

GEORGE H. BAILEY, SR.
CHAIRMAN

C. DAVID CHINNIS
VICE CHAIRMAN

JASON L. WARD
COUNTY ADMINISTRATOR

TRACEY L. LANGLEY
CLERK TO COUNCIL



JAMES LEX BYARS, III

EDWARD IVY CROSBY, JR.

WILLIAM R. HEARN, JR.

LARRY S. HARGETT

HARRIET A. HOLMAN

COUNTY COUNCIL OF DORCHESTER COUNTY

500 N. MAIN STREET, SUITE 2
SUMMERVILLE, SOUTH CAROLINA 29483
(843) 832-0196 or (843) 563-0196

MINUTES DORCHESTER COUNTY COUNCIL KENNETH F. WAGGONER SERVICES CENTER WILLIE R. DAVIS COUNCIL CHAMBERS, ST. GEORGE AUGUST 12, 2019 6:00 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. George H. Bailey, Chairman
Mr. David Chinnis, Vice Chairman
Mr. Jay Byars
Mr. Eddie Crosby
Mr. Larry S. Hargett
Mr. William R. Hearn, Jr.
Ms. Harriet A. Holman
Mr. Jason L. Ward, County Administrator
Ms. Rebecca Vance, Deputy Administrator/Community Services
Mr. Daniel Prentice, Deputy Administrator/CFO
Mr. John Frampton, County Attorney
Mr. Bradley Mitchell, Deputy County Attorney
Ms. Tracey L. Langley, Clerk to Council

Chairman Bailey called to order the meeting of Dorchester County Council. He invited all to stand for the invocation which was given by Councilman Hargett, followed by the Pledge of Allegiance.

CHAIRMAN'S TIME – MR. GEORGE BAILEY

REQUESTS TO ADDRESS COUNCIL

- Mr. Thomas Feagin, 111 Ponderosa Road, Summerville, he thanked Council and said the roundabout is working like a charm. He then spoke about the proposed road user fee and the impact on someone

who has multiple vehicles in their household. He also said Dorchester School District 2 hits the county every chance they can and that state test scores in Dorchester School District 2 are consistently falling in math and English. He was unable to find what the costs are per student and would like for Council to investigate it for him.

- Mr. Matthew Floyd and Mrs. Brandi Floyd, 121 Lingos Drive, Summerville, he said his property borders Flat Branch Creek. He said at least twice a year they are flooded. He said a week ago they had three feet of water which touches the floor joist of their home. They have lost a vehicle and lost pets. He said they have a much more pressing issue with drainage on Mallard Road. They asked Council for assistance with the flooding issues.
- Mr. Tim Lewis, 613 E. Main Street, Harleyville, he spoke about the parks and recreation bond, and said a recreation center is very important for bonding time with our kids, for veterans and for senior citizens to have a safe place to go. He encourages everyone to go out and vote to support the bond referendum.
- Mr. Henry Lowrimore, 1353 Harbor Street, Georgetown, he is a beekeeper in Georgetown. He said he could not do what he does without assistance from the Georgetown County Administrator, Georgetown County Council and Georgetown County Mosquito Control personnel. He requested Dorchester County personnel look at Georgetown County's beekeeper notification system.

MINUTES

1. On the motion of Councilman Hearn, seconded by Councilman Chinnis, County Council voted unanimously to adopt the minutes from the July 29, 2019, County Council Meeting.

3RD READING OF ORDINANCE #19-21, 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 \$38,000,000 GENERAL OBLIGATION BONDS FOR THE PURPOSE OF FUNDING PARKS AND RECREATIONAL FACILITIES

2. On the motion of Councilman Byars, seconded by Councilwoman Holman, County Council voted unanimously to give 3rd reading of Ordinance #19-21, 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 \$38,000,000 General Obligation Bonds for the Purpose of Funding Parks and Recreational Facilities.

3RD READING OF ORDINANCE #19-22, 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 \$30,000,000 GENERAL OBLIGATION BONDS FOR THE PURPOSE OF FUNDING NEW LIBRARY FACILITIES

3. On the motion of Councilman Crosby, seconded by Councilman Chinnis, County Council voted unanimously to give 3rd reading of Ordinance #19-22, 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 \$30,000,000 General Obligation Bonds for the Purpose of Funding New Library Facilities.

2ND READING OF AN ORDINANCE TO AMEND THE DORCHESTER COUNTY BUDGET ORDINANCE FOR FY 2019-2020

4. On the motion of Councilman Hearn, seconded by Councilman Hargett, County Council voted unanimously to give 2nd reading of an Ordinance to Amend the Dorchester County Budget Ordinance for FY 2019-2020.

CORRESPONDENCE: No correspondence received.

GUEST

MS. VERMELLE P. SIMMONS, PARTNERSHIP SPECIALIST, U.S. CENSUS BUREAU - PRESENTATION OF THE 2020 U.S. CENSUS COMPLETE COUNT COMMITTEE

5. Ms. Vermelle P. Simmons, Partnership Specialist, U.S. Census Bureau, presented important information regarding the upcoming census and answered questions from County Council.

MR. DANIEL PRENTICE, DORCHESTER COUNTY DEPUTY ADMINISTRATOR/CFO

6. Mr. Prentice gave a summary of revenues and expenditures for the County's major funds through June 30, 2019. He also included a summary of cash on hand in the major funds and status updates on major Water & Sewer, and Stormwater projects.

COUNTY ADMINISTRATOR'S TIME – MR. JASON WARD

Mr. Ward recognized Mr. Keith Brumbalow, Pastor at Faith Assembly of God North Campus.

2010 BOND PROCEEDS RELATED TO DEVELOPMENT OF A VETERANS MEMORIAL FOR DAVIS-BAILEY PARK

7. On the motion of Councilman Chinnis, seconded by Councilman Hargett, County Council voted unanimously to refer a request for \$15,592 in 2010 bond proceeds for planning, design and permitting activities related to development of a Veterans Memorial for Davis-Bailey Park to the Parks and Recreation Commission for a recommendation.

2010 BOND PROCEEDS RELATED TO DEVELOPMENT OF A SPLASH FOUNTAIN FOR DAVIS-BAILEY PARK

8. On the motion of Councilman Chinnis, seconded by Councilman Hargett, County Council voted unanimously to refer a request for \$18,222 in 2010 bond proceeds for planning, design and permitting activities related to development of the splash fountain for Davis-Bailey Park to the Parks and Recreation Commission for a recommendation.

1ST READING OF REZONING REQUEST #792

9. On the motion of Councilman Chinnis, seconded by Councilman Hargett, County Council voted unanimously to give 1st reading and referral to the Planning, Development, and Building Committee for a public hearing and recommendation regarding Rezoning Request #792 by Jason Esposito C/O CenterPark Homes, to Rezone 112.20 Acres Located on Highway 27, Near Ridgeville, TMS #098-00-00-280 and a Portion of TMS #098-00-00-094 from Absence of Controls District (AC) to Single-Family Residential District (R-1).

1ST READING OF REZONING REQUEST #793

10. On the motion of Councilman Crosby, seconded by Councilwoman Holman, County Council voted unanimously to give 1st reading and referral to the Planning, Development, and Building Committee for a public hearing and recommendation regarding Rezoning Request #793 by Joseph A. Tucker, to Rezone 109 Acres Located on Highway 61, Near Ridgeville, TMS #150-00-00-028 from Absence of Controls District (AC) to Single-Family Residential District (R-1).

COMMITTEE REPORTS

CHAIRMAN CHINNIS – PLANNING, DEVELOPMENT AND BUILDING COMMITTEE

Chairman Chinnis reported that the Committee met at 5:30 p.m. to discuss the following items:

11. On the recommendation of the Committee, County Council voted unanimously to give 2nd reading regarding Rezoning Request #790 by Franklin Ridge of South Carolina, LLC, to Rezone 1.71 Acres Located at 1558 Central Avenue, Near Summerville, TMS #136-09-00-003; .85 Acre Located at 1554

Central Avenue, Near Summerville, TMS #136-09-00-056; and .72 Acre Located at 1544 Central Avenue, Near Summerville, TMS #136-09-00-057, from Neighborhood Commercial District (CN) to General Commercial District (CG).

12. On the recommendation of the Committee, County Council voted unanimously to postpone the approval of a roadway connection to Community Road for Community Road Townhomes Development to the September 3, 2019, County Council Meeting in Summerville.

CHAIRMAN BAILEY – WATER AND SEWER COMMITTEE

Chairman Bailey reported that the Committee met at 5:45 p.m. to discuss the following items:

13. On the recommendation of the Committee, County Council voted unanimously to approve a request to use \$100,000 of Water Impact Fees for the completion of the Stratton Capers water line replacement.
14. On the recommendation of the Committee, County Council voted unanimously to approve a request use up to \$200,000 of Wastewater Impact Fees to conduct a Wastewater Master Plan Study.

APPOINTMENTS TO BOARDS AND COMMISSIONS: There were no appointments.

COUNTY ATTORNEY’S TIME – MR. JOHN FRAMPTON

PUBLIC HEARING FOR AN ORDINANCE REGARDING FILOLI SOUTH LLC, A COMPANY FORMERLY KNOWN TO THE COUNTY AS PROJECT LUMINOUS

The County Attorney requested Council’s consideration to open the public hearing so County Council can receive public comments regarding 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, Filoli South LLC, a Company Formerly Known to the County as Project Luminous, Acting for Itself, One or More Subsidiaries, Affiliates, Successors, Assigns, Lessors or Other Project Sponsors, and Julian A. McDermott Corporation, Inc., as Sponsor Affiliate, Pursuant to Which the County Shall Covenant to Accept Certain Negotiated Payments in Lieu of Ad Valorem Taxes With Respect to Certain Facilities in The County; (2) The Benefits of a Multi-County Industrial or Business Park to be Made Available to the Company and the Project; and (3) Other Matters Relating Thereto.

Chairman Bailey struck the gavel, opening the public hearing. Chairman Bailey then invited the public to come forward to speak on this issue.

In the absence of additional requests to speak, Chairman Bailey struck the gavel, closing the public hearing.

3RD READING OF ORDINANCE #19-23, AN ORDINANCE REGARDING FILOLI SOUTH LLC, A COMPANY FORMERLY KNOWN TO THE COUNTY AS PROJECT LUMINOUS

15. On the motion of Councilman Chinnis, seconded by Councilman Crosby, County Council voted unanimously to give 3rd reading of Ordinance #19-23, 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, Filoli South LLC, a Company Formerly Known to the County as Project Luminous, Acting for Itself, One or More Subsidiaries, Affiliates, Successors, Assigns, Lessors or Other Project Sponsors, and Julian A. McDermott Corporation, Inc., as Sponsor Affiliate, Pursuant to Which the County Shall Covenant to Accept Certain Negotiated Payments in Lieu of Ad Valorem Taxes With Respect to Certain

Facilities in The County; (2) The Benefits of a Multi-County Industrial or Business Park to be Made Available to the Company and the Project; and (3) Other Matters Relating Thereto.

MEMORANDUM OF UNDERSTANDING WITH THE TOWN OF ST. GEORGE (FARMER'S MARKET)

16. On the motion of Councilman Hargett, seconded by Councilman Crosby, County Council voted unanimously to authorize the County Administrator to execute a Memorandum of Understanding with the Town of St. George (Farmer's Market). The market will be held in front of the Dorchester County Offices Annex (also known as the old courthouse) in St. George.

ADJOURNMENT

17. On the motion of Councilwoman Holman, seconded by Councilman Crosby, County Council voted unanimously to adjourn at approximately 7:00 p.m.

Tracey L. Langley
Tracey L. Langley, Clerk to Council