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VICE CHAIRMAN

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COUNTY ADMINISTRATOR

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CLERK TO COUNCIL



JAY BYARS

WILLIE R. DAVIS

CARROLL S. DUNCAN

LARRY S. HARGETT

WILLIAM R. HEARN, JR.

COUNTY COUNCIL OF DORCHESTER COUNTY

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**MINUTES
DORCHESTER COUNTY COUNCIL
DORCHESTER COUNTY HUMAN SERVICES BUILDING
COUNCIL CHAMBERS, SUMMERVILLE
JULY 18, 2016
7:00 P.M.**

Pursuant to the Freedom of Information Act, a notice was posted on the bulletin board 24 hours before the meeting, and the following media outlets were notified: The Eagle-Record, The Summerville Journal Scene, The Post and Courier, WCBD Channel 2, WCIV Channel 4 and WCSC Channel 5.

PRESENT: Mr. C. David Chinnis, Chairman
Mr. Jay Byars
Mr. Willie R. Davis
Mrs. Carroll S. Duncan
Mr. Larry S. Hargett
Mr. William R. Hearn, Jr.
Mr. Charlie Potts, Deputy Administrator
Mr. John Frampton, County Attorney
Ms. Sally K. Hebert, Clerk to Council
ABSENT: Mr. George H. Bailey, Vice Chairman
Mr. Jason L. Ward, County Administrator

Chairman Chinnis called to order the meeting of Dorchester County Council. He invited all to stand for the invocation, given by Councilman Davis, and followed by the Pledge of Allegiance. He announced Vice Chairman Bailey's absence tonight.

CHAIRMAN'S TIME

REQUESTS TO ADDRESS COUNCIL:

- Ms. Lucy Anne Cathcart, 1302 South Main Street, Summerville, recommended Council explore opening a County library in the Armory located in the Brownsville Community in an effort to improve literacy rates. She also asked Council to consider moving meetings to Saturday afternoons.

- Ms. Donna Underwood, 102 Kings Court, Summerville, voiced support for a proposed library system expansion.
- Ms. Peggy Bangle, 114 Ravenwood Court, Summerville, requested the proposed bond referendum for parks and libraries be split into two referendums.

MINUTES

1. On the motion of Councilman Davis, seconded by Councilman Hargett, Council voted five in favor, with one absent and one abstention, to adopt the minutes from the July 5, 2016, County Council Meeting. Councilman Byars abstained because he was on vacation at the time of the July 5 meeting.

REFERENDUM ORDINANCE: PARKS & LIBRARIES

2. On the motion of Councilman Davis, seconded by Councilman Hargett, Council voted six in favor, with one absent, to give 3rd Reading and final approval of an Ordinance Ordering a Referendum Pursuant to the County Bond Act for the Purpose of Determining Whether Dorchester County, South Carolina, Shall Be Authorized to Issue Not Exceeding \$43,000,000 General Obligation Bonds for the Purposes of Funding New Library Facilities, Parks, Recreational Facilities, and Hiking, Biking and Pedestrian Trails.

Chairman Chinnis recognized Ms. Angie Crum for comments regarding the referendum.

ORDINANCE: LOCAL HOSPITALITY TAX

Mrs. Tammie Sullivan, Dorchester County Controller, gave a report, saying an estimated \$1.27 million of potential revenue could be generated from the imposition of a two percent Local Hospitality Tax in the unincorporated area of Dorchester County based on applying the tax to net sales from May 2015 through April 2016. She answered questions from Council.

Mr. Frampton reported that a public hearing and vote on 3rd Reading will be held in St. George at the regularly scheduled Council meeting on Monday, August 8. Although public notice of a public hearing was published in a local newspaper, announcement of a public hearing did not appear on the agenda.

Chairman Chinnis invited any member of the public who wished to speak on this issue to come to the podium. Ms. Peggy Bangle stated her opposition to the proposed ordinance.

REAPPOINTMENT: DELINQUENT TAX COLLECTOR

3. On the motion of Councilwoman Duncan, seconded by Councilman Davis, Council voted six in favor, with one absent, to reappoint Mr. Sidney “Monty” B. Jones as Dorchester County Delinquent Tax Collector for a two-year term, commencing July 1, 2016, and ending June 30, 2018.

SC JEDA BONDS: PRESBYTERIAN COMMUNITIES OF SOUTH CAROLINA

Chairman Chinnis announced Council would hold a public hearing for the issuance by the South Carolina Jobs-Economic Development Authority of not exceeding \$75 million in aggregate principal amount of its economic development revenue bonds for the Presbyterian Communities of South Carolina, Series 2016.

Chairman Chinnis struck the gavel, opening the Public Hearing. He invited the public to come forward to speak on this issue. Ms. Peggy Bangle asked for more information. Mr. Frampton gave an explanation.

According to documents provided to County Council, Presbyterian Communities of South Carolina is planning to borrow funds through bonds issued by JEDA for the purpose of (i) “defraying the cost of the acquisition, construction, furnishing and equipping of (a) an approximately 88-bed skilled nursing care health center at the existing continuing care retirement community (“The Village at Summerville”) of Presbyterian Home of South Carolina d/b/a Presbyterian Communities of South Carolina (“Presbyterian Communities”) located at 201 West 9th Street, in Summerville, South Carolina, and in Dorchester County, South Carolina (“Dorchester County”) (b) approximately 18 additional independent living apartments and related amenities at The Village at Summerville and (ii) equipping of certain capital projects at The Village at Summerville. The bond proceeds will also fund

projects and/or refinance certain indebtedness incurred for properties they own in Lexington, Clinton and Florence.

Chairman Chinnis clarified, saying this is not a Dorchester County bond issuance, but rather a show of support for the South Carolina Jobs-Economic Development Authority issuance of bonds.

In the absence of any additional requests to speak, Chairman Chinnis struck the gavel, closing the Public Hearing.

RESOLUTION #16-05: SUPPORTING BONDS FOR PRESBYTERIAN COMMUNITIES OF SC

4. On the motion of Councilman Davis, seconded by Councilman Hearn, Council voted six in favor, with one absent, to adopt Resolution #16-05, In Support of the Issuance by the South Carolina Jobs - Economic Development Authority of Its Not Exceeding \$75,000,000 in Aggregate Principal Amount of Its Economic Development Revenue Bonds (Presbyterian Communities of South Carolina) Series 2016 in One or More Series Pursuant to the Provisions of Title 41, Chapter 43 Code of Laws of South Carolina 1976, as Amended.

CORRESPONDENCE: Mr. Potts said staff forwarded items of correspondence as received.

GUEST: MRS. TAMMIE SULLIVAN, DORCHESTER COUNTY CONTROLLER

Mrs. Sullivan presented the June budget report to County Council and answered questions.

DEPUTY COUNTY ADMINISTRATOR'S TIME – MR. CHARLIE POTTS

Chairman Chinnis announced that Mr. Ward is on a well-deserved vacation at this time.

REZONING REQUEST #729: KAY LANE

5. On the motion of Councilman Hargett, seconded by Councilman Davis, Council voted six in favor, with one absent, to give 3rd Reading and final approval of Rezoning Request #729 by Mark and Melinda Shambley to rezone approximately 3 acres within an 8.22-acre parcel at 122 Kay Lane from Transitional Residential District (TRM) to Commercial-Light Industrial District (CLI), TMS #152-00-00-021.

THICKET COURT PIPE REPLACEMENT

6. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to approve the use of \$16,015 from Stormwater Fund Balance to replace pipe along Thicket Court in the Quail Arbor Subdivision.

ROAD MAINTENANCE APPLICATION: BERWICK DRIVE

7. On the motion of Councilman Hearn, seconded by Councilman Byars, Council voted six in favor, with one absent, to approve the authorization of a Road Maintenance Application, waive the one-year warranty period and accept into the County maintenance system portions of Berwick Drive in Wentworth Hall, Phase 1B, Sections 1, 2A and 2B.

LEASE AGREEMENT: 422 INDUSTRIAL ROAD

8. On the motion of Councilman Hargett, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to approve the renewal of a Commercial Lease Agreement between Dorchester County, Tenant(s), and Smith and Steele Properties, LLC, for 422 Industrial Road, Summerville, SC, which is the location of Probate, Parole and Pardon Services.

FLSA: NEW MINIMUM REQUIREMENT

9. On the motion of Councilman Hearn, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to approve the increase of the wages of the following positions to the minimum exempt wage of \$47,476.00, effective August 6, 2016: Chief Deputy Clerk of Court, Chief Deputy General Sessions, Court Coordinator, Community Development Manager and Clerk to County Administrator, and maintain the FLSA

exempt status of these positions as recommended by the Human Resources Director and the County Administrator.

COMMITTEE REPORT

CHAIRWOMAN DUNCAN – PLANNING, DEVELOPMENT & BUILDING COMMITTEE

Chairwoman Duncan reported that the Committee met at 6:30 p.m. to hold public hearings on five items.

10. On the unanimous recommendation of the Committee, Council voted six in favor, with one absent, to deny 2nd Reading of Rezoning Request #715 by Travis Lee to rezone 1.28 acres at 1759 Central Avenue from Multi-Family Residential District (R-4) to Office and Institutional District (OI), TMS#135-16-00-055.
11. On the unanimous recommendation of the Committee, Council voted six in favor, with one absent, to approve 2nd Reading of Rezoning Request #722 for Robert Pratt to rezone 1.7 acres at 8550 Dorchester Road from Multi-Family Residential District (R-4) to Commercial Light Industrial Two District (CLI-2), TMS #172-13-01-002.
12. On the unanimous recommendation of the Committee, Council voted six in favor, with one absent, to approve 2nd Reading of Rezoning Request #723 for Bronwen and Walter Manning to rezone 8.33 acres at 1005 W. 5th North Street from General Commercial District (CG) to Commercial/Light Industrial District (CLI), TMS #130-09-00-003.
13. On the unanimous recommendation of the Committee, Council voted six in favor, with one absent, to approve 2nd Reading of an Ordinance to Amend Sections 18.2.1, 18.2.2, 18.2.3 and 19.3 of the Dorchester County Zoning and Land Development Standards Ordinance #04-13, as Previously Amended.

The purpose of this amendment is to modernize submittal and documentation requirements for Final Plats, so as to improve and accelerate agency review.

14. On the unanimous recommendation of the Committee, Council voted six in favor, with one absent, to approve 2nd Reading of an Ordinance to Amend Dorchester County Zoning and Land Development Standards Ordinance #04-13, as Previously Amended, with Respect to Article XIII, Section 13.5.7, Subsection (d) “Institutional Signage” to Limit Restrictions Unique to Institutional Signage to Residential Districts.

The purpose of this amendment is to set standards for signs for churches, schools and other institutions in commercial areas to the same standards applicable to commercial uses.

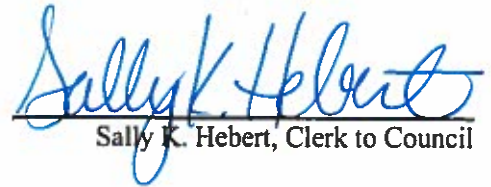
APPOINTMENTS TO BOARDS AND COMMISSIONS

15. On the motion of Councilman Byars, seconded by Councilman Davis, Council voted six in favor, with one absent, to appoint Mr. Skip Elliott to the Dorchester Economic Development Corporation.
16. On the motion of Chairman Chinnis, seconded by Councilman Davis, Council voted six in favor with one absent, to appoint Mr. Bob Bennett to the Dorchester Economic Development Corporation.
17. On behalf of Councilman Bailey and on the motion of Chairman Chinnis, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to appoint Mr. Ronnie Givens to the Dorchester Economic Development Corporation.

Councilman Davis recognized Ms. Edna Doctor and announced that she would be working with Mr. Charles Brown in supporting the Friends of Dorchester County Parks on behalf of District #1.

ADJOURNMENT

18. On the motion of Councilman Davis, seconded by Councilman Hargett, Council voted six in favor, with one absent, to adjourn at approximately 8:22 p.m.


Sally K. Hebert, Clerk to Council