



**Approval to Authorize a Construction Contract with
Southern Palmetto Landscaping Inc. for Landscape
Improvements of the Parking Area at Oyster Factory Park
(Fiscal Impact - \$106,030.47)**

Presentation to Town Council

April 11, 2023

Department of Projects & Watershed Resilience

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Background

2015 Oyster Factory Park Master Plan



- Master Plan approved by the Town, Beaufort County and the Open Land Trust for recreational, scenic and historic uses.
- This 2015 Plan was used as the exhibit for the Amendment of Conservation Easement Agreement dated October 19, 2015.

Background – continued

Master Plan Update - Council Feedback (7/2021)



- Proposed northern parking lot to accommodate passenger vehicles rather than more boat trailer parking.
- Relocate playground and tree house from behind pavilion
- Update/Increase power service at cookout area
- Consult with Beaufort County & Rural and Critical Land Preservation Program to verify that proposed updates are consistent with existing Agreements
- Upgrade ground surface and drainage inside cookout area (crushed oyster shell, plantation mix, coral stone, etc.)
- Provide convenient access points for loading and unloading to the event area but restrict vehicular traffic through the park space.

Background – continued

2022 Master Plan Update



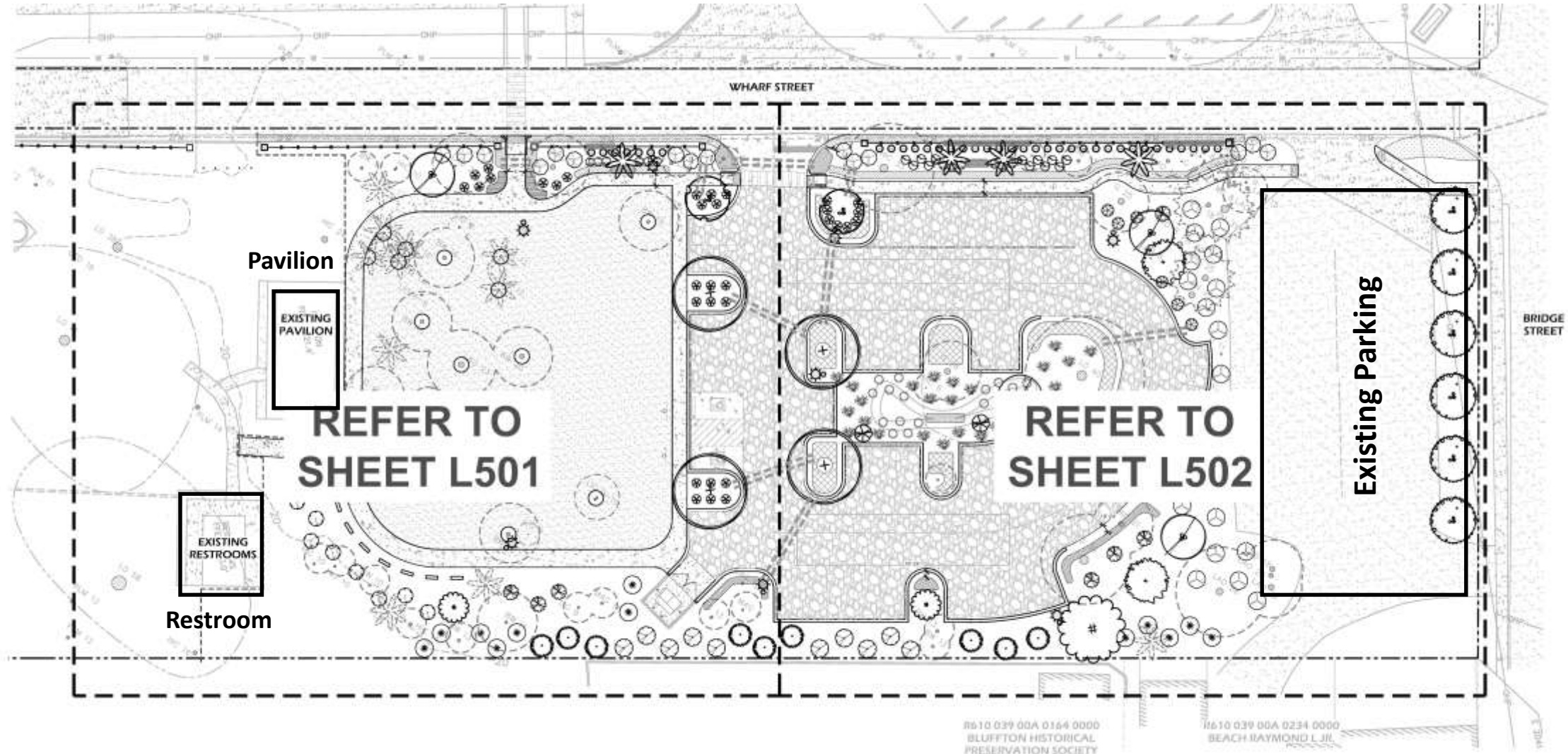
- Beaufort County Council approved a Master Plan Amendment in November, 2022.
- Site Development Construction of the parking area is underway



Proposed Landscape Improvements

Background – continued

Parking Area Landscape – Enlargement



Background – continued



Parking Area Scope - Plan Features

- Northern Parking Area to provide 35 Car Spots & 11 Golf Cart Spots.
- Driving Surface will be pervious (gravel).
- Drainage System designed to retain the 100-year storm event
- Project will provide sod, plants, irrigation, trees, columns.
- Landscape Construction to begin after Civil Construction.
- Event lawn will be graded and sodded to facilitate events
- Project duration is planned to be complete within 60 Days of the completion of the parking lot site work.

Recommendation



- Invitation for Bid responses on 3/14/22 included:
 - Southern Palmetto Landscaping Inc. \$ 106,030.47
 - The Greenery Inc \$ 129,969.28
 - Hilton Head Landscapes LLC \$ 130,485.95
 - Davis Landscapes LTD \$ 272,372.00
- Staff recommends Town Council authorize the Town Manager to execute a Contract with Southern Palmetto Landscapes Inc for \$106,030.47, which is in budget for Fiscal Year 2023, to construct the landscape improvements at the new Oyster Factory Park parking improvements .



Next Steps

- Following Council approval of the contract, staff will execute the contract and schedule a Project Kick off meeting in mid-May 2023 with the contractor.



QUESTIONS & **DISCUSSION**

Recommended Motion



“I move to authorize the Town Manager to enter into the Agreement with Southern Palmetto Landscaping Inc covering the Landscape Improvements of the Parking Area at the Oyster Factory Park. The Agreement includes a commitment from the Town of Bluffton for \$106,030.47 and a 15% contingency to be paid from the appropriate Town Fund.”