

**LANCASTER COUNTY COUNCIL AGENDA
MONDAY, NOVEMBER 24, 2008**

**REGULAR MEETING
6:00 p.m.**

1. CALL TO ORDER – Chairman Rudy Carter
2. PLEDGE OF ALLEGIANCE
3. INVOCATION – Fred Thomas
4. WELCOME AND RECOGNITION – Chairman Rudy Carter
5. APPROVAL OF AGENDA
6. EMPLOYEE OF THE QUARTER PRESENTATION – Rudy Carter
7. PUBLIC HEARINGS
 - a) To receive oral and written comments from the public ordinance to approve an Infrastructure Credit Agreement among Lancaster County, Charged Properties LLC, and ECN Industries, Inc., and to authorize the execution and delivery of the Infrastructure Credit Agreement – Edward Kluiters/Mike Ey..... 1
 - b) To receive oral and written comments from the public on the ordinance authorizing the county to enter into a Base Lease and Conveyance Agreement and an Installment Purchase and Use Agreement between the County and SCAGO Public Utilities Corporation for Lancaster County; approving the form and terms of a Trust Agreement between the Corporation and Wells Fargo Bank in connection with the issuance of certain installment purchase revenue bonds for the Lancaster County Project; consent to the issuance of such installment purchase revenue bonds, approving the form a preliminary official statement with respect to such installment purchase revenue bonds; providing for an exemption from the County's Procurement code; delegated authority to the Chairman of the County Council and the CA to approve and determine certain matters – Mike Ey.....2
 - c) To receive oral and written comments from the public concerning an ordinance to authorize and approve an agreement for the development of a joint industrial ad b business park by and between Lancaster County and Chester County with property located in Lancaster County 92 Gillette (Duracell) parcels, and Founders Federal Credit Union Parcel, and in Chester County the Elliott tract, Frances Tract, and H.W. Close Plant; to require the payment of a fee-in-lieu of ad valorem taxes by businesses and industries located in the park; to apply zoning and other laws in the park; to provide for law enforcement jurisdiction in the park; and to provide for the distribution of park revenues within the county – Mike Ey3
8. CITIZENS COMMENTS

9. DISCUSSION ITEMS

- a) Request for funding for Artisan’s Center – USC-L Dean John Catalano/Nancy Howell4-11
- b) Request from US Geological Survey to locate Hydrology Gaging Station at Lancaster County airport – Steve Willis12-16
- c) Request to assume road ownership within Bailes Ridge Multi-county Business Park – Steve Willis17-24
- d) Airport FBO Contract Revision – Steve Willis25
- e) Committee Reports
- f) County Attorney Report – Mike Ey

10. ACTION ITEMS

- a) Request to utilize contingency funds for E-911 – Steve Willis26-30
- b) Adoption of Classification and Compensation Plan – Steve Willis31-43
- c) Pleasant Valley Fire Station Property – Steve Willis44
- d) Board & Commission Appointments
 - Board of Zoning Appeals (District 1)
 - Community Relations Commission (District 2)
- e) Resolutions
 - 665 – Inducement Resolution for Haile Gold Mine Inc. project – Mike Ey45-47
 - 666 - Declaring results of Capital Project Sales Tax Referendum – Mike Ey48-50
 - 667 - Adopting the CONNECT Values, Vision and Action Agenda as a guide for future growth of the Greater Charlotte Bi-State Region – Steve Willis51-53
- f) Consent Ordinance Readings (1-3)
 - 1) **2nd reading – Ordinance #965** amending the county zoning map; specifically property petitioned by Thomas Barnes located on Barnes Street (tax map number 611, block A, parcel 24, lot #10 only) from R-30, Low Density Residential Agricultural District, to R-30D Low Density Residential/Manufactured Housing/Agricultural District - Elaine Boone 54
 - 2) **2nd reading – Ordinance #966** amending the county zoning map; specifically property petitioned by Brenda Gordon located on Little River Trails (tax map number 13, parcel 32.03) from R-30P, Low Density Residential Agricultural Panhandle District, to R-30S, Low Density Residential Manufactured Housing Agricultural District - Chris Karres 55
 - 3) **2nd reading – Ordinance #967** amending the county zoning map; specifically property petitioned by V. J. Jones located on 936 Hamstead Circle and SC Highway 160 (tax map number 6N, block B, parcels 7, 11, & 12 and tax map number 6, parcel 74) from B-2 Community Business District, to B-3, General Commercial District - Chris Karres56
- g) Ordinance Readings
 - 1) **3rd reading – Ordinance #899** amending The Sun City Carolina Lakes Improvement District by adding the area known as “Turkey Point” to the Sun City Carolina Lakes Improvement District – Mike Ey57-66

- g) Ordinance Readings (continued)
- 2) **3rd reading – Ordinance #944** Authorizing Lancaster County, South Carolina, to enter into a base lease and conveyance agreement and an installment purchase and use agreement each between the county and SCAGO Public Facilities Corporation for Lancaster County; approving the form and terms of a trust agreement between SCAGO Public Facilities Corporation For Lancaster County and Wells Fargo Bank, N.A., as trustee, in connection with the issuance of certain installment purchase revenue bonds (Lancaster County project) series 2008, or such other appropriate series designation; consenting to the issuance of such installment purchase revenue bonds; authorizing the issuance and sale of general obligation bonds in amounts required to make installment payments; approving the form of a preliminary official statement with respect to such installment purchase revenue bonds; providing for an exemption from the county's procurement policy; delegating authority to the Chairman of County Council and the County Administrator to approve and determine certain matters; and other matters relating thereto – Mike Ey67-78
 - 3) **3rd reading - Ordinance #954** to amend section 2-161 of the Lancaster County Code Of Ordinances so as to allow implementation of relevant provisions of the South Carolina State Procurement Code in connection with procurement of construction and related services for the new Lancaster County Courthouse – Mike Ey 79-84
 - 4) **3rd reading – Ordinance #958** (to authorize and approve an agreement for the development of a joint industrial and business park by and between Lancaster County and Chester County with property located in Lancaster County (two Gillette Company (Duracell) parcels and Founders Federal Credit Union parcel) and in Chester County (Elliott Tract, Frances Tract and H.W. Close plant); to require the payment of a fee-in-lieu of ad valorem taxes by businesses and industries located in the park; to apply zoning and other laws in the park; to provide for law enforcement jurisdiction in the park; and to provide for the distribution of park revenues within the county - Mike Ey.85-96
 - 5) **3rd reading – Ordinance #962** to approve an Infrastructure Credit Agreement among Lancaster County, South Carolina, Charged Properties LLC and ECN Industries, Inc. and to authorize the execution and delivery of the infrastructure credit agreement – Mike Ey97-112
 - 6) **3rd reading – Ordinance #963** amending the text of the UDO, Section 2.1.5, Overlay District, (4), Carolina Heelsplitter Overlay District, to clarify the text, add definitions and examples, and explain when the mitigation fee is to be paid – Chris Karres.....113-119
 - 7) **2nd reading – Ordinance #915** to adopt an Article regarding Road Construction Standards – Darin Robinson/Steve Willis120-133

Anyone requiring special services to attend this meeting should contact 285-1565 at least 24 hours in advance of this meeting.

This agenda is not inclusive of all matters that may be discussed.

- g) Ordinance Readings (continued)
 - 8) **2nd reading – Ordinance #959** to amend the county zoning map; specifically +/-411 acres of property located off US Highway 521 on Collins Road (tax map 10, parcel 61) from R-15P to PDD-26– Chris Karres134-140
 - 9) **2nd reading Ordinance #960** approving the development agreement between UHF Development, LLC and Lancaster County relating to the Collins Road Site Development (PDD-26) and authorizing certain county officials to execute and deliver the development agreement – Mike Ey/Elaine Boone.....141-161
 - 10) **2nd reading – Ordinance #961** to approve an amendment to the Comprehensive Development Agreement, Ordinance #356, an agreement between Lancaster County, South Carolina and Crescent Resources, so as to amend and restate the Comprehensive Development Agreement for PDD-2 as it relates to the property of Catawba Ridge 4400, LLC and Catawba Ridge 200, LLC and to authorize certain county officials to execute and deliver the amended and restated development agreement– Mike Ey/Chris Karres..... 162-190
 - 11) **2nd reading– Ordinance #964** authorizing the execution and delivery of a fee agreement by and between Lancaster County, South Carolina and Haile Gold Mine, Inc., and providing for a payment of a fee in lieu of taxes - Mike Ey191-213
 - 12) **2nd reading – Ordinance #968** amending the 2008-2009 County Budget – Veronica Thompson/Steve Willis214-217

11. MISCELLANEOUS

- a) Correspondence & Information Items – Steve Willis
 - 1) EMS Monthly Report218
 - 2) E-911 Coordinator219
 - 3) Federal Hazmat Awareness Training Grant Award220-221
 - 4) Weight Limited Bridges 222
 - 5) Foster Wastewater Treatment Plant Repairs.....223-224
 - 6) Minutes & Agendas
 - Development Agreement Committee225-228
 - Joint Recreation Commission229-230
 - Joint Planning Commission231-233
 - Board of Zoning Appeals234-237
 - 7) Open House – Bob Doster’s Backstreet Studio238
 - 8) Tim Warner Cable239-241
- b) Review of upcoming meetings and announcements – Chairman Carter

12. EXECUTIVE SESSION - if needed

13. ADJOURNMENT

Anyone requiring special services to attend this meeting should contact 285-1565 at least 24 hours in advance of this meeting.

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