



MINUTES
GREENVILLE COUNTY COUNCIL
Regular Council Meeting
February 16, 2016
6:05 p.m.
County Square – Council Chambers

COUNCIL MEMBERS

Mr. Bob Taylor, Chairman
Mr. Butch Kirven, Vice Chairman
Mr. Joe Dill
Mr. Joe Baldwin
Mr. Willis Meadows
Mr. Sid Cates

Mr. Jim Burns LEFT @ 6:46 pm
Mrs. Xanthe Norris
Mrs. Liz Seman LEFT @ 6:48 pm
Mrs. Lottie Gibson ABSENT
Mr. Lynn Ballard
Mr. Fred Payne

Pursuant to the Freedom of Information Act, notice of the meeting date, time, place and agenda was posted on the bulletin board at the County Square and made available to the newspapers, radio stations, television stations and concerned Citizens.

COUNCIL MEMBER(S) ABSENT:

Lottie Gibson, District 25

STAFF PRESENT:

Joe Kernell, County Administrator
Mark Tollison, County Attorney
Dean Campbell, Deputy County Attorney
Jeff Wile, Assistant County Attorney
John Hansley, Deputy County Administrator
Theresa Kizer, Clerk to Council
Regina McCaskill, Deputy Clerk to Council
Paula Gucker, Assistant County Administrator, Public Works
John Vandermosten, Assistant County Administrator, Public Safety
Bob Mihalic, Governmental Relations Officer
Jessica Stone, Administrative Assistant, Clerk to Council

OTHERS PRESENT:

Chief Deputy John Eldridge, Greenville County Sheriff's Office

CALL TO ORDER

Chairman Bob Taylor

INVOCATION – introduced by Councilor Joe Baldwin

Mr. Don Lewis
Greer Soup Kitchen, Director
Daily Bread Ministries

PLEDGE OF ALLEGIANCE

Item (4) APPROVAL OF MINUTES

ACTION: Councilor Burns moved to approve the minutes of the February 2, 2016, Regular Council Meeting.

Motion carried unanimously by Council Members present.

Item (5) APPEARANCES – Current Agenda Items

- *Ed Paxton, 1 York Circle, Greenville – appeared Item 10B (Site Prep for Future Development)*

Item (6) PROCLAMATION

(a) South Carolina Farmer of the Year - 2015

Presented by Councilor Lynn Ballard to Tom Trantham, Jr

In 1978, Tom Trantham, Jr. bought land in Pelzer, SC and began a dairy farm on McKelvey Road called Trantham's 12 Aprils Dairy. Mr. Trantham's pioneering planting and grazing techniques helped make the farm a great Greenville County success story. In 2002, he began operation of the instantly popular Happy Cow Creamery, which employs local residents while serving as a must-visit business for many locals, and tourists, and a place that offers farm tours for groups, mainly school children. The farm that supports the Happy Cow Creamery features a 93-head milking herd that produces 22,000 pounds of milk per cow per year. In addition to his milk, he sells strawberries from his farm along with foods from other local farmers, including cheese, eggs, ice cream, and butter. Mr. Trantham is respected and admired by many. He was nominated by Mr. Brian Callahan of the Clemson Extension for 2015 South Carolina Farmer of the Year. At the Sunbelt Expo Southeastern, sponsored by Swisher Sweets, Mr. Trantham was named 2015 South Carolina Farmer of the Year

Greenville County Council proudly acknowledges the 2015 South Carolina Famer of the Year, Tom Trantham, Jr., and honors a man whose innovative farming practices, and unwavering commitment to supporting the community make him one of Greenville County's most respected and appreciated citizens.

Item (7) PUBLIC HEARINGS

(a) Greenco Beverage Co. Inc. (formerly Project Blue Sky) / Fee in Lieu of Tax Agreement

ACTION: A public hearing was held for the purpose of receiving public comments regarding an ordinance authorizing the execution and delivery of a fee-in-lieu of tax agreement by and between Greenville County, SC and Greenco Beverage Co., Inc.; the granting of certain infrastructure tax credits to the company and other matters relating thereto.

- *Thomas Barilovits, 9 Middlewick Court, Simpsonville – appeared in opposition to the proposed*

There being no other speakers, Councilor Kirven declared the public hearing closed.

Item (8) RESOLUTIONS

(a) Designation of Additional Sponsor Affiliates – Becknell and Proper Polymers

ACTION: Councilor Kirven moved for adoption a resolution designating and approving two sponsor affiliates in satisfaction of the requirements of Title 12, Chapter 44 of the South Carolina Code, so as to allow the sponsor affiliates to qualify for benefits pursuant to a fee-in-lieu of ad valorem taxes arrangement with Greenville County, South Carolina; and other matters related thereto.

Motion carried unanimously by Council Members present.

(b) Project Jewel / Inducement Resolution

ACTION: Councilor Kirven moved for adoption a resolution authorizing the execution and delivery of an inducement agreement by and between Greenville County, South Carolina and Project Jewel, whereby, under certain conditions, Greenville County will execute a fee in lieu of tax agreement with respect to an industrial project in the County whereby the Project would be subject to payment of certain fees in lieu of taxes; and providing for related matters.

Motion carried unanimously by Council Members present.

Item (9) ORDINANCES – THIRD READING

(a) Greenco Beverage Co. Inc. (formerly Project Blue Sky) / Fee in Lieu of Tax Agreement

ACTION: Councilor Kirven moved for adoption at third reading an ordinance authorizing the execution and delivery of a fee in lieu of tax agreement by and between Greenville County, South Carolina and Greenco Beverage Co., Inc.; the granting of certain infrastructure tax credits to the Company; and other matters relating thereto.

Motion carried unanimously by Council Members present.

Item (10) ORDINANCES – SECOND READING

(a) Zoning Ordinances

1. CZ-2016-01: Property of Campbell Young Leaders located at 601 E. Bramlett Road requesting rezoning from I-1 to R-7.5. The Planning Commission and the Committee recommended approval.

ACTION: On behalf of the Committee, Councilor Dill moved approval of the ordinance at second reading.

Motion carried unanimously by Council Members present.

2. CZ-2016-03: Property of Louise Bell Cooper, Connie L. Tadlock and Peggy Ayers Brown located on the 300 Block of Michelin Road requesting rezoning from R-S to R-12. The Planning Commission and the Committee recommended approval.

ACTION: On behalf of the Committee, Councilor Dill moved approval of the ordinance at second reading.

Motion carried unanimously by Council Members present.

3. **CZ-2016-04:** Property of Johnny Craig Osteen located at 3218 Easley Highway requesting rezoning from C-2 to S-1. The Planning Commission and the Committee recommended approval.

ACTION: On behalf of the Committee, Councilor Dill moved approval of the ordinance at second reading.

Motion carried unanimously by Council Members present.

4. **CZ-2016-05:** Property of Carl Vaughan Schmidt, Jr. located on the 100 block of All Star Way requesting rezoning from R-20 to FRD. The Planning Commission recommended approval and the Committee recommended approval as amended.

ACTION: On behalf of the Committee, Councilor Dill moved approval of the ordinance at second reading.

AMENDMENT: Councilor Dill moved to amend the request to add a 25-foot buffer to include evergreen vegetation to screen from adjacent residential uses.

Councilor Dill stated the owner/developer of the property was in opposition to the proposed amendment and had indicated he had met all Highway Department requirements.

Chairman Taylor asked if the owner's alternatives to the proposed amendment were 10 feet of trees and 15 feet of lawn.

Councilor Dill stated he was not sure about the specifics regarding the owner's alternatives.

ACTION: Councilor Cates moved to return the item to the Planning and Development Committee.

Chairman Taylor asked about the status of the water flow on the property.

Councilor Dill stated he did not currently have specific information regarding the water flow.

Chairman Taylor requested Councilor Dill investigate the water flow of the property and report on that when appropriate.

Motion to return the item to the Planning and Development Committee carried unanimously by Council Members present.

5. **CZ-2016-06:** Property of Hillcrest Baptist Church (dba) Berea Heights Baptist Church located at 6914 White Horse Road requesting rezoning from R-12 to C-3 (portion only). The Planning Commission and the Committee recommended denial.

ACTION: On behalf of the Committee, Councilor Dill moved approval of the ordinance at second reading.

Councilor Meadows stated the property was located in his district and he encouraged Council to vote no on the request.

Motion was denied unanimously by Council Members present.

6. **CZ-2016-07:** Property of M & T Properties, Inc. located at 8 White Circle requesting rezoning from R-10 to S-1. The Planning Commission and the Committee recommended denial.

ACTION: On behalf of the Committee, Councilor Dill moved approval of the ordinance at second reading.

Councilor Meadows stated the property was designed to be a car lot and a garage. He added there were 18-20 car lots within a 2-mile radius of the property.

Motion was denied unanimously by Council Members present.

7. **CZ-2016-09:** Property of Jennifer L. Brooks located at 555 S. Old Piedmont Highway requesting rezoning from I-1 to S-1. The Planning Commission and the Committee recommended denial.

ACTION: On behalf of the Committee, Councilor Dill moved approval of the ordinance at second reading.

Motion was denied with Councilor Burns and Councilor Ballard voting in favor of the request.

8. **CZ-2016-11:** Property of R.L.R. Investments, LLC, located at 25 Chrome Drive requesting rezoning from I-1 to S-1. The Planning Commission and the Committee recommended denial.

ACTION: On behalf of the Committee, Councilor Dill moved approval of the ordinance at second reading.

Motion was denied unanimously by Council Members present.

(b) Supplemental Appropriation / Site Preparation for Future Economic Development Project(s)

ACTION: Councilor Kirven moved for approval at second reading an ordinance to amend Ordinances No. 4723 and 4730 so as to appropriate additional operating funds to assist with site preparation for future economic development project(s).

Councilor Kirven stated the Finance Committee unanimously approved the request.

Chairman Taylor asked if the property was jointly owned by the City of Greenville and Greenville County.

Councilor Kirven confirmed ownership of the property and stated the property needed repairs.

Motion carried unanimously by Council Members present.

Item (11) ORDINANCES – FIRST READING

(a) Zoning Ordinances

Councilor Dill presented for first reading Zoning Dockets CZ-2016-12 through CZ-2016-14 and Comprehensive Plan Amendment CP-2016-01.

Chairman Taylor referred the items to the Planning and Development Committee.

(b) Project Jewel / Fee in Lieu of Tax Agreement

Councilor Kirven presented for first reading an ordinance authorizing the execution and delivery of a fee in lieu of tax agreement by and between Greenville County, South Carolina and a Company or Companies known to the County at this time as Project Jewel with respect to certain economic development property in the County, whereby such property will be subject to certain payments in lieu of taxes; and other matters related thereto.

Chairman Taylor stated the item would remain on the floor for second reading.

(c) Anderson / Greenville Multi-County Industrial Business Park Agreement Amendment – Project Jewel

Councilor Kirven presented for first reading an ordinance to amend an agreement for the development of a joint county industrial and business park (2010 Park) of Anderson and Greenville Counties so as to enlarge the park.

Chairman Taylor stated the item would remain on the floor for second reading.

(d) Greenville County General Obligation Refunding Bonds

Councilor Kirven presented for first reading an ordinance to provide for the issuance and sale of (i) not exceeding \$10,790,000 Greenville County, South Carolina General Obligation Refunding Bonds, Series 2016a; (ii) not exceeding \$1,300,000 Greenville County, South Carolina General Obligation Refunding Bonds (Fountain Inn Fire Service Area Project), Series 2016b; and (iii) not exceeding \$1,500,000 Greenville County, South Carolina General Obligation Refunding Bonds, Series 2016c; to prescribe the purposes for which the proceeds shall be expended; to provide for the payment thereof; and other matters relating thereto.

Chairman Taylor stated the item would remain on the floor for second reading.

(e) Conveyance of a Surplus Right-of-Way / Providence Square

Councilor Payne presented for first reading an ordinance to authorize and approve the conveyance of surplus right of way consisting of a 50 foot wide stub-out located off of Providence Square (J-0137) and adjoining Greenville County TMS# 0543070103200 and 0543070103300, and to authorize the Chairman of County Council and the County Administrator to execute quitclaim deeds related thereto.

Chairman Taylor stated the item would remain on the floor for second reading.

Item (12) COMMITTEE REPORTS

None

Item (13) APPEARANCES – non agenda items

- **Ed Paxton**, 1 York Circle, Greenville – appeared regarding property maintenance / code enforcement
- **Sandra Farrey**, 110 Hillsborough Drive, Greenville – appeared regarding animal welfare
- **Jessica Monroe**, 150 Fernwood Drive, Greer – appeared regarding Animal Advisory Commission

- *Anna Vukin, 1175 Haywood Road, Greenville – appeared regarding City View*
- *Thomas Barilovits, 9 Middlewick Court, Simpsonville – appeared regarding proposed new County office building*
- *Patricia Taylor, 311 Poplar Lane, Mauldin – appeared regarding roads*

Item (14)

ADMINISTRATOR'S REPORT

County Administrator Joe Kernell stated the County conducted an adoption event at Animal Care Services over the weekend where 160 animals were adopted out. He then read an email the County received from Cameron Moore, Project Manager for Target Zero, commending Greenville County for the wonderful progress made in animal welfare.

Item (15)

REQUESTS AND MOTIONS BY COUNCIL MEMBERS

- Councilor Kirven stated the Fire Service Ad Hoc Committee had been formed and the six members were: Councilor Burns, Councilor Ballard, Councilor Dill, Councilor Meadows, Councilor Seman and himself, as Chairman. He stated a date and time for their first meeting would be announced soon.
- Councilor Baldwin asked about the progress of the magistrate offices. Mr. Kernell stated the construction was on schedule and the anticipated completion date for the Travelers Rest office was late summer.
- Councilor Meadows congratulated Paula Gucker and the Animal Care staff for hitting the target. He encouraged everyone to get out and vote in the upcoming primaries.
- Councilor Norris stated a press conference was held the day before to encourage voters to get out for the primaries. She concurred with the speaker that City View was in much need and stated she was in the process of trying to acquire a building, recreational activities and a bus for the underprivileged children living in that area.
- Councilor Ballard asked everyone to continue to remember Ms. Gibson as she recovered. He thanked Mr. Kernell and Mr. Gault of the EMS Department for allowing him to ride along in an ambulance. He stated it was an interesting experience and he commended the dedication of EMS personnel.

Item (16)

ADJOURNMENT

ACTION:

Councilor Ballard moved to adjourn the meeting.

Motion carried unanimously by Council Members present and the meeting was adjourned at 7:03 p.m.

Respectfully submitted:

Theresa B. Kizer, Clerk to Council