



A G E N D A

OCONEE COUNTY COUNCIL MEETING

Tuesday, October 16, 2012

6:00 PM

Council Chambers, Oconee County Administrative Offices
415 South Pine Street, Wallhalla, SC

Call to Order

Public Comment Session / Agenda Items & Non Agenda Items *[time permitting]*

Agenda & Non Agenda Items: Combined both are limited to a total of forty (40) minutes, four (4) minutes per person.

Council Member Comments *[Directly following Public Comment Sessions if applicable & time permits]*

Council may take a brief recess prior to the Business portion of the meeting scheduled to begin at 6:30 p.m. or after Public Comment [which ever comes later]

Moment of Silence

Pledge of Allegiance to the Flag of the United States of America

Approval of Minutes

October 2, 2012 Regular Meeting

Administrator Report & Agenda Summary

Public Hearings for the Following Ordinances *[ordinance captions below]*

- [1] Ordinance 2012-20 *[Echo Hills: Underwood]*
- [2] Ordinance 2012-22 *[Echo Hills: Hopkins]*
- [3] Ordinance 2012-25 *[Mt. Springs Rezoning]*
- [4] Ordinance 2012-31
- [5] Ordinance 2012-32

Third & Final Reading of the Following Ordinances

Ordinance 2012-20 "AN ORDINANCE AUTHORIZING THE TRANSFER OF CERTAIN OCONEE COUNTY, SOUTH CAROLINA (THE "COUNTY") REAL PROPERTY; AUTHORIZING THE EXECUTION AND DELIVERY OF A LIMITED WARRANTY DEED AND OTHER DOCUMENTS RELATED TO THE TRANSFER OF THE PROPERTY; AUTHORIZING THE COUNTY ADMINISTRATOR TO APPROVE AND ENTER INTO ALL NECESSARY AND APPROPRIATE AGREEMENTS TO ACCOMPLISH THE FOREGOING; AND OTHER MATTERS RELATED THERETO" *[Echo Hills: Underwood]*

Ordinance 2012-22 "AN ORDINANCE AUTHORIZING THE TRANSFER OF CERTAIN OCONEE COUNTY, SOUTH CAROLINA (THE "COUNTY") REAL PROPERTY; AUTHORIZING THE EXECUTION AND DELIVERY OF A LIMITED WARRANTY DEED AND OTHER DOCUMENTS RELATED TO THE TRANSFER OF THE PROPERTY; AUTHORIZING THE COUNTY ADMINISTRATOR TO APPROVE AND ENTER INTO ALL NECESSARY AND APPROPRIATE AGREEMENTS TO ACCOMPLISH THE FOREGOING; AND OTHER MATTERS RELATED THERETO" *[Echo Hills: Hopkins]*

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Ordinance 2012-25 “AN ORDINANCE TO AMEND CHAPTER 38 “ZONING” OF THE OCONEE COUNTY CODE OF ORDINANCES, INCLUDING ALL ZONING MAPS INCORPORATED THEREIN AND THEREBY, IN CERTAIN LIMITED REGARDS AND PARTICULARS, ONLY; AND OTHER MATTERS RELATED THERETO”

[Mt. Springs Rezoning]

Ordinance 2012-31 “AN ORDINANCE TO AMEND SECTION 1-7, ENTITLED *GENERAL PENALTY; CONTINUING VIOLATIONS* OF CHAPTER 1, ENTITLED *GENERAL PROVISIONS*, OF THE OCONEE COUNTY CODE OF ORDINANCES, IN CERTAIN LIMITED REGARDS AND PARTICULARS ONLY; AND OTHER MATTERS RELATED THERETO”

Ordinance 2012-32 “AN ORDINANCE TO AMEND SECTION 6-84, ENTITLED *VIOLATION AND PENALTIES* OF ARTICLE III, ENTITLED *ADMINISTRATION*, OF CHAPTER 6, ENTITLED *BUILDINGS AND BUILDING REGULATIONS*, OF THE OCONEE COUNTY CODE OF ORDINANCES, IN CERTAIN LIMITED REGARDS AND PARTICULARS ONLY, TO PROVIDE FOR ONLY CIVIL PENALTIES IN THE EVENT OF A VIOLATION OF THE BUILDING CODES AND REGULATIONS ADOPTED PURSUANT TO CHAPTER 6 OF THE OCONEE COUNTY CODE OF ORDINANCES; AND OTHER MATTERS RELATED THERETO”

Second Reading of the Following Ordinances

None scheduled for this meeting.

[Note: Public Hearings will be scheduled at or before third & final reading for the following ordinances as required]

First Reading of the Following Ordinances

None scheduled for this meeting.

Discussion Regarding Action Items

ITB 12-07 / Echo Hills Phase 1 Site Improvements / \$2,409,558.92

This bid includes all site work associated with the construction of Phase 1 of the Echo Hills Industrial Park. The Phase I improvements will include a 300,000 sf. building pad, a 50,000 sf. building pad, two 28 ft. wide roadways internal to the park, the main entrance for the park off Hwy 11, widening of SC Hwy 11 for left and right turn lanes, storm sewer facilities, water mains, and a gravity sanitary sewer system. Work within the 54 acre Phase 1 project limits consists of mass grading for the two building pads, grading for the two internal roadways and SC Hwy 11 widening; two detention ponds with outlet control structures; approximately 2,930 linear feet of 28 ft. wide asphalt roadway; 3,140 linear feet of 8-inch water main; and approximately 2,850 linear feet of 10-inch gravity sanitary sewer line including associated manholes and a jack and bore installation under SC Hwy 11.

On October 2, 2012, formal sealed bids were opened for this project. This bid was originally send to 36 bidders and there were 20 plan holders. Six firms submitted bids, with Phillips & Jordan, Inc., of Robbinsville, NC, submitting the lowest bid of \$2,073,838.11, with an additional bid alternate for a 3 inch stone base building pad of \$116,670.00 for a combined bid total of \$2,190,508.11.

It is the staff's recommendation that Council [1] award of ITB 12-07 to Phillips & Jordan, Inc., of Robbinsville, NC, for the Echo Hills Phase 1 Site Improvements in the amount of \$2,409,558.92 which includes a Bid Alternate for 3 inch stone building pad in the amount of \$116,670.00, and a contingency amount of 10% for any change orders that may arise, and [2] authorize the County Administrator to approve any change orders that are within the contingency amount.

FY 2012-2013 SC Department of Public Safety Law Enforcement Network Grant

The Law Enforcement Network Grant serves to provide support and promotion for the statewide, *Buckle Up South Carolina* campaign, DUI Challenge, and *Sober or Slammer!* crackdowns. Funds may be utilized to purchase supplies, such as crash data recovery kits, in-car video cameras, checkpoint supplies, etc. No Matching Funds are Required by Oconee County (\$7,000 for the Host Agency (Oconee County Sheriff's Office) and \$21,000 for LEN Support).

It is the staff's recommendation that Council approve acceptance of the FY2012-2013 SC Department of Public Safety Law Enforcement Network Grant in the amount of \$28, 000 as outlined above.

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RFP 12-01 / Rock Quarry / Wheel Loader / \$577,974

RFP 12-01 was issued for one new, current year model, Wheel Loader that is diesel driven, meeting Level III EPA emissions requirements, articulated, with four-wheel drive and rubber tires with an Ashbury 8.5CY spade nose rock bucket. This wheel loader will be used in the pit and also in the yard to load trucks. This wheel loader replaces a 1995 Kawasaki loader that will be transferred to the Roads department.

This RFP was issued on August 20, 2012 and sent to all four manufacturers that have a wheel loader that could meet all specifications. On September 20, 2012 proposals were received from CAT, Kawasaki, Komatsu and Volvo. Evaluation criteria consisted of: Specification Compliance (30%), Cost (30%), Service and Warranty Requirements (20%) and Capabilities of the Firm (20%). An Evaluation Committee composed of Rick Martin (Manager), Brian Burrell (mechanic) and Shawn Vereb (operator) from the Quarry, Ronnie Smith from Fleet Maintenance and Danny Harris from the Roads & Bridges Department unanimously voted to recommend Linder Industrial Equipment, representing Komatsu, of Greer, SC for this award.

After researching wheel loaders with a minimum operating weight of 100,000 lbs it was determined that there are only four manufacturers, CAT, Kawasaki, Komatsu and Volvo that have a loader this size. Before writing the specifications for this RFP, the Quarry personnel and procurement visited all four manufacturers and the operator and mechanic drove each of the different wheel loaders. Specifications were written to be sure that no manufacturer was excluded. Careful consideration was given during the evaluation process to ensure that the best value wheel loader was selected.

It is the staff's recommendation that Council approve the award of RFP 12-01 for a Wheel Loader for the Quarry to Linder Industrial Machinery, of Greer, SC, in the amount of \$577,974.00.

Approval of a Memorandum of Understanding [MOU] for the Redevelopment of the Former Courthouse

Local ATAX / \$7,000 / Sanctuary Pointe Development

This is a Local Accommodations Tax Funding request in the amount of \$7,000 to be paid to the United States Army Corp of Engineers (USACE) to assist with the review process of tourism product development opportunities on Lake Hartwell and Sanctuary Pointe! The funds will be used to provide the necessary background and review work by the USACE for tourism product development opportunities.

It is the staff's recommendation that Council approve up to \$7,000 for background and review work by the USACE for tourism product development opportunities.

Old Business [to include a Vote and/or Action on matters brought up for discussion, if required]

New Business [to include Vote and/or Action on matters brought up for discussion, if required]

Adjourn

Council will not meet on Tuesday, November 6, 2012 to provide for voting and election results.

The next County Council meeting will be held on November 20, 2012.

Assisted Listening Devices [ALD] are available to accommodate the special needs of citizens attending meetings held in Council Chambers.

ALD requests should be made to the Clerk to Council at least 30 minutes prior to the meeting start time.

Oconee County Council & Committee meeting schedules and agendas are posted at the Oconee County Administration Building and are available on the County Council Website. [All upcoming meetings will be held in Council Chambers unless otherwise noted]

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