

# **RICHLAND COUNTY COUNTY COUNCIL AGENDA**



**TUESDAY, JULY 25, 2017**

**Immediately Following  
Administration & Finance**

**COUNCIL CHAMBERS**

# RICHLAND COUNTY COUNCIL 2017-2018



**VICE CHAIR**  
Bill Malinowski  
District 1



**CHAIR**  
Joyce Dickerson  
District 2



Yvonne McBride  
District 3



Paul Livingston  
District 4



Seth Rose  
District 5



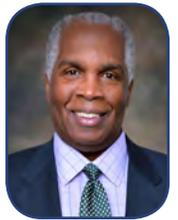
Greg Pearce  
District 6



Gwendolyn Kennedy  
District 7



Jim Manning  
District 8



Calvin "Chip" Jackson  
District 9



Dalhi Myers  
District 10



Norman Jackson  
District 11



Richland County Council

Special Called  
July 25, 2017 – Immediately Following A&F  
Council Chambers  
2020 Hampton Street, Columbia, SC 29201

1. **CALL TO ORDER** The Honorable Joyce Dickerson,  
Chair, Richland County Council
  
2. **APPROVAL OF MINUTES** The Honorable Joyce Dickerson
  - a. Special Called Meeting: July 11, 2017 [PAGES 5-27]
  
3. **ADOPTION OF AGENDA** The Honorable Joyce Dickerson
  
4. **PRESENTATION OF RESOLUTION** The Honorable Norman Jackson
  - a. Resolution Honoring Larry Livingston for 40 years of dedicated service with Transdev for the CMRTA/COMET for the citizens of Columbia and Richland County
  
5. **CITIZENS' INPUT**  
Must Pertain to Items Not on the Agenda
  
6. **REPORT OF THE COUNTY ATTORNEY FOR EXECUTIVE SESSION ITEMS** \*Items requiring outside counsel or a consultant. **Larry Smith, County Attorney**
  - a. Southeast Richland Neighborhood Project: Right-of-Way Acquisition
  
  - b. N. Main Street Widening Project: Supplemental Intergovernmental Agreement
  
  - c. Contractual Matter involving a potential property purchase near I-20
  
  - d. Sale of Summit Parkway Library

e. Contractual Matter with the City of Columbia

7. **REPORT OF THE CLERK OF COUNCIL**

Michelle Onley, Deputy Clerk to  
Council

- a. REMINDER: Institute of Government and SC Association of Counties Annual Conference: July 30 – August 2
- b. September Meeting Schedule:
  - 1. September 12 – Special Called Meeting
  - 2. September 19 – Regular Session
  - 3. September 26 – D&S and A&F Committee Meetings and Zoning Public Hearing

8. **REPORT OF THE CHAIR**

The Honorable Joyce Dickerson

- a. Proposed Joint County-City Council Meeting: September 12, 2017, 6:00 PM

9. **APPROVAL OF CONSENT ITEMS**

The Honorable Joyce Dickerson

- a. 17-011MA  
Bill Hampton  
RU to OI (0.53 Acres)  
1654 Dutch Fork Road  
R02412-01-07 [THIRD READING] [PAGES 28-29]
- b. 17-014MA  
Carolyn B. Adkins & Joyce Gantt  
RM-HD to GC (1 Acre)  
1564 Daulton Drive  
R17012-02-09 [THIRD READING] [PAGES 30-31]
- c. 17-015MA  
Jacob Crowder  
RU to GC (1.2 Acres)  
10612 Two Notch Road  
R25808-03-04 [THIRD READING] [PAGES 32-33]

10. **ORDINANCES – THIRD READING**

The Honorable Joyce Dickerson

- a. An Ordinance Authorizing the conveyance of certain real property by the County to Project Aegis (the “Company”) in connection with a Project (the “Project”); the execution and delivery of one or more grant agreements relating to the Project; the provision

by the County of certain infrastructure in support of the Project; and other matters relating thereto [PAGES 34-39]

11. **ORDINANCES – FIRST READING**

The Honorable Joyce Dickerson

- a. An Ordinance Amending the Fiscal Year 2017-2018 General Fund Annual Budget to appropriate Four Hundred Thirty Three Thousand Nine Hundred Eighty Eight Dollars (\$433,988) to increase funding to the Board of Voter Registration & Elections Department [PAGES 40-42]
- b. An Ordinance Authorizing a deed to \_\_\_\_\_ for One Summit Parkway, which is the former Summit Parkway Library; also described as TMS # 23000-03-07 [BY TITLE ONLY]

12. **REPORT OF THE DEVELOPMENT AND SERVICES COMMITTEE**

The Honorable Seth Rose

- a. Approval of Temporary Right-of-Way Agreement for Logging Truck Access on Mill Creek Club Road [PAGES 43-50]
- b. Landfill Storage Shed Project [PAGES 51-57]

13. **REPORT OF THE ADMINISTRATION AND FINANCE COMMITTEE**

The Honorable Greg Pearce

- a. Approval of the 5 Year Consolidated Plan [FY17-21] and the FY17-18 Annual Action Plan for Community Development Federal Funds [PAGES 58-62]

14. **REPORT OF THE TRANSPORTATION AD HOC COMMITTEE**

The Honorable Jim Manning

- a. Southeast Richland Neighborhood Project: Right-of-Way Acquisition

15. **OTHER ITEMS**

The Honorable Joyce Dickerson

- a. FY18 – District 9 Hospitality Tax Allocations [PAGES 63-64]
- b. FY18 – District 1 Hospitality Tax Allocations [PAGES 65-66]

- c. FY18 – District 10 Hospitality Tax Allocations [PAGE 67]
- d. FY18 – District 5 Hospitality Tax Allocations [PAGES 68-69]

16. **SECOND COUNTY ATTORNEY’S REPORT OF EXECUTIVE SESSION ITEMS**

Larry Smith, County Attorney

17. **MOTION PERIOD/ANNOUNCEMENTS**

- a. To sponsor the Eclipse Event at a minimum of \$15,000 level from administration; distribution to be determined.

The Honorable Joyce Dickerson  
The Honorable Norman Jackson

(Additional motions may be received by the Clerk of Council’s Office up to 24 hours prior to the Council meeting. Such motions will be distributed as “24-Hour Motions” to Council members)

18. **ADJOURN**



## Richland County Council

### SPECIAL CALLED MEETING

July 11, 2017 – 6:00 PM

Council Chambers

COUNCIL MEMBERS PRESENT: Joyce Dickerson, Chair; Bill Malinowski, Vice Chair; Calvin “Chip” Jackson; Norman Jackson; Gwendolyn Davis-Kennedy; Paul Livingston; Jim Manning; Yvonne McBride; Dalhi Myers; Greg Pearce; and Seth Rose

OTHERS PRESENT: Gerald Seals, Brandon Madden, Jamelle Ellis, Tracy Hegler, Beverly Harris, Sandra Yudice, Tony Edwards, Stacey Hamm, Shane Kitchens, Michelle Onley, Geo Price, Larry Smith, Jeff Ruble, Roger Sears, David Browser, James Hayes and Kimberly Williams-Roberts

**CALL TO ORDER** – Ms. Dickerson called the meeting to order at approximately 6:00 PM.

**INVOCATION** – The invocation was led by the Honorable Gwen Kennedy

**PLEDGE OF ALLEGIANCE** – The Pledge of Allegiance was led by the Honorable Gwen Kennedy.

#### **APPROVAL OF MINUTES**

- a. Regular Session: June 20, 2017 – Mr. Pearce moved, seconded by Ms. Kennedy, to approve the minutes as distributed. The vote in favor was unanimous.
- b. Special Called Meeting: June 27, 2017 – Ms. Myers moved, seconded by Ms. Kennedy, to approve the minutes as distributed. The vote in favor was unanimous.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
McBride

AGAINST

The vote in favor was unanimous.

- c. Zoning Public Hearing: June 27, 2017 – Ms. Myers moved, seconded by Ms. Kennedy, to approve the minutes as distributed. The vote in favor was unanimous.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
McBride

AGAINST

The vote in favor was unanimous.

**ADOPTION OF AGENDA**

Mr. Smith stated Items # 14(a) and 14(b): "Authorizing the execution and delivery of a fee-in-lieu of ad valorem tax and incentive agreement by and between Richland County, South Carolina and (Project Red River) to provide for payment of a fee-in-lieu of taxes; authorizing certain infrastructure credits; and other related matters" and "An Ordinance Authorizing the conveyance of certain real property by the County in connection with Project Aegis; and matters relating thereto" should also be listed under the Report of the Attorney for Executive Session. In addition, Item 21(c): "Intergovernmental Agreement between Richland County and City of Columbia for Fire Service" should also be listed under the Report of the Attorney for Executive Session.

Mr. Seals requested the following item be added under the Report of the County Administrator: "Eclipse Participation by the County".

Mr. Pearce moved, seconded by Mr. Malinowski, to adopt the agenda as amended.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
McBride

AGAINST

The vote in favor was unanimous.

**REPORT OF THE COUNTY ATTORNEY FOR EXECUTIVE SESSION ITEMS**

- a. Palmetto Health Affiliation Agreement
- b. Employee Grievance - 1
- c. Hunter's Run Subdivision Update

Regular Session  
June 20, 2017  
-2-

- d. Authorizing the execution and delivery of a fee-in-lieu of ad valorem tax and incentive agreement by and between Richland County, South Carolina and (Project Red River) to provide for payment of a fee-in-lieu of taxes; authorizing certain infrastructure credits; and other related matters
- e. An Ordinance Authorizing the conveyance of certain real property by the County in connection with Project Aegis; and matters relating thereto
- f. Intergovernmental Agreement between Richland County and City of Columbia for Fire Service

*Council went into Executive Session at approximately 6:04 PM and came out at approximately 6:24 PM.*

**CITIZENS INPUT: For Items on the Agenda Not Requiring a Public Hearing** – Ms. Shaneka Oliver and Mr. Mike Quinn spoke regarding Item # 16(b) on the agenda: “Approve an agreement with Cascata Development, LLC and Rivers Station, LLC to complete the construction of the roads in Rivers Station Subdivision and Blythecreek Subdivision”.

Mr. Charles Sharp spoke against County ordinance 26-181(4)(c) – Road Standards, which requires subdivisions to place green space in each cul de sac.

Mr. Bob Nerban, Ms. Brittany Hochstein, Mr. J. P. Miller, Mr. Matthew Perkins and Mr. C. D. Rose spoke regarding Item # 21(a): “To establish and create a Special Tax District within Richland County, South Carolina, to be known as the “Lake Dogwood Special Tax District”; to define the nature and level of services to be rendered therein; to authorize the imposition of ad valorem taxes and user service charges therein, which shall be imposed solely within the Special Tax District; to establish a commission for the tax district and provide the terms therefore; and all other matters related thereto”.

**REPORT OF THE COUNTY ADMINISTRATOR**

- a. Introduction of Interim Detention Center Director – Mr. Seals introduced Mr. Shane Kitchens as the Interim Detention Center Director.
- b. Introduction of Finance Director – Mr. Seals introduced Ms. Stacey Hamm as the new Finance Director.
- c. Introduction of Budget Director – Mr. Seals introduced Mr. James Hayes as the new Budget Director.
- d. Sale of Sandhills – Mr. Seals stated this item was not ready to go forward.
- e. Employee Grievance – 1 – This item was taken up in Executive Session.
- f. Eclipse Participation by County – Ms. Harris stated the eclipse will occur on Monday, August 21<sup>st</sup>. Richland County is expected to draw approximately 600,000 people because it has been deemed one of the best viewing spot in the country. Richland County Emergency Services is planning to have additional staff on hand.

There are several opportunities for Council and Richland County Government to be involved. There is an all-day event at the State Museum that Council may want to attend. The cost associated with the event at the museum is \$150.00 per person. In addition, there is an opportunity for Richland County to be designated as a distribution site for the glasses. The costs for the special eclipse glasses so people can safely view parts of the eclipse, which will be branded with the County’s logo, is \$15,000 for approximately 250,000 pairs of glasses.

Regular Session

June 20, 2017

-3-

Ms. McBride inquired if the glasses would be free to those individuals who cannot afford to purchase them.

Ms. Harris stated the glasses will be available to the public for free.

Mr. C. Jackson and Mr. Rose expressed concerns regarding safety issues with the influx of so many people on the County's roadways and requested additional information from the Sheriff's Department's regarding this matter.

Ms. Dickerson stated this item will be placed on the July 25<sup>th</sup> Special Called Meeting agenda for action.

#### **REPORT OF THE CLERK OF COUNCIL**

a. July 25<sup>th</sup> Meeting Schedule:

1. Council Work Session with External Auditors
2. Committees – Development and Services (5:00 PM); Administration & Finance (6:00 PM)
3. Zoning Public Hearing – Cancelled
4. Special Called Wrap-Up Meeting – Immediately following Administration & Finance

Ms. Onley reminded Council of the July 25<sup>th</sup> schedule.

- b. BUDGET REMINDER: Third Reading of Second Year of Biennium Budget I: FY 2019 Budget Ordinance, July 13, 6:00 PM – Ms. Onley reminded Council that 3<sup>rd</sup> Reading of the Second Year of Biennium Budget I will be held on July 13<sup>th</sup> at 6:00 PM.
- c. Institute of Government and SC Association of Counties Annual Conference: July 30 – August 2 – Ms. Onley reminded Council of the upcoming Institute of Government classes and SC Association of Counties Annual Conference.

#### **REPORT OF THE CHAIR**

No report was given.

#### **OPEN/CLOSE PUBLIC HEARINGS**

- a. An Ordinance Authorizing deed to the City of Columbia for certain water lines to serve the Ballentine Branch Library, Dutch Fork Road; Richland County TMS # 03303-01-06 & 02 (portion) – No one signed up to speak.
- b. An Ordinance Authorizing the lease of certain property from the County of Richland to Frank's Express Car Wash of N. E., Inc. pursuant to S. C. Code Ann. 4-9-30(2) – No one signed up to speak.
- c. An Ordinance Authorizing the execution and delivery of a fee-in-lieu of taxes and Special Source Revenue Credit Agreement between Richland County, South Carolina and Project Aegis (the "Company") in connection with the Company's project in Richland County (the "Project"); the execution and delivery of one or more grant agreements relating to the Project; the provisions by the County of certain infrastructure in support of the Project; and matters relating thereto – No one signed up to speak.

- d. An Ordinance Authorizing the conveyance of certain real property by the County in connection with Project Aegis; and matters relating thereto – No one signed up to speak.

**APPROVAL OF CONSENT ITEMS**

- a. An Ordinance authorizing deed to the City of Columbia for certain water lines to serve the Ballentine Branch Library, Dutch Fork Road; Richland County TMS # 03303-01-06 & 02 (portion) [THIRD READING] – Mr. Livingston moved, seconded by Mr. Malinowski, to approve this item.

<u>FOR</u>	<u>AGAINST</u>
Pearce	
Rose	
C. Jackson	
N. Jackson	
Malinowski	
Dickerson	
Livingston	
Kennedy	
Myers	
McBride	

The vote in favor was unanimous.

- b. 17-011MA, Bill Hampton, RU to OI (0.53 Acres), 1654 Dutch Fork Road, R02412-01-07 [SECOND READING]
- c. 17-014MA, Carolyn B. Adkins & Joyce Gantt, RM-HD to GC (1 Acre), 1564 Daulton Drive, R17012-02-09 [SECOND READING]
- d. 17-015MA, Jacob Crowder, RU to GC (1.2 Acres), 10612 Two Notch Road, R25808-03-04 [SECOND READING]

Mr. Livingston moved, seconded by Mr. Malinowski, to approve the remaining consent items.

<u>FOR</u>	<u>AGAINST</u>
Pearce	
Rose	
C. Jackson	
N. Jackson	
Malinowski	
Dickerson	
Livingston	
Kennedy	
Myers	
McBride	

The vote in favor was unanimous.

**ORDINANCES – THIRD READING**

- a. An Ordinance Authorizing the lease of certain property from the County of Richland to Frank’s Express Car Wash of N. E., Inc. pursuant to S. C. Code Ann. 4-9-30(2) – Mr. Manning moved, seconded by Mr. Livingston, to approve this item.

**FOR**

Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

**AGAINST**

The vote in favor was unanimous.

Mr. Manning, moved, seconded by Mr. Pearce, to reconsider this item.

The motion for reconsideration failed.

**ORDINANCES – SECOND READING**

- a. Authorizing the execution and delivery of a fee-in-lieu of ad valorem tax and incentive agreement by and between Richland County, South Carolina and (Project Red River) to provide for payment of a fee-in-lieu of taxes; authorizing certain infrastructure credits; and other related matters – Mr. Livingston moved, seconded by Mr. Manning, to approve this item.

**FOR**

Pearce  
Rose  
C. Jackson  
N. Jackson  
Dickerson  
Livingston  
Kennedy  
Myers  
McBride

**AGAINST**

Malinowski

The vote was in favor.

- b. An Ordinance Authorizing the conveyance of certain real property by the County in connection with Project Aegis; and matters relating thereto – Mr. Livingston moved, seconded by Mr. Manning, to approve this item.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Dickerson  
Livingston  
Kennedy  
Myers  
McBride

AGAINST  
Malinowski

The vote was in favor.

- c. Authorizing the expansion of the boundaries of the I-77 Corridor Regional Industrial Park jointly developed with Fairfield County to include certain property located in Richland County; the execution and delivery of an Infrastructure Credit Agreement to provide for infrastructure credits to 209 Stoneridge, LLC; and other related matters – Mr. Livingston moved, seconded by Mr. Manning, to approve this item.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Dickerson  
Livingston  
Kennedy  
Myers  
McBride

AGAINST  
Malinowski

The vote was in favor.

#### **ORDINANCES – FIRST READING**

- a. An Ordinance Amending the Fiscal Year 2017-2018 General Fund Annual Budget to appropriate Four Hundred Thirty Three Thousand Nine Hundred Eighty Eight Dollars (\$433,988) to increase funding to the Board of Voter Registration & Elections Department – Mr. C. Jackson inquired if staff had been able to confirm the amount reimbursed the Board of Voter Registration and Elections Department by the State.

Mr. Seals stated that information had been provided to Council via a memorandum.

Mr. C. Jackson inquired if the amount the budget amendment had been adjusted once the information had been received.

Mr. Seals stated the amount had not been adjusted.

Mr. C. Jackson inquired if an adjustment needed to be made.

Mr. Seals stated that is the prerogative of Council.

Mr. C. Jackson stated the original number was based upon a lack of information. If in fact that information has been provided and there needs to be an adjustment based upon the information, he requested that be done prior to 2<sup>nd</sup> Reading.

Mr. Malinowski inquired if regular elections that the Voter Registration & Elections office knows are coming up are a part of their overall regular budget.

Mr. Seals responded in the affirmative.

Mr. Malinowski stated if there is a special election and they need additional funds, they make a request of the County. The County provides the funding and the State reimburses a portion of the funding back to the County. Therefore, if Council had already provided the Voter Registration & Elections Office \$126,600 in advance, why would you not take that amount and subtract it from the approximately \$434,000 reimbursed to the County by the State.

Mr. Seals stated it has been the custom and practice of the County in the past to take from the General Fund and recharge a line item. Almost every time it has done this it has registered a statement in the management audit letter. Therefore, what staff chose to do was to be consistent, in terms of the fiscal year, with the current custom and practice and to correct the staff error of reporting the agency was not managing its funds appropriately.

Mr. Livingston moved, seconded by Mr. Pearce, to approve this item.

Ms. Myers requested clarification. She inquired if making the Voter Registration and Elections whole includes or does not include adding the \$133,000 to their budget.

Mr. Seals stated it's his belief that adding the \$434,000, which is consistent with the County's practice at the time, makes the agency whole. However, the argument being made has to do with the reimbursement that comes from the State and if the County is required to actually show that. And the answer is no. Therefore, you can back that out and it will still be appropriate.

Mr. Manning inquired if this budget amendment is for FY17-18.

Mr. Seals responded in the affirmative.

Mr. Manning stated he did not see the urgency in taking action on this item tonight.

Mr. Manning made a substitute motion, seconded by Mr. Malinowski, to defer this item until the next meeting.

FOR  
Pearce  
Rose  
C. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

AGAINST  
N. Jackson

The vote was in favor of deferral.

**REPORT OF THE DEVELOPMENT AND SERVICES COMMITTEE**

- a. Contract Extension for NPDES Services for Public Works Stormwater Management Division – Mr. Rose stated the committee recommended approval of this item.

Mr. Malinowski stated in reviewing the backup documentation the RFP was published in May 2014 and the initial contract in FY16 was for \$85,000 and FY17 was for \$87,000. The current fiscal year contract almost doubles to \$159,000. He inquired as to why another request was not published to try to reduce the costs.

Ms. Wladischkin, Acting Procurement Director, stated the Stormwater Services Division has been working with the contractor/consultant for the last 2 years. Therefore, they are familiar with the NPDES program and felt it would be prohibitive to reissue a solicitation and possibly have another consultant come in and have to be briefed on what had already been done. In addition, this is a different scope of work.

<u>FOR</u>	<u>AGAINST</u>
Pearce	Malinowski
Rose	
C. Jackson	
N. Jackson	
Dickerson	
Livingston	
Kennedy	
Myers	
Manning	

The vote was in favor.

- b. Approve an agreement with Cascata Development, LLC and Rivers Station, LLC to complete the construction of the roads in Rivers Station Subdivision and Blythecreek Subdivision – Mr. Rose stated the committee recommended approval of this item.

Mr. Malinowski stated his notes from the committee meeting indicated that this item was to be held in committee.

<u>FOR</u>	<u>AGAINST</u>
Pearce	Manning
Rose	
C. Jackson	
N. Jackson	
Dickerson	
Livingston	
Kennedy	
Myers	

The vote was in favor.

## **REPORT OF THE ADMINISTRATION AND FINANCE COMMITTEE**

- a. Council Motion: Based on the mission of the Conservation Commission, I move that the Rowing Club and Historic Columbia be placed under management of the Conservation Commission – Mr. Pearce stated the committee recommended Council approve placing the management of the Rowing Club property under the Conservation Commission.

Mr. N. Jackson made a substitute motion, seconded by Ms. Kennedy, to have all properties owned by Richland County to report to the Conservation Commission.

Mr. N. Jackson stated the mission of the Conservation Commission is to promote the protection of the County's natural, historical, and cultural resources and promoting nature-based recreation, eco- and heritage tourism. The commission does this by negotiating voluntary protection strategies with landowners through conservation easements and land acquisition, and through grant programs and special projects.

Mr. N. Jackson stated every organization that receives grants reports to the grant committee. If the County owns property and an organization manages and/or operates the property, they are still accountable to the County for what they do with the property. There should be a department/agency in Richland County they give an account to. To say one organization should, but another should not is setting a bad precedence. All organizations should be treated equally and fairly.

Ms. Myers inquired if Mr. N. Jackson was referring to all property that had natural, historical or cultural features because some properties do not fall under the category.

Mr. N. Jackson responded in the affirmative. The three specifically are the Rowing Club property, Historic Columbia, and Pinewood Lake Park.

Mr. Malinowski inquired if the organizations will be required to provide any funding above and beyond what the County gives them.

Mr. N. Jackson responded in the affirmative. He further stated that if the organization rents the property then anything they do with the property should be reported to the County. For example, the County was informed the Woodrow Wilson House's steps had separated so badly that the County had to pay \$350,000 to repair the steps. The County spent an additional \$6 million to renovate the Woodrow Wilson House. If the County had the authority to manage the property or review an annual report the County would know what is going on there.

Mr. Malinowski stated he would be able to support the motion if he received additional information from Administration regarding which departments the organizations would be reporting to, if there are going to be any costs incurred and if the County would benefit financially.

Mr. Pearce stated in respect to Mr. N. Jackson's remarks regarding the Woodrow Wilson House, it was the Hampton-Preston that required the steps to be repaired. He further stated, this item was discussed in committee and the differences between the Rowing Center and Historic Columbia were discussed at that time. Mr. N. Jackson has made a motion that does not relate to what came out of committee. The motion adds a new level of bureaucracy for the Conservation Commission to manage. In addition, he does not understand the Historic Columbia reporting to the Conservation Commission when they report to a Board of Directors. Richland County appoints members to the Board; therefore, they are being monitored by the County.

Mr. Livingston stated his concern is how you decide what properties to include. Also, keep in mind these organizations are not fully by Richland County. A large portion of their funding comes from other sources. Some of them as much as 80%. It would be his recommendation that Council move forward with the committee's recommendation and request additional information regarding the Historic Columbia and other relative properties.

Mr. N. Jackson stated all non-profit organizations have boards and have the ability to get additional grants and funding. He further stated, some of his colleagues created a position for the Conservation Commission to manage property the County owns. If the County owns property, any non-profit organizations that wish to manage the property should report to the Conservation Commission.

Ms. McBride inquired if there were any organizations under management of the Conservation Commission that are similar to Historic Columbia.

Mr. N. Jackson responded in the affirmative.

Ms. McBride then inquired as to why some organizations were under Conservation Commission and some were not.

An answer to her inquiry was not provided.

Mr. Pearce stated this involves more than Historic Columbia. How about Township Auditorium, it's a historic building? He further stated he does not feel Council has enough information, nor does he understand what Mr. N. Jackson wants in regards to his motion.

**POINT OF ORDER** – Mr. N. Jackson stated that Mr. Pearce says this motion has nothing to do with it. A committee can make a motion, but that does not tell Council members that they cannot make a substitute motion.

Ms. Myers made a second substitute motion, seconded by N. Jackson, to direct staff to look at the properties the County manages and bring back to Council an analysis of which ones may be similarly situated to Pinewood Lake and which ones may need oversight by the County.

Mr. Manning requested clarification on Ms. Myers' motion. He inquired if her motion incorporated the original motion to place the Rowing Center under the Conservation Commission.

**POINT OF PERSONAL PRIVILEGE** – Mr. Manning stated a statement was made Council provided \$144,000 for a person to run the park. He does not believe that is accurate, but does not want to get into that. He made the following statement to his constituents: if he in any way voted for \$144,000 for a person to run the park, he apologizes.

Ms. Myers withdrew her second substitute motion and replaced it with the following second substitute motion: To direct staff to look at the properties that the County owns and manages that fall under the natural, historical, and cultural designation and report back to Council which ones might be similarly situated as the Rowing Club and Pinewood Lake and may need County oversight. In addition, to move forward with place the Rowing Club property under the management of the Conservation Commission. Mr. N. Jackson seconded the second substitute motion.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

AGAINST

The vote in favor was unanimous.

- b. Intergovernmental Agreement to Appoint Judge Caroline Streater to the position of City of Forest Acres Judge – Mr. Pearce stated the committee recommended approval of this item.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

AGAINST

The vote in favor was unanimous.

Mr. Pearce moved, seconded by Mr. Manning, to reconsider this item.

The motion for reconsideration failed.

#### **REPORT OF THE ECONOMIC DEVELOPMENT COMMITTEE**

- a. A Resolution Authorizing the execution and delivery of a memorandum of understanding by and between Richland County, South Carolina and a company known as Project Aegis and other matters related thereto – Mr. Livingston stated the committee recommended approval of this item.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
McBride

AGAINST

The vote in favor was unanimous.

- b. Committing to negotiate a fee-in-lieu of ad valorem taxes agreement between Richland County and Project Red River; identifying the Project; and other matters related thereto – Mr. Livingston stated the committee recommended approval of this item.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

AGAINST  
Malinowski

The vote was in favor.

- c. An Ordinance Authorizing the execution and delivery of a fee-in-lieu of tax agreement by and between Richland County and Project Flag (the "Company") and the extension of the term of an existing fee-in-lieu of tax agreement between Richland County and the Company; the execution and delivery of such documents as may be necessary to effect the intent of this ordinance; and other matters related thereto [FIRST READING BY TITLE ONLY] – Mr. Livingston stated the committee recommended approval.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
McBride

AGAINST  
Manning

**REPORT OF THE RULES AND APPOINTMENTS COMMITTEE**

**I. NOTIFICATION OF APPOINTMENTS**

- a. Hospitality Tax Advisory Committee – 3 (Two Applicants must be from the Restaurant Industry; the other is an at-large seat) – Mr. Malinowski stated the committee recommended appointing Mr. Keith Tolen and re-advertising for the other vacancies.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

AGAINST

The vote in favor was unanimous.

- b. Richland Memorial Hospital Board of Trustees – 1 – Mr. Malinowski stated the committee was unable to make a recommendation since all 3 applicants were duly qualified; therefore, Council will need to vote on each applicant individually.

Woods: N. Jackson, Dickerson, Livingston, Kennedy, Myers, and McBride  
Mustain: Pearce, Rose, C. Jackson, Malinowski, and Manning  
Wassermann: No Votes

Ms. Helen B. Wood was appointed to the Richland Memorial Board of Trustees.

**II. RULES AND APPOINTMENTS: ITEMS FOR ACTION**

- a. Move to direct staff to abide by Council rules and have motion items on the proper committee agenda at the proper time with backup materials and impartial opinion. If staff is unable to carry out the necessary tasks/duties then Council should consider hiring additional staff. In addition, the old practice of listing items on standing committees that have not been completed once again be listed as “Items Pending Action.” This will hopefully prevent items from “disappearing” that have not had complete action taken by staff/Council. [N. JACKSON/MALINOWSKI] – Mr. Malinowski stated the committee recommended approving the following language: “Pursuant to Council Rules motions forwarded to a committee will appear on the committee agenda. Items not completed will be listed at the end of succeeding agendas as ‘Items Pending Action’ and the reason they are still on the committee list as pending.”

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
McBride

AGAINST  
Manning

**REPORT OF THE TRANSPORTATION AD HOC COMMITTEE**

- a. Transportation Improvement Contract Award – Mr. Manning moved, seconded by Mr. Livingston, to approve the recommendation to award the contract to the lowest responsive and responsible bidder, Palmetto Corporation, in the amount of \$5,717,285.75. In addition, to approve the 10% construction contingency of \$571,728.59 and the relocation contingency of \$44,290.83 for a total cost of \$6,333,305.16.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

AGAINST

The vote in favor was unanimous.

- b. Decker Boulevard Neighborhood Improvement Project: Executive Summary – Mr. Manning stated this item was before Council at the June 20<sup>th</sup> Council meeting. There were several questions raised during the meeting. The answers to those questions were provided in the Administrator’s Report.

Mr. Manning further stated it is the committee’s recommendation to move forward with the Decker Neighborhood Improvement Project as presented.

Mr. Malinowski stated on p. 183 of the agenda is the following statement: “As the design is progressed, the viability of one or more of the recommended improvements listed above may alter and/or the improvement cost may increase or decrease. Therefore, the following studies and improvements are recommended to be progressed into the design phase, resulting in potential changes to the recommendations.” This statement is in reference to 4 major items that are to be researched; therefore, he does not know why the County is moving forward when all of the answers have not been provided. Although there is a current estimate as to what each particular neighborhood improvement project will cost, on the following page it states, “These projects are considered ‘cost-constrained,’ meaning the Neighborhood Improvements category will not exceed the allocated \$63 million.” That does not mean that you cannot get halfway through these projects

and have used the \$63 million and the other half do not get anything. In moving forward, as is recommended, we need to stipulate that each particular project does not exceed the current estimate.

Mr. Manning accepted Mr. Malinowski's friendly amendment to stipulate that each project not exceed the current estimate.

<u>FOR</u>	<u>AGAINST</u>
Pearce	
Rose	
C. Jackson	
N. Jackson	
Malinowski	
Dickerson	
Livingston	
Kennedy	
Myers	
Manning	
McBride	

The vote in favor was unanimous.

**REPORT OF THE BLUE RIBBON AD HOC COMMITTEE**

- a. Approval for submitting full applications for HMGP 4286-DR funding, with the 25% local match – Mr. Pearce stated the committee recommended approval of the full application submission and the local funding match recommendations.

<u>FOR</u>	<u>AGAINST</u>
Pearce	
Rose	
C. Jackson	
N. Jackson	
Malinowski	
Dickerson	
Livingston	
Kennedy	
Myers	
Manning	
McBride	

The vote in favor was unanimous.

Mr. Pearce moved, seconded by N. Jackson, to reconsider this item. The motion for reconsideration failed.

- b. Approval for the CDBG-DR Action Plan update and revision – Mr. Pearce stated the committee recommended approval of the update and revision of the County's CDBG-DR Action Plan.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

AGAINST

The vote in favor was unanimous.

Mr. Pearce moved, seconded by Mr. N. Jackson, to reconsider this item. The motion for reconsideration failed.

#### OTHER ITEMS

- a. To establish and create a Special Tax District within Richland County, South Carolina, to be known as the "Lake Dogwood Special Tax District"; to define the nature and level of services to be rendered therein; to authorize the imposition of ad valorem taxes and user service charges therein, which shall be imposed solely within the Special Tax District; to establish a commission for the tax district and provide the terms therefore; and all other matters related thereto – Mr. N. Jackson moved, seconded by Mr. Malinowski, to approve this item.

Mr. Pearce inquired if the referendum has already been held.

Mr. N. Jackson responded in the affirmative.

Mr. Pearce inquired if Council is now required to establish the tax district.

Mr. Smith stated as Council recalls they passed an ordinance authorizing these communities to conduct a referendum to establish these special tax districts. Procedurally it has to come to County Council for the referendum results to be ratified.

Mr. Pearce stated the concerns they expressed would have to be directed to the HOA.

Ms. Myers inquired if there were any guidelines established for the vote of the HOA and the manner in which it has to be taken. She stated some of the concerns voiced tonight were a little disturbing and she wanted to ensure the process that was followed by the HOA gave all of the interested parties the right, the opportunity and the notice to be heard.

Mr. Smith stated he was not familiar with this particular tax district, so he cannot speak to what was done in this case. The attorney for the HOA is present and may be able to address these questions.

Mr. C. D. Rose with the law firm of Pope Flynn. The referendum was properly noticed in accordance with State law. It was held and the vote was overwhelming in favor of the creation of the tax district. He further pointed out there were two things before Council. The first is a resolution that certifies the

results of the referendum. The other item is an ordinance for First Reading that establishes the tax district. The public hearing will be held at Second Reading of the ordinance.

Mr. Malinowski stated the resolution was not listed on the agenda. In addition, Council cannot certify elections that would be the Election Commission. He further stated, there are numerous corrections that need to be made to the backup documentation.

Mr. C. Jackson stated he certainly hoped given the comments made tonight that there will be an attempt by the HOA to reach back out to the citizens in the community before Second Reading.

Mr. C. D. Rose stated there has already been a dialogue started and discussions with Mr. N. Jackson. In response to who certifies the elections, in this particular statute the HOA is required to come back to County Council for a final certification of the results of the referendum.

Mr. N. Jackson inquired if the language in the agenda is what was placed on the ballot for the referendum.

Mr. C. D. Rose responded in the affirmative.

Ms. Myers requested notice since a large portion is in her district.

Mr. N. Jackson stated he wants to ensure the price for repairs are not exorbitant and the bids are specific to what needs to be repaired.

Mr. Malinowski inquired if Mr. Smith would recommend adding the word "resolution" to the ordinance language to address the approval of the resolution included in the agenda packet.

<u>FOR</u>	<u>AGAINST</u>
Pearce	Myers
Rose	Manning
C. Jackson	
N. Jackson	
Malinowski	
Dickerson	
Livingston	
Kennedy	

The vote was in favor.

- b. FY18 District 6 Hospitality Tax Allocations – Mr. Pearce moved, seconded by Mr. Manning, to approve this item.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

AGAINST

The vote in favor was unanimous.

- c. Inter-Governmental Agreement between Richland County and City of Columbia for Fire Service – This item was taken up in Executive Session.

**CITIZENS' INPUT: Must Pertain to Richland County Matters Not on the Agenda** – Mr. Roger Leaks and Ms. Barbara Roach spoke regarding the repealing of County ordinances regarding the height of grass and parking of vehicles in front yards.

Mr. Manning made a substitute motion, seconded by Mr. Pearce, to go into Executive Session and take up the Palmetto Health Affiliation Agreement and come back out before taking up the remaining Executive Session items.

FOR  
Pearce  
Rose  
Livingston  
Manning  
McBride

AGAINST  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Kennedy  
Myers

The motion failed.

*Council went into Executive Session at approximately 8:08 PM and came out at approximately 10:04 PM.*

**EXECUTIVE SESSION**

- a. Palmetto Health Affiliation Agreement – Mr. Pearce moved, seconded by Mr. Livingston, to approve and adopt a resolution consenting to the entry of Palmetto Health into an affiliation transaction with the Greenville Health System resulting in the creation of a new health company and providing for other matters relating thereto. With the addition that the document have the provision that the Richland County representative on the new board be required to provide a report to Richland County Council as to the various activities of that organization on a quarterly basis.

Ms. Myers stated this is difficult for her because she wants to enthusiastically support this. She does personally support it, but she is a bit surprised Council is racing through this with many of the Council members still asking for concessions on behalf of the residents of Richland County. She further stated she represents the one district where it can take up to 55 minutes to get to a hospital in an emergency. And this has been the case for years. It is not too much to ask for a board representative to keep pushing, so that those citizens actually make it to the hospital in time to get care. As a lawyer and a person who consumes healthcare, this is the right thing. It is not the right way. She was deeply saddened that she had to vote the way she had to vote because we cannot be convinced to ask for the small concessions that would make it a little better for the people who do not have access to healthcare in Richland County and who own the asset Council is voting on. The people that she represents deserves for her to put their concerns on this record and to ask that you remember the poor people in Richland County who are not just entitled to emergency care when they make it to the hospital, but who are entitled to be able to access a hospital. She does not think we are paying attention closely enough to those needs. It's the right train to get on, at the right moment. However, she is concerned that when we lose local access to the ultimate board that controls the hospital that the little people, in the small rural areas of Richland County, are even more forgotten and they may have a more difficult time getting the healthcare they need.

Ms. Dickerson stated she would like to ditto everything Ms. Myers said. She stated she thinks it is a slap in the face that all she is going to get is a quarterly report. She further stated she is having to make a decision on something she has only had 30 days to digest when Palmetto Health has had over a year to negotiate.

Mr. N. Jackson stated from what he is hearing this is the perfect opportunity and if we do not take advantage of this we may not be able to get the same deal in the future. He is not sure where the future of healthcare is going.

Mr. C. Jackson stated that representative government is a beautiful thing because it allows all of us to represent the needs of those who elected us. Therefore, he respects his colleagues' views and thoughts as it relates to healthcare. The future of healthcare is more critical to him and his family than it was just a few years ago. He further stated he can personally speak to the benefit of joining these two healthcare systems.

Ms. Kennedy expressed her displeasure with not having more local representation on the board.

Mr. Manning thanked the Chair and Mr. Pearce, the Palmetto Health Council liaison, for their leadership in relations to the series of meetings that were held. He further thanked the Palmetto Health personnel who have been available to meet with Council, as needed. After being here for more than 8 years, he believes everyone on the Palmetto Health Board he has been a part of appointing have been eager and desirous of serving well. The Board has studied this matter and voted unanimously in favor of the joining of the systems.

Ms. Myers requested a friendly amendment to include the language: "...or the Board Chair."

Mr. Pearce accepted the friendly amendment.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Manning  
McBride

AGAINST  
Myers

The vote was in favor.

Mr. Rose moved, seconded by Mr. Pearce, to reconsider this item. The motion for reconsideration failed.

- b. Employee Grievance – 1 – Mr. Malinowski moved, seconded by N. Jackson, to give the grievant a written counseling notice as a final penalty in this matter.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

AGAINST

The vote in favor was unanimous.

- c. Hunter’s Run Subdivision Update – Mr. N. Jackson moved, seconded by Ms. Myers, to move forward as discussed in Executive Session.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers  
Manning  
McBride

AGAINST

The vote in favor was unanimous.

- d. Inter-Governmental Agreement between Richland County and City of Columbia for Fire Service – Mr. Malinowski moved, seconded by Mr. Rose, to defer this item.

FOR  
Pearce  
Rose  
C. Jackson  
N. Jackson  
Malinowski  
Dickerson  
Livingston  
Kennedy  
Myers

AGAINST  
Manning

The vote was in favor.

**MOTION PERIOD**

- a. Explore bringing the “Turning Leaf Program” to Richland County Detention Center [ROSE] – This item was referred to the Jail Ad Hoc Committee.
- b. Explore additional options on supplemental insurance for employees. Note: There are new products available. Staff should talk to existing and additional agencies to provide better or additional options for employees [N. JACKSON] – This item was referred to the A&F Committee.

**ADJOURNMENT** – The meeting was adjourned at approximately 10:22 PM.

X

Joyce Dickerson  
Chairwoman

X

Bill Malinowski  
Vice Chair

X

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Calvin "Chip" Jackson  
District Nine

X

---

Norman Jackson  
District Eleven

X

---

Gwendolyn Kennedy  
District Seven

X

---

Paul Livingston  
District Four

X

---

Jim Manning  
District Eight

X

---

Yvonne McBride  
District Three

X

---

Dalhi Myers  
District Ten

X

---

Greg Pearce  
District Six

X

---

Seth Rose  
District Five

The Minutes were transcribed by Michelle M. Onley, Deputy Clerk of Council

## Richland County Council Request of Action

**Subject:**

17-011MA  
Bill Hampton  
RU to OI (0.53 Acres)  
1654 Dutch Fork Road  
R02412-01-07

First Reading: June 27, 2017  
Second Reading:  
Third Reading:  
Public Hearing: June 27, 2017

STATE OF SOUTH CAROLINA  
COUNTY COUNCIL OF RICHLAND COUNTY  
ORDINANCE NO. \_\_\_\_-17HR

AN ORDINANCE OF THE COUNTY COUNCIL OF RICHLAND COUNTY, SOUTH CAROLINA, AMENDING THE ZONING MAP OF UNINCORPORATED RICHLAND COUNTY, SOUTH CAROLINA, TO CHANGE THE ZONING DESIGNATION FOR THE REAL PROPERTY DESCRIBED AS TMS # 02412-01-07 FROM RU (RURAL DISTRICT) TO OI (OFFICE AND INSTITUTIONAL DISTRICT); AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

Pursuant to the authority granted by the Constitution of the State of South Carolina and the General Assembly of the State of South Carolina, BE IT ENACTED BY RICHLAND COUNTY COUNCIL:

Section I. The Zoning Map of unincorporated Richland County is hereby amended to change the real property described as TMS # 02412-01-07 from RU (Rural District) zoning to NC (Office and Institutional District) zoning.

Section II. Severability. If any section, subsection, or clause of this Ordinance shall be deemed to be unconstitutional, or otherwise invalid, the validity of the remaining sections, subsections, and clauses shall not be affected thereby.

Section III. Conflicting Ordinances Repealed. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section IV. Effective Date. This ordinance shall be effective from and after \_\_\_\_\_, 2017.

RICHLAND COUNTY COUNCIL

By: \_\_\_\_\_  
Joyce Dickerson, Chair

Attest this \_\_\_\_\_ day of  
\_\_\_\_\_, 2017.

\_\_\_\_\_  
Michelle M. Onley  
Deputy Clerk of Council

RICHLAND COUNTY ATTORNEY'S OFFICE

\_\_\_\_\_  
Approved As To LEGAL Form Only.  
No Opinion Rendered As To Content.

Public Hearing:        June 27, 2017  
First Reading:        June 27, 2017  
Second Reading:      July 11, 2017  
Third Reading:        September 5, 2017

## Richland County Council Request of Action

**Subject:**

17-014MA  
Carolyn B. Adkins and Joyce Gantt  
RM-HD to GC (1 Acre)  
1564 Daulton Drive  
R17012-02-09

First Reading: June 27, 2017  
Second Reading:  
Third Reading:  
Public Hearing: June 27, 2017

STATE OF SOUTH CAROLINA  
COUNTY COUNCIL OF RICHLAND COUNTY  
ORDINANCE NO. \_\_\_\_-17HR

AN ORDINANCE OF THE COUNTY COUNCIL OF RICHLAND COUNTY, SOUTH CAROLINA, AMENDING THE ZONING MAP OF UNINCORPORATED RICHLAND COUNTY, SOUTH CAROLINA, TO CHANGE THE ZONING DESIGNATION FOR THE REAL PROPERTY DESCRIBED AS TMS # 17012-02-09 FROM RESIDENTIAL MULTI-FAMILY HIGH DENSITY (RM-HD) TO GENERAL COMMERCIAL DISTRICT (GC); AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

Pursuant to the authority granted by the Constitution of the State of South Carolina and the General Assembly of the State of South Carolina, BE IT ENACTED BY RICHLAND COUNTY COUNCIL:

Section I. The Zoning Map of unincorporated Richland County is hereby amended to change the real property described as TMS # 17012-02-09 from Residential Multi-family High Density (RM-HD) zoning to General Commercial (GC) zoning.

Section II. Severability. If any section, subsection, or clause of this Ordinance shall be deemed to be unconstitutional, or otherwise invalid, the validity of the remaining sections, subsections, and clauses shall not be affected thereby.

Section III. Conflicting Ordinances Repealed. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section IV. Effective Date. This ordinance shall be effective from and after \_\_\_\_\_, 2017.

RICHLAND COUNTY COUNCIL

By: \_\_\_\_\_  
Joyce Dickerson, Chair

Attest this \_\_\_\_\_ day of  
\_\_\_\_\_, 2017.

\_\_\_\_\_  
Michelle M. Onley  
Deputy Clerk of Council

RICHLAND COUNTY ATTORNEY'S OFFICE

\_\_\_\_\_  
Approved As To LEGAL Form Only.  
No Opinion Rendered As To Content.

Public Hearing: June 27, 2017  
First Reading: June 27, 2017  
Second Reading: July 11, 2017  
Third Reading: September 5, 2017

## Richland County Council Request of Action

**Subject:**

17-015MA  
Jacob Crowder  
RU to GC (1.2 Acres)  
10612 Two Notch Road  
R25808-03-04

First Reading: June 27, 2017  
Second Reading:  
Third Reading:  
Public Hearing: June 27, 2017

STATE OF SOUTH CAROLINA  
COUNTY COUNCIL OF RICHLAND COUNTY  
ORDINANCE NO. \_\_\_\_-17HR

AN ORDINANCE OF THE COUNTY COUNCIL OF RICHLAND COUNTY, SOUTH CAROLINA, AMENDING THE ZONING MAP OF UNINCORPORATED RICHLAND COUNTY, SOUTH CAROLINA, TO CHANGE THE ZONING DESIGNATION FOR THE REAL PROPERTY DESCRIBED AS TMS # 25808-03-04 FROM RU (RURAL DISTRICT) TO GC (GENERAL COMMERCIAL); AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

Pursuant to the authority granted by the Constitution of the State of South Carolina and the General Assembly of the State of South Carolina, BE IT ENACTED BY RICHLAND COUNTY COUNCIL:

Section I. The Zoning Map of unincorporated Richland County is hereby amended to change the real property described as TMS # 02412-01-07 from RU (Rural District) zoning to GC (General Commercial) zoning.

Section II. Severability. If any section, subsection, or clause of this Ordinance shall be deemed to be unconstitutional, or otherwise invalid, the validity of the remaining sections, subsections, and clauses shall not be affected thereby.

Section III. Conflicting Ordinances Repealed. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section IV. Effective Date. This ordinance shall be effective from and after \_\_\_\_\_, 2017.

RICHLAND COUNTY COUNCIL

By: \_\_\_\_\_  
Joyce Dickerson, Chair

Attest this \_\_\_\_\_ day of  
\_\_\_\_\_, 2017.

\_\_\_\_\_  
Michelle M. Onley  
Deputy Clerk of Council

RICHLAND COUNTY ATTORNEY'S OFFICE

\_\_\_\_\_  
Approved As To LEGAL Form Only.  
No Opinion Rendered As To Content.

Public Hearing:        June 27, 2017  
First Reading:        June 27, 2017  
Second Reading:      July 11, 2017  
Third Reading:        September 5, 2017

## Richland County Council Request of Action

**Subject:**

An Ordinance Authorizing the conveyance of certain real property by the County in connection with Project Aegis; and matters relating thereto

First Reading: June 20, 2017

Second Reading:

Third Reading:

Public Hearing:

STATE OF SOUTH CAROLINA  
COUNTY COUNCIL FOR RICHLAND COUNTY  
ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AUTHORIZING THE CONVEYANCE OF CERTAIN REAL PROPERTY BY THE COUNTY TO PROJECT AEGIS (THE “COMPANY”) IN CONNECTION WITH A PROJECT (THE “PROJECT”); THE EXECUTION AND DELIVERY OF ONE OR MORE GRANT AGREEMENTS RELATING TO THE PROJECT; THE PROVISION BY THE COUNTY OF CERTAIN INFRASTRUCTURE IN SUPPORT OF THE PROJECT; AND OTHER MATTERS RELATING THERETO.

WHEREAS, pursuant to Title 4, Chapter 9 of the Code of Laws of South Carolina, 1976, as amended, Richland County, South Carolina (“County”), acting by and through its County Council, (“County Council”) is authorized to enter into contracts and to transfer real property owned by the County;

WHEREAS, the County owns real property located in the Carolina Pines Industrial Park, located at 1001 Carolina Pines Drive, Blythewood, South Carolina 29016, as more fully described on Exhibit A (“Property”);

WHEREAS, Project Aegis (“Company”), desires to establish a manufacturing facility on the Property (“Project”), consisting of an investment in real and personal property of approximately \$84,500,000 and the creation of approximately 111 new, full-time jobs;

WHEREAS, the County and the Company have identified certain infrastructure improvements (“Infrastructure”) that need to be made to the Property in order to support the Project, including (i) improvements to the water and sewer infrastructure serving the Property, (ii) grading, site work, road and rail improvements, and (iii) geotechnical work on the Property;

WHEREAS, the County desires to offer certain incentives to the Company to induce the Company to locate the Project in the County, including (i) selling the Property to the Company, and (ii) providing or administering certain grants to the Company to assist in offsetting the costs of the Infrastructure.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNTY COUNCIL:

**Section 1. Findings.** Based on information supplied to the County by the Company, County Council finds that the sale of the Property to the Company and the provision or administration of grants to the Company to offset the costs of the Improvements, all as inducements to the Company to locate the Project at the Property, (i) further the economic development of the County, and (ii) provide other significant public benefits to the County, including (A) an increased tax base that generates additional tax revenues, and (B) additional full-time employment opportunities for approximately 111 people, and are therefore proper governmental and public purposes and are anticipated to benefit the general public welfare of the County.

**Section 2. Approval of Sale of Property.** County Council approves the sale and transfer of the Property to the Company at a purchase price of \$150,000. The County Administrator and the Director of Economic Development are authorized to negotiate the terms and conditions of the sale of the Property to the Company. The Chair or, in her absence, the Vice Chair, are authorized, empowered and directed, in the name of and on behalf of the County, to execute, acknowledge, and deliver agreements, certificates, instruments, including contracts, easements, deeds, title insurance affidavits, and all other instruments and

documents necessary or desirable to effect the conveyance, sale and transfer of the Property to the Company.

**Section 3. Approval of Grants and Grant Agreement.** County Council approves the provision or administration of grants to the Company to offset the costs of the Infrastructure. The County Administrator and the Director of Economic Development are authorized to negotiate the terms and conditions of such grants and any agreement memorializing the grants (“Grant Agreement”). The Chair or, in her absence, the Vice Chair, are authorized, empowered and directed, in the name of and on behalf of the County, to execute, acknowledge, and deliver the Grant Agreement, and such other certificates, instruments or documents necessary to complete the sale and transfer of the Property to the Company.

**Section 4. Further Acts.** County Council authorizes the Chair, or the Vice-Chair in her absence, the Clerk to County Council, the County Administrator and the Director of Economic Development, or their designees, to take such actions and to execute such other documents as may be necessary to effectuate the purposes and intent of this ordinance.

**Section 5. Severability.** If any section, subsection or clause of this ordinance is held to be unconstitutional or otherwise invalid, the validity of the remaining sections, subsections and clauses shall not be affected.

**Section 6. Effectiveness.** This ordinance is effective upon third reading.

*[SIGNATURES FOLLOW ON NEXT PAGE]*

*[THE REMAINDER OF THIS PAGE IS INTENTIONALLY LEFT BLANK.]*

This Ordinance is effective as of the \_\_\_\_\_ day of July, 2017.

RICHLAND COUNTY, SOUTH CAROLINA

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Chair, Richland County Council

(SEAL)  
ATTEST:

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Clerk to Richland County Council

Economic Development Committee:	June 20, 2017
First Reading:	June 20, 2017
Second Reading and Public Hearing:	July 11, 2017
Third Reading:	July 25, 2017

**STATE OF SOUTH CAROLINA**

**COUNTY OF RICHLAND**

I, the undersigned Clerk to County Council of Richland County, South Carolina, do hereby certify that attached hereto is a true, accurate and complete copy of an Ordinance which was given reading, and received approval, by the County Council at its meetings of June 20, 2017, July 11, 2017, and [ ] [ ], 2017, at which meetings a quorum of member of County Council were present and voted, and an original of which ordinance is filed in the permanent records of the County Council.

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Clerk, County Council of Richland County

Dated: \_\_\_\_\_, 2017

EXHIBIT A

DESCRIPTION OF PROPERTY

All that piece, parcel or tract of land lying and being in or near the Town of Blythewood, Richland County, State of South Carolina located at 1001 Carolina Pines Drive, and being approximately 31 acres bounded on the West by properties now or formerly Becknell Properties and South Carolina Becknell Investors 2007 LLC, on the North by Mid-South 1080 Jenkins Brothers SC LLC, on the East by Farrow Road, and on the South by lands now or formerly Richland County, South Carolina.

## Richland County Council Request of Action

**Subject:**

An Ordinance amending the Fiscal Year 2017-2018 General Fund Annual Budget to appropriate Four Hundred Thirty Three Thousand Nine Hundred Eighty Eight Dollars (\$433,988) to increase funding to the Board of Voter Registration & Elections Department

First Reading:

Second Reading:

Third Reading:

Public Hearing:

STATE OF SOUTH CAROLINA  
COUNTY COUNCIL FOR RICHLAND COUNTY  
ORDINANCE NO. \_\_\_17HR

AN ORDINANCE AMENDING THE FISCAL YEAR 2017-2018 GENERAL FUND ANNUAL BUDGET TO APPROPRIATE FOUR HUNDRED THIRTY THREE THOUSAND NINE HUNDRED EIGHTY EIGHT DOLLARS (\$433,988) TO INCREASE FUNDING TO THE BOARD OF VOTER REGISTRATION & ELECTIONS DEPARTMENT.

Pursuant to the authority granted by the Constitution and the General Assembly of the State of South Carolina, BE IT ENACTED BY THE COUNTY COUNCIL FOR RICHLAND COUNTY:

SECTION I. Approval to provide the funding received by the County from the City of Columbia and State Elections Commission for the election related expenses incurred by the Elections and Voter Registration Department conducting the following elections: 2016 Statewide Primary Elections, 2016 General Election, and the City of Columbia: 2017 District IV Special Election. Therefore, the Fiscal Year 2017-2018 General Fund Annual Budget is hereby amended as follows:

REVENUE

Revenue appropriated July 1, 2017:	\$ 1,405,961
Appropriation of Reimbursement Balance:	\$ <u>433,988</u>
Total Reimbursed amount as Amended:	\$ 1,839,949

EXPENDITURES

Expenditures appropriated July 1, 2017:	\$ 1,405,961
Increase to Board of Voter Registration Department Budget:	\$ <u>433,988</u>
Total General Fund Expenditures as Amended:	\$ 1,839,949

SECTION II. Severability. If any section, subsection, or clause of this ordinance shall be deemed to be unconstitutional or otherwise invalid, the validity of the remaining sections, subsections, and clauses shall not be affected thereby.

SECTION III. Conflicting Ordinances Repealed. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION IV. Effective Date. This ordinance shall be enforced from and after \_\_\_\_\_, 2017.

RICHLAND COUNTY COUNCIL

BY: \_\_\_\_\_  
Joyce Dickerson, Chair

ATTEST THIS THE \_\_\_\_ DAY  
OF \_\_\_\_\_, 2017

\_\_\_\_\_  
Michelle Onley  
Clerk of Council

RICHLAND COUNTY ATTORNEY'S OFFICE

\_\_\_\_\_  
Approved As To LEGAL Form Only.  
No Opinion Rendered As To Content.

First Reading:  
Second Reading:  
Public Hearing:  
Third Reading:



**REQUEST OF ACTION SUMMARY SHEET**

Agenda Item No.: 4a Meeting Date: July 25, 2017

To: Seth Rose, Chair, Development and Services Committee  
From: Tracy Hegler, Director of Community Planning and Development  
Department: Community Planning and Development

**Item Subject Title:** Approval of Temporary Right-of-Way Agreement for Logging Truck Access on Mill Creek Club Road

**Action Taken by Committee previously:** During the June 27, 2017 deliberations, the Committee deferred this item until the July D&S Committee. Staff directed staff to hold a meeting with the community prior to the July D&S Committee meeting.

**Options:**

1. Consider the request and approve accordingly.
2. Consider the request and do not approve.

**Motion Requested Today:** Council is asked to approve the request for a Temporary Right-of-Way Agreement with White Wood, Inc. for logging truck access to the unpaved road informally known as Mill Creek Club Road. Staff further recommends payment by White Wood, Inc. to the county in the amount of \$1,000 based on a similar agreement for logging access in the vicinity.

**Staff Recommendation:** Approval.  
**Impact of Action:** Operating Budget: Not applicable.

Capital Budget: Not applicable.

**Funding Amount/Source:** Not applicable.

**Requested by:** Tracy Hegler, Director of Community Planning & Development

**Staff Representative:** County Administrator Gerald Seals

**Outside Representative:** None.

**List of Attachments:**

1. Detailed Request of Action
2. Exhibits
3. Draft Agreement

6/21/17  
Date Submitted

Brandon Madden  
Approved by the County Administrator's Office

10  
Council District



# RICHLAND COUNTY GOVERNMENT

Office of the County Administrator

## REQUEST OF ACTION

**Subject:** Approval of Temporary Right-of-Way Agreement for Logging Truck Access on Mill Creek Club Road

### A. Purpose

Council is requested to approve a temporary right-of-way agreement to White Wood, Inc. for use of an unpaved road (informally known as Mill Creek Club Road) (Council District 10) for logging truck access.

### B. Background / Discussion

Mark Paul Kays of Kays Forestry, Inc. has requested a temporary right-of-way to use an unpaved road on county land to transport timber from the Wannamaker tract to Old Bluff Road. The unpaved road (informally known as Mill Creek Club Road) runs from Old Bluff Road westward .6 mile until it intersects with Mosley Oaks Road (Attachment A) and provides access to the Upper Mill Creek tract purchased by Richland County Conservation Commission (RCCC) in 2016 for conservation and recreational purposes. The deed to the property includes easements of right-of-way for access, ingress and egress, on foot or by vehicle of any kind and for all purposes to several neighboring landowners. This includes the Wannamakers who own land to the west of Upper Mill Creek which is separated by two large tracts. An existing easement for the road that crosses the width of the Upper Mill Creek tract (Attachment B) requires "Any repairs or maintenance required as a result of logging, construction ... will be the responsibility of the Party causing or permitting such disrepair or damage."

As agent for the Wannamakers, Kays Forestry, Inc. has sold timber to White Wood, Inc. for logging this summer. He is requesting use of Mill Creek Club Road rather than using the northern end of Mosley Oaks Road due to his concern about potential injury to fowl and livestock on Mosley Oaks Road through multiple family yards. Mill Creek Club Road was used for the same purpose within the past few years when timber was logged on an adjoining property.

Staff of the Conservation Division and Legal Department have developed a Temporary Right-of-Way Agreement (Attachment C) to allow use of Mill Creek Club Road for a six-month period. The provisions require White Wood, Inc. to:

- Maintain the road in serviceable condition during the time of use and restore it to a condition equal to or better than the road now exists
- Maintain various insurance and bonding requirements
- Pay a fee to the county in an amount to be determined by Council
- Indemnify and hold harmless Richland County.

Richland County Department of Public Works (DPW) reviewed this request and recommends we:

- Document the existing conditions of the access easement by pictures, videos and descriptions
- Define the term “serviceable condition” used in the agreement that is expected at the end of the term. This will be done through the documentation of existing conditions and will include minimum width and vehicle drivable/accessible surface and material.
- Increase the surety bond to \$5,000, which was done.

DPW will not have maintenance responsibility for Mill Creek Club Road due to any potential damage caused by the logging activity permitted in this agreement.

Finance reviewed the ROA and had no concerns.

### **C. Legislative / Chronological History**

This is a staff-initiated request. Therefore, there is no legislative history. Upper Mill Creek Tract was acquired in 2016 by RCCC for conservation and recreational purposes.

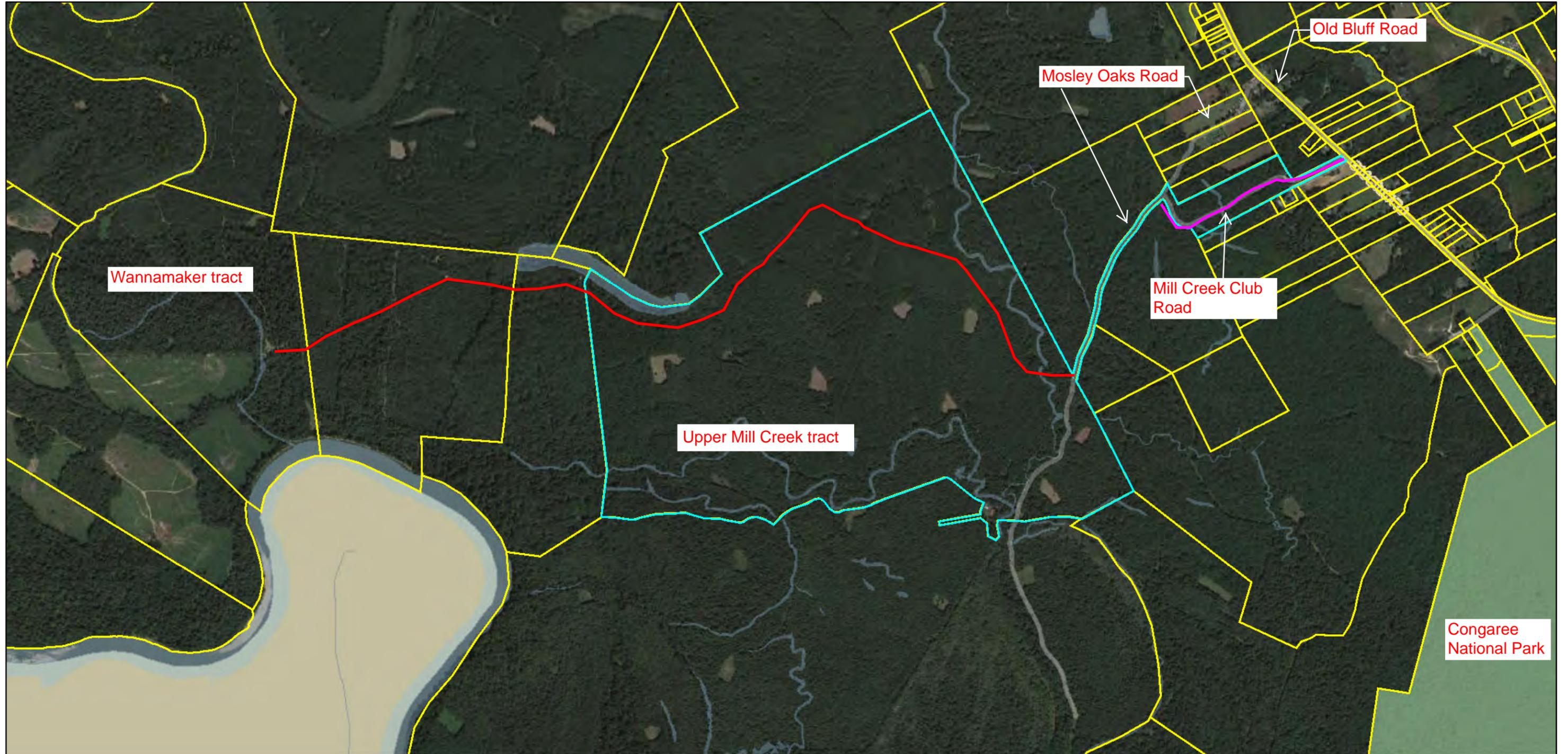
### **D. Alternatives**

1. Approve the request by White Wood, Inc. to use Mill Creek Club Road for a temporary, six-month right-of-way for logging operations. This would take the logging trucks off the road that runs through four properties, keeping it on county property with less impact to adjacent landowners.
  
2. Deny the request. Logging trucks would use Mosley Oaks Road and potentially injure fowl and livestock that venture into the road. Logging trucks will share the same road as three homeowners unlike the situation on Mill Creek Club Road where the one homeowner close to the logging road has access through Henry Reeves Road.

### **E. Final recommendation**

Staff recommends approving the request for a Temporary Right-of-Way Agreement with White Wood, Inc. for logging truck access to the unpaved road informally known as Mill Creek Club Road. Staff further recommends payment by White Wood, Inc. to the county in the amount of \$1,000 based on a similar agreement for logging access in the vicinity.

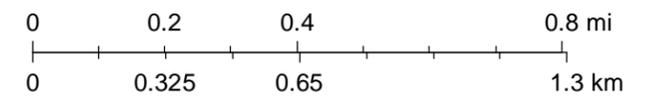
# Temporary ROW easement for Mill Creek Rd



June 13, 2017

- Parcels
- Deeded logging road

1:17,500

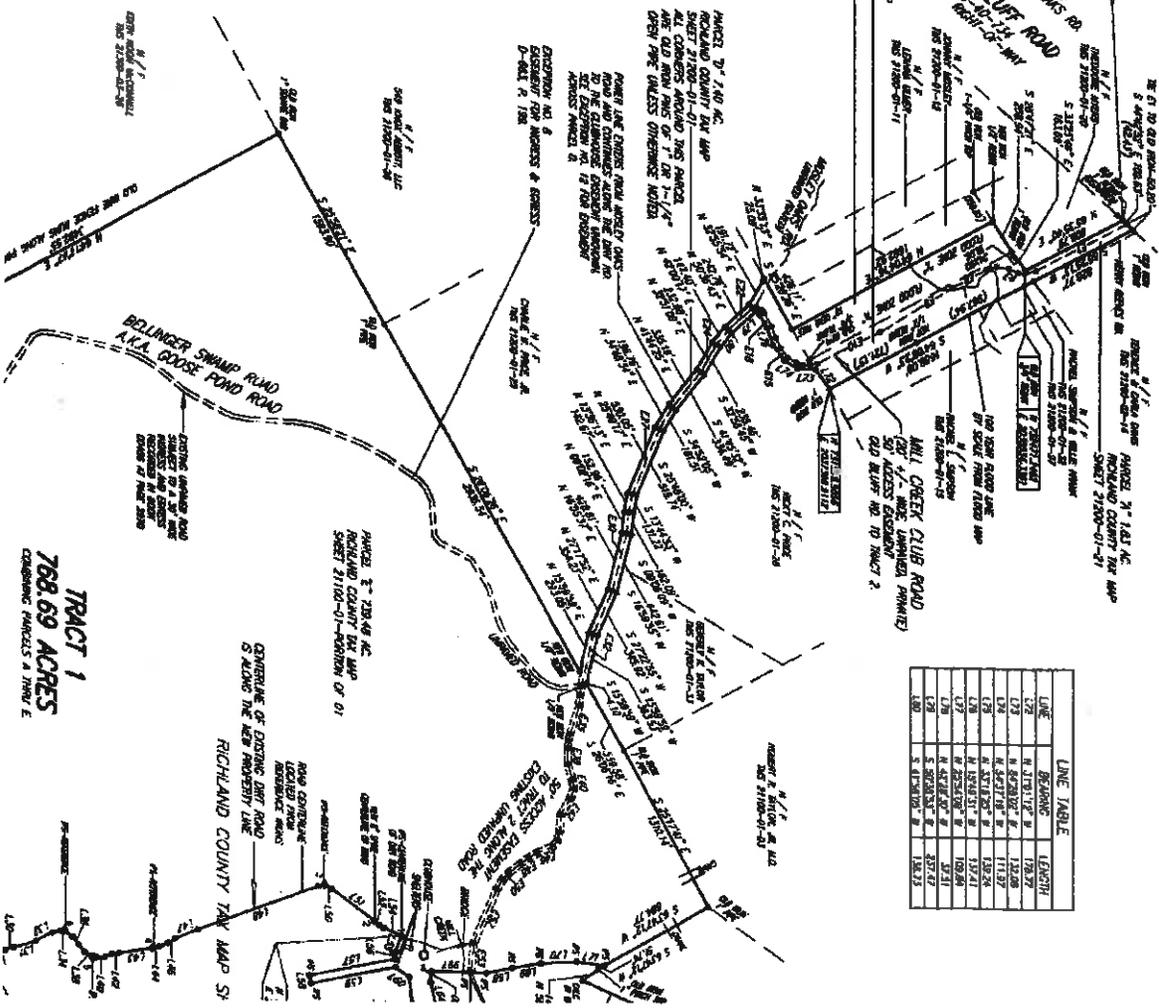


Richland County  
Richland County & Google



# Exhibit B

LINE	BEARING	LENGTH
501	S 89°52'00" W	781.25
502	S 89°52'00" W	781.25
503	S 89°52'00" W	781.25
504	S 89°52'00" W	781.25
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600	S 89°52'00" W	781.25



LINE	BEARING	LENGTH
129	N 17°11'12" W	178.77
130	N 84°28'30" E	132.08
131	N 84°28'30" E	111.97
132	N 84°28'30" E	150.25
133	N 84°28'30" E	150.25
134	N 84°28'30" E	150.25
135	N 84°28'30" E	150.25
136	N 84°28'30" E	150.25
137	N 84°28'30" E	150.25
138	N 84°28'30" E	150.25
139	N 84°28'30" E	150.25
140	N 84°28'30" E	150.25



such as oil cans, tires, litter, cables, etc., brought on and/or across the property by the logger will be removed from the property upon completion of its logging.

2) **Grantee**, its contractors, successors, and agents shall obtain and maintain, during and throughout the term of this Agreement, all such insurance required by the State of South Carolina, and minimally the below listed insurance. A breach of the insurance requirements shall be material.

(a) Workers' Compensation and Employers Liability Insurance with minimum limits of One Million (\$1,000,000) Dollars per accident/disease. "Other states" coverage is not sufficient. South Carolina must be specified. Subrogation against Grantor shall be waived.

(b) Business Auto Insurance with liability per occurrence limits of One Million (\$1,000,000) Dollars for all owned/leased, non-owned, and hired vehicles.

(c) Commercial General Liability Insurance with minimum limits of One Million (\$1,000,000) Dollars per occurrence and Two Million (\$2,000,000) Dollars general aggregate for bodily injury, property damage, and personal injury.

(d) A surety bond in the amount of \$5,000 in favor of Grantor to ensure that the Right-of-Way is restored pursuant to paragraph 3 above.

Richland County Government shall be named on the policies as certificate holder. Grantee shall furnish Grantor with certified copies of certificates of insurance contemporaneously with the execution of this agreement.

3) **Grantee** will notify **Grantor** at least twenty-four (24) hours prior to commencing use of the existing road and twenty-four (24) hours before completing of existing road use.

4) This agreement shall remain in effect until December 30, 2017 or the conclusion of logging on the Wannamaker Tract, whichever occurs first.

5) **White Wood, Inc.** will, at all times, indemnify and save, protect and hold harmless **Richland County** and the said premises from any and all costs, and warrant and defend all and singular the said easement unto **Richland County**, its successors-in-interest, and/or assigns, against itself and its successors and/or assigns lawfully claiming or to claim the same, or any part thereof,

Signed this \_\_\_\_\_ day of July, 2017

WITNESS TO GRANTOR:

GRANTOR:

\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_

WITNESS TO GRANTEE:

GRANTEE:

\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_



**RICHLAND COUNTY  
GOVERNMENT**  
Office of the County Administrator

**REQUEST OF ACTION SUMMARY SHEET**

Agenda Item No.: 4d Meeting Date: July 25, 2017

To: Seth Rose, Chair, Development and Services Committee  
From: Finance Department c/o Office of Procurement  
Department: County Council

**Item Subject Title:** Storage Building for Roll Carts at the Landfill

**Action Taken by** None.

**Committee previously:**

- Options:**
1. Approve the request and the Solid Waste Division of Public Works can move forward with the contractor to begin the project.
  2. Don't approve the request and Solid Waste will continue to have the storage deficiencies until the project can be re-solicited and brought before council again

**Motion Requested Today:** Approve the request and the Solid Waste Division of Public Works can move forward with the contractor to begin the project.

**Staff Recommendation:** Approval.

**Impact of Action:** Operating Budget: Not applicable.

Capital Budget: The total cost for the contract is \$170,500, which is inclusive of a 10% contingency.

**Funding**

**Amount/Source:** \$170,500 /Solid Waste budget

**Requested by:** Finance Department c/o Office of Procurement

**Staff Representative:** Acting Procurement Manager Jennifer Wladisckin  
Solid Waste Manager Art Braswell

**Outside Representative:** None.

**List of Attachments:**

1. Detailed Request of Action

<u>7/17/17</u>	<u>Brandon Madden</u>	<u>All</u>
Date Submitted	Approved by the County Administrator's Office	Council District



## **REQUEST OF ACTION**

**Subject:** Landfill Storage Shed Project

### **A. Purpose**

County Council is requested to approve the award of a contract for construction of a storage building at the Landfill.

### **B. Background / Discussion**

The Richland County Landfill identified a need to have a covered storage area for roll carts in order to keep them clean and dry and to free up the area at Public Works where they are currently housed. Roll carts are currently kept in a fenced area, and open to the elements. The carts collect rain water and the standing water poses a risk for increased mosquito activity. The carts are also exposed to sunlight before they are put into use which diminishes the useful life of the cart as it is put into service. The storage building should eliminate these conditions and ensure the carts are in service as long as they should be. The open bay areas and building height ensures that when carts are delivered they can be offloaded directly into the storage building.

A solicitation was issued in September of 2013. Two bids were received for the project and were in excess of the funds available for the project. The bids were \$176,678 and \$181,103. The amount budgeted in 2013 was \$100,000. A review of the bid line items was conducted and the recommendation was made to revise the specifications and re-solicit the bid.

In April of 2017, a Request for Bids #RC-052-B-2017 was issued for construction of a 7,200 square foot pre-engineered pole building, all foundation work and electrical work including panel box, outlets and lighting. The specifications were modified to exclude roof insulation & sheathing, an overhead door, and other items. There were three submittals. The apparent low bidder was identified as Carolina Post & Frame and their submittal was evaluated and found to be responsive and responsible. The bid was deemed fair and reasonable when compared to the engineers' estimate of 2013, less revisions, taking into account current market conditions. The department has encumbered funds to cover the bid amount of \$155,000, plus a 10% contingency.

### **C. Legislative / Chronological History**

There is no legislative/chronological history.

### **D. Alternatives**

1. Approve the request and the Solid Waste Division of Public Works can move forward with the contractor to begin the project.
2. Don't approve the request and Solid Waste will continue to have the storage deficiencies until the project can be re-solicited and brought before council again.

**E. Final Recommendation**

It is recommended that County Council approve this request to award the contract with Carolina Post Frame Construction to begin work.

Construction Cost Estimate  
 Richland County Landfill Storage Shed  
 Comparison Between Original and Current Estimate  
 September 30, 2013

Richland County Storage Shed					
Building Element	Quantity	Unit	Unit Cost	JBA Original Estimate	JBA Current Estimate
Allowance for Mobilization/Demobilization and Temporary protection	1	LS	\$ 2,500.00	\$ 1,500.00	\$ 2,500.00
Misc demolition, including removal of fence, etc.	1	LS	\$ 1,500.00	\$ -	\$ 1,500.00
Site grading including gravel pad for building	1	LS	\$ 17,500.00	\$ 10,000.00	\$ 17,500.00
Erection of Pole Building	1	LS	\$ 65,000.00	\$ 60,000.00	\$ 65,000.00
Pole Building Add-on Items					
Roof insulation	7200	SF	\$ 1.65	\$ -	\$ 11,880.00
5/8" plywood roof sheathing	7200	SF	\$ 1.65	\$ -	\$ 11,880.00
8" Overhang	240	LF	\$ 20.00	\$ -	\$ 4,800.00
Lag bolt connections	1	LS	\$ 4,000.00	\$ -	\$ 4,000.00
Gutter and downspouts along front of	120	LF	\$ 6.00	\$ -	\$ 720.00
Wall girts @ 2' o.c. with 5/8" plywood on	1	LS	\$ 5,500.00	\$ -	\$ 5,500.00
Overhead door	1	EA	\$ 3,500.00	\$ 2,000.00	\$ 3,500.00
Electrical	1	LS	\$ 22,500.00	\$ 12,000.00	\$ 22,500.00
Total Subcontract Cost				\$ 85,500.00	\$ 151,280.00
Contractor's normal OH and Profit				\$ 12,825.00	\$ 27,230.40
<b>Total Estimated Cost Storage Shed</b>				<b>\$ 98,325.00</b>	<b>\$ 178,510.40</b>

*\$142,450.40*

*- removed from specs*



Jun 22, 2017

Mr. Hayden Davis  
Project Manager  
Department of Support Services  
400 Powell Road  
Columbia, SC 29203

Re: Richland County Landfill Storage Shed  
Richland County SC  
Solicitation #: RC-052-B-2017

Dear Hayden:

Having reviewed and evaluated the bid for the Richland County Landfill Storage Shed project, we recommend award to Carolina Post and Frame, Inc., being the lowest responsible, responsive bidder at \$155,000.00. Enclosed is a copy of the certified bid tabulation. As requested we have also attached a sketch of the proposed framing to show how the contractor propose to provide the necessary framing to meet the 16' clearance requirement. This condition will be certified and approved by a structural engineer during the shop drawing review process.

We have checked the bidder's documentation for conformance with the bidding instructions, general contractor's license, and Surety Company, finding all of these to be in proper order.

Please let me know if you have any questions or comments or if you need further information.

Sincerely,



John D. Bowman, Jr. AIA  
President

CC: Jennifer Wladischkin  
Chris Coleman  
Allan Huffstetter  
File  
ENCL: Certified Bid Tab  
Sketch of proposed framing detail



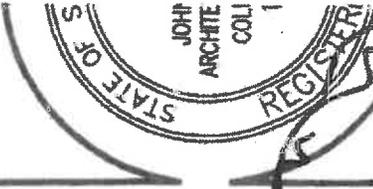
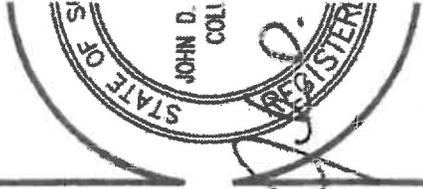
# RICHLAND COUNTY GOVERNMENT CERTIFIED BID TABULATION

RICHLAND COUNTY  
DEPARTMENT DEPT  
2017 MAY 17 AM 2:00

<b>SOLICITATION NUMBER :</b> RC-052-B-2017		<b>PROJECT NAME:</b> Landfill Storage Shed		<b>DATE ISSUED:</b> 4/11/17	<b>RECEIPT DATE:</b> 5/16/17	<b>TIME OPEN:</b> 2:00PM
<b>DEPARTMENT:</b> Solid Waste		<b>REQUISITION #:</b>		<b>PURCHASE ORDER #:</b>		
<b>POINT OF CONTACT:</b>		<b>T:</b>	<b>F:</b>	<b>APPARENT LOW BIDDER</b>		
<b>EMAIL:</b>						
ITEM	MINIMUM DESCRIPTION	SI	QTY	COMPANY:	COMPANY:	COMPANY:
1	Landfill Storage Shed	LS	1	Hoover Bldg No Bid	Carolina Post #Frame	Metro Dwellings
2	Alternate #1	LS	1	(\$)	155,000.00	280,864.00
3				(\$)	151,000.00	9,500.00
4				(\$)		
5				(\$)		
6				(\$)		
7				(\$)		
8				(\$)		
<b>SHIPPING TAX</b>						
<b>GRAND TOTAL</b>						
<b>DELIVERY CALENDAR DAYS</b>						
<b>WARRANTY</b>						
<b>GUARANTEE</b>						
<b>NAME AND TITLE OF CERTIFYING OFFICIAL</b> Jennifer Wladischkin				<b>NAME AND TITLE OF ASSISTANT</b>		
<b>SIGNATURE</b> <i>Jennifer Wladischkin</i>				<b>SIGNATURE</b> <i>J.H.D. Bunn</i>		
<b>DATE:</b> 5/16/17				<b>DATE:</b> 5-16-17		

RCPD TABULATION FORM-2011\_(RAC)

REV	NO	DATE



**Roof TRUSSES**

3 1/2" x 12" LVL BEAM LVL.  
 2x6  
 2x6  
 Simple Bracing.

METAL ROOFING, BY BUILDING MFR.  
**SUPPORTE COLUMN/WALL AS REQUIRED.**

ENGINEERED WOOD TRUSSES, BY ROOF-BUILDING MFR., TYP.  
 14'-6" AFF

3 1/2" x 12" LVL Beam

Truss bears into face of beam  
 Girt at intersection of roof panel and wall panel

**NOTE:**

THIS IS OUR UNDERSTANDING OF HOW THE BEAM AND TRUSS WILL WORK TO SUPPORT THE ROOF AND PROVIDE 16' CLEAR

8x8 Roof To roof panel  
 WALL CLOSURE STRIPS AS REQD. BY BLDG. MFR.

16 FT

1" RIMMED OVERHANG BY POLE BUILDING MFR.

02.22.2017

J.D.



**REQUEST OF ACTION SUMMARY SHEET**

Agenda Item No.: 4e Meeting Date: July 25, 2017

To: Gregory Pearce, Chair, Administration and Finance Committee  
From: Tracy Hegler  
Department: Community Planning & Development

**Item Subject Title:** Approval of the 5 Year Consolidated Plan (FY 17-21) and the FY 17-18 Annual Action Plan for Community Development Federal Funds

**Action Taken by Committee previously:** None.

**Options:**

1. Consider the request and approve accordingly.
2. Consider a portion of the request and approve accordingly.
3. Consider the request and do not approve.

**Motion Requested Today:** Approval

**Staff Recommendation:** Staff recommends Council approve the Five Year Consolidated Plan (FY 17-21) and the FY 17-18 Action Plan estimated budgets for CDBG and HOME.

**Impact of Action:** Operating Budget: Approval of the request allows the County to continue its Community Development initiatives, which includes 6 FTE to Administer.  
Capital Budget: Not applicable.

**Funding Amount/Source:** \$1,330,593.00/Federal CDBG Grant Award  
\$656,242.00/Federal HOME Grant Award  
HOME cash match of 10% (\$115,759)/Richland County General Fund

**Requested by:** Tracy Hegler, Director of Community Planning & Development

**Staff Representative:** County Administrator Gerald Seals

**Outside Representative:** None.

**List of Attachments:**

1. Detailed Request of Action
2. Consolidated Plan Executive Summary
3. 5 year CDBG and HOME Expenditures Detail

07/17/17  
Date Submitted

Brandon Madden  
Approved by the County Administrator's Office

County-wide  
Council District



# RICHLAND COUNTY GOVERNMENT

Office of the County Administrator

## REQUEST OF ACTION

Subject: Approval of the 5 Year Consolidated Plan (FY 17-21) and the FY 17-18 Annual Action Plan for Community Development Federal Funds

### A. Purpose

County Council is requested to approve the 5 Year Consolidated Plan and its first year itemized budgets for the Community Development Block Grant (CDBG) and HOME Investment Partnership (HOME) federal funds for FY 17-18.

### B. Background / Discussion

Richland County became a federal entitlement program grantee in 2002. As an entitlement grantee, Richland County receives an annual share of federal Community Development Block Grant (CDBG) and HOME Investment Partnership Programs (HOME) funds authorized under Title I of the Housing and Community Development Act of 1974, as amended. The Richland County Office of Community Development (RCCD) is responsible for administering CDBG and HOME grants for unincorporated areas of Richland County. RCCD seeks to “transform lives in partnership with the Richland County community through housing, education and revitalization to make a different one household at a time.”

The purpose of the Consolidated Plan is to identify housing and community development needs and to develop specific goals and objectives to address those needs over a five-year period. This Five-Year Consolidated plan for Richland County covers the period October 1, 2017 to September 30, 2021. The Consolidated Plan enables the county to continue to receive federal housing and community development funds and must be submitted to the US Department of HUD by August 16, 2017.

An Executive Summary of the Consolidate Plan and Budget Proposals for FY 17-18 CDBG and HOME funds are included here.

A public meeting has been advertised and will be held on July 31, 2017. Please note this public meeting is not required to be a part of a Council meeting, but is still open to Council and the public to attend.

Please see below FY 17-18 Proposed Budgets for CDBG and HOME:

<b>CDBG</b>	
Homeless No More (Transitional Housing)	\$ 100,000.00
Epworth Children's Home	\$ 99,588.00
Countywide-Demolition of Unsafe Housing	\$ 200,000.00
Broad River Heights (Master Plan Area) - Demolition of Unsafe Housing	\$ 79,887.00
Broad River Rd Corridor (Master Plan Area) - Business Façade Improvement Program	\$ 160,000.00
Countywide - Revivification Strategy Efforts	\$ 300,000.00
Home Project Delivery Costs	\$ 125,000.00
Administration Costs	\$ 266,118.00
<b>Total CDBG Grant Funds</b>	<b>\$ 1,330,593.00</b>

<b>HOME</b>	
Housing Rehabilitation Program	\$ 174,795.00
Richland County Homeownership Assistance (RCHAP)	\$ 250,000.00
Community Housing Development Organization (CHDO) - 15% Set Aside	\$ 180,000.00
Administration Costs	\$ 51,448.00
<b>Total HOME Funds</b>	<b>\$ 656,243.00</b>

HOME Grant funds require a local match. Total HOME funds are divided as follows:

HOME Grant Funds	\$ 514,484.00
HOME Program Income	\$ 26,000.00
HOME Local Match	\$ 115,758.00
	<b>\$ 656,242.00</b>

The HOME Local match has been approved by County Council in the FY17-18 year of Biennium Budget I.

The County's Budget and Grants Management Division has reviewed this ROA and its information for accuracy.

### **C. Legislative / Chronological History**

This is a staff-initiated request.

HUD approved the County's FY17-18 allocation on June 15, 2017.

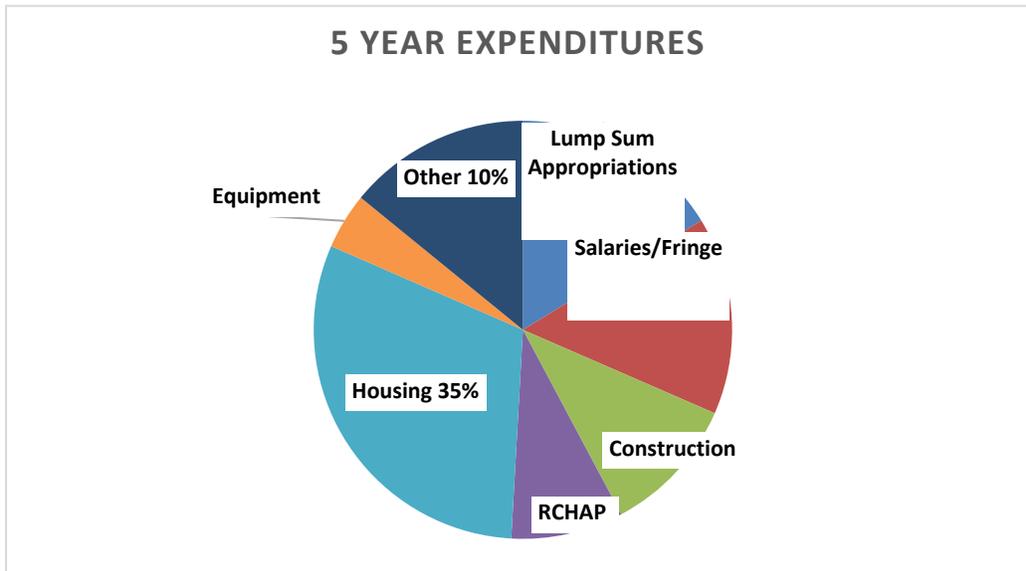
The past five (5) years CDBG and HOME budgets are listed below, as provided by the Finance Department:

- FY 2012 CDBG \$1,173,507 HOME \$453,466
- FY 2013 CDBG \$1,270,319 HOME \$451,016

- FY 2014 CDBG \$1,296,072 HOME \$492,507
- FY 2015 CDBG \$1,304,378 HOME \$469,432
- FY 2016 CDBG \$1,327,782 HOME \$508,261

In addition, please see the following accounting of 5 years' worth of line item expenditures from the County's HOME/CDBG Grants provided by the County's Budget Division. Below is a summary.

<b>"By the Number – 5 Year Expenditures"</b>		
Lump sum appropriations	1,588,039.44	16.24%
Salaries/fringe	1,494,898.19	15.29%
Construction	1,044,661.56	10.69%
RCHAP Funding (1 <sup>st</sup> time homebuyers)	847,552.98	8.67%
Housing Revitalization	3,397,196.01	34.75%
Equipment (Fire Truck)	423,866.00	4.3%
Other	980,385.51	10.06%
<b>Total</b>	<b>9,776,599.28</b>	<b>100.00%</b>



#### **D. Financial Impact**

The only financial impact to the County is the HOME match requirement.

For FY 17-18, the amount of HOME Match is \$115,759 and has been approved by County Council in Biennium Budget I in the General Fund. The County has provided the required match amount since the HOME program began in 2002.

#### **E. Alternatives**

1. Approve the Five Year Consolidated Plan (FY 17-21) and the FY 17-18 Action Plan estimated budgets for CDBG and HOME due to HUD by August 16, 2017.
2. Do not approve the Five Year Consolidated Plan (FY 17-21) and the FY 17-18 Action Plan estimated budgets for CDBG and HOME due to HUD by August 16, 2017. If not approved, the estimated FY 17-18 budgets for CDBG and HOME and the funds will not be set up. Subsequently, the funds could be rescinded or not spent in a timely manner, thereby creating additional areas of concern for the County and affecting future year awards from HUD.

#### **F. Final Recommendation**

Staff recommends Council approve the Five Year Consolidated Plan (FY 17-21) and the FY 17-18 Action Plan estimated budgets for CDBG and HOME.



**REQUEST OF ACTION**

**Subject:** FY18 - District 9 Hospitality Tax Allocations

**A. Purpose**

County Council is being requested to approve a total allocation of **\$130,000** per the request of County Councilman Calvin Chip Jackson.

**B. Background / Discussion**

For the current Fiscal Year (2018-2019), County Council approved designating the Hospitality Discretionary account funding totaling \$164,850.00 for each district Council member as list below:

**Motion List for FY18:** Hospitality Tax discretionary account guidelines are as follows: (a) Establish a H-Tax discretionary account for each Council District; (b) Fund the account at the amount of \$164,850.00; (c) Council members will recommend Agencies to be funded by their allocation. Agencies and projects must meet all of the requirements in order to be eligible to receive H-Tax funds; (d) All Council recommendation for appropriations of allocations to Agencies after the beginning of the fiscal year will still be required to be taken back to Council for approval by the full Council prior to the commitment of funding. This would only require one vote.

Pursuant to Budget Memorandum 2017-1 each district Council member was approved \$164,850.00 to allocate funds to Hospitality Tax eligible organizations of their own discretion. As it relates to this request, Mr. Jackson’s H-Tax discretionary account breakdown and its potential impact is listed below:

Initial discretionary account funding	\$164,850
<hr/>	
Bojangles Holiday Basketball Tournament – Ridge View High School	\$15,000
Columbia City Ballet	\$15,000
Columbia Classical Ballet	\$15,000
Columbia Museum of Art	\$15,000
Edventure	\$25,000
SC Pro AM	\$15,000
SC Uplift Community Outreach	\$5,000
Sparkleberry Country Fair	\$25,000
<hr/>	
<b>Total</b>	<b>\$130,000</b>
<b>Remaining balance</b>	<b>\$34,850</b>

**C. Legislative / Chronological History**

- 2nd Reading of the Budget – May 25, 2017

**D. Alternatives**

1. Consider the request and approve the allocation.
2. Consider the request and do not approve the allocation.

**E. Final Recommendation**

Staff does not have a recommendation regarding this as it is a financial policy decision of County Council. The funding is available to cover the request. Staff will proceed as directed.

\$15,000  
\$25,000  
\$25,000  
\$15,000  
\$15,000  
\$15,000  
\$15,000



**REQUEST OF ACTION**

**Subject:** FY18 - District 1 Hospitality Tax Allocations

**A. Purpose**

County Council is being requested to approve a total allocation of **\$75,000** per the request of County Councilman Bill Malinowski.

**B. Background / Discussion**

For the current Fiscal Year (2018-2019), County Council approved designating the Hospitality Discretionary account funding totaling \$164,850.00 for each district Council member as list below:

**Motion List for FY18:** Hospitality Tax discretionary account guidelines are as follows: (a) Establish a H-Tax discretionary account for each Council District; (b) Fund the account at the amount of \$164,850.00; (c) Council members will recommend Agencies to be funded by their allocation. Agencies and projects must meet all of the requirements in order to be eligible to receive H-Tax funds; (d) All Council recommendation for appropriations of allocations to Agencies after the beginning of the fiscal year will still be required to be taken back to Council for approval by the full Council prior to the commitment of funding. This would only require one vote.

Pursuant to Budget Memorandum 2017-1 each district Council member was approved \$164,850.00 to allocate funds to Hospitality Tax eligible organizations of their own discretion. As it relates to this request, Mr. Malinowski’s H-Tax discretionary account breakdown and its potential impact is listed below:

Initial discretionary account funding	\$164,850
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SC Philharmonic	\$5,000
SC Special Olympics	\$10,000
Capital City Lake Murray Regional Tourism	\$20,000
White Rock Boxing Association	\$30,000
Dutch Fork High School Theater Booster Club	\$10,000
<b>Total</b>	<b>\$75,000</b>
<b>Remaining balance</b>	<b>\$89,850</b>

**C. Legislative / Chronological History**

- 2nd Reading of the Budget – May 25, 2017

**D. Alternatives**

1. Consider the request and approve the allocation.
2. Consider the request and do not approve the allocation.

**E. Final Recommendation**

Staff does not have a recommendation regarding this as it is a financial policy decision of County Council. The funding is available to cover the request. Staff will proceed as directed.

\$15,000  
\$25,000  
\$25,000  
\$15,000  
\$15,000  
\$15,000  
\$15,000



## **REQUEST OF ACTION**

**Subject:** FY18 - District 10 Hospitality Tax Allocations

### **A. Purpose**

County Council is being requested to approve an allocation of **\$81,500** in Hospitality Tax discretionary funding per Councilwoman Myers, Council District 10.

### **B. Background / Discussion**

Pursuant to Budget Memorandum 2017-1 each district Council member was approved \$164,850.00 to allocate funds to Hospitality Tax eligible organizations of their own discretion. As it relates to this request, District 10 H-Tax discretionary account breakdown and its potential impact is listed below:

<u>Initial discretionary account funding</u>	<u>\$164,850</u>
Kingville Historical Foundation	\$ 30,000
Lower Richland Sweet Potato	\$ 30,000
Gadsden Community Center Back-to-School Walk	\$ 10,000
Hope Academy (RISE)	\$ 10,000
Mt. Moriah Baptist Church 150 Day Celebration	\$ 500
Bluff Estates Community Organization Children's Day Out	\$ 1,000
<u><b>Total</b></u>	<u><b>\$ 81,500</b></u>
<u><b>Remaining balance</b></u>	<u><b>\$ 83,350</b></u>

### **C. Legislative / Chronological History**

- 2nd Reading of the Budget – May 25, 2017

### **D. Alternatives**

1. Consider the request and approve the allocation.
2. Consider the request and do not approve the allocation.

### **E. Final Recommendation**

Staff does not have a recommendation regarding this as it is a financial policy decision of County Council. The funding is available to cover the request. Staff will proceed as directed.



**REQUEST OF ACTION**

**Subject:** FY18 - District 5 Hospitality Tax Allocations

**A. Purpose**

County Council is being requested to approve a total allocation of **\$150,395** for District 5.

**B. Background / Discussion**

For the current Fiscal Year (2018-2019), County Council approved designating the Hospitality Discretionary account funding totaling \$164,850.00 for each district Council member as list below:

**Motion List for FY18:** Hospitality Tax discretionary account guidelines are as follows: (a) Establish a H-Tax discretionary account for each Council District; (b) Fund the account at the amount of \$164,850.00; (c) Council members will recommend Agencies to be funded by their allocation. Agencies and projects must meet all of the requirements in order to be eligible to receive H-Tax funds; (d) All Council recommendation for appropriations of allocations to Agencies after the beginning of the fiscal year will still be required to be taken back to Council for approval by the full Council prior to the commitment of funding. This would only require one vote.

Pursuant to Budget Memorandum 2017-1 each district Council member was approved \$164,850.00 to allocate funds to Hospitality Tax eligible organizations of their own discretion. As it relates to this request, District 5 H-Tax discretionary account breakdown and its potential impact is listed below:

<u>Initial discretionary account funding</u>	<u>\$164,850</u>
Special Olympics of South Carolina	\$ 7,895
Museum of Art	\$ 5,000
EdVenture Children’s Museum	\$ 3,000
Devine Street Merchants Association	\$ 5,000
Rosewood Merchants Association	\$ 5,000
Animal Mission of the Midlands	\$ 7,500
Columbia Music Festival	\$10,000
Edgewood Foundation	\$ 1,500
SC PRO AM	\$10,000
Five Points Association	\$30,000
Keep the Midlands Beautiful	\$30,000
New Economic Beginnings	\$ 5,000
Sustainable Midlands	\$ 7,500
Whaley Street Association	\$ 1,500
Jam Room Music Festival	\$ 7,500

701 Center for Contemporary Art	\$ 7,500
Historic Columbia	\$ 5,000
Historic Waverly Neighborhood Assoc.	\$ 1,500

<b>Total</b>	<b>\$150,395</b>
<b>Remaining balance</b>	<b>\$ 14,455</b>

**C. Legislative / Chronological History**

- 2nd Reading of the Budget – May 25, 2017

**D. Alternatives**

1. Consider the request and approve the allocation.
2. Consider the request and do not approve the allocation.

**E. Final Recommendation**

Staff does not have a recommendation regarding this as it is a financial policy decision of County Council. The funding is available to cover the request. Staff will proceed as directed.