



PLANNING & ECONOMIC DEVELOPMENT
COMMITTEE MEETING
AGENDA

August 20, 2019
4:30 P.M.

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

1. Call to Order
2. Approval of Minutes:
 - June 4, 2019
3. Discussion Items *[to include Vote and/or Action on matters brought up for discussion, if required]*
 - Update regarding current development statistics for Oconee County – Mr. Adam Chapman
 - Survey establishing baseline information regarding the Utica Community – Mr. Adam Chapman
 - Economic Development Update – Ms. Janet Hartman
4. Unfinished Business
5. New Business *[to include Vote and/or Action on matters brought up for discussion, if required]*
6. Adjourn

There will not be a scheduled opportunity for public to comment at this meeting.
Council members will discuss recommendations from the Administrator at this meeting.
If time permits at the end of the meeting [and at the Committee Chair's discretion] the Committee may take questions from the public.

[This agenda is not inclusive of all issues which the Committee may bring up for discussion at this meeting.]

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 www.oconeesc.com/council.html [All upcoming meetings will be held in Council Chambers unless otherwise noted]

SOME DEVELOPMENT STATISTICS

From January 1st through August 15th
2019

Residential

- 30-40 new home permits issued each month.

January 1-August 15th, 2019 permits issued

(~163 business days)

- 238 new home (stick-built)
- 98 manufactured home set-up
- 82 remodel
- 54 garage
- 51 residential additions

Commercial

January 1 – August 15th, 2019 permits issued

- ◎ 22 New construction
 - Valued over \$145M
- ◎ 21 Remodels

Recreational Vehicle

January 1 – August 15th, 2019 permits issued

- 100+ electrical set-ups for R.V.

Major upcoming projects

- Student housing
- Cliffs expansion
- Davis Creek / Old Clemson Highway at 123
- Nine “subdivisions” for 50+ new homes

the bidding five percent (5%) of its bid, in cash or equivalent, as evidence of good faith, same to be applied to the purchase price in case of compliance, but to be forfeited and applied first to costs and then to Plaintiff's debt in the case of noncompliance. Should the last and highest bidder fail or refuse to make the required deposit at time of bid or comply with the other terms of the bid within thirty (30) days, then the Clerk of Court may resell the property on the same terms and conditions at the risk of the said highest bidder. Purchaser to pay for documentary stamps on the conveying deed. The successful bidder will be required to pay interest on the amount of the bid from the date of sale to the date of compliance with the bid at the rate of 8.25% per annum. Should Plaintiff or one of its representatives fail to be present at the time of sale, the property shall be automatically withdrawn from said sale. As a deficiency judgment is being demanded, the bidding will remain open thirty (30) days after the date of sale.

THIS SALE IS ALSO MADE SUBJECT TO ALL OCONEE COUNTY TAXES AND EXISTING EASEMENTS, RESTRICTIONS, AND SENIOR LIENS AND/OR OTHER ENCUMBRANCES OF RECORD.

Beverly H. Whitfield,
Clerk of Court Oconee County
Walhalla, South Carolina
June 26, 2019

ATTORNEY FOR PLAINTIFF: Jeriel A. Thomas Smith Debnam Narron Drake Saintsing & Myers, LLP
P.O. Box 176010 Raleigh, NC 27619
Attorneys for Plaintiff JT 18060801

NOTICE OF SALE
NOTICE OF SALE CIVIL ACTION
NO. 2016-CP-37-00366

BY VIRTUE OF the decree heretofore granted in the case of: Deutsche Bank National Trust Company, as Trustee for NovaStar Mortgage Funding Trust, Series 2007-2 vs. Antonia A. Hayden; Michael S. Hayden; John A. McRae, the undersigned Clerk of Court for Oconee County, South Carolina, will sell on August 5, 2019 at 11:00AM, at the Oconee County Courthouse, City of Walhalla, State of South Carolina, to the highest bidder:

BEING ALL OF that certain piece, parcel or tract of land, with any improvements thereon, lying, being and situate in the State of South Carolina, County of Oconee, Township of Center, containing 12.20 acres, more or less, as shown and more fully described on a Plat of Survey prepared by Gregory Blake Sosebee, PLS #14818, dated November 4, 1998, recorded in Plat Book A641 at Page 10, records of Oconee County, SC; having the metes and bounds, courses and distances as appear upon said plat, being incorporated herein by reference thereto.

THIS CONVEYANCE IS made subject to the protective covenants and restrictions as to use of lots in this Subdivision set out and enumerated in instrument of record in Deed Book 542, page 208, and as may be

ALL THAT CERTAIN piece, parcel or lot of land with any improvement thereto, lying and being in the State of South Carolina, County of Oconee, being shown and designated as Lot 9 on Plat date October 6, 1960, recorded on November 17, 1960 in Plat Book T at Page 142, records of Oconee County, South Carolina. Reference being hereby given for a more complete metes and bounds description thereof.

THIS BEING THE same property conveyed unto Rebecca Drost Ballew by deed from Zenobia Sheriff Moore dated May 21st, 2015 and recorded 05/27/15 in Deed Book 2107, page 104, records of Oconee County, South Carolina.

TMS#530-22-01-006
Property Address: 312 N. Piedmont Street, Westminster, SC 29693

TERMS OF THE SALE: CASH TO THE HIGHEST BIDDER, purchaser to pay extra for deed and stamps. A cash deposit of five (5%) per cent of the bid will be required as evidence of good faith in bidding, which sum shall be forfeited in the event of noncompliance with the terms of the bid within twenty (20) days after the sale. No deficiency judgment will be granted and the sale will be final after full compliance.

IF THE PLAINTIFF or the Plaintiff's representative does not appear at the public sale provided by this Notice, then the sale of the property will be null, void and of no force and effect. In such event, the sale will be rescheduled for the next available Sales Day.

BEVERLY H. WHITFIELD,
Clerk of Court
Oconee County, South Carolina
07/09/19

NOTICE

THE OCONEE COUNTY Law Enforcement, Public Safety, Health & Welfare Committee will hold a meeting at 4:30 pm, Tuesday, September 3, 2019 in Council Chambers at the Oconee Administrative Offices located at 415 S. Pine Street, Walhalla, SC 29691.

NOTICE

THE OCONEE COUNTY Planning & Economic Development Committee meeting scheduled for 4:30 p.m., Tuesday, September 3, 2019 has been CANCELLED and RESCHEDULED for 4:30 p.m., Tuesday, August 20, 2019 in Council Chambers located at 415 South Pine Street, Walhalla, SC 29691.

SUMMONS AND NOTICE
STATE OF SOUTH CAROLINA
COUNTY OF OCONEE IN THE
COURT OF COMMON PLEAS
C/A NO. 2019-CP-37-00238

CitiMortgage, Inc.,
Plaintiff

vs.

Michael Randy Moore a/k/a Randy Moore, Cindy S. Moore a/k/a Cindy Moore, Branch Banking and Trust Company, Franklin Credit Management Corporation, The South Carolina Department of Revenue, Pamela

West Union

- Old antique jugs
- Books & puzzles
- Flower stand & planters
- Small furniture & pictures

**3 Family
Yard Sale
Sat. July 27, 2019
7 a.m. - Until
653 Return Church Rd.
Seneca, S.C.**

**Little Bit
of Everything**
••*

**Huge Sale
Fri. & Sat.
7 a.m.- Until
306 Easter Lane
Near Oconee Airport,
off Shiloh Road
Watch for Signs
Furniture, small kitchen
appliances, books, toys,
clothes- all sizes
& MUCH MORE....**

LEGAL NOTICES

LEGALS

about to be commenced in the Circuit Court upon the complaint of the above named Plaintiff against the above named Defendant for the purpose of foreclosing a certain mortgage of real estate heretofore given by Michael Randy Moore and Cindy S. Moore to CitiMortgage, Inc. bearing date of August 31, 1998 and recorded September 14, 1998 in Mortgage Book 1026 at Page 307 in the Register of Mesne Conveyances/Register of Deeds/Clerk of Court for Oconee County, in the original principal sum of Fifty Eight Thousand Eight Hundred and 00/100 Dollars (\$58,800.00). Thereafter, by assignment recorded October 11, 1999 in Book 1136 at Page 333, the mortgage was assigned to Associates Financial Services Company of South Carolina, Inc.; thereafter, by assignment recorded September 25, 2008 in Book 2664 at Page 343, the mortgage was assigned to the Plaintiff, and that the premises effected by said mortgage and by the foreclosure thereof are situated in the County of Oconee, State of South Carolina, and is described as follows:

PUBLISHER'S AFFIDAVIT

STATE OF SOUTH CAROLINA
COUNTY OF OCONEE

OCONEE COUNTY COUNCIL

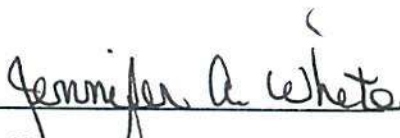
IN RE: NOTICE THE OCONEE COUNTY PLANNING

BEFORE ME the undersigned, a Notary Public for the State and County above named, This day personally came before me, Hal Welch, who being first duly sworn according to law, says that he is the General Manager of **THE JOURNAL**, a newspaper published Tuesday through Saturday in Seneca, SC and distributed in **Oconee County, Pickens County** and the Pendleton area of **Anderson County** and the notice (of which the annexed is a true copy) was inserted in said papers on 07/26/2019 and the rate charged therefore is not in excess of the regular rates charged private individuals for similar insertions.



Hal Welch
General Manager

Subscribed and sworn to before me this
07/26/2019



Jennifer A. White
Notary Public
State of South Carolina
My Commission Expires July 1, 2024

