



**JASPER COUNTY COUNCIL  
COUNCIL CHAMBERS  
DEC. 1, 2014  
MINUTES**

**5:30 P.M.**

**OFFICIALS PRESENT:** Chairwoman Barbara Clark, Vice Chairman L. Martin Sauls, IV, Councilman Henry Etheridge, Councilman Theodus Drayton, Councilman D. Thomas Johnson

**STAFF PRESENT:** Administrator Andrew Fulghum, Clerk to Council Judith Frank, Attorney Marvin Jones, Director of Administrative Services Ronnie Malphrus, Director of Emergency Services Wilbur Daley, Planning Director LeNolon Edge

In accordance with the Freedom of Information Act the electronic and print media were notified. During periods of discussion and/or presentations minutes are typically condensed and paraphrased.

**Call to Order-** Chairwoman Clark called the meeting to order at 5:35 p.m.

**Executive Session – Council Conference Room**

**Executive Session**

**Discussion of employment, appointment, compensation, promotion, demotion, discipline, or release of an employee, a student, or a person regulated by a public body or the appointment of a person to a public body; however, if an adversary hearing involving an employee or client is held, the employee or client has the right to demand that the hearing be conducted publicly nothing, contained in this item shall prevent the public body, in its discretion, from deleting the names of other employees or clients whose records are submitted for use at the hearing – Personnel Matters – Administrator and Discussion of matters relating to the proposed location, expansion, or the provision of services encouraging location or expansion of industries or other business in the area served by a public body – Camp Lake Jasper – Councilman Etheridge moved and Councilman Drayton seconded the motion to go into executive session for the Discussion of employment, appointment, compensation, promotion, demotion, discipline, or release of an employee, a student, or a person regulated by a public body or the appointment of a person to a public body; however, if an adversary hearing involving an employee or client is held, the employee or client has the right to demand that the hearing be conducted publicly nothing, contained in this item shall prevent the public body, in its discretion, from deleting the names of other employees or clients whose records are submitted for use at the hearing – Personnel Matters – Administrator and Discussion of matters relating to the proposed location, expansion, or the provision of services encouraging location or expansion of industries or other business in the area served by a public body – Camp Lake Jasper. The motion carried with all members present voting in favor.**

**Return to Open Session** – Vice Chairman Sauls moved and Councilman Etheridge seconded the motion to return to open session. The motion carried with all members present voting in favor.

**Chairwoman Clarks asked if there were any action as a result of executive session.**

Councilman Drayton moved and Vice Chairman Sauls seconded the motion to award the County Administrator, Andrew Fulghum, a onetime bonus in the amount of \$12,000 and the funds would come from the fund balance. The motion carried with all members present voting in favor.

**Pledge of Allegiance** – Councilman Drayton led the Pledge of Allegiance.

**Invocation** – Councilman Johnson offered the Invocation.

**Approval of Agenda** – Vice Chairman Sauls moved and Councilman Etheridge seconded the motion to approve the agenda. The motion carried with all members present voting in favor.

**Approval of the Minutes – 10/20/2014** – Councilman Drayton moved and Vice Chairman Sauls seconded the motion to approve the minutes of the 10/10/2014 meeting. The motion carried with all members present voting in favor.

#### **Presentation and Proclamations**

**Presentation to Mr. Lawrence Bowers** – Mr. Bowers was not present and this item was tabled until Mr. Bowers could be present.

#### **Ordinances**

**Andrew Fulghum – Public Hearing and 3<sup>rd</sup> Reading of the Ordinance to Approve the Hickory Hill Tract Development Agreement** – Mr. Fulghum explained that there were two readings and one public hearing held and tonight the 2<sup>nd</sup> public hearing would be held and he was requesting the 3<sup>rd</sup> reading of the ordinance. Mr. Fulghum said that the property involved is the Hickory Hill tract only and there was an error on Exhibit 3 which stated Snake Road Development Schedule and it should read Hickory Hill Development Schedule. Mr. Fulghum said the Council would need to make a motion to amend Exhibit 3 from Snake Road to Hickory Hill. Chairwoman Clark opened the public hearing. **Priscilla Frazier** asked where the property was located and in what direction was it expanding. Mr. Fulghum provided a property document showing the location of the 437.36 acres. Mr. Fulghum said 370 acres were highlands and 66 acres were wetlands. Ms. Frazier wanted to know how close the expansion would be to Hampton Point and Aston Chase. Ms. Frazier said expensive homes are being built in that area and the County was not looking at the safety or health of the people. Ms. Frazier said the landfill was leaking gas and someone needed to look into it. Mr. Edge said the landfill was about 8-10 miles from the new developments. Ms. Frazier said Chairwoman Clark did not want the racetrack and she fought it and it went away. Ms. Frazier said that landfills are dangerous to people's lives and the Council needed to consider if this was in the best interest of the citizens. Mr. Fulghum said he

could provide the public with a copy of legal description and survey of the property. Councilman Johnson said it is the same property and location where it is now and nothing new was being added. Mr. Johnson said Snake Road is not out of the landfill equation. **Barbara Bartoldus commented** that people have lost the entire value of their property due to the landfill and asked to see the location being considered. Mr. Fulghum responded that it is the same property that is a landfill now. Being no further comments, Chairwoman Clark closed the public hearing. Vice Chairman Sauls moved and Councilman Etheridge seconded the motion to amend Exhibit C to read Hickory Hill Development Schedule not Snake Road Development Schedule. The motion carried with all members present voting in favor. Vice Chairman Sauls motioned and Councilman Etheridge seconded the motion that this be the Public Hearing and 3<sup>rd</sup> Reading of the Ordinance to Approve the Hickory Hill Tract Development Agreement. The motion carried with all members present voting in favor. Councilman Etheridge commented that this agreement did not happen overnight and that the Council has been working on it for over two years.

**LeNolon Edge – 3<sup>rd</sup> Reading of the Ordinance to Amend the Jasper County Zoning Ordinance, as amended, to add conditions for certain North American Industry Classification System (NAICS) Sector 56 uses; to adopt Section 11:7.15, to amend section 11:17.16, and to adopt Section 11:7.17, Section 11.7.18, and Section 11:7.19** – Mr. Edge said after the Planning Commission reviewed the ordinance they requested that the department referenced in the ordinance be titled DHEC for clarification. Mr. Edge said this needed to be done to be consistent with the most recent Comprehensive Plan. Councilman Johnson moved and Councilman Etheridge seconded the motion to amend the ordinance to clarify that the department means DHEC. The motion carried with all members present voting in favor. Councilman Johnson moved and Councilman Drayton seconded the motion that this be the 3<sup>rd</sup> Reading of the Ordinance to Amend the Jasper County Zoning Ordinance, as amended, to add conditions for certain North American Industry Classification System (NAICS) Sector 56 uses; to adopt Section 11:7.15, to amend section 11:17.16, and to adopt Section 11:7.17, Section 11.7.18, and Section 11:7.19. The motion carried with all members present voting in favor.

**LeNolon Edge- Public Hearing and 2<sup>nd</sup> Reading of the Ordinance to Adopt the Jasper County Comprehensive Plan 2014 Update** – Mr. Edge explained that the Comprehensive Plan is on the County's website and available to the public in the Planning Dept. Mr. Edge said that the fire station location map and 2 tables with more current data have been added. Councilman Etheridge moved and Vice Chairman Sauls seconded the motion to approve the amendment of the Comprehensive Plan and to include the fire station location map and tables as presented. The motion carried with all members present voting in favor. Chairwoman Clark opened the public hearing. There were no comments. Chairwoman Clark closed the public hearing. Councilman Etheridge moved and Vice Chairman Sauls seconded the motion that this be the Public Hearing and 2<sup>nd</sup> Reading of the Ordinance to Adopt the Jasper County Comprehensive Plan 2014 Update. The motion carried with all members present voting in favor.

**Andrew Fulghum – 2<sup>nd</sup> Reading of the Ordinance regarding the Acceptance of a Portion of a Road at Point South** – Mr. Fulghum explained that in order to facilitate the construction of the spec building in Point South and the property owners are trying to move this project forward. Mr. Richardson said there have been several delays and Mr. Richardson requested that the Council have the public hearing and 3<sup>rd</sup> reading before the end of the year as the financing has been approved through the end of the year. Councilman Etheridge moved and Councilman Drayton seconded the motion that this be the 2<sup>nd</sup> Reading of the Ordinance regarding the Acceptance of a Portion of a Road at Point South. The motion carried with all members present voting in favor.

**Ronnie Malphrus – Public Hearing and 3<sup>rd</sup> Reading of the Ordinance authorizing a loan from the South Carolina Public Service Authority to Jasper County, South Carolina to finance the construction of an industrial building in the Cypress Ridge Business/Industrial Park for the economic development of Jasper County; authorizing the execution and delivery of an intergovernmental loan agreement between the South Carolina Public Service Authority and Jasper County and a promissory note from Jasper County to the South Carolina Public Service Authority related thereto; and other matters relating thereto** – Mr. Malphrus explained that Santee Cooper was going to loan the County \$850,000 to help construct a spec building at Cypress Ridge. Mr. Malphrus said the County also had a grant for \$350,000 to help with the project. Mr. Malphrus requested that the Council hold the public hearing but delay the 3<sup>rd</sup> reading. Chairwoman Clark opened the public hearing. **Pricilla Frazier** asked why the County is getting a loan to build a building that they have no one to go into the building. Chairwoman Clark responded that buildings are needed to attract businesses. Chairwoman Clark said the County has to do something and someone will come to occupy it. Ms. Frazier asked how long it takes to get a client. Councilman Etheridge responded that Commerce says that businesses will not come if there are no existing buildings. Councilman Etheridge said a shell building will be built so it can be customized to the client's needs. Councilman Etheridge said someone will be in that building within 3 years. Councilman Etheridge said Be Green and Daniel Defense both came to the County because there were existing buildings. Ms. Frazier asked why borrow \$850,000 to build it and she added that the Council always says they want people to come to the County , but they put down the school district and say they don't have workers due to the school system. Ms. Frazier said she could not see building buildings with no one to go in them. Councilman Drayton said the companies won't wait for buildings to be built. Ms. Frazier said she would be watching. Being no further comments, Chairwoman Clark closed the public hearing.

**Resolutions** – None.

**Old Business** – None.

#### **New Business**

**Dale Terry – Approval of Bids for Rock for the Roads** – Mr. Terry presented bids for rock for County's Roads and asked the Council to approve the low bid of \$150,750 from J.R. Wilson Construction. Councilman Etheridge moved and Vice Chairman Sauls seconded the motion to

approve the low bid from J. R. Wilson in the amount of \$150,750 for rock for the County's roads. The motion carried with all members present voting in favor.

**Andrew Fulghum – Acceptance of Grant Award from the SC Aeronautics Commission-** Mr. Fulghum discussed the new runway project and the total project cost of \$666,667 for the new runway design work. Mr. Fulghum told the Council that the County received a grant from the FAA in the amount of \$600,000 which the Council accepted and authorized a 5% grant in the amount of \$33,334 for local match for the work. Mr. Fulghum said the SC Aeronautics Commission has offered the remaining 5% as a state grant and the Council needs to accept this grant. Mr. Fulghum also requested the Council authorize him to execute any paperwork necessary to accept and administer the grant. Councilman Etheridge moved and Vice Chairman Sauls seconded the motion to accept the 5% grant from the SC Aeronautics Commission and to authorize Mr. Fulghum to execute any paperwork necessary to accept and administer the grant. The motion carried with all members present voting in favor.

**Committee Reports – Councilman Johnson** said he attended a lunch hosted by Dale Terry. **Vice Chairman Sauls** reported that he attended the meeting of the Maritime Commission and the Port is progressing. Vice Chairman Sauls also provided an update of the Chamber of Commerce events. **Councilman Etheridge** said he also attended the lunch hosted by Mr. Terry and the meeting with Senator Scott. Councilman Etheridge said that Yancy McGill visited all the Senior Centers across the state. Councilman Etheridge said he met with Mr. Havlacheck regarding fire coverage and the ISO. Councilman Etheridge added that Wilbur Daley gave a very good presentation. **Chairwoman Clark** recognized Pastor Young for attending the feed the hungry event and they feed over 200 people. Chairwoman Clark said she was happy to see the Sun City residents involved and she added that the Sun City residents are always involved for doing good things for the communities. Chairwoman Clark also recognized Randy Horton who passed out over 600 meals to the needy and she thanked the people who helped prepare and deliver the meals. Chairwoman Clark commented that she would like to see more of this type of thing happening in Jasper County.

**Administrator's Report** – Mr. Fulghum said that he spoke with Mr. Hightower regarding his concerns about the Hickory Hill Landfill Development Agreement.

**Open Floor to the Public- Per ordinance 08-17 any citizen of the County may sign to speak before the Council on matters pertaining to County Services and Operations. Presentations will be limited to three (3) minutes and total public input will be limited to 30 minutes –** Chairwoman Clark opened the floor to the public. **Horace Newton** inquired about the millage and Mr. Malphrus said he would explain it to him after the meeting. Mr. Nelson also discussed Ohio Gratings and his work history and complaints about Ohio Gratings. Chairwoman Clark told Mr. Nelson that the Council has no control over Ohio Gratings. Chairwoman Clark asked Mr. Etheridge to meet with Mr. Nelson after the meeting.

**Adjourn** – Vice Chairman Sauls moved and Councilman Johnson seconded the motion to adjourn the meeting. The motion carried with all members present voting in favor.

The meeting ended at 8:05 p.m.

Respectfully Submitted by:

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Judith M. Frank, ccc  
Clerk to Council

Approved by:

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Barbara B. Clark  
Chairman