



CHESTER COUNTY COUNCIL MEETING

R. Carlisle Roddey Chester County Government Complex

1476 J.A. Cochran Bypass Chester, SC 29706

Monday, September 19th, 2022 at 6:00 PM

Agenda

1. **Call to Order**
2. **Pledge of Allegiance and Invocation**
3. **Approval of Minutes**
 - a. September 6th, 2022 Council Minutes.
 - b. September 8th, 2022 Special Called Minutes.
4. **Citizen Comments**
5. **Ordinances/Resolutions/Proclamations**
 - a. **2022-10** Resolution to create Chester County 250 Committee.
 - b. **2022-11** Resolution to adopt the Modified Rodman Master Plan.
6. **Old Business**
 - a. **3rd Reading of CCMA22-12:** George Wilmore request Tax Map # 160-03-01-008-000 on Louise Drive to be rezoned Multi-Family Residential District (RG-1) to General Residential District (RG-2). *Planning Commission voted 7-0 to approve.*
 - b. **3rd Reading of CCMA22-13:** James Alex Shelton and Austin Taylor Rhodes request Tap Map # 080-01-02-001-000 on Transportation Drive to be rezoned Multi-Family Residential District (RG-1) to Limited Industrial District (ID-2). *Planning Commission voted 7-0 to approve with a reverter clause if the trucking company stopped being a trucking business the property would revert back to RG1 Multi Family Residential zoning.*
 - c. **2nd Reading of CCMA22-14** Jason & Leslie Willis request Tax Map # 047-00-00-035-000 on Walnut Grove Lane to be rezoned from Rural Three District (R3) to Rural Two District (R2). *Planning Commission voted 6-0 to approve.*
 - d. **2nd Reading of CCMA22-15** Arthur Lee Gaston II, VGHT LLC, and Saja Realty LLC request 0.12 acres of Tax Map # 070-00-00-013-000 on Thomas E Davis Lane to be rezoned from Rural Two District (R2) to Multi-Family Residential District (RG1). *Planning Commission voted 6-0 to approve.*
 - e. **2nd Reading of CCMA22-16** Randall and Jennifer Simoes request Tax Map # 132-00-00-211-000 on Starnes Road to be rezoned from Rural Two District (R2) to Limited Industrial District (ID-2). *Planning Commission voted 5-1 to approve.*

f. 2nd Reading of CCMA22-17 Fielding Homes LLC C/O Isaacs Group request 160.33 acres of Tax Map # 114-00-00-015-000 on Gaston Farm Road to be rezoned from Limited Industrial District (ID-2) to Planned Development District (PD). *Planning Commission voted 5-1 to approve.*

g. 2nd Reading of CCMA22-18 Fielding Homes LLC C/O Isaacs Group request 19.27 acres of Tax Map # 114-00-00-059-000 on Gaston Farm Road to be rezoned from Limited Industrial District (ID-2) to Planned Development District (PD). *Planning Commission voted 5-1 to approve.*

h. 2nd Reading of CCMA22-19 D.R. Horton Inc request Tax Map # 135-00-00-019-000 on Lancaster Hwy to be rezoned from Limited Industrial District (ID-2) to Planned Development District (PD). *Planning Commission voted 6-0 to approve.*

i. 2nd Reading of CCMA22-20 D.R. Horton Inc request Tax Map # 135-00-00-020-000 on Lancaster Hwy to be rezoned from Limited Industrial District (ID-2) to Planned Development District (PD). *Planning Commission voted 6-0 to approve.*

j. 2nd Reading of CCMA22-21 D.R. Horton Inc request Tax Map # 135-00-00-032-000 on Lancaster Hwy to be rezoned from Limited Industrial District (ID-2) to Planned Development District (PD). *Planning Commission voted 6-0 to approve.*

k. 2nd Reading of CCMA22-22 D.R. Horton Inc request 9.45 acres of Tax Map # 136-00-00-042-000 on Lancaster Hwy to be rezoned from Restricted Industrial District (ID-1) to Planned Development District (PD). *Planning Commission voted 6-0 to approve.*

7. New Business

- a. Approval of a multi-year contract for Carolina Metals Group – Michael Wade / Susan Cok
- b. Approval of Bid # RFB 22-54.02 EMA Parking Lot to Armstrong Contractors in the amount of \$128,484.00. – Susan Cok.

8. Executive Session

- a. To receive legal advice regarding the hiring of the County Administrator. Attorney Winters.

9. Council Actions Following Executive Session

- a. Action taken regarding legal advice of the hiring of the County Administrator.

10. Council Comments

11. Adjourn

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.

↓ ***PUBLIC NOTICE*** ↓

Chester County Council has relaxed some of the COVID measures put into place for personal appearances at County Council meetings but continues to encourage social distancing while in County facilities.

Guidelines for Addressing Council

Citizens Comments:

- Each citizen will be limited to three minutes.

Public Hearings:

- Each speaker will be limited to a three-minutes.
When introduced:
- Approach the podium, state your name and address.
- Speak loudly and clearly making sure that the microphone is not obstructed.
- Do not address the audience – direct all comments to Council.
- Do not approach the Council table unless directed.

Anyone addressing Council will be called out of order if you:

- Use profanity
- Stray from the subject
- Make comments personally attacking an individual member of Council.