



A G E N D A

OCONEE COUNTY COUNCIL MEETING

July 18, 2017

6:00 PM

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

Call to Order

Public Comment Session *[Limited to a total of forty (40) minutes, four (4) minutes per person.]*

Council Member Comments

Moment of Silence

Invocation by County Council Chaplain

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

Approval of Minutes

- June 13, 2017 Special Meeting
- June 20, 2017 Regular Meeting

Administrator Report & Agenda Summary

Public Hearings for the Following Ordinances

Ordinance 2017-09 “AN ORDINANCE AMENDING CHAPTER 32 OF THE OCONEE COUNTY CODE OF ORDINANCES IN CERTAIN LIMITED REGARDS AND PARTICULARS PERTAINING TO SIGN CONTROL, ONLY; AND OTHER MATTERS RELATED THERETO.”

Ordinance 2017-14 “AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF A CONTRACT FOR THE DESIGN, CONSTRUCTION, AND OPERATION OF THE OCONEE COUNTY WORKFORCE DEVELOPMENT CENTER, AND FURTHER, AUTHORIZING THE TRANSFER OF THE LAND UPON WHICH THE OCONEE COUNTY WORKFORCE DEVELOPMENT CENTER WILL BE LOCATED; AND OTHER MATTERS RELATED THERETO.”

Ordinance 2017-16 “AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF A REAL PROPERTY LEASE AGREEMENT BETWEEN OCONEE COUNTY AS LESSOR AND THE FAIR-OAK YOUTH CENTER, INC. AS LESSEE; AND OTHER MATTERS RELATED THERETO.”

Third Reading of the Following Ordinances

Ordinance 2017-09 [see caption above]

Ordinance 2017-14 [see caption above]

Ordinance 2017-16 [see caption above]

Council's meetings shall be conducted pursuant to the South Carolina Freedom of Information Act, Council's Rules and the Model Rules of Parliamentary Procedure for South Carolina Counties, latest edition. This agenda may not be inclusive of all issues which Council may bring up for discussion at this meeting. Items are listed on Council's agenda to give public notice of the subjects and issues to be discussed, acted upon, received as information and/or disposed of during the meeting. Items listed on Council's agenda may be taken up, tabled, postponed, reconsidered, removed or otherwise disposed of as provided for under Council's Rules, and Model Rules of Parliamentary Procedure for South Carolina Counties, latest edition, if not specified under Council's rules.

Second Reading of the Following Ordinances

First Reading of the Following Ordinances

Ordinance 2017-18 [TITLE ONLY] “AUTHORIZING THE EXECUTION AND DELIVERY OF A SECOND AMENDED AND RESTATED FEE-IN-LIEU OF TAX AGREEMENT BY AND BETWEEN OCONEE COUNTY AND AN ENTITY KNOWN FOR THE TIME BEING AS “PROJECT MAXWELL,” WHEREBY OCONEE COUNTY WILL ENTER INTO A SECOND AMENDED AND RESTATED FEE-IN-LIEU OF TAX ARRANGEMENT WITH PROJECT MAXWELL AND PROVIDING FOR PAYMENT BY PROJECT MAXWELL OF CERTAIN FEES-IN-LIEU OF AD VALOREM TAXES; PROVIDING FOR THE ALLOCATION OF FEES-IN-LIEU OF TAXES PAYABLE UNDER THE AGREEMENT FOR THE ESTABLISHMENT OF A MULTI-COUNTY INDUSTRIAL/BUSINESS PARK; AND OTHER MATTERS RELATING THERETO.”

Ordinance 2017-19 “AN ORDINANCE TO DEVELOP A JOINTLY OWNED AND OPERATED INDUSTRIAL/BUSINESS PARK IN CONJUNCTION WITH PICKENS COUNTY, SUCH INDUSTRIAL/BUSINESS PARK TO BE, AT THE TIME OF ITS INITIAL DEVELOPMENT, GEOGRAPHICALLY LOCATED IN PICKENS COUNTY AND TO INCLUDE CERTAIN PROPERTY NOW OR TO BE OWNED BY A COMPANY KNOWN TO THE COUNTY AT THIS TIME AS “PROJECT EXODUS” OR ITS ASSIGNEE, AND ESTABLISHED PURSUANT TO SOUTH CAROLINA CODE OF LAWS 1976, SECTION 4-1-170 ET SEQ., AS AMENDED; TO PROVIDE FOR A WRITTEN AGREEMENT WITH PICKENS COUNTY PROVIDING FOR THE EXPENSES OF THE PARK, THE PERCENTAGE OF REVENUE ALLOCATION, AND THE DISTRIBUTION OF FEES IN LIEU OF AD VALOREM TAX; AND MATTERS RELATED THERETO.”

First & Final Reading for the Following Resolutions

Resolution 2017-11 “A RESOLUTION AUTHORIZING THE CONSTRUCTION OF A SPECULATIVE BUILDING IN THE GOLDEN CORNER COMMERCE PARK AND USE OF THE SANTEE COOPER ECONOMIC DEVELOPMENT LOAN PROGRAM FOR SUCH PURPOSES; AND OTHER MATTERS RELATED THERETO.”

Discussion Regarding Action Items

Removal & Recycling of Scrap Tires / Department: Solid Waste / Amount: \$75,000.00

Budget: **\$75,000**

Project Cost: **\$75,000**

Balance: **0**

Oconee County Solid Waste accepts tires from County residents and businesses to be recycled. County residents can leave up to four passenger size tires at the convenience centers. All tires from businesses and larger size tires are accepted at the Solid Waste Complex. Tires are loaded into trailers provided by the tire recycler and the tire recycler comes and picks up the trailers of tires and transports them to their recycling plant.

Village Creek Sub-Station

Department: Emergency Services

Amount: \$142,670.32

Budget: **\$190,000**

Project Cost: **\$142,670.32**

Balance: **\$47,329.68**

It is the staff’s recommendation that Council [1] approve the award of \$142,670.32 (includes 10% contingency of \$12,970.03) to J. Davis Construction of Westminster, SC, to construct the Village Creek Sub-Station and [2] authorize the County Administrator to sign contract documents and to approve Change Orders within the contingency amount.

Approval of design materials prepared for the Oconee Workforce Development Center (Phase 1) Tri-County Technical College Academic Building at Oconee Industry & Technology Park

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Board & Commission Appointments *(IF ANY)* [Seats listed are all co-terminus seats]

Building Codes Appeal Board..... 1 At Large Seat

Conservation Bank Board.....District II

Unfinished Business [to include Vote and/or Action on matters brought up for discussion, if required] [None scheduled.]

New Business [may include items which may be scheduled for final action at a future meeting, if required]

Council Committee Reports

Law Enforcement, Public Safety, Health & Welfare / Mr. McCall.....[07/11/2017]

Transportation / Mr. Hart.....[07/11/2017]

Executive Session

[upon reconvening Council may take a Vote and/or take Action on matters brought up for discussion in Executive Session, if required]

For the following purposes, as allowed for in § 30-4-70(a) of the South Carolina Code of Laws:

[1] to receive legal advice regarding a contract with RCI Services to provide plan review and inspection services on an as needed basis.

Discussion Regarding Action Items

Inspection Services / Department: Community Development / Amount: TBD

It is the staff's recommendation that Council approve the use of RCI of South Carolina, Inc., of Pacolet, SC, for plan review and commercial inspections on an as needed basis.

Adjourn

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.

County Council, Committee, Board & Commission meeting schedules, agendas are posted at the Oconee County Administration Building & are available on the County Council Website.