



**JASPER COUNTY COUNCIL  
COUNCIL CHAMBERS  
November 5, 2018  
MINUTES**

**Officials Present:** Chairman D. Thomas Johnson, Councilman L. Martin Sauls, IV, Councilman Henry Etheridge and Councilman Greg Altizer.

**Call to Order:** Chairman Johnson called the meeting to order at 4:30 P.M.

**Executive Session:** Councilman Etheridge moved and Councilman Altizer seconded the motion to go into Executive Session. Motion passes with all members present voting.

(a) A public body may hold a meeting closed to the public for one or more of the following reasons:

(2) Discussion of negotiations incident to proposed contract arrangements and proposed purchase or sale of property, the receipt of legal advice where the legal advice related to a pending, threatened, or potential claim or other matters covered by the attorney-client privilege, settlement of legal claims, or the position of the public agency in other adversary situations involving the assertion against the agency of a claim – Section 30-4-70(a)(2) – Fire Services, Jasper Ocean Terminal (JOT), Helen Dills – Pittman, JARM, ADP, SCDOT

(5) Discussion of matters relating to the proposed location, expansion, or the provision of services encouraging location or expansion of industries or other businesses in the area served by a public body -- Section 30-4-70(a)(5) – Prospect Update

**Return to Open Session:** Councilman Altizer moved and Councilman Etheridge seconded the motion to return to Open Session. Motion passes with all members present voting.

Councilman Etheridge moved and Councilman Altizer seconded the motion to give notice to Hardeeville of Jasper County's intent not to renew and resume the protection of Hardeeville Rural and Cherry Point Fire District areas thanking the City for it's working with the County at this point and to authorize the Administration to move forward with appropriate measures to take over the Fire Services, including the orderly termination of existing contracts and exercising the existing options on the Stiney Road and Mead Road Properties, and to proceed to closing in due course. Funding of the acquisitions are to be funded initially out of the County Reserve Funds, but not eliminating the possibility of further discussion with City of Hardeeville. Motion passes with all members present voting.

**Staff Present:** Administrator Andrew Fulghum, Attorney David Tedder, Director of Administrative Services Kim Burgess, Director of Planning and Building Lisa Wagner, Bonnie Lawson, Coordinator of Planning and Zoning, Fire Chief Frank Edwards and Jasper County Firefighters

**Pledge of Allegiance:** Councilman Sauls led the Pledge of Allegiance.

**Invocation:** Councilman Altizer gave the invocation.

**Approval of the Agenda:** Councilman Sauls moved and Councilman Etheridge seconded the approval of the Agenda. Motion passes with all members present voting.

**Approval of the Minutes:** Councilman Sauls moved and Councilman Etheridge seconded the deferring of the January 16, 2018 Minutes and the approval of the Minutes for September 4, 2018; May 7, 2018; April 2, 2018; January 2, 2018; December 21, 2017 and December 4, 2017, with changes as needed for correction purposes. Motion passes with all members present voting.

### **Presentations and Proclamations**

**Fire Chief Frank Edwards** recognized Firefighter/EMT Gene Sickler; Blake Jernigan, Allison Brendlen, Jeff Jobczynski, Bernard Washington and Firefighter/Paramedic Andrew Butler, Zachary Rowe certificates of gratitude saying that they and Firefighter David Watts, who is not here tonight, responded with Hardeeville, Ridgeland and Levy Fire Department personnel with three tankers, one from the County, one from Ridgeland and one from Levy, to assist Horry County with Fire protection during the aftermath of Hurricane Florence. The tankers were used to provide supplement water supply when their water was down and/or flooded out. Firefighter/EMT Brian Barton helped putting it all together coordinating with all Departments and he kept in constant contact with them from here. Battalion Chief Clay Lucas was recognized for deployment with an incident Management Team to Horry County to assist the Fire Department with managing the incident and command needs. Council expressed thanks to those who served.

**Sandy Steele** gives the SouthernCarolina Alliance quarterly report. Compared the full year of 2017, having 12 announcements; \$168,050,000; 308 jobs and 4 expansions, with January through October 17<sup>th</sup>, 2018, having 9 announcements; \$160,600,000; 604 jobs and 3 expansions.

### **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 thirty minutes.**

Debora Butler reports that the residents have not heard anything since their last meeting with the County Officials regarding Church Road clean-up of abandoned cars, mobile homes etcetera. The community is committed, still want to work as group with the County and hopeful that the Council will enforce rules in place and maybe consider that the rules are not strong enough and should be revisited. She thanked Council and returned to her seat.

Dennis Beach offered his services as a volunteer and thanked Mr. Fulghum and Ms. Wagner for working on the ongoing problem on Church Road suggesting an overlay district be put in place.

Chairman Johnson having offered ample opportunity for public comment, declares the public hearing closed and returns to the Agenda.

**Resolutions:** None

**Ordinances:**

**Lisa Wagner - Third Reading of an Ordinance to adopt Jasper's Journey, a Comprehensive Master Plan for Jasper County, dated 2018, along with the Future Land Use Map and all Appendices, as the required ten year update of the County's Comprehensive Plan, consistent with requirements of South Carolina Local Government Comprehensive Planning Enabling Act of 1994.** She mentioned the few revisions made based on the Council comments at the last Reading. Councilman Etheridge moved and Councilman Altizer seconds the Motion approving the Third Reading of the Ordinance to adopt Jasper's Journey, a Comprehensive Master Plan for Jasper County, dated 2018, along with the Future Land Use Map and all Appendices, as the required ten year update of the County's Comprehensive Plan, consistent with requirements of South Carolina Local Government Comprehensive Planning Enabling Act of 1994, as presented. The Motion passes with all Councilmembers present voting.

**Lisa Wagner – Public Hearing and Second Reading of an Ordinance to amend the Official Zoning Map of Jasper County so as to transfer a property bearing Jasper County Tax Map Numbers 080-00-03-109, known as Lot 4 Riverwalk from the General Commercial Zone to the Mixed Business Zone on the Jasper County Official Zoning Map.**

Chairman Johnson having offered ample opportunity for public comment in this matter, declares the public hearing closed and returns to the Agenda.

Councilman Altizer moved and Councilman Sauls seconds the Motion in favor of the Public Hearing and Second Reading of an Ordinance to amend the Official Zoning Map of Jasper County so as to transfer a property bearing Jasper County Tax Map Numbers 080-00-03-109 from the General Commercial Zone to the Mixed Business Zone on the Jasper County Official Zoning Map, as presented. The Motion passes with all Councilmembers present voting.

**Lisa Wagner – 1st Reading of an Ordinance to Amend the Official Zoning Map of Jasper County so as to transfer a property bearing Jasper County Tax Map Number 050-00-04-011 located along Langfordville Road and Gillison Branch Road from the Rural Preservation Zone to the Resource Extraction Zone on the Jasper County Official Zoning Map.** After hearing the Staff report from Director Lisa Wagner and the Planning Commission recommendation of denial of the rezoning request Councilman Etheridge moved and Councilman Sauls seconds the Motion to deny the First Reading of the Ordinance to Amend the Official Zoning Map of Jasper County so as to transfer a property bearing Jasper County Tax Map Number 050-00-04-011 located along Langfordville Road and Gillison Branch Road from the Rural Preservation Zone to the Resource Extraction Zone on the Jasper County Official Zoning Map as presented. The Motion to deny the rezoning request passes with all Councilmembers present voting.

**Andrew Fulghum & Sandy Steele – 2nd Reading of an Ordinance Authorizing St. Peters Parish/Jasper County Public Facilities Corporation to proceed with a loan from South Carolina Public Service Authority for the purpose of financing an Industrial Building in the Cypress Ridge Industrial Park; Providing for conveyance for Real Property to St. Peters Parish/Jasper County Public Facilities Corporation for the location of an Industrial Building in the Cypress Ridge Industrial Park; and other matters relating thereto.** Councilman Etheridge moved and Councilman Sauls seconds the Motion in favor of the 2nd Reading of an Ordinance Authorizing St. Peters Parish/Jasper County Public Facilities Corporation to proceed with a loan from South Carolina Public Service Authority for the purpose of financing an Industrial Building in the Cypress

Ridge Industrial Park; Providing for conveyance for Real Property to St. Peters Parish/Jasper County Public Facilities Corporation for the location of an Industrial Building in the Cypress Ridge Industrial Park; And other matters relating thereto as presented. The Motion passes with all Councilmembers present voting.

**New Business:**

**Kimberly Burgess – Presentation of Bids – Parks and Recreation Project in Robertville putting in two restrooms and in Grays adding one restroom and addon to Shelter** seeking approval for restrooms and picnic shelter addon with \$195,200 being paid from a grant and \$9,000 - \$15,000 being paid out of either the Parks and Recreation Department or from the Capital Improvement budget line item. We are looking at putting picnic shelters at Robertville next year from the Parks and Recreation Department line item. Councilman Sauls moved and Councilman Altizer seconds the Motion in favor of the recommendation as presented. The Motion passes with all Councilmembers present voting.

**Kimberly Burgess – Presentation of Bids – Sgt. Jasper Park Restrooms** giving update two bids received were higher than the current funds available. Staff is looking at alternative funding sources and requests that this matter be deferred to the November 19<sup>th</sup>, meeting, in hopes that a presentation of the bids and a recommendation of the bid can be offered at that time.

**Kimberly Burgess presents for Nicole Holt – Consideration of Automatic Data Processing (ADA) Contract for Payroll and Human Resources Software.** If approved the goal is to have this implemented for the first payroll in January 2019. The one time implementation fee is \$12,100, and the first three years would cost about \$52,000. We feel that this new software would actually improve the efficiency of the payroll processing. Currently a Human Resources person spends 40 to 50 hours during each payroll period simply inputting this data which would be much more efficient with this ADA software. It would file all of the necessary quarterly payroll taxes for us and would relieve some of the liability from us to the payroll processor. **Seeking approval of the Contract for the remainder of this year and three successive years and the money is in the budget so no additional funds are required.** Councilman Etheridge moved and Councilman Altizer seconds the Motion in favor of the recommendation as presented. The Motion passes with all Councilmembers present voting.

**Kimberly Burgess – Professional Services Proposal – Inspection & Testing Services for Spec Bldg. #4** Carlisle and Associates received about seven bids. The low bid was disqualified because it was missing some of the tests that Carlisle and the State requires. After review of all of the bids Carlisle recommends awarding the bid to GHD, although they are not the lowest bid. He did an evaluation per cost per test and they came in the lowest in that regard. It appeared they knew the subject and they worked on the prior Spec buildings and they know the area and what testing needs to be done and there is only a couple of hundred dollars between the two. Seeking approval to move forward with the proposal to GHD for the inspection and testing services, which as Ms. Steele mentioned it has to be a separate contract. Councilman Sauls moved and Councilman Etheridge seconds the Motion in favor of the request to move forward with the proposal to GHD for the inspection and testing services on Spec Building #4. The Motion passes with all Councilmembers present voting.

**Lisa Wagner – Professional Services Proposal – Survey Services – Stiney/Church Road Neighborhood Revitalization Plan** a Jurisdictional Determination letter is required by the Army Corps of Engineers in order to clear this project for construction. **Staff respectfully seeks approval for the Administrator to enter into a contract with TGS Land Surveying not to exceed \$3,600 for a wetlands survey to satisfy the requirement of a jurisdictional survey letter requirement.** Councilman Sauls moved and Councilman

Altizer seconds the Motion approving the Administrator to enter into a contract with TGS Land Surveying not to exceed \$3,600 for a wetlands survey required by the Army Corps of Engineers in progression of the Stiney/Church Road Neighborhood Revitalization Plan. The Motion passes with all Councilmembers present voting.

**Old Business:**

**Councilman Etheridge, Recommendation from Tillman – Wagon Branch Recreation Center Naming Committee.** A letter requesting the renaming of this Center was received in July. As required an Ad Hoc Committee was formed to study this. Ms. Hubert Tyler’s mother started serving lunches to children under the oak trees out there. Mr. Hubert Tyler, Mr. Theo Drayton and Mr. Isaiah Toomer built this building. The building was turned over to Jasper County as the Wagon Branch Community Center. Ms. Tyler and the community would like this building renamed after Mr. Tyler, Mr. Drayton and Mr. Toomer. Starting soon the building will be used for tutoring of Japer County Public School students among all of the other activities taking place in this Community Center.

The members of this Committee are Ms. Barbara Clark, Mr. Greg Altizer, Ms. Louvenia Youmans, Ms. Jesse Tyler and Mr. Henry Etheridge. At that meeting Ms. Clark moved and Mr. Altizer seconded the motion to present to the Jasper County Council the desire of the Ad Hoc Committee to rename the Wagon Branch Community Center to the Jasper County Tyler – Toomer – Drayton Community Center. The motion passed unanimously. Councilman Etheridge seeks approval of the renaming as presented adding that Ms. Tyler will donate the funds needed for the new sign.

Councilman Sauls moved and Councilman Altizer seconds the Motion as presented. The Motion passes with all Councilmembers present voting.

**Council Member Comments:**

Councilman Sauls attended the SouthernCarolina Alliance Board Meeting in Denmark. He and the Governor, his staff, Delegation members, County and Town Council and Staff attended TYCO’s Celebration announcing their contract with UPS of electric and gas combination trucks and he also attended the State of the Region address by the Governor and Tim Scott. He also attended the Justin Baker Scholarship Golf Tournament at Congaree that was fantastic. All of those guys out there are just incredible what they have done to invest in our community and to create something so special on a very special piece of property. They have done a phenomenal job preserving history and taking it to another level. Thanking them for their support as The Chamber raised money for scholarship to a graduating senior from each of our public high schools. On November 12<sup>th</sup> we will have a Ribbon cutting at Coastal Carolina Stand-Alone ER on Highway 170; we are excited about that and what that resource will bring as far as quality health care and November 15<sup>th</sup> at the Farmer’s Market the big Annual Oyster Roast. Don’t forget to vote tomorrow.

Council Altizer attended the Ribbon Cutting for the new addition to the Morris Center. It was packed out and everybody had a wonderful time. He attended the Hardeeville City Council Meeting last week. He was happy that they made a November first every year David Lassiter Day and November second every year Jerome Dinkins Day. He attended the open house of Polaris and was very much impressed with their building and staff. He also commends Patsye Green, Register of Deeds for the Garage Sale in the Parking Lot Saturday as they raised good funds for the Relay for Life.

Councilman Etheridge took a little vacation last week but we had the Ad Hoc Committee meeting the week before and he thanked the City of Hardeeville for allowing the Committee to meet at the Police Station. He can't say enough about the Cypress Ridge Park they have between 350-400 employees right now and if you know anybody looking for a job they are hiring, Be Green, TYCO and Coco-Cola. He also went to the Grand Opening of the Charter School Polaris Tech; they are committed to bringing kids to the next level of education in Jasper County. It is high-tech and they are going to teach people what they want to learn in the manner they want to learn it.

Councilman Johnson said most of his meetings involved Mr. Fulghum and Fire Chief Edwards. He chose to attend and speak at a meeting at the Hardeeville Town Hall with young people who have a zeal and want to learn more about the origin and history of the Port rather than go to Denmark for the SCA meeting. He commends the Mayor of Hardeeville for having the Port Meeting to enlighten the younger generation of the history of the Port.

**Administrator's Report:** News report widening of I-95 for 33 miles through Jasper County. He believes it would be appropriate for the County to write a support and thank you letter to the Commissioner supporting him in that as he continues forward, if I may write that on your behalf. Secondly, other than the information supplied in my report, I would like Ms. Wagner to update you on commercial activity specifically permitting being processed in her office.

Ms. Wagner said we have been very busy in the Planning and Building Department. Currently under construction we have Dunkin Donuts and the Sherman Williams project that is 6,000 square feet and both business' are under one roof, with two separate store fronts, at Highway 170 by the Burger King. A 16,500 square foot building is being constructed as a multi-tenant building in front of the Walmart. They will have leases available for spaces by Christmas. Jaguar Peacock Auto Mall is renovating the front of their building. Pro-Disposal is building on Pearlstein Drive a 14,400 square foot building that is enclosed on three sides and the back will be open for recycling. Okatie Storage on Stockade Drive is building a 61,396 square foot self-storage with climate control. Specialty Flooring, in Hazzard Creek Village is putting up two buildings on their site, a 4,000 square foot warehouse, which is nearly complete and a 9,600 square foot show room with offices, that building is halfway complete. J & G Concrete on Pearlstein Drive an 8,000 square foot building with a masonry fence around the perimeter to secure equipment. The fence is halfway complete the construction of the building is just beginning. Lot 4 Riverwalk at the intersection of Highway 170 and Schinger Avenue, you saw the rezoning on that tonight, they pulled a permit and that site plan was approved for a 30,000 square foot building that is three separate buildings. They are under construction now with an 8,400 square foot building. Site Plans for review for Land Development permits, these are not permitted for construction but they are in process for their Land Development Permit. Carolina Morning Firewood located at the Low Country Commerce Park proposes to build an 8,000 square foot building for wood processing. Circle-K at the intersection of Highway 170 and Argent Boulevard is completely redeveloping their site. They will demolish the store that is there. They will build a new store which is 5,000 square feet with all new site improvements including parking, landscaping, new fuel tanks and gas canopy. The ACE Hardware, the by the Pet Smart in the New River Center a 14,000 square foot retail store. CVS Pharmacy at New River Center on the corner of Mark Cummings Road and Highway 278 a 13,000 square foot store. Red Oaks Commercial Plaza Lots A and B, the first 2 lots as you turn in off of Highway 170, a 22,000 square foot multitenant building up to twelve units and the Jasper County Spec Building #4 with 50,000 square feet being reviewed as well for storm water to make certain everything is built in accordance with our Ordinance. So that will be money into the tax base is we can get them all permitted and built.

**Adjourn:**

Councilman Altizer moved and Councilman Sauls seconds the Motion to adjourn. The Motion passes with all Councilmembers present voting.

**Meeting adjourned at approximately 8:00 P.M.**

Respectfully submitted:

Approved:

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Bonnie Lawson  
Acting Clerk to Council

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D. Thomas Johnson, Jr.  
Chairman