

EDGEFIELD COUNTY COUNCIL

January 4, 2022

6:00 PM

County Council Chambers

The Edgefield County Council held its regular meeting at 6:00 P. M. Tuesday, January 4, 2022, in the County Council Chambers, 225 Jeter Street, Edgefield, SC. Notice of this meeting was provided to Edgefielddaily.com, The Edgefield Advertiser and others as requested.

Members present

Scott Cooper, Chairman
Albert Talbert, Vice Chairman
Tiffani Ireland, Councilwoman
Dean Campbell, Councilman
Jackie Kennion, Councilman

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Others present

Roger LeDuc, County Administrator
Taz Potts, Finance Director
Aretha Eubanks, Clerk to Council
Andrew Marine, County Attorney
and others as per list attached

Chairman Cooper called the meeting to order at 6:00 p.m. The invocation was given by Pastor Steve Davis. The Pledge of Allegiance to the Flag was then recited.

Approval of Agenda

Motion to approve the December 7, 2022 agenda was made by Councilman Campbell. seconded by Councilwoman Kennion. Motion passed unanimously.

Chairman Cooper welcomed the new Clerk to Council, Aretha Eubanks to the position.

Election of Chair and Vice Chair

Attorney Marine came before Council with ballots for the Chairman position. The ballots were handed to the Council by Attorney Marine for voting. Attorney Marine received the ballots from Council for counting with Finance Director, Taz Potts, and Clerk to Council, Aretha Eubanks. Vice Chairman, Albert Talbert was asked to verify his ballot due to a possible error. After verification and recount Attorney Marine stated that Councilman Campbell was voted in as new Chairman. Attorney Marine repeated the process for the vice chairman position. After verification and count, Vice Chairman Albert Talbert was confirmed as the new Vice Chairman.

Chairman Campbell thanked the Council. He said, "I appreciate your vote of confidence here tonight. I have some remarks at the end."

Approval of Minutes

Motion to approve the October 4, 2021 County Council minutes (Regular Meeting of Council) was made by Councilman Cooper. seconded by Councilman Talbert. Motion passed unanimously.

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Guest Speakers

None

Comments from the Public

Chairman Campbell reminded the public of a five-minute limit per person, will not be able to trade off time and it is a 30-minute total time as stated on the agenda. Clerk to Council was asked are there any speakers for the first public hearing. List provided to Chairman containing six speakers to be called to the podium to speak according to the list provided in order as written.

Mr. John Gault, is from district 5. Mr. Gault said he always wondered for a lot of years why nothing moves forward in Washington. If I look at that map, I see that disease may have moved itself here to Edgefield. The problem with Washington is they don't do what's good for the people. But for the county, they do what's good for themselves. That's why we have so many millionaires in politics. But, in politics, they started off as poor people. What I see here is an attempt to protect each other's boundaries instead of looking at Edgefield as a who and saying what's good for Edgefield. How can we make Edgefield a better place? Let's look at some of this stuff and take politics out of it. Let's draw these lines to help Edgefield, because as you can see district 1, district 2 and I believe it's district 3 are massive land areas with very little population. District 5 and district 4 seems to be the populated areas. I think a lot of that's because of highway 25. With district 5, it's also Martintown Road. The problem is with the current construction onslaught in district 5. As soon as you approve this and within just a matter of months, we are going to be well over the 10 differences that you're supposed to be trying to achieve. Because right now you're at 9.4. What I've seen there, I have seen no movement in reducing that 9.4. I think Mr. Campbell had mentioned that he'd like to see it less than 9.4. And I agree with him. Honestly, I understand that we're still dealing in the past with certain agenda items and it's got to do with the minority vote. But I've got to tell you we've moved a long way from the 1960's and the 1950's. We have integrated our neighborhoods. These areas are being integrated with all mixes of people. If you look in Edgefield most of the young are moving away and the older are dying off. The demographics are going to start drastically changing. I'm just asking you guys to please put the politics in the drawer for a while. Look at this map and see if we can't do something better. Because chopping neighborhoods up is not the way to go. Everything that's going to happen to me is affected by Merriweather because I'm surrounded by Merriweather. I'm still in Merriweather no matter how you cut the lines. My house is still in Merriweather area because of the population. The way you've got it cut, I'm bordered by Stevens Creek and beyond that is cows and horses with one or two homes. It isn't fair for me to have a neighbor that I want to talk to about what's going on in my district and we're in different districts.

Jay Garrison, I have spoken to a couple of time. I figured I'd make a consistent pattern in the community. I'm still here to encourage everybody to do the right thing and listen to people. I'm like it does look like it's going to cut the neighborhoods. John's actually my neighbor down the road, I'm not really sure how that line affects me or him. But it doesn't make sense. I'm really talking about the zone. I really think if you can convince me that you've set good ordinances up and parameters for our neighbor for this area. Maybe we wouldn't be causing such a fuss. I was only informed to call some people that may disagree with this because I never hear them at these meetings. I called and was able to get a hold of one. After talking to him it sounded like it was more of a police issue than was a zoning issue. I go over to Augusta Country Club and I got million-dollar houses right there around the club.

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Then, right down the road there is regular neighborhoods. Nothing fancy, just all kinds of houses around that area. You can't just keep anybody you know will put a trailer on land they bought anyway. I don't care if you have a trailer as long as you're a law-abiding citizen. Not breaking the law. That's not my issue! I'm real concerned that there's people keep telling no zoning and it's like we got to zone. I just don't know if that's the way to go. I think if you can make ordinances and then convince me later. I've looked up zoning. I have read about it with the pros and cons. I'm just not really sure that that's right for here. But, as far as redistricting, I agree. I mean that's crazy if he is my neighbor or you're trying to chop us out of Merriweather. I'm not really sure it's so complicated. I just have to respect that y'all are trying to do the right in the area. I know you all have some parameters you want to shoot for. But I agree with him. I grew up in an integrated school. I disagree with looking at people's skin color and saying there's a difference. I'm a believer. I'll let you know that. One race, human race. I think it's a disservice if you continue to look at people's skin color. Set your parameters, do what you need to do. But listen to what people that are smarter than me are telling you. And just do the right thing. I appreciate you all's time. Thank you.

Chairman Campbell tried to pronounce a name. He apologized for the incorrection due to the handwriting. He gave the phone number of 706-339-3818. The gentleman responding in the body, declined to come to the podium to be heard.

Ryan Smith. You all are smarter than me, doing a lot of good work and I appreciate that. But the biggest thing I wanted to say was the road I live on keeps washing away. It's pretty bad where it keeps eroding away. There is a hole probably two to three feet round, where they cut their line. It keeps washing away when a good storm come. I have pictures to show you that I took.

Chairman Campbell asked that he give those pictures to the Administrator or at least to show them tonight if you have them.

Councilwoman Ireland stated she would like to see them as well.

Rhonda Nowicki. She gave a letter to Council. This is a list of people I have personally talked to or they sent me a letter. They signed a slip of paper saying they are opposed or approve of zoning. When y'all make that vote tonight. These are all the names of the people that can't be here at six o'clock. But they would really appreciate you knowing they don't want zoning. There is only three that I've even met that wanted zoning. Those three are at the top of the list.

Chairman Campbell acknowledged that he knew what the list was. But did he asked, what does SLIP mean?

Answer was inaudible.

James Smith, resident since 1988. When I moved here to help my mother take care of the land. It was nice to see trees, water and a few homes here and there. Now it is different. I have seen a lot of development with realtors from Columbia County Georgia posted in the yards. I do not want Columbia

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County spilling into our area. Whatever district it's going to become, we really don't want it to look like Columbia County. I know there needs to be progress and money needs to be made.

Chairman Campbell closed the first public comment period. Reminder was given to the public they can sign up for the second public comment anytime during the meeting.

Consent Agenda

Chairman Campbell asked Council if there were any items that needed to be removed from the Consent Agenda to allow discussion. There were none. Motion to approve the Consent Agenda as presented was made by Councilman Talbert, seconded by Councilwoman Ireland. Motion passed unanimously.

Public Hearing

1. Consideration of Approval of Second Reading of Ordinance Number 20-21-795,

“AN ORDINANCE ESTABLISHING NEW ELECTORAL DISTRICTS FOR THE ELECTION OF MEMBER OF EDGEFIELD COUNTY COUNCIL PURSUANT TO THE UNITED STATES CENSUS OF 2020 IN COMPLIANCE WITH SECTION 4-9-90, SOUTH CAROLINA CODE OF LAWS, 1976, AS AMENDED.”

Chairman Campbell asked if anyone here to speak at the public hearing portion. Hearing none, public hearing closed on that ordinance.

2. Consideration of Approval of Second Reading of Ordinance Number 20-21-796,

“AN ORDINANCE TO AMEND CHAPTERS 8 AND 24 OF THE EDGEFIELD COUNTY CODE OF ORDINANCES BUILDINGS AND BUILDING REGULATIONS LAND DEVELOPMENT.”

Chairman Campbell asked if anyone here to speak at the public hearing on that ordinance.

Barry Curry, 1961 resident whom this property has been unzone. I had some concerns about that. I have land on highway 25 and that's probably ideal for some commercial development.

Chairman Campbell thanked the gentleman. Chairman asked if there is anyone else who would like to speak in the public hearing for that ordinance. Hearing none, public hearing closed on that ordinance.

3. Consideration of Approval of Second Reading of Ordinance Number 20-21-797

“AN ORDINANCE TO ZONE AND REZONE CERTAIN PROPERTIES LOCATED IN EDGEFIELD COUNTY”.

Chairman Campbell asked if anyone here who want to speak on that public hearing.

John Gault came to the podium. Again, I understand Edgefield has got some issues. I consider Edgefield South Carolina a jewel because we're still rural. But we are fast fading from that rural society we live in now. I'm from the west coast California, via Arizona. We searched for months to find some place to live and we found Edgefield. What sold us on Edgefield was the fact that I could sit on that front porch and

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hear nothing. That has changed! I think you guys call it Martintown Road. You can hear that noise. I'm even getting noise now from my backyard. It's a straight shot to the I20. We're getting noise from I20 at times and that's not what we moved there for. We didn't move there to be stuck in a place like Columbia, North Augusta or even Augusta. We wanted to be in a rural lifestyle. This was our forever home where we're going to retire and be happy. But that's changing. That's all changing! I don't want it. I don't think the people that live here want it. We sit in that little orange spot that's blowing up and is about to blow up. Next thing you know it's going to be the purple spot and then the green spot and the blue spot and the red spot. Next thing you know, we are a metropolis instead of an urban area. Just a little rural town, that's what I want. I want a rural town instead of my council members looking at bringing in big business that really don't survive anymore because of the internet. You know brick and mortar businesses just don't survive that much anymore. You can buy anything on the internet you want and have it shipped to your house in a couple of days. You want to bring in a big population and say we need more money. I think it's time that we start looking at what we can do for the residents of Edgefield. How about some parks and community center so our kids have some where to go afterschool instead of getting involved in gangs and drugs? Some where they have someone to mentor them and give them things to do until Mom and Dad gets home from work. How about a senior center that is actually occupied and run by people who are in there helping the senior people. We have a community center down here by the fire department that looks like the next big wind and it's going to blow over. How about we start putting our money towards those things instead of paying companies come in here and teach us how to be bigger than what we already are because growth is inevitable. We know what's happening, but I hate to say we're not planning it. I just want us to stay the little orange spot.

Maria Moore. I am concerned about the movement of our government by the politicians. The County Council has a lot of power and I'm paying attention. Unfortunately, I can't spend all the time that I want to. I own three properties in Edgefield County with over 30 acres on highway 23 that I was going to sell. I got all these calls from people I couldn't even understand what they said. I took my property off the market. That is property that was owned by one family for over a hundred years. Me and my husband, we work for everything we have. But my fear was they were going to take that what has a beautiful creek with rocks and cut it up making little pieces. I don't want to see that happen. The fear of having that beautiful property cut up and people calling not from this area. I pulled the for-sale sign because I don't have to sell it because it's beautiful. That's why I came to Edgefield. I grew up in Richmond County where really, I grew up all over the world. I can tell you firsthand about socialism and Marxism because I lived in Europe. But I didn't realize that it's creeping in. I love Edgefield. I found out from my neighbor who I met here. I didn't know we were neighbors who live two houses down. She says that the Council is going to move us to a different district. It's just all too complicated, but I don't believe in land management ordinances because to me that's where communism is coming in. Anything that you have an ordinance is rules on the people. You know America is free so far. I know in Edgefield I am and my motto is I'm going to live free or die because that's my God-given. And that's the way that our founders found it. The County Councils, they really have too much power because I see what's going on around the world and I'm paying attention. I just wish I had more time to advocate for my community. I have three properties in Edgefield. I'm very blessed but decided not to sell my 40 acres because I feel someone's going to come in and cut it up and take away the beauty because South Carolina is beautiful. But Edgefield is beautiful. I just want you all to know how I feel. My name is Maria, and I'm an American citizen. I was born here. I believe in the red, white and blue. I'm not a republican anymore. I never was a democrat

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because the politicians have gone to enrich themselves. They don't care about the people but they are still the little people here, us.

Chairman Campbell asked if anyone else here to speak in the public hearing on this particular ordinance.

A gentleman stands and walks to the podium.

Administrator LeDuc ask if we can get your name, please. Johnathan Pierre. I have been living in the county 25 years. Do you have a plan for traffic congestion? Administrator LeDuc asked Johnathan what type of plan are you referring to? Johnathan Pierre, DOT. Administrator LeDuc responded. That's done by the highway department. They have a plan with the Augusta Regional Transportation System. Johnathan Pierre. Inaudible

Chairman Campbell interrupted him by letting him know this is not part of the public hearing. This matter can be taken up in the next hearing or after the meeting.

Chairman Campbell asked if there is anyone else who like to speak in the public hearing on this particular ordinance. We are going to close this section of the public hearing. While we are still in this portion of the public hearings and while we're in the public hearing section. I'll look at the Attorney and the Administrator, we are going to take all these up in a few minutes. State law requires us to do one public hearing. But it doesn't say you can't have more than one public hearing. Unless there's an objection from Council. I would like to have a public hearing on all three of these items at our next meeting because we're going to make changes in all these things and I think the people need the opportunity to comment on the changes we'll make tonight. Unless there's an objection, I'd like to advertise public hearing for all three of these for the next meeting please.

Old Business

1. Consideration of Approval of Second Reading of Ordinance Number 20-21-795.
"An Ordinance ESTABLISHING NEW ELETORAL DISTRICTS FOR THE ELCTION FO MEMBERS OF EDGEFIELD COUNTY COUNCIL PURSUANT TO THE UNITED STATES CENDUS OF 2020 AN IN COMPLIANCE WITH SECTION 4-9-90, SOUTH CAROLINA CODE OF LAWS, 1976, AS AMENDED.

Chairman asked the Administrator if he would give some details.

Administrator LeDuc said the map you received at the last meeting for the first reading has some minor changes. Most of the area that you approved previously has not changed. There was just one area along 25 that changed from district 5 to district 2. One of the comments that was made at the public hearing stated we were at 9.4%, that is now at 5.2%. So, we did lower it from the 9.4 variance to the 5.2. I gave each of you a sheet showing the demographics for each of your areas along with the population. We could talk about those if you'd like, but we feel we're at the conclusion of making any more adjustments. Or, if we're going to make some adjustments, they're just going to be minor ones.

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Where we are stuck as Mr. Gault said by the Federal government. The block and the track numbers are set up by the Federal government. We asked the state if we could change those to more aligned with neighborhoods and with streets? The answer was no we could not. Otherwise, we could change the maps significantly. But we have to go by the census tracts and block that are set up at the Federal level. I'm here to answer any questions. The state has reviewed these maps and they developed the demographic sheets. They're comfortable with what we are presenting now that we're down to 5.2%. If you have any other questions, I'd be happy to try to answer them tonight.

Councilwoman Ireland commented, I just want everyone to understand what we've done behind the scenes. I know Mr. Gault is talking about this and I know he understands this too. But I just want everyone to be aware we have all worked very hard. I know I've met with not Dean because he does not touch my district. But Mr. Albert, Scott and Jackie have all sat down with Roger to work literally going road by road. Mr. Talbert and I have picked road by road, yes, to find a happy medium if you will to satisfy the federal requirements. We've worked very hard and I don't want y'all to think that this was just thrown together. We spent a lot of time and energy behind the scenes in multiple meetings. I didn't meet with Dean because our districts don't touch. But as you all know everything had to come through district two. Then I had to divvy out as you would say. I understand Mr. Gault frustration and we looked at it several times if we could move it. Then we were told no because of that voting block. I know you don't want to be in my district. I tried, "Welcome to district 2." I want all of you to understand that we have worked very hard and I just thought it was important to say.

Councilman Talbert. To piggy back off of what Tiffany just made mention of. I'd like to thank Dean in getting our number count staggered. Also with Tiffany, we worked very well together and we thank Roger for helping us out on those issues too. I know you're all concerned about having a neighborhood y'all normally could reach out the door to talk to. But sometimes it comes a time in life, especially in this time that we have to separate. We can't always be like we have when I was growing up. I played with my neighbors, but then they moved. I didn't want them to move, but they had to. That is kind of like with the district lines. We appreciate your concern we're trying to do the best we could do. Thank you.

Councilman Cooper. Just a quick comment to the comments that you all made about the divisiveness of this process. You know, I think there was a time that this was needed and required in terms of getting the percentages right. I think the individual who made the point at that time is gone. I appreciate those comments. I think everyone on Council appreciates those comments. But it is a federal guideline. Someone mentioned growing up in a mixed neighborhood, I like to share with you my graduating class of less than 90 had over 35 nationalities. My high school had over 90 nationalities. so I was a genuine minority. I say that because I applaud the comments that you made about the divisiveness of this process. The only way that process is going to change is if more citizens make that kind of comments up to the federal level. I hope you understand what I'm talking about the divisiveness by race, because we are all Americans, and we all bleed red. The property rights that we're talking about is the same thing. It doesn't matter what your race is or your socioeconomics. All these issues affect us equally, so we should not be dividing ourselves along the lines we are forced to at this point is my opinion.

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Chairman Campbell asked if any other comments or question from Council on this topic. If none, do Council approve second reading of ordinance number 20-21-795. Councilman Cooper motioned and Councilman Talbert seconded. Motion passed unanimously.

2. Consideration of the STORYWALK project at Bettis Park.

Chairman Campbell. This was taken up on our last meeting with Ms. Lalone. First Steps was here and discussed this with us in some detail. We talked then about the Attorney and Administrator looking at the details on how it would or could work. We put it on the agenda, so I will ask the Administrator.

Administrator LeDuc. We didn't discover anything that placing this at Bettis Park is a problem as administered by First Steps. I believe the process will work well in the future. The biggest issue is going forward may be vandalism. I believe this could be very good for the community.

Chairman Campbell. Asked about any legal liabilities. Interim Administrator LeDuc. No more than anything else that we have legal liabilities at a park like this. Chairman Campbell. If I recall, there was going to be no cost to the county. Administrator LeDuc. Correct, no cost to the county.

Chairman Campbell. Any question or comments concerning Story Walk at Bettis Park. Hearing none, is there a motion to approve Story Walk at Bettis Park. Councilwoman Ireland motioned and Councilman Cooper seconded. Motion passed unanimously.

3. Consideration of approval of Second Reading of Ordinance Number 20-21-796,
"An Ordinance to AMEND CHAPTERS 8 AND 24 OF THE EDGEFIELD COUNTY CODE OF ORDINANCES BUILDINGS AND BUILDING REGULATION LAND DEVELOPMENT"

Chairman Campbell. He turned the discussion over to the Administrator for details.

Administrator LeDuc. This has been a long process with many individuals stating they were not happy with the LMO and number of regulations that were there. As moved through the process, we made a number of changes to reduce the density or smaller lots. We started by developing requirements for one acre, two acre and a half lots where there was no water or sewer. Essentially doing away with the LMO and starting all over again with new regulations. For those in the audience, the map on the left shows the zoning, the areas in the green that you see scattered are national forest that are not zoned. When you look at the map, you would say 80 to 90 percent of the county is probably unzone at this point. Whereas at one time with the LMO, a lot of the county was zoned. I believe the County Council, Planning Commission and staff has heard from the public at the small group meetings, at the County Council Meetings and the public hearings. We do not have any other changes with the regulations and we have not heard from the public about any changes with the regulations that we have provided. Both of the two go hand in hand but they are two separate ordinances. First one approving the regulations changes, and the second approving the zoning maps. The only other comment that I'd like to make is: we realize once we approve the second reading and have the final reading in February, we still have work to do. We realize that the comprehensive plan that was approved and does not line up with the proposed zoning map and regulations that Council is getting ready to approve tonight. The

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comprehensive plan needs to have adjustments made to a number of the maps so it lines up with the zoning and the regulations your approving tonight. This is one of the major issues that we'll be discussing at the next Planning Commission meeting next Thursday. We will look at what revisions do we have to make with the comprehensive plan, what revisions and with the regulations. Additionally, we will be reviewing multi-family and where it should zone. That's the major thrust we will be having over the next several months with the Planning Commission. We will probably be coming back to County Council with a recommended change to the comprehensive plan sometime this spring. So again, we want to say that to Council and to the public that we made great progress and a lot of changes. However, we still have a way to go to make sure everything fits together throughout the county.

Chairman Campbell thanked the Administrator for clarification. Just to make sure we all are on the same page. This ordinance relates to the regulations that I'm holding here in my hands. It's not the map. The map's the next vote. On this ordinance Council, are there any questions or comments?

Councilman Cooper. I just want to ask a quick question. Procedurally, if we want to make an amendment, we vote to approve this. Then make the amendment?

Attorney Marine. Responded to the question with an answer for Council of yes.

Chairman Campbell. Correct, we make the motion. Before we make a motion, are there any other questions or comments before we move into that part? Hearing none, is there a motion to approve second reading of Ordinance number 20-21-796?

Councilman Talbert motioned and Councilman Cooper seconded the motion.

Chairman Campbell. Any discussion!

Councilman Cooper. I would like to ask a question to the Administrator. I know Doc is not with us but when you look on page 49. The third line up in the graph says permitted as noncommercial accessory uses section 24 through 208. Administer LeDuc. it says permitted as noncommercial accessory section 24-208.

Councilman Cooper. This is basically stating that, if I understand correctly, that the uses on this table. These items cannot be primary uses of the land. It has to be an accessory use. Is that accurate? Meaning for example, if zoned rural residential and you have eleven acres. I could not commercially use that property for the production of food. Because the way that I read it for example under poultry and eggs; animal specialties. There are several things in that category that is asterisked, saying that it's noncommercial, it's only accessory use. I understand the intent of not allowing CAFO, a concentrated animal feeding operation. But an example where I think it could be a commercial use. I know a commercial use. I know many people who have say ten or eleven acres and they produce pork, eggs, poultry, two or three beef cattle a year. It's not an accessor use but actually their primary use of the land. It's a commercial use. So, my question, is that accurate or should that be changed? Should

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the asterisk be removed specifically? I'll give you three categories: poultry and eggs; sheep and goat farming; animal specialties. Which those three are on page 25.

Administrator LeDuc. If you look under RR, it states you really don't want those areas to be the commercial feed lots.

Councilman Cooper. No, I'm not talking about a feed lot. I'm talking about food productions that's non-industrialized.

Administrator LeDuc, the intent were trying to accomplish is under the double asterisk. Right under RR, there would be no feed lots.

Councilman Cooper. But even in residential development.

Administrator LeDuc. In residential development we are just stating under hog and pig farming; poultry and eggs; sheep and goat manufacturing. See animal specialties.

Councilman Cooper. I guess my point is we have areas that are residential development that are not rural residential. They are residential development have over ten acres. Some have one hundred acres in that area. And it is my belief that we don't want to limit the commercial production of food in those areas which is the way I'm reading this. Not an industrialized feedlot.

Administrator LeDuc. That was not the intent. We knew that in these smaller specialty type farms we want to allow people to maybe have chickens and they're going to have some eggs that they are going to sell. That is allowed and that was not the intend of what we were trying to do under the RD.

Councilman Cooper. My amendment would be just where that asterisk is to permit it as a commercial accessory use rather than a noncommercial. Because the way I view the word commercial, versus noncommercial is you are taking the product to the market.

Administrator LeDuc. The grouping of pages that we have here does not show 24-208. I'd like to look at that before I give you a full answer. But, if we need to modify this, we could get back to you before the third reading. If that would be okay.

Councilman Cooper. Thank you and that will be good. So, I will remove my motion.

Chairman Campbell. Any other questions or comments on this ordinance? Hearing none, is there a motion to approve second reading on ordinance 20-21-796 assuming we already have a motion in a second. So, if there's no further discussion. All those in favor please signify by raising your hand. All those opposed. Motion passes unanimously.

4. Consideration of approval of Second Reading of Ordinance Number 20-21-797.

"AN ORDINANCE TO ZONE AND REZONE CERTAIN PROPERTIES LOCATED IN EDGEFIELD COUNTY".

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Chairman Campbell. Mr. Administrator, is there anything else you would like to add to what you already said.

Administrator LeDuc. Just the comments that I made earlier about the changes we made. As Council knows all it would take would be three readings in the future whenever zoning changes need to be made.

Chairman Campbell. Yes, because this is a living and breathing documentation.

Administrator LeDuc. That is exactly correct. Over time and in the next ten years, you should choose changes in the regulations and in the mapping.

Chairman Campbell. Council, any questions or comments? Hearing none, is there a motion to approve second reading ordinance number 20-21-797. Dr. Kennion motioned and Mr. Talbert seconded. Are there any discussions.

Councilwoman Ireland. Yes! If you recall at the last meeting, I had a couple of things I noted. I specifically noted two parcels that we changed from GR to RR. And I have one more I'd like to suggest as well. It is parcel number 146-00-00-018-000. It is surrounded by the RR, it was supposed to be GR. Is that right Roger? But we want to move it back to RR and it's just like those other two that we had supported. I'm asking that we go back to RR with or go to GR. Roger can show you which exact parcels of land if it is on here because I can't. Roger, Doc and I have spoken about it. Dr. Kennion and I have spoken about the different plots as well. When I spoke to Doc, he said there should be no big issues either.

Chairman Campbell. Where is this located again? (Map given to Ireland to show Campbell from Roger)

Councilwoman Ireland. Thank you! We did these already and this would be the last one. I don't think it's so tiny it won't show up on the map. But do you see?

Administrator LeDuc. We have already made changes on the other two.

Councilman Cooper. I would second that if you have made it in a form of motion.

Councilwoman Ireland. I would like to make a motion that we amend this last parcel. The parcel number is 146-00-00-018-000. Let's change it to RR, it is currently GD and we've shown it as GC and now it will be RR. Also, Fox Creek Subdivision, Stephen Mills Subdivision and The Oaks Subdivision are all currently zoned GR. Two of these are in Councilman Cooper. One of them is in mine. I have spoken to him I'm asking that we take Fox Creek Subdivision and change it to RD. We take Stephens Mill and change it to RD. We take the Oaks Subdivision and move it to RR.

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Administrator LeDuc. Is this adding to?

Councilwoman Ireland. I'm adding to it.

Chairman Campbell. It hasn't been seconded yet. It's just an amendment still in process.

Councilwoman Ireland. We are working out the kinks.

Councilman Talbert. Asked what were the subdivision and their zone classification.

Councilwoman Ireland. She repeated the current zone classification for Fox Creek and Stephens Mills to Rd. The Oaks will be RR. We looked it over with Doc and we did not see a problem with it. This is a proposed option B. It would go along with what's already there. As I said before, I have already spoken with Mr. Cooper about it and he had no objections to it. So, I'm offering an amendment to this ordinance.

Chairman Campbell. You want an amendment to four of those properties basically.

Councilman Cooper. There are three subdivisions in one property.

Councilwoman Ireland. Right.

Chairman Campbell. You are seconding that motion.

Councilman Cooper. Yes

Chairman Campbell. Discussion on the Amendment. No discussion on the Amendment. All those in favor of the amendment, please signify by raising your hand. No opposed. Motion passes unanimously.

Now we're back to the amended main motion. Any more discussion on that? Hearing none. All signify by raising your hand. None opposed. Motion passes unanimously for Ordinance number 20-21-797.

New Business

1. Consideration of approval of First Reading of Ordinance Number 21-22-798
FIRST READING OF AN ORDINANCE TO AMEND CHAPTER 24 OF THE EDGEFIELD COUNTY CODE OF ORDINANCES QUARRIES AND MINES.

Chairman Campbell. I will ask the Administrator to talk us through this one please.

Administrator LeDuc. At the last Planning Commission meeting we had a long discussion concerning future Mines and Quarries in Edgefield County. We currently have 3 abandoned quarries and because of the way they were closed out are unusable and unsafe property. There is a very large pool of water and some equipment in some of those properties. It's almost like a magnet for teenagers who want to go swimming in those areas. We are concerned about the future of any new mine or quarry within Edgefield County, similar to the solar regulations we developed. We feel we need to get ahead of this

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issue and develop a set of regulations. We're also concerned about the number of trucks that travel on the roads which are fully loaded with several tons of material. This will break up the pavement very quickly. An additional concern is the water tables around those areas. Because they start digging deep it tends to lower the water table. So if somebody has a well only 50 feet deep all of a sudden, their well may not operate anymore. Other things like noise and operations, that's all regulated by the state. But we feel we could add other regulations to protect the citizens and their properties in and around these future mines and quarries. Lastly, we want to have a plan where they can decommission it. They can slope it back so that maybe it could actually be used as recreationally at some point.

This is a little unusual in that we're asking you to provide first reading of an ordinance that the Planning Commission has not seen these regulations. They have seen this information by email but they will be discussing this in their regular scheduled meeting next week. They may come back with some modifications to these regulations. We wanted to get this process started so that in February you will have the second reading and public hearing on mines and quarries. We are asking that you approve this tonight knowing that there may be some changes presented to you at the next meeting.

Councilman Cooper. Do we know the number of acreages that are in abandoned quarries total?

Administrator. I'm sure we can find that out, but I do not know.

Chairman Campbell. Questions or comments from Council for the Administrator. Hearing none, is there a motion to give first reading to ordinance 21-22-798.

Councilman Talbert motioned and Dr. Kennion. Any discussion, none. All those in favor, please signify by raising of hand. None opposed. Motion passed unanimously.

2. UPDATE CONCERNING THE PURCHASE OF PROPERTY FOR THE COUNTY'S LAW ENFORCEMENT CENTER ON STAR ROAD AND RABBIT TRAIL ROAD.

Chairman Campbell. Again, I will ask the Administrator if he will give us an update.

Administrator LeDuc. We originally had proposed to have first reading of an ordinance to purchase this property tonight. But after looking at our regulations, we determined that we could go ahead and purchase it by resolution. However, I did not feel we had enough information concerning the property that we are proposing to purchase at the corner of Star Road and Rabbit Trail Road. It's approximately 40 acres in size. We have done the environmental assessment and the phase one report completed. Based on the phase one report, we were concerned about potential contamination. Because of this, we did a phase two report which consisted of several soil borings. This determined that as long as we used processed water or domestic water from Edgefield County Water and Sewer Authority for water irrigation and drinking there should be no problems. It would be a site that would be secure and safe. Before we bring it to Council, we want to do two things. One, develop a boundary survey to make sure that the property we are going to buy is really the property that they are proposing to sell us according to the acreage. Second, we wanted to do an appraisal. We have hired an appraiser to go ahead and get an appraisal completed. I spoke to the gentleman this morning and that appraisal should be

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available to the county within 3 weeks. So, at the next meeting you will have a resolution to purchase property with the appraisal and boundary survey. We want to make sure all is correct and accurate before County Council put forth the funding for the Law Enforcement Center. If you have any discussions or questions, you can ask me. I just wanted to let you know where we are with this process.

Chairman Campbell. Any questions for the Administrator on this topic? Hearing none. Thank you, Mr. LeDuc.

So that closes the New Business part of this meeting. Council we move to comments from the public. This is the second comment period.

Comments from the Public

Joel Hudson. Inaudible

Rick Berry. He gave handouts to Council and Administrator. We have formalized our council for 17 years that we can track. We've been a committee organization and not had any violence. We are a 501c3 staff. This gives us an opportunity to have strategic planning on behalf of a grantor who is going to give us some training. I was interest in Candi's project because this is the kind of thing that we could participate in. With anything that's in the health and welfare of county. That includes playgrounds, walking trails. Anything that helps the welfare of the county. So, this gives us a chance to grow up and fly right. We have 18 months to use the money. That is the reason I'm here in front of you. We are going to need recognition. We don't need any money. The share portion that comes, will come from the agencies. The incoming donations that we make from independent living that I work for is providing some staff assistance. We deal with persons with disabilities. That's health and welfare. This is a good thing for Edgefield County. The model I'm following was in Barnwell County where the twenty-five thousand dollars they used. They formalized their coalition which it's called, that they put together. Then they got a hundred and fifty thousand dollars to help build community gardens. The kind of thing Candi's doing as well. Eat less, move more is what I have to say right because it's healthy. So, we are known now as PULSE. Those kinds of project in partnership with the school system is what we are about. I will bring them about and I'm here to announce that we want options. Chamber of Commerce offered to help with the money. I'm happy to answer any questions about it. This is kind of fun because it gives me recognition, it's recognition for the county, it's recognition for all those that work with me on the Council. We've got some counties taking me, my wife and nineteen others to a hero's banquet on Saturday. So, the kinds of things that volunteers do get their well-deserved recognition.

Chairman Campbell. Council do you have any comments or questions?

Councilwoman Ireland. I just want to thank you for what you do.

Chairman Campbell. Thank you.

Maria Moore. She is concerned about the country and about Edgefield.

Barry Curry. He spoke earlier.

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Chairman Campbell. Council this ends the second comment period. I will close that portion and we will move into the County Administrator report.

County Administrator's Report

This will be very brief. I wanted to tell the Council we will be starting the Budget process now that redistricting has almost come to a close. The instructions and paperwork will be going out to all the department heads and elected officials on the 20th. We will be getting our budgets back in early February so we can start the process so that we can get together in March to hear the different requests from the various folks.

Chairman Campbell. Thank you. I did not mention this, but there is no executive session tonight which is before the Administrators report. We will close with comments from the new Council Chairman.

Comments by County Council Chair

Thank you, Council.

It's an honor be elected again to serve as Chairman. I have served as Chairman of County Council for 7 years previously. I'd also like to thank Scott Cooper for his service as Chairman and Albert Talbert for continuing his service as Vice Chairman. No matter what our position is on this Council, there are only 5 of us. We know we all play a key role in our County's future. I look forward to working with all of you collectively and individually as we continue to bring out the best in Edgefield County. That said, it's time to get to work on new, critically important things.

It's time to revamp how we do economic development, including how we deal with existing industries and commercial businesses, the backbone of our county's economy. We need to build on Generac's success.

It's time to see what our towns need from us – those citizens pay county taxes, too.

It's time to create and support a certified arts center. I also recommend we create a local chapter of the SC African American Heritage Commission. This Commission's work will capture and preserve our important heritage.

It's time to create a sound and fair employee suggestion system to reward employees for helping us eliminate waste or find ways to be more efficient. They are our front-line workers, and they know best. There was a lot of discussion the past several years about the Comprehensive Plan, but we haven't discussed Chapter 9, the last chapter, which County Council has approved. It's called the Priority Investment Program. It gives us some short-term and long-term projects we should be doing – all containing items that citizens agreed that we needed to do. It's time for Council to start addressing those. It's time to look at how our county committees are structured and how they pass on information. Better information from the committees and commissions to Council means we can better understand what actions we might need to take.

It's time to ensure we have employee performance reviews that measure against goals so we can fairly assess how our employees are doing.

The list goes on and on.

With the help of our citizens, business, governmental entities, and everyone else helping us, we can surely put together a future for Edgefield County that is robust, daring, and meets citizen needs.

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Finally, Council, the time for action is before us. That's why I'm requesting that each of you let me know what you want to see accomplished this year, and I need that information in the next 10 days, please, so we can start putting our plans into action. I look forward to us achieving great things together.

With nothing to consider. I would accept the motion to adjourn

Adjourn

Councilman Talbert made the motion to adjourn, seconded by Councilwoman Kennion. Motion passed unanimously.

Edgefield County Council



Dean Campbell, Chairman

ATTEST



Aretha Eubanks, Clerk to Council