

Regular Pickens County Council Meeting

September 5, 2023

6:30 PM

County Council met in regular session, in the Auditorium of the County Administration Facility, with Chairman Chris Bowers presiding. Final agendas, bearing date, time, and location of meeting were mailed to members of council and local news media on September 1, 2023.

Council Members in Attendance:

Chris Bowers, Chairman
Roy Costner, Vice Chairman
Alex Saitta, Vice Chairman Pro-Tem
Chris Lollis
Henry Wilson
C. Claiborne Linvill

Staff in Attendance:

Ken Roper, County Administrator
Les Hendricks, Contract Attorney
Meagan Nations, Clerk to Council

WELCOME AND CALL TO ORDER:

Chairman Chris Bowers called the meeting of September 5, 2023 to order and welcomed those in attendance. Chairman Chris Bowers led the Invocation and the Pledge of Allegiance.

PUBLIC FORUM:

Chairman Chris Bowers opened the Public Forum and requested the Clerk to call upon the citizens signed up to speak.

1. Brittany Fowler: Ms. Fowler addressed Council regarding the Library.
2. Rachel Cox: Ms. Cox addressed Council regarding Freedom of the Press.
3. Jackie Bruce: Ms. Bruce addressed Council regarding a Resolution from the Pickens County Republican Party on the Library Board and Library Director.
4. Daniel Lee: Mr. Lee addressed Council regarding UDSO.
5. Mark Kilburn: Mr. Kilburn addressed Council regarding Freedom.
6. Bill McKinney: Mr. McKinney addressed Council regarding building/growth in Pickens County.
7. Daniel McKinney: Mr. McKinney addressed Council regarding the UDSO.

Seeing no other public forum speakers, the Chairman closed the floor.

APPROVAL OF MINUTES:

Chairman Chris Bowers called for a motion to approve the following minutes as presented:

- August 7, 2023 Regular-Called Council Meeting
- Motion was made by Councilman Chris Lollis, and seconded by Claiborne Linvill. Chairman Bowers asked if there was any discussion.
 - Councilman Alex Saitta amended the motion to add the Committee of the Whole reports from August 21, 2023 and August 31, 2023 to the approval of minutes.
- Seeing no other discussion, the motion carried (6-0).

ADMINISTRATOR’S REPORT:

Mr. Roper addressed Council on the following:

- 2023 Council Goals – People, Purpose, Plan
- 2022 Pinnacle Performer of the Year Recognition – Daniel Farmer
- Fire Truck Donations – McCormick County

Council asked Mr. Roper questions that included, but was not limited to:

- Question regarding shredder at Landfill and attendants at the recycling centers

COMMITTEE REPORT for 8/21/23:

The Committee of the Whole met in Council Chambers, at the Pickens County Administration Facility, on Monday, August 21, 2023. All members of the committee were in attendance with Chairman Chris Bowers presiding. Vice Chairman Roy Costner led the Invocation and Pledge of Allegiance.

COMMITTEE OF THE WHOLE:

UDSO – Log No. 141

- Mr. Roper gave a brief overview of the timeline regarding Council discussion of the UDSO. Council and staff had very detailed discussion that included, but was not limited to:
 - **OVERVIEW**
 - ❖ Online Citizen Input Option on the Pickens County Website
 - ❖ Public Meeting Notices for proposed updates to UDSO
 - **IMPACT**
 - ❖ Pickens County has selected Finance DTA as a partner to undergo the Impact Fee Study
 - ❖ Discussion on cost of Impact Fee Study
 - **INFRASTRUCTURE**
 - ❖ **TRAFFIC**
 - Discussion on perimeters
 - Discussion on purpose and standards applying to County roads only
 - Discussion on Roadway Paving Analysis by the County Engineer
 - Discussion on adding bike lanes to the traffic study
 - ❖ **ROADS**
 - Discussion on proposals for Council to consider, which include updating the existing Road Ordinance (managed by the County Engineer) and remove the road standards from the UDSO, to only reference roads when necessary OR update the UDSO to

incorporate standards from Roads Ordinance to have all information in one document.

❖ **COMMON DRIVE**

- Discussion on proposals for Council to consider, which include remove common drives as a development standard in the UDSO OR leave common drives in the UDSO as an option for development.
- Council requested more discussion at a later meeting to discuss the Common Drive in the UDSO.

❖ **QUALITY**

- The County has adopted the International Building Code and it is what our staff is applying every day.
- Another consideration is for the County to adopt the International Property Maintenance Code. It establishes minimum requirements for the maintenance of existing buildings through model code regulations that contain clear and specific property maintenance and property improvement provisions.
 - Discussion on International Property Maintenance Code
 - City of Clemson uses the IPMC

❖ **WATERWAYS/TREES**

- Discussion on Riparian Buffer Zones
- Discussion on the four amendment options presented by Storm Water Staff
- Councilman Henry Wilson made a motion to hire a study to give technical details for storm water to compliment supplementing the existing team. Motion was seconded by Vice Chairman Roy Costner and carried unanimously (6-0).

❖ **DENSITY**

- Discussion on open space subdivisions
- Discussion on conventional subdivisions
- Discussion on the four considerations presented by County Staff
- Discussion on possibility of maximum number of houses in a subdivision

❖ **HOUSING**

- Council will be having another Committee of the Whole meeting in the next few weeks to continue discussion on Housing.

- ❖ **Councilman Henry Wilson made a motion to hire a study to give technical details for storm water to compliment supplementing the existing team. Motion was seconded by Vice Chairman Roy Costner and carried unanimously (6-0).**

Council Action on Log No. 141: Councilman Henry Wilson made a motion to hire a study to give technical details for storm water to compliment supplementing the existing team. Motion was seconded by Vice Chairman Roy Costner and carried unanimously (6-0).

Chairman Bowers stated no second is required as this comes as a recommendation from the Committee.

Discussion between Council and staff included:

- Cost of study
- Purpose of study

Hearing no other discussion, the motion carried (6-0).

Minutes for September 5, 2023 Pickens County Council Meeting

ADJOURN:

Hearing no further Committee business, Chairman Chris Bowers called for a motion to adjourn. Motion was made by Councilman Henry Wilson, seconded by Vice Chairman Roy Costner and carried unanimously (6-0). Meeting was adjourned at 8:07 p.m.

COUNCIL CORRESPONDENCE:

Chairman Chris Bowers announced the following:

- The Committee of the Whole meeting will take place on Monday, September 18, 2023, at 6:00 p.m. in the Main Conference Room of the Administration Building.
- The next Council meeting will be held on Monday, October 2, at 6:30 p.m. in Council Chambers of the Administration Building.
- Boards and Commissions Informational Table is set up in the Lobby this evening. Please reach out to our Clerk to Council with any questions.

Chairman Bowers called for other council correspondence.

Seeing no other correspondence, Chairman Bowers announced moving to Motion Period and New Business.

MOTION PERIOD AND NEW BUSINESS:

Chairman Chris Bowers opened the floor for motion period and new business.

Vice Chairman Roy Costner made a motion to move forward our reassessment year by one year forward, and this would have to be first reading in title only of an Ordinance since you cannot take action on a business item. Motion was seconded by Chairman Chris Bowers. Discussion included:

- a) Discussion regarding purpose of adding to the agenda

Motion carried (4-2), with Councilman Alex Saitta and Councilman Chris Lollis opposed. This item is moved to the Consent agenda.

Seeing no discussion, Chairman Bowers closed the floor.

ORDINANCES FOR FIRST READING AND/OR RESOLUTIONS:

- a) CONSIDERATION OF A RESOLUTION 2023-25 AUTHORIZING THE PICKENS COUNTY ENVIRONMENTAL ENFORCEMENT DEPARTMENT AND THE PICKENS COUNTY E-911 DEPARTMENT TO ACT IN FURTHERANCE OF THEIR EXISTING MANDATE AS COUNTY PUBLIC SAFETY AGENCIES AS WELL AS TO APPLY FOR APPROPRIATE ORIGINATING AGENCY IDENTIFIERS, ALONG WITH MATTERS REALTED THERETO.
 - Councilwoman Claiborne Linvill made a motion to consider this Resolution. Councilman Henry Wilson seconded the motion. The motion carried (5-1), with Councilman Chris Lollis opposed.
- b) CONSIDERATION OF A RESOLUTION 2023-26 PROCLAIMING SEPTEMBER 2023 AS NATIONAL SUICIDE PREVENTION MONTH IN PICKENS COUNTY.
 - Chairman Chris Bowers made a motion to constitute first reading in title only. Motion was seconded by Vice Chairman Roy Costner. The motion carried (6-0).

ORDINANCES FOR SECOND READING

- a) SECOND READING OF AN ORDINANCE No. 627 AUTHORIZING AND APPROVING (1) THE DEVELOPMENT OF A JOINT COUNTY INDUSTRIAL AND BUSINESS PARK PURSUANT TO SECTION 4-1-170 OF THE CODE OF LAWS OF SOUTH CAROLINA 1976, AS AMENDED, IN CONJUNCTION WITH OCONEE COUNTY (THE “PARK”), SUCH PARK TO BE GEOGRAPHICALLY LOCATED IN OCONEE COUNTY; (2) THE EXECUTION AND DELIVERY OF A WRITTEN PARK AGREEMENT WITH OCONEE COUNTY AS TO THE REQUIREMENT OF PAYMENTS OF FEE IN LIEU OF AD VALOREM TAXES WITH RESPECT TO PARK PROPERTY AND THE SHARING OF THE REVENUES AND EXPENSES OF THE PARK; (3) THE DISTRIBUTION OF REVENUES FROM THE PARK WITHIN PICKENS COUNTY; AND (4) OTHER MATTERS RELATED THERETO.
 - o Vice Chairman Roy Costner made a motion to constitute second reading. Motion was seconded by Councilman Chris Lollis. Motion carried (6-0).

ORDINANCES FOR THIRD READING

None

OTHER REQUEST AGENDA ITEMS:

- a) PUBLIC HEARING TO ESTABLISH THE ANNUAL MILLAGE RATE TO MEET THE BUDGETARY REQUIREMENTS FOR THE COUNTY FOR THE FISCAL YEAR BEGINNING JULY 1, 2023 AND ENDING JUNE 30, 2024.
 - Chairman Chris Bowers opened the floor for public hearing. Hearing no speakers, he closed the floor.
- b) CATEECHEE POINT PROJECT COMPLETE PROPOSAL, ADDITIONAL PARKS NEEDS AND SOURCE OF FUNDS
 - Administrator Ken Roper and Community Development & Tourism Director, Allison Fowler, presented Local ATAX Project Proposals for funding consideration for the following parks:
 - Cateechee Point
 - Mile Creek Park
 - Equoni Point
 - Airport Playground
 - Museum
 - Total amount requested: \$284,000
 - Total amount available in Local ATAX Fund: \$925,000
 - Amount remaining after proposals: \$641,000
 - o After much more discussion between Council and staff, Councilwoman Claiborne Linvill made a motion to approve these expenditures. Motion was seconded by Vice Chairman Roy Costner and carried (6-0).

CONSENT AGENDA

None

EXECUTIVE SESSION: S.C. Code of Laws, Section 30-4-70 (a):

Chairman Chris Bowers called for a motion to convene into Executive Session as defined by S.C. Code of Laws, Section 30-4-70 (a). Chairman Bowers further stated that each issue would be discussed as the Law provides.

Boards and Commissions – Section 30-4-70 (a) (5)

- Nomination for Initial Appointment to First Steps Board
- Motion was made by Councilman Chris Lollis, seconded by Councilwoman Claiborne Linvill and carried unanimously (6-0), to convene in executive session for the stated purposes after a five-minute recess.

ACTION AS NEEDED VIA EXECUTIVE SESSION ITEMS:

Chairman Chris Bowers called the Public Session back to Order and advised the following:

Boards and Commissions – Section 30-4-70 (a) (5)

- Nomination for Initial Appointment to First Steps Board – **Chairman Chris Bowers made a motion to nominate Kasey Swords to serve on the Pickens County First Steps Board. Motion was seconded by Councilman Henry Wilson and carried unanimously (6-0).**

ADJOURN:

Hearing no further Council business, Councilman Henry Wilson made a motion to adjourn. The motion was seconded by Councilman Chris Lollis and carried unanimously (6-0). Pickens County Council stood adjourned at 8:10 p.m.

Respectively Submitted:

Approved:

Meagan Nations, Clerk to Council

Chris Bowers, Chairman of County Council