



YORK COUNTY
COUNTY COUNCIL
AGENDA • JUNE 17, 2024



County Council Meeting

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

6:00 PM

Call to Order

Christi Cox, Chairwoman

Invocation and Pledge of Allegiance

Council member Watts Huckabee, District 6

Oath of Office for newly appointed Board and Commission Members

Sam Lesslie, Riverview Fire Tax Board

Appearances

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

Consent Agenda

1. Minutes of County Council - County Council Meeting - Jun 3, 2024 6:00 PM
2. COUNCIL TO AMEND AND APPROVE THIRD READING OF AN ORDINANCE TO AMEND THE CODE OF THE COUNTY OF YORK, SOUTH CAROLINA, CHAPTER 90.02, "RATES, FEES, AND CHARGES FOR PUBLIC PARK FACILITIES, SERVICES, OR SPONSORSHIP'S" IN ORDER TO PROVIDE FOR AN INCREASE TO EBENEZER PARK CAMPING FEES AND DAILY AND WEEKEND/HOLIDAY SHELTER FEES; PROVIDE FOR AN INCREASE TO EBENEZER PARK AND ALLISON CREEK PARK ANNUAL PASSES, OUT OF COUNTY DAY USE FEES, NIGHT ACCESS CARDS, AND DUMPING FEE; ESTABLISH A KAYAK RENTAL AND TOUR FEES AND GOLF CART PERMIT FEE FOR EBENEZER PARK AND ALLISON CREEK PARK; ESTABLISH PICKLEBALL MEMBERSHIP AND LEAGUE FEES AND INCREASE COMMUNITY CENTER RENTAL FEES AT FIELD DAY PARK; ESTABLISH ADMISSION, SPONSORSHIP, SHELTER NAMING RIGHTS, FOOD TRUCK EVENT AND SHELTER RESERVATION FEES AT CATAWBA BEND PRESERVE; TO PROVIDE FOR OTHER MATTERS RELATING THERETO.
3. Rezoning Action: Consider Second Reading
Case # 24-22
Tax Map # 655-02-01-005
Zoning Request: To rezone from UD to GC
Acres: 1.18-acre parcel

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Council District: One (1) - Audette
 Applicant: Roger Metz
 Owner: Christopher Adams
 Location: 1670 Highway 160 West, Fort Mill
 Planning Commission Date: May 13, 2024
 Staff Recommendation: Approve
 PC Recommendation: Approve (6-0)

4. Rezoning Action: Consider Second Reading

Case # 24-23
 Zoning Request: To rezone 16 parcels from GC, OI, or RMX-20 to RMX-6
 Council District: One (1) – Audette; Seven (7) - Cloninger
 Applicant: York County Council
 Owner: See list below
 Location: Fort Mill area
 Planning Commission Date: May 13, 2024
 Staff Recommendation: Approve
 PC Recommendation: Approve (6-0)

Community Name	Parcel Number	Owners	Current Zoning
Evolve at Tega Cay	6500000085	MLA Borden Evolve LLC/Evolve Investors TIC LLC	GC
Stone Village	6500101048	Villages at Palmetto Holdings LLC	RMX-20
Legacy Fort Mill	6510000014	Legacy Fort Mill LLC	RMX-20
Bromley Village	7180000001	Aspen Hills Village Apartments LLC	GC/RMX-20
Palmetto Place	6500000028 6500000219	Palmetto Residences LLC	RMX-20
Milcrest Park	6500000663 6500000669 6500000672	BRC Fort Mill LLC	RMX-20
Mill House	7180000147	MCG Charlotte Mill House DST	GC
Beckett Farms	7180000219	PRG Beckett Farms LLC	OI/GC
Haven at Regent Park	7260000052 7260000327	The Haven at Regent Park	GC/RMX-20
Villas at Fort Mill	7290000025	Southwood Villas at Fort Mill LLC	OI
Commons AT Fort Mill	7190000194	Southwood Commons at Fort Mill LLC	GC
Willows at Fort Mill	7190000027	Gateway Fort Mill LLC	GC

5. Rezoning Action: Consider Second Reading

Case # 24-24

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Tax Map #	386-00-00-005
Zoning Request:	To rezone from RSF-40 to RUD
Acres:	3.77-acre parcel
Council District:	Two (2) - Love
Applicant:	Zachary and Tracy Smith
Owner:	Zachary and Tracy Smith
Location:	3310 Lincoln Road, York
Planning Commission Date:	May 13, 2024
Staff Recommendation:	Approve
PC Recommendation:	Approve (6-0)

6. Rezoning Action: Consider Second Reading

Case #	24-26
Tax Map #	363-00-00-050; 053 thru 057
Zoning Request:	To rezone from RSF-30 to RUD
Acres:	6 parcels totaling 9.25 acres
Council District:	Two (2) - Love
Applicant:	Daniel Moses
Owner:	Daniel Moses; Homer and Joyce Moses
Location:	Johnson Street, Clover
Planning Commission Date:	May 13, 2024
Staff Recommendation:	Deny
PC Recommendation:	Approve (6-0)

7. Consider approval of nominated applicants for service for Boards & Commissions from the Finance & Operations Committee meeting on June 3, 2024: Nicole Huckabee, Keep York County Beautiful (At Large), Vicki Wolford, Board of Disabilities and Special Needs (District 2), Charles Schwartz, Board of Disabilities and Special Needs (District 4), George Sheppard, Culture and Heritage Commission (District 1), Andy Clinton, Olde English Commission, and Kris Clemente, Stormwater Appeals Board.

8. Council to Provide First Reading by Title Only of AN ORDINANCE AMENDING SECTION 32.03, ORGANIZATION AND COMPOSITION OF THE ROCK-HILL-YORK COUNTY CONVENTION & VISITORS BUREAU (CVB), SUBSECTION (E), SO THAT MEETING FREQUENCY OCCURS "NO LESS THAN EVERY OTHER MONTH"; TO AUTHORIZE A CORRESPONDING CHANGE TO THE CVB BY-LAWS; AND TO PROVIDE FOR OTHER MATTERS RELATED THERETO.

9. Council to approve and adopt the Addendum to Employer Resolution for Participation in the State Insurance Benefits Program regarding County/Municipality Councilmember Coverage (SCPEBA)

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10. Council to approve updating PO number 107246 for Printing Services for Tax Forms, Envelopes, and Tax Notices, for use by the County Auditor's and Treasurer's offices, for a total cost not to exceed \$60,000.00
11. Council to approve renewal of subscription for NEOGOV, for a talent development portal, in the amount of \$118,289.06.
12. Council to authorize annual maintenance agreement with PCI, LLC, of Tampa FL, for York County's tax billing and collections system, for a total cost of \$175,000.00.
13. Council to authorize the renewal of a maintenance agreement with Ahead, Inc., of Chicago IL, in the amount of \$200,293.04.
14. Council to authorize the renewal of a maintenance agreement with ESRI, of Redlands CA, in the amount of \$78,842.30.
15. Council to authorize the purchase of a three year maintenance renewal for the software that allows York County to utilize a virtual server environment, from Data Network Solutions, of Chapin SC, in the amount of \$191,700.17. This three year agreement would be billed annually in the amount of \$63,900.06 each year.
16. Council to approve a purchase order request Securitas Technology Corporation for maintenance and repair services for use by the York County Detention Center and York County Prison, for a total amount of \$138,757.90, for FY 2024-2025.
17. Council to approve the purchase of body cameras and associated equipment for use by the Sheriff's Office (Detention Division), from Axon Enterprise Inc. of Scottsdale AZ, for a total cost of \$792,645.89, as provisioned by section 35.009 of York County's Procurement Code.
18. Council to approve a contractual agreement with Axon Enterprise Inc. of Scottsdale AZ, for the purchase of a software solution for use by the Solicitor's Office, for an initial first year cost of \$46,736.97.
19. Council to approve purchase order regarding medical services for use by the York County Detention Center to Cardinal Health Pharmacy Distribution of Atlanta GA, for a total cost of \$125,000.00 for FY 2024-2025.

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20. Council to approve the second year of two one year renewal options with Trinity Services Group, Inc., of Oldsmar, FL for food services at York County's Detention Center, for a total cost of \$879,472.00 for FY 2024/2025.
21. Council to approve the purchase and installation of one new, unused, Caterpillar 150kW diesel generator for use by Public Safety Communications, from Blanchard Energy of Rock Hill SC, for a total cost not to exceed \$131,824.00, in accordance to the Cooperative Purchase provision as defined in section 35.008 (C)(1) (2) of the York County Procurement Code.
22. Council to approve second year contract renewal option regarding RFP #2679 for photocopier/multifunctional services to Toshiba Business Solutions of Mt. Gilead NC, for the cost of \$0.0259 per mono copy and \$ 0.0497 per color copy, or an estimated cost of \$17,420.00 per month, or approximately \$209,040.00 for FY 2025.
23. Council to approve award regarding RFP #2918 for the design and installation of Ebenezer Park's Playground Project, to Barrs Recreation LLC, of Pittsboro NC, for a total cost of \$365,028.72.
24. Council to authorize contract negotiations regarding RFQ #2919 for Progressive Design-Build services for improvements to the Bethel Lake Wylie Parks District.
25. Council to approve award regarding Bid #2924 for the purchase of calcium chloride road base stabilizer for York County's road system, from South Eastern Road Treatment of Evans GA, for a total cost not to exceed \$240,000.00, for FY 2025.
26. Council to approve award regarding Bid #2925 for Driving Surface Aggregate Material, to the lowest responsive and responsible bidder, Reeves Construction Co. of Duncan SC, for the total cost of \$22.50 per ton, for FY 2025.
27. Council to approve award regarding Bid #2926 for Macadam Base Stone Materials, to the lowest responsive and responsible bidder, Heidelberg Materials of McConnells SC, for the total cost of \$15.50 per ton, for FY 2025.
28. Council to approve the purchase of veterinary medical supplies for use by the Animal Control Department in the care of animals at York County's Animal Shelter, for a total cost not to exceed \$350,000.00 for FY 2024-2025.

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29. Council to approve a procurement exemption for contracted veterinary services for the Animal Services department for an amount not to exceed \$100,000 for FY 2024-2025.
30. Council to approve a three year HVAC service maintenance agreement with Trane U.S. Inc. of Charlotte NC for a total cost of \$116,088.00, as provisioned by section 35.009 of York County's Procurement Code.
31. Council to approve a procurement exemption for the disposal of municipal solid waste at Republic Services Fort Mill Transfer Station, for an amount not to exceed \$650,000.00 for FY2024-2025.
32. Council to approve a procurement exemption for the purchase of asphalt products for use by the Public Works and Engineering Departments to Blythe Brothers Asphalt of Charlotte, NC, King Asphalt Company of McConnell's & Rock Hill, SC and Ferebee Asphalt of Charlotte for Fiscal Year 2024-2025.
33. Council to approve purchase request in the amount of \$70,000.00 to York County Natural Gas Authority for the purchase of compressed Natural Gas (CNG) for use in the County's CNG-powered vehicles for FY 2024-2025.
34. Council to approve a purchase request to Mansfield Oil for the purchase of gasoline made through the use of the South Carolina State Fuel Card Program for York County vehicles, for a total amount of \$200,000.00 for FY 2024-2025.
35. Council to approve the purchase of pipe materials for use by the Public Works and Engineering Departments for a total cost not to exceed \$140,000.00 for FY2024-2025.
36. Council to approve a three year planned service contract agreement for HVAC controls with Johnson Controls Inc. of Charlotte NC, for a total cost of \$189,896.00.
37. Council to approve Utility Relocation Agreement with Duke Energy totaling \$1,863,155.18 for Pennies 3 Project 11149-009 Hwy. 557, and authorizing the County Manager to execute the relocation agreement.
38. Council to approve an amendment to an agreement for on-call grant writing services to reflect renewal terms with Bolton & Menk of Charlotte, NC, regarding RFP #2810 for grant writing and administration services.

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39. Council to Approve the Abandonment of a Portion of the Right of Way for a Portion of Bardale Road and Grant a New Right of Way for a Portion of Bardale Road
40. Council to Approve the Abandonment of a Portion of the Right of Way for a Portion of Bonita Road and Grant a New Right of Way for a Portion of Bonita Road

Public Hearing(s)

1. Council to Hold a Public Hearing and Consider Amending and Second Reading of AN ORDINANCE AMENDING TITLE VII OF THE YORK COUNTY CODE OF ORDINANCES BY ADDING NEW CHAPTER 72 ENTITLED “YORK COUNTY SHERIFF’S OFFICE WRECKER SERVICES REGULATIONS,” PROVIDING THE REGULATIONS BY WHICH ALL WRECKER SERVICES UTILIZED BY THE YORK COUNTY SHERIFF’S OFFICE SHALL BE GOVERNED; TO PROVIDE FOR THE ESTABLISHMENT AND MAINTENANCE OF A WRECKER SERVICE ROTATION LIST INCLUDING WRECKER RESPONSIBILITIES; TO PROVIDE QUALIFICATIONS AND CRITERIA FOR WRECKER SERVICES; TO ESTABLISH WRECKER CLASSIFICATIONS; TO ESTABLISH A FEES/RATES SCHEDULE FOR EACH CLASS OF WRECKER AND FOR RELATED SERVICES; TO ESTABLISH A WRECKER DISCIPLINARY POLICY INCLUDING A COMPLAINT/DISCIPLINE PROCEDURE; TO PROVIDE A ROTATION WRECKER COMPLAINT FORM; TO PROVIDE FOR A PUBLIC HEARING; AND TO PROVIDE FOR OTHER MATTERS RELATING THERETO.
2. COUNCIL TO HOLD A PUBLIC HEARING AND CONSIDER THIRD READING OF AN ORDINANCE TO AMEND THE CODE OF THE COUNTY OF YORK, SOUTH CAROLINA, DISPOSAL OF WASTE AT COUNTY LANDFILL, CHAPTER 50, SECTION 50.33(B); IN ORDER TO PROVIDE FOR AN INCREASE IN FEES FOR THE DISPOSAL OF MUNICIPAL SOLID WASTE, AND CONSTRUCTION AND DEMOLITION DEBRIS AT THE COUNTY LANDFILL AND TO PROVIDE FOR OTHER MATTERS RELATING THERETO.
3. COUNCIL TO HOLD A PUBLIC HEARING AND CONSIDER AMENDING AND THIRD READING OF AN ORDINANCE TO AMEND THE CODE OF THE COUNTY OF YORK, SOUTH CAROLINA, CHAPTER 51.05, WATER AND SEWER RATES AND CHARGES, TERMS AND CONDITIONS OF SERVICE, SECTIONS (B)(2) AND (B)(10) IN ORDER TO AMEND THE WATER RATE SCHEDULE AND SEWER RATE SCHEDULE AND TO PROVIDE FOR MATTERS RELATED THERETO.

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4. Council to Hold a Public Hearing and Consider Third Reading of AN ORDINANCE TO LEVY AND REIMPOSE A ONE PERCENT SALES AND USE TAX, SUBJECT TO A REFERENDUM, WITHIN YORK COUNTY PURSUANT TO THE CAPITAL PROJECT SALES TAX ACT, S.C. CODE ANN. § 4-10-300 ET SEQ., AS AMENDED; TO DEFINE THE SPECIFIC PURPOSE OR PURPOSES AND DESIGNATE THE PROJECTS FOR WHICH THE PROCEEDS OF SUCH TAX MAY BE USED; TO PROVIDE THE MAXIMUM TIME FOR WHICH SUCH TAX MAY BE IMPOSED OR REIMPOSED FOR A PERIOD PROVIDED BY LAW; TO PROVIDE THE APPROXIMATE COST OF THE PROJECTS OR FACILITIES FUNDED FROM THE PROCEEDS OF SUCH TAX AND THE APPROXIMATE AMOUNT OF NET PROCEEDS TO BE RAISED BY SUCH TAX; TO PROVIDE FOR A COUNTY-WIDE REFERENDUM AT THE 2024 GENERAL ELECTION TO PERMIT THE EXISTING ONE PERCENT SALES AND USE TAX TO BE REINSTATED AND CONTINUE WITHOUT INTERRUPTION; TO PRESCRIBE THE CONTENTS OF THE BALLOT QUESTION IN SUCH REFERENDUM; TO PROVIDE CONDITIONS PRECEDENT TO THE IMPOSITION OF SUCH TAX AND CONDITIONS OR RESTRICTIONS ON THE USE AND EXPENDITURE OF SUCH TAX REVENUE, INCLUDING UTILITY RELOCATION; TO ESTABLISH THE PRIORITY IN WHICH THE NET PROCEEDS OF SUCH TAX, IF APPROVED IN A REFERENDUM, ARE TO BE EXPENDED FOR THE PROJECTS AND PURPOSES STATED AND TO PROVIDE A FORMULA OR SYSTEM BY WHICH MULTIPLE PROJECTS MAY BE FUNDED SIMULTANEOUSLY; TO AUTHORIZE THE YORK COUNTY BOARD OF VOTER REGISTRATION AND ELECTIONS TO CONDUCT A REFERENDUM; TO PROVIDE FOR THE ADMINISTRATION OF SUCH TAX, IF APPROVED; TO PROVIDE FOR THE PAYMENT OF SUCH TAX; TO PROVIDE FOR THE ADMINISTRATION OF THE PROGRAM; AND TO PROVIDE FOR OTHER MATTERS RELATING THERETO.

Old Business

1. Rezoning Action: Consider First Reading

Case #	24-21
Tax Map #	376-00-00-060
Zoning Request:	To rezone from AGC to RUD
Acres:	3.0-acre portion of an 8.76-acre parcel
Council District:	Two (2) - Love
Applicant:	Jonathan Caldwell
Owner:	Jonathan Caldwell
Location:	Glenn Road, Clover
Planning Commission Date:	May 13, 2024
Staff Recommendation:	Approve
PC Recommendation:	Approve (4-2)

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2. COUNCIL TO CONSIDER THIRD READING OF AN ORDINANCE TO AMEND CHAPTER 155: ZONING CODE, TO MODIFY SEPARATION REQUIREMENTS FOR CERTAIN USES IN THE LAKE WYLIE ZONING OVERLAY; TO PROVIDE FOR A PUBLIC HEARING; AND TO PROVIDE FOR OTHER MATTERS RELATING THERETO.
3. COUNCIL TO CONSIDER 3RD READING OF AN ORDINANCE TO ESTABLISH OPERATING AND CAPITAL BUDGETS FOR THE OPERATION OF THE COUNTY GOVERNMENT OF YORK COUNTY FOR THE FISCAL YEAR COMMENCING JULY 1, 2024; TO PROVIDE FOR THE LEVY OF TAXES FOR YORK COUNTY FOR THE FISCAL YEAR COMMENCING JULY 1, 2024; TO PROVIDE FOR THE EXPENDITURE OF TAX REVENUES AND OTHER COUNTY FUNDS; AND PROVIDE FOR OTHER FISCAL MATTERS RELATING TO COUNTY GOVERNMENT.

New Business

1. COUNCIL TO CONSIDER THE ACCOMMODATIONS TAX ADVISORY COMMITTEE'S RECOMMENDATION FOR FY 2025 FUNDING IN THE TOTAL AMOUNT OF \$171,250.00
2. COUNCIL TO APPROVE FIRST READING BY TITLE ONLY OF AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF AN INFRASTRUCTURE CREDIT AGREEMENT BY AND BETWEEN YORK COUNTY, SOUTH CAROLINA AND THAT CERTAIN ENTITY OR ENTITIES IDENTIFIED BY THE COUNTY AS "PROJECT ROSE" WHEREBY CERTAIN PROPERTY WILL BE SUBJECT TO CERTAIN STATUTORY PAYMENTS IN LIEU OF TAXES AND BENEFIT FROM CERTAIN SPECIAL SOURCE CREDITS; THE PLACEMENT OF PROPERTY COMPRISING PROJECT ROSE WITHIN THE BOUNDARIES OF A MULTI COUNTY PARK; AND OTHER MATTERS RELATED THERETO.

Committee and Other Reports

Finance & Operations Committee Meeting, Monday, June 17, 2024, 5:15pm Chairwoman Allison Love

Citizen Concerns

Liz Duda with the Bike/Ped Coalition of York County to present to Council recommendations from the Fort Mill High School Walkability Study Report.

Council Member New/Non-agenda Comments

Executive Session:

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Receipt of Legal Advice: Litigation/Legal Update

Contractual Matter: Retention of Outside Legal Counsel

Matters for consideration following Executive Session

Adjourn

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