

**AGENDA**  
**DORCHESTER COUNTY COUNCIL**  
**COUNTY COUNCIL**  
**500 N MAIN STREET, SUMMERVILLE, SC 29483**  
**APRIL 03, 2017**  
**7:00 PM**

**1 CALL TO ORDER**

**2 INVOCATION AND PLEDGE OF ALLEGIANCE**

**3 CHAIRMAN'S TIME – MR. JAY BYARS**

3.A. Requests to Address Council

3.B. Adoption of Minutes from the March 20, 2017, County Council Meeting

3.C. Approval for Extension of Contract with County Attorney

3.D. Adoption of Proclamation #17-0\_, Proclaiming April 2017 Child Abuse Prevention Month

3.E. Correspondence

**4 COUNTY ADMINISTRATOR'S TIME – MR. JASON WARD**

4.A. Request for Approval to Use Personnel Savings to Hire A Summer Intern to Assist With Special Projects in Risk Management & Safety

4.B. Request for Approval to Hire Temporary Personnel in the Absence of the Dorchester County Controller

4.C. Request for Approval to Use Salary Savings to Extend a Temporary Dispatcher Assignment in the Sheriff's Office by Six Months

4.D. Request for Approval for Up to \$170,000.00 of the Economic Development Fund to be Used for Wetlands Due Diligence on Industrial Sites

4.E. 3rd Reading of an Ordinance Authorizing the Creation of the Summers Corner Improvement District; Approving and Authorizing the Implementation of the Improvement Plan - Summers Corner Improvement District; Providing for the Financing of Improvements Within the Summers Corner

Improvement District By Assessment; Approving the Rate and Method of Apportionment of Assessments; Approving the Assessment Report; Ordering the Preparation of Assessment Rolls and the Sending of a Notice of Such Assessment to Property Owners; and Other Matters Relating Thereto

**5 COMMITTEE REPORT CHAIRMAN CHINNIS –PLANNING, DEVELOPMENT & BUILDING COMMITTEE 6:00 P.M.**

- 5.A. Public Hearing and Recommendation for 3rd Reading of Rezoning Request #743 by Mallard Gateway Associates, LLC to Rezone 23.12 Acres on Orangeburg Road from General Commercial (CG) to Single-Family Residential District (R-2), TMS #128-00-00-194
- 5.B. Public Hearing and Recommendation for 3rd Reading of Rezoning Request #744 by Mallard Gateway Associates, LLC to Rezone 13.36 Acres Located at the Intersections of Orangeburg Road and Mallard Road from General Commercial (CG) to Single-Family Residential District (R-2), TMS #128-00-00-046
- 5.C. Public Hearing and Recommendation for 3rd Reading of an Ordinance to Amend Dorchester County Zoning and Land Development Standards Ordinance Number 04-13, as Previously Amended, with Respect to Article XI: "Special Areas," Section 11.2.8: "Development Design And Architectural Review"- To Delete And Replace Subsection 11.2.8(D)(4); With Respect To Article XII: "Environmental Performance Standards," Section 12.4.3: "Applicability"- to Add a Subsection 12.4.3(A)(8); with Respect to Article XII, Section 12.4.4: "Tree Removal Permit," Subsection 12.4.4(D)(5) - to Include the Words "For Removal Of Grand And Protected Trees" After the Words "Mitigation Shall Be Required;" with Respect to Article XII, Section 12.4.7: "Mitigation For Tree Removal; Fee In Lieu"- to Add a Subsection 12.4.7(B)(L); with Respect to Article XIII: "Site Development Standards," Section 13.3.4: "Required Canopy Coverage"- to Add the Words "Inches Of" Before "Trees Per Acre," Delete Remainder of the Sentence Thereafter, Delete and Replace Subsection 13.3.4(A), and Add a Subsection 13.3.4(D); and with Respect to Article XIII, Section 13.3.5: "Required Landscape Elements", Subsection 13.3.5(D)(3) - to Add the Introductory Phrase "Except as Applicable in Transitional Overlay Districts (§11.2.8)," Replace "Two Thousand Square Feet (2,000)" With "Three Thousand Square Feet (3,000)," Replace "Eight (8)" With "Twelve (12)," and Replace "Ninth (9th)" with "Thirteenth (13th) (The purpose of this amendment is to relax tree protection and planting requirements, particularly in industrial zoning districts, while increasing incentives to retain middle-aged trees.)
- 5.D. Public Hearing and Recommendation for 3rd Reading of an Ordinance to Amend the Capital Improvements Plan for Roadways in Unincorporated Dorchester County Programming Project #R-06 – S-22 from Mallard Road to US-17A for the Current Fiscal Year While Postponing Project R-21 – US-17A from Flood Heirs Road to SC-642 – to Begin Future Years (The purpose of this amendment is to schedule transportation impact fee revenue for planning/design and right-of-way acquisition for a segment of the “Orangeburg Loop”.)

- 5.E. Public Hearing and Recommendation for 3rd Reading of an Ordinance to Amend Dorchester County Zoning and Land Development Standards Ordinance #04-13, as Previously Amended, with Respect to Article XI, Section 11.5 “Ashley River Historic Overlay District”, Sections 11.5.1 – 11.5.7 to Create District 5 and Update Existing District Boundaries; Sections 11.5.8 – 11.5.11 to Reorganize District Zoning Standards; New Sections 11.5.12 & 11.5.13 to Reorganize District Zoning Standards and Create District 5 Zoning Standards; Section 11.5 Exhibits B & C to Depict District 5. To Amend Article VIII, Section 8.3 “Rural Residential District”, to Revise Zoning Standards for Density, Lot Size, and Uses. To Amend Article IX, to Create Section 9.2 “Conservation District” and Establish Zoning Standards. To Amend Article X “Supplemental Provisions”, to Create Section 10.4.21 “Convenience Retail and Professional Service Businesses in Conservation Districts” Establishing Use Conditions in District 5. To Amend Article XI, Sections 11.6.1 & 11.6.5(B)(6)(VIII) “Master-Planned Overlay Areas Form” to Update References (The purpose of this amendment is to establish a new Ashley River Historic Overlay District sub District 5, allow certain commercial uses as conditional uses in District 5, to amend the Rural Residential Zoning District to adhere to the current ARHOD District 1 standards, and to create a new Rural Conservation Zoning District.)
- 5.F. Public Hearing and Recommendation for 3rd Reading of an Ordinance to Supplement the Code of Ordinances, Dorchester County, South Carolina to Add a New Section 38-2, Et. Seq. to Article 1 of Chapter 38 Streets, Sidewalks and Other Public Places to Provide for the Regulation of Connectivity to Streets and Roadways Under the Jurisdiction of Dorchester County
- 5.G. Public Hearing and Recommendation for 2nd Reading of Rezoning Request #745 by Allen 62, LLC to Rezone 9.55 Acres Located at 515 Hodge Road from Transitional Residential District (TRM) to Commercial Light-Industrial (CLI), TMS# 122-00-00-174, #122-00-00-175 and #122-00-00-178
- 5.H. Public Hearing and Recommendation for 2nd Reading of an Ordinance to Amend Dorchester County Zoning and Land Development Standards Ordinance #04-13, as Previously Amended, With Respect to the creation of Article VII, Section 7.13 "Public Institutional District", and to the amendment of Article X, Section 10.4.16 "Public Administration Facilities in Neighborhood Commercial Districts" (The intent of this amendment is to establish a new Public Institutional Zoning District and designate certain use conditions.)
- 5.I. Public Hearing and Recommendation for 2nd Reading of an Ordinance to Amend Dorchester County Zoning and Land Development Standards Ordinance #04-13, as Previously Amended, With Respect to Article X, Section 10.4.4 "Manufactured Housing Unit Standards" (The purpose of this amendment is to amend the use conditions for manufactured housing.)
- 5.J. Public Hearing and Recommendation for 2nd Reading of an Ordinance Repealing Ordinance #06-21, The South Carolina Model Flood Prevention Ordinance and Adopting the Most Recent "South Carolina Model Flood Prevention Ordinance"

**6 APPOINTMENTS TO BOARDS AND COMMISSIONS**

**7 COUNTY ATTORNEY'S TIME – MR. JOHN FRAMPTON**

7.A. 1st Reading of an Ordinance Authorizing the Execution and Delivery of a First Amendment to Fee-In-Lieu of Tax Agreement By And Between Scout Boats, Inc., and Dorchester County, Whereby Dorchester County Will Enter Into an Amendment to its Existing Fee-In-Lieu of Tax Agreement With Scout Boats, Inc., Project 1607 Providing for Payment By Scout Boats, Inc., of Certain Fees-In-Lieu of Ad Valorem Taxes; Providing for Special Source Revenue or Infrastructure Improvement Credits; and Other Matters Relating Thereto

**8 ADJOURN**

8.A. PDB Committee Meeting Minutes, March 20, 2017

8.B. Water and Sewer Committee Meeting Minutes, March 20, 2017