



A G E N D A

OCONEE COUNTY COUNCIL MEETING

July 16, 2024

6:00 PM

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

Call to Order

Moment of Silence

Invocation

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

Approval of Minutes

June 18, 2024 Regular Meeting Minutes

County Attorney Comments

County Administrator Comments

Public Comment Session

[Limited to a total of fifty (50) minutes, five (5) minutes per person]

If you are not able to attend in person and you have a comment, you may submit it by emailing jennifercadams@oconeesc.com or calling 864-718-1023, so that your comment may be read into the record.

Council Member Comments

Public Hearing for the Following Ordinances *If you would like to be heard during either of the public hearings, please contact Clerk to Council Jennifer C. Adams at jennifercadams@oconeesc.com or 864-718-1023 so that your participation may be coordinated.*

ORDINANCE 2024-16 AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF A FEE-IN-LIEU OF AD VALOREM TAXES AND SPECIAL SOURCE REVENUE CREDIT AGREEMENT, BY AND BETWEEN OCONEE COUNTY, SOUTH CAROLINA AND SANDVIK MACHINING SOLUTIONS USA LLC, FORMERLY IDENTIFIED AS PROJECT TURN, ACTING FOR ITSELF, ONE OR MORE CURRENT OR FUTURE AFFILIATES, AND OTHER PROJECT COMPANIES (COLLECTIVELY "COMPANY"); PROVIDING FOR A FEE IN LIEU OF AD VALOREM TAXES INCENTIVE; PROVIDING FOR A SPECIAL SOURCE REVENUE CREDIT; CREATING OR MODIFYING A JOINT COUNTY INDUSTRIAL AND BUSINESS PARK BETWEEN OCONEE COUNTY AND PICKENS COUNTY SO AS TO DESIGNATE THE PROPERTY OF THE PROJECT AS PART OF SUCH PARK; AND OTHER RELATED MATTERS.

COUNCIL MEMBERS

Matthew Durham, Chair, District II Don Mize, Vice Chair, District III
Glenn Hart, Chair Pro-Tem, District V John Elliott, District I
Julian Davis, III, District IV

ORDINANCE 2024-18 AN ORDINANCE AMENDING CHAPTER 38 OF THE OCONEE COUNTY CODE OF ORDINANCES, IN CERTAIN LIMITED REGARDS AND PARTICULARS ONLY, REGARDING THE ESTABLISHMENT OF MINIMUM LOT SIZE AND MAXIMUM LOT DENSITY PROVISIONS FOR THE CONTROL FREE DISTRICT; AND OTHER MATTERS RELATED THERETO.

Third Reading of the Following Ordinances

ORDINANCE 2024-16 *[see caption above]*

ORDINANCE 2024-18 *[see caption above]*

Second Reading of the Following Ordinances

ORDINANCE 2024-19 AN ORDINANCE AUTHORIZING THE CONVEYANCE OF EASEMENT RIGHTS TO DUKE ENERGY CAROLINAS, LLC FOR THE PURPOSE OF UTILITY INFRASTRUCTURE CONSTRUCTION AND MAINTENANCE AT PROPERTY OWNED BY OCONEE COUNTY IN WALHALLA, SOUTH CAROLINA, CURRENTLY DESIGNATED BY OCONEE COUNTY TAX MAP NUMBER 500-19-01-006; AND OTHER MATTERS RELATED THERETO.

First Reading of the Following Ordinances

None for this meeting.

First & Final Reading for the Following Resolutions

RESOLUTION 2024-15 A RESOLUTION AUTHORIZING THE EXECUTION AND DELIVERY OF AN EASEMENT AGREEMENT WITH THE UNITED STATES DEPARTMENT OF THE ARMY / SECRETARY OF THE ARMY FOR A PUBLIC ROAD OR STREET (COOPER ROAD) LOCATED ON THE LAKE HARTWELL PROJECT; EASEMENT NO. DACW21-2-24-0018.

Discussion Regarding Action Item

Request for Council’s approval for to commit matching funds, not to exceed \$10,000, and the submission of Oconee County Park Recreation and Tourism’s application for the South Carolina Parks and Recreation Development (PARD) Fund grant for Seneca Creek County Park Shade Structures.

Amount: Not to exceed \$10,000.00

- The South Carolina Parks and Recreation Development (PARD) Fund is a state-funded, noncompetitive, reimbursable grant program for eligible local governments which provide recreational opportunities within each county.
- PARD is an 80-20 match grant program.
- If approved, the PARD funds will be used to add three (3) cantilever shade structures to three (3) new picnic sites at the newly constructed Seneca Creek Park. The picnic sites are fully exposed to the sun and are extremely hot during the summer season.
- Renovation at the Seneca Creek Boat Ramp were completed in 2023 with the establishment of a three-lane boat ramp, courtesy docks, a floating fishing pier, kayak launch and restrooms.
- The amount of funds requested for the PARD application is \$25,000.

Oconee County requests the commitment of the matching funds for the PARD grant from the Oconee County Parks, Recreation and Tourism Capital Projects Fund.

It is staff’s recommendation that Council support the Oconee County PARD grant application and commit matching funds, up to \$10,000.00, for the Seneca Creek County Park shade structures.

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Procurement: ITB 23-17

Title: Gateway Signs

Department(s): PRT

Amount: \$87,837.00

Airport Sign: \$6,663.20

Contingency (10%): \$8,783.70

Total: \$103,283.90

Project is part of the PRT Expansion Plan and Funding is from PRT Accommodations Tax (ATAX).

Budget: \$103,283.90 Project Cost: \$103,283.90 Balance: \$0.00

(Funding from Local ATAX Fund)

This Destination Oconee Signage Project involves the manufacture and placement of gateway entry signage at multiple unique spots along state highways to provide a sense of place when coming into Oconee County. The existing gateway signs are approximately 20 years old and in need of replacement and updating. PRT staff included new gateway signs for two (2) additional locations.

Bid quantities for this solicitation were estimated and allows the actual purchase quantities to be increased or reduced depending on available funding. The Airport had requested the “Welcome to Oconee” sign, located near the runway, to be replaced during this project. The cost for materials and installation for this sign is \$6,663.20.

ITB 23-17 was issued on May 21, 2024 for multiple Gateway Signs. This bid was advertised and fifteen (15) companies were notified of the bid opportunity. On June 20, 2024, formal sealed bids were opened for this project. Seven (7) companies submitted bids with Knight Sign Industries, Inc., of Tuscaloosa, AL, submitting the lowest responsive and responsible bid, in the amount of \$87,837.00. Staff is requesting a 10% contingency, in the amount of \$8,783.70, to cover any unforeseen items that may arise.

It is the staff’s recommendation that Council:

- 1. Approve the award of bid ITB 23-17 to Knight Sign Industries, Inc., of Tuscaloosa, AL, in the amount of \$87,837.00.***
- 2. Approve a 10% contingency in the amount of \$8,783.70.***
- 3. Approve the addition of the Oconee County Regional Airport “Welcome to Oconee” Sign, in the amount of \$6,663.20.***

Title: Overhead to Underground Conversion

Department(s): PRT – South Cove County Park

Amount: \$140,067.59

Contingency (10%): \$14,006.76

Total: \$154,074.35

Procurement was approved by Council in FY 2024-2025 budget process, in the PRT Capital Millage.

Budget: \$154,074.35 Project Cost: \$154,074.35 Balance: \$0.00

(Funding from PRT Capital Project Millage Fund)

The Overhead to Underground Conversion of Duke Energy Utilities at South Cove County Park is the first step in the expansion plan of the recreational facilities and parking. Duke Energy will Remove: Five power poles with attached equipment (guy wires, insulators, hardware, etc.), two single phase overhead transformers, one three phase overhead transformer, 800 ft of three phase overhead wire (four total runs at 800 ft a piece). Duke Energy will be Installing: Two new poles necessary to go underground with wire and attached equipment, 600 ft of three phase underground primary, 2000 ft of single phase underground primary looped back to pole from existing, splices into existing underground primary loop that services campground, 600 ft of boring, two underground transformers, one three phase transformer, reconnection of existing services currently fed from overhead.

This project is a sole source due to Duke Energy being the power supplier for South Cove Park. Duke Energy does not allow third party companies, unless directed by Duke Energy, to conduct burial or work on their power lines.

The recreational and parking expansion plan was approved by Duke and the Federal Energy Regulatory Commission (FERC) in June 2024. The plan includes two new lighted tennis courts, expansion to 12 pickleball courts and a new lake overflow parking area. All project items are currently being engineered for bid and will be brought to Council for consideration prior to the project starting. The Overhead to Underground power must be completed before projects for the recreational and parking expansion can begin.

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Julian Davis, III, District IV	

Staff is requesting a 10% contingency to cover any unforeseen items that may arise.

It is the staff's recommendation that Council:

- 1. Approve the Overhead to Underground Power Conversion to Duke Energy, in the amount of \$140,067.59.***
- 2. Approve a 10% contingency in the amount of \$14,006.76.***

Council Committee Reports

Planning and Economic Development Committee / Mr. MizeJune 18, 2024

Board & Commission Appointments

The Board & Commission seats listed below are co-terminus with Council District seats and will require [in the 1st quarter of 2023] appointment and/or reappointment as follows:

None for this meeting.

Executive Session

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

- 1. Discussion regarding Economic Development matter, Project Cherry / Clarios.*
- 2. Receive legal advice and discuss contractual matter related to Project Galt / Books for Less.*
- 3. Receive legal advice and discuss opioid litigation and proposed settlement with Kroger.*
- 4. Receive legal advice and discuss potential contractual / procurement issues with respect to entities related to hostile foreign governments.*

First & Final Reading for the Following Resolutions

RESOLUTION 2024-14 A RESOLUTION APPROVING A TEN (10) YEAR EXTENSION OF THE PHASE TERMINATION DATE OF THE AMENDED FEE AGREEMENT BY AND BETWEEN CLARIOS, LLC (F/K/A JOHNSON CONTROLS BATTERY GROUP, INC.) AND OCONEE COUNTY, SOUTH CAROLINA, PURSUANT TO THE PROVISIONS OF SECTION 12-44-10, ET SEQ., OF THE CODE OF LAWS OF SOUTH CAROLINA.

Adjourn

COUNCIL MEMBERS

Matthew Durham, Chair, District II	Don Mize, Vice Chair, District III
Glenn Hart, Chair Pro-Tem, District V	John Elliott, District I
Julian Davis, III, District IV	