



DUE TO THE COVID-19 CONSIDERATIONS, Council Chambers is open with limited accessibility. Council Meetings and Public Meetings are open to public 20% capacity of Council Chambers. All guests will practice physical distancing as recommended.

Citizens are encouraged to watch the meetings from home.

Watch Live via YouTube at:

[https://www.youtube.com/channel/UCBmloqX05cKAsHm\\_ggXCjIA](https://www.youtube.com/channel/UCBmloqX05cKAsHm_ggXCjIA)

To Participate in Public Comment, please email to [comments@jaspercountysc.gov](mailto:comments@jaspercountysc.gov) and or mail to Attn: Clerk to Council P.O. Box 1149 Ridgeland, SC 29936. To be called for public Comment, please email at the mentioned email address. **\*Public Comments must be submitted by Monday, May 2, 2022, at 1:00pm.\***

To participate in a **Public Hearing**, you may either email to [comments@jaspercountysc.gov](mailto:comments@jaspercountysc.gov) or request via email or phone by **1:00pm on Monday, May 2, 2022**, to speak via telephone at the Virtual Council Meeting.

Instructions may also be found at the Jasper County website [www.jaspercountysc.gov](http://www.jaspercountysc.gov)

FOR MORE INFORMATION, PLEASE CALL (843) 717-3696



JASPER COUNTY COUNCIL  
**Workshop and  
COUNCIL MEETING**

Jasper County Clementa C. Pinckney Government Bldg  
358 3<sup>rd</sup> Avenue Ridgeland, SC 29936

May 2, 2022  
AGENDA

**4:00PM Budget Workshop**

1. Bob Elliott - SCNRS Program
2. Tedd Moyd - Jasper United
3. Deborah Walsh - Board of Disabilities
4. Taylor Malphrus - Jasper / Ridgeland Youth Baseball
5. Cindy Abernathy - Jasper Animal Rescue Mission
6. Sheriff Hipp - Sheriff's Department

**5:00PM**

**I. Call to Order by Chairperson**

*Clerk's Report of Compliance with the Freedom of Information Act.*

*\*\*In compliance with the Freedom of Information Act, notice of meetings and agendas were posted and furnished to all news media and persons requesting notification\*\**

**II. Executive Session SECTION 30-4-70.**

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

- (1) 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 - [Engineering Services](#)**
- (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 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 - [Opioid Litigation; Election Matters; Professional Services MB KAHN; Exit 3; Election Matters](#)**
- (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 - [Project Silverman; Jasper Ocean Terminal \(JOT\); Prospect Update; Chelsea South; CSP Development; Project Crab](#)**

ANY EXECUTIVE SESSION MATTER ON WHICH DISCUSSION HAS NOT BEEN COMPLETED MAY HAVE DISCUSSION SUSPENDED FOR PURPOSES OF BEGINNING THE OPEN SESSION AT ITS SCHEDULED TIME, AND COUNCIL MAY RETURN TO EXECUTIVE SESSION DISCUSSION AFTER THE CONCLUSION OF THE OPEN SESSION AGENDA ITEMS. **PLEASE BE ADVISED THERE MAY BE VOTES BASED ON ITEMS FROM EXECUTIVE SESSION.**

## **6:00 P.M.**

- III. Return to Open Session
- IV. Pledge of Allegiance
- V. Invocation
- VI. Approval of Agenda
- VII. Approval of the minutes 03.07.2022 and 03.14.2022:
- VIII. Presentation and Proclamations: None
- IX. Open Floor to the Public per Ordinance 08-17– Any citizen of the County may sign to speak in person at the Council Meeting (before the Council Meeting’s 6PM start time on the Sign In Sheet on the Podium), to address Council on matters pertaining to County Services and Operations. Presentations will be limited to three (3) minutes per person and total public input will be limited to 30 minutes.  
*Due to Seating Limitations at the Council Meeting, you may also submit your **Public Comments** via email to [comments@jaspercountysc.gov](mailto:comments@jaspercountysc.gov) or via US Mail at Attention: Clerk to Council P.O. Box 1149 Ridgeland, SC 29936. If you would like to be contacted by phone during Open Floor public comments, please email your name, address and phone number to the email address listed above by 1PM on the date of the meeting.*
- X. Resolutions:
  - A: **Kimberly Burgess** - Resolution #R-2022-07 electing the standard allowance for lost revenues under the American Rescue Plan.
- XI. Ordinances:
  - A: **Kimberly Burgess** – **Public hearing and 2<sup>nd</sup> Reading** of a Bond Ordinance #O-2022-08 providing for the Issuance and Sale of a Jasper County, South Carolina, Hospitality and Accommodations Fee Revenue Bond (Airport Capital Improvement Projects), Series 2022 in the principal amount of not to exceed \$5,000,000; To prescribe the Purposes for which the Proceeds shall be expended; To provide for the Payment thereof; and Other Matters Relating Thereto.
  - B: **Lisa Wagner** – **Public hearing and 2<sup>nd</sup> Reading** of Ordinance #O-2022-09 to amend the Center Point Planned Development District to add two tracts of land consisting of approximately 57.75 acres, bearing Jasper County Tax Map Numbers 081-00-03-030 and 081-00-03-031, to make certain text amendments, concept plan revisions, and matters related Thereto.

**C: Lawrence Flynn – Public hearing and 2<sup>nd</sup> Reading** of Ordinance #[O-2022-10](#) to amend the Center Point Development Agreement pursuant to the South Carolina Local Government Development Agreement Act by making provisions to include additional tracts of land, extending the term and matters related thereto Article IV, Title 20 of the Code of Ordinances of Jasper County, and authorizing the Chairman of Jasper County Council to execute said Development Agreement as amended.

**D: David Tedder – Public Hearing and 3<sup>rd</sup> Reading** of Ordinance # [O-2022-05](#) Authorizing the execution and delivery of a Fee In Lieu Of Tax and Incentive Agreement By and Between Jasper County, South Carolina (The “County”), SL Hardeeville Industrial Park, LLC, acting for Itself, One Or More Affiliates, and/or Other Project Sponsors (Collectively, The “Company”), whereby The County will enter into a Fee-In-Lieu Of Ad Valorem Tax Agreement with The Company and providing for payment by The Company of Certain Fee-In-Lieu of Ad Valorem Taxes; providing for such Special Source Revenue Credits in connection with such Agreement; providing for allocation of such Fees-In-Lieu of Taxes payable under The Agreement for the establishment of a Multi-County Industrial/Business Park; providing for the establishment and/or expansion of certain facilities in The County (The “Project”) in a Multi-County Industrial/Business Park; the Benefits of a Multi-County Industrial Or Business Park to be made available to The Company and The Project; and Other Matters Relating Thereto (Project Silverman).

**E: Lisa Wagner –Public Hearing and 3<sup>rd</sup> Reading** of Ordinance # [O-2022-03](#) to adopt Planned Development District Zoning for two tracts of land consisting of approximately 226.94 acres, bearing Jasper County Tax Map Numbers 041-00-02-010 and 041-00-02-012 and known as 95 Logistics Center (formerly Project Silverman).

**F: David Tedder – Public Hearing and 3<sup>rd</sup> Reading** of Ordinance # [O-2022-04](#) approving a Development Agreement for 95 Logistics Center (formerly Project Silverman) pursuant to the South Carolina Local Government Development Agreement Act and Article IV, Title 20 of the Code of Ordinances of Jasper County and authorizing the Chairman of Jasper County Council to execute said Development Agreement.

**G: Lisa Wagner – Consideration of 1<sup>st</sup> Reading** of an Ordinance to adopt Planned Development District (PDD) Zoning for a tract of land consisting of approximately 291.7 acres, bearing Jasper County Tax Map Number 081-00-02-008, located along Snake Road, northwest of the intersection of Snake Road and Highway 170, and known as Chelsea South PDD.

**H: David Tedder – Consideration of 1<sup>st</sup> Reading** of an Ordinance approving a Development Agreement for Chelsea Plantation LLC pursuant to the South Carolina Local Government Development Agreement Act and Article IV, Title 20 of the Code of Ordinances of Jasper County and authorizing the Chairman of Jasper County Council to execute said Development Agreement.

**I: Lisa Wagner – Consideration of 1<sup>st</sup> Reading** of an Ordinance to adopt Planned Development District (PDD) Zoning for a tract of land consisting of approximately 38.84 acres, bearing Jasper County Tax Map Number 041-00-03-030, located along

Highway 278, approximately 2 miles east of I-95, Exit 8, and known as CSP Development PDD.

**J: David Tedder** - Consideration of **1<sup>st</sup> Reading** of an Ordinance approving a Development Agreement for (CSP) Conduit Street Partners Development pursuant to the South Carolina Local Government Development Agreement Act and Article IV, Title 20 of the Code of Ordinances of Jasper County and authorizing the Chairman of Jasper County Council to execute said Development Agreement.

**K: Lisa Wagner** - Consideration of **1<sup>st</sup> Reading** of an Ordinance to amend the Official Zoning Map of Jasper County so as to transfer a property located at 11964 Speedway Boulevard, bearing Jasper County Tax Map Number 040-00-02-008 from the Community Commercial Zone and the Rural Preservation Zone to the General Commercial Zone on the Jasper County Official Zoning Map.

**L: Lisa Wagner** - Consideration of **1<sup>st</sup> Reading** of an Ordinance to amend the Official Zoning Map of Jasper County so as to transfer two (2) properties located along Church Road, bearing Jasper County Tax Map Numbers 029-39-07-014 and 029-39-07-015 from the Residential Zone to the Community Commercial Zone on the Jasper County Official Zoning Map.

**XII. New Business:**

**A: Danny Lucas** - Ridgeland - Claude Dean Airport Aviation Fuels RFP

**B: Andrew Fulghum** - IGA between Jasper County and the Town of Ridgeland - Town of Ridgeland Well Number 3 Improvements Project

**C: Andrew Fulghum** - Professional Services Proposal - Initial Capital Plan

**D: Danny Lucas** - Consideration of CDBG Grant Priorities Needs Assessment

**XIII. Old Business: None**

**XIV. Council Members Comments**

**XV. Administrator's Report**

**XVI. Possible Return to Executive Session to Continue Discussion on Matters Regarding Agenda Item II.**

**XVII. Adjourn**

**\*Council may act on any item appearing on the agenda including items discussed in executive session.**

In accordance with South Carolina Code of Laws, 1976, Section 30-4-80(d), as amended, notification of the meeting was posted on the County Council Building at a publicly accessible place and on the county website at least 24 hours prior to the meeting. A copy of the agenda was given to the local news media and posted at the meeting location twenty-four hours prior to the meeting.

***Special Accommodations Available Upon Request to Individuals with Disabilities***

***(843) 717-3696***

**Agenda - 05.02.2022**