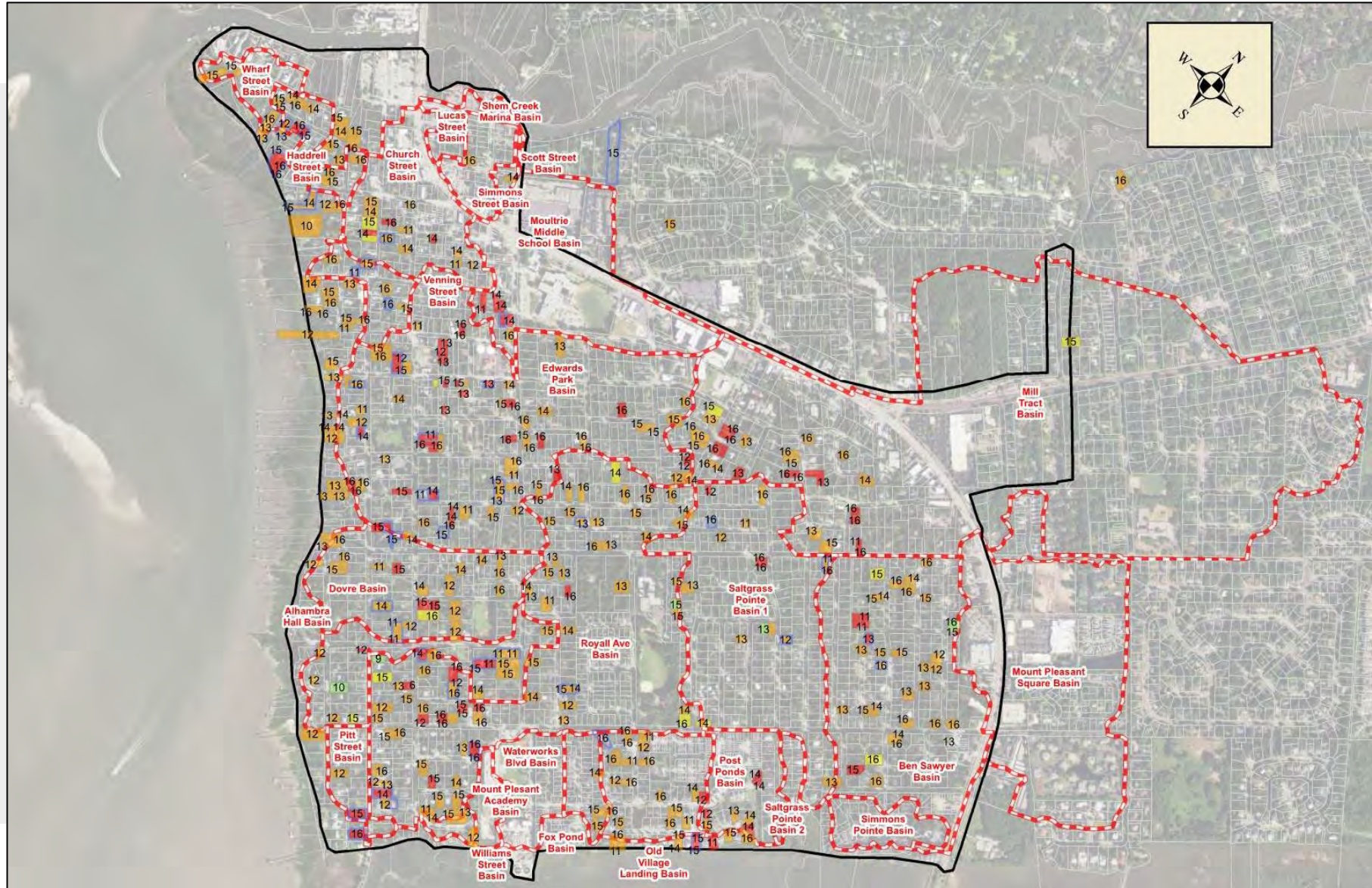


SEA LEVEL RISE *City of Charleston Sea Level Rise Strategy (Dec. 2015)*

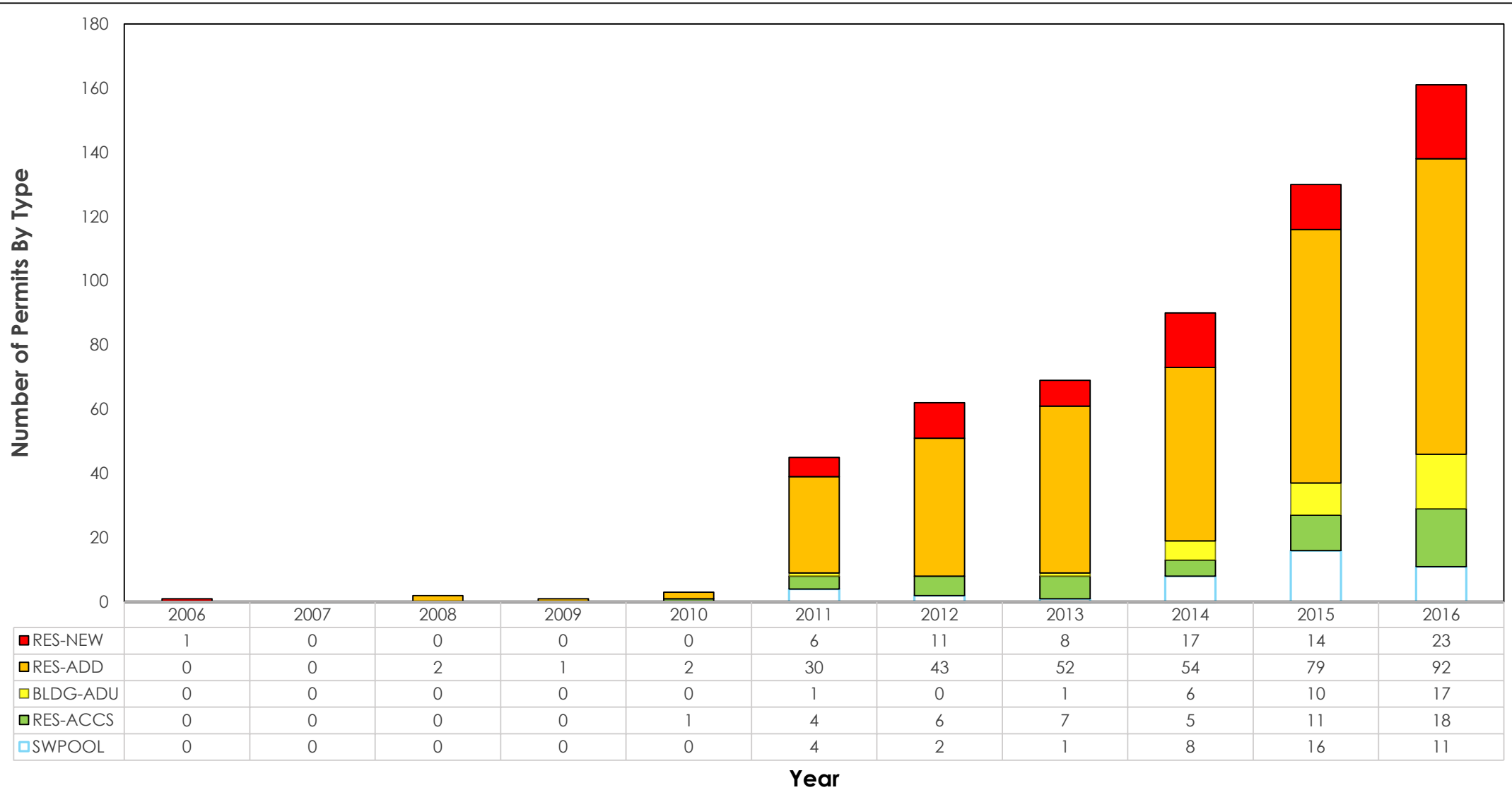


RESIDENTIAL CONSTRUCTION PERMITS (2006-2016)

- RES-NEW
- RES-ADD
- BLDG-ADU
- RES-ACCS
- SWPOOL



RESIDENTIAL CONSTRUCTION PERMITS (2006-2016)



TYPICAL REDEVELOPMENT SCENARIOS

EXAMPLE 1

2015



2017



EXAMPLE 2

2015

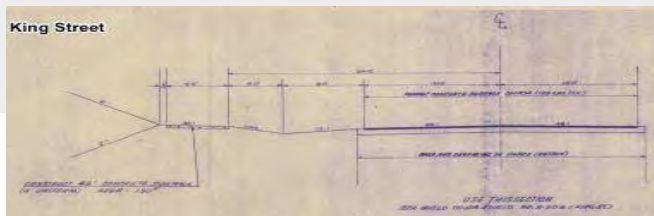
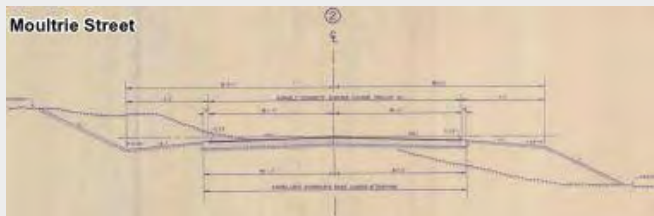
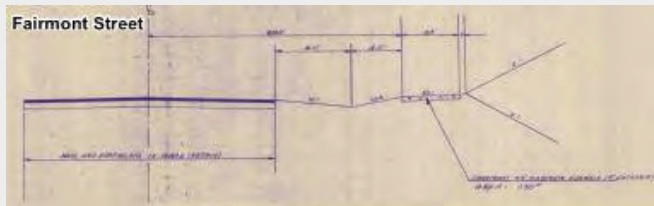
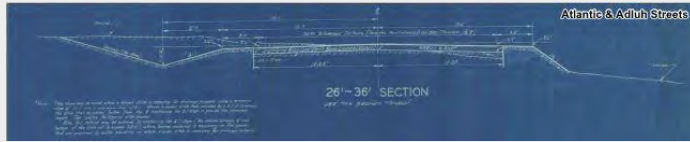


2017



TYPICAL REDEVELOPMENT ENCROACHMENTS

ORIGINAL SCDOT PLANS

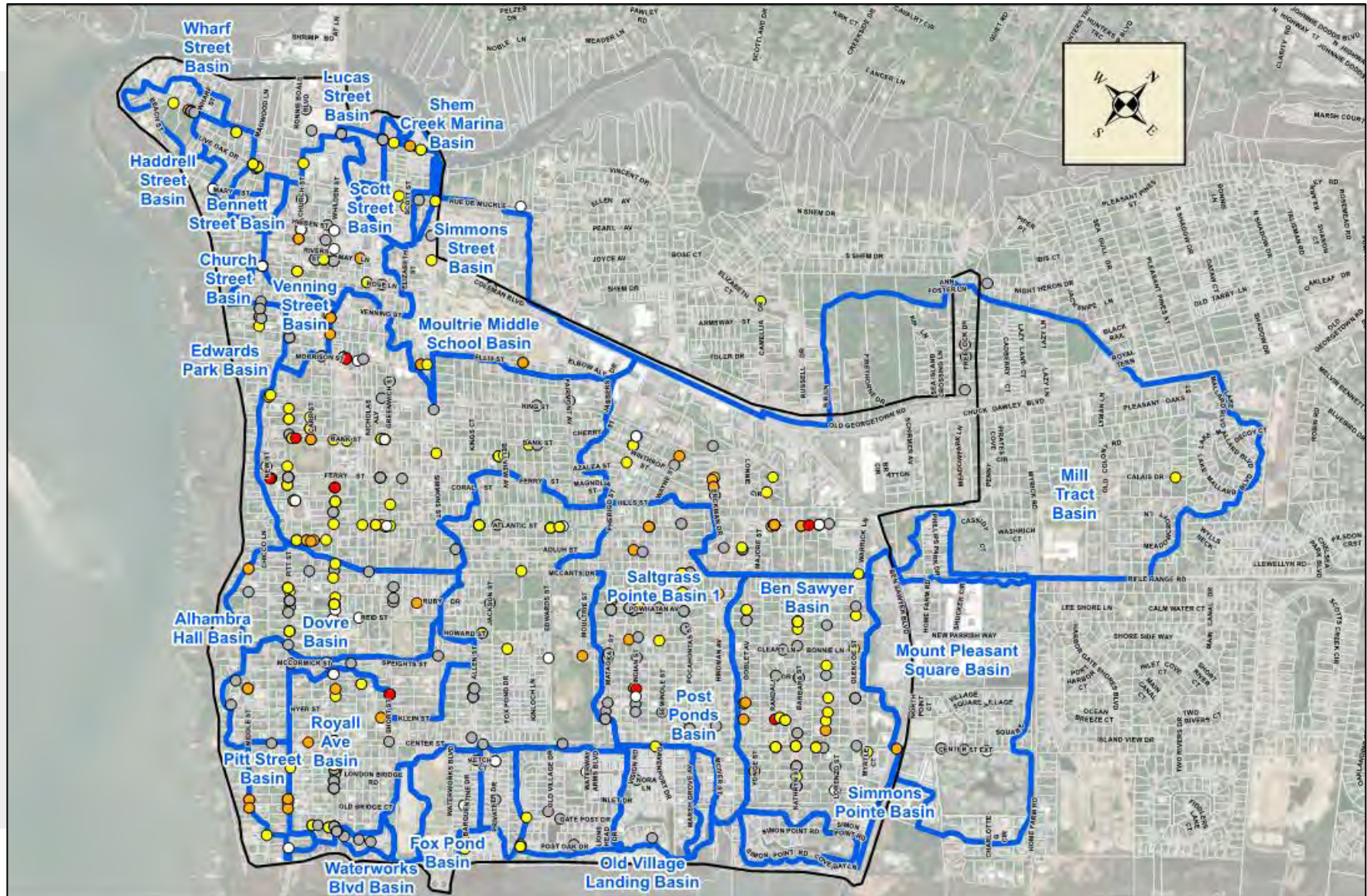


IMPACTED SECTIONS

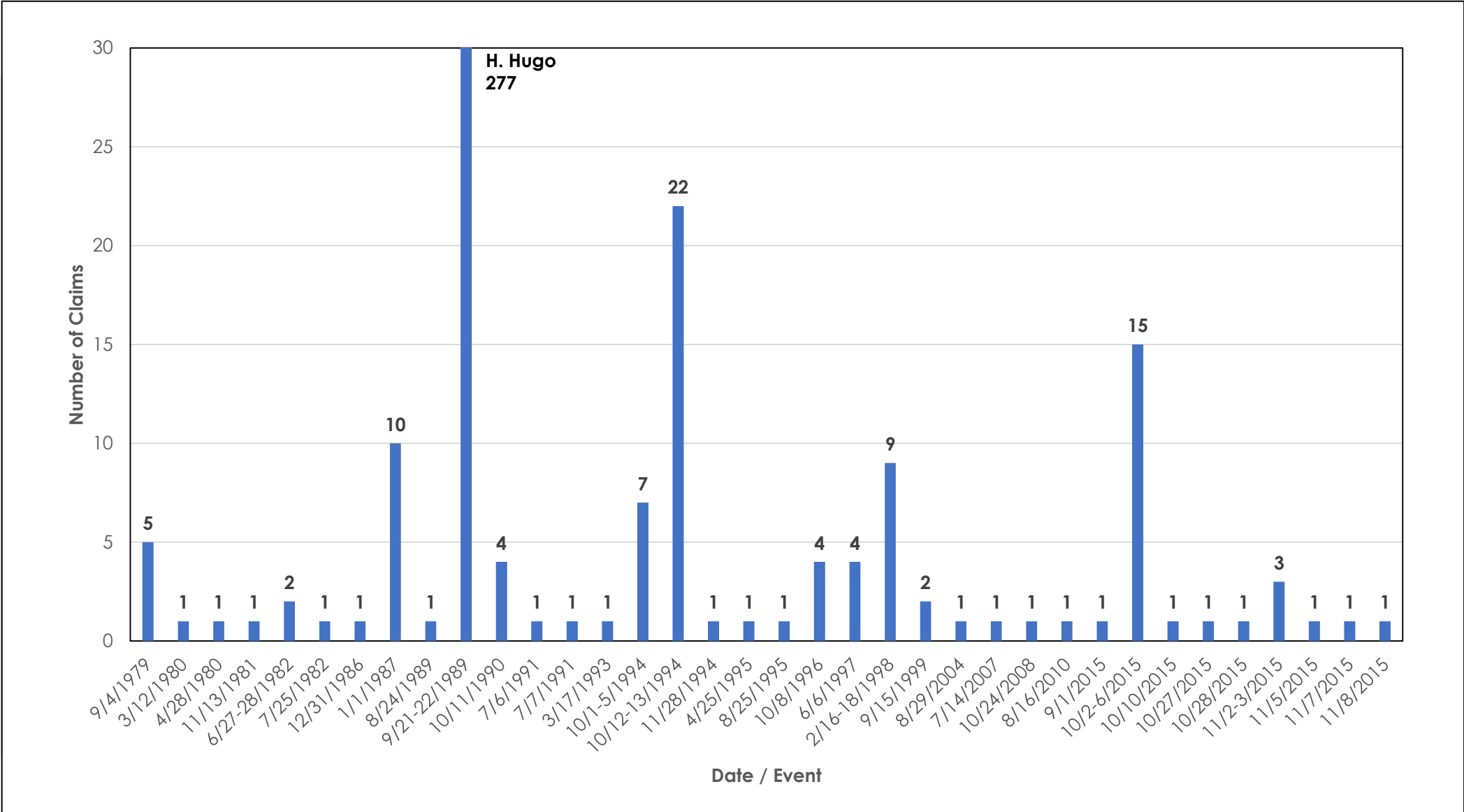


SERVICE REQUESTS (2001-2016)

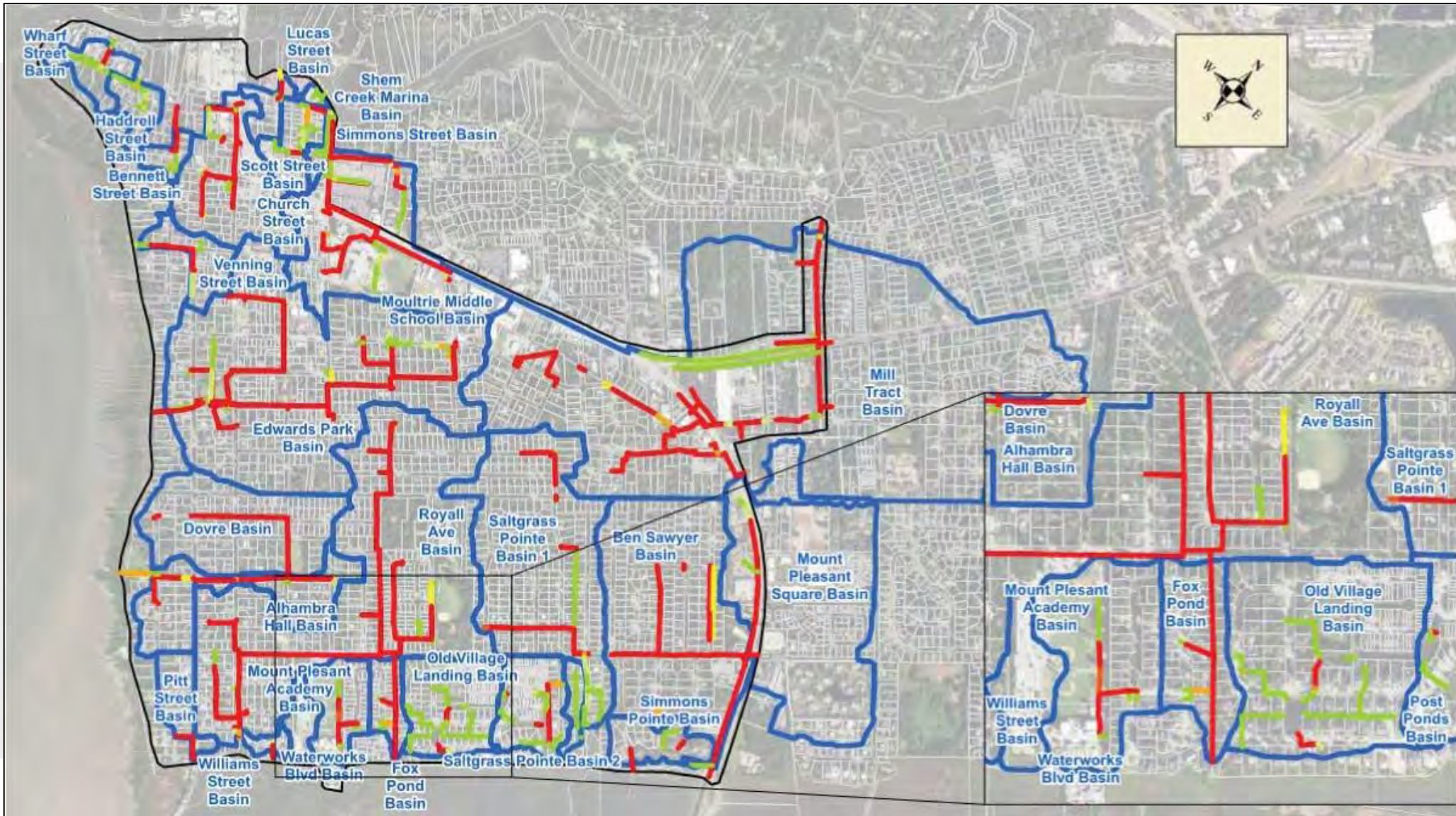
- STRUCTURAL
- SEVERE
- NUISANCE
- MAINTENANCE
- UNKNOWN






FEMA FLOOD CLAIMS (1979-2015)




FUTURE CONDITION LEVEL OF SERVICE (2043)




-  BASINS
-  25 YEAR +
-  10 YEAR
-  5 YEAR
-  2 YEAR
-  1 YEAR
-  <1 YEAR

STUDY FINDINGS/BASIN PRIORITIZATION

- Drainage Area (15%)
- Parcels (15%)
- LOS (20%)
- Service Requests (10%)
- FEMA Claims (12.5%)
- Re-Development (10%)
- Closed Basins (10%)
- System Coverage (7.5%)



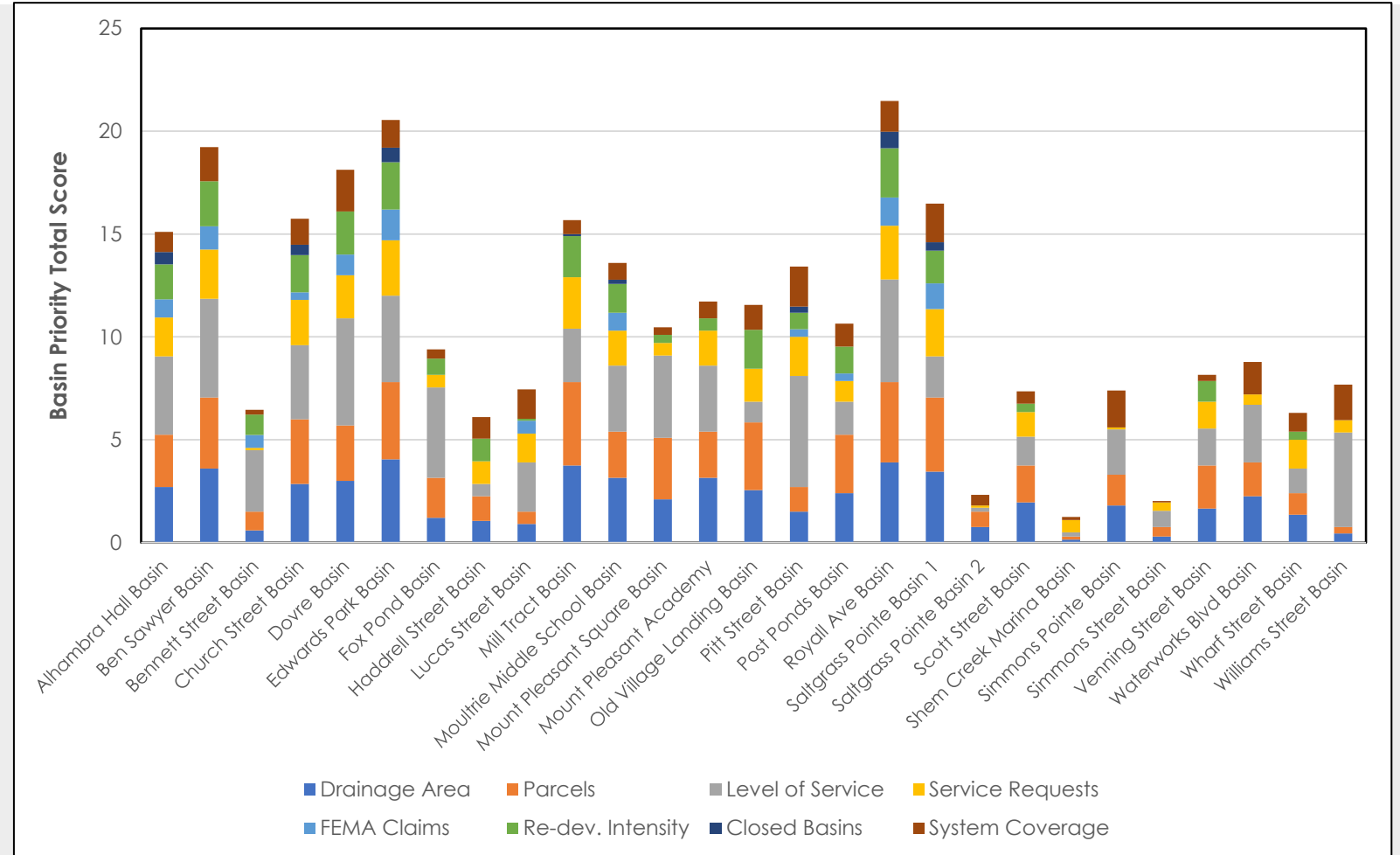
LOS Factor	
<1-yr	0
1-yr	1
2-yr	2
5-yr	3
10-yr	4
25-yr +	5



Serv. Req. Factor	
Unknown	1
Maintenance	1
Nuisance	2
Severe	3
Structural	4

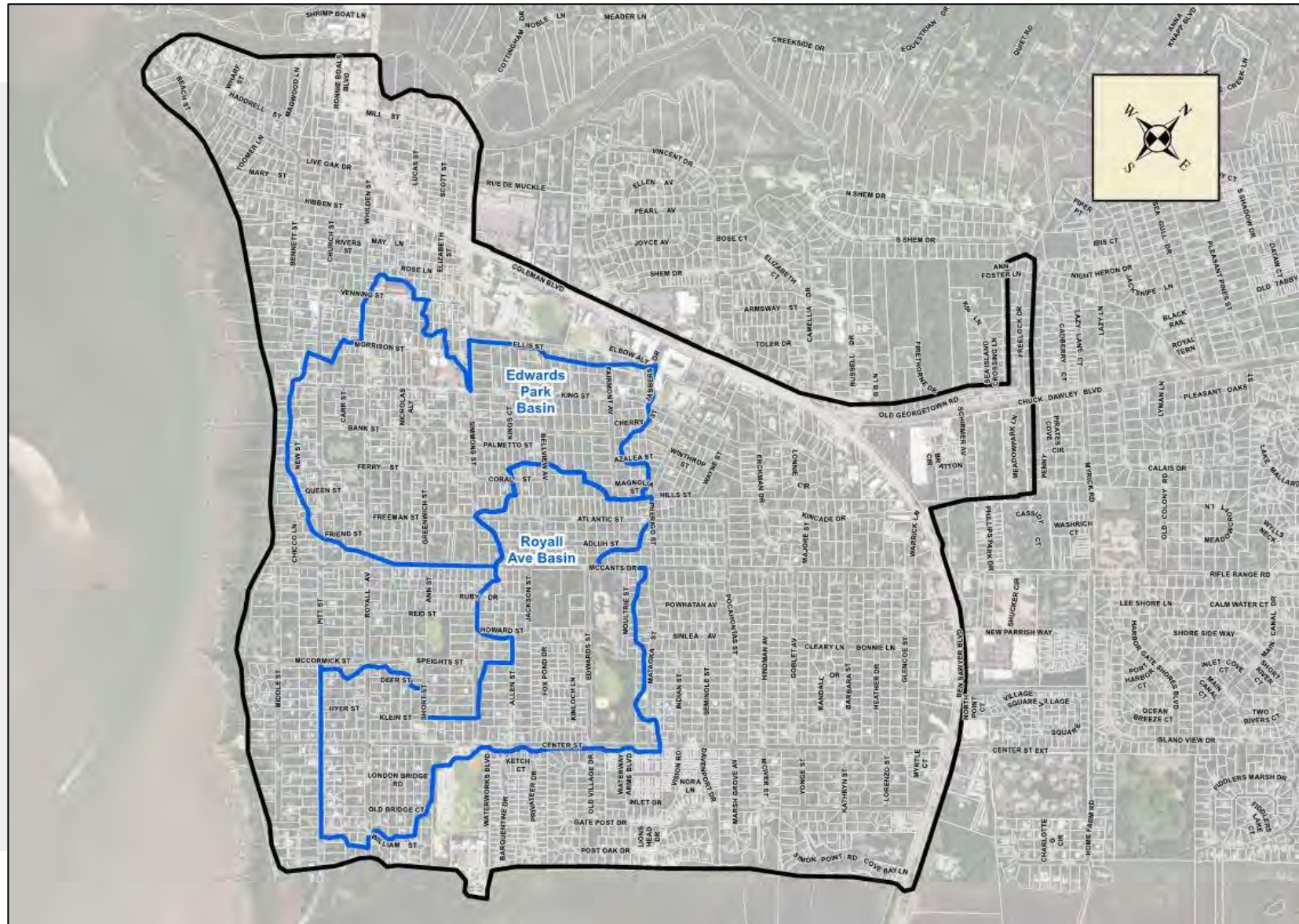
STUDY FINDINGS/BASIN PRIORITIZATION

Basin	Basin Priority	
	Total Score	Overall Ranking
Alhambra Hall Basin	15.10	8
Ben Sawyer Basin	19.23	3
Bennett Street Basin	6.45	22
Church Street Basin	15.75	6
Dovre Basin	18.13	4
Edwards Park Basin	20.55	2
Fox Pond Basin	9.40	15
Haddrell Street Basin	6.10	24
Lucas Street Basin	7.45	19
Mill Tract Basin	15.68	7
Moultrie Middle School Basin	13.60	9
Mount Pleasant Square Basin	10.48	14
Mount Pleasant Academy	11.73	11
Old Village Landing Basin	11.55	12
Pitt Street Basin	13.43	10
Post Ponds Basin	10.65	13
Royall Ave Basin	21.48	1
Saltgrass Pointe Basin 1	16.48	5
Saltgrass Pointe Basin 2	2.33	25
Scott Street Basin	7.35	21
Shem Creek Marina Basin	1.25	27
Simmons Pointe Basin	7.40	20
Simmons Street Basin	2.03	26
Venning Street Basin	8.15	17
Waterworks Blvd Basin	8.78	16
Wharf Street Basin	6.30	23
Williams Street Basin	7.68	18



DRAINAGE IMPROVEMENT BASINS

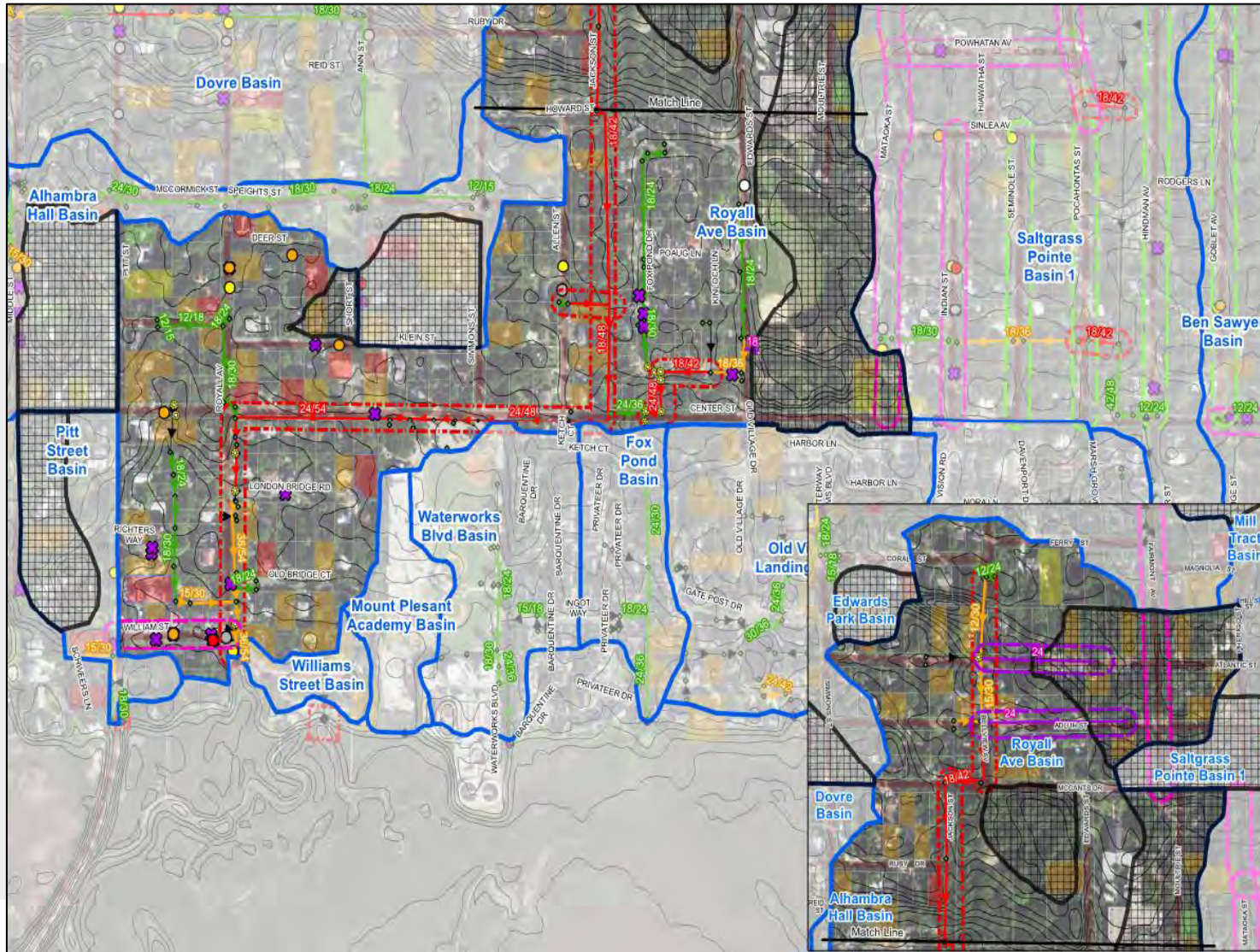
 DRAINAGE IMPROVEMENT BASIN



RECOMMENDED IMPROVEMENTS

Drainage Improvements Cost Summary						
Basin	Pipe Improvements	High Priority CIPs	Alternative Improvements	Streetscape	Maintenance	Total
Alhambra Hall Basin	\$ 825,091	\$ -	\$ -	\$ -	\$ -	\$ 825,091
Ben Sawyer Basin	\$ 1,826,648	\$ 979,229		\$ 120,700	\$ 83,850	\$ 2,031,198
Bennett Street Basin	\$ 152,266	\$ -	\$ -	\$ -	\$ -	\$ 152,266
Church Street Basin	\$ 826,801	\$ -	\$ 212,040	\$ -	\$ -	\$ 1,038,841
Dovre Basin	\$ 600,676	\$ 118,806	\$ -	\$ -	\$ -	\$ 600,676
Edwards Park Basin	\$ 3,527,215	\$ 769,923	\$ 988,660	\$ 45,440	\$ 10,400	\$ 4,571,715
Fox Pond Basin	\$ 445,958	\$ -	\$ -	\$ -	\$ -	\$ 445,958
Haddrell Street Basin	\$ 20,231	\$ -	\$ -	\$ -	\$ -	\$ 20,231
Lucas Street Basin	\$ 83,377	\$ -	\$ -	\$ -	\$ -	\$ 83,377
Mill Tract Basin	\$ 5,656,895	\$ 3,416,007	\$ -	\$ -	\$ 32,500	\$ 5,689,395
Moultrie Middle School Basin	\$ 1,831,133	\$ -	\$ 319,940	\$ -	\$ -	\$ 2,151,073
Mount Pleasant Square Basin	\$ 546,517	\$ -	\$ -	\$ -	\$ -	\$ 546,517
Mount Pleasant Academy Basin	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Old Village Landing Basin	\$ 175,966	\$ -	\$ -	\$ -	\$ -	\$ 175,966
Pitt Street Basin	\$ 144,071	\$ -	\$ 9,680	\$ -	\$ -	\$ 153,751
Post Ponds Basin	\$ 207,104	\$ -	\$ -	\$ -	\$ -	\$ 207,104
Royall Ave Basin	\$ 3,688,693	\$ 2,371,939	\$ 379,300	\$ -	\$ 27,430	\$ 4,095,423
Saltgrass Pointe Basin 1	\$ 822,219	\$ 153,573	\$ 111,901	\$ 268,735	\$ 106,080	\$ 1,308,935
Saltgrass Pointe Basin 2	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Scott Street Basin	\$ 158,994	\$ -	\$ -	\$ -	\$ -	\$ 158,994
Shem Creek Marina Basin	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Simmons Pointe Basin	\$ 109,900	\$ -	\$ -	\$ -	\$ -	\$ 109,900
Simmons Street Basin	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Venning Street Basin	\$ 252,293	\$ -	\$ -	\$ -	\$ 1,500	\$ 253,793
Waterworks Blvd Basin	\$ 264,425	\$ -	\$ -	\$ -	\$ -	\$ 264,425
Wharf Street Basin	\$ 93,493	\$ -	\$ -	\$ -	\$ -	\$ 93,493
Williams Street Basin	\$ 29,572	\$ -	\$ 9,680	\$ -	\$ -	\$ 39,252
Total Cost	\$ 22,289,539	\$ 7,809,477	\$ 2,031,202	\$ 434,875	\$ 261,760	\$ 25,017,376

RECOMMENDED IMPROVEMENTS *Royall Avenue Basin*



10-year LOS Improvement:	Cost
Existing:	\$ 3,326,129
Future 2026:	\$ 3,501,127
Future (Max) 2043:	\$ 3,688,693

High Priority CIPs:	
Royal Ave. I	\$ 465,124
Center St. I	\$ 744,828
Bellevue/Jackson/Allen St.	\$ 978,809
Fox Pond Dr./Center St.	\$ 183,178

HIGH PRIORITY CIP

Alt. Improvements:	
Atlantic St.	\$ 122,613
Adluh St.	\$ 156,687
Wetland/Pond Outfall	\$ 50,000
Royall Ave. Outfall	\$ 50,000

ALTERNATE IMPROVEMENT

Streetscape:	
-	\$ -

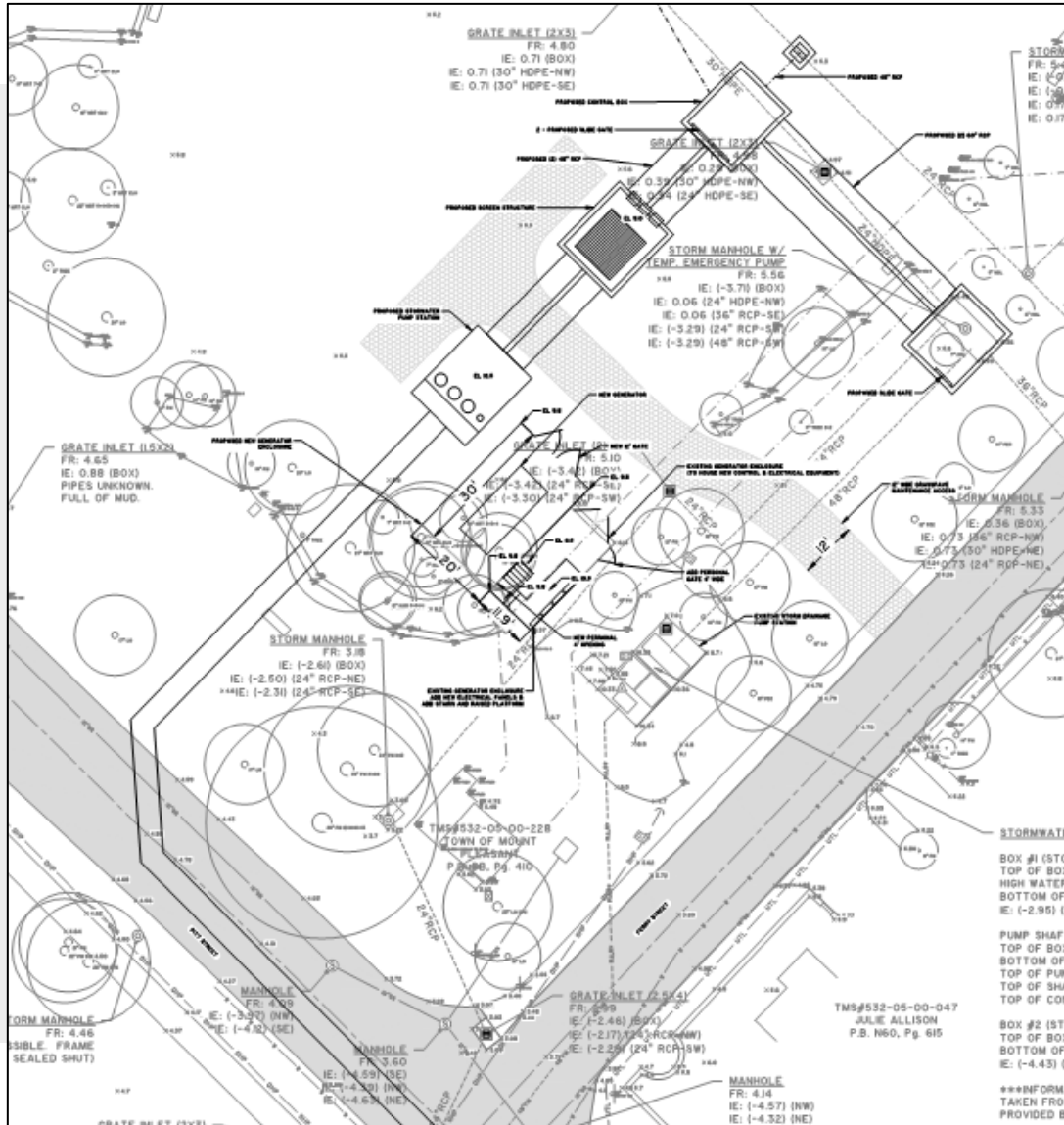
STREETSCAPE

Delayed Maintenance:	
Williams St.	\$ 11,050
Fairmont Ave.	\$ 16,380

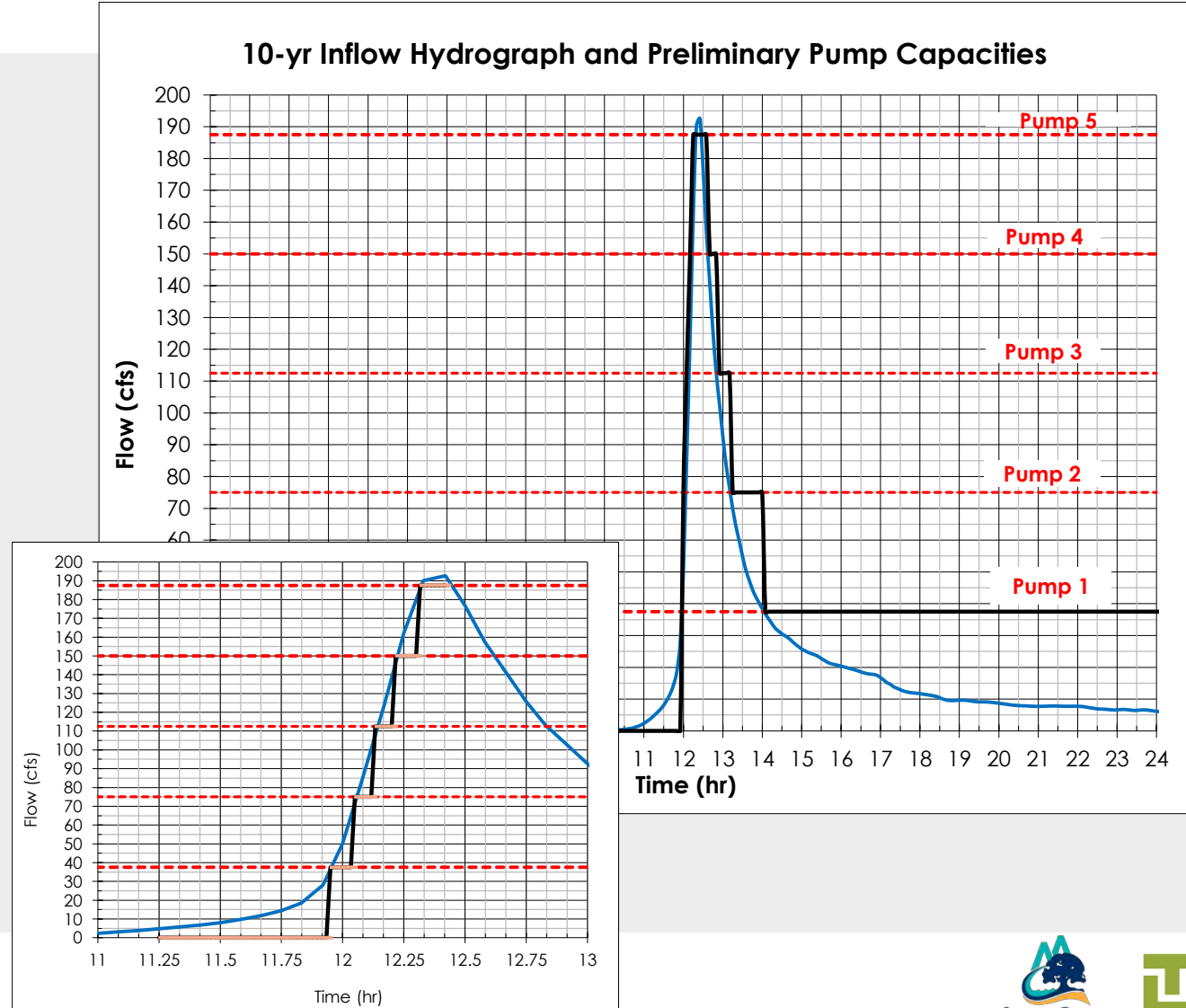
MAINTENANCE

TOTAL: \$ 4,095,423

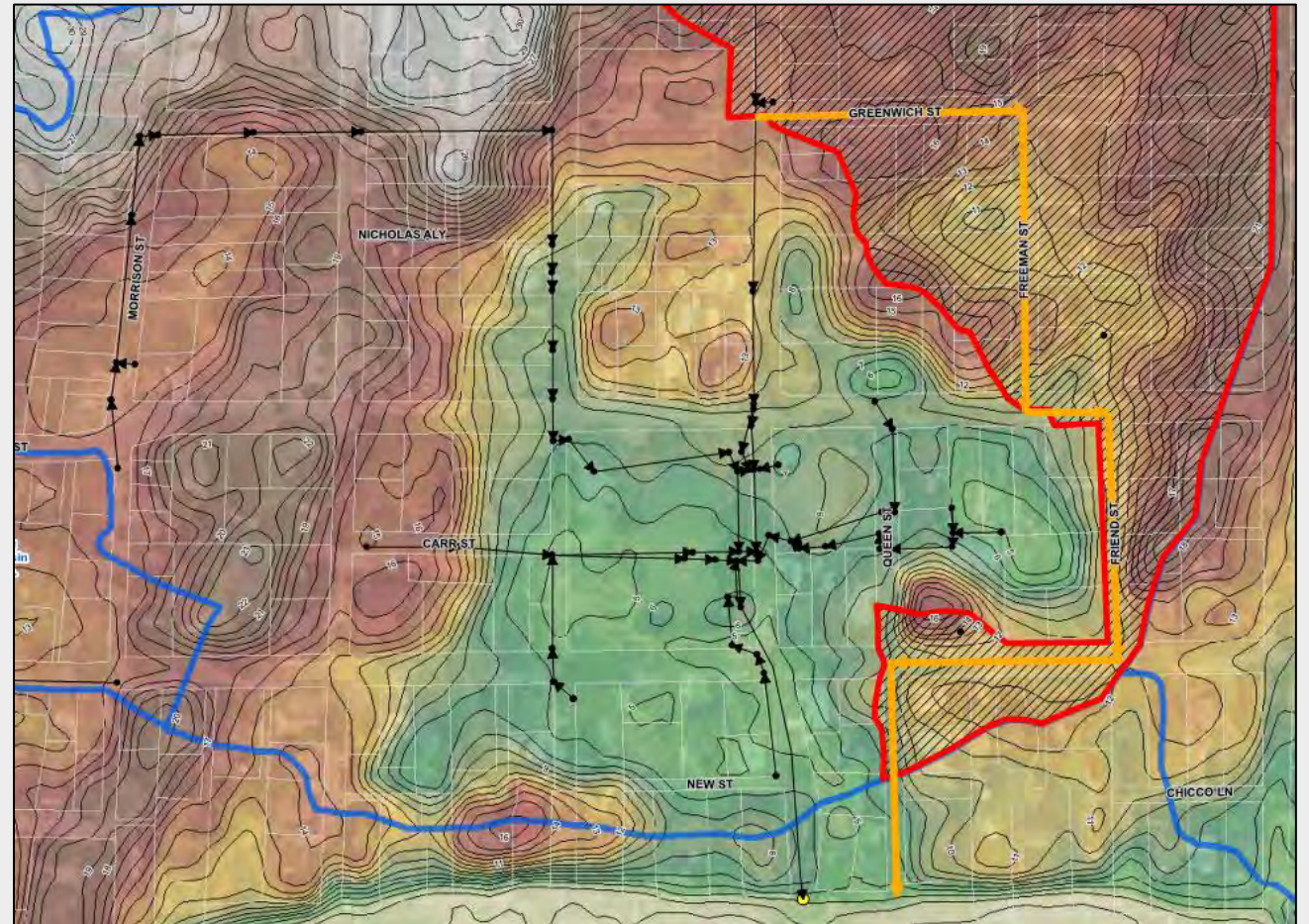
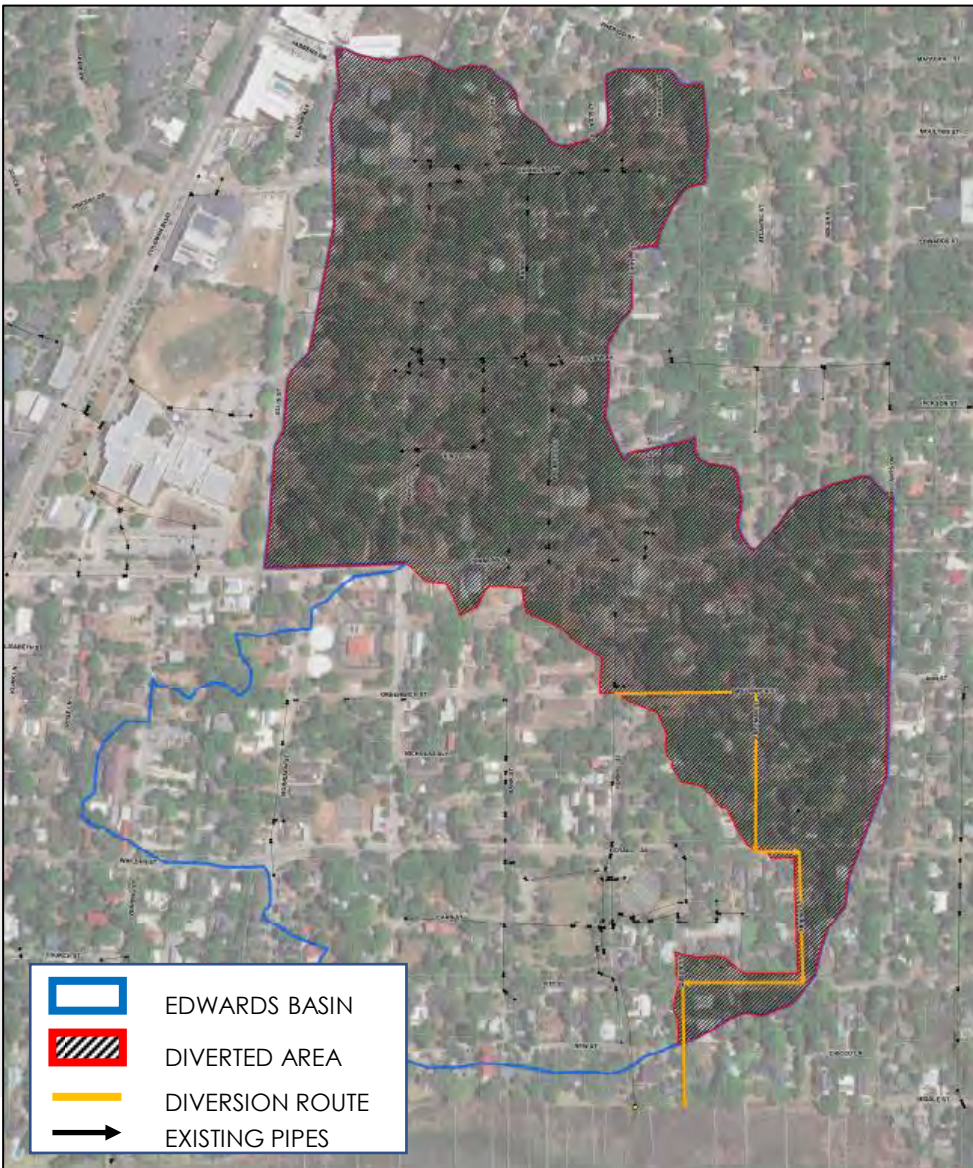
EDWARDS PARK PUMP STATION IMPROVEMENTS



10-yr Inflow Hydrograph and Preliminary Pump Capacities



EDWARDS PARK PUMP STATION DIVERSION



COST CONSIDERATIONS

- **Road R/W only** (No Prop./Easement Acquisition)
- **Gravity System** (PS Rehab only)
- **Utility coordination**
- **Builders Guide/Impervious area regulation**
- **Consider all available funding options**

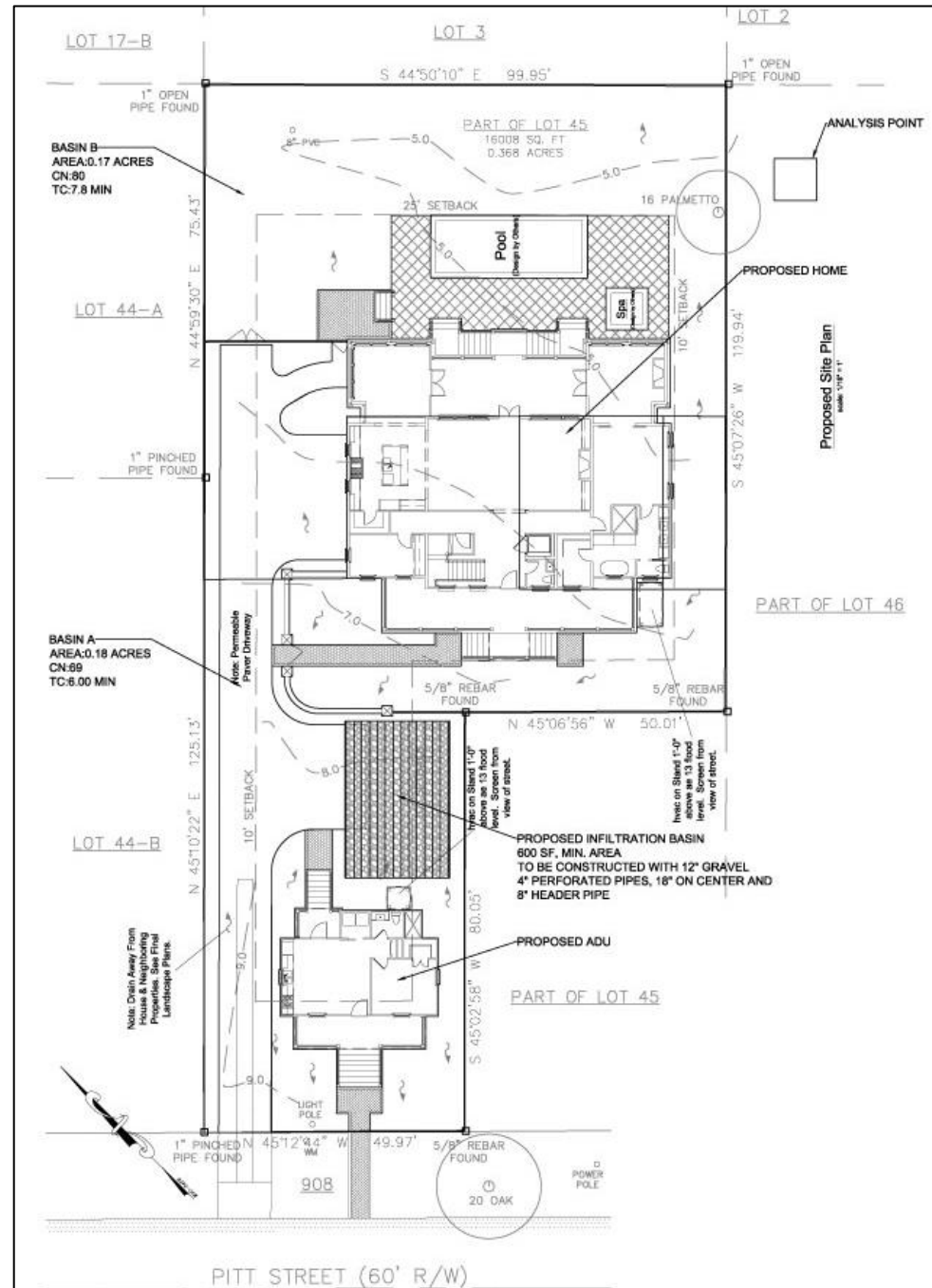
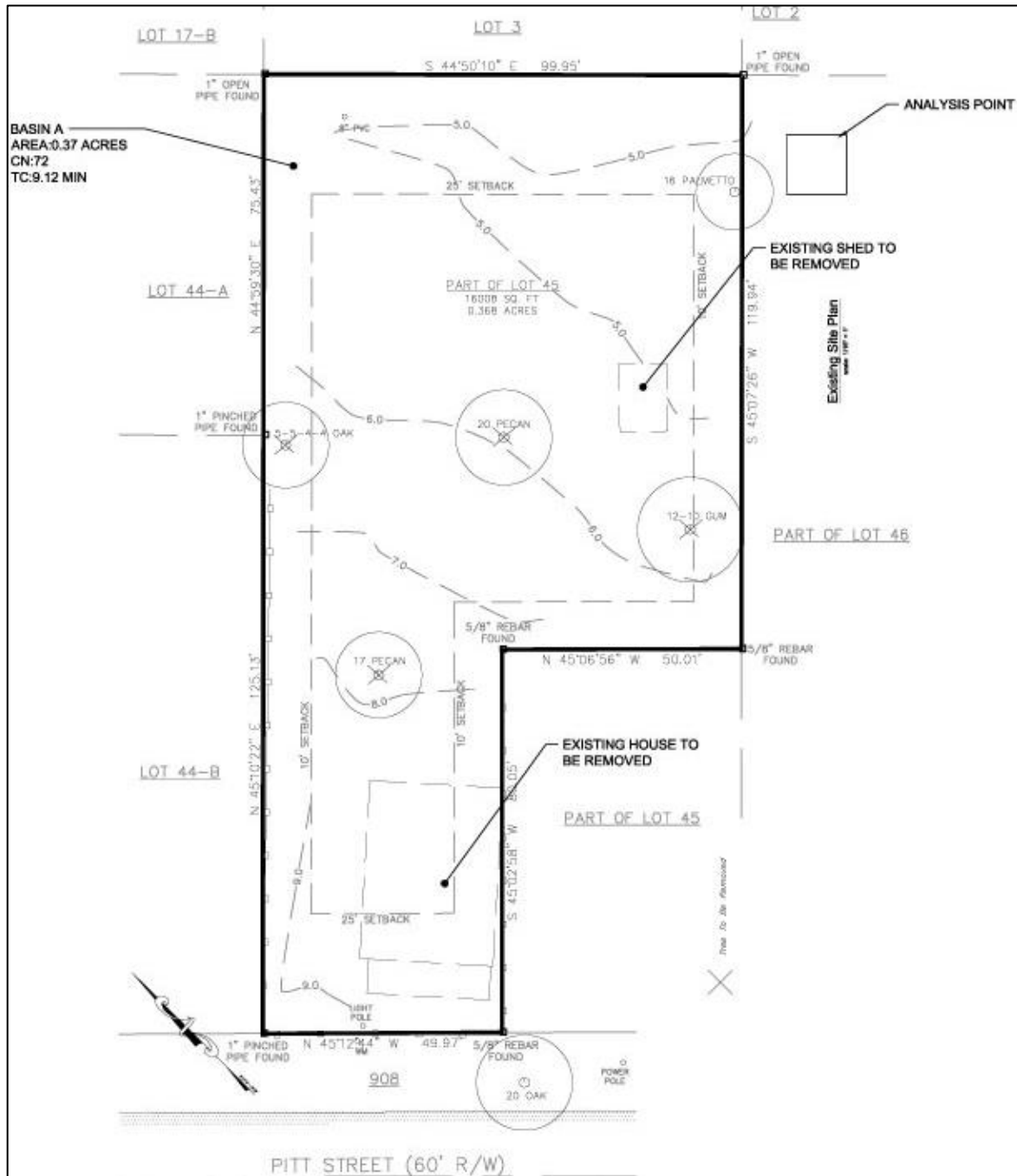
BUILDERS GUIDE

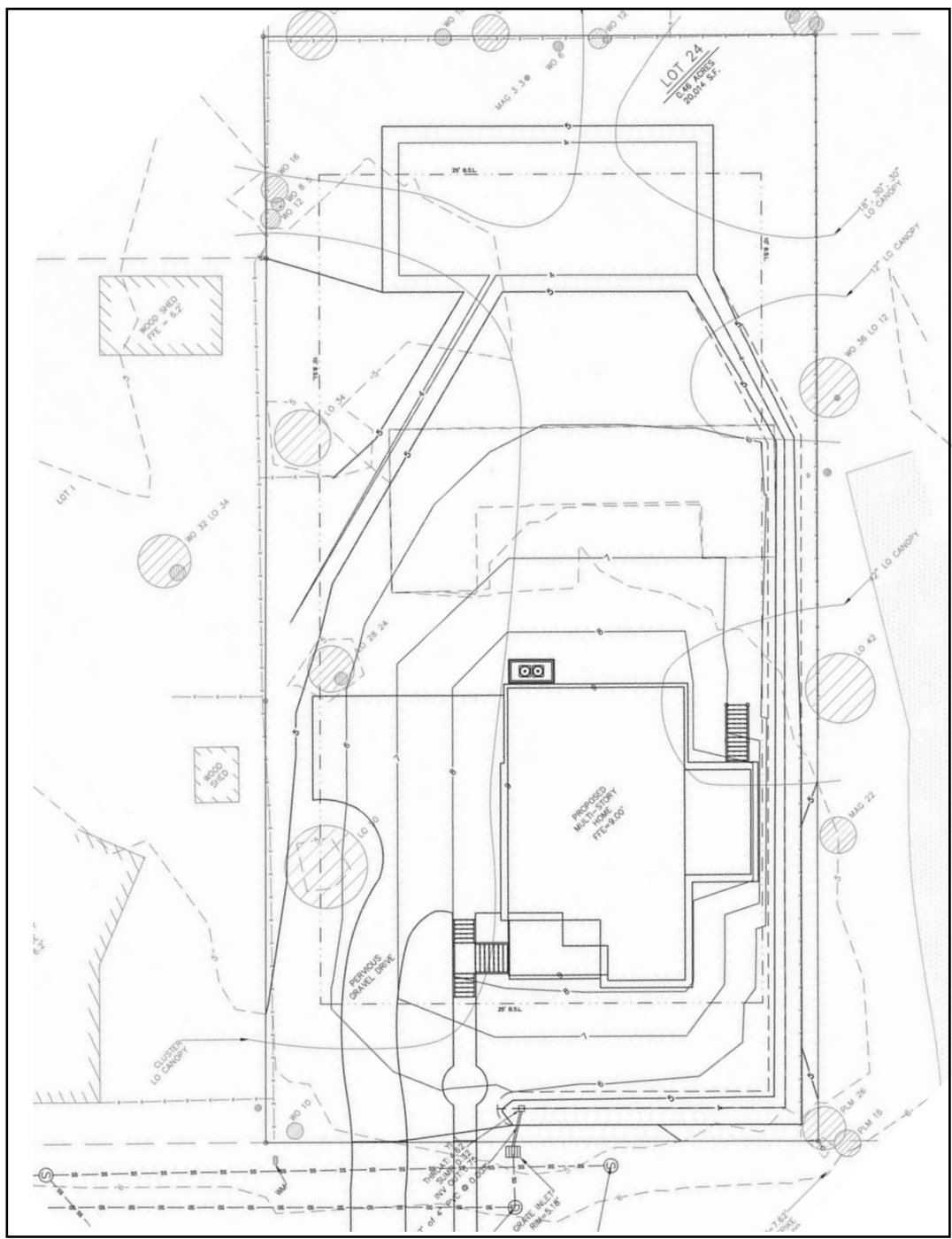
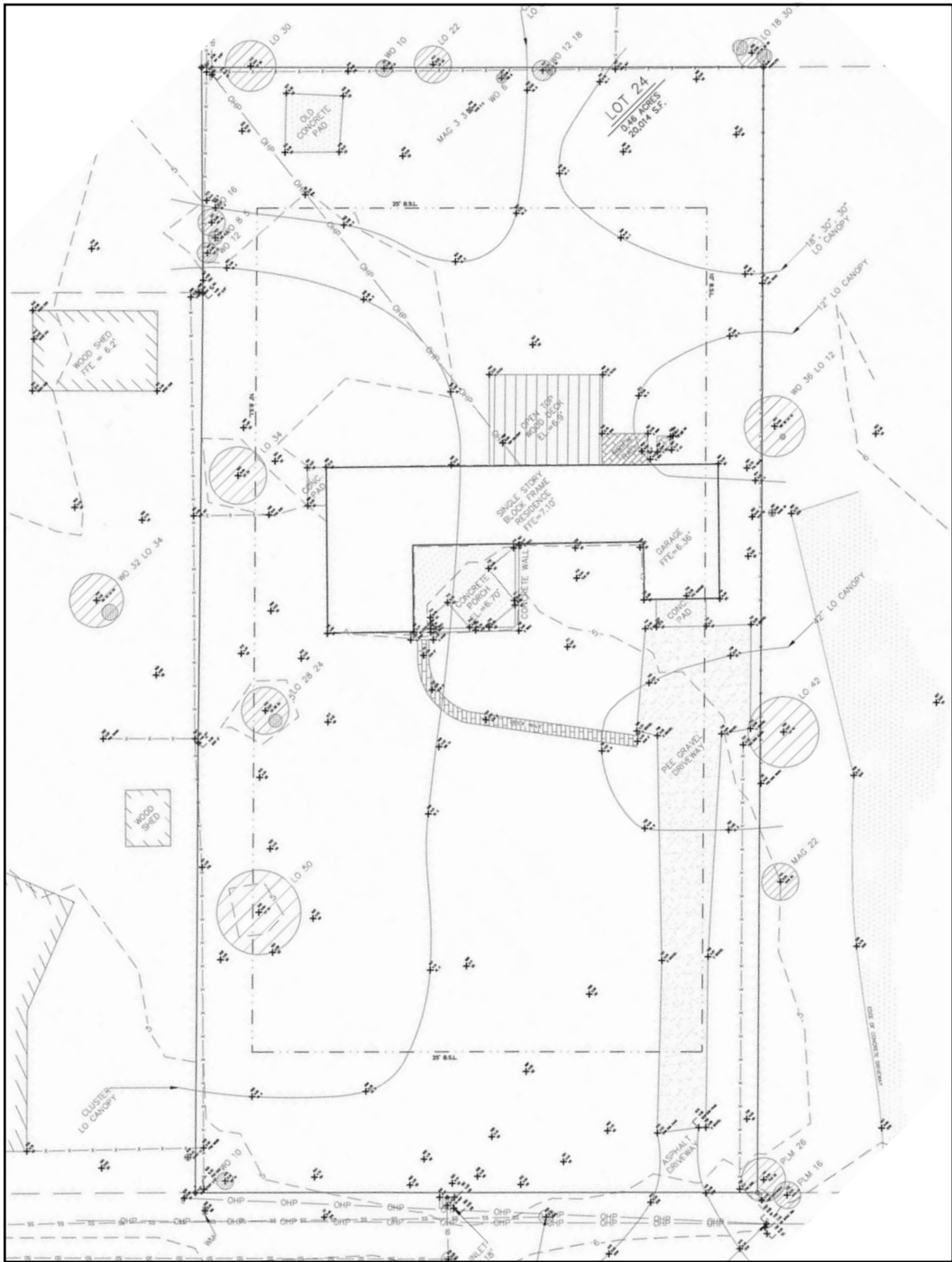
Stormwater Management Guide for Homebuilders inside the Old Village Study Area

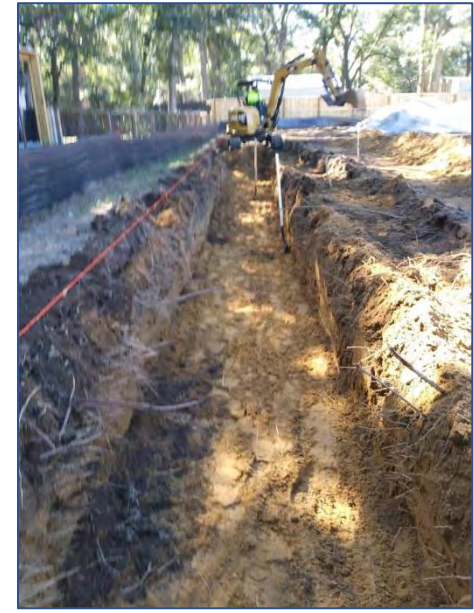
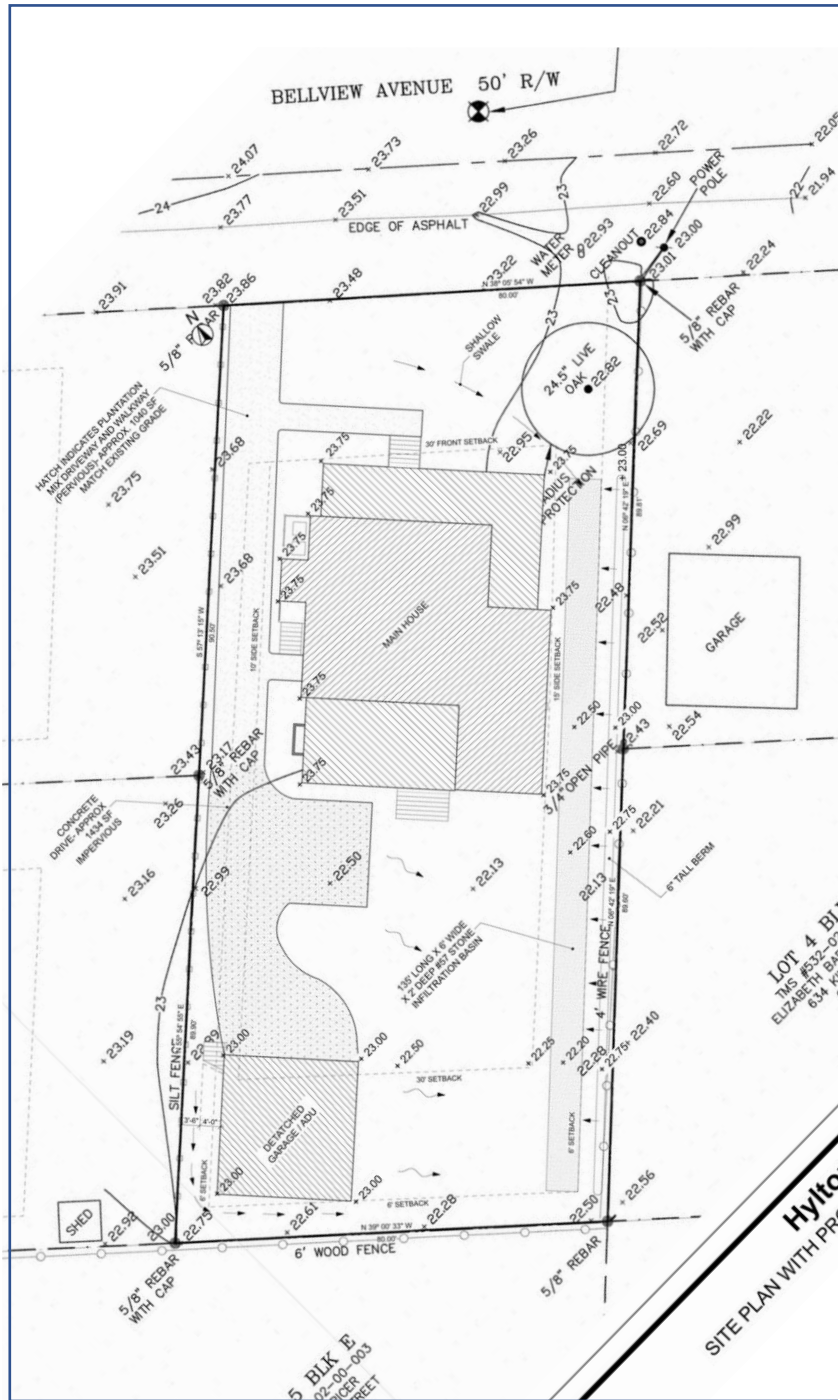


December 2017

- Immediate
- New Dev., Re-dev., and Imperv. Area Additions
- Categories
 - Category 1
 - New Home on Vacant Lot
 - Complete Demolition / Redevelopment
 - Category 2
 - Secondary Structure
 - Major Site Impervious Additions
 - Category 3
 - Minor Impervious Additions
- Upstream and Downstream Effects
- Loss of Natural Detention
- On-site Detention or Downstream Analysis








REQUIREMENTS

Geotechnical Investigation



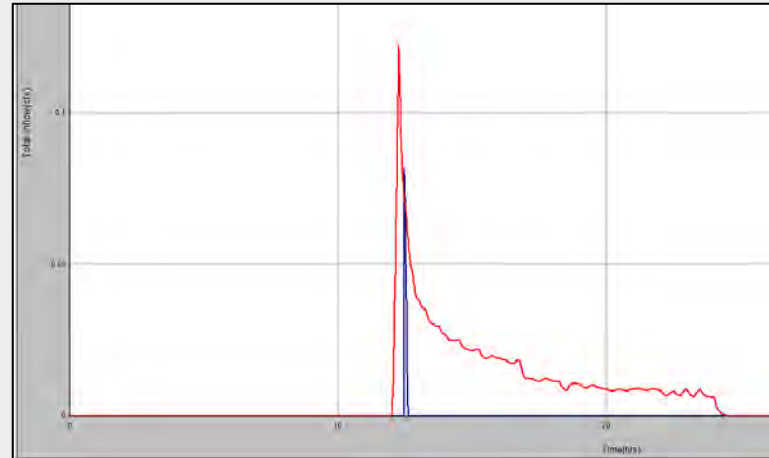
SHWT and Infiltration Testing
1275 Bellview Avenue
Mount Pleasant, South Carolina
S&ME Project No. 1413-17-101

Prepared by
Mr. Mark Hylton
1275 Bellview Avenue
Mount Pleasant, South Carolina 29464

Approved by
S&ME, Inc.
620 Wando Park Boulevard
Mount Pleasant, SC 29464

December 15, 2017

Engineered Design



Deed Restrictions

RECEIVED 7.10.18
PER CLERK
ROD OFFICE
CHARLESTON COUNTY, SC

THE STATE OF SOUTH CAROLINA
COUNTY OF CHARLESTON

DEED RESTRICTIONS

KNOWN ALL PERSONS THESE PRESENT:

I.
The undersigned, DANIEL M. SCHULER and SABRINA R. SCHULER ("the Owner"), is the owner of the following described property ("the Property"), Subdivision GREENWICH Lot 3-A Block 10 ^{TMS.} 532-25-00-182 an Addition to the Mount Pleasant ("Town"), Charleston County, South Carolina and being conveyed to DANIEL AND SABRINA SCHULER by JAMES DEANEY, by deed dated 10/13/2012, and recorded in Volume 2286, Page 165 in the Deed Records of Charleston County, South Carolina, and being more commonly described as 215 FREEMAN STREET.

II. SEE EXHIBIT "A" PROPOSED GRADING PLAN DATED 7/2/18 DMS SES

The Owner does hereby impress all of the Property with the following deed restrictions ("restrictions"), in wit:

Detention devices are to be maintained to ensure it operates and functions as intended, they are to be inspected by the owner to ensure they remain unobstructed at all times.

III.
These restrictions shall continue in full force and effect from the date of execution until amended or terminated in the manner specified in this document.

IV.
These restrictions are not intended to restrict the right of the Council of the Town to exercise its legislative duties and powers insofar as zoning of the Property is concerned.

V.
The Owner agrees that these restrictions inure to the benefit of the Town. The Owner hereby grants the Town the right to enforce these restrictions by any lawful means, including filing an action in a court of competent jurisdiction, at law or in equity, against the person violating or attempting to violate these restrictions, either to prevent the violation or to require its correction. If the Town substantially prevails in a legal proceeding to enforce these restrictions, the Owner agrees that the Town shall be entitled to recover damages, reasonable attorney's fees, and court costs. For further remedy, the Owner agrees that the Town may withhold any certificate of occupancy or final inspection necessary for the lawful use of the Property until these restrictions are complied with. The right of the Town to enforce these restrictions shall not be waived, expressly or otherwise.

VI.
The Owner agrees to defend, indemnify, and hold harmless the Town from and against all claims or liabilities arising out of or in connection with the provisions of this document.

VII.
The provisions of this document are hereby declared covenants running with the land and are binding on

FUNDING OPTIONS

- Tax Increment Financing (TIF)
- Municipal Improvement District (MID)
- State Revolving Fund Loan
- Special assessments/ bonds
 - Property Tax increases
 - SW Fee Increases
- Impact Fees
- Hazard Mitigation/Pre-Disaster Grant Funds
- Capital Repair and Maintenance Fund
- Other Taxes (Accommodations – SC)





Questions ?