

CHESTER COUNTY COUNCIL MEETING MINUTES

R. Carlisle Roddey Chester County Government Complex

1476 J.A. Cochran Bypass Chester, SC 29706

Monday, November 1st, 2021 at 6:00 PM

Present: Interim Chairman Dr. Wylie Frederick, Vice Chairman Joe Branham, Councilman Brad Jordan, Councilman Mike Vaughn, Councilwoman Mary Guy, Councilman William Killian, County Attorney Joanie Winters and Clerk to Council Karen Lee. **Absent:** Councilman Pete Wilson with prior notification.

1. **Call to Order**-Interim Chairman Dr. Frederick called the meeting to order at 6:02 pm.
2. **Pledge of Allegiance and Invocation**- Pledge was recited in unison: Councilwoman Guy gave the invocation.
3. **Approval of Minutes – October 18th, 2021, Council Minutes.**
Vice Chairman Branham motioned to approve, second by Councilwoman Guy. Vote 5-0 to approve. Councilman Killian was not present for the Oct. 18 meeting and did not vote.
4. **Citizen Comments**
Steve Bishop spoke in favor of the rezoning request on Village Drive.
Lawrence Simpson and Gloria Darby asked why the taxes on their homes were high.
5. **Public Hearing**- no one signed up to speak.
 - a. **3rd Reading of 2021-6** An Ordinance Authorizing (1) The Execution and Delivery of a Second Amendment To That Certain Special Source Credit Agreement Previously Entered into By And Between Chester County, South Carolina And Insurance Institute for Business and Home Safety: And (2) Other Matters Related Thereto. Interim Chairman Dr. Frederick closed the Public hearing.
6. **Ordinances/Resolutions/Proclamations**
 - a. **3rd Reading of 2021-6** An Ordinance Authorizing (1) The Execution and Delivery of a Second Amendment To That Certain Special Source Credit Agreement Previously Entered into By And Between Chester County, South Carolina And Insurance Institute for Business and Home Safety: And (2) Other Matters Related Thereto. Councilman Vaughn motioned to approve, second by Vice Chairman Branham. Vote 5-0 to approve.
 - b. **1st Reading of 2021-20** Ordinance Adopting the 2020-2030 Chester County Comprehensive Plan. Councilman Vaughn motioned to approve, second by Councilman Jordan. Vote 5-0 to approve.
7. **Old Business**
 - a. Update to Council approving a bid for a multi-year contract for Preventative Maintenance – Fire Apparatus in the amount of \$29,080.90 dollars. - Procurement Director Susan Cok. Vice Chairman Branham motioned to approve, second by Councilman Jordan. Vote 5-0 to approve.

- b. **3rd Reading of CCMA21-28:** Mattie Howze request Tax Map # 160-00-00-025-000 located at Georgetown Rd, Great Falls SC to be rezoned from R1 (Rural 1) to RG-2 (General Residential). Planning Commission voted 6-0 to approve. Councilman Vaughn motioned to approve, second by Councilman Killian. Vote 5-0 to approve.
- c. **3rd Reading of CCMA21-29:** Leonard Stevens Bishop request part of Tax Map # 079-00-00-032-000 located on Village Dr, Chester SC to be rezoned from RG-1 (Multi-family Residential) to LC (Limited Commercial). Planning Commission voted 6-0 to approve. Councilwoman Guy motioned to approve, second by Councilman Killian. Vote 5-0 to approve.
- d. **3rd Reading of CCMA21-30:** Nate McDaniel request Tax Map # 060-00-02-010-000 located at 1047 Pinckney Rd, Chester SC to be rezoned from R2 (Rural 2) to ID-3 (General Industrial). Planning Commission voted 5-1 to approve with a reverter clause once the business is no longer in existence (leveling the lot and removing gravel), it will revert back to R2. Councilman Vaughn motioned to approve with a reverter clause to revert back to R2 once it's finished and add an additional restriction to be put in place that at no time would more than 15 acres be disturbed or active excavation at any given time, second by Councilman Jordan. Vote 5-0 to approve.

8. New Business

- a. Council to authorize Richburg Fire District to apply for a \$10,000 dollar grant from the SC Forestry Commission with a \$5000 dollar match to purchase dual band VHF & 800 Pagers. -Fire Chief John Agee. Vice Chairman Branham motioned to approve, second by Councilwoman Guy. Vote 5-0 to approve.
- b. Council to consider allowing Richburg Fire District to apply for a loan to purchase a new chassis for a 2006 brush truck and to replace carpet and other maintenance items in the administrative areas in the Richburg Fire Station. Fire Chief John Agee. Vice Chairman Branham motioned to allow the Richburg Fire District to apply for a \$125,000 loan which is to be paid back by that tax district, second by Councilman Vaughn. Vote 5-0 to approve.
- c. Council to approve the bid of Hubbard Heating & Cooling in the amount of \$33,750 dollars for the installation of AC units in the Chester War Memorial Building. Purchasing Director Susan Cok. Councilman Vaughn motioned to approve replacing two of the four AC units, second by Councilman Jordan. Vote 5-0 to approve.
- d. Council to approve the bid of Deployed Logix in the amount of \$27,777.06 dollars for Disaster Preparedness Shelter System. EMS Director Britt Lineberger. Councilwoman Guy motioned to approve \$7000 dollars, second by Vice Chairman Branham. Vote 5-0 to approve.

9. Boards and Commissions-None

10. Executive Session

Interim Chairman Dr. Frederick asked for a motion to remove items 10.e. and 11.e. from the agenda. Vice Chairman Branham motioned to remove 10.e. and 11.e. from the agenda, second by Councilman Jordan. Vote 5-0 to approve. Councilwoman Guy motioned to go into executive session, second by Councilman Killian. Vote 5-0 to approve.

- a. To receive legal advice regarding Project Winchester. Attorney Winters.
- b. To receive legal advice regarding Project Village Drive. Attorney Winters.
- c. To receive legal advice regarding Project Cheswick. Attorney Winters.
- d. To receive legal advice regarding Project 2169. Attorney Kozlarek.
- e. To receive legal advice regarding Project 2103. Attorney Kozlarek. *Removed from agenda.*
- f. To receive legal advice regarding Project 2043. Attorney Winters.

11. Council Actions Following Executive Session

Councilman Jordan motioned to go back to regular session, second by Councilwoman Guy. Vote 5-0 to approve.

- a. Action taken regarding legal advice on Project Winchester. Taken as information only.
- b. Action taken regarding legal advice on Project Village Drive. Taken as information only.
- c. Action taken regarding legal advice on Project Cheswick. Taken as information only.
- d. Action taken regarding legal advice for Project 2169. Taken as information only.
- e. Action taken regarding legal advice for Project 2103. *Removed from agenda.*
- f. Action taken regarding legal advice for Project 2043. Taken as information only.

12. Council Comments- No comments

13. Adjourn- Councilman Vaughn motioned to adjourn, second by Councilman Jordan. Vote 5-0 to adjourn.

Time: 8:00 PM.

Pursuant to the Freedom of Information Act, the Chester News & Reporter, The Herald in Rock Hill, SC, WSOC-TV, Channel 9 Eyewitness News, the Mfg. Housing Institute of SC, WRHI Radio Station, C&N2 News, WCNC News and Capitol Consultants were notified, and a notice was posted on the bulletin board at the Chester County Government Building 24 hours prior to the meeting.

Karen Lee, Clerk to Council