

**CHESTERFIELD COUNTY COUNCIL  
REGULAR MEETING  
COUNCIL CHAMBERS**

**March 4, 2020 ..... 9:00 A.M.**

**PRESENT:** Chairman Al Johnson, Vice-Chair Douglas Curtis, Council Members: Hattie Burns, Bruce E. Rivers, Gerald L. Miller, Ralph E. Watson, William R. Butler, Ben Teal and Mary D. Anderson.

**OTHERS PRESENT:** Tim Eubanks – Administrator, Betty M. Boswell – Clerk to Council/Administration Office Manager, Lisa Gainey – Human Resource Director, C. Heath Ruffner – County Attorney/Assistant Administrator, Michelle Stanley – Finance Director, Kim Burch – Director, CCEDB, Cherry McCoy – Senior Project Manager, CCEDB, James Thompson, Sheriff James Dixon, Gladys Broome, Sylvia Williams, Bob Williams, Jordan Seidhom, Jane Pigg – WCRE/The Link, Kyle Edney – Executive Vice-President, Marlboro Development Team, Inc. and Robert Monnie – The Link and Don Worthington – The Pageland Progressive Journal. There were others attending the meeting who did not sign the sign-in-sheet.

**PRESS:** Pursuant to the Freedom of Information Act, notice of the meeting, date, time, place of meeting and agenda were posted on the bulletin board at the County Administrative Offices, 178 Mill Street, Chesterfield, SC, and the County Website ([www.chesterfieldcountysc.com](http://www.chesterfieldcountysc.com)). In addition it was made available to the newspapers and concerned citizens (*upon request*). Members of the press present: Robert Monnie – The Link.

**CALL TO ORDER AND PRAYER**

Chairman Johnson welcomed everyone and Council Member Ralph Watson opened the meeting with prayer.

**ADOPTION OF AGENDA**

Vice-Chair Curtis made a motion to adopt the March 4, 2020 meeting agenda. Council Member Burns seconded the motion. Voting in favor of the motion was unanimous. Motion passed.

**APPROVAL OF MINUTES**

**a. February 5, 2020 – Regular Meeting**

Council Member Butler made a motion to approve the February 5, 2020 Regular Meeting Minutes. Council Member Miller seconded the motion. Voting in favor of the motion was unanimous. Motion passed.

## **APPOINTMENTS**

### **a. Jane Pigg, WCRE/The Link**

Ms. Pigg appeared before Council to advise them of a county litter pick up day, which is set for Earth Day, April 22, 2020.

### **b. Jordan Seidhom**

Mr. Seidhom appeared before Council regarding a 911 addressing issue. There was discussion regarding this matter. Chairman Johnson referred this matter to the Road Committee.

### **c. James Thompson**

Mr. Thompson appeared before Council regarding an assessment/appraisal issue of a rental property he owns. There was discussion regarding this matter. Chairman Johnson advised that a letter was sent to Mr. Thompson and enclosed in the letter was a copy of the appeal guidelines. Chairman Johnson also asked the County Attorney to recite the appeal guidelines that were outlined in the letter to Mr. Thompson.

## **PUBLIC COMMENTS**

### **Gladys Broome and others**

Appeared before Council regarding the McDonald Circle paving project and asked Council to please not let anything hold up this project.

## **PUBLIC HEARINGS**

### **a. Zoning Ordinance Amendment (Solar Projects) – Public Hearing**

Council Member Butler made a motion to open the Public Hearing. Council Member Anderson seconded the motion. Voting in favor of the motion was unanimous. Motion passed.

There were no oral comments from the public made nor were any written comments received.

Council Member Butler made a motion to close the public hearing. Council Member Anderson seconded the motion. Voting in favor of the motion was unanimous. Motion passed.

## **ORDINANCE READINGS AND RESOLUTIONS**

### **a. Zoning Ordinance Amendment (Solar Projects) – 3<sup>rd</sup> Reading**

Council Member Butler made a motion to pass 3<sup>rd</sup> Reading. Council Member Anderson seconded the motion. Voting in favor of the motion was unanimous. Motion passed.

### **b. Wal-Mart FILOT Ordinance Amendment – 1<sup>st</sup> Reading**

Council Member Miller made a motion to pass 1<sup>st</sup> Reading. Council Member Rivers seconded the motion. Voting in favor of the motion was unanimous. Motion passed.

## **ADMINISTRATOR'S REPORT**

Administrator Eubanks advised the Department of Revenue (DOR) has approved the Assessor's Office for reassessment and notices will be going out the end of the month.

## **COUNCIL MEMBERS' COMMENTS**

**Council Member Butler:** Advised he had gone on a ride along with one of the drivers at the Sandblast Rally and that he really enjoyed it and that everyone should try it at least one time.

**Council Member Anderson:** Advised that she also did a ride along and that it was something everyone should try.

**Council Member Teal:** Advised that 275-300 people attended the viewing of the Silo film at McBee High School and that they had received a lot of good feedback.

## **EXECUTIVE SESSION**

a. Chairman Johnson advised that pursuant to S.C. Code § 30-4-70(a)(5), Council needed to enter into executive session for the 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 the county regarding the following: Development of a speculative building on the Belk Property Site.

b. Chairman Johnson advised that pursuant to S.C. Code § 30-4-70(a)(2), Council needed to enter into executive session for the discussion of negotiations incident to proposed contractual arrangements, the receipt of legal advice where the legal advice relates to a pending, threatened, or potential claim or other matters covered by the attorney-client privilege, regarding the following: Condemnation of property for road improvements.

Council Member Anderson made a motion to enter into executive session. Council Member Butler seconded the motion. Voting in favor of the motion was unanimous. Motion passed.

Council Member Rivers made a motion to exit executive session. Council Member Butler seconded the motion. Voting in favor of the motion was unanimous. Motion passed.

## **REGULAR SESSION**

Chairman Johnson reported Council is back in regular session and that no action was taken and no motions were made in executive session other than to exit executive session.

Council Member Rivers made a motion to proceed with the negotiation of a possible development agreement with the Marlboro Development Team and that the agreement be brought back to Council for final approval and, in conjunction with that, the Northeastern Strategic Alliance (NESA) be notified before the March deadline that the grant in the amount of


\$200,000 for the construction of the road infrastructure be accepted and awarded. Council Member Anderson seconded the motion. Voting in favor of the motion was unanimous. Motion passed.

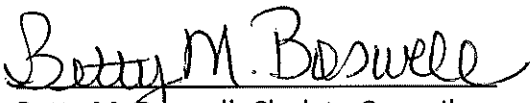
**ADJOURN**

Council Member Miller made a motion to adjourn. Council Member Rivers seconded the motion. Voting in favor of the motion was unanimous. Motion passed.

**APPROVED:**

**ATTEST:**

  
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Al Johnson, Chairman  
Dated: April 1, 2020

  
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Betty M. Boswell, Clerk to Council