



**YORK COUNTY  
COUNTY COUNCIL**



**MINUTES • OCTOBER 17, 2016**

**FINAL**

**County Council Meeting**

**Agricultural Building  
Council Chambers**

**6:00 PM**

**6 S. Congress Street, York, SC 29745**

District 1 Michael Johnson: Present, District 2 Bruce Henderson: Present, District 3 Robert Winkler: Present, District 4 William "Bump" Roddey: Present, District 5 Christi Cox: Present, Council Chairman District 6 Britt Blackwell: Present, District 7 Chad Williams: Present.

**Notice of Meeting**

Notice of the meeting was forwarded to members of Council, the news media, to staff, to the York County Library and all branches, to citizens requesting notification and posted to the county's web page.

**Oath of Office for newly appointed Board and Commission Members**

**Appearances**

(6:01pm) Betty Rankin, 2600 William Lytle Place, Rock Hill, SC addressed Council regarding her appreciation of the conservation easement on her property funded by County Council. However, Ms. Rankin requested Council stand by the original Dave Lyle Small Area Plan and not extend the USB in the Dave Lyle Boulevard area.

(6:10pm) Richard Garrison, 2649 Sturgis Road, Rock Hill, SC addressed Council regarding his opposition to the USB extension in the Dave Lyle Boulevard area.

(6:16pm) David LaBoon, 11312 Chipwood Lane, Rock Hill, SC addressed Council regarding his opposition to the USB extension in the Dave Lyle Boulevard area.

(6:24pm) Dennis Merrell, 1011 White Horse Road, Rock Hill, SC addressed Council regarding his opposition to the USB extension in the Dave Lyle Boulevard area.

(6:31pm) Kim Oxendine, 2550 Neely Store, Road, Rock Hill, SC addressed Council regarding her opposition to the USB extension in the Dave Lyle Boulevard area.

Emmet Edwards address Council regarding the USB extension DID NOT APPEAR

Jake Hicklin to address Council regarding the USB extension. DID NOT APPEAR

**Public Forum Session (limited to thirty (30) minutes, two (2) minutes per person)**

(6:35pm) Ronnie Taylor, 1411 Lincoln Road, York, SC addressed Council regarding his concerns with not being able to use the Agriculture Building parking lot to line the Veteran's Association for the York County Veteran's Day Parade on November 12 without purchasing liability insurance.

**Public Hearing(s)**

1. Public Hearing

The following individuals spoke in favor of the proposed rezoning:

(6:39pm) Bill Hargrove, 249 Blue Herron Drive, Rock Hill, SC addressed Council regarding his support for the proposed rezoning.

There being no one else interested in speaking for or against the proposed motion was made by Council member William "Bump" Roddey and seconded by Council member Christi Cox to close the public hearing.

<b>ALLOWED [Unanimous]</b>	
<b>MOVANT:</b>	William "Bump" Roddey
<b>SECOND:</b>	Christi Cox
<b>AYES:</b>	Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

Rezoning Action: Consider Second Reading and Public Hearing:

Case #	16-18
Tax Map #	5080000021
Zoning Request:	To rezone from PD to RUD-I
Acres:	+/- 39.18 acres
Council District:	Four (4) William "Bump" Roddey
Applicant:	Har-Lee, LLC
Owner:	Audrey H. Branch
Location:	Hwy 322 & Zinker Road in the Rock Hill community
Planning and Development Staff:	APPROVAL
Planning Commission:	APPROVAL (7-0) (Hargrove (6) Recusal)
Planning Commission Date:	September 12, 2016

Staff Recommendation: Approval

Based on the information prepared by staff outlined within this Planning Commission report, staff recommends Approval based on the following considerations and findings:

1. The proposed rezoning is consistent with the Comprehensive Plan
2. The proposed rezoning is consistent with the character of the community

(6:39pm)

**APPROVED [Unanimous]**

**MOVANT:** William "Bump" Roddey

**SECOND:** Christi Cox

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

**Old Business**

**New Business**

1. Council to Receive Report from Ben Johnson, Chairman of Urban Services Boundary Committee.

(6:40pm) Ben Johnson, Chairman of the Urban Services Boundary Committee introduced the Committee members and provided an overview of the committee's findings and their recommendations. Mr. Johnson stated that the Committee recommended the new USB area recommended by the Comprehensive Plan Committee with recommendations as follows:

1. Future Land Use Plan. Adopt the land uses in the new USB area as approved by the Comprehensive Plan Advisory Committee;

2. Major Development Conditioned on Dave Lyle Boulevard Extension, Phase I. Any PD zoning (or other rezoning to higher density residential) request by landowners and approval by County Council--consistent with the Future Land Use Map in the Dave Lyle Boulevard Extension Corridor area--must be conditioned upon the identification of funding for the construction in York County of two-lanes of the Dave Lyle Boulevard Extension (DLBE) (sometimes referred to as "Phase I") and utilities along DLBE prior to construction in the rezoned area;

3. Transportation Corridor Overlay District. Council shall use a Transportation Corridor Overlay District to preserve area within the proposed Dave Lyle Boulevard Extension road corridor to minimize disruption from new development;

4. Transportation Study and Capital Improvements Plan for Dave Lyle Extension Area. As part of the Overlay District, a Transportation Study would be conducted for the area. Based on this Transportation Study, Council should consider a Capital Improvements Plan and should condition future development on public and private funding for the identified improvements to the extent implicated by development;

5. Balanced Growth and Public Impact. Major projects in the New USB Area should include plans for mixed use to include commercial development or employment centers. New development should be required to make public impact payments and, where appropriate, make in-kind contributions to mitigate against the effect on public facilities and services, taking into account the relative impact of the project;

6. Land Protection. The land and the riverfront in the New USB Area have a special heritage and scenic beauty that are assets to York County's Citizens and, while respecting private property rights, our Council should direct its planners to develop new zoning classifications and regulations to preserve the integrity of the area.

Special Review. Council should periodically review the County's compliance with Items 1-6.

Relationship to Dave Lyle Small Area Plan. In 2011, the Council adopted a Small Area Plan for the Dave Lyle Boulevard Extension area. The Small Area Plan is supportive of the Dave Lyle Boulevard Extension project and, upon funding approval for the project, the Plan is self-executing and automatically extends the USB and adopts a new land use plan for the covered area. This Small Area Plan will need to be adjusted by Council to reflect the recommendations of this Ad Hoc Committee, which will extend the USB area and adopt a new future land use plan even in the absence of the Dave Lyle Boulevard Extension project.

Council member Michael Johnson would like to see Dave Lyle Boulevard extended and adopt the Committees recommendations in to the DLBE Small Area Plan but not move the USB at this time.

Council member William "Bump" Roddy is in support of moving the USB at this time. Council member Roddey stated that this is the planning stages of future growth and we are still many years away from extending Dave Lyle Boulevard.

2. CONSIDER 1ST READING OF AN ORDINANCE BY TITLE ONLY "TO AMEND THE YORK FORWARD THE 2035 YORK COUNTY COMPREHENSIVE PLAN IN ORDER TO REVISE THE URBAN SERVICES BOUNDARY AND REVISE THE COMPREHENSIVE LAND USE PLAN MAP, PLAN ELEMENTS, AND APPENDICES TO BE CONSISTENT WITH THE REVISED URBAN SERVICES BOUNDARY PURSUANT TO THE CODE OF LAWS OF SOUTH CAROLINA , TITLE 6, CHAPTER 29 ENTITLED "SOUTH CAROLINA LOCAL GOVERNMENT COMPREHENSIVE PLANNING ENABLING ACT OF 1994," TO HOLD A PUBLIC HEARING, AND TO PROVIDE FOR OTHER MATTERS RELATED THERETO."

(7:27pm)

Motion to amend the original motion to defer made by Council member Christi Cox and seconded by Council member Michael Johnson, to defer until the November 7th Council meeting.

(7:43pm)

**DEFERRED [Unanimous]**

**MOVANT:** William "Bump" Roddey

**SECOND:** Robert Winkler

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

3. Council to discuss and approve a Council initiated rezoning from the UD zoning district to the RUD district for property located at 4771 Pottery Road, in the Catawba Community, Tax Map Number 756-00-00-070.

(7:59pm)

**APPROVED [Unanimous]**

**MOVANT:** Christi Cox

**SECOND:** Michael Johnson

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

4. Rezoning Action: Consider First Reading

Case: # 16-22

Tax Map: # 756-00-00-070

Zoning Request: Request to rezone property from UD to RUD

Acres: 1.0 +/-

Council District: Five (5) Cox

Applicant: York County

Owner: Nicole and Jordan Barfield

Location: 4771 Pottery Rd in the Catawba Community

Planning and Development Staff: Council Initiated Rezoning

Planning Commission: November 14, 2016

Per Council member Christi Cox's request, this item has been added for consideration. This is a Council initiated rezoning. The property is located in a rural area of the County with nearby parcels either low density residential or undeveloped. Properties to the north, south, and east are currently zoned UD and parcels to the west are zoned RUD. The Comprehensive Plan Future Land Use map shows this area as rural residential.

(8:00pm)

**APPROVED [Unanimous]**

**MOVANT:** Christi Cox

**SECOND:** William "Bump" Roddey

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

5. Consider authorization to accept a South Carolina Department of Health and Environmental Control Grant-in-Aid in the amount of \$18,938.56 with a match of 5.5% that will be achieved through in-kind services.

(8:00pm)

**APPROVED [Unanimous]**

**MOVANT:** William "Bump" Roddey

**SECOND:** Michael Johnson

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

6. Council to consider approval of Law Enforcement Victim Advocate Grant in the amount of \$65,226.

(8:00pm)

**APPROVED [Unanimous]**

**MOVANT:** Robert Winkler

**SECOND:** William "Bump" Roddey

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

7. Council to consider a 16th Judicial Circuit Law Enforcement Network Grant in the amount of \$10,000. No local match is required.

(8:01pm)

**APPROVED [Unanimous]**

**MOVANT:** William "Bump" Roddey

**SECOND:** Robert Winkler

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

8. Consider termination of Memorandum of Understanding with Sheriff's Office regarding IT staff.

(8:01pm)

**APPROVED [Unanimous]**

**MOVANT:** Bruce Henderson

**SECOND:** William "Bump" Roddey

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

9. Council to consider award of Bid #2368 regarding the purchase of four 2017 model, tandem cabs and chassis 54,000 gvc trucks for use by the Bethany, Bullock Creek, McConnells, and Smyrna Fire Departments, to the lowest responsive and responsible bidder, Carolina International Trucks of Greer SC, for a total cost of \$356,377.44.

(8:03pm)

**APPROVED [Unanimous]**

**MOVANT:** Robert Winkler

**SECOND:** Bruce Henderson

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

10. Council to consider declaring four tactical ballistic vests and four tactical ballistic helmets as County surplus and donate all of the associated equipment AS-IS, to the City of Aiken South Carolina's Department of Public Safety.

(8:03pm)

**APPROVED [Unanimous]**

**MOVANT:** Robert Winkler

**SECOND:** William "Bump" Roddey

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

11. Consider approval of an agreement between the Langrum Branch Baptist Church and York County to install and monitor a groundwater monitoring well to conduct groundwater sampling related to the York County Solid Waste Disposal Facility as requested by SC DHEC.

(8:04pm)

**APPROVED [Unanimous]**

**MOVANT:** Bruce Henderson

**SECOND:** William "Bump" Roddey

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

12. Consider Authorizing Approval of a Venue Agreement with Tender Hearts Ministries for the Utilization of County Properties for the Trunk or Treat event.

(8:05pm)

**APPROVED [Unanimous]**

**MOVANT:** Robert Winkler

**SECOND:** Michael Johnson

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

13. Consider approval of a Venue Agreement with We Care Car Show for the utilization of County properties for staging of a car show and related activities

(8:05pm)

**APPROVED [Unanimous]**

**MOVANT:** William "Bump" Roddey  
**SECOND:** Michael Johnson  
**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

14. Consider Authorizing Approval of a Venue Agreement with the York American Legion for the Utilization of County Properties for the Staging of Its Veterans Day Parade

(8:05pm)

Motion to approve with the amendment of removing the liability and insurance requirement and the County sponsor this as a County event.

**APPROVED [Unanimous]**

**MOVANT:** Robert Winkler  
**SECOND:** Christi Cox  
**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

15. COUNCIL TO CONSIDER APPROVING BY TITLE ONLY AN ORDINANCE TO AMEND THE EXISTING AGREEMENT GOVERNING THE YORK-CHESTER INDUSTRIAL PARK TO ADD PROPERTIES WITHIN THE GEOGRAPHICAL BOUNDARIES OF YORK COUNTY TO THE MULTICOUNTY PARK; TO CORRECT AND UPDATE COMPANY NAMES ASSOCIATED WITH CERTAIN PARCELS INCLUDED IN THE PARK; TO CORRECT AND UPDATE TAX MAP NUMBERS ASSOCIATED WITH CERTAIN PARCELS INCLUDED IN THE PARK; TO REMOVE PROPERTIES LOCATED WITHIN THE GEOGRAPHICAL BOUNDARIES OF YORK COUNTY THAT NO LONGER QUALIFY FOR INCLUSION IN THE MULTICOUNTY PARK; TO PROVIDE FOR A PUBLIC HEARING; AND OTHER MATTERS RELATING THERETO.

(8:08pm)

**APPROVED [Unanimous]**

**MOVANT:** Robert Winkler  
**SECOND:** Michael Johnson  
**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

**Consent Agenda**

(8:08pm)

**APPROVED [Unanimous]**

**MOVANT:** Robert Winkler

**SECOND:** Michael Johnson

**AYES:** Johnson, Henderson, Winkler, Roddey, Cox, Blackwell, Williams

1. Approval of September 29, 2016 Pennies for Progress Committee Minutes

**ACCEPTED [Unanimous]**

**MOVANT:** Robert Winkler

**SECOND:** Michael Johnson

2. Approval of October 3, 2016 Regular Meeting Minutes

**ACCEPTED [Unanimous]**

**MOVANT:** Robert Winkler

**SECOND:** Michael Johnson

3. Approval of October 3, 2016 Finance & Operations Committee Minutes

**ACCEPTED [Unanimous]**

**MOVANT:** Robert Winkler

**SECOND:** Michael Johnson

4. Approval of October 3, 2016 County Council Meeting Minutes

**ACCEPTED [Unanimous]**

**MOVANT:** Robert Winkler

**SECOND:** Michael Johnson

5. Approval of October 10, 2016 Workshop Minutes

**ACCEPTED [Unanimous]**

**MOVANT:** Robert Winkler

**SECOND:** Michael Johnson

**Committee and Other Reports**

(8:09pm) Pennies for Progress Committee Meeting, 4:30pm, Monday, October 17, 2016, Chairwoman, Christi Cox

(8:10pm) Finance & Operations Committee Meeting, 5:30pm, Monday, October 17, 2016,  
Chairman, Michael Johnson

**Council Member New/Non-agenda Comments**

**Executive Session**

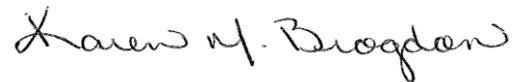
Receipt of Legal Advice

Contractual Matter/Personnel Matter: Retention of potential lobbyist

**Matters for consideration following Executive Session**

**Adjourn**

There being no further business, the meeting adjourned at 8:43pm.

A handwritten signature in black ink that reads "Karen M. Brogdon". The signature is written in a cursive, flowing style.

Karen M. Brogdon, Clerk to Council