



## CHESTER COUNTY COUNCIL MEETING MINUTES

**Where: Chester County Government Building  
1476 J A Cochran Bypass- Council Chambers**

**When: Tuesday September 6, 2016 – 6:00 PM**

### **Members Present:**

Chairman Shane Stuart- Presiding  
Council Member Joseph Branham- Vice-Chairman  
Council Member Archie Lucas  
Council Member Brad Jordan  
Council Member John W. Holcombe  
Council Member Alex Oliphant  
County Attorney, Joan E. Winters  
Clerk to Council Karen Lee

**I. Call to Order**-called to order by Chairman Stuart at 6:09.

**II. Approval of Minutes-**

- 1. August 15, 2016 Regular Chester County Council Meeting-**Council Member Lucas motioned to approve, 2<sup>nd</sup> by Council Member Jordan. Vote was 5-0 to approve.
- 2. August 22, 2016 Special Called Meeting-** Council Member Lucas motioned to approve, 2<sup>nd</sup> by Council Member Jordan. Vote was 5-0 to approve.

Chairman Stuart stated a correction to the agenda under New Business item #4 Chester County Airport, to push this to executive session for the reason of legal questions. Council Member Oliphant motioned to move to executive session 2<sup>nd</sup> by Council Member Branham. Vote was 5-0 to approve.

County Attorney Winters asked if item # 1 under Ordinances/Resolutions/Proclamations could be moved from this agenda to the September 19, 2016 meeting, the attorney for Lancaster County advertised the public hearing in the Lancaster paper for that Date-Council Member Branham motioned to move item to the September 19, 2016 meeting, 2<sup>nd</sup> by Council Member Jordan. Vote was 4-0 to approve. Council Member Oliphant recused. Council Member Jordan motioned to remove this item

from the agenda, 2<sup>nd</sup> by Council Member Branham Vote was 4-0 to approve. Council Member Oliphant recused.

**III. Citizens Comments-** No one signed up to speak.

**I. Public Hearing-** No one signed up to speak.

1. 3<sup>rd</sup> Reading of an Ordinance to sell property to Contiguous Property Owner, specifically 0.266 acres (1,659 square feet) of the real property located on the property known as the Chester County Airport, Chester County, to tract A owned by John E. McKeown

**II. Ordinances/Resolutions/Proclamations**

1. 3<sup>rd</sup> Reading of an Ordinance to sell property to Contiguous Property Owner, specifically 0.266 acres (1,659 square feet) of the real property located on the property known as the Chester County Airport, Chester County, to tract A owned by John E. McKeown. - County Attorney Winters stated for the record the square footage should be 11.592 square feet. Council Member Oliphant motioned to approve, 2<sup>nd</sup> by Council Member Branham. Vote was 5-0 to approve.

**III. New Business**

1. Magistrate courtroom security- Magistrate Barbara Cameron and Wylie Frederick- Mr. Frederick stated they would like to do structural things in the Courtroom for security and move a metal detector to the main entrance. They would also like to elevate the bench for extra protection for the Magistrates and personal. Council Member Lucas inquired whose responsibility it was to provide protection in the Court Room and stated this was mandated by the Supreme Court. Attorney Winters stated under this mandate a County Court Security Committee should have been created to include the Sheriff, Clerk of Court, Family Court Judge and Circuit Court Judge. Mrs. Cameron wanted the Council to know what was going on in the courtroom concerning the security.  
Council Member Oliphant suggested putting out bids for a new metal detector and bringing the bid back for Council to consider. Chairman Stuart suggested they get in touch with Judge Gibbons to get more information on security for the Court Room.
2. Proposal to accept a bid for purchases of equipment for ladder truck in the amount of \$27,633.62- County Procurement Director Susan Cok stated the fire truck was \$490,000 and the County had approved \$590,000 which left \$100,000 for equipment, and this is just a portion of what will be purchased with the money left over. Council Member Branham motioned to approve, 2<sup>nd</sup> by Council Member Oliphant. Vote was 5-0 to approve.
3. Proposal to accept a bid for flooring replacement for the family court building in the amount of \$ 10,637.48. Chairman Stuart stated Omar Floor Covering won the contract to replace the flooring. Council Member Jordan motioned to approve, 2<sup>nd</sup> by Council Member Holcombe. Vote was 5-0 to approve.

4. Chester County Airport-Keith Roach (this item was moved to Executive Session.)
5. To discuss the Clerk to Council Position-Council Member Branham motioned to accept Karen Lee as the Clerk to Council, 2<sup>nd</sup> by Council Member Lucas. Vote was 5-0 to accept. Council Member Lucas stated he was impressed with all of the candidates.
6. Approve actions from the Chester County Transportation Committee
  - a. Actions taken regarding Murdock Road widening project- Council Member Holcombe motioned to approve, 2<sup>nd</sup> by Council Member Jordan. Vote was 5-0 to approve.
  - b. Actions taken from CCTC regarding signage replacement in the amount of \$ 6,575.64- Council Member Branham motioned to approve, 2<sup>nd</sup> by Council Member Lucas. Vote 5-0 to approve.
  - c. Actions taken on Argonne Street- Council Member Lucas motion to approve, 2<sup>nd</sup> by Council Member Jordan. Vote was 5-0 to approve.

#### IV. Old Business

1. 3<sup>rd</sup> Reading to adopt the planning commission recommendations for the following:
  - A. The planning commission voted 3-1 to approve J N Fibers Region LLC request, Tax Map#115-00-00-233-000, 1.96 acres located at 6063 Lyle Road, Richburg, SC rezone from R1 to R2- Council Member Jordan motioned to approve, 2<sup>nd</sup> by Council Member Holcombe. Vote was 5-0 to approve.
  - B. The planning commission voted 3-1 to approve J N Fibers Region LLC request, Tax Map#115-00-00-232-000, 2.82 acres located at 6061 Lyle Road, Richburg, SC rezone from R1 to R2-Council Member Lucas motioned to approve, seconded by Council Member Oliphant. Vote was 5-0 to approve.
  - C. The planning commission voted 4-0 to approve Springland Associates LLC request, Tax Map#115-00-00-029-000, 188 +/- acres located on Lizzie Melton Road, Richburg, SC rezone from R2 to ID2 (Limited Industrial)- Council Member Branham stated there hasn't been enough studies done of how much stress this will be on Lizzie Melton Road. Council Member Oliphant stated the Council needs more training in the Comprehensive and Strategic Plan for the County. He went on to say in general were going to get a lot more zoning request and we need to make sure what's best for the future of this County and future generations. Council Member Jordan stated the Comprehensive Plan does not call for heavy industry in that area to his relocation and this is a residential community. Council Member Lucas motioned to approve, 2<sup>nd</sup> by Council Member Holcombe. Vote was 3-2 deny the request.
  - D. The planning commission voted 4-0 to deny L & C Landholdings LLC request, Tax Map#115-00-00-028-000, 34+/- acres located on Lizzie Melton Road, Richburg, SC

rezone from R2 to ID2 (Limited Industrial)- Council Member Lucas motioned to deny the request, 2<sup>nd</sup> by Council Member Holcombe. Vote was 5-0 to deny.

- E. The planning commission voted 3-1 to approve J N Fibers Region LLC request, Tax Map#115-00-00-231-000, 3.07 acres located at 6051 Lyle Road, Richburg, SC rezone from R1 to R2-Council Member Lucas voted to approve the request, 2<sup>nd</sup> by Council Member Oliphant, Vote was 5-0 to approve.
- F. The planning commission voted 3-1 to approve J N Fibers Region LLC request, Tax Map#115-00-00-002-000, 3.39 acres located at 6055 Lyle Road, Richburg, SC rezone form R1 to R2- Council Member Lucas motioned to approve the request, 2<sup>nd</sup> by Council Member Holcombe. Vote was 5-0 to approve.
- G. The planning commission voted 4-0 to deny L & C Landholdings LLC request, Tax Map#115-00-00-230-000, 165+/- acres located on Lizzie Melton Road, Richburg, SC rezone from RS1 to ID2 (Limited Industrial)-Council Member Jordan motioned to deny the request, 2<sup>nd</sup> by Council Member Branham. Vote was 5-0 to deny.
- V. Executive Session- Motion by Council Member Oliphant, 2<sup>nd</sup> by Council Member Jordan to go into executive session to discuss items listed on the agenda. Vote was 5-0 to approve.**
- a. To discuss a personnel matter concerning the magistrate's office
  - b. Chester County Airport-Keith Roach
- VI. Council Actions after Executive Session- Motion by Council Member Lucas, 2<sup>nd</sup> by Council Member Holcombe to return to regular session. Vote was 5-0 to approve.**
- a. Regarding a personnel matter within the magistrate's office- this was taken for information only
  - b. Chester County Airport-Keith Roach- this was taken for information only.
- VII. Council Comments-Council Member Jordan stated he would not be at the September 19, 2016 meeting. Chairman Stuart said Mrs. Guy did not make this meeting due to a family incident.**
- VIII. Adjourn-Motioned by Council Member Lucas, 2<sup>nd</sup> by Council Member Oliphant. Vote was 5-0 to adjourn.**

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K. Shane Stuart, Council Chairman  
& Count Supervisor

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Clerk to Council, Karen Lee

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.