



CHESTER COUNTY COUNCIL MEETING

1476 J.A. Cochran By-Pass

July 21, 2014
6:00 p.m.

Chairman Carlisle Roddey– Presiding

MINUTES

In Attendance: Chairman Roddey
Vice Chairman Branham
Council Member Oliphant
Council Member Guy
Council Member Jordan
Council Member Lucas
County Attorney Winters
Clerk to Council Clayton

Absent: Council Member Holcombe

- I. Call to Order
- II. Pledge of Allegiance & Invocation
- III. Approval of Minutes

- 1. Chester County Council Meeting of July 7, 2014

Council Member Lucas made a Motion to approve the Chester County Council Meeting of July 7, 2014, 2nd by Council Member Guy, Council vote was unanimous.

IV. Citizen's Comments

There were no Citizen's Comments

V. New Business

PLANNING COMMISSIONS RECOMMENDATION TO COUNTY COUNCIL

- a) **First Reading: From Meeting of July 15, 2014**

<u>Commission</u>	<u>Council</u>
<u>Vote</u>	<u>Vote</u>

5-0 to Approve 6-0 to Approve

CCMA14-3

William F. Martin

Tax Map # 78-3-7-22

Location: 1250 Old York Rd, Chester, SC 29706

Request: Rezone 1 acre from LC (Limited Commercial) to R2 (Rural Two)

Vice Chairman Branham made a Motion to approve 1st Reading of Planning Commission's recommendation on CCMA14-3, 2nd by Council Member Lucas, Council vote was unanimous.

b) **First Reading: From Meeting of July 15, 2014**

<u>Commission</u>	<u>Council</u>
<u>Vote</u>	<u>Vote</u>
5-0 to approve	

CCMA14-4

Chesapeake Cartridge

Tax Map # 146-49

Location: 4926 Morrison Rd, Richburg, SC 29729

Request: Rezone 10 acres from ID1 (Restricted Industrial) to ID3 (General Industrial)

c) **First Reading: From Meeting of July 15, 2014**

<u>Commission</u>	<u>Council</u>
<u>Vote</u>	<u>Vote</u>
5-0 to approve	3-2 to Approve

Council Member Guy made a Motion to approve 1st Reading from Planning Commission on CCMA14-4, 2nd by Vice Chairman Branham.

Discussion: **Mack Paul/Planning & Zoning Director** relayed to Council that they were requesting to produce components for small ammunition and **Mr. Kris Dugger, CEO** and **Mr. Jay Cole, Logistics/Management** of Chesapeake Cartridge came to the podium to state that they would be assembling the components of small arms ammunition and that they complied with all ATF regulations and would not be producing ammunition. They went on to say that they would be closing the Virginia plant down and relocating to this site. **Vice Chairman Branham** asked who was the closest neighbor and **Mr. Dugger** stated it was a rural area but there was residents approximately 150' from the building. **Council Member Oliphant** asked what investment would it bring to the County and **Mr. Dugger** replied it would be hard to say at this time but presently they employed 4 people in Virginia and those 4 would be coming to South Carolina and they would be hiring 4 or 5 more. **Council Member Oliphant** asked how long had they been in business and **Mr. Dugger** replied "since 2009". **Council Member Oliphant** asked if they made "rubber bullets" and **Mr. Dugger** replied "yes and they are used mostly for riot control". **Council Member Jordan** asked if they had looked at other locations and **Mr. Cole** stated they looked at property in York County but want a location with an existing building. **Council Member Jordan** asked what was nearby and **Mr. Paul** replied Jones Hamilton. **Council Member Guy** asked if there was any danger of an explosion and **Mr. Dugger** replied unless gun power is under pressure but the way we store it there is plenty of space. **Vice Chairman Branham** then asked "if there is no more than 400 lbs. in each cabinet, how many cabinets do you have and **Mr. Cole** replied 2 and they are 25' apart. **Vice Chairman Branham** asked what kind of an explosion could take place and

Mr. Cole replied there would be no explosion it would just burn. **Council Member Oliphant** asked would the building require a sprinkler system and Mr. Paul stated not if they stay under 800 lbs. **Council Member Jordan** then said he would have a problem in changing the zoning because it would affect the Comprehensive Plan. After no further discussion, **Chairman Roddey** called for the question. **Council then voted and the vote was 3 to 2 to approve with Council Members Oliphant and Jordan opposing.**

CCMA14-2

Douglas & Jill Josey

Tax Map # 106-95

Location: 2605 Kee Moore Drive, Richburg, SC 29729

Request: Rezone 4.31 acres from ID1 (Restricted Industrial) to GC(General Commercial)

Council Member Oliphant made a Motion to approve 1st Reading of Planning Commission's recommendation on CCMA14-2, 2nd by Council Member Jordan, Council vote was unanimous.

At this time, **Chairman Roddey** stated he need to add appointments to the One Cent Sales Tax Commission. **Vice Chairman Branham made the motion to add appointments to this Commission to the agenda, 2nd by Council Member Oliphant, Council vote was unanimous.**

Chairman Roddey then told Council that since the City (a letter was sent to them) did not respond, the County appointed Mike Enoch to the Commission and to serve as Chairman. Mr. Enoch appointed Mr. Dan Peach from Great Falls and Mr. Hal Stone from Chester. **Council Member Jordan** appointed Mr. Jerry Thomas and the Council as a whole appointed Mr. Mike Wylie and Ms. Sylvia Jennings. **Chairman Roddey then made a Motion to accept these appointees, 2nd by Council Member Jordan, Council vote was unanimous.**

d) Fort Lawn Fire Tax District

Council Member Jordan called on **Mr. Allen Culp/Fire Chief** of Fort Lawn Fire Department. **Mr. Culp** stated they were trying to establish a fire tax district for the Ft. Lawn area and they had seen the benefits from the Richburg Fire District. The changes in the ISO ratings were substantial and that they also had property for a substation. **Mr. Culp** said they would need a petition with 15% of the voters to go on a referendum in November. **County Attorney Winters** then responded by saying there were two different processes. One was 75% of property owners (not voters) on a petition and have the petition certified and a special election then come to County Council for an Ordinance which required three readings. The other solution would be to pass a Resolution for a Public Hearing ordered by Council and it would need to be published a certain number of times and the Public Hearing held at a localized location. Then an Ordinance that included Ad Valorem taxes, established a Board and other criteria.

Council Member Jordan made a Motion to pass a Resolution for a Public Hearing for a Fort Lawn Special Purpose Tax District, 2nd by Vice Chairman Branham, Council vote was unanimous.

VI. Boards & Commissions

a) Appointment to Hazel Pittman Board

Council Member Lucas made a Motion to appoint Mrs. Berthela Washington-Kelly to the Hazel Pittman Board, 2nd by Council Member Oliphant, Council vote was unanimous.

VII. Council Comments

There were no Council Comments

VIII. Adjourn

Council Member Lucas made a motion to adjourn, 2nd by Council Member Guy, Council vote was unanimous. (Time was 7:00pm)

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 R. Carlisle Roddey Government Complex 24 hours prior to the meeting.

R. Carlisle Roddey, Chester County
Council Chair and County Supervisor

Carolyn S. Clayton, CCC

**THE R. CARLISLE RODDEY GOVERNMENT COMPLEX, CHESTER, SC
WHERE COUNCIL CHAMBERS ARE LOCATED, IS IN FULL COMPLIANCE
WITH ADA STANDARDS**

Chester County Council Meeting of July 21, 2014