

**AGENDA**  
**DORCHESTER COUNTY COUNCIL**  
**COUNTY COUNCIL MEETING**  
**KENNETH F. WAGGONER SERVICES CENTER**  
**COUNCIL CHAMBERS, ST. GEORGE**  
**AUGUST 14, 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 July 17, 2017, County Council Meeting

3.C. Adoption of Resolution #17-\_\_ , Celebrating the Life of Hazel S. Parson Starkes

3.D. Public Hearing and 2nd Reading of an Ordinance to Amend the FY 2017-2018 Dorchester County Budget Ordinance Number 17-17 to Recognize All Fire Fund Revenues from District 202 and Increase Expenditures Associated with Dorchester County Fire Rescue Assuming Responsibility for District 202 on July 22, 2017

3.E. Amendment to the 2017 County Council Meeting Calendar to Change the Location of the September 5, 2017 County Council Meeting from Summerville County Council Chambers to St. George County Council Chambers Due to Renovations of the Human Services Building

3.F. Correspondence

**4 GUESTS**

4.A. Ms. Tiffany Norton, Public Information Officer - Presentation of Strategic Communication Plan

4.B. Mr. Daniel T. Prentice, Dorchester County Deputy Administrator/CFO - Presentation of the July 2017 Monthly Budget Report

4.C. Grace Nelson, Director of Marketing & Communications for the SCNHC, Presentation by the South Carolina National Heritage Corridor on Fiscal Year 2016-2017 Villages Of Dorchester Contract

- 4.D. Mr. Ian D. Scott, Senior Vice President of Advocacy, Charleston Metro Chamber of Commerce - Presentation of Great American Defense Community Flag

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

- 5.A. 3rd Reading of Rezoning Request #749 by Gregory S. Brooks to Rezone 20.9 acres at 119 Estates Drive and 121 Estates Drive from Single-Family Residential Manufactured Housing District (R-1MA) to Mixed Use Community District (MUC), TMS #134-00-00-034 and TMS #134-00-00-027
- 5.B. 3rd Reading of Rezoning Request #750 by Robin Greene Jefferson to Rezone .79 Acres at 135 Orangeburg Road from General Commercial (CG) to Suburban Residential (SR), TMS #152-11-04-011
- 5.C. 1st Reading and Referral to the Planning, Development, and Building Committee for a Public Hearing and Recommendation Regarding Rezoning Request #751 by P. Brandt Shelbourne to Rezone .37 Acres Located at 203 Limehouse Drive from Single-Family Residential Manufactured Housing District (R-1M) to Neighborhood Commercial District (CN), TMS #145-10-01-028
- 5.D. 1st Reading and Referral to the Planning, Development, and Building Committee for a Public Hearing and Recommendation Regarding Rezoning Request #752 by David Steele, to Rezone 12.4 Acres Located at Embassy Drive from Single-Family Residential District (R-2) to Multi-Family Residential District (R-4), TMS #143-07-00-019
- 5.E. Request for Approval of Resolution #17-\_\_ \_\_, Reimbursement for HVAC Equipment Replacement and Control Systems, Expenditures Not to Exceed \$1,000,000
- 5.G. Request for Approval of Funds for Beaver Damage Management Services from the United States Department of Agriculture
- 5.H. Request for Approval to Use 2010 Bond Proceeds to Purchase 127.9 Acres of Flood Plain Forest Located on the Ashley River, Known as the Walnut Hill Tract TMS #152-00-00-008, to Provide a Place for “Paddle-In, Paddle-Out” Campsites on the Ashley River Blue Trail
- 5.I. Request for Approval to Use 2010 Bond Proceeds for the Town of St. George for the Rosenwald School Restoration Work
- 5.J. Request for Approval to Increase the Salary of the Civil Engineer Position within Public Works
- 5.K. Motion to Appoint and Commission Kendrick Fowler as Code Enforcement Officer Pursuant to S.C.

**6 COMMITTEE REPORT CHAIRMAN BYARS – WATER AND SEWER COMMITTEE 6:30 P.M.**

- 6.A. Request for Approval for New Sewer Service by RHH Land Investors, LLC for a 99 Lot Subdivision Near Jedburg, TMS #128-00-00-045, #128-00-00-126, and #128-00-00-128
- 6.B. Request for Approval of New Sewer Service by Ryland Group, Inc. for a 51 Lot Subdivision off Beech Hill Road Near the Town of Summerville, TMS #160-00-00-091

**7 COMMITTEE REPORT CHAIRMAN CHINNIS – PLANNING, DEVELOPMENT AND BUILDING COMMITTEE 6:45 P.M.**

- 7.A. 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 VII, Section 7.8: “CG, General Commercial District,” to Add Density Limits to Multi-Family Residential; With Respect to Article VIII, Section 8.2: “MUC, Mixed Use Community District,” to Change Multi-Family Residential from a Permitted Use to a Conditional Use; With Respect to Article IX, Section 9.1: “AC, Absence of Controls District,” to Change Multi-Family Residential from a Permitted Use to a Special Exception Use; and With Respect to Article X, Section 10.4.22: “Multi-Family Uses in Mixed Use Community (MUC) Districts,” to Create Conditions for Multi-Family Developments in MUC Districts. (The purpose of this amendment is to limit those districts which allow Use Group 4, Multi-Family Residential and to establish density limits and conditions where none are provided.)

**8 APPOINTMENTS TO BOARDS AND COMMISSIONS**

**9 COUNTY ATTORNEY’S TIME – MR. JOHN FRAMPTON**

- 9.A. 1st Reading (by title only) of an Ordinance Authorizing (1) the Execution and Delivery of a Fee In Lieu of Tax and Incentive Agreement By and Between Dorchester County, South Carolina (The “County”) and a Company Identified for the Time Being as Project Trio, Acting for Itself, One or More Affiliates, and/or Other Project Sponsors (Collectively, The “Company”), Pursuant to Which the County Shall Covenant to Accept Certain Negotiated Fees In Lieu of Ad Valorem Taxes with Respect to the Establishment and/or Expansion of Certain Facilities in the County (The “Project”); (2) The Benefits of a Multi-County Industrial or Business Park to be Made Available to the Company and the Project; (3) Certain Special Source Revenue Credits in Connection with the Project; and (4) Other Matters Relating Thereto
- 9.B. A Resolution Identifying Project Turtle and Expressing the Intent of Dorchester County, South Carolina, to Authorize and Enter Into a Fee In Lieu of Property Tax Agreement for Project Turtle, and Other Related Matters, Between Dorchester County, South Carolina and Project Turtle, Pursuant

to Title 12, Chapter 44, Code of Laws of South Carolina, 1976, as Amended, in Order to Induce Project Turtle to Locate a Project in Dorchester County

- 9.C. 1st Reading (by title only) of an Ordinance Authorizing Certain Economic Development Incentives for Project Turtle, Including Entering Into a Fee In Lieu of Property Tax Agreement for the Project, and Other Related Matters, Between Dorchester County, South Carolina and Project Turtle, Pursuant to Title 12, Chapter 44, Code of Laws of South Carolina, 1976, as Amended

## **10 EXECUTIVE SESSION**

10.A. Confidential Economic Development Projects

## **LEGAL ADVICE**

10.B. Dorchester County / Berkeley County Line Dispute  
[BC\\_DC\\_Wall\\_080317\\_ortho.pdf](#)

Action May or May Not be Taken on Executive Session Items After Reconvening in Open Session

## **11 ADJOURN**

## **NON AGENDA ITEMS**

Compensation and Classification Study Memo

Planning, Development and Building Committee Meeting Minutes - July 17, 2017