



Minutes
Sumter County Council Regular Meeting
Tuesday, November 22, 2022 -- Held at 6:00 p.m.
Sumter County Administration Building
Third Floor, County Council Chambers
13 E. Canal Street, Sumter, SC

<https://www.youtube.com/channel/UCAHjizPaonQ9LFS2kO37tA>

COUNCIL MEMBERS PRESENT: James T. McCain, Jr., Chairman; James R. Byrd, Vice Chairman; Artie Baker, Eugene R. Baten, Charles T. Edens, Vivian Fleming McGhaney, and Carlton B. Washington.

COUNCIL MEMBERS ABSENT: None

COUNTY STAFF PRESENT: Gary Mixon, Mary W. Blanding, Johnathan Bryan, Greg Hawkins, Randy Stewart, Joe Perry, Valerie Brunson, and two Sheriff Deputies.

MEDIA PRESENT: The Item Newspaper, Shelbie Goulding.

MEMBERS OF THE PUBLIC PRESENT: Approximately 43 members of the public were present.

CALL TO ORDER: Chairman McCain called the meeting to order.

INVOCATION: Councilman Vivian Fleming McGhaney gave the invocation.

PLEDGE OF ALLEGIANCE: The Pledge of Allegiance to the American Flag was led by Veteran Randy Stewart, Council District 3. Retired US Air Force Veteran Randy Stewart served our Country from July 1992 to November 2015. He was assigned to Andrews AFB, Washington D.C. during 9/11, and supported relief efforts at the Pentagon incident. He also served in Operation NORTHERN WATCH and SOUTHERN WATCH, Operation IRAQI FREEDOM, Operation INHERENT RESOLVE (ISIS terrorists in Syria). He is a Major with the Sumter County Sheriff's office, and he currently lives in County Council District 3. Thank you for your service.



APPROVAL OF AGENDA: Chairman McCain asked the Clerk to Council if there were any changes to the agenda. Mrs. Blanding informed the Chairman that there were no changes; then the Chairman called for a motion on the approval of the agenda.

ACTION: MOTION was made by Councilman Baker, seconded by Vice Chairman Byrd, and unanimously carried by Council to grant approval of the agenda as presented.

APPROVAL OF MINUTES: Chairman McCain then called for a motion on the approval of the minutes from the Tuesday, November 8, 2022, meeting of Sumter County Council.

ACTION: MOTION was made by Councilman Baten, seconded by Councilman McGhaney, and unanimously carried by Council to grant approval of the minutes as presented.

LAND USE MATTERS AND REZONING REQUESTS:

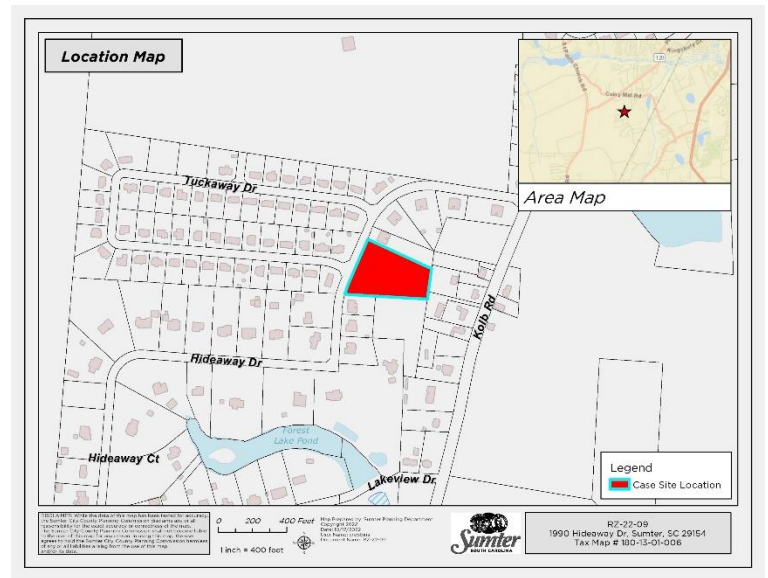
Planned Development/Rezoning Requests:

**NOTE: RZ = Rezoning Of Property As Applicable In Sumter County Zoning and Development Standards.
AC = Agricultural Conservation As Applicable In Sumter County Zoning and Development Standards.
NC = Neighborhood Commercial As Applicable In Sumter County Zoning and Development Standards.
LI-W = Light Industrial-Warehouse As Applicable in Sumter County Zoning and Development Standards.**

- (1) **RZ-22-09 – Second Reading/Public Hearing -- 1990 Hideaway Dr. (County) -- A Request To Rezone A +/- 2.65 Acres From Agricultural Conservation (AC) To Residential-15 (R-15). The Property Is Located At 1990 Hideaway Dr. And Is Represented By Tax Map # 180-13-01-006. (Prior To Action On Second Reading, Council Will Hold A Public Hearing On This Rezoning Request.)**

Ms. Helen Roodman, the Planning Director presented this proposed rezoning to Council for second reading. She stated that the applicant, Mr. Louis Tisdale, was not present; however, the owner of the property, Mr. Gainey of Gainey Construction Company was present on behalf of the rezoning request.

The applicant hopes to have the property rezoned to R-15 to establish additional attached or detached single family units on the property. It was also stated by Mrs. Roodman that single family attached houses can be established via conditional use approval in the R-15 zoning district. It was also noted by Mrs. Roodman that the property currently contains a duplex and is adjacent to other properties with duplexes located on the eastern side of Hideaway Drive in Sumter. Also, the area is not served by public sewer, therefore, the minimum lot size and the maximum amount of housing units will be primarily dictated by the size of the septic tank drain field and repair area required by SCDHEC pursuant to the soil conditions and type.



Mrs. Roodman also stated that the 2040 Land Use Plan has this property in the Suburban Development Planning Area. The primary goal of the Suburban Development Planning Area is to scrutinize and manage development patterns, foster intentional mixed-use development, and identify new commercial and industrial locations where form and design are the focus. The Suburban Development Planning Area policies support residential density at three to four units per acre for single family housing types. The applicant's request to rezone from Agricultural Conservation (AC) to Residential-15 (R-15) is consistent with the Sumter 2040 Comprehensive Plan. Lastly, Mrs. Roodman stated that the Planning Commission recommends approval of the request.

After Mrs. Roodman's presentation, the Chairman convened a public hearing on this rezoning request. He asked that those in favor of the rezoning request could speak first. No one spoke in support of the rezoning request. The following persons spoke in opposition of this rezoning request.

- Chris Brooks asked for those who were present in opposition of this proposed rezoning request to raise their hands; approximately 13 people raised their hands. Mr. Brooks stated that during the last few days, the community has recognized several issues that are of concern to them that will impact Council's possible action on this rezoning request.
 - The property does not meet the minimum requirements for a road frontage for a R-15 home which is a minimum requirement of 100 feet; this location only has 95 feet.
 - If the applicant constructs a duplex, it is a minimum requirement of road frontage of 300 feet.
 - Duplexes lowers the property value of other homes. Pre-pandemic the duplexes have a cost value of \$80,000 to \$90,000.
- Cory Doggers stated that he opposes this rezoning because he has just gone through a similar situation where the home that they were building behind his previous home devalued the home by \$60,000. He added that many of the homes in the neighborhood are at least \$400,000 in value, including his home and no one wants to have devalue of their homes.
- Paul Greer stated that he lives on Lakeview Drive near the proposed rezoning. He said that he does not want his property value to drop just at the time of retirement. He added that the neighborhood is safe, and he would like the request to be denied.
- Carolina Richardson spoke and said that she lives on Hideaway Drive and has lived in the community since 2005. She stated that the duplexes that are at the entrance way were further away from the homes that are located further back in the neighborhood. She stated her concern about having more renters in the neighborhood and the possibility of devaluating the value of the homes in the neighborhood. She asked Council to deny the request and allow for the property to remain as it is.
- Sherry Phillips stated that she lives on Hideaway Drive and is not in support of the rezoning request. She said she understands that people have to rent because they cannot afford different. However, the area where the duplexes are is always trashy. Her mother has lived in the neighborhood on Hideaway Drive for forty years. Ms. Phillips lives near her mother and when she walks her dog at night in the opposite direction from her mother's home, in front of the duplexes that are already in the front of the subdivision, that she can pick up at least two bags of trash. The renters are not concerned about the neighborhood. Ms. Phillips also said that her mother will ride the lawn mower up to the duplexes and cut the grass just to keep the neighborhood from looking bad (although Mrs. Phillips tries to deter her from cutting the grass for the duplex renters.)
- Lisa Hass lives on Hideaway Drive and owns additional property on Hideaway Drive. She is in opposition to this rezoning request. She stated that since she lives so close to the duplexes, their garage has been broken into four times. If the rezoning is approved, she will have double loses of money.
- Robert Mitchem stated that he is against the rezoning request. He lives next door to where the duplexes will be built. Mr. Mitchem said that the renters are just trashing the neighborhood and then he and the other neighbors must suffer the consequences. He also stated that he has tried to help keep the area clean but due to a medical situation, he cannot help with keeping it clean like he used to do.
- Kristie Parish spoke to Council in opposition of the rezoning request. She stated there is only one road in and out of the subdivision. Therefore, she does not want to have nails in her tires due to the construction of the duplexes. She added that she does not want the atmosphere of the neighborhood changed.
- Donna Mitchell also spoke in opposition to the rezoning request. She supports all that has been said about the rezoning request and how it could adversely affect the neighborhood.

After comments from those that were in opposition of the rezoning request, the Chairman asked if anyone wished to speak in support of the rezoning request.

- A gentleman spoke in support of Gainey Construction Company. He stated that what the neighbors have talked about as it relates to the property management of the current duplexes is not something that is happening now since the Gainey Construction Company purchased the property. He said that they cannot speak to anything that has happened since before they owned the property. It was also added that it is undetermined whether it will be duplexes or single-family dwellings; normally, new construction increases property value in neighborhoods. The property value is in line with what is currently in existence in the neighborhood. He also stated that the homes that will be placed at this location will be in the same size and value of the existing homes in the area and the lot sizes will be approximately three-fourth of an acre per home. Also, it was mentioned that everyone contributes to litter and not just the landowners or renters. He said that the crime situation is more presumptuous and not proved that the renters are the ones that have caused crime in the neighborhood.

After all comments and clarification of statements during the public hearing, Chairman McCain closed the public hearing and Council acted on second reading.

ACTION: MOTION was made by Councilman Baker, seconded by Vice Chairman Byrd, and unanimously carried by Council to deny second reading to this rezoning request as presented.

- (2) **RZ-22-10 - Second Reading/Public Hearing -- 2590 Peach Orchard Rd. (County) A Request To Rezone A +/- 51.90 Acre Tract From Agricultural Conservation (AC) To Residential-15 (R-15). The Property Is Located At 2590 Peach Orchard Rd. And Is Represented By Tax Map # 135-00-01-019. (Prior To Action On Second Reading, Council Will Hold A Public Hearing On This Rezoning Request.)**

Mrs. Roodman presented this rezoning request to Council for second reading and public hearing. She stated that this proposed request is from Mr. Tyler (Doc) Dunlap who was present on behalf of the rezoning request. Ms. Roodman stated that the applicant's intent is to develop a residential subdivision on the property. The subdivision would have homes that would be R-15 with a cost of \$250,000 to \$300,000.

2040 Land Use Property is in the Rural Development Planning Area and influenced the Military Protection Planning Area. The Rural Development Planning Area supports low-density residential development and selected non-residential and agricultural uses in a relaxed regulatory climate. Specific policies for this planning area do not support residential densities that exceed one unit per acre.

Ms. Roodman also stated that the Military Protection Planning Area is intended to protect Shaw AFB and Poinsett Electronic Combat Range from encroachment of incompatible land uses and to reduce accident and noise potential. The request to rezone from AC to R-15 is generally inconsistent with the 2040 Comprehensive Plan.

Additionally, the property is currently zoned AC and is adjacent to AC zoning in all directions. There is an existing R-15 subdivision located +/- 450 ft. south of the site. AC district is meant to protect areas of the county that are presently rural or agricultural in character and use and/or are uniquely suited to

agricultural use. The property is not within the boundaries of any of the Shaw AFB Compatibility Districts. Peach Orchard Road is the boundary of the Noise Attenuation Overlay District.



Mrs. Roodman concluded her presentation by stating that the Planning Commission recommended approval of this request based on development of this area since 2009. Prior to the public hearing, Councilman Washington asked if there would be any duplexes on the property. Mrs. Roodman stated that Mr. Dunlap has factored in individual family homes and that there would be only one house on each lot which would be approximately one acre per lot with 42 lots being the maximum of lots on the property. Then Chairman McCain convened a public hearing. He asked if anyone wished to speak during public hearing. The following citizens spoke during public hearing.

- Reba Consavage asked for clarification of the address. Mrs. Roodman stated that since there is no house on the property, the Planning Department is allowed to provide the closest number they can for the property description during the Rezoning Request period.
- Tyler Dunlap (aka Doc Dunlap), property owner/developer, spoke in support of the rezoning request. He also said that because of the layout of the property, he had to reduce the number of homes on the property. He emphasized that the property at this location has some real issues with water flow so the ability for the property to have septic tanks will determine exactly how many homes will be allowed on the property. Mr. Dunlap said that he is planning for 40 to 42 homes on the property. He also informed Council that his company developed Persian Hills Subdivision which is about one-half mile south of this proposed development on Peach Orchard Road.
- Skip Rauch asked how many entrances would be on Peach Orchard Road. Mr. Dunlap said that there will be two entrances on Peach Orchard Road or as determined by SCDOT.
- Chris Burns asked what the development would do to the water table and the quality of water in the community and at High Hills Water Company. He also stated that the citizens in the area are

concerned about the multiple accidents at Catchall Road and Highway 441 and Raccoon Road and Highway 441 (Peach Orchard Road). He also said that with 40 more homes and at least two more vehicles per home, that will place 80 more vehicles on the highway that is already experiencing many traffic accidents. Mr. Burns also stated his concern that with the new people coming into a community that is established with farm animals which may be noise to them, but a way of life to the people already living in the community.

- David Hood stated that he used to work on the Air Force Base and he lives on Water Tower Road. He voiced his concerns about the subdivision being so close to the Air Force Base. He stated that he is not in support of this development; however, it is too close to the base and the farm life that surrounds this proposed subdivision.
- Skip Rauch spoke again and stated that in 1962 an airplane crashed, and we should not want that many houses close to that area. He is not in support of the development.
- Joseph Dawson, II, stated that he is the grandson of Booker T. Dawson, from Hopewell Baptist Church. He added that there is a lot of water that comes from this property to his property. He also talked about the accidents that have occurred on the property and the fact that more will occur with forty more homes on the property. He also questioned the fact that there are burial grounds in this area that have not yet been found during Sumterville time. Mr. Dawson also stated his concerns about the wild animals that will not have a home anymore if the property is developed.
- Greg Ray stated that he lives on Water Tower Road. The area is very quiet and the only thing you hear is a donkey braying, but we are used to it. He asked Council to deny the request. The community likes the peacefulness of the area with the wild animals.
- Pam Hood speaks on behalf of herself and her husband. She said that the development would destroy the homes of the animals and the peacefulness of the community. Ms. Hood said she has lived in this community since she was two years old, and she asked Council to deny the request.
- Steven Westmoreland stated that he lives directly across the road from the proposed development. His concerns are traffic and his animals and family as it relates to well water.
- Dwayne Ray said he has lived in this area for 52 years and he and his uncle get along fine with the peace and quietness in the community. Mr. Ray said that this area cannot handle the added traffic of 52 homes. He is not in support of the rezoning request.
- Malissa Myers spoke in opposition to the rezoning request. She lives on Water Tower Road and owns property on Peach Orchard Road. Ms. Myers spoke about this development and other developments that are coming in the area which will change the face of the community. Her concern was whether the public services would be able to handle the added subdivisions when there are already problems with traffic, drainage issues, environmental impact, etc. in the area.
- Steven Austin stated that he is in opposition to this proposed rezoning request due to environmental concerns. He said that during his younger years there were multiple springs that had ice cold water coming out of the ground. Now, with the developments, the springs have dried up. The springs were a natural resource and now they are disappearing.

- Jeffery Lucas stated that he lives on Peach Orchard Road directly across from the proposed rezoning. His concern is to save the land, save the creatures. He added that the reason he lives in this area because he and his family do not want to live in the concrete jungle. Mr. Lucas is also concerned about the animals and the natural resources around them including the trees.
- Ashly Nicholas, Shaw Air Force Base – Community Planner, spoke concerning the rezoning. She stated that she is not for or against the development, but she is at the meeting to make comments and to take information back to Shaw Air Force Base Leadership. Ms. Nicholas further stated that Shaw is in support of low-density residential development which is in keeping with the Military Protection Plan area as Mrs. Roodman mentioned earlier. She said that the preliminary plan that was presented during this meeting does have some challenges in meeting the requirements for Military Protection Zoning Criteria which is a minimum of one acre per unit. It was also stated by Ms. Nicholas that in the event that this particular rezoning request is approved, Shaw will move forward in meeting with the developer and the planning staff in accomplishing the goal of the developer and meeting the needs of the Military Protection Zoning Criteria. Lastly, she stated that Shaw would have some challenges supporting a high-density plan.
- James Sequchi stated that his concern is environmental. He added that there is a branch which flows under the proposed development called Roberts Branch and the spring that flows year-round is a rubio spring. Any development would damage the environment.

Chairman McCain asked if anyone else would like to speak during public comment. No one else spoke; therefore, the Chairman closed the public hearing. Then Chairman McCain asked Council if they had any other comments before calling for the motion on second reading.

Councilman Edens stated that he knows this area very well and it is a rural community. Additionally, he mentioned that Council members have some challenges that they must face as far as developers can do what they need to do in Sumter County as well as protecting Shaw AFB. He added that he would love for Sumter to remain as it is now for the rest of his life, but he understands that no growth would not be good for Sumter. He reemphasized that Sumter County Council must meet to discuss the planning and zoning development in Sumter because planners and developers are having a harder time finding areas to develop that will not encroach on rural communities' habitats. Councilman Edens said he would have to make a motion to deny second reading.

Then Councilman Baten asked to speak; he said this situation takes him back to when he arrived at Shaw AFB, as a military man in 1970. He added that he served on Shaw AFB for twelve years. During that time there were discussions about Base Realignment and Closure (BRAC). Shaw AFB was being considered for one of the Air Force Bases to close because of encroachment around Shaw AFB. Since that time, members of Sumter County Council have taken a lot of measures to eliminate encroachment around Shaw AFB, and traffic flow around Shaw AFB. Councilman Baten also stated that his job at Shaw AFB during the 70's and 80's was Base Audiovisual Manager. He was responsible for the Air Base's Photo Laboratory; and whenever there was an airplane accident near the area, his staff had to go to the area and photograph the crash site. He explained the magnitude of the crash site, which included the site where the plane landed on the ground, and all other areas where there was debris that was associated with the crash. The debris field for a crash site could spread over miles. Councilman Baten further stated that he does not know what the plans are for the Department of Defense as to whether there will ever be another BRAC. He added that he

does not know what will happen if there is another BRAC, but he knows that when a BRAC is being discussed, it is a cut-throat process. Every state will do whatever they can to protect the military installations in their communities. There will be talk about why a base should be closed because one area is more of a risk than another installation: putting Shaw AFB, up against another installation. The Governor, Congressmen, Senators, etc., are all working to maintain their military installations and it becomes a cut-throat situation. Councilman Baten further stated that some people have said now that Third Army is here, Shaw AFB is safe. He said that is not true, because Third Army Headquarters can stay, the 9th Air Force Headquarters, and the 15th Air Force headquarters can stay, but they can relocate the airplanes. They can move those airplanes, the fighter wing, to another Air Force Base. It has been done before, and it could happen here. He further stated that as he listened to Ms. Ashleigh Nicholas' comments that the staff on Shaw AFB is concerned about the development, then Council needs to take this under consideration. Councilman Baten also stated that Council needs to look at the economic impact Shaw AFB has on this community. Prior to ending his comments, he said that Council should not want to "Kill the goose, that is laying the Golden Eggs. He said that he appreciates that Councilman Edens wants to deny this request, and he is going to add a second to Councilman Edens motion. Lastly, Councilman Baten said he agrees with the development of the property, but Council cannot risk the impact that Shaw AFB has on Sumter County.

ACTION: MOTION was made by Councilman Edens, seconded by Councilman Baten, and unanimously carried by Council to deny second reading to this rezoning request as presented.

Prior to the motion being carried, Councilman McGhaney asked what the other options are, or alternatives that the Developer has for this proposed development. Mrs. Roodman stated that because of the type of land, the size of land, the shape of the land, and the environmental influences, it is difficult for her to say what is the practicality for developing the property with one acre lots. Lot frontage directly correlates to lot-cost because road cost means something. Because of the County's current zoning framework this is the next most restrictive district that can be requested for pure residential development. She added that if this property was in a different location and/or a different shape, there would possibly be a different conversation and being able to use the rules that are written to give some flexibility to the development. However, with this lot that is long, oddly shaped, and narrow with lots of topographic changes, this is probably the most reasonable lot layout of the property.

Lastly, Mrs. Roodman said that the request is not consistent with the Land Use Plan.

Councilman Baker also asked about the mini farms that many people are doing, would this be an option for Mr. Dunlap? Mrs. Roodman answered by stating that if Mr. Dunlap is interested it would mean he has to discuss the highway needs with South Carolina Department of Transportation. Then Councilman Baker said that he would like to offer a substitute motion to defer instead of denying.

Then Councilman Baten said that Council needs to remember that the Military Protection Plan has been adopted to protect Shaw Air Force Base and the Poinsette Bombing Range. He asked Mrs. Roodman why that statement was in the staff report. She stated that it is in the report because the Military Protection District is right across the street from the proposed development. It was stated that the request to rezone from Agricultural Conservation to Residential-15 is generally inconsistent with the 2040 Comprehensive Plan designation. However, the Planning Commission recommended approval of the request.

Councilman McGhaney seconded Councilman Baker's motion to defer second reading to allow Mr. Dunlap a chance to review other alternatives for this property, otherwise if it is denied, he would have to wait a year before bringing this matter back to Sumter County Council.

The chairman called for the action on deferring the rezoning request.

ACTION: MOTION was made by Councilman Baker, seconded by Councilman McGhaney, and carried by Council to deny second reading to this rezoning request as presented. Councilman Baten voted in opposition. The motion carried.

Councilman Baker said to the citizens that this is not just a constant delay. It is an opportunity to allow Mr. Dunlap to review other options; a decision will be made about this request.

Then Councilman Baten said that he too is concerned about Mr. Dunlap and other developers; however, he is just as concerned about the encroachment to Shaw AFB. He added that he wants Mr. Dunlap to use his property and not let it sit there unused.

NOTE: On November 23, 2022, a letter was received by the Clerk to Council as seen below. Mr. Dunlap removed his request for rezoning the property.

*Date: November 23, 2022
To: Helen Roodman <hroodman@sumtersc.gov>
Subject: From Doc Dunlap*

Hi Helen,

Per our conversation I am withdrawing my request to have the attached property rezoned (RZ-22-10 - 2590 Peach Orchard Road, Dalzell, SC). Please let me know if you need any additional information.....

Sincerely,

Tyler (Doc) Dunlap

OTHER PUBLIC HEARING:

- (1) **Ordinance #22-981 -- An Ordinance (1) Amending The Master Agreement Governing The Sumter-Lee Industrial Park Dated December 31, 2012, Between Lee County, South Carolina And Sumter County, South Carolina So As To Enlarge The Boundaries Of The Park To Include Certain Property Owned And/Or Operated By Honey Solar, LLC; And (2) Authorizing Other Matters Related Thereto. (Council Will Act On Third Reading Immediately After The Public Hearing Or During Old Business.)**

County Attorney, Johnathan Bryan presented the proposed ordinance before Council for public hearing. This request will allow for the property operated by Honey Solar LLC to the Sumter Lee Multi-County Park Agreement. There have been no changes to this ordinance since second reading.

After comments from the Attorney, the Chairman convened a public hearing on this matter. No one spoke during public hearing; therefore, the Chairman closed the public hearing and Council acted on third reading listed under Old Business.

NEW BUSINESS:

- (1) **Ordinance #22-982 - First Reading -- An Ordinance Amending Ordinance 22-973 Of Sumter County, South Carolina (The 2022-2023 Sumter County Budget Ordinance) By Changing The Amount Of Anticipated Funds, Moneys And Revenues Estimated To Be Received By Sumter County From All Resources And Changing The Amount To Be Allocated Toward The 2022-2023 Budget Of Sumter County.**

The County Administrator, Gary Mixon, stated that this ordinance is a request from the staff members to amend the County's 2022-2023 Operating Budget to utilize up to \$700,000 from the County's Fund Balance for the purpose of awarding a bid to Hawkins and Kolb to be used for the renovation of Magnolia Place Building

ACTION: MOTION was made by Vice Chairman Byrd, seconded by Councilman Baker, and unanimously carried by Council to grant first reading approval to this proposed ordinance as received.

- (2) **It May Be Necessary To Hold An Executive Session To Discuss An Employment Matter, An Economic Development Matter, A Legal Briefing, Or Other Matters Pertaining To An Executive Session, And Take Appropriate Actions Thereafter In Open Session If Necessary.**

No executive session was held.

OLD BUSINESS

- (1) **Ordinance #22-981 - Third Reading -- An Ordinance (1) Amending The Master Agreement Governing The Sumter-Lee Industrial Park Dated December 31, 2012, Between Lee County, South Carolina And Sumter County, South Carolina So As To Enlarge The Boundaries Of The Park To Include Certain Property Owned And/Or Operated By Honey Solar, LLC; And (2) Authorizing Other Matters Related Thereto.**

The County Attorney presented this third reading to Council prior to a public hearing. After the public hearing, Council acted on third reading and adoption of this ordinance.

ACTION: MOTION was made by Vice Chairman Byrd, seconded by Councilman Baker, and unanimously carried by Council to grant third reading and adoption to this ordinance as presented at third reading.

COMMITTEE REPORTS:

- (1) **Fiscal, Tax, and Property Committee Meeting To Be Held On Tuesday, November 22, 2022, At 5:15 p.m. on the Third Floor of the County Administration Conference Room, 13 E. Canal Street, Sumter, SC. (McCain, Edens, McGhaney)**

The Chairman of the Fiscal, Tax, and Property Committee, Chairman McCain, stated that the Committee met, and all the members were present including all members of Sumter County Council. The Committee received financial information for September, October, and November. Secondly, the Committee received a presentation from the County Administrator concerning the recent voting outcome of the Penny For Progress, Capital Projects Sales Tax Referendum which failed by 400 votes.

Executive Session Matters: The Committee discussed two executive session matters.

- The Committee recommended that the County Administrator be authorized to negotiate with a potential buyer for County owned property located on Pinewood Road, Sumter, SC. Then the Chairman called for action on the Committee's recommendation.

ACTION: MOTION and second were received from the Committee, and unanimously carried by Council to authorize the Administrator the authority to negotiate with a potential buyer to purchase property owned by the County.

- The Committee recommended that the County Administrator be authorized to negotiate with a potential renter to rent warehouse space from the County in one of the County owned buildings. Then the Chairman called for action on the Committee's recommendation.

ACTION: MOTION and second were received from the Committee, and unanimously carried by Council to authorize the Administrator the authority to negotiate with a renter to rent space within a warehouse owned by the County.

(2) Report From Council Members On Other Meetings, Trainings, And/Or Conferences.

No report from members of Sumter County Council.

MONTHLY REPORTS

- 1) Sheriff's Office Monthly Report
- 2) Sumter School District Teacher Forum
- 3) Chamber of Commerce Legislative Breakfast
- 4) Public Works Monthly Report

COUNTY ADMINISTRATOR'S REPORT

No report from the County Administrator.

PUBLIC COMMENT: Citizens Desiring To Speak Are Limited To No More Than Three (3) Minutes; Comments Are To Be Made Through The Chairman Of Sumter County Council.

Chairman McCain asked if anyone wished to speak during public comment; the following persons spoke:

- Richard Geddings spoke to Council about the issues on Kangaroo Lane. He stated that the County used to maintain the road and now they have stopped, and they need help with the problems on this dirt road. Mr. Geddings also said that when the citizens from Kangaroo Lane call to Public Works, the

response is that it is a privately owned road; however, the property title states that it is a county-maintained road. He asked for help from Council members.

- Amy Brunson informed Council that she has her deed with her at the meeting and wanted to share it with Council after the meeting. She stated that it is platted with information that states Sumter County is to maintain the road.
- Gwen Padmore stated that she attends the Sumter Seventh Day Adventist Church in Sumter, and she stated that the 378 By-pass has continued over the years to be a separation for the people that are on the side where there are no commercial developments. Ms. Padmore also said that the church has opened a produce store earlier this year and have recently expanded the store with more items to serve the community better. The store is there to help deter the citizens from crossing the by-pass to prevent other fatalities in this area. The neighbors are walking from the apartments to the store. However, there is another problem. There are sidewalks near the apartments, but no sidewalks between the apartments and the store. She asked Council to please consider helping this community with sidewalks.
- Dr. Brenda Williams, owner of Family Unit, Inc., a 5013c charitable organization, spoke on behalf of Mrs. Padmore and the needs of the Walnut Hill Community. She thanked Mrs. Padmore and the Seventh Day Adventist Church on their efforts in opening the one and only store in the Walnut Hill Community. Dr. Williams reemphasized that there is a need for the sidewalks. Dr. Williams said that she would like for the County to support Santee Lynches Regional Council On Governments and the Sumter Urban Area Transportation Study (SUATS) to support the financial need for sidewalks for the Walnut Hill Community.

She also spoke to Lottie Jones, the Chief Officer for Santee Wateree Regional Transportation Authority (SWRTA) asking this agency to help develop a bus route for this area. However, funding is needed for a route to be developed.

ADJOURNMENT

There being no further business for Sumter County Council, and no additional comments from the public, the meeting was adjourned at 7:43 p.m. after a motion by Councilman Baker, seconded Vice Chairman Byrd Baker, and unanimously carried by Council.

Respectfully submitted,

James T. McCain, Jr.
Chairman or Vice Chairman
Sumter County Council

Mary W. Blanding
Clerk to County Council
Sumter County Council

Approved: December 13, 2022

I certify that public and media notification of the above-mentioned meeting was given prior thereto as follows required by Freedom of Information:

Public Notified: Yes

Manner Notified: Agendas posted on Television on first floor of the Administration Building.

Date Posted: November 18, 2022

Media Notified: Yes

Manner Notified: Agenda Information is listed on Sumter County's Home Page, and E-mailed to The Item, The Chamber, WIS-TV, WBTW, and Spectrum Cable.

Date Notified: November 21, 2022

Respectfully submitted,
Mary W. Blanding