

AGENDA
DORCHESTER COUNTY COUNCIL
DORCHESTER COUNTY HUMAN SERVICES BUILDING
COUNCIL CHAMBERS, SUMMERVILLE
JULY 7, 2014
7:00 P.M.

1. INVOCATION AND PLEDGE OF ALLEGIANCE

2. CHAIRMAN'S TIME – MR. WILLIAM R. HEARN, JR.

- Requests to Address Council
- Adoption of Minutes from the June 16, 2014, County Council Meeting and June 30, 2014, Special Called County Council Meeting
- Dorchester County Employee Longevity Program (*County Council will recognize employees who completed 5, 10, 15, 20, 25 and 30 years of service during the second quarter of 2014.*)
- Correspondence

3. COUNCIL MEMBER'S TIME – MR. GEORGE BAILEY

- Probate Judge Space

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

- Request for Approval to Update the Employee Appraisal Process to Show Three Levels of Performance: Exceeds, Meets and Fails to Meet
- Request for Approval of Agreement for Professional Services Between Dorchester County, SC and SAFEbuilt Carolinas, Inc.

5. COMMITTEE REPORT

Chairman David Chinnis – Planning, Development and Building Committee (6:00 p.m.)

- Public Hearing and Recommendation for 2nd Reading of Rezoning Request #682 for Moneat Williams for TMS #152-01-01-012 to rezone a vacant 1.4-acre lot on Boone Hill Road near Fisher Road from Multi-Family Residential (R-4) to Single-Family Residential Manufactured Housing (R-2M)
- Public Hearing and Recommendation for 2nd Reading of Rezoning Request #684 for The Ryland Group for portions of TMS #160-00-00-056, TMS #160-00-00-081 and TMS #160-00-00-082 to rezone 51.8 acres of undeveloped land on Beech Hill Road from Multi-Family Residential (R-4) and Commercial-Light Industrial (CLI) to Planned Development District (PD)
- Public Hearing and Recommendation for 2nd Reading of Rezoning Request #686 for COPABREZ, Inc., TMS #136-07-05-011 to rezone a 0.9-acre commercial lot at 1240 Central Avenue near Summerville from General Commercial (CG) to Neighborhood Commercial (CN)
- Public Hearing and Recommendation for 2nd Reading of an Ordinance to Amend the Dorchester County Zoning and Land Development Standards Ordinance, Ordinance #04-13, As Previously Amended To Revise Application Requirements for Planned Development Districts [*This request is to modify application requirements to include a wetlands delineation submitted to the US Army Corps of Engineers for certification. The effect of this amendment is that wetland boundaries would be finalized after Council action on zoning but before any applications for land development permits.*]
- Public Hearing and Recommendation for 2nd Reading of an Ordinance to Amend the Dorchester County Zoning and Land Development Standards Ordinance #04-13, As Previously Amended, to Revise the List of Permissible Land Uses in Neighborhood Commercial Zoning Districts (*This request is to allow "Use Group 16 Business Office Service: Establishments of a business character that provide specialized office needs to individuals or other businesses" under the CN zoning classification.*)
- Public Hearing and Recommendation for 2nd Reading of Rezoning Request #685 for Ms. Lori R. Beier, TMS #136-00-00-179, to Rezone a 1.53-Acre Residential Lot at 860 Orangeburg Road near Summerville from Multi-Family Residential (R-4) to Neighborhood Commercial (CN)

- Public Hearing and Recommendation for 2nd Reading of Rezoning Request #687 for Mr. Donald E. Brazelton, TMS #172-00-00-006, to Rezone a 1.03-acre Commercial Lot at 3610 Ashley Phosphate Road near North Charleston from Office/Institutional (OI) to General Commercial (CG)
- Public Hearing and Recommendation for 2nd Reading of Rezoning Request #688 for Mr. Mark R. Hodge, TMS #136-00-00-209, to Rezone a 1.98-Acre Residential Lot at 161 Claussen Street near Summerville from Multi-Family Residential (R-4) to Single-Family Residential – Manufactured Housing (R-1M)

Chairman William R. Hearn, Jr. – Water and Sewer Committee (6:45 p.m.)

- Request for New Water Service by Mr. Luis Morales for 296 Picard Drive in the Old Fort Estates Subdivision Near the City of North Charleston, TMS #162-08-02-015
- Request for New Water Service by Ms. Pamela Swanson for 4901 Graygoose Lane in the Plantation Hills Subdivision Near the City of North Charleston, TMS #162-02-02-009
- Request for New Sewer Service by Mr. C.S. Carter for 1010 W. 5th North Street Near the Town of Summerville, TMS #130-09-00-006
- Request for New Sewer Service by Ms. Cindy Grooms for Property Located on West Steele Drive in the Clemson Terrace Subdivision Near the Town of Summerville, TMS #123-13-07-011

6. APPOINTMENTS TO BOARDS AND COMMISSIONS

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

- 3rd Reading of “An Ordinance Authorizing (1) the Execution and Delivery of a Fee in Lieu of Tax and Incentive Agreement (the “Incentive Agreement”) by and between Dorchester County, South Carolina (the “County”) and MWV-Ridgeville, LLC, Acting for Itself, or One or More Affiliates or Other Project Sponsors, (the “Company”), in Connection with the Establishment of Certain Facilities and/or the Making of Certain Investments 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”
- 3rd Reading of “An Ordinance Authorizing and Approving a Proposed Development Agreement By and Between MWV-Ridgeville, LLC, and Dorchester County, Regarding the Ridgeville Tract, TMS #097-00-00-002, TMS #087-00-00-097 and TMS #087-00-00-096, Located in Dorchester County Along U.S. Highway 78”
- Executive Session
 - Confidential Economic Development Projects
 - Legal Advice
 - Dennis Lambries v. Saluda County Council
 - Contractual Matters
 - Annexation Plan for Ashley River Tax District Properties Annexed by the City of North Charleston
 - An Ordinance Authorizing (1) the Execution and Delivery of a Fee in Lieu of Tax and Incentive Agreement (the “Incentive Agreement”) by and between Dorchester County, South Carolina (the “County”) and MWV-Ridgeville, LLC, Acting for Itself, or One or More Affiliates or Other Project Sponsors, (the “Company”), in Connection with the Establishment of Certain Facilities and/or the Making of Certain Investments 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
 - An Ordinance Authorizing and Approving a Proposed Development Agreement By and Between MWV-Ridgeville, LLC, and Dorchester County, Regarding the Ridgeville Tract, TMS #097-00-00-002, TMS #087-00-00-097 and TMS #087-00-00-096, Located in Dorchester County Along U.S. Highway 78

- Personnel Matter
- Delinquent Tax Collector

8. **ADJOURN**

WILLIAM R. HEARN, JR.
CHAIRMAN

GEORGE H. BAILEY
VICE CHAIRMAN

JASON L. WARD
COUNTY ADMINISTRATOR

SALLY K. HEBERT
CLERK TO COUNCIL



JAY BYARS

DAVID CHINNIS

WILLIE DAVIS

CARROLL S. DUNCAN

LARRY S. HARGETT

COUNTY COUNCIL OF DORCHESTER COUNTY

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MINUTES
DORCHESTER COUNTY COUNCIL
DORCHESTER COUNTY HUMAN SERVICES BUILDING
COUNCIL CHAMBERS, SUMMERVILLE
JULY 7, 2014
7:36 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. William R. Hearn, Jr., Chairman
Mr. George H. Bailey, Vice Chairman
Mr. Jay Byars
Mr. David Chinnis
Mr. Willie R. Davis
Mrs. Carroll S. Duncan
Mr. Larry S. Hargett
Mr. Jason Ward, County Administrator
Ms. Ashley Jacobs, Deputy Administrator
Mr. John Frampton, County Attorney
Ms. Sally K. Hebert, Clerk to Council

ABSENT: Mr. Justin Powell, Chief Financial Officer

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

CHAIRMAN'S TIME – MR. WILLIAM R. HEARN, JR.

Chairman Hearn welcomed back Ms. Leslie Cantu of the Summerville Journal Scene. He also noted that Mr. Ward, County Administrator, had guests in the audience. Mr. Ward introduced his wife, Alana; two daughters, Jayla and Janae; and his mother, Viola. Mr. Ward also announced the passing of Mr. Mike Goldston's mother-in-law, Gloria Thrower Dangerfield. Mr. Goldston is the Dorchester County Interim Public Works Director.

REQUESTS TO ADDRESS COUNCIL:

- Ms. Bev Watson, 209 W. 7th N. Street, Summerville, asked Council to provide a generator for Dorchester Seniors, Inc., in Summerville for use during storms when the facility becomes a shelter. Mr. Ward said the senior center is designated as a special medical needs shelter. He said the County will deliver a generator topped off with fuel for use during the next emergency.
- Ms. Lisa Machajewski, 517 Twin Lakes Drive, Ridgeville, asked Council to pave Stable Lane. She said she purchased property in February on Stable Lane and has since learned the property has major drainage problems. She requested assistance with options for fixing drainage issues in order to build a house on the property.
- Ms. Peggy Bangle, 114 Ravenwood Court, Summerville, asked Council to allow Habitat for Humanity to deconstruct the Thurman home in Trotters Ridge, which is being purchase by the County for removal.
- Ms. Debbie Ainscough, 189 McMakin Street, Summerville, asked Council for an update regarding any plans to improve drainage in Pine Hill Acres. Mr. Ward said the required engineering work has been completed. He said monies have been authorized in the current fiscal year to purchase easements and improve drainage. The current fiscal year began July 1, 2014, and ends June 30, 2015.

ADOPTION OF MINUTES

1. On the motion of Councilman Davis, seconded by Councilman Hargett, Council voted unanimously to adopt the minutes from the June 16, 2014, County Council meeting and the June 30, 2014, Special Called County Council meeting.

DORCHESTER COUNTY EMPLOYEE LONGEVITY PROGRAM

Dorchester County recognized and thanked employees for achieving years-of-service milestones during the second quarter of 2014. Mrs. Jan Simpson and Mrs. Tammy Thompson from Human Resources, along with Mr. Ward and County Council, presented the following employees with pins and certificates. With five years of service, the County recognized: Ms. Latasha Jenkins of EMS and Ms. Kristin Champagne of the Water and Sewer Department. With 20 years of service, the County recognized Ms. Wendy Lee of EMS. And with 25 years of service, the County recognized Ms. Lisa Johnston of the Delinquent Tax Office.

CORRESPONDENCE: Items were sent to Council as they were received by staff.

COUNCIL MEMBER'S TIME – MR. GEORGE BAILEY

Councilman Bailey said the Probate Judge is asking for additional space for storage. He asked that this request be placed in the Public Safety, Health and Human Services Committee for further consideration. The Chairman agreed.

COUNTY ADMINISTRATOR'S TIME

EMPLOYEE APPRAISAL PROCESS

2. On the motion of Councilman Chinnis, seconded by Councilman Davis, Council voted unanimously to approve updating the employee appraisal process to show three levels of performance: exceeds, meets and fails to meet.

SAFEBUILT CAROLINAS, INC.

3. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted six in favor, with one opposed, to authorize the Administrator to accept an agreement for professional services between Dorchester County and SAFEbuilt Carolinas, Inc. Councilman Hargett opposed the motion. During discussion he said the County should seek the services of the Berkeley Charleston Dorchester Council of Governments.

COMMITTEE REPORTS

CHAIRMAN CHINNIS – PLANNING, DEVELOPMENT & BUILDING COMMITTEE

Chairman Chinnis reported that the Committee met at 6 p.m. to hold public hearings and consider 2nd Reading on eight items.

4. As recommended by the Committee, Council voted six in favor, with one opposed, to deny 2nd Reading of Rezoning Request #682 by Ms. Moneat Williams for TMS #152-01-01-012 to rezone a vacant 1.4-acre lot on Boone Hill Road near Fisher Road from Multi-Family Residential (R-4) to Single-Family Residential Manufactured Housing (R-2M). Councilman Hargett voted against the Committee's recommendation.
5. As recommended by the Committee, Council voted unanimously to postpone 2nd Reading of Rezoning Request #684 by The Ryland Group for portions of TMS #160-00-00-056, TMS #160-00-00-081 and TMS #160-00-00-082 to rezone 51.8 acres of undeveloped land on Beech Hill Road from Multi-Family Residential (R-4) and Commercial-Light Industrial (CLI) to Planned Development District (PD).
6. As recommended by the Committee, Council voted unanimously to approve 2nd Reading of the following four items:
 - Rezoning Request #686 by COPABREZ, Inc., TMS #136-07-05-011, to rezone a 0.9-acre commercial lot at 1240 Central Avenue near Summerville from General Commercial (CG) to Neighborhood Commercial (CN)
 - An Ordinance to Amend the Dorchester County Zoning and Land Development Standards Ordinance, Ordinance #04-13, As Previously Amended, To Revise Application Requirements for Planned Development Districts
 - An Ordinance to Amend the Dorchester County Zoning and Land Development Standards Ordinance #04-13, As Previously Amended, to Revise the List of Permissible Land Uses in Neighborhood Commercial Zoning Districts
 - Rezoning Request #685 by Ms. Lori R. Beier, TMS #136-00-00-179, to Rezone a 1.53-Acre Residential Lot at 860 Orangeburg Road near Summerville from Multi-Family Residential (R-4) to Neighborhood Commercial (CN)
7. As recommended by the Committee, Council voted six in favor, with one opposed, to deny 2nd Reading of Rezoning Request #687 by Mr. Donald E. Brazelton, TMS #172-00-00-006, to rezone a 1.03-acre commercial lot at 3610 Ashley Phosphate Road near North Charleston from Office/Institutional (OI) to General Commercial (CG). Councilman Hargett voted against the Committee's recommendation.
8. As recommended by the Committee, Council voted unanimously to approve 2nd Reading of Rezoning Request #688 by Mr. Mark R. Hodge, TMS #136-00-00-209, to Rezone a 1.98-acre residential lot at 161 Claussen Street near Summerville from Multi-Family Residential (R-4) to Single-Family Residential – Manufactured Housing (R-1M).

CHAIRMAN HEARN – WATER AND SEWER COMMITTEE

Chairman Hearn passed the gavel to Vice Chairman Bailey before giving his Committee report. He reported that the Committee met this evening with four items on the agenda.

9. As recommended by the Committee, Council voted unanimously to approve a request for new water service by Mr. Luis Morales for 296 Picard Drive in the Old Fort Estates subdivision near the City of North Charleston, TMS #162-08-02-015.

10. As recommended by the Committee, Council voted unanimously to approve a request for new water service by Ms. Pamela Swanson for 4901 Graygoose Lane in the Plantation Hills subdivision near the City of North Charleston, TMS #162-02-02-009.
11. As recommended by the Committee, Council voted unanimously to approve a request for new sewer service by Mr. C.S. Carter for 1010 W. 5th North Street near the Town of Summerville, TMS #130-09-00-006.
12. As recommended by the Committee, Council voted unanimously to approve a request for new sewer service by Ms. Cindy Grooms for property located on West Steele Drive in the Clemson Terrace subdivision near the Town of Summerville, TMS #123-13-07-011.

Vice Chairman Bailey passed the gavel back to Chairman Hearn.

APPOINTMENTS TO BOARDS AND COMMISSIONS:

13. On the motion of Councilman Bailey, seconded by Councilwoman Duncan, Council voted unanimously to recommend the Governor reappoint Mrs. Joyce Washington Davis to the Dorchester County Board of Disabilities and Special Needs. Chairman Hearn asked Councilman Davis to please pass along Council's thanks to Mrs. Davis for her years of service on this board.
14. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted unanimously to appoint Mr. Jordan Bryngelson to the Dorchester County Sales Tax Transportation Authority (DCTA), representing District #2. Councilwoman Duncan said Mr. Bryngelson was unable to attend tonight's meeting due to a house fire.

Council members offered words of thanks for Mr. Jim McGraw's years of service on DCTA.

COUNTY ATTORNEY'S TIME – MR. JOHN FRAMPTON

EXECUTIVE SESSION

The County Attorney requested Council's consideration to defer voting on the MWV-Ridgeville FILOT and also the Development Agreement until after Executive Session. He asked Council to enter into Executive Session to discuss the following:

- Confidential Economic Development Projects
- Legal Advice
 - Dennis Lambris v. Saluda County Council
- Contractual Matters
 - Annexation Plan for Ashley River Tax District Properties Annexed by the City of North Charleston
 - An Ordinance Authorizing (1) the Execution and Delivery of a Fee in Lieu of Tax and Incentive Agreement (the "Incentive Agreement") by and between Dorchester County, South Carolina (the "County") and MWV-Ridgeville, LLC, Acting for Itself, or One or More Affiliates or Other Project Sponsors, (the "Company"), in Connection with the Establishment of Certain Facilities and/or the Making of Certain Investments 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
 - An Ordinance to Amend the Existing Amended and Restated Agreement for Development of Joint County Industrial Park by and between Dorchester County, South Carolina and Orangeburg County, South Carolina to Enlarge the Boundaries of the Industrial Park to Include Certain Property Located in Dorchester County, South Carolina Now Owned by MWV-

Ridgeville, LLC, or One or More Companies Related Thereto; and Authorizing Other Related Matters

- Personnel Matter
- Delinquent Tax Collector

15. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted unanimously to enter into Executive Session at approximately 8:12 p.m. to discuss the above listed items.

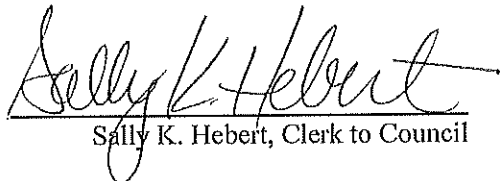
RECONVENE FROM EXECUTIVE SESSION

At approximately 10:07 p.m., the County Attorney reported that Council discussed the previously announced items, but no action was taken.

16. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted unanimously to give 3rd Reading and final approval to Ordinance #14-08, authorizing the execution and delivery of the fee in lieu of tax and incentive agreement between Dorchester County and MWV-Ridgeville, LLC; that the benefits of a Multi-County Industrial Park be made available to the Company; and that certain special source revenue credits be granted to the Project.
17. On the motion of Councilman Hargett, seconded by Councilman Bailey, Council voted unanimously to give 3rd Reading and final approval to Ordinance #14-09, authorizing and approving the Development Agreement between Dorchester County and MWV-Ridgeville, LLC for properties near the Town of Ridgeville and US Highway 78 bearing TMS #s 097-00-00-002, 087-00-00-097 and 087-00-00-096.
18. On the motion of Councilman Bailey, seconded by Councilman Hargett, Council voted unanimously to authorize the County Administrator to execute the Plan for Services and Associated Intergovernmental Agreement between the City of North Charleston, the Ashley River Special Tax District, and Dorchester County related to the procedure to be followed for properties within the Ashley River Special Tax District that have been or may in the future be annexed into the City of North Charleston.

ADJOURNMENT

19. On the motion of Councilman Davis, seconded by Councilman Bailey, Council voted unanimously to adjourn at approximately 10:10 p.m.


Sally K. Hebert, Clerk to Council

AGENDA
DORCHESTER COUNTY COUNCIL
DORCHESTER COUNTY HUMAN SERVICES BUILDING
COUNCIL CHAMBERS, SUMMERVILLE
JULY 21, 2014
7:00 P.M.

1. INVOCATION AND PLEDGE OF ALLEGIANCE

2. CHAIRMAN'S TIME – MR. WILLIAM R. HEARN, JR.

- Requests to Address Council
- Adoption of Minutes from the July 7, 2014, County Council Meeting
- Correspondence

3. GUEST

- Ms. Stefanie Neuner and Ms. Jennifer Horres, Project Lifesaver Presentation

4. COUNCIL MEMBER'S TIME – MR. DAVID CHINNIS

- Rules of Council and a Requirement for a Super Majority to Change the Agenda

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

- 3rd Reading of Rezoning Request #686 for COPABREZ, Inc., TMS #136-07-05-011 to rezone a 0.9-acre commercial lot at 1240 Central Avenue near Summerville from General Commercial (CG) to Neighborhood Commercial (CN)
- 3rd Reading of Ordinance #14-10, "An Ordinance to Amend the Dorchester County Zoning and Land Development Standards Ordinance, Ordinance #04-13, As Previously Amended To Revise Application Requirements for Planned Development Districts" [*This request is to modify application requirements to include a wetlands delineation submitted to the US Army Corps of Engineers for certification. The effect of this amendment is that wetland boundaries would be finalized after Council action on zoning but before any applications for land development permits.*]
- 3rd Reading of Ordinance #14-11, "An Ordinance to Amend the Dorchester County Zoning and Land Development Standards Ordinance #04-13, As Previously Amended, to Revise the List of Permissible Land Uses in Neighborhood Commercial Zoning Districts" (*This request is to allow "Use Group 16 Business Office Service: Establishments of a business character that provide specialized office needs to individuals or other businesses" under the CN zoning classification.*)
- 3rd Reading of Rezoning Request #685 for Ms. Lori R. Beier, TMS #136-00-00-179, to Rezone a 1.53-Acre Residential Lot at 860 Orangeburg Road near Summerville from Multi-Family Residential (R-4) to Neighborhood Commercial (CN)
- 3rd Reading of Rezoning Request #688 for Mr. Mark R. Hodge, TMS #136-00-00-209, to Rezone a 1.98-Acre Residential Lot at 161 Claussen Street near Summerville from Multi-Family Residential (R-4) to Single-Family Residential – Manufactured Housing (R-1M)
- 1st Reading of Rezoning Request #690 for Mr. William F. McArn, Sr., TMS #165-10-09-038, to rezone a 0.38-acre vacant lot in the 4000 block of Ladson Road, in Ladson, from Office/Institutional (OI) to Neighborhood Commercial (CN)
- Request for Authorization for the County Administrator to Sign the S.C. Department of Revenue Form to Extend the Manufacturer's Abatement to Comact
- Request for Approval of the Inducement Resolution for Project Ken

6. COMMITTEE REPORTS

Chairman Bailey – Public Safety Health and Human Services Committee (6:30 p.m.)

- Probate Judge Space

Chairman Davis – Administrative and Intergovernmental Affairs Committee (6:45 p.m.)

- Request for Approval of Revised Job Description for the Capital Projects Manager, Grade 14
- Determine if the Human Services Building Should Be Renamed

7. APPOINTMENTS TO BOARDS AND COMMISSIONS

8. COUNTY ATTORNEY'S TIME – MR. JOHN FRAMPTON

- Request for Approval of Feasibility Cost Sharing Agreement between Dorchester County, SC, and the Department of the Army (Corps of Engineers) for a Feasibility Study for Polk Swamp
- Executive Session
 - Confidential Economic Development Projects
 - Legal Advice
 - Thurman Real Estate Purchase: Restrictive Covenants
 - Dorchester County Sales Tax Transportation Authority
 - Contractual Matters
 - Funding for Winding Woods Water Extension
 - Bacons Bridge Road
 - Personnel Matters
 - Delinquent Tax Collector
 - Reclassifications and Compensation

9. ADJOURN

WILLIAM R. HEARN, JR.
CHAIRMAN

GEORGE H. BAILEY
VICE CHAIRMAN

JASON L. WARD
COUNTY ADMINISTRATOR

SALLY K. HEBERT
CLERK TO COUNCIL



JAY BYARS

DAVID CHINNIS

WILLIE DAVIS

CARROLL S. DUNCAN

LARRY S. HARGETT

COUNTY COUNCIL OF DORCHESTER COUNTY

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MINUTES
DORCHESTER COUNTY COUNCIL
DORCHESTER COUNTY HUMAN SERVICES BUILDING
COUNCIL CHAMBERS, SUMMERVILLE
JULY 21, 2014
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. William R. Hearn, Jr., Chairman
Mr. George H. Bailey, Vice Chairman
Mr. David Chinnis
Mr. Willie R. Davis
Mrs. Carroll S. Duncan
Mr. Larry S. Hargett
Mr. Jason Ward, County Administrator
Ms. Ashley Jacobs, Deputy Administrator
Mr. Justin Powell, Chief Financial Officer
Mr. John Frampton, County Attorney
Ms. Sally K. Hebert, Clerk to Council

ABSENT: Mr. Jay Byars

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

CHAIRMAN'S TIME – MR. WILLIAM R. HEARN, JR.

REQUESTS TO ADDRESS COUNCIL:

- Ms. Peggy Bangle, 114 Ravenwood Court, Summerville, stated concerns about increased traffic on Bacons Bridge Road associated with the planned construction of a food mart. She asked the County to

deny a building permit on Ridgeville property with drainage issues. She stated concerns about the rising salaries of some County employees if Council adopts proposed reclassifications. She stated concerns about the condition of Midland Park Road. She proposed the County take over maintenance of local state roads and send the state fewer local tax dollars.

- Ms. Cheryl Moniz, 222 Basswood Avenue, Summerville, stated concerns about traffic at the corner of Dorchester and Bacons Bridge Roads and plans to construct a new food mart and grocery store.

ADOPTION OF MINUTES

1. On the motion of Councilman Bailey, seconded by Councilman Hargett, Council voted six in favor, with one absent, to adopt the minutes from the July 7, 2014, County Council meeting. Councilman Byars was absent.

CORRESPONDENCE: Items were sent to Council as they were received by staff.

GUESTS – MS. STEPHANIE NEUNER AND MS. JENNIFER HORRES, PROJECT LIFESAVER

Ms. Neuner is the mother of a son with autism and elopement behaviors that cause him to wander from caregivers. Ms. Horres is a case manager for children and adults with disabilities. They presented to Council information about Project Lifesaver, a program that distributes GPS transmitter bands attached to the wrist or ankle of clients with autism, dementia and other disabilities. When a client is reported missing to law enforcement officials, the transmitter is activated, reducing the amount of time and number of deputies needed to locate a wanderer. Ms. Neuner and Ms. Horres asked Council to allocate \$5,000 to fund start-up costs to implement the program in Dorchester County in cooperation with the Sheriff's Department and local nonprofit organizations. The Chairman referred this item to the Public Safety, Health and Human Services Committee.

COUNCIL MEMBER'S TIME – MR. DAVID CHINNIS

Councilman Chinnis stated that recently the South Carolina Supreme Court overturned a lower court ruling that prohibited Council from amending agendas for meetings that are regularly scheduled. In support of free and open communication, Councilman Chinnis said he would propose amending the Rules of Council to require a super majority to change the agenda of a regularly scheduled Council meeting.

2. On the motion of Councilman Chinnis, seconded by Councilman Bailey, Council voted six in favor, with one absent, to give 1st Reading and referral to the Agenda and Rules Committee for an ordinance requiring a super majority to amend the agenda at a regularly scheduled meeting of County Council. Councilman Byars was absent.

During discussion, Councilman Hargett said he supports the amendment but questioned the proposed placement of the amendment in the County Code of Ordinances.

COUNTY ADMINISTRATOR'S TIME

REZONING REQUEST #686

3. On the motion of Councilman Bailey, seconded by Councilman Hargett, Council voted six in favor, with one absent, to give 3rd Reading and final approval to Rezoning Request #686 for COPABREZ, Inc., TMS #136-07-05-011, to rezone a 0.9-acre commercial lot at 1240 Central Avenue near Summerville from General Commercial (CG) to Neighborhood Commercial (CN). Councilman Byars was absent.

ORDINANCE #14-10, PLANNED DEVELOPMENT DISTRICTS

4. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to give 3rd Reading and final approval to Ordinance #14-10, "An Ordinance to Amend the Dorchester County Zoning and Land Development Standards Ordinance, Ordinance #04-13, As Previously Amended To Revise Application Requirements for Planned Development Districts." Councilman Byars was absent.

ORDINANCE #14-11, PERMISSIBLE LAND USES IN NEIGHBORHOOD COMMERCIAL

5. On the motion of Councilwoman Duncan, seconded by Councilman Bailey, Council voted six in favor, with one absent, to give 3rd Reading and final approval to Ordinance #14-11, "An Ordinance to Amend the Dorchester County Zoning and Land Development Standards Ordinance #04-13, As Previously Amended, to Revise the List of Permissible Land Uses in Neighborhood Commercial Zoning Districts." Councilman Byars was absent.

REZONING REQUEST #685

6. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to give 3rd Reading and final approval to Rezoning Request #685 for Ms. Lori R. Beier, TMS #136-00-00-179, to rezone a 1.53-acre residential lot at 860 Orangeburg Road near Summerville from Multi-Family Residential (R-4) to Neighborhood Commercial (CN). Councilman Byars was absent.

REZONING REQUEST #688

7. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to give 3rd Reading and final approval to Rezoning Request #688 for Mr. Mark R. Hodge, TMS #136-00-00-209, to rezone a 1.98-acre residential lot at 161 Claussen Street near Summerville from Multi-Family Residential (R-4) to Single-Family Residential – Manufactured Housing (R-1M). Councilman Byars was absent.

REZONING REQUEST #690

8. On the motion of Councilman Hargett, seconded by Councilman Bailey, Council voted six in favor, with one absent, to give 3rd Reading and final approval to Rezoning Request #690 for Mr. William F. McArn, Sr., TMS #165-10-09-038, to rezone a 0.38-acre vacant lot in the 4000 block of Ladson Road, in Ladson, from Office/Institutional (OI) to Neighborhood Commercial (CN). Councilman Byars was absent.

COMACT ABATEMENT

9. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to authorize the County Administrator to sign the S.C. Department of Revenue form to extend the manufacturer's abatement to Comact, USA. Councilman Byars was absent.

PROJECT KEN

10. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to approve an Inducement Resolution for Project Ken, including a Fee In Lieu Of Taxes of 6 percent assessment ratio for 20 years and a 20 percent Special Source Revenue Credit for 10 years. Councilman Byars was absent.

COMMITTEE REPORTS

CHAIRMAN BAILEY – PUBLIC SAFETY, HEALTH AND HUMAN SERVICES COMMITTEE

Chairman Bailey reported that the Committee met at 6:30 p.m. to discuss one issue.

11. As recommended by the Committee, Council voted six in favor, with one absent, to give additional document storage space to the Probate Judge in the Dorchester County Offices Annex in St. George. Councilman Byars was absent.

CHAIRMAN DAVIS – ADMINISTRATIVE AND INTERGOVERNMENTAL AFFAIRS COMMITTEE

Chairman Davis reported that the Committee met at 6:45 p.m. with two items on the agenda.

12. As recommended by the Committee, Council voted five in favor, with one abstention and one absent, to approve a revised job description for the Capital Projects Manager, Grade 14. Councilman Bailey abstained from voting. Councilman Byars was absent.

13. As recommended by the Committee, Council voted six in favor, with one absent, to determine that the Human Services Building should not be renamed. Councilman Byars was absent.

APPOINTMENTS TO BOARDS AND COMMISSIONS: There were no appointments.

COUNTY ATTORNEY'S TIME – MR. JOHN FRAMPTON

POLK SWAMP FEASIBILITY STUDY

14. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to grant approval of a feasibility cost-sharing agreement between Dorchester County, SC, and the Department of the Army Corps of Engineers for a feasibility study for Polk Swamp.

EXECUTIVE SESSION

The County Attorney requested Council's consideration to enter into Executive Session to discuss the following:

- Confidential Economic Development Projects
 - Legal Advice
 - Thurman Real Estate Purchase: Restrictive Covenants
 - Dorchester County Sales Tax Transportation Authority
 - Contractual Matters
 - Funding for Winding Woods Water Extension
 - Bacons Bridge Road
 - Personnel Matters
 - Delinquent Tax Collector
 - Reclassifications and Compensation
15. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to enter into Executive Session at approximately 7:49 p.m. to discuss the above listed items. Councilman Byars was absent.

RECONVENE FROM EXECUTIVE SESSION

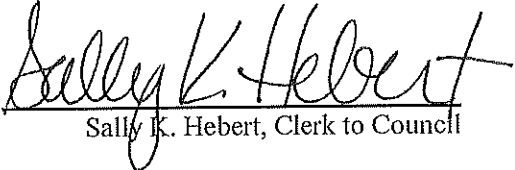
At approximately 10:11 p.m., the County Attorney reported that Council discussed the previously announced items, but no action was taken.

16. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to give first reading, by title only, to an ordinance that would amend the Dorchester County Sales Tax Transportation Authority Ordinance 2005-03, Section 2, to revert back to the original structure of seven (7) members. Councilman Byars was absent.
17. On the motion of Councilman Hargett, seconded by Councilman Bailey, Council voted six in favor, with one absent, to authorize the Chairman to send a letter to the Dorchester County Sales Tax Transportation Authority requesting that the Authority favorably consider the proposal of the Limehouse family to install, at the Limehouse family's expense and not to exceed \$15,000, a second drainage pipe in conjunction with the Bacons Bridge Road widening project. Councilman Byars was absent.
18. On the motion of Councilman Bailey, seconded by Councilman Davis, Council voted six in favor, with one absent, to allocate \$120,000 from the Economic Development Fund for the installation of a water line at the Winding Woods Industrial Site by the Dorchester County Water Authority. Councilman Byars was absent.

19. On the motion of Councilman Chinnis, seconded by Councilman Davis, Council voted six in favor, with one absent, to approve the reclassifications as recommended by the Compensation Committee. Councilman Byars was absent.
20. On the motion of Councilwoman Duncan, seconded by Councilman Bailey, Council voted six in favor, with one absent, to appoint Mr. Sidney B. (Monty) Jones, III, as the Dorchester County Delinquent Tax Collector with the term running July 1, 2014, to June 30, 2016, with a starting salary of \$56,600 together with standard benefits. Councilman Byars was absent.

ADJOURNMENT

21. On the motion of Councilman Davis, seconded by Councilman Bailey, Council voted six in favor, with one absent, to adjourn at approximately 10:15 p.m.


Sally K. Hebert, Clerk to Council

AGENDA
DORCHESTER COUNTY COUNCIL
KENNETH F. WAGGONER SERVICES CENTER
COUNCIL CHAMBERS, ST. GEORGE
AUGUST 11, 2014
7:00 P.M.

1. INVOCATION AND PLEDGE OF ALLEGIANCE

2. CHAIRMAN'S TIME – MR. WILLIAM R. HEARN, JR.

- Requests to Address Council
- Adoption of Minutes from the July 21, 2014, County Council Meeting
- Proclamation #14-05, Designating August 17-23, 2014, as Aviation Week in Dorchester County
- Correspondence

3. GUESTS

- Mr. Dan Dennis, Dennis Corp. President, and Mr. Matt Hines, Dennis Corp. Project Manager, S.C. Highway 165 Road Construction Update
- Mr. Justin Powell, Dorchester County Chief Financial Officer, Budget Report for June 2014

4. COUNCIL MEMBER'S TIME – MR. LARRY HARGETT

- Assigning Geographic Coordinates To Golf Course Fairways/Holes in Dorchester County for EMS Use When Responding to 911 Calls

5. COUNCIL MEMBER'S TIME – MR. JAY BYARS

- Request for Approval of a Contribution of \$10,000 from the Recreation Fund's Contingency for Sawmill Branch Trail Improvements

6. COUNTY ADMINISTRATOR'S TIME – MR. JASON WARD

- Request for Approval to Transfer Monies from Personnel Savings to Operating in the Planning and Zoning Department for Development Review Services
- Request for Approval to Enter into a One-Year Maintenance Liability Period for Reminisce Subdivision – Phase 5
- 1st Reading of Rezoning Request #689 for Hopper Communities, TMS #128-00-00-021 and TMS #128-00-00-128, to Rezone 33.59 Acres at the Intersection of Orangeburg and East Butternut Roads from Multi-Family Residential (R-4) and General Commercial (CG) to Planned Development District (PD)

7. COMMITTEE REPORTS

Chairman Davis – Administrative and Intergovernmental Affairs Committee (6:15 p.m.)

- Proposed Amendments to the Employee Longevity Program

Chairman Hearn – Water and Sewer Committee (6:30 p.m.)

- Request for New Sewer Service by D.R. Horton for Pine Forest Phase 2 on Hummingbird Lane in the Town of Summerville, TMS #129-00-00-100 and TMS #129-00-00-162
- Request for Approval of New Water and Sewer Service by Indigo Palms Phase 4, LLC, for a 40-Lot Subdivision Located on Windsor Hill Boulevard in the City of North Charleston, TMS #172-00-00-065

Chairman Hearn – Budget, Finance and Purchasing Committee (6:45 p.m.)

- Discussion of Regulations for the Use of County-Owned Meeting Facilities

8. APPOINTMENTS TO BOARDS AND COMMISSIONS

9. COUNTY ATTORNEY'S TIME – MR. JOHN FRAMPTON

- 2nd Reading of an Ordinance to Amend the Dorchester County Sales Tax Transportation Authority Ordinance 2005-03, Section 2, to Revert Back to the Original Structure of Seven Members

- 1st Reading of an Ordinance Authorizing, Pursuant to Chapter 44 of Title 12, South Carolina Code of Laws, 1976, as Amended, the Execution and Delivery of a Fee Agreement Between Dorchester County, South Carolina, and Innovative Machining Technology, Inc.; and Matters Relating Thereto
- 1st Reading of an Ordinance to Amend the Agreement for Development of a Joint County Industrial Park by and between Dorchester County, South Carolina, and Orangeburg County, South Carolina, Providing for Development of a Joint County Industrial Park so as to Include Property of Keystone Industrial Corporation and Innovative Machining Technology, Inc., and Other Matters Related Thereto
- 1st Reading of an Ordinance Authorizing Delivery by Dorchester County of a Special Source Revenue Credit Agreement with Keystone Industrial Corporation and Other Matters Related Thereto
- Executive Session
 - Legal Advice
 - Quit Claim Deed Shannon Loop
 - Contractual Matters
 - Pine Trace Real Estate Sale to Mungo Homes
 - Thurman Real Estate Purchase
 - Charleston Regional Development Alliance
 - Clerk of Court, Title IV Unit Cost Reimbursement Contract
 - Detention Center Construction Contract
 - Personnel Matters

10. ADJOURN

WILLIAM R. HEARN, JR.
CHAIRMAN

GEORGE H. BAILEY
VICE CHAIRMAN

JASON L. WARD
COUNTY ADMINISTRATOR

SALLY K. HEBERT
CLERK TO COUNCIL



JAY BYARS

DAVID CHINNIS

WILLIE DAVIS

CARROLL S. DUNCAN

LARRY S. HARGETT

COUNTY COUNCIL OF DORCHESTER COUNTY

201 JOHNSTON STREET
ST. GEORGE, SOUTH CAROLINA 29477
(843) 563-0196 FAX (843) 563-0137
SUMMERVILLE (843) 832-0043 FAX (843) 875-8509

**MINUTES
DORCHESTER COUNTY COUNCIL
KENNETH F. WAGGONER SERVICES CENTER
COUNCIL CHAMBERS, ST. GEORGE
AUGUST 11, 2014
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. William R. Hearn, Jr., Chairman
Mr. George H. Bailey, Vice Chairman
Mr. Jay Byars
Mr. David Chinnis
Mr. Willie R. Davis
Mrs. Carroll S. Duncan
Mr. Larry S. Hargett
Mr. Jason Ward, County Administrator
Mr. Justin Powell, Chief Financial Officer
Mr. John Frampton, County Attorney
Ms. Sally K. Hebert, Clerk to Council

ABSENT: Ms. Ashley Jacobs, Deputy Administrator

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

Chairman Hearn recognized from the audience Senator Sean Bennett and Mr. David Ginn, President and CEO of the Charleston Regional Development Alliance. He thanked them for attending the meeting.

CHAIRMAN'S TIME – MR. WILLIAM R. HEARN, JR.

REQUESTS TO ADDRESS COUNCIL: No one addressed Council.

ADOPTION OF MINUTES

1. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted six in favor, with one abstention, to adopt the minutes from the July 21, 2014, County Council meeting. Councilman Byars abstained.

ADOPTION OF PROCLAMATION #14-05

2. On the motion of Councilman Bailey, seconded by Councilman Byars, Council voted unanimously to adopt Proclamation #14-05, designating August 17-23, 2014, as Aviation Week in Dorchester County.

Chairman Hearn read the proclamation and presented it to Mr. Don Hay, Dorchester County Aviation Director. Mr. Ward recognized the service of Mr. Carl Walters, Jr., a longtime member of the Dorchester County Aeronautics Board, who passed away July 31. He noted that this occurred while Council and staff were out of town attending the South Carolina Association of Counties annual meeting. Councilman Davis and Councilman Bailey offered anecdotes about Mr. Walters and praised his civic service.

CORRESPONDENCE: Items were sent to Council as they were received by staff.

GUESTS – MR. DAN DENNIS AND MR. MATT HINES OF DENNIS CORP.

Mr. Dennis updated Council on the SC Highway 165 road improvement project, saying it is in good shape regarding both schedule and budget. He said right-of-way acquisition on the 2.5-mile project began in June. He reviewed the project timeline, which includes permitting approval from the South Carolina Department of Transportation (SCDOT) anticipated in mid-October, followed by advertising for construction and awarding of a construction contract in November. He reported that there are weekly coordination meetings with utility companies to ensure all issues are resolved before construction begins in December. The project completion date is slated for December 31, 2015.

Mr. Dennis answered questions from Council members and introduced Mr. Hines, Project Manager. There was some discussion about pre-qualifying bidders, requiring liquidated damages, offering incentives for 12-month project completion and requesting a limited warranty. Regarding the composition of the new road, Mr. Dennis said the pavement will be reclaimed, mixed with the sub-base and cement to create a new sub-base without using stone in order for the project to proceed quickly. On top of the sub-base, he said there will be three layers of asphalt. Project engineers will keep traffic moving on the two existing lanes and build a majority of the project in the new alignment, then shift traffic to restructure the two old lanes, said Mr. Dennis.

There was some discussion about working with the State Infrastructure Bank (SIB) to receive approval for linking the multi-use path at the Ashley River Bridge with the designed eight-foot-wide, multi-use path that would parallel the 2.5-mile length of the Highway 165 road project. Because the Highway 165 project is under budget and because the public wants the additional path, Mr. Dennis said the SIB would likely approve it.

Chairman Hearn thanked Mr. Dennis for the report.

GUEST – MR. JUSTIN POWELL, DORCHESTER COUNTY CHIEF FINANCIAL OFFICER

Mr. Powell reviewed the preliminary unaudited budget report for June 2014. He said the final disbursement had not been received from the State of South Carolina for the Local Government Fund. Additionally, expenditures incurred in June for items delivered in July are being charged back to the prior year, he said.

COUNCIL MEMBER'S TIME – MR. LARRY HARGETT

Councilman Hargett reported that constituents from Coosaw Creek Country Club and the Coosaw Creek Homeowners Association contacted him requesting help in identifying locations on the golf course – other than the clubhouse – for EMS to use when responding to 911 calls. Councilman Hargett recommended this request be placed in the Public Safety, Health and Human Services (PSHHS) Committee for further study and consideration of all six golf courses in Dorchester County. PSHHS Committee Chairman Bailey said that since learning about this issue,

Mr. Doug Warren, Dorchester County EMS Director, and Mr. David Garber, Dorchester County GIS Coordinator, have begun working on identifying geographic coordinates for the tee boxes, fairways, greens and corresponding access points for all six golf courses in Dorchester County, as well as points along the Sawmill Branch Trail. PSHHS Committee Chairman Bailey recommended Council receive a report from Mr. Warren and Mr. Garber at a future Council meeting. Councilman Hargett agreed.

COUNCIL MEMBER'S TIME – MR. JAY BYARS

Councilman Byars invited Mr. Beau Ganas of Dixon, Hughes, Goodman, LLP, to address Council regarding the community service project of the 2014 Leadership Dorchester Class of the Greater Summerville/Dorchester Chamber of Commerce. Mr. Ganas said Leadership Dorchester is raising funds to enhance the Sawmill Branch Trail, a 10-foot-wide asphalt path along the canal from East Richardson to the Oakbrook YMCA. Plans call for the installation of four destination points, consisting of water fountains for people and pets, benches, landscaping, trashcans and recycling bins, he said.

Additionally, Summerville Medical Center has donated \$10,000 for the placement of two 10-station fit trails, complete with signage and equipment guiding participants through a series of stretches and conditioning exercises. Preliminary plans have the two fit trails located near the Oakbrook YMCA and Newington subdivision, said Mr. Ganas. Other donations include \$5,000 from Showa Denko and an in-kind contribution of \$7,500 from Thomas and Hutton of Mt. Pleasant. Donations will fund new trail head entrances with kiosks, maps and signage, he said.

Mr. Ganas answered questions from Council, including a question about when the upgrades would be complete. The hardscapes will be installed by early October, and the landscaping will be installed in November to reduce the number of weeks needed to water the new plants, said Mr. Ganas.

In closing, Councilman Byars called the trail a wonderful asset and praised the community-led effort to enhance the usability of the trail for people of all ages. He said Dorchester County is part of an SC Department of Transportation grant that will extend the trail from the Oakbrook YMCA to Dorchester Road, making it even more useful to more people.

3. On the motion of Councilman Bailey, seconded by Councilwoman Duncan, Council voted unanimously to approve \$10,000 in funding from the Dorchester County Recreation Fund to support enhancement efforts by Leadership Dorchester to the Sawmill Branch Trail.

COUNTY ADMINISTRATOR'S TIME

PLANNING AND ZONING FUNDS TRANSFER

4. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted unanimously to approve a transfer of \$20,000 from personnel savings to operating in the Planning and Zoning Department to cover the cost of contractual services.

ROAD MAINTENANCE AGREEMENT: REMINISCE SUBDIVISION – PHASE 5A

5. On the motion of Councilman Davis, seconded by Councilman Hargett, Council voted unanimously to authorize the start date of a 12-month maintenance liability period for Reminisce Subdivision – Phase 5A, including Pavilion Street, Tarleton Drive and Calabash Court as identified in the application.

REZONING REQUEST #689

6. On the motion of Councilman Davis, seconded by Councilman Bailey, Council voted six in favor, with one abstention, to approve 1st Reading of Rezoning Request #689 and referral to the Planning, Development and Building Committee for further consideration and a recommendation to County Council. Rezoning Request #689 is for Hopper Communities, TMS #128-00-00-021 and TMS #128-00-00-128, to rezone 33.59 acres at the intersection of Orangeburg Road and East Butternut Road from Multi-Family Residential (R-4) and General Commercial (CG) to Planned Development District (PD). Councilman Chinnis abstained from voting.

Chairman Hearn called on Mr. Alec Brebner, Dorchester County Planning and Zoning Manager, to answer questions regarding the absence of a recommendation on this issue from the Planning Commission. Mr. Brebner said that at the Planning Commission meeting, where Rezoning Request #689 was discussed, two Commission members were absent with excused absences and one member recused himself during discussion of the item because he is a realtor. The remaining Planning Commission members decided to forward the issue to Council without a recommendation.

Since this rezoning request came to County Council with no recommendation from the Planning Commission, Councilman Chinnis – Chairman of the Planning, Development and Building Committee – advised County Council that he would not proceed with a Public Hearing or 2nd Reading until a recommendation for approval or disapproval was received from the Planning Commission.

Councilwoman Duncan asked Mr. Brebner about the traffic study and stated concerns about congestion and the need for a traffic light.

7. On the motion of Councilman Chinnis, seconded by Councilman Hargett, Council voted unanimously to remand Rezoning Request #689 to the Planning Commission for a recommendation to Council before the scheduling of a Public Hearing and 2nd Reading in the Planning, Development and Building Committee.

COMMITTEE REPORTS

CHAIRMAN DAVIS – ADMINISTRATIVE AND INTERGOVERNMENTAL AFFAIRS COMMITTEE

Chairman Davis reported that the Committee met at 6:15 p.m. with one item on the agenda.

8. As recommended by the Committee, Council voted unanimously to approve a new proposal to hold an annual or quarterly service award luncheon for employees reaching years-of-service milestones at an estimated annual cost of \$2,250.

CHAIRMAN HEARN – WATER AND SEWER COMMITTEE

Chairman Hearn passed the gavel to Vice Chairman Bailey before giving his Committee report. Chairman Hearn reported that the Committee met at 6:30 p.m. to discuss two items.

Chairman Hearn reported that a request for new sewer service by D.R. Horton for Pine Forest Phase 2 on Hummingbird Land in the Town of Summerville, TMS #129-00-00-100 and TMS #129-00-00-162, will be held in Committee pending further investigation.

9. As recommended by the Committee, Council voted unanimously to approve new water and sewer service by Indigo Palms Phase 4, LLC, for a 40-lot subdivision located on Windsor Hill Boulevard in the City of North Charleston, TMS #172-00-00-065.

CHAIRMAN HEARN – BUDGET, FINANCE AND PURCHASING COMMITTEE

Chairman Hearn reported that the Committee met at 6:45 p.m. to discuss one item.

10. As recommended by the Committee, Council voted unanimously to adopt the regulations as amended for the use of County-owned meeting facilities.

Vice Chairman Bailey passed the gavel back to Chairman Hearn.

APPOINTMENTS TO BOARDS AND COMMISSIONS: There were no appointments. Councilman Davis announced he will be looking for someone to fill the seat left vacant on the Dorchester County Aeronautics Board by the passing of Mr. Carl Walters, Jr.

COUNTY ATTORNEY'S TIME – MR. JOHN FRAMPTON

DORCHESTER COUNTY SALES TAX TRANSPORTATION AUTHORITY ORDINANCE

11. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted unanimously to give 2nd Reading to an ordinance to amend the Dorchester County Sales Tax Transportation Authority Ordinance to revert back to the original structure of seven members.

SSRC: INNOVATIVE MACHINING TECHNOLOGY, INC.

12. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted unanimously to give 1st Reading of an ordinance authorizing, pursuant to Chapter 44 of Title 12, South Carolina Code of Laws, 1976, as amended, the execution and delivery of a fee agreement between Dorchester County, South Carolina, and Innovative Machining Technology, Inc.; and matters relating thereto.

MULTI-COUNTY INDUSTRIAL PARK

13. On the motion of Councilman Chinnis, seconded by Councilman Davis, Council voted unanimously to give 1st Reading of an ordinance to amend the agreement for development of a joint county industrial park by and between Dorchester County, South Carolina, and Orangeburg County, South Carolina, providing for development of a joint county industrial park so as to include property of Keystone Industrial Corporation and Innovative Machining Technology, Inc., and Other Matters Related Thereto.

SSRC: KEYSTONE INDUSTRIAL CORPORATION

14. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted unanimously to give 1st Reading to an ordinance authorizing delivery by Dorchester County of a Special Source Revenue Credit (SSRC) Agreement with Keystone Industrial Corporation and other matters related thereto. The agreement includes a 40 percent SSRC for 20 years, which is equivalent to a six percent fee on the building.

EXECUTIVE SESSION

The County Attorney requested Council's consideration to enter into Executive Session to discuss the following:

- Legal Advice
- Quit Claim Deed for Shannon Loop
- Contractual Matters
 - Pine Trace Real Estate Sale to Mungo Homes
 - Thurman Real Estate Purchase
 - Charleston Regional Development Alliance
 - Clerk of Court, Title IV Unit Cost Reimbursement Contract
 - Detention Center Construction Contract
- Personnel Matter

15. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted unanimously to enter into Executive Session at approximately 8:01 p.m. to discuss the above listed items.

RECONVENE FROM EXECUTIVE SESSION

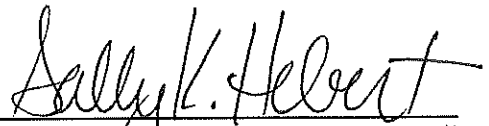
At approximately 11:13 p.m., the County Attorney reported that Council discussed the previously announced items, but no action was taken.

16. On the motion of Councilman Hargett, seconded by Councilman Bailey, Council voted six in favor, with one abstention, to authorize the County Administrator to execute the Quit Claim deed for Shannon Loop. Councilman Davis abstained.

17. On the motion of Councilman Chinnis, seconded by Councilman Davis, Council voted four in favor, with three opposing, to authorize the County Administrator to include in the proposed Contract of Sale for the purchase of the home of Mr. and Mrs. Thurman located at 3004 Trotters Club Way that the County will pay all closing costs and that the Thurman's be allowed to remove their furniture, window treatments, non-built-in appliances, chandelier in dining room, ceiling fan in bedroom and the shop in the backyard. Council members Bailey, Davis and Duncan opposed the motion.
18. On the motion of Councilman Bailey, seconded by Councilman Davis, Council voted unanimously to amend the construction budget of the Detention Center project to \$23,466,491, and to authorize the County Administrator to begin drafting necessary ordinances and documentation for the issuance of a \$4,041,000 General Obligation Bond and a \$1,365,000 Lease Purchase Agreement, and to authorize the County Administrator to award the construction contract for the Detention Center to HG Reynolds Company.
19. On the motion of Councilwoman Duncan, seconded by Councilman Hargett, Council voted unanimously to authorize the County Administrator to offer up to 20 percent above the minimum for the Human Resources Director position.

ADJOURNMENT

20. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted unanimously to adjourn at approximately 11:16 p.m.


Sally K. Hebert, Clerk to Council

AGENDA
DORCHESTER COUNTY COUNCIL
DORCHESTER COUNTY HUMAN SERVICES BUILDING
COUNCIL CHAMBERS, SUMMERVILLE
SEPTEMBER 2, 2014
7:00 P.M.

1. INVOCATION AND PLEDGE OF ALLEGIANCE

2. CHAIRMAN'S TIME – MR. WILLIAM R. HEARN, JR.

- Requests to Address Council
- Adoption of Minutes from the August 11, 2014, County Council Meeting
- Correspondence

3. GUESTS

- Mr. Justin Powell, Dorchester County Chief Financial Officer
 - Budget Report for July 2014
 - Request for Approval of the FY2013-2014 Carryover Budget
 - Request for Approval of Resolution #14-08, Reimbursement for Jail Furnishings and Equipment Expenditures Not to Exceed \$1.4 Million
 - Request for Approval of Resolution #14-09, Reimbursement for Jail Facilities Expenditures Not to Exceed \$4.1 Million
- Mrs. Alison Simmons, Community Development Manager, Dorchester County Economic Development
 - Presentation on Special Assessment Incentive for Rehabilitation of Historic Structures and Request for Approval to Authorize the Community Development Manager with the Task of Developing Recommendations for the Administrative Parameters and an Ordinance Through Collaboration with Legal Counsel, Appropriate County Departments and Interested Municipalities

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

- Introduction of Mrs. Leonitta Turner, Dorchester County Human Resources Director
- Request for Approval of an Extension to the Land Use Agreement Between the Summerville Family YMCA and Dorchester County for 15 Acres at 900 Cross Creek Drive
- Request for Approval of a Temporary Part-Time Admin I Position in Magistrate's Court to Address Increasing Expungement Requirements
- Notification of Billing the Solid Waste User Fee on Owner-Occupied Commercial Properties on the Property Tax Bill

5. COMMITTEE REPORTS

Chairman Chinnis – Planning, Development and Building Committee (6:00 p.m.)

- Public Hearing and 2nd Reading of Rezoning Request #690 for Mr. William F. McArn, Sr., TMS #165-10-09-038, to Rezone a 0.38-Acre Vacant Lot in the 4000 Block of Ladson Road, in Ladson, from Office/Institutional (OI) to Neighborhood Commercial (CN)

Chairman Byars – Agenda and Rules Committee (6:30 p.m.)

- 2nd Reading of an Ordinance to amend the Code of Ordinances, Dorchester County, South Carolina, to amend Chapter 2, Article III, Division 2. Sec. 2-98 (c) (4) to add certain language dealing with amending the agenda at a regular meeting of County Council (*Adoption of this Ordinance will require a super majority vote by County Council to change a Council agenda.*)

Chairman Hearn – Water and Sewer Committee (6:45 p.m.)

- Request for New Sewer Service by D.R. Horton for Pine Forest Phase 2 on Hummingbird Lane in the Town of Summerville, TMS #129-00-00-100 and TMS #129-00-00-162
- Request for New Sewer Service by Waffle House for Property Located on Orangeburg Road near the Town of Summerville, TMS #136-09-00-043
- Request for New Water Service by St. John Missionary Baptist for 969 Ridge Road near the Town of Ridgeville, TMS #118-00-00-081

- Request for New Sewer Service by Mr. Robert Bruce for 9611 Avenue of Oaks near the Town of Summerville, TMS #154-00-00-071
- Request for New Water Service by Mr. Jason Mook for 982 Ridge Road near the Town of Ridgeville, TMS #108-00-00-002
- Request for New Water and Sewer Service by Mr. George Courville, Jr., for 288 Picard Drive in the Old Fort Estates Subdivision near the City of North Charleston, TMS #162-08-02-038
- Request for New Sewer Services by Frank's Express Car Wash of Summerville for 10590 Dorchester Road near the Town of Summerville, TMS #153-09-07-016
- Request for New Water Service by Newell Almond for properties located in the Old Fort Estates Subdivision near the City of North Charleston, TMS #154-15-01-005 and TMS #154-15-01-008
- Request for New Sewer Services by Dorchester County Detention Center for 220 Hodge Road near the Town of Summerville, TMS #122-00-00-158

6. APPOINTMENTS TO BOARDS AND COMMISSIONS

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

- 3rd Reading of Ordinance #14-12, Amending the Dorchester County Sales Tax Transportation Authority Ordinance to Revert Back to the Original Structure of Seven Members
- 2nd Reading of an Ordinance Authorizing, Pursuant to Chapter 44 of Title 12, South Carolina Code of Laws, 1976, as Amended, the Execution and Delivery of a Fee Agreement Between Dorchester County, South Carolina, and Innovative Machining Technology, Inc.; and Matters Relating Thereto
- 2nd Reading of an Ordinance to Amend the Agreement for Development of a Joint County Industrial Park by and between Dorchester County, South Carolina, and Orangeburg County, South Carolina, Providing for Development of a Joint County Industrial Park so as to Include Property of Keystone Industrial Corporation and Innovative Machining Technology, Inc., and Other Matters Related Thereto
- 2nd Reading of an Ordinance Authorizing Delivery by Dorchester County of a Special Source Revenue Credit Agreement with Keystone Industrial Corporation and Other Matters Related Thereto
- Request for Approval of an Inducement Resolution for Fee in Lieu of Taxes Agreement with Spec-Con, LLC
- 1st Reading of an Ordinance Authorizing a Fee In Lieu of Tax and Incentive Agreement and a Special Source Revenue Credit Agreement By and Between Dorchester County and Spec-Con, LLC
- 1st Reading for Approval of the Special Source Revenue Credit Agreement between Dorchester County and Spec-Con, LLC
- 1st Reading for Approval of an Ordinance to Amend the Multi-County Industrial Park to Include Property Owned by Spec-Con, LLC
- Executive Session
 - Confidential Economic Development Projects
 - Legal Advice
 - Old Fort Land Purchase
 - Quit Claim Deed Bear Branch Road
 - Contractual Matter
 - Pine Trace Sale to Mungo Homes

8. ADJOURN

WILLIAM R. HEARN, JR.
CHAIRMAN

GEORGE H. BAILEY
VICE CHAIRMAN

JASON L. WARD
COUNTY ADMINISTRATOR

SALLY K. HEBERT
CLERK TO COUNCIL



JAY BYARS

DAVID CHINNIS

WILLIE DAVIS

CARROLL S. DUNCAN

LARRY S. HARGETT

COUNTY COUNCIL OF DORCHESTER COUNTY

201 JOHNSTON STREET
ST. GEORGE, SOUTH CAROLINA 29477
(843) 563-0196 FAX (843) 563-0137
SUMMERVILLE (843) 832-0043 FAX (843) 875-8509

MINUTES
DORCHESTER COUNTY COUNCIL
DORCHESTER COUNTY HUMAN SERVICES BUILDING
COUNCIL CHAMBERS, SUMMERVILLE
SEPTEMBER 2, 2014
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. William R. Hearn, Jr., Chairman
Mr. George H. Bailey, Vice Chairman
Mr. Jay Byars
Mr. David Chinnis
Mr. Willie R. Davis
Mrs. Carroll S. Duncan
Mr. Larry S. Hargett
Mr. Jason Ward, County Administrator
Ms. Ashley Jacobs, Deputy Administrator
Mr. Justin Powell, Chief Financial Officer
Mr. John Frampton, County Attorney
Ms. Sally K. Hebert, Clerk to Council

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

From the audience, Chairman Hearn recognized and welcomed Mr. Richard Rosebrock, retired County Councilman, and Mr. Monty Jones, newly appointed Dorchester County Delinquent Tax Collector.

CHAIRMAN'S TIME – MR. WILLIAM R. HEARN, JR.

REQUESTS TO ADDRESS COUNCIL:

- Mr. Chris Coutant, 208 Terry Avenue, Summerville, thanked Council members for their service to the County. He then asked Council for a completion date regarding the Dorchester Road construction project. He voiced concerns about a lack of progress and asked Council to use any available leverage to get the project moving. He said he owns a business on Dorchester Road. Councilman Byars stated that the Dorchester County Sales Tax Transportation Authority (DCTA) is overseeing the project with meetings held monthly at 7 p.m. on the second Monday in Council Chambers, Summerville. He said the meeting is open to the public.
- Ms. Barbara Blake, 121 Luetta Lane, Ridgeville, asked Council when Luetta Lane would be improved. Chairman Hearn stated that the road is not a County road. Mr. Ward said he would follow up with correspondence to Ms. Blake, indicating a course of action for adding the road to the Dorchester County system of roads.
- Mr. Will Limehouse, 2520 Bacons Bridge Road, Summerville, thanked Council for the opportunity to speak. He addressed Council about a dispute with DCTA over his requested installation of an additional drainage pipe as part of the Bacons Bridge Road construction project. He presented Council with a photo of the flooding his yard experienced during a heavy rain and questioned why DCTA and Davis and Floyd would not install the second drainage pipe when they were aware of the problem before construction began. He said because of the road-widening project even more water will flow to his property. He asked Council to install the second pipe in conjunction with the completion of the road project.
- Mr. Wayne Hagenbuch, 341 Danby Wood Court, Summerville, asked Council to remove the overgrowth and canopy on West Fischer Road, which connects Highway 17A and Dorchester Road. He stated that this road is used as a cut-through to avoid traffic on Dorchester Road. The overgrowth blocks signage and natural light, making it difficult for drivers to see well and maintain alignment in the proper lane, he said.
- Ms. Peggy Bangle, 114 Ravenwood Court, Summerville, stated she was frustrated with government at all levels. She asked Council to look for ways to reduce spending and consider what could go wrong before making decisions. She recalled the groundbreaking of the Dorchester Road improvement project and statements at the time that it would not be like another Trolley Road or Ladson Road improvement project. She asked Council to consider, when looking at a new project, whether it is government's responsibility or whether a non-profit group or the private sector could take on the project instead.

ADOPTION OF MINUTES

1. On the motion of Councilman Davis, seconded by Councilman Hargett, Council voted unanimously to adopt the minutes from the August 11, 2014, County Council meeting.

CORRESPONDENCE: Items were sent to Council as they were received by staff.

GUEST – MR. JUSTIN POWELL, DORCHESTER COUNTY CHIEF FINANCIAL OFFICER

BUDGET REPORT FOR JULY 2014

Mr. Powell presented the July 2014 budget report to County Council and answered questions. Councilman Bailey thanked Mr. Mike Goldston, Dorchester County Interim Public Works Director, and his staff for the in-house work performed in the Archdale subdivision, thereby saving the County from paying an outside contractor fees that came in over bid.

FY2013-2014 CARRYOVER BUDGET

2. On the motion of Councilman Hargett, seconded by Councilman Chinnis, Council voted unanimously to approve the FY2013-2014 Carryover Budget as presented.

RESOLUTIONS #14-08 AND #14-09

3. On the motion of Councilman Chinnis, seconded by Councilman Bailey, Council voted unanimously to approve Resolution #14-08, Reimbursement for Jail Furnishings and Equipment Expenditures Not to Exceed \$1.4 Million, and Resolution #14-09, Reimbursement for Jail Facilities Expenditures Not to Exceed \$4.1 Million.

Councilman Chinnis thanked staff for cost savings achieved by considering the usable life and not financing jail furnishings and equipment for 30 years, thereby saving the County money.

GUEST – MRS. ALISON SIMMONS, COMMUNITY DEVELOPMENT MANAGER, DORCHESTER COUNTY ECONOMIC DEVELOPMENT

Mrs. Simmons gave a presentation to County Council on the requirements for offering special property tax assessments for those who rehabilitate qualified historic properties. She asked Council to authorize her to draft an ordinance for consideration.

4. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted unanimously to authorize the Community Development Manager with the task of developing recommendations for administrative parameters and – through collaboration with legal counsel, appropriate County departments and interested municipalities – an Ordinance offering special property tax assessments for those who rehabilitate qualified historic properties.

COUNTY ADMINISTRATOR'S TIME

INTRODUCTION OF MRS. LEONITTA TURNER, DORCHESTER COUNTY HUMAN RESOURCES DIRECTOR

Mr. Ward introduced Mrs. Turner as the new Dorchester County Human Resources Director as of August 25. Previously, she was Human Resources Director for Berkeley County for six years. Mr. Ward said Mrs. Turner has held management positions in both the public and private sectors with Mitsubishi, Honda and the City of Columbus, Ohio. Mrs. Turner holds a Master's degree from Ohio State University and is a Senior Human Resources Professional as designated by the Society for Human Resources Management, he said. County Council led a round of applause in her honor.

YMCA LAND USE AGREEMENT

5. On the motion of Councilman Byars, seconded by Councilman Hargett, Council voted unanimously to defer authorizing the County Administrator to execute a 10-year extension for the YMCA to continue using 15 acres owned by Dorchester County at 900 Cross Creek Drive for recreational activities until the new Dorchester County Parks and Recreation Director can meet with YMCA officials.

Councilman Byars said he wanted the newly hired Dorchester County Parks and Recreation Director to meet with YMCA officials before Council takes action on this item.

PART-TIME ADMIN I POSITION IN MAGISTRATE'S COURT TO ADDRESS INCREASING EXPUNGEMENT REQUIREMENTS

6. On the motion of Councilman Bailey, seconded by Councilman Davis, Council voted three in favor – with two opposed and two abstaining – to authorize the establishment of a temporary, part-time Admin I position in the Magistrate's Office to assist with the expungement of criminal records, in accordance with Act No. 276 of 2014 of the General Assembly of the State of South Carolina. The motion passed with Councilman Hargett and Councilman Davis voting no and Councilwoman Duncan and Councilman Chinnis abstaining from voting.

Mr. Ward said the Magistrate's Office was notified of the order from the Supreme Court of South Carolina after the passage of the state's budget and after the passage of the County's budget.

Before the vote, Councilwoman Duncan offered a motion, seconded by Councilman Chinnis, to delay voting until the facts could be gathered regarding a report of a magistrate judge being paid a full-time salary while working part-time hours. As he seconded the motion, Councilman Chinnis stated he was aware of the same report, and questioned whether the Magistrate's Office could find the money for the part-time admin position in the budget.

During discussion, Councilwoman Duncan stated that while County Council has no authority over magistrate judges, taxpayer money is at stake; and Council needs to be able to provide the public with answers. Councilman Bailey said that questions about a magistrate judge should be addressed by the local senatorial delegation, and Council should stick to the agenda. Councilwoman Duncan and Councilman Chinnis said the questions relate to the budget, for which County Council is responsible.

Chairman Hearn recognized The Honorable Katrina Patton, Chief Magistrate, from the audience. She said all magistrate judges are up for reappointment and that the issue raised is being addressed. Judge Patton said the potential exposure from just one lawsuit would justify the \$11,000 expenditure to comply with the Expungement Act, which took effect June 12.

At the conclusion of discussion, Councilwoman Duncan withdrew her motion, and Councilman Chinnis withdrew his second, saying he would refrain from voting on another unfunded mandate.

Chairman Hearn thanked Judge Patton.

SOLID WASTE USER FEE BILLING ON OWNER-OCCUPIED COMMERCIAL PROPERTIES

Mr. Ward reported to Council that the County will include the Solid Waste User Fees for owner-occupied commercial properties on the tax bills in accordance with the Code of Ordinances of Dorchester County, Section 34-66. A list of the affected properties was provided to Council. Mr. Ward said the County bills for residential Solid Waste User Fees in the same manner.

Councilman Bailey asked for a percentage of delinquent properties. Mr. Ward said he did not have a percentage but that some – including government agencies – have been delinquent for several years. Including the fee on the tax bills will allow the County to sell the delinquent properties at a delinquent tax sale, he said.

COMMITTEE REPORTS

CHAIRMAN CHINNIS – PLANNING, DEVELOPMENT AND BUILDING COMMITTEE

Chairman Chinnis reported that the Committee met at 6 p.m. and held a Public Hearing on Rezoning Request #690. No one from the public spoke at the public hearing.

7. As recommended by the Committee, Council voted unanimously to approve 2nd Reading of Rezoning Request #690 for Mr. William F. McArn, Sr., TMS #165-10-09-038, to rezone a 0.38-acre vacant lot in the 4000 block of Ladson Road in Ladson from Office/Institutional (OI) to Neighborhood Commercial (CN).

CHAIRMAN BYARS – AGENDA AND RULES COMMITTEE

Chairman Byars reported that the Committee met at 6:30 p.m. to discuss recommending 2nd Reading for an ordinance that would require a super majority vote – five "yes" votes out of seven – to change a Council agenda.

8. As recommended by the Committee, Council voted unanimously to approve 2nd Reading of an Ordinance to amend the Code of Ordinances, Dorchester County, South Carolina, to amend Chapter 2, Article III,

Division 2. Sec. 2-98 (c) (4) to add certain language dealing with amending the agenda at a regular meeting of County Council.

CHAIRMAN HEARN – WATER AND SEWER COMMITTEE

Chairman Hearn reported that the Committee met at 6:45 p.m. to consider a number of requests.

9. As recommended by the Committee, Council voted unanimously to approve a request for new sewer service by D.R. Horton for Pine Forest Phase 2 on Hummingbird Lane in the Town of Summerville, TMS #129-00-00-100 and TMS #129-00-00-162.
10. As recommended by the Committee, Council voted unanimously to approve a request for new sewer service by Waffle House for property located on Orangeburg Road near the Town of Summerville, TMS #136-09-00-043.
11. As recommended by the Committee, Council voted unanimously to approve a request for new water service by St. John Missionary Baptist for 969 Ridge Road near the Town of Ridgeville, TMS #118-00-00-081.
12. As recommended by the Committee, Council voted unanimously to approve a request for new sewer service by Mr. Robert Bruce for 9611 Avenue of Oaks near the Town of Summerville, TMS #154-00-00-071.
13. As recommended by the Committee, Council voted unanimously to approve a request for new water service by Mr. Jason Mook for 982 Ridge Road near the Town of Ridgeville, TMS #108-00-00-002.
14. As recommended by the Committee, Council voted unanimously to approve a request for new water and sewer service by Mr. George Courville, Jr., for 288 Picard Drive in the Old Fort Estates Subdivision near the City of North Charleston, TMS #162-08-02-038.
15. As recommended by the Committee, Council voted unanimously to approve a request for new sewer service by Frank's Express Car Wash of Summerville for 10590 Dorchester Road near the Town of Summerville, TMS #153-09-07-016.
16. As recommended by the Committee, Council voted unanimously to approve a request for new water service by Newell Almond for properties located in the Old Fort Estates Subdivision near the City of North Charleston, TMS #154-15-01-005 and TMS #154-15-01-008.
17. As recommended by the Committee, Council voted unanimously to approve a request for new sewer services by Dorchester County Detention Center for 220 Hodge Road near the Town of Summerville, TMS #122-00-00-158.

APPOINTMENTS TO BOARDS AND COMMISSIONS:

18. On the motion of Councilman Davis, seconded by Councilman Bailey, Council voted unanimously to appoint Mr. J.T. Green, III, to represent District 1 on the Dorchester County Aeronautics Board.
19. On the motion of Councilwoman Duncan, seconded by Councilman Davis, Council voted unanimously to appoint Mr. Ben Perkins to represent District 5 on the Dorchester County Aeronautics Board.

COUNTY ATTORNEY'S TIME – MR. JOHN FRAMPTON

DORCHESTER COUNTY SALES TAX TRANSPORTATION AUTHORITY ORDINANCE

Councilman Chinnis made a motion, seconded by Councilwoman Duncan, to give 3rd Reading and final approval of Ordinance #14-12, amending the Dorchester County Sales Tax Transportation Authority (DCTA) Ordinance to revert back to the original structure of seven members.

Councilman Bailey recognized Mr. Randy Patrick from the audience and thanked him for his service as a member of the DCTA, saying he would be rotating off the Board upon the adoption of the new ordinance because Mr. Patrick is an at-large member.

Councilman Chinnis questioned whether Mr. Patrick would be the member rotating off the board. He requested that at the next County Council meeting each Council member ask for the appointment of a member to return the DCTA to seven members.

Councilman Bailey said it was his understanding that when Council increased the Board from seven to nine members, Mr. Patrick was one of the extra two. The second at-large seat was left vacant by the July resignation of Mr. Robby Robbins.

Councilman Chinnis restated his request that at the next County Council meeting on September 15, each member of Council have a recommendation for an appointee to the DCTA to be voted on by full Council. He said he hoped someone would select Mr. Patrick. He reminded Council of the speakers this evening during public time. While we as a Council are not letting these road contracts, our obligation is that we are appointing people to the DCTA who serve at our will and who should understand that the will we impart to them is the will of the people we represent; and they should represent those people in a like manner, he said.

Councilman Hargett said he did not see in the new ordinance anything requiring Council to reappoint members. Chairman Hearn said that while it is not in the ordinance Council could decide by majority vote to contact each member of the DCTA and ask them to reapply.

Councilman Byars noted that DCTA members serve on a pro bono basis and Council members should ask their appointees if they want to continue serving. Because it is a lot of work, some may not want to continue serving. He said Council should also evaluate whether it is time for some fresh eyes on the road projects, saying a lot of taxpayer money is at stake and the general feeling of the public is that no one is in control. He said he would support Council voting to reappoint seven members.

Chairman Hearn asked for clarification of the ordinance.

Mr. Frampton said the ordinance currently provides that the term of the DCTA office will be coterminous with the term of the Council member making the nomination. He said the ordinance further provides that a member can be removed by a majority vote of County Council.

Mr. Ward clarified with Mr. Frampton that upon 3rd Reading of the ordinance in its current form, it was uncertain who would be the members serving at the September 8 meeting of the DCTA without subsequent action by Council.

20. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted unanimously to amend the proposed ordinance to defer the effective date until September 16.
21. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted unanimously to give 3rd Reading and final approval of Ordinance #14-12 – as amended above to become effective September 16 – amending the Dorchester County Sales Tax Transportation Authority (DCTA) Ordinance to revert back to the original structure of seven members.

Councilman Chinnis offered a motion, seconded by Councilman Byars, that at the next regularly called meeting of County Council, Council would open the floor and nominate seven members of the DCTA. There was some discussion. Councilman Chinnis and Councilman Byars withdrew their motion and second.

22. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted five in favor, with two opposed, that at the next regularly scheduled meeting of County Council, Council would vote to remove all members of the DCTA and subsequently appoint seven members to serve under the new ordinance. Councilman Hargett and Councilman Davis voted against the motion.

SSRC: INNOVATIVE MACHINING TECHNOLOGY, INC.

23. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted unanimously to give 2nd Reading of an Ordinance authorizing, pursuant to Chapter 44 of Title 12, South Carolina Code of Laws, 1976, as amended, the execution and delivery of a fee agreement between Dorchester County, South Carolina, and Innovative Machining Technology, Inc.; and matters relating thereto.

MULTI-COUNTY INDUSTRIAL PARK: KEYSTONE INDUSTRIAL CORP. AND INNOVATIVE MACHINING TECHNOLOGY, INC.

24. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted unanimously to give 2nd Reading of an Ordinance to amend the agreement for development of a Joint County Industrial Park by and between Dorchester County, South Carolina, and Orangeburg County, South Carolina, providing for development of a Joint County Industrial Park so as to include property of Keystone Industrial Corporation and Innovative Machining Technology, Inc., and other matters related thereto.

SSRC: KEYSTONE INDUSTRIAL CORP.

25. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted unanimously to give 2nd Reading of an Ordinance authorizing delivery by Dorchester County of a Special Source Revenue Credit Agreement with Keystone Industrial Corporation and other matters related thereto.

SPEC-CON INDUCEMENT RESOLUTION

26. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted unanimously to approve Resolution #14-10, an inducement resolution for Fee In Lieu of Taxes Agreement (FILOT) between Dorchester County and Spec-Con, LLC.

FILOT: SPEC-CON

27. On the motion of Councilwoman Duncan, seconded by Councilman Davis, Council voted unanimously to give 1st Reading to an Ordinance authorizing a Fee In Lieu of Tax and Incentive Agreement and Special Source Revenue Credit (SSRC) Agreements By and Between Dorchester County and Spec-Con, LLC.

Mr. Frampton said the agreements include a six percent assessment on the machinery and equipment for 20 years, a 10 percent SSRC on the machinery and equipment for the first five years and an SSRC for 20 years on the building, which is equivalent to a six percent assessment on the building.

MULTI-COUNTY INDUSTRIAL PARK ORDINANCE: SPEC-CON

28. On the motion of Councilman Davis, seconded by Councilman Chinnis, Council voted unanimously to give 1st Reading for approval of an Ordinance to amend the Multi-County Industrial park to include property owned by Spec-Con, LLC.

EXECUTIVE SESSION

The County Attorney requested Council's consideration to enter into Executive Session to discuss the following:

- Confidential Economic Development Projects
- Legal Advice
- Old Fort Land Purchase
- Quit Claim Deed Bear Branch Road
- Contractual Matter
- Pine Trace Sale to Mungo Homes

29. On the motion of Councilman Davis, seconded by Councilman Bailey, Council voted unanimously to enter into Executive Session at approximately 8:30 p.m.

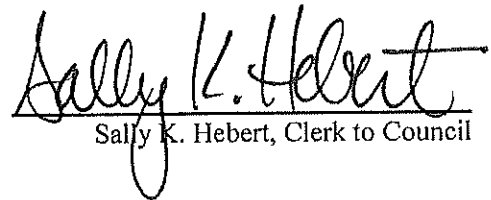
RECONVENE FROM EXECUTIVE SESSION

At approximately 9:38 p.m., the County Attorney reported that Council discussed the previously announced items, but no action was taken.

30. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted unanimously that Dorchester County refrain from participating in any borrowing from USDA Rural Development for the purchase of Station 4 on Orangeburg Road currently occupied by the Old Fort Fire Department.
31. On the motion of Councilman Bailey, seconded by Councilman Davis, Council voted unanimously that County Council authorize the County Administrator to execute a quit claim deed to Charles Moorer for Bear Branch Road.
32. On the motion of Councilman Chinnis, seconded by Councilman Davis, Council voted unanimously to authorize the County Administrator to execute the Second Amendment to the Agreement of Purchase and Sale between Dorchester County and Mungo Homes Coastal Division, LLC.

ADJOURNMENT

33. On the motion of Councilman Davis, seconded by Councilwoman Duncan, Council voted unanimously to adjourn at approximately 9:40 p.m.


Sally K. Hebert, Clerk to Council

AGENDA
DORCHESTER COUNTY COUNCIL
DORCHESTER COUNTY HUMAN SERVICES BUILDING
COUNCIL CHAMBERS, SUMMERVILLE
SEPTEMBER 15, 2014
7:00 P.M.

1. INVOCATION AND PLEDGE OF ALLEGIANCE

2. CHAIRMAN'S TIME – MR. WILLIAM R. HEARN, JR.

- Requests to Address Council
- Adoption of Minutes from the September 02, 2014, County Council Meeting
- 3rd Reading of an Ordinance #14-13 to Amend the Code of Ordinances, Dorchester County, South Carolina, to Amend Chapter 2, Article III, Division 2. Sec. 2-98 (c) (4) to Add Certain Language Dealing with Amending the Agenda at a Regular Meeting of County Council
- Correspondence

3. GUEST

- Mr. Tracey Todd, Dorchester County Accommodations Tax Advisory Committee Chairman
 - Presentation of Requests and Recommendations for Approval

4. COUNTY ADMINISTRATOR'S TIME – MR. JUSTIN POWELL, CHIEF FINANCIAL OFFICER

- Introduction of Mr. Eric Davis, Dorchester County Parks and Recreation Director
- Budget Report for August 2014
- Request for Approval of the FY 2015-2016 Budget Calendar
- Request for Approval to Use \$2,300 in Donations for the EMS Health Fair
- Request for Approval of an Allocation from the Economic Development Fund for Step Three of the Winding Woods Certification
- Request for Approval of an On-Call Pay Policy for Three Animal Control Officers
- Request to Approve a Resolution Amending Resolution #14-02 for Home Garaging of County Vehicle by Designated County Employees

5. COMMITTEE REPORTS

Chairman Chinnis – Planning, Development and Building Committee (6:30 p.m.)

- Recommendation for 2nd Reading of Rezoning Request #684 for The Ryland Group for Portions of TMS #160-00-00-056, TMS #160-00-00-081 and TMS #160-00-00-082 to Rezone 51.8 Acres of Undeveloped Land on Beech Hill Road from Multi-Family Residential (R-4) and Commercial-Light Industrial (CLI) to Planned Development District (PD)

Chairman Hearn – Water and Sewer Committee (6:45 p.m.)

- Request for New Sewer Service by Freewill Baptist Church for 2.7 acres on Park Forest Parkway near the City of North Charleston, TMS #181-00-00-061
- Request for New Sewer Service by Dubose Middle School for 1000 Dubose School Road near the Town of Summerville, TMS #129-00-00-058

6. COUNTY ATTORNEY'S TIME – MR. JOHN FRAMPTON

- Public Hearing and 3rd Reading of an Ordinance Authorizing, Pursuant to Chapter 44 of Title 12, South Carolina Code of Laws, 1976, as Amended, the Execution and Delivery of a Fee Agreement Between Dorchester County, South Carolina, and Innovative Machining Technology, Inc.; and Matters Relating Thereto
- Public Hearing and 3rd Reading of an Ordinance to Amend the Agreement for Development of a Joint County Industrial Park by and between Dorchester County, South Carolina, and Orangeburg County, South Carolina, Providing for Development of a Joint County Industrial Park so as to Include Property of Keystone Industrial Corporation and Innovative Machining Technology, Inc., and Other Matters Related Thereto

- Public Hearing and 3rd Reading of an Ordinance Authorizing Delivery by Dorchester County of a Special Source Revenue Credit Agreement with Keystone Industrial Corporation and Other Matters Related Thereto
- 2nd Reading of an Ordinance Authorizing a Fee In Lieu of Tax and Incentive Agreement and Special Source Revenue Credit Agreements By and Between Dorchester County and Spec-Con, LLC
- 2nd Reading for Approval of an Ordinance to Amend the Multi-County Industrial Park to Include Property Owned by Spec-Con, LLC
- Executive Session
 - Legal Advice
 - Appointments to the Dorchester County Sales Tax Transportation Authority
 - Contractual Matter
 - Proposed Agreement between Madison Government Affairs and Lake Marion Regional Water Agency
 - Potential Real Property Purchase
 - Berlin Myers Parkway Phase III
 - Fire Protection District 209
 - Potential Real Estate Sale Pecan Tree
 - Personnel Matters

7. **APPOINTMENTS TO BOARDS AND COMMISSIONS**

8. **ADJOURN**

WILLIAM R. HEARN, JR.
CHAIRMAN

GEORGE H. BAILEY
VICE CHAIRMAN

JASON L. WARD
COUNTY ADMINISTRATOR

SALLY K. HEBERT
CLERK TO COUNCIL



JAY BYARS

DAVID CHINNIS

WILLIE DAVIS

CARROLL S. DUNCAN

LARRY S. HARGETT

COUNTY COUNCIL OF DORCHESTER COUNTY

201 JOHNSTON STREET
ST. GEORGE, SOUTH CAROLINA 29477
(843) 563-0196 FAX (843) 563-0137
SUMMERVILLE (843) 832-0043 FAX (843) 875-8509

MINUTES
DORCHESTER COUNTY COUNCIL
DORCHESTER COUNTY HUMAN SERVICES BUILDING
COUNCIL CHAMBERS, SUMMERVILLE
SEPTEMBER 15, 2014
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. William R. Hearn, Jr., Chairman
Mr. George H. Bailey, Vice Chairman
Mr. Jay Byars
Mr. David Chinnis
Mrs. Carroll S. Duncan
Mr. Larry S. Hargett
Mr. Justin Powell, Chief Financial Officer
Mr. John Frampton, County Attorney
Ms. Sally K. Hebert, Clerk to Council

ABSENT: Mr. Willie Davis
Mr. Jason Ward, County Administrator
Ms. Ashley Jacobs, Deputy Administrator

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

CHAIRMAN'S TIME – MR. WILLIAM R. HEARN, JR.

REQUESTS TO ADDRESS COUNCIL:

- Mr. Stephen Haws, 717 Professor Drive, Eagle Run subdivision, Ladson, stated concerns about the Oakbrook Convenience Site on Old Fort Road. He said he returned home from work at 1 a.m. Saturday

and woke up at 6:20 a.m. because of noise from a dumpster being emptied. Mr. Haws requested Council action on the following: to establish and enforce dumpster pick-up times, to adopt guidelines restricting contractors from using the site and reserving usage by Dorchester County residents only for residential purposes only, and to implement a plan for litter control along Old Fort Road and the surrounding woods. As a long-range solution, he asked Council to consider relocating the Oakbrook Convenience Site to a commercial district. In the interim, he recommended removing the dumpsters from the back of the site, constructing a sound barrier and compensating the residents.

- Mr. Will Limehouse, 2520 Bacons Bridge Road, Summerville, stated concerns about the accountability of the Dorchester County Sales Tax Transportation Authority (DCTA) to the taxpayer. He also stated concerns about a retention pond – enlarged as part of the Dorchester Road construction project – and the pond’s potential for flooding Tasker Drive because of what he described as an inadequate pond wall. He submitted pictures of flooding on his property to the Chairman.
- Ms. Barbara Mojonier, 221 Brandywine Drive, Summerville, stated concerns about appointees to the DCTA not living in the District they represent. She said she supports returning the DCTA to seven members. She made three requests: each Council member should appoint a resident of the District to serve on DCTA with the name and contact information of the appointee publicly available, the appointee should have verifiable educational and/or employment experience that is relevant to the decisions made by the DCTA and District residents should be notified when there is a vacancy.
- Ms. Peggy Bangle, 114 Ravenwood Court, Summerville, asked Council to consider job sharing for part-time employees to fill full-time positions. She also asked Council to consider all obstacles and potential for problems before spending tax money.

ADOPTION OF MINUTES

1. On the motion of Councilman Bailey, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to adopt the minutes from the September 2, 2014, County Council meeting. Councilman Davis was absent.

ORDINANCE #14-13: REQUIREMENT OF A SUPERMAJORITY TO CHANGE THE AGENDA

2. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to give 3rd Reading and final approval to Ordinance #14-13, amending the Code of Ordinances, Dorchester County, South Carolina, to amend Chapter 2, Article III, Division 2. Sec. 2-98 (c) (4) to add certain language dealing with amending the agenda at a regular meeting of County Council. Councilman Davis was absent.

CORRESPONDENCE: Items of correspondence were sent to Council upon receipt by staff.

GUEST – MR. TRACEY TODD, DORCHESTER COUNTY ACCOMMODATIONS TAX ADVISORY COMMITTEE CHAIRMAN

PRESENTATION OF REQUESTS AND RECOMMENDATIONS FOR APPROVAL

Mr. Todd said he was happy to represent the Committee again this year. He thanked Council for the new appointees to the Committee and said they were excellent participants in the discussion. He asked Council if there were any questions or concerns based on the meeting minutes and summary provided. Several Council members thanked him and County staff for the detailed minutes.

Councilman Chinnis said that while he would support the recommendations this year he had concerns about some funding requests being for general maintenance rather than tourism. Mr. Todd said he would work with Mr. Powell to communicate this message to the applying organizations for next year. Mr. Todd thanked County staff for their support of the Committee.

Councilwoman Duncan spoke in support of funding for The Villages of Dorchester and asked for consideration during next year’s funding cycle.

3. On the motion of Councilman Bailey, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to approve the recommendations as presented by the Dorchester County Accommodations Tax Advisory Committee. Councilman Davis was absent.

Funding recommendations were as follows:

- \$2,400 to Audubon Center at Francis Beidler Forest for Charleston Visitors Bureau Brochure Mailing Service
- \$11,900 to Greater Summerville/Dorchester County Chamber of Commerce for tourism promotion
- \$10,000 to Middleton Place Foundation for garden stair restoration
- \$2,500 to Sculpture in the South for 2015 Show and Sale, Summerville Permanent Public Sculpture Collection and the BIRDS Project
- \$1,676.02 to Summerville D.R.E.A.M. for advertising in The Essential Guide lifestyle publication with a focus on the “Sweet Tea Trail” and “Birthplace of Sweet Tea” marketing strategies
- \$5,000 to The Flowertown Players, Inc., for advertising The Sound of Music with a Billboard on I-26 as well as radio advertising with APEX broadcasting
- \$7,750 to The Lourie Theater for a lighted marquee to announce upcoming events
- \$4,250 to The Town of St. George for The Klauber Heritage Museum
- \$1,000 to Timrod Literacy and Library for the removal of overhanging tree limbs
- \$6,135.09 to Tri-County Regional Chamber of Commerce for the operation of the Visitor Center and website upgrade
- \$4,500 to Upper Dorchester Historical Society, Inc., for a historical market for St. George Elementary School and operating expenses for the Koger House

COUNTY ADMINISTRATOR’S TIME – MR. JUSTIN POWELL, CHIEF FINANCIAL OFFICER

INTRODUCTION OF MR. ERIC DAVIS, DORCHESTER COUNTY PARKS AND RECREATION DIRECTOR

Mr. Powell introduced Mr. Davis as the new Dorchester County Parks and Recreation Director. Previously, he was Assistant Parks and Recreation Manager for the Town of Summerville. Additionally, he served as Project Manager for the Spartanburg County Parks Department. Mr. Davis earned a Bachelor’s degree in History and Political Science and a Master of Public Administration from the College of Charleston. He is a Certified Parks and Recreational Professional with the National Recreation and Parks Association. County Council led a round of applause in his honor.

BUDGET REPORT FOR AUGUST 2014

Mr. Powell presented information from the August 2014 budget report and answered questions from Council.

2015-2016 BUDGET CALENDAR

4. On the motion of Councilman Chinnis, seconded by Councilman Byars, Council voted six in favor, with one absent, to approve the FY 2015-2016 Budget Calendar with one adjustment, moving 3rd Reading to Monday, June 15, 2015. Councilman Davis was absent.

USE OF DONATIONS FOR THE EMS HEALTH FAIR

5. On the motion of Councilman Chinnis, seconded by Councilman Hargett, Council voted six in favor, with one absent, to appropriate \$2,300 in donations solicited by the Emergency Medical Services Department for health fairs held in Summerville and St. George. Councilman Davis was absent.

FUNDING FOR WINDING WOODS CERTIFICATION

6. On the motion of Councilman Bailey, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to approve an allocation up to \$69,242 from the Economic Development Fund for Step Three of

the Winding Woods Certification, as recommended by the Economic Development Director. Councilman Davis was absent.

Mr. Powell said Winding Woods has been approved to move to the final step of the Department of Commerce's Site Certification program, which focuses on environmental and archeological reviews. If certified, the Department of Commerce will reimburse the County for half of the application fee and Step 3 costs for a net cost of \$53,392.

ON-CALL POLICY: ANIMAL CONTROL OFFICERS

7. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to approve an on-call policy for Animal Control Officers to be paid \$15 a day for being on-call on nights and weekends and to receive a minimum hour of pay for each call that requires the use of a vehicle. Councilman Davis was absent.

Mr. Powell said this is consistent with the on-call policy presently in Water and Sewer.

RESOLUTION #14-11, AMENDING THE POLICY OF HOME GARAGING COUNTY VEHICLES

8. On the motion of Councilman Bailey, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to approve Resolution #14-11, which adds Animal Control Officers to the list of designated employees for the home garaging of County vehicles as outlined in Resolution #14-02. Councilman Davis was absent.

COMMITTEE REPORTS

CHAIRMAN CHINNIS – PLANNING, DEVELOPMENT AND BUILDING COMMITTEE

Chairman Chinnis reported that the Committee met at 6:30 p.m. to review one request.

9. As recommended by the Committee, Council voted six in favor, with one absent, to approve 2nd Reading of Rezoning Request #684 for The Ryland Group for portions of TMS #160-00-00-056, TMS #160-00-00-081 and TMS #160-00-00-082 to rezone 51.8 acres of undeveloped land on Beech Hill Road from Multi-Family Residential (R-4) and Commercial-Light Industrial (CLI) to Planned Development District (PD). Councilman Davis was absent.

Councilman Chinnis said there were discussions with Mr. Alec Brebner, Dorchester County Planning and Zoning Manager, and if there are further changes needed, then Council as a whole could discuss that at 3rd Reading.

CHAIRMAN HEARN – WATER AND SEWER COMMITTEE

Chairman Hearn passed the gavel to Vice Chairman Bailey before giving his Committee report. Chairman Hearn reported that the Committee met at 6:45 p.m. to consider two requests.

10. As recommended by the Committee, Council voted six in favor, with one absent, to approve a request for new sewer service by Freewill Baptist Church for 2.7 acres on Park Forest Parkway near the City of North Charleston, TMS #181-00-00-061. Councilman Davis was absent.
11. As recommended by the Committee, Council voted six in favor, with one absent, to approve a request for new sewer service by Dubose Middle School for 1000 Dubose School Road near the Town of Summerville, TMS #129-00-00-058. Councilman Davis was absent.

Vice Chairman Bailey passed the gavel back to Chairman Hearn.

COUNTY ATTORNEY'S TIME – MR. JOHN FRAMPTON

INNOVATIVE MACHINING TECHNOLOGY, INC.

Mr. Frampton asked Council to hold a public hearing regarding Ordinance #14-14, authorizing the execution and delivery of a Fee In Lieu of Tax Agreement between Dorchester County and Innovative Machining Technology, Inc.

Chairman Hearn struck the gavel, opening the Public Hearing. He invited the public to come forward to speak on this issue. In the absence of any requests to speak, Chairman Hearn struck the gavel again, closing the Public Hearing.

12. On the motion of Councilman Hargett, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to give 3rd Reading and final approval of Ordinance #14-14, authorizing, pursuant to Chapter 44 of Title 12, South Carolina Code of Laws, 1976, as amended, the execution and delivery of a Fee Agreement between Dorchester County, South Carolina, and Innovative Machining Technology, Inc.; and matters relating thereto. Councilman Davis was absent.

MULTI-COUNTY INDUSTRIAL PARK: KEYSTONE INDUSTRIAL CORP. AND INNOVATIVE MACHINING TECHNOLOGY, INC.

Mr. Frampton asked Council to hold a public hearing regarding Ordinance #14-15, amending the agreement for development of a Joint County Industrial Park by and between Dorchester County, South Carolina, and Orangeburg County, South Carolina, providing for development of a Joint County Industrial Park so as to include property of Keystone Industrial Corporation and Innovative Machining Technology, Inc., and other matters related thereto.

Chairman Hearn struck the gavel, opening the Public Hearing. He invited the public to come forward to speak on this issue. In the absence of any requests to speak, Chairman Hearn struck the gavel again, closing the Public Hearing.

13. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to give 3rd Reading and final approval of Ordinance #14-15, amending the agreement for development of a Joint County Industrial Park by and between Dorchester County, South Carolina, and Orangeburg County, South Carolina, providing for development of a Joint County Industrial Park so as to include property of Keystone Industrial Corporation and Innovative Machining Technology, Inc., and other matters related thereto. Councilman Davis was absent.

KEYSTONE INDUSTRIAL CORP.

Mr. Frampton asked Council to hold a public hearing regarding Ordinance #14-16, authorizing delivery by Dorchester County of a Special Source Revenue Credit Agreement with Keystone Industrial Corporation and other matters related thereto. Councilman Davis was absent.

Chairman Hearn struck the gavel, opening the Public Hearing. He invited the public to come forward to speak on this issue. In the absence of any requests to speak, Chairman Hearn struck the gavel again, closing the Public Hearing.

14. On the motion of Councilwoman Duncan, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to give 3rd Reading and final approval of Ordinance #14-16, authorizing delivery by Dorchester County of a Special Source Revenue Credit Agreement with Keystone Industrial Corporation and other matters related thereto. Councilman Davis was absent.

FILOT: SPEC-CON

15. On the motion of Councilman Chinnis, seconded by Councilman Bailey, Council voted six in favor, with one absent, to give 2nd Reading to an Ordinance authorizing a Fee In Lieu of Tax and Incentive Agreement

and Special Source Revenue Credit (SSRC) Agreements by and between Dorchester County and Spec-Con, LLC. Councilman Davis was absent.

Mr. Frampton said the agreements include a six percent assessment on the machinery and equipment for 20 years, a 10 percent SSRC on the machinery and equipment for the first five years and an SSRC for 20 years on the building, which is equivalent to a six percent assessment on the building.

MULTI-COUNTY INDUSTRIAL PARK ORDINANCE: SPEC-CON

16. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to give 2nd Reading for approval of an Ordinance to amend the Multi-County Industrial Park to include property owned by Spec-Con, LLC. Councilman Davis was absent.

EXECUTIVE SESSION

The County Attorney requested Council's consideration to enter into Executive Session to discuss the following:

- Legal Advice
 - Appointments to the Dorchester County Sales Tax Transportation Authority
- Contractual Matters
 - Proposed Agreement between Madison Government Affairs and Lake Marion Regional Water Agency
 - Potential Real Property Purchase
 - Berlin Myers Parkway Phase III
 - Fire Protection District 209
 - Potential Real Estate Sale Pecan Tree
- Personnel Matters

Councilman Chinnis made a motion, which was seconded by Councilman Hargett, to enter into Executive Session to discuss the announced items. During discussion, Councilman Byars asked if Council could discuss only Legal Advice, Appointments to the Dorchester County Sales Tax Transportation Authority, then return to open session to vote on Boards and Commissions and finally return to Executive Session to discuss the remaining Executive Session items on the agenda.

17. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to amend the main motion to enter into Executive Session to discuss only Legal Advice, Appointments to the Dorchester County Sales Tax Transportation Authority, and then reconvene the meeting in open session to take up Appointments to Boards and Commissions before going back into Executive Session again to take up the other matters. Councilman Davis was absent.
18. On the motion of Councilman Chinnis, seconded by Councilman Hargett, Council voted six in favor, with one absent, to vote on the main motion of entering into Executive Session to discuss the announced items. The time was approximately 7:43 p.m. Councilman Davis was absent.

RECONVENE FROM EXECUTIVE SESSION

At approximately 7:58 p.m., the County Attorney reported that Council discussed the previously announced item, but no action was taken.

Councilman Hargett stated: Effective tomorrow, the Sales Tax Transportation Authority will revert back to its seven-member composition as it was originally created by Ordinance Number 2005-03. Currently, however, there are eight members of the Authority, one of which was appointed by Council as a whole. That member is Randy Patrick. Because Mr. Patrick was appointed to the Authority as one of the two additional members created pursuant to Ordinance 11-07, and since the Authority is now reverting back to its original composition, I would move that County Council remove Randy Patrick from the Authority.

19. On the motion of Councilman Hargett, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to remove Mr. Randy Patrick from the Dorchester County Sales Tax Transportation Authority. Councilman Davis was absent.

During discussion, Councilman Byars said Mr. Patrick has done a phenomenal job, and this is not a reflection on him. As a professional engineer, he brought a lot of experience to the table, said Councilman Byars. He thanked Mr. Patrick for his service. Other Council members offered words of thanks and praise for Mr. Patrick's service on the DCTA.

APPOINTMENTS TO BOARDS AND COMMISSIONS:

Councilman Chinnis announced that his appointee Mr. Jordan Bryngelson has resigned from the DCTA.

20. On the motion of Councilman Chinnis, seconded by Councilman Byars, Council voted six in favor, with one absent, to appoint Mr. Russ Touchberry, 111 Presidents Circle, Summerville, to the DCTA. Councilman Davis was absent.

Councilman Chinnis said that although Mr. Touchberry does not live in his District, he does have the knowledge base to serve on the DCTA. He said Mr. Touchberry is an engineer, a graduate of the Citadel and a former SCDOT employee.

21. On the motion of Councilwoman Duncan, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to remove Mr. Mark Pilgrim from the DCTA. Councilman Davis was absent.

Councilwoman Duncan said she truly appreciates Mr. Pilgrim's service on the DCTA and the many accomplishments during his time of service. She said she wanted to appoint someone with the education, expertise and vast knowledge of road construction and infrastructure.

22. On the motion of Councilwoman Duncan, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to appoint Mr. Matt Halter to the DCTA. Councilman Davis was absent.

Councilwoman Duncan said many know Mr. Halter as the former Dorchester County Public Works Director. He is an engineer who formerly worked for the City of Charleston and now works in the private sector. She said he brings education, expertise and experience to the position.

Councilman Chinnis asked for the support of Council and Mr. Frampton in writing and adopting a motion that allows Council to require the members of any Committee in Dorchester County where those members directly spend County money to provide a statement of economic interest and proof of County residency.

Councilman Bailey said the status of the remaining DCTA members is unchanged. They will continue to serve. Chairman Hearn thanked Councilman Bailey for his remarks and said the four DCTA members appointed by Council members standing for re-election in November will be due for reappointment in January.

23. On the motion of Councilwoman Duncan, seconded by Councilman Chinnis, Council voted six in favor, with one absent, to reappoint Mr. Walter Limehouse to the Dorchester County Board of Assessment Appeals. Councilman Davis was absent.

EXECUTIVE SESSION

The County Attorney requested Council's consideration to enter into Executive Session to discuss the following:

- Contractual Matters

- Proposed Agreement between Madison Government Affairs and Lake Marion Regional Water Agency
- Potential Real Property Purchase
- Berlin Myers Parkway Phase III
- Fire Protection District 209
- Potential Real Estate Sale Pecan Tree
- Personnel Matters

24. On the motion of Councilman Chinnis, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to enter into Executive Session at approximately 8:09 p.m. to discuss the announced items. Councilman Davis was absent.

RECONVENE FROM EXECUTIVE SESSION

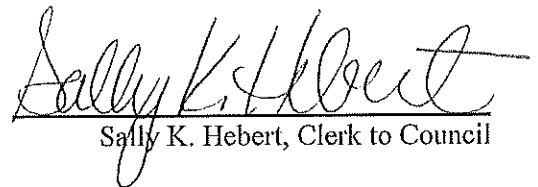
At approximately 9:36 p.m., the County Attorney reported that Council discussed the previously announced item, but no action was taken.

25. On the motion of Councilman Chinnis, seconded by Councilman Hargett, Council voted six in favor, with one absent, to appropriate \$15,000 in the Water and Sewer Fund to the Lake Marion Regional Water Agency for federal representation services to increase the Agency's authorization with the Army Corps of Engineers to \$120 million and add Berkeley County as a member. Councilman Davis was absent.
26. On the motion of Councilman Bailey, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to provide the Claims Assistant a temporary 10 percent increase in pay during the vacancy of the Risk Manager position for additional duties required during the interim. Councilman Davis was absent.

Chairman Hearn thanked Mr. Jon Baggett for his service to Dorchester County as the Economic Development Director and congratulated him on his new position with the South Carolina Department of Commerce. County Council led a round of applause in his honor.

ADJOURNMENT

27. On the motion of Councilman Bailey, seconded by Councilwoman Duncan, Council voted six in favor, with one absent, to adjourn at approximately 9:38 p.m. Councilman Davis was absent.


Sally K. Hebert, Clerk to Council