



YORK COUNTY
COUNTY COUNCIL
MINUTES • DECEMBER 4, 2023
FINAL



County Council Meeting

York County Government Center
6 South Congress Street
York, SC 29745

6:00 PM

District 1 Tom Audette: Present, Vice-Chairwoman Allison Love: Present, District 3 Tommy Adkins: Present, District 4 William "Bump" Roddey: Present, Chairwoman Christi Cox: Present, District 6 Watts Huckabee: Present, District 7 Debi Cloninger: Present.

Oath of Office for newly appointed Board and Commission Members

Appearances

(6:01pm) Council and Sheriff Tolson recognized Allen Brandon on his service and retirement with York County.

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

(6:29pm) Penny Sheppard, Chairperson of the Culture and Heritage Commission addressed Council regarding her request of Council to not reduce the Ex Officio members of the Culture and Heritage Commission.

Consent Agenda

(6:31pm) Remove item #12 Boards and Commissions and move to Old Business.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

AYES: Audette, Love, Adkins, Roddey, Cox, Huckabee, Cloninger

1. Approval of November 14, 2023 Workshop Minutes

ACCEPTED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

2. Approval of November 20, 2023 County Council Meeting Minutes

ACCEPTED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

3. Rezoning Action: Consider Third Reading

Case # 23-38
Tax Map # 659-00-00-013
Zoning Request: To rezone from RSF-30 to RMX-10
Acres: 0.99 acres
Council District: One (1) - Audette
Applicant: Martha Suezan Burnette
Owner: Martha Suezan and Rocky Burnette
Location: 283 Country Haven Lane and 1718 Country Lodge Road, Fort Mill
Planning Commission Date: October 9, 2023
Staff Recommendation: Approve
PC Recommendation: Approve

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

4. Rezoning Action: Consider Third Reading

Case # 23-39
Tax Map # 522-00-00-014; -021
Zoning Request: To rezone from RUD to AGC
Acres: 5.63-acre portion of two parcels
Council District: Five (5) - Cox
Applicant: James and Heather Rogers
Owner: Rogers/Whitesell
Location: 4755 and 4847 Steele Village Road, Rock Hill
Planning Commission Date: October 9, 2023
Staff Recommendation: Approve
PC Recommendation: Approve

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

5. Rezoning Action: Consider Third Reading

Case # 23-40
Tax Map # 650-00-00-021
Zoning Request: To rezone from NC to GC
Acres: 0.824-acre parcel
Council District: One (1) - Audette
Applicant: Sacksone Kounbandith
Owner: Nguyen Danh
Location: 1800 Gold Hill Road, Fort Mill
Planning Commission Date: October 9, 2023
Staff Recommendation: Approve
PC Recommendation: Approve

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

6. Rezoning Action: Consider Third Reading

Case # 23-41
Tax Map # 672-00-00-053
Zoning Request: To rezone from UD to RSF-30
Acres: 9.62-acre parcel
Council District: Four (4) - Roddey
Applicant: Mark Daniel Lindsey
Owner: Mark Daniel Lindsey
Location: 701 Porter Road, Rock Hill
Planning Commission Date: October 9, 2023
Staff Recommendation: Approve
PC Recommendation: Approve

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

7. Rezoning Action: Consider Third Reading

Case #	23-44
Tax Map #	488-00-00-002;-003;-004;-006;-007;-008;-009;-010;-011;-013;-014;-015;-016;-017;-018;-019;-020;553-00-00-006;-032;-100;-103;-104
Zoning Request:	PD amendment
Acres:	+/- 1,473 acres
Council District:	Two (2) - Love
Applicant:	Clover School District
Owner:	See attached list
Location:	Daimler Blvd/Westport Blvd area – between Highway 274 and Highway 49, York
Planning Commission Date:	November 13, 2023
Staff Recommendation:	Approve
PC Recommendation:	Approve

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

8. Council to Consider Second Reading of AN ORDINANCE AMENDING CHAPTER 52, SEWER, OF THE YORK COUNTY CODE OF ORDINANCES, BY MODIFYING THE EXISTING COUNTY POLICY IN § 52.03, APPLICATIONS FOR SERVICE, THAT AN OWNER OR OCCUPANT OF A RESIDENCE WITHIN THE YORK COUNTY SERVICE TERRITORY FOR SEWER SERVICE IS RESPONSIBLE FOR MAINTAINING THE SERVICE LINES TO THE POINT OF CONNECTION WITH THE COUNTY SEWER MAIN, IN ORDER TO CLARIFY THAT THE EXISTING POLICY IS APPLICABLE TO PROPERTIES WHICH ABUT A RIGHT-OF-WAY THAT HAS A COUNTY SEWER MAIN BY ADDING LANGUAGE TO DISTINGUISH THAT PROPERTIES PREVIOUSLY WITHIN THE BLUE GRANITE FRANCHISE TERRITORY, NOW WITHIN THE YORK COUNTY SERVICE TERRITORY, WHICH HAVE BEEN OR CAN BE IDENTIFIED AS LACKING A SERVICE CONNECTION DIRECTLY TO A COUNTY SEWER MAIN LOCATED WITHIN A RIGHT-OF-WAY OF A ROAD OR STREET ABUTTING THE PROPERTY SHALL ALSO REMAIN THE PROPERTY OF THE OWNER, BUT THAT IN SUCH INSTANCES THE RESPONSIBILITY OF THE OWNER OR OCCUPANT SHALL EXTEND TO THE PROPERTY LINE OF THE PREMISES RATHER THAN TO A SERVICE CONNECTION LOCATED WITHIN THE RIGHT-OF-WAY; BY AMENDING § 52.15, CONDITIONS AND CHARGES FOR SERVICE CONNECTIONS AND REPAIRS, TO REFLECT THE SAME CLARIFYING CHANGES AS APPLICABLE TO § 52.03 FOR THOSE PROPERTIES PREVIOUSLY WITHIN THE BLUE GRANITE FRANCHISE TERRITORY AND WHICH HAVE BEEN OR CAN BE IDENTIFIED AS LACKING A SERVICE CONNECTION DIRECTLY TO A COUNTY SEWER MAIN LOCATED WITHIN A RIGHT-OF-WAY OF A ROAD OR STREET DIRECTLY ABUTTING THE PROPERTY; AND TO PROVIDE FOR OTHER MATTERS RELATING THERETO.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

9. Council to Amend and Provide Second Reading of AN ORDINANCE TO AMEND THE EXISTING AGREEMENT GOVERNING THE YORK-CHESTER INDUSTRIAL PARK TO ADD PARCELS WITHIN THE GEOGRAPHICAL BOUNDARIES OF YORK COUNTY TO THE MULTICOUNTY PARK; TO ADJUST AND/OR REMOVE ANY PARCELS, AS MAY BE NECESSARY; TO PROVIDE AND/OR REMOVE CORRESPONDING TAX MAP NUMBERS, COMPANY NAMES, OR PROPERTY OWNERS ASSOCIATED WITH THE ADDED AND ADJUSTED/REMOVED PARCELS; TO PROVIDE FOR A PUBLIC HEARING; AND TO PROVIDE FOR OTHER MATTERS RELATING THERETO.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

10. COUNCIL TO APPROVE SECOND READING OF AN ORDINANCE TO AMEND SECTION 32.124 (A) OF YORK COUNTY CODE OF ORDINANCES, "MEETINGS," IN ORDER TO REDUCE THE KEEP YORK COUNTY BEAUTIFUL BOARD MEETING FREQUENCY FROM MONTHLY TO BI-MONTHLY AND TO PROVIDE FOR MATTERS RELATED THERETO.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

11. Council to approve the 2024 County Council meeting dates calendar.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

12. Council to approve Utility Relocation Agreements with York County Natural Gas Authority, York Electric, Comporium, and Crestwood Services totaling \$1,999,099.00 for Pennies 3 Project 11149-014 SC 72, and authorizing The County Manager to execute the Relocation Agreements.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

13. Council to authorize staff to apply for and to accept, if awarded, a Supplemental Local Emergency Management Performance Grant (LEMPG) in the amount of \$37,387 with a match of 50% that will be achieved through in-kind services.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

14. Council to approve and accept a South Carolina Department of Health and Environmental Control EMS Grant-in-Aid in the amount of \$20,689.34 with a required match of 5.5% being achieved from the receiving EMS providers.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

15. Council to approve acceptance of grant funding from the South Carolina Rural Infrastructure Authority in the amount of \$1 Million for Phase IV of the Regent Park Sewer Project and to approve the Catawba Council Regional of Governments to Administer this grant on behalf of the County.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

16. Council to approve the first of two one-year contract renewal options regarding the routine operation & maintenance of the wastewater collection system in the Lake Wylie area, and wastewater repairs/emergency services with Carolina Lift Stations LLC, for a total cost not to exceed \$1,059,636.63.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

17. Council to approve an amendment to a procurement exemption for the purchase of asphalt products from Reeves Construction Company, Blythe Brothers Asphalt, and Ferebee Asphalt Corporation, for use by the Public Works Department to include King Asphalt Inc., of Liberty SC, for Fiscal Year 2023-2024.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

18. Council to approve the purchase of computer technology equipment for use by the Sheriff's Office, from Dell Marketing L.P., of Round Rock TX, for a total cost of \$144,863.41.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

19. Council to approve the expenditure of \$400,000 in RDA Economic Development Funds to York Electric Cooperative for expenses related to Genthe Court Extension.

APPROVED [Unanimous]

MOVANT: Watts Huckabee

SECOND: Tom Audette

Public Hearing(s)

1. Public Hearing

(6:34pm) Diane Dil, Planning Manager provided an overview of the proposed rezoning.

(6:34pm) There being no one interested in speaking for or against the proposed ordinance a motion was made by Council member Allison Love and seconded by Council member William "Bump" Roddey to close the public hearing.

ALLOWED [Unanimous]

MOVANT: Allison Love

SECOND: William "Bump" Roddey

AYES: Audette, Love, Adkins, Roddey, Cox, Huckabee, Cloninger

Rezoning Action: Hold a Public Hearing and Consider First Reading

Case #	23-35
Tax Map #	449-00-00-063
Zoning Request:	To rezone from RMX-20 to RI
Acres:	2.18-acre parcel
Council District:	Three (3) - Adkins
Applicant:	H. Allen Needham
Owner:	York Electric
Location:	N. Shiloh Road and Old York Road, York
Planning Commission Date:	November 13, 2023
Staff Recommendation:	Approve (with condition)
PC Recommendation:	Approve (with condition)

(6:34pm)

APPROVED [Unanimous]

MOVANT: Tommy Adkins

SECOND: Tom Audette

AYES: Audette, Love, Adkins, Roddey, Cox, Huckabee, Cloninger

2. Public Hearing

(6:35) Diane Dil, Planning Manager provided an overview of the proposed rezoning.

The following individuals spoke in opposition of the proposed rezoning:

(6:40pm) Mac Pope, 3810 Concord Road, York, South Carolina addressed Council regarding his concerns with the proposed rezoning.

Diane Dil responded to Mr. Pope's questions.

(6:42pm) Larry Burgen, 2224 Duck Cove Lane, York, South Carolina addressed Council regarding his concerns with the proposed rezoning.

(6:43pm) There being no one else interested in speaking for or against the proposed rezoning a motion was made by Council member William "Bump" Roddey and seconded by Council member Allison Love to close the public hearing.

ALLOWED [Unanimous]

MOVANT: William "Bump" Roddey

SECOND: Allison Love

AYES: Audette, Love, Adkins, Roddey, Cox, Huckabee, Cloninger

Rezoning Action: Hold a Public Hearing and Consider First Reading

Case #	23-42
Tax Map #	581-00-00-063
Zoning Request:	To rezone from RMX-10 to RUD
Acres:	17.48-acre parcel
Council District:	Two (2) - Love
Applicant:	Ashley Watford
Owner:	Kyle and Ashley Watford/Lewis and Karen Watford
Location:	Sandlapper Drive, Clover
Planning Commission Date:	November 13, 2023
Staff Recommendation:	Approve
PC Recommendation:	Approve

(6:43pm) Motion to approve with the condition that there will not be further subdividing.

APPROVED [Unanimous]

MOVANT: Allison Love

SECOND: William "Bump" Roddey

AYES: Audette, Love, Adkins, Roddey, Cox, Huckabee, Cloninger

Old Business

1. Council to Consider Amending and Second Reading of an Ordinance TO AMEND SECTION 153.16(A)(1) AND DELETING SECTION (A)(2) OF THE YORK COUNTY CODE OF ORDINANCES IN ORDER TO REDUCE THE SIZE OF THE YORK COUNTY PLANNING COMMISSION TO SEVEN (7) DISTRICT-SPECIFIC MEMBERS APPOINTED BY COUNTY COUNCIL, TO REMOVE "AT-LARGE" MEMBERSHIP TO THE BOARD; AND TO PROVIDE FOR OTHER MATTERS RELATED THERETO.

(6:45pm)

APPROVED [6 to 1]

MOVANT: William "Bump" Roddey
SECOND: Tom Audette
AYES: Audette, Love, Adkins, Roddey, Cox, Cloninger
NAYS: Watts Huckabee

2. Council to Consider Second Reading of an Ordinance TO AMEND SECTIONS 32.36 (A)(1) AND (A)(3) OF THE YORK COUNTY CODE OF ORDINANCES IN ORDER TO REDUCE THE SIZE OF THE YORK COUNTY CULTURE AND HERITAGE COMMISSION TO SEVEN (7) DISTRICT-SPECIFIC MEMBERS APPOINTED BY COUNTY COUNCIL, TO REMOVE "EX-OFFICIO" MEMBERSHIP TO THE BOARD; AND TO PROVIDE FOR OTHER MATTERS RELATED THERETO.

(6:52pm) Original motion to approve was made by Council member William "Bump" Roddey and seconded by Council member Tom Audette.

(6:55pm) Council member William "Bump" Roddey withdrew the motion

(6:55pm) Motion was made by Council member Allison Love and seconded by Council member William "Bump" Roddey to deny the proposed ordinance.

DENIED [Unanimous]

MOVANT: Allison Love
SECOND: William "Bump" Roddey
AYES: Audette, Love, Adkins, Roddey, Cox, Huckabee, Cloninger

3. Approve applicants for service for Boards & Commissions from the Finance & Operations Committee meeting on November 20, 2023: Pierre Langevin, York County Forever (District 7), Vickie Smith, Board of Assessment Appeals (District 7), Paul Watts, Lesslie Fire Tax Board, Joe Coggins, Lesslie Fire Tax Board, Daniel Venosta, Bethel/Lake Wylie Land Acquisition and Preservation Parks District Board, and move John Segura from the At Large seat to the vacant District 2 seat on the Planning Commission.

(6:57pm) Council member Watts Huckabee made a motion to approve with the following exceptions: No member can serve on a board that has previously resigned, rotated off or didn't meet the attendance requirements until a full term has expired on the same board. 2. Time served is credited on the new board.

Clarification was made by the County Attorney

(7:02pm) Motion was withdrawn by Council member Watts Huckabee

(7:02pm) Motion to approve was made by Council member William "Bump" Roddey and seconded by Council member Allison Love.

APPROVED [Unanimous]

MOVANT: William "Bump" Roddey

SECOND: Allison Love

AYES: Audette, Love, Adkins, Roddey, Cox, Huckabee, Cloninger

New Business

Committee and Other Reports

Citizen Concerns

Greg Johnson to address Council regarding his concerns with the unsecured loads ordinance.
RESCHEDULED TO A DIFFERENT DATE

(7:03pm) John Mattingly addressed Council regarding his concerns with York County Code Enforcement. Mr. Mattingly stated that he is concerned with code enforcement enforcing the new 2022 recode and it is having a negative impact on his business.

Council Member New/Non-agenda Comments

(7:07pm) Council member Tom Audette wished Council member Tommy Adkins a Happy Birthday. Mr. Audette also wished everyone a safe and Merry Christmas.

(7:08pm) Council member Tommy Adkins requested that everyone remember the family of Lee Good in their thoughts and prayers.

(7:09) Council member William "Bump" Roddey also wished Tommy Adkins a happy birthday and showed everyone his overalls that he wore in honor of Mr. Adkins.

(7:10pm) Council member Watts Huckabee stated that the audit has been completed regarding how much money is being spent on security at the homeless shelters in York County and requested that the information be presented at the next Council meeting. Mr. Huckabee stated

that Coach Beamer of the South Carolina Gamecocks is a class act as he spoke highly of his nephew, who attends Clemson University and is a member of the football team.

Executive Session

Receipt of Legal Advice/Contractual Matter: SCDOT/Roadway Construction Contracts

Receipt of Legal Advice: Litigation Update

Matters for consideration following Executive Session

1. Motion to authorize County Management and County Attorney's Office to negotiate for Council, consideration and approval, an agreement or agreements addressing the County - SCDOT roadway construction contracts as addressed in Executive Session.

(8:15pm)

ADOPTED [Unanimous]

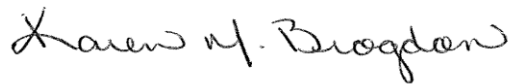
MOVANT: Tom Audette

SECOND: William "Bump" Roddey

AYES: Audette, Love, Adkins, Roddey, Cox, Huckabee, Cloninger

Adjourn

There being no further business, the meeting adjourned at 8:15pm.



Karen M. Brogdon, Clerk to Council