

Council Members

District 1: John Thomas, *Chairman*
District 2: Ron L. Charlton
District 3: Everett Carolina
District 4: Lillie Jean Johnson, *Vice Chair*
District 5: Raymond L. Newton
District 6: Steve Goggans
District 7: Louis R. Morant

**County Administrator**

Sel Hemingway

County Attorney

Wesley P. Bryant

Clerk to Council

Theresa E. Floyd

November 12, 2019

5:30 PM

County Council Chambers

GEORGETOWN COUNTY COUNCIL
County Council Chambers, 129 Screven Street,
Suite 213, Georgetown, SC 29440

AGENDA

- 1. INVOCATION**
- 2. PLEDGE OF ALLEGIANCE**
- 3. APPROVAL OF AGENDA**
- 4. PUBLIC COMMENT**
- 5. APPROVAL OF MINUTES**
 - 5.a Regular Council Session - October 22, 2019**
- 6. CONSENT AGENDA**
 - 6.a Procurement #19-106, Mitigation Credits for Brick Chimney Road Project Phase I**
 - 6.b Procurement #19-104, Replacement of nine (9) Chevrolet Tahoe's for Sheriff's Office**
 - 6.c Procurement #19-082, Southern Georgetown Community Library-General Contractor**
 - 6.d Procurement #19-093, John Deere 6110M & 22" Samurai Attachment for CERP**
 - 6.e Procurement #19-077, Waccamaw Library Parking Project**
 - 6.f Procurement #19-036, User Fee Comprehensive Engineered Roadway Improvements, Change Order #3**
 - 6.g Contract #17-108, Garrett & Moore Inc., Consolidated Solid Waste Engineering & Monitoring Services, IDIQ - Task Order #19**
 - 6.h Ordinance No. 19-24 - To amend the signage requirements for Building C located in the Pawleys Plaza Planned Development (PD) located at 10225 Ocean Highway in Pawleys Island - Third reading.**

7. PUBLIC HEARINGS

7.a Ordinance No. 19-27 - Amendment of the FY 2019/2020 Budget Ordinance.

8. APPOINTMENTS TO BOARDS AND COMMISSIONS

9. RESOLUTIONS / PROCLAMATIONS

10. THIRD READING OF ORDINANCES

10.a Ordinance No. 19-27 - Amendment of the FY 2019/2020 Budget Ordinance.

11. SECOND READING OF ORDINANCES

11.a ORDINANCE NO. 19-28 - AN ORDINANCE TO AMEND ORDINANCE No. 2004-43 PERTAINING TO OPERATION OF VEHICLES, TO BE KNOWN AS "THE GEORGETOWN COUNTY IMPROPER OPERATION ORDINANCE"

12. FIRST READING OF ORDINANCES

13. COUNCIL BRIEFING AND COMMITTEE REPORTS

14. BIDS

15. REPORTS TO COUNCIL

15.a Presentation - Sandy Island School House Restoration

15.b Recognition - Georgetown County Employee of the Quarter

15.c Award Presentation - Georgetown County Finance

15.d Georgetown County Library Headquarters - Renovation and Expansion

15.e Property Lease Agreement - MAM Forest LLC

15.f Recommendation to Execute Property Option

16. DEFERRED OR PREVIOUSLY SUSPENDED ISSUES

16.a Ordinance No. 2017-23 – To Amend the Pawleys Plantation Planned Development to change the land use designation for two parcels along Green Wing Teal Lane from Open Space to Single Family in order to allow an additional two single family lots to the PD (County Council deferred action on 10/24/17)

16.b Ordinance No. 19-21 - An Ordinance to authorize the expenditure of surplus Capital Project Sales Tax funds authorized under the Capital Project Sales Tax Act (S.C. Code Ann. Section 4-10-340, et seq.) previously collected pursuant to a majority vote on a referendum ordered by Georgetown County Ordinance 2014-28 held on November 4, 2014; further to designate the projects for which the surplus proceeds may be used; and to provide for other matters relating thereto.

16.c ORDINANCE No. 19-25 - AN ORDINANCE SETTING THE BASE SALARIES FOR ELECTED OFFICIALS OF GEORGETOWN COUNTY, AND FURTHER REPEALING AND REPLACING

ORDINANCE NO. 2005-45

- 16.d Ordinance No. 19-26 - An amendment of Article XIII, Tree Regulations, of the Zoning Ordinance regarding trees in road right-of-way.**
- 16.e Ordinance No. 19-29 - To amend Tracts 2 and 4 of the Litchfield Racquet Club Planned Development to allow for 19 single family residential parcels and the redevelopment of the existing clubhouse as commercial use.**

17. LEGAL BRIEFING / EXECUTIVE SESSION

17.a Economic Development Matter

18. OPEN SESSION

19. ADJOURNMENT

Item Number: 5.a
Meeting Date: 11/12/2019
Item Type: APPROVAL OF MINUTES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Council

ISSUE UNDER CONSIDERATION:

Regular Council Session - October 22, 2019

CURRENT STATUS:

Pending

POINTS TO CONSIDER:

n/a

FINANCIAL IMPACT:

n/a

OPTIONS:

1. Approval of minutes as submitted.
2. Offer amendments.

STAFF RECOMMENDATIONS:

Recommendation for approval of minutes as submitted.

ATTACHMENTS:

Description	Type
□ DRAFT - Minutes 10/22/19	Backup Material

Georgetown County Council held a Regular Council Session on Tuesday, October 22, 2019, at 5:30 PM in County Council Chambers located in the historic Georgetown County Courthouse, 129 Screven Street, Georgetown, South Carolina.

Present:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	
Staff:	Wesley P. Bryant	Sel Hemingway
	Theresa E. Floyd	Jackie Broach-Akers

Other staff members, members of the public, and representatives of the media were also present. In accordance with the Freedom of Information Act, a copy of the agenda was sent to newspapers, television, and radio stations, citizens of the County, Department Heads, and posted on the bulletin board located outside of Council Chambers in the historic Courthouse.

Chairman John Thomas called the meeting to order. Councilmember Ron Charlton gave an invocation, and all joined in the pledge of allegiance.

APPROVAL OF AGENDA:

Councilmember Ron Charlton made a motion to approve the meeting agenda. Councilmember Raymond Newton seconded the motion. Chairman John Thomas called for discussion, and there was none.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

PUBLIC COMMENTS:

Wesley Gibson

Mr. Gibson addressed County Council with concerns regarding the “misuse” of revenue generated from Capital Project Sales Tax through purchasing property or giving money to Horry-Georgetown Technical College. Mr. Gibson said funding those projects with sales tax money would be illegal because these items were not included in the referendum approved by voters. He also questioned why the County is in the process of authorizing the current County Administrator to issue, and spend, \$10 million in new bonds, when a new administrator is in the process of being hired. Mr. Gibson said the County’s budgetary shortfalls and accounting errors are why *Citizens for Progress* believe that a forensic audit is necessary.

Rev. Charles Johnson

Rev. Johnson said he is a local pastor and serves on the board of an outreach ministry (A Cry in the Wilderness) that helps those with drug and alcohol addiction problems. Twenty people in our area died due to a drug overdose in 2017. Individuals who overdosed but did not die in 2017 total 186. He said we clearly have a problem. He said statistics indicate that 80% of people in rural areas needing treatment for substance abuse have no access to detox. Their options are jail, institution, or death. He said that an information packet regarding this ministry was provided to each member of Council, and said “we are asking for your help”.

Fred Williams

Mr. Williams voiced concerns regarding Georgetown County's hiring and dismissal practices. He said South Carolina is a "right to work" state, which means that a supervisor can fire an employee for no reason at all. He said the County should look into setting up some course of action to allow current and previous employees to address grievances, and suggested that a citizens group should be named to act as an oversight committee.

Marvin Neal

Mr. Neal, President of the NAACP, Georgetown Branch, addressed County Council regarding the process outlined to select a new administrator. He said County Council was requested to put a process in place that would be fair to all potential applicants. Considering that, the Chairman should not have sent an email to other Council members regarding his personal choices/preferences before the application process was closed. This is not the first time the county's "processes" have been skewed. Mr. Neal said that County Council must constantly be addressed for "foolishness and lawlessness". He said it is time for County Council to take charge and do what it is they are supposed to be doing. When the new administrator is hired, he advised Council members to remember that the administrator works for them, and they do not work for the administrator.

Marilyn Hemingway

Ms. Hemingway voiced concerns regarding the flawed system of county government. She said the system is embedded in a government that supported Jim Crow to present day discrimination of income and equality within county government. She said it "is a system for few, and not for the many". She said as long as there is inequity in distribution of resources the system will remain the same, however government can be made to work for a majority of citizens. We must start with innovation and new blood. We must take a break from the past with a boldness of leadership for our future.

Eileen Johnson

Ms. Johnson stated that her purpose in speaking was to address accountability in regards to the proposed purchase of a 948 acre industrial site on Penny Royal Road. If due diligence was done on the tract of property, but nobody read it, she questioned why the County is willing to proceed with the purchase of the property. Ms. Johnson said that is unacceptable. It is the responsibility of County Council to know what the reports say, and not just file the information away in a cabinet. Citizens assume that Council members are doing their job prior to making these significant decisions. County Council also has the responsibility of making sure that the new administrator is qualified and has the experience necessary to carry out the job of leading Georgetown County. County Council's action to weight the County with \$10 million dollars of additional debt is starting the new leader off in an unfair position.

Cindy Bindner

Ms. Binder thanked County Council for passing second reading of an ordinance in support of JB's Celebration Park honoring the vision of her late husband for a community park. The park will host musical festivals and other community events, at no cost to the community. She asked Council members for continued support in favorably granting third and final reading of the ordinance. Those interested in additional information regarding this project may visit JBCelebrationPark.org.

Gary Weinreich

Mr. Weinreich said that very important planning activities are currently going on within the county, including the development of a Comprehensive Land Use Plan, a Corridor Study, and a Companion Corridor Study for Highway 17. Mr. Weinreich said in being aware of this, that he and several others had

blocked their calendar for the week to attend the sessions, and were prepared to make suggestions. However, they were shocked to learn from the consultants that Highway 17 Business in Murrells Inlet was specifically excluded from the planning process. This eliminates the Murrells Inlet area from opportunities to establish land use goals for the next 10-20 years, set policy, or be involved in land use projects. The citizens of Murrells Inlet want the area to reach its full potential. He asked County Council to assist in getting Murrells Inlet included in the planning process.

Leon Rice

Mr. Rice, President of *Preserve Murrells Inlet, Inc.* voiced concerns regarding portions of Murrells Inlet that are a “mess”. The area once had four restaurants, but now there are 20 restaurants/bars. The area needs the service of a facilitator and expert planner for assistance with parking issues, streetscapes, traffic congestion, and safety and density issues, specifically for Highway 17 business in Murrells Inlet.

Erin Pate

Ms. Pate stated that she was pleased to see that County Council plans to table the ordinance redistributing capital sales tax revenue to purchase of 948 acres of property, however, it was perplexing to see that the County Administrator plans to execute an option to purchase the same property at a cost of \$4 million dollars utilizing a different funding source. Two weeks ago the County was “dead set” on using sales tax revenue for this purpose. Ms. Pate said the public deserves to know where the “new” money will come from. Tonight County Council will make a decision on who will serve as the next county administrator. Concurrently, County Council will saddle the next administrator with \$10 million dollars in debt associated with the sale of bonds. She questioned why this is taking place now. Shouldn’t this be delayed until the new administrator is in place, as well as the new finance director? Georgetown County is in the “lame duck session” right now, and delaying this action until the new leadership is in place is the right action.

MINUTES:

Regular Council Session – October 8, 2019

Councilmember Raymond Newton moved to approve the minutes of the regular council meeting held on October 8, 2019. Councilmember Everett Carolina seconded the motion. Chairman John Thomas called for discussion on the motion, and there was none.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

CONSENT AGENDA:

The following reports were included on the Consent Agenda, and therefore approved previously during the meeting:

Procurement #19-074, Replacement of (4) Chevrolet Tahoes for the Sheriff's Office – County Council awarded a purchase order to Love Chevrolet , in the amount of \$134,108.00, for four (4) 2019 Chevrolet Tahoes.

Procurement #19-064, Freightliner Roll-Off Truck with Cable Hoist (Qty. 2) – County Council approved the purchase of two (2) Freightliner 114SD Roll-Off Trucks with Cable Hoists, in the amount of \$300,882.00 inclusive of delivery, from Excel Truck Group (Columbia, SC).

Contract #19-034, Task Order 01, Non Engineered Road Repair, Resurfacing, Sealing & Marking, IDIQ – County Council approved Task Order 01 under Contract #19-034 with Coastal Asphalt in the amount of \$78,815.00 for road repair and resurfacing of Lanes Creek Drive.

Acceptance of FAA AIP 3-45-0025-021-2019 Grant Offer – County Council authorized the acceptance of FAA Grant Funding (AIP 3-45-0025-021-2019) in the amount of \$173,538.00, as well as the expenditure of \$9,641.00 in County funds for the project (to be appropriated from fund balance of the General Fund).

Ordinance No. 19-22 – An Ordinance to Amend Ordinance 2007-06, “Georgetown County Animal Control Ordinance”, regarding the Sterilization of Animals before Release from Local Shelters - Third Reading Approval.

PUBLIC HEARING:

Ordinance No. 19-20

County Council held a public hearing on Ordinance No. 19-20, an Ordinance to authorize Georgetown County to lease a portion of a tract of property owned by Georgetown County, designated as Tax Map No. 04-0406-001-01-00, to JB's Celebration Park Inc. for the purposes of constructing a celebration park for general public access. There were no comments pertaining to the adoption of Ordinance No. 19-20, and Chairman John Thomas closed the public hearing.

Ordinance No. 19-23

A public hearing was held on Ordinance No. 19-23, titled, “An Ordinance Authorizing the Issuance and Sale of General Obligation Bonds of Georgetown County, South Carolina, Series 2019, or Such Other Appropriate Series Designation, In the Principal Amount of Not Exceeding \$10,000,000; Fixing the Form and Details of the Bonds; Authorizing the County Administrator to Determine Certain Matters Relating to the Bonds; Providing for the Payment of the Bonds and the Disposition of the Proceeds Thereof; and Other Matters Relating Thereto”. No individual came forward to speak for or against Ordinance No. 19-23, and Chairman Thomas ordered the public hearing closed.

BOARDS/COMMISSIONS:

Waccamaw Center for Mental Health Governing Board

Councilmember Raymond Newton moved to nominate Dr. Nathan Craig for appointment to the Waccamaw Center for Mental Health Governing Board. Councilmember Steve Goggans offered a second. There was no discussion on the motion.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

RESOLUTIONS / PROCLAMATIONS:

Resolution No. 19-23

Councilmember Lillie Jean Johnson moved for the adoption of Proclamation No. 19-23 in recognition and support of National Bullying Awareness Month. Councilmember Everett Carolina seconded the motion. Chairman John Thomas called for discussion on the motion, and there was none.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

ORDINANCES-Third Reading

Ordinance No. 19-18

Councilmember Raymond Newton moved for third reading approval of Ordinance No. 19-18, an Ordinance Authorizing (1) the Execution and Delivery of a Fee In Lieu of Tax and Incentive Agreement by and Between Georgetown County, South Carolina (THE "COUNTY") and a Company Identified for the Time Being as Project Eagle, acting for Itself, One or More affiliates, And/Or, Other Project Sponsors (THE "COMPANY"), with Respect to the Establishment and/or Expansion of a Certain Facilities in the County (Collectively, THE "PROJECT"); (2) The Benefits of a Multi-County Industrial Park to be Made Available to the Company and the Project, and (3) Other Matters Relating Thereto. Councilmember Ron Charlton seconded the motion. Chairman Thomas called for discussion.

Councilmember Newton moved to amend Ordinance No. 19-18 to incorporate revised text as presented subsequent to second reading of the ordinance. Councilmember Charlton offered a second on the amended motion. There was no further discussion.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

The vote on the main motion was as follows:

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

Ordinance No. 19-19

A motion was made by Councilmember Louis Morant, and seconded by Councilmember Raymond Newton, for third reading approval of Ordinance No. 19-19, titled, "An Ordinance to Establish a Joint County Industrial and Business Park Pursuant to Section 4-1-170 of the South Carolina Code of Laws 1976, as amended, to be Known as the Georgetown County Project Eagle Joint County Industrial and Business Park (THE "PARK"), in Conjunction with Horry County, Such Park to be Geographically Located in Georgetown County; to Authorize the Execution and Delivery of a Written Park Agreement with Horry County as to the Requirements of Payments of Fee in Lieu of Ad Valorem Taxes with Respect to Park Property and the Sharing of the Revenues and Expenses of the Park; To Provide for the Distribution of Revenues From the Park Within Georgetown County; and Other Matters Relating Thereto". Chairman John Thomas called for discussion.

Councilmember Morant moved to amend Ordinance No. 19-19 to incorporate revised text provided subsequent to second reading of the ordinance. Councilmember Everett Carolina seconded the amended motion. Upon a call for discussion on the amendment, there was none.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

The vote on the main motion was as follows:

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

Ordinance No. 19-20

County Attorney, Wesley Bryant, summarized proposed changes to a lease agreement with JB's Celebration Park, including changes as requested by the county to include various benchmarks, such as a requirement for project completion within 18 months of the lease execution.

Councilmember Steve Goggans moved for third reading approval of Ordinance No. 19-20, an Ordinance to authorize Georgetown County to lease a portion of a tract of property owned by Georgetown County, designated as Tax Map No. 04-0406-001-01-00, to JB's Celebration Park Inc. for the purpose of constructing a park for general public access. The motion was seconded by Councilmember Ron Charlton.

Councilmember Steve Goggans moved to amend Ordinance No. 19-20 to include the revised lease agreement as referenced by the County Attorney. Councilmember Ron Charlton seconded the motion. Chairman Thomas called for discussion. There was no discussion on the amended motion.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

The vote on the main motion was as follows:

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

Ordinance No. 19-23

County Administrator, Sel Hemingway introduced Ordinance No. 19-23, and noted that the County's Bond Counsel, Frannie Heizer, was in attendance and available to address any questions County Council may have.

Councilmember Steve Goggans moved for third reading approval of Ordinance No. 19-23, an Ordinance Authorizing the Issuance and Sale of General Obligation Bonds of Georgetown County, South Carolina, Series 2019, or Such Other Appropriate Series Designation, in the Principal Amount of Not Exceeding \$10,000,000; Fixing the Form and Details of the Bonds; Authorizing the County Administrator to

Determine Certain Matters Relating to the Bonds; Providing for the Payment of the Bonds and the Disposition of the Proceeds Thereof; and Other Matters Relating Thereto. Councilmember Raymond Newton seconded the motion. Chairman Thomas called for discussion, and none occurred.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

ORDINANCES-Second Reading:

Ordinance No. 19-21

Councilmember Louis Morant moved to table Ordinance No. 19-21, titled, "An Ordinance to authorize the expenditure of surplus Capital Project Sales Tax funds authorized under the Capital Project Sales Tax Act (S.C. Code Ann. Section 4-10-340, et seq.) previously collected pursuant to a majority vote on a referendum ordered by Georgetown County Ordinance 2014-28 held on November 4, 2014; further to designate the projects for which the surplus proceeds may be used; and to provide for other matters relating thereto". Councilmember Raymond Newton offered a second on the motion. No discussion followed the motion.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

Ordinance No. 19-24

Councilmember Ron Charlton moved for second reading approval of Ordinance No. 19-24, and Ordinance to amend the signage requirements for Building C located in the Pawleys Plaza Planned Development (PD) located at 10225 Ocean Highway in Pawleys Island. Councilmember Steve Goggans seconded the motion. Upon a call for discussion on the motion from Chairman Thomas, there was none.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

Ordinance No. 19-25

Councilmember Louis Morant moved to defer action on Ordinance No. 19-25, an Ordinance Setting the Base Salaries for Elected Officials of Georgetown County, and Further Repealing and Replacing Ordinance No. 2005-45. Councilmember Raymond Newton seconded the motion. No discussion followed.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

Ordinance No. 19-27

Councilmember Ron Charlton moved for second reading approval of Ordinance No. 19-27, an amendment of the FY 2019/2020 Budget Ordinance. Councilmember Lillie Jean Johnson seconded the motion. The Chairman called for discussion.

Councilmember Raymond Newton moved for the amendment of Ordinance No. 19-27 to incorporate proposed text as the ordinance was introduced at first reading by title only. Councilmember Steve Goggans offered as second on the amended motion. There was no further discussion.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

The vote on the main motion was as follows:

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

ORDINANCES-First Reading:

ORDINANCE No. 19-28 - AN ORDINANCE TO AMEND ORDINANCE NO. 2004-43 PERTAINING TO OPERATION OF VEHICLES, TO BE KNOWN AS "THE GEORGETOWN COUNTY IMPROPER OPERATION ORDINANCE"

BIDS:

No reports.

REPORTS TO COUNCIL:

Tideland Community Hospice Foundation – License for Property Use

Councilmember Steve Goggans moved to approve a property license agreement with Tidelands Community Hospice Foundation pertaining to use of the common area of the Litchfield Exchange. Councilmember Lillie Jean Johnson offered a second. No discussion followed the motion.

In Favor:	Everett Carolina	Louis R. Morant
	Ron L. Charlton	Raymond L. Newton
	Steve Goggans	John W. Thomas
	Lillie Jean Johnson	

Execution of Option and Purchase Agreement with Red Mountain TimberCo LLC

Prior to Council's vote on this matter, County Administrator, Sel Hemingway, provided a brief report stating that the source of funding for this property purchase would be the Economic Development Fund. The monies in this fund are generated from Fee In Lieu of Tax agreements authorized by County Council to be used for development of such industrial parks, as well as speculative buildings. As spec buildings are sold, the money is used to reinvest in other economic development projects.

Councilmember Louis Morant moved to approve the execution of an Option and Purchase Agreement with Red Mountain TimberCO LLC for approximately 948 acres on Penny Royal Road utilizing revenue from the Economic Development Fund for this purchase. Councilmember Raymond Newton seconded the motion. Chairman John Thomas called for discussion on the motion, and there was none.

In Favor:	Everett Carolina	Louis R. Morant
	Steve Goggans	Raymond L. Newton
	Lillie Jean Johnson	John W. Thomas

Abstained: Ron L. Charlton

DEFERRED:

Ordinance No. 2017-23

County Council deferred action on Ordinance No. 2017-23, a proposed amendment to the Pawleys Plantation Planned Development pursuant to legal questions pertaining to the application as submitted by the Pawleys Plantation Property Owners Association.

Ordinance No. 19-26

County Council deferred action of Ordinance No. 19-26, an Amendment to the Zoning Ordinance Article XIII, Section 1304.3 and Section 1304.5, regarding to Right-of-Way Easements and Utilities.

EXECUTIVE SESSION:

Councilmember Ron Charlton made a motion to move into Executive Session in order to discuss a personnel matter regarding the county administrator position. County Council moved into Executive Session at 6:45 PM.

OPEN SESSION:

As Open Session resumed at 8:19 PM, Chairman John Thomas stated that during Executive Session, County Council discussed a personnel issue regarding the county administrator position. No decisions were made by County Council, nor were any votes taken during Executive Session.

The Chairman stated that the floor was open for a motion pertaining to Item 15b on the meeting agenda. Councilmember Steve Goggans moved to reconsider Item 15b, Execution of an Option and Purchase Agreement with Red Mountain TimberCo LLC. Councilmember Raymond Newton seconded the motion. No discussion followed.

In Favor:	Everett Carolina	Louis R. Morant
	Steve Goggans	Raymond L. Newton
	Lillie Jean Johnson	John W. Thomas

Opposed: Ron L. Charlton

Councilmember Steve Goggans moved to authorize the County Administrator to execute an Option and Purchase Agreement with Red Mountain TimberCO LLC for approximately 948 acres on Penny Royal Road utilizing revenue from the Economic Development Fund for this purchase. Councilmember Raymond Newton seconded the motion. Chairman John Thomas called for discussion on the motion, and there was none.

In Favor:	Everett Carolina	Louis R. Morant
	Steve Goggans	Raymond L. Newton
	Lillie Jean Johnson	John W. Thomas

Opposed: Ron L. Charlton

The Chairman called for a motion pertaining to the position of county administrator. Councilmember Raymond Newton moved to make an offer of employment to David Garner. Councilmember Steve Goggans seconded the motion. Upon a call for discussion from the Chairman, there was none.

In Favor:	Everett Carolina	Steve Goggans
	Ron L. Charlton	Raymond L. Newton

Opposed:	Lillie Jean Johnson	John W. Thomas
	Louis R. Morant	

Being no further business to come before County Council, Councilmember Louis Morant made a motion to adjourn the meeting.

Date

Clerk to Council

Item Number: 6.a
Meeting Date: 11/12/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Purchasing

ISSUE UNDER CONSIDERATION:

Procurement #19-106, Mitigation Credits for Brick Chimney Road Project Phase I

CURRENT STATUS:

Public Services is requesting the procurement of the attached mitigation credits for wetland preservation and enhancement as required for the continuance of their Brick Chimney Road Project.

POINTS TO CONSIDER:

- 1) A mitigation bank is a resource area that has been established to restore, enhance, or preserved for the purpose of providing compensation for unavoidable impacts permitted under the Clean Water Act, Endangered Species Act, State, and Local regulations.
- 2) These wetland mitigation credits are required for permits to be obtained for this project.
- 3) The attached agreement for the proposed credits have been pre-approved by the US Army Corps of Engineers.
- 4) Procurement will utilize the Sole Source method as evidence in the attached approved Sole Source Justification Form. There are only a couple of banks who are able to offer mitigation credits and typically the decision on which bank can be used is the area in which the project lays. Therefore, the purchase for mitigation credits to each unique project/area is typically considered a sole source procurement on an as needed/per project basis.

FINANCIAL IMPACT:

The \$104,550.00 cost will go to the approved project GL Account Number 79046.2003-50427 and is fully funded.

OPTIONS:

- 1) Approve award of the attached credit sales agreement and PO for mitigation credits to Carter Stilley Wetland & Stream Mitigation Bank (CS-MBI, LLC) dba American Mitigation Company dba Cowpens Land & Timber, LLC; or
- 2) Decline the award.

STAFF RECOMMENDATIONS:

Public Services and Capital Projects staff in conjunction with the engineer for this project, Davis & Floyd, Inc., recommends award by sole source to Carter Stilley Wetland & Stream Mitigation Bank (CS-MBI, LLC) dba American Mitigation Company dba Cowpens Land & Timber, LLC as indicated on the attached recommendation, emails, and sole source justification form.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description	Type
▣ Sole Source Justification	Cover Memo
▣ Recommendation by Mr. Ray Funnye, Director of Public Services	Cover Memo



Georgetown County, SC

JUSTIFICATION FOR SOLE SOURCE

Georgetown County proposes to procure Wetlands Bank Mitigation Credits for the Brick
(1)
Chimney Road Project (6.97 Acres Preservation Credits + 6.97 Acres Enhancement/
Restoration)

as a sole source from CS-MBI, LLC (managed by American Mitigation Company)
(2)

based upon the following justification as outlined in Ordinance 2008-09:

- ☐ There is a lack of competition for a product or service
- ☒ It is a unique, one-of-a-kind service offer.
- ☐ The product has patented or proprietary rights that provide superior capabilities that are not obtainable from similar products, and this product is not marketed through other wholesalers, jobbers, or distributors whose competition could be encouraged.
- ☐ Where the items are needed for trial use or testing.

Specify: Vandross Wetlands Bank is the only bank in the Watershed, however, it is

basically closed out (0.34 Acres remaining). Reference email from Britt Feldner on

10/10/19. The project is located outside of the Waccamaw Wetlands Bank Service Area.

Reference email from Rheta DiNovo, RES, dated 10/9/19. (3)

Budgeted Funds: ☐-YES ☒-NO Amount: \$104,550.00

G/L Account Number: 79046-2003-50427 Department: Public Services/CP&E

Submitted by: Art Baker Date: 10/16/2019

Department Director: [Signature] Date: OCT 16 2019

Purchasing Approval: [Signature] Date: 10/25/19

County Administrator Approval: [Signature] Date: 10/28/2019

- Notes: (1) Enter brief description of goods or services to be procured
(2) Enter name, address and phone number of vendor or contractor
(3) Enter the basis of the sole source

***Attach a sole source letter from the vendor and any additional supporting documentation.



**Carter Stilley Wetland and Stream Mitigation Bank
"CS-MBI, LLC"**

Date: 10/15/2019

Name: Ray Funnye
Firm: Georgetown County

Permittee: Georgetown County
Project: SAC# 2018-01123

Re: Credit Sales Agreement

Mr. Funnye:

As the Manager of the Carter Stilley Wetland and Stream Mitigation Bank (the "Bank"), it is our understanding that your firm wishes to purchase credits from the Bank to offset impacts associated with an upcoming project. The project falls within the Black River HUC #03040205 which is not within the Bank's service area but which has been approved by the US Army Corps of Engineers (the "Corps") to utilize credits from the Bank. Furthermore, we understand that you wish to purchase credits in the amounts shown in the following table:

<u>Permit SAC # 2018-001123</u>	<u>Credit Requirement</u>
Wetland Preservation Credits	<u>6.97</u>
Wetland Enhancement/Restoration Credits	<u>6.97</u>

- The total amount due for these credits will be \$104,550.00 as shown in the attached invoice. These prices are valid for fifteen (15) days following the date of this letter which date is October 15, 2019.
- Upon approval of this Agreement and payment in full of the total amount due to for the credits, the credits will be available for your use.
- The credits will be officially released from the Bank after payment in full of the total amount due for the credits and only upon your written request.
- After the sale is finalized, and upon your request, a letter certifying the credit sale and release will be sent to the SC Department of Health and Environmental Control and the Corps as well as the permit applicant and agent.
- Please be advised that these credits are available only for mitigation impacts associated with Corps permitted projects.
- Once the credits are released they cannot be refunded. Bank credits cannot be included in permit applications until released from the Bank. The credits cannot be sold, transferred, assigned, conveyed, or otherwise used for any purpose without the written permission of the Corps and CS-MBI, LLC.

Please call Ross Nelson at American Mitigation Company, LLC, the Bank's manager, at (843) 999-2661 if you have any questions.

Authorized Signatures:

G. Ross Nelson
President, American Mitigation Company, LLC

By: Ray Funnye

CS-MBI, LLC*Managed by American Mitigation Company, LLC*

98 Centermarsh Lane
Pawleys Island, SC 29585
Phone (843) 999-2661 Fax (843) 979-2222

**INVOICE**

Invoice #1023
Date: October 15, 2019

To

Firm: Georgetown County
Address: 2236 Browns Ferry Rd.
Georgetown, SC 29440
Phone: (843) 545-3438
Attn: Ray Funnye

DUE DATE	Payment due within 15 days.
-----------------	-----------------------------

COMMENTS OR SPECIFIC INSTRUCTIONS: After payment in full, credits will be released only upon the written request of your firm.

TERMS

N/A

ITEM	DESCRIPTION	QUANTITY	UNIT PRICE	TOTAL
WETLAND CREDITS	Preservation	6.97	\$6,000	\$41,820
WELAND CREDITS	Enhancement/Restoration	6.97	\$9,000	\$62,730
TOTAL due				\$104,550

If paying by check, make checks payable to: Cowpens Land and Timber, LLC

If paying by wire:

Account Name:	Cowpens Land and Timber, LLC
Account Number:	14100047130253032708285
Routing/ABA:	053201607
Bank Information:	BB&T
	309 Columbia Ave.
	Lexington, SC 29072

If you have any questions concerning this invoice, contact Ross Nelson (843) 999-2661
rnelson@amitco.org.

THANK YOU FOR YOUR BUSINESS!



98 CENTERMARSH LANE PAWLEYS ISLAND, SC 29485
OFC: 843.999.2661 FAX: 843.979.2222
www.amitco.org

Art Baker

From: Lindsey E. Keziah, PE <lkeziah@davisfloyd.com>
Sent: Tuesday, October 15, 2019 5:54 PM
To: Art Baker; Ray C. Funnye
Cc: D. Brice Urquhart, PE
Subject: FW: Letter of Availability (Brick Chimney Phase 1)
Attachments: 2019.10.15 Brick Chimney Road Credit Sales Agreement and Invoice_AMC.pdf

Follow Up Flag: Follow up
Flag Status: Flagged

Art / Ray

Please see the attached sales agreement from the mitigation bank for Brick Chimney Road phase 1.

Please let me know if you have any questions or need anything else.

Thanks,
Lindsey

DAVIS & FLOYD

SINCE 1954

Lindsey E. Keziah, PE

SENIOR TRANSPORTATION ENGINEER

3229 West Montague Avenue, North Charleston, SC 29418
O. (843) 554-8602 Ext. 2148 | F. (843) 747-6485
E. lkeziah@davisfloyd.com | www.davisfloyd.com

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From: Harris Chewning <HChewning@americantimberlands.com>
Sent: Tuesday, October 15, 2019 2:47 PM
To: Britt Feldner <bfeldner@thebrigmancompany.com>
Cc: Lindsey E. Keziah, PE <lkeziah@davisfloyd.com>; Ross Nelson <rnelson@amitco.org>
Subject: RE: Letter of Availability (Brick Chimney Phase 1)

Britt,

See attached. FYI, the prices are the same prices we charged to Georgetown County for a project at the landfill last year that was also outside of Carter Stille's service area.

Thanks

L. Harris Chewning, CFA
Office: (843) 979-2221
Mobile: (843) 833-7863

hchewning@americantimberlands.com



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From: Britt Feldner <bfeldner@thebrigmancompany.com>
Sent: Friday, October 04, 2019 8:29 AM
To: Harris Chewning <HChewning@americantimberlands.com>
Cc: Lindsey Keziah <lkeziah@davisfloyd.com>
Subject: Re: Letter of Availability (Brick Chimney Phase 1)

Can you please provide an invoice/quote for the required credits. NWP/CZC attached.

Please use the contact info on the CZC letter for Ray Funnye.

Thanks and call me if you have any questions.

Britt A. Feldner - The Brigman Company
P.O. Box 1532 - Conway, SC 29526
C 843.602.0191 P 843.248.9388 F 843.248-9596

Wetland Consulting & Forest Management
www.thebrigmancompany.com

On Wed, Jul 10, 2019 at 11:57 AM Harris Chewning <HChewning@americantimberlands.com> wrote:

Britt,

A credit availability letter is attached. I assume you are already aware, but some of Brick Chimney Road is outside of CS-MBI's service area. I doubt this will be a problem but use of CS-MBI credits for your entire project will require approval from the Corps.

Thanks,

Harris

L. Harris Chewning, CFA

Office: (843) 979-2221

Mobile: (843) 833-7863

hchewning@americantimberlands.com



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From: Britt Feldner <bfeldner@thebrigmancompany.com>
Sent: Tuesday, July 09, 2019 8:07 AM
To: Harris Chewning <HChewning@americantimberlands.com>
Subject: Letter of Availability (Brick Chimney Phase 1)

Good morning,

Hope this finds you well. Can you please provide me with a letter of availability for 13.9 mitigation credits. I have attached a vicinity and USGS map for location.

Thanks and feel free to contact me with any questions.

Britt A. Feldner - The Brigman Company

P.O. Box 1532 - Conway, SC 29526

C 843.602.0191 P 843.248.9388 F 843.248-9596

Wetland Consulting & Forest Management

www.thebrigmancompany.com

Art Baker

From: Lindsey E. Keziah, PE <lkeziah@davisfloyd.com>
Sent: Thursday, October 10, 2019 11:17 AM
To: Art Baker
Cc: D. Brice Urquhart, PE
Subject: FW: [EXTERNAL] Re: Google Earth Placemark: Waccamaw Service Area.kmz
Attachments: doc03453920191010103156.pdf; doc03453920191010103156.pdf

FYI, please see additional information from Britt below and attached.

DAVIS & FLOYD

SINCE 1964

Lindsey E. Keziah, PE

SENIOR TRANSPORTATION ENGINEER

3229 West Montague Avenue, North Charleston, SC 29418
O. (843) 554-8602 Ext. 2148 | F. (843) 747-6485
E. lkeziah@davisfloyd.com | www.davisfloyd.com

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From: Britt Feldner <bfeldner@thebrigmancompany.com>
Sent: Thursday, October 10, 2019 10:57 AM
To: Lindsey E. Keziah, PE <lkeziah@davisfloyd.com>; Ray C. Funnys <rcfunny@gtcounty.org>
Subject: Re: [EXTERNAL] Re: Google Earth Placemark: Waccamaw Service Area.kmz

Also see attached from Corps site showing only available Bank in watershed as Vandross which is basically closed out with only 0.34 credits remaining. We have obtained approval to acquire credits from Carter Stille which falls within the tertiary service area.

Britt A. Feldner - The Brigman Company
P.O. Box 1532 - Conway, SC 29526
C 843.602.0191 P 843.248.9388 F 843.248-9596

Wetland Consulting & Forest Management
www.thebrigmancompany.com

On Thu, Oct 10, 2019 at 10:39 AM Britt Feldner <bfeldner@thebrigmancompany.com> wrote:

Please see below regarding service area for Waccamaw Mitigation Bank.

Britt A. Feldner - The Brigman Company
P.O. Box 1532 - Conway, SC 29526
C 843.602.0191 P 843.248.9388 F 843.248-9596



RIBITS

Regulatory In-lieu Fee and Bank Information Tracking System


[Collapse](#)

TRACKING

☒ MITIGATION ☐ WQT

MENU

- Mitigation Concepts
- Banks & ILF Sites
- ILF Programs
- Umbrella Instruments
- Reporting
- Bank & ILF Establishment
- Assessment Tools
- Credit Classifications
- Related Sites
- Find Credits
- Help

FILTER

- ☒ USACE District
- ☐ State
- ☐ FWS Field Office
- ☐ NOAA Fisheries Region

[ALL DISTRICTS ▼](#)

About the Results

Search Criteria

[Reset Search Criteria](#)

Ctrl-click or Shift+Click the map in the desired location to set the latitude and longitude for your query.

☐ Linear Impact

Project No

* Latitude 33.426948407082705

* Longitude -79.31216413184848

Single Client ☐ Yes (primarily governmental use)

Habitats

Species

Service Area Rank ☒ Primary

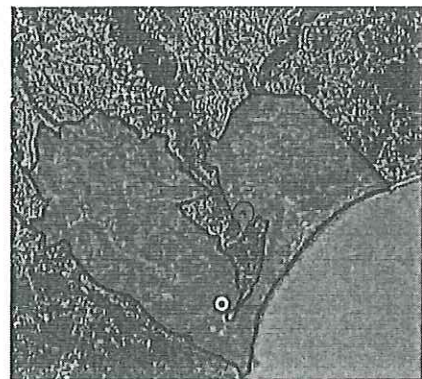
☒ Secondary

☒ Tertiary

Available Credits ☐ Allow Zero

Map Region

☐ Roads ☐ Borders ☐ Counties ☐ USA
☐ NOAA Regions ☒ Service Areas



ATTENTION

Disclaimer Credit reservations and pending transactions are NC
 MUST contact the Sponsor to verify credit availability

Sources of Credits for Impact Location

[\[Print PDF\]](#) [\[Browser Print\]](#)

Notice: The credit totals shown do NOT reflect any credit reservations or pending transactions.
 It is the responsibility of potential purchasers to contact the Sponsor and obtain written confirmation of credit availability.

Latitude: 33.426948407082705, Longitude -79.31216413184848

State: South Carolina

County: Georgetown

8-digit Hydrologic Unit Code: 03040205

USFWS Field Office: Charleston

USACE District: Charleston

NOAA Region: Southeast

Mitigation/Conservation Banks & ILF Sites in Primary Service Area 0

Mitigation/Conservation Banks & ILF Sites in Secondary Service Area 1

Mitigation/Conservation Banks & ILF Sites in Tertiary Service Area 0

ILF Program Advance Credits 0

Search Criteria:

Excluding single clients

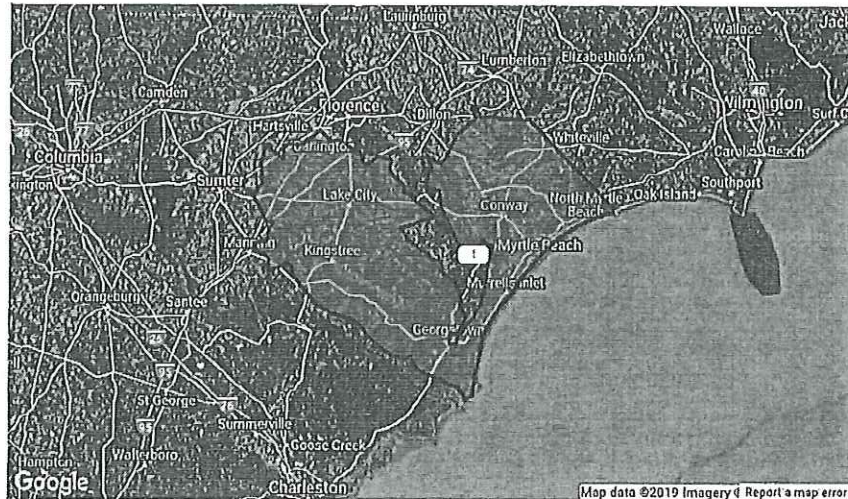
excluding banks with zero available credits

using service areas of rank Primary, Secondary, Tertiary

Mitigation/Conservation Banks & ILF Sites in Primary Service Area

No results found.

Mitigation/Conservation Banks & ILF Sites in Secondary Service Area



Bank Name: 1 - Vandross Bay

Bank Type: Private Commercial

Total Acres: 804

Distance to Impact: 17 Miles

Permit No: SAC-2001-18181

Bank States: South Carolina

Bank Sponsor: Combahee Land Company
Mt. Pleasant, SC 29464

Bank POC: Steve Nichols
Newkirk Environmental
1887 Clements Ferry Road
Charleston, SC 29492
Phone: (843) 388-6585
Fax: (843) 388-6580

Bank Manager: Mr. David Wilson
Project Manager
69-A Hagood Avenue
Charleston, SC 29403
Email: david.b.wilson@usace.army.mil
Phone: (843) 329-8026

Credit Type	Credit Classifications	Assessment Method	Available Credits	Jurisdiction
Welland	Wellands	Ratio	0.34	Federal

Notes:

Mitigation/Conservation Banks & ILF Sites in Tertiary Service Area

No results found.

ILF Program Advance Credits

No results found.

Wetland Consulting & Forest Management
www.thebrigmancompany.com

----- Forwarded message -----

From: Rheta Dinovo <rdinovo@res.us>
Date: Wed, Oct 9, 2019 at 9:34 AM
Subject: Re: [EXTERNAL] Re: Google Earth Placemark: Waccamaw Service Area.kmz
To: Britt Feldner <bfeldner@thebrigmancompany.com>

Sorry for the delay Britt.
Upon review of the permit it appears most, if not all of, these impacts are just barely outside of our secondary service area.
Thanks for checking with us about this.
Rheta

Rheta Geddings DiNovo
Regulatory Manager
RES | res.us
Direct: 843-619-4470 | Mobile: 803-463-6886

From: Britt Feldner <bfeldner@thebrigmancompany.com>
Sent: Monday, October 7, 2019 4:00 PM
To: Rheta Dinovo <rdinovo@res.us>
Subject: Re: [EXTERNAL] Re: Google Earth Placemark: Waccamaw Service Area.kmz

Yea, I know. Sorry. Can you send me something that states its outside your service area.

Britt A. Feldner - The Brigman Company
P.O. Box 1532 - Conway, SC 29526
C 843.602.0191 P 843.248.9388 F 843.248-9596

Wetland Consulting & Forest Management
www.thebrigmancompany.com

On Mon, Oct 7, 2019 at 3:46 PM Rheta Dinovo <rdinovo@res.us> wrote:

OK darn. Thanks

Rheta Geddings DiNovo
Regulatory Manager
RES | res.us
Direct: 843-619-4470 | Mobile: 803-463-6886

From: Britt Feldner <bfeldner@thebrigmancompany.com>
Sent: Monday, October 7, 2019 3:04 PM

To: Rheta Dinovo <rdinovo@res.us>

Subject: [EXTERNAL] Re: Google Earth Placemark: Waccamaw Service Area.kmz

See attached permit. I verified that the impacts do not occur within the service area. Our first impact (wetland 4) begins slightly east of the service area.

Britt A. Feldner - The Brigman Company

P.O. Box 1532 - Conway, SC 29526

C 843.602.0191 P 843.248.9388 F 843.248-9596

Wetland Consulting & Forest Management

www.thebrigmancompany.com

On Mon, Oct 7, 2019 at 1:19 PM Rheta Dinovo <rdinovo@res.us> wrote:

Britt,

Let me know if this comes through and shows you what you need. I'm pretty sure this came from RIBITS.

Rheta

Nancy Silver

From: Lawrence Harris Chewning IV <lhc@amitco.org>
Sent: Friday, October 25, 2019 1:36 PM
To: Nancy Silver
Cc: Ross Nelson
Subject: RE: Letter of Availability (Brick Chimney Phase 1)

Nancy,

Thanks for asking for clarity as it is a bit confusing.

Checks should be made out to Cowpens Land and Timber, LLC.
Checks should be mailed to 98 Centermarsh Lane Pawleys Island, SC 29585.

Please let me know if you have any more questions.

Thanks,

Harris

Begin forwarded message:

From: Nancy Silver <nsilver@gtcounty.org>
Date: October 25, 2019 at 11:37:58 AM EDT
To: Ross Nelson <rnelson@amitco.org>, "Laura C. Mattocks" <lcm@americantimberlands.com>
Subject: FW: Letter of Availability (Brick Chimney Phase 1)

Good Morning,
I received your vendor AP setup forms and insurance. Thank you for that, but can you please verify the name & address that the check should be made out to for the attached invoice? Should that be American Mitigation Company, CS-MBI, LLC, Cowpens, or BB&T? And to what address?
Thanks,
~Nancy

From: Nancy Silver
Sent: Wednesday, October 16, 2019 10:21 AM
To: 'rnelson@amitco.org' <rnelson@amitco.org>
Cc: Public Services <PublicServices@gtcounty.org>
Subject: FW: Letter of Availability (Brick Chimney Phase 1)
Importance: High

Hi Ross,
Can you please verify the name & address that this check should be made out to? Also, can you please complete and return the attached Vendor AP Setup Form & W-9 to me? Thanks,
~Nancy

From: Ray C. Funnye
Sent: Wednesday, October 16, 2019 9:31 AM

To: Nancy Silver <nsilver@gtcounty.org>

Subject: FW: Letter of Availability (Brick Chimney Phase 1)

From: Lindsey E. Keziah, PE [<mailto:lkeziah@davisfloyd.com>]

Sent: Tuesday, October 15, 2019 5:54 PM

To: Art Baker; Ray C. Funnye

Cc: D. Brice Urquhart, PE

Subject: FW: Letter of Availability (Brick Chimney Phase 1)

Art / Ray

Please see the attached sales agreement from the mitigation bank for Brick Chimney Road phase 1.

Please let me know if you have any questions or need anything else.


Thanks,
Lindsey



Georgetown County
Department of Public Services
Phone: (843) 545-3325

Memorandum

To: Nancy Silver

From: Ray C. Funnye, Director 

File #: 316.16

Date: October 31, 2019

Re: Recommendation for Wetland Mitigation Credit Purchase, Brick Chimney Road Improvement Project, GL # 79046-2003-50427

Private and public projects often cause adverse impacts to aquatic and biological resources, even after implementing the best avoidance and minimization practices available. These unavoidable impacts require compensatory mitigation to ensure that the ecological losses are offset and do not result in a net loss of natural resources. A mitigation bank is a resource area that has been restored, established, enhanced, or in some circumstances, preserved for the purpose of providing compensation for these unavoidable impacts permitted under the Clean Water Act, Endangered Species Act, State, and Local regulations.

As a part of the Brick Chimney Road Improvement Project, GL # 79046-2004-50427, the permits require 6.97 Wetland Preservation Credits, and 6.97 Wetlands Enhancement/ Restoration Credits. Georgetown County Department of Public Services and the engineer of record, Davis and Floyd, have found the only available source of these credits and received pricing to purchase the credits as part of the total project.

Carter Stilley Wetland and Stream Mitigation Bank has the credits needed for the project at a cost of \$104,550.

Based on the aforementioned, I hereby recommend that the county purchase the 6.97 Wetland Preservation Credits, and 6.97 Wetlands Enhancement/ Restoration Credits from Carter Stilley in the amount of \$104,550.00 under GL # 79046-2003-50427.

Item Number: 6.b
Meeting Date: 11/12/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Purchasing

ISSUE UNDER CONSIDERATION:

Procurement #19-104, Replacement of nine (9) Chevrolet Tahoe's for the Sheriff's Office.

CURRENT STATUS:

The vehicles being considered for replacement are part of the previously approved Capital Equipment Replacement Plan (CERP) annual assessment and review process. The Sheriff's Office identified nine (9) vehicles for replacement. These may be sold as surplus or reassigned to other departments where a used vehicle is appropriate.

POINTS TO CONSIDER:

- 1) This item will be procured using the State Contract #4400017323, under the existing procurement code:
Sec. 2-76. Examples Cooperative Purchasing, External Procurement Activities: Contracts established by the purchasing division of the State of South Carolina as provided in Chapter 35 of title 11 (State Consolidated Procurement Code), South Carolina Code of Laws, 1976. (Ord. of 6-28-83, 6-101, 6-201, 6-202)
- 2) The Sheriff's Office has requested nine (9) units with a total cost of \$305,208.00, including Infrastructure Maintenance Fee. (Price of Tahoe's is \$33,912.00 ea.).
- 3) The state vendor for these services is Love Chevrolet. The County has had successful history of past purchases with this vendor.

FINANCIAL IMPACT:

This purchase will be fully funded in GL Account Number 499.205-50713 with total available funding up to \$509,581.72.

OPTIONS:

- 1) Award a purchase order to Love Chevrolet, for \$305,208.00 for nine (9) 2020 Chevrolet Tahoe's.
- 2) Decline to approve

STAFF RECOMMENDATIONS:

The Sheriff's Office recommends the procurement of the nine (9) 2020 Chevrolet Tahoe's from Love Chevrolet, utilizing SC State Contract pricing. The department believes the proposed costs to be in the best interest of the County.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description	Type
▢ 19-104 Bid Solicitation	Cover Memo
▢ 19-104 Recommendation	Cover Memo
▢ DRAFT PO# 2020-256	Cover Memo



Georgetown County, South Carolina
VEHICLE / EQUIPMENT PROCUREMENT APPROVAL

Procurement No. 19-104

Procurement for: (9) Chevrolet Tahoe's

Budgeted: ☒-YES ☐-NO

Budgeted/Estimated Cost: \$305,208.00 FY 2020

Funds Available: ☒-YES ☐-NO ☐-Pending Budget Transfer

☐-Cash Purchase

☒-Municipal Lease/Purchase Financing 4 -YRS

Funding Source Location	
G/L Account Number	Funding Amount
499-205 50713	<u>509,581.72</u>
Is grant money involved in this procurement? <input type="checkbox"/> -YES <input checked="" type="checkbox"/> -NO	
If YES, attach a copy of the approved grant budget from the awarding source.	
Grant Approval Attached: <input type="checkbox"/> -YES <input type="checkbox"/> -NO	

☐- New Acquisition ☒- Replacement ☒- Scheduled CERP ☐- Destroyed

Unit Being Replaced: Year/Make Model _____

VIN/Serial No. _____

Clear Title on Hand: ☐YES ☐NO If NO, identify bank holding lien:

Bank/Currently Holding Title: _____

Department Director/Elected Official

Karis Banerston

Budget Officer

Shirley Holt

Purchasing

Scott C. Prater

Finance Director

[Signature]

County Administrator

10-23-19

Date

10/25/19

Date

10/23/19

Date

10/24/19

Date

10/28/19

Date

GEORGETOWN COUNTY SHERIFF'S OFFICE



Carter Weaver, SHERIFF

Memorandum

To: Purchasing

From: Carter Weaver, Sheriff

Date: 10-23-2019

Re: Letter of Recommendation – Purchase nine (9) 2019 Chevy Tahoe's

It is the recommendation of my office to acquire from the vendor Love Chevrolet Company to purchase nine (9) Chevrolet Tahoe's for our vehicle fleet. The cost of this vehicle is \$33,912.00 each for a total of \$305,208.00 and funding is secured in account 499.205.50713.

**Bill To**

GEORGETOWN COUNTY
ATTN ACCOUNTS PAYABLE
PO BOX 421270
GEORGETOWN, SC 29442-4200

Ship To

MYRTLE BEACH COMMUNICATIONS
1330 ENTERPRISE AVE
MYRTLE BEACH, SC 29577

Purchase Order

No. 2020-00000256

11/01/19

PURCHASE ORDER NUMBER MUST APPEAR ON
ALL INVOICES, SHIPMENTS, BILL OF LADING, AND
CORRESPONDENCE

Vendor 102762 LOVE CHEVROLET COMPANY**Contact**

LOVE CHEVROLET COMPANY
POST OFFICE BOX 8387
COLUMBIA, SC 29202-8387

Deliver by 05/15/20**Ship Via****Freight Terms** F.O.B: DESTINATION**Originator** Ann Puckett**Resolution Number** 19-104 SC 4400017323**Invoice Terms** N30

Quantity	U/M	Description	Part Number	Unit Cost	Total Cost
9.0000	EA	VEHICLE, AUTO/TRUCK		\$33,412.0000	\$300,708.00
<i>Item Description</i> 2020 CHEVROLET TAHOE -PER SPECS ATTACHED					
<i>G/L Account</i>		<i>Project</i>		<i>Amount</i>	<i>Percent</i>
499.205-50713 (Autos & Trucks)					100.00%
9.0000	EA	VEHICLE, AUTO/TRUCK		\$500.0000	\$4,500.00
<i>Item Description</i> INFRASTRUCTURE MAINTENANCE FEE					
<i>G/L Account</i>		<i>Project</i>		<i>Amount</i>	<i>Percent</i>
499.205-50713 (Autos & Trucks)					100.00%

Level	Level Description	Date	Approval User
1	Dept Entry	11/1/2019	Sabrina Player
2	Dept Head/Director	11/1/2019	Carter Weaver
3	Purchasing	11/1/2019	Ann Puckett

Total Due \$305,208.00


SIGNATURE

SIGNATURE

Special Instructions

E-MAIL TO: Bill
COMPANY: _____

FROM: Georgetown County, SC Purchasing Office

E-MAIL: purch@gtcounty.org PHONE: (843)545-3082 FAX: (843)545-3500

2020 Tahoe PPV 2WD w/spot light 33,912.00

Love Chevrolet Order Form

Vehicle Order 2020 Chevrolet Tahoe PPV
 State Contract #4400017323
 Base Price: 32,734.00
 PO # _____

Contact _____
 Phone # _____
 Address for Titling: _____

w/spotlights
 \$385.00

	COLORS	Base Price	\$32,734
Paint		Price	
GBA	BLACK	\$0.00	✓
GAZ	SUMMIT WHITE	\$0.00	
GAN	SILVER ICE METALLIC	\$0.00	
GXG	TUNGSTEN METALLIC	\$0.00	
G1M	BLUE VELVET METALLIC	\$0.00	
G9K	SATIN STEEL METALLIC	\$0.00	
GMU	PEPPERDUST METALLIC	\$0.00	
G2X	HAVANA METALLIC	\$0.00	
G1E	SIREN RED TINTCOAT (Additional charge)	\$479.00	
	OPTIONS		
	4 Wheel Drive - Pursuit Package	\$3550.00	
Q5U	Wheels, 17" X 8" (43.2cm X 20.3 cm) BRIGHT MACHINED ALUMINUM	\$484.00	
PCW	ENHANCED DRIVER ALERT PACKAGE includes (JF4) Power-adjustable pedals, (UEU) Forward Collision Alert, (TQ5) IntelliBeam headlamps, (UHY) Low Speed Forward Automatic Braking and (UHX) Lane Keep Assist with Lane Departure Warning	\$673.00	
5HP	KEY, 6 ADDITIONS KEYS NOTE: programming of keys is at customer's expense	\$40.00	
UT7	GROUND STUDS, AUXILLARY, CARGO AREA INSIDE LIFTGATE OPENING, LEFT AND RIGHT	\$82.00	
VLI	REAR CARGO MAT, ALL-WEATHER	\$82.00	
S6N	TRAILER HITCH INSERT	\$33.80	
V76	RECOVERY HOOKS, 2 FRONT, FRAME-MOUNTED, BLACK	\$48.00	
6J7	FLASHER SYSTEM, HEADLAMP AND TAILLAMP, DRL COMPATIBLE	\$479.00	
WX7	WIRING, AUXILARY SPEAKER, FOR UPFITTER CONNECTION TO FRONT DOOR/WINDSHIELD	\$59.00	
6J3	WIRING, GRILLE LAMPS AND SIREN SPEAKERS	\$89.00	89
6J4	WIRING, HORN AND SIREN CIRCUIT	\$40.00	40
B30	FLOOR COVERING, COLOR-KEYED CARPETING	\$184.00	
VAV	ALL-WEATHER FLOOR MATS (Requires (B30) floor covering.)	\$218.00	
6N5	SWITCHES, REAR WINDOW INOPERATIVE	\$61.00	
6C7	LIGHTING, RED AND WHITE FRONT AUXILAIARY DOME Red and white auxiliary dome lamp is located on headliner between front row seats (red is LED, white is incandescent).	\$164.00	164
VRS	CARGO SECURITY SHADE	\$189.00	
5T5	SEATS, 2 ND ROW VINYL WITH FRONT CLOTH SEATS	\$0.00	
6N6	DOOR LOCKS AND HANDLES, INSIDE REAR DOORS INOPERATIVE	\$57.00	
BTB	REMOTE VEHICLE START	\$290.00	
AMF	REMOTE KEYLESS ENTRY PACKAGE includes 6 additional remotes	\$73.00	
DEL	Delivery- after 9 miles	\$1.67/mi	
TAX	SC Sales Tax	\$500.00	500
	Drop ship to upfitter? If so, name of upfitter. _____	Yes/No	

Signature _____ Date _____

Total 33,912.00

Item Number: 6.c
Meeting Date: 11/12/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Purchasing

ISSUE UNDER CONSIDERATION:

Procurement #19-082, Southern Georgetown Community Library-General Contractor

CURRENT STATUS:

The County awarded the architectural firm Tych & Walker the award for the design of the Southern Georgetown Community Library in the March 27, 2018 Council session. Design has been completed and a bid was processed for the General Contractor (GC) portion of this Design-Bid-Build project. This is for the request of Council's award of the bid for the General Contractor for this project.

POINTS TO CONSIDER:

This solicitation was advertised in a newspaper of general circulation in Georgetown County and the SC Business Opportunities On-Line Publication, posted on the county and SCBO websites, and direct mailed to all known offerors. There were nine (9) bids received. All bids received were found to be complete & responsive. The nine (9) bids received are summarized below:

- 1) BEC Construction, Inc. of Murrells Inlet, SC @ \$1,673,000 Base Bid plus \$40,000 Alternate #1 for a total of \$1,713,000;
- 2) Brantley Construction of Charleston, SC @ \$2,126,500 Base Bid plus \$36,000 Alternate #1 for a total of \$2,162,500;
- 3) Coastal Structures of Georgetown, SC @ \$1,761,540 Base Bid plus \$29,512 Alternate #1 for a total of \$1,791,052;
- 4) Consensus Construction of Myrtle Beach, SC @ \$2,011,000 Base Bid plus \$45,000 Alternate #1 for a total of \$2,056,000;
- 5) Construction Dynamics of Columbia, SC @ \$1,924,000 Base Bid plus \$33,000 Alternate #1 for a total of \$1,957,000;
- 6) Gilbert & Fields Construction of Florence, SC @ \$2,126,822 Base Bid plus \$31,595 Alternate #1 for a total of \$2,158,417;
- 7) Monteith Construction of Charleston, SC @ \$2,103,000 Base Bid plus \$30,000 Alternate #1 for a total of \$2,133,000;
- 8) Pyramid Contracting of Irmo, SC @ \$1,979,000 Base Bid plus \$48,265 Alternate #1 for a total of \$2,027,265;
- 9) Sumwalt Associates of Columbia, SC @ \$1,785,000 Base Bid plus \$37,000 Alternate #1 for a total of \$1,822,000;

FINANCIAL IMPACT:

There is \$1,982,206.00 available in funding for this project under GL# 79049.6020-50703 and thus this project will be fully funded.

OPTIONS:

- 1) Approve the award of the matched Base Bid plus Alternate #1 total of \$1,713,000 to the local vendor Coastal Structures.
- 2) Decline to award.

STAFF RECOMMENDATIONS:

On October 30, 2019, nine (9) bids were received for Bid #19-082. All bids were found to be complete and responsive and all had attended the mandatory pre-bid meeting. Although BEC Construction was the lowest bidder for the base bid plus the accepted Alternate #1 to add impact windows, there was one (1) local vendor within the 5% local vendor preference. That vendor was Coastal Structures of Georgetown, SC. When given the opportunity to match the low bid, Coastal Structures agreed to match BEC's total base bid plus alternate #1 price of \$1,713,000. The architect, Tych & Walker, reviewed references and sub-contractors and found Coastal Structures to be a qualified bidder with items as proposed. Therefore, award is recommended to the local bidder with use of the 5% local vendor preference to Coastal Structures of Georgetown, SC.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description	Type
▣ Procurement Solicitation Approval	Cover Memo
▣ Pre-Bid Conference Qualified Bidder's List	Cover Memo
▣ Public Bid Opening Tabulation	Cover Memo
▣ Recommendation from Mr. Dwight McInvaill, Director of Library Services	Cover Memo



Georgetown County, South Carolina
PROCUREMENT SOLICITATION APPROVAL

Procurement # 19-082

Procurement for: Southern Georgetown Community Library Construction

Department: 501 Library

Budgeted: ☒-YES ☐-NO

Estimated Cost: \$ 1,800,000 FY 20

Funds Available: ☒-YES ☐-NO ☐-Pending Budget Approval
☐-Cash Purchase
☐-Other (Specify):

Funding Source Location	
G/L Account Number	Funding Amount
790496020 -- 50703	\$1,982,206

Is grant money involved in this procurement? ☐-YES ☒-NO

If YES, attach a copy of the approved grant.

Grant Approval Attached: ☐-YES ☒-NO

Dwight McInwail DWIGHT MCINWAIL

Department Director/ Elected Official

10-21-19

Date

[Signature]

Purchasing

10/22/19

Date

[Signature]

Finance Director

10/24/19

Date

[Signature]

County Administrator

10/28/19

Date



MANDATORY Pre-Bid Conference

Bid# 19-082, Southern Georgetown Community Library

Thursday, October 17, 2019 at 10:00 AM Eastern NIST

PLEASE PRINT CLEARLY

REPRESENTATIVE'S NAME	COMPANY NAME	TELEPHONE	E-MAIL
Jon Duquet	Sumwalt assoc inc	803-360-1788	admin@sumwalt.com
Nick Kornas	Monteith Construction Corp	908-458-3869	nkornas@monteithco.com
Brian Stamp	Monteith Construction Corp	910-791-8101	bstamp@monteithco.com
Storm Page	Gilbert Construction Storm@gilbertfields.com	843-621-0007	storm@gilbertfields.com
Rowland Street	Gilbert Construction rowland@gilbertconstruction.com	843 687-1408	rowland@gilbertconstruction.com
Lamond Conover	Express Disposal	843-331-6647	Lamond@sandlands.net
Bill Raper	Express Disposal	252-241-4457	bill@sandlands.net
Kia Ford	Stalvey Construction Co	843-347-9453	stalveyconcrete@yahoo.com
Ray Holland	ARC INC	843-357-1713	CALVIN@ARCINCORPORATED.COM



MANDATORY Pre-Bid Conference

Bid# 19-082, Southern Georgetown Community Library

Thursday, October 17, 2019 at 10:00 AM Eastern NIST

PLEASE PRINT CLEARLY

REPRESENTATIVE'S NAME	COMPANY NAME	TELEPHONE	E-MAIL
PATRICK RYAN	TUNGSTEN	843.839.1650	pryan@tungstencorporation.com
MIKE ILLIES	FR CONSTRUCTION	843-360-9754	MIKE.ILLIES@FRCONSTRUCTION.COM
BRIAN HOLLADAY	BEST HOME AND PROPERTY SERVICES	843-236-3065	BUGS1962@SCCOAST.NET HOLLADAYBRI26@GMAIL.COM
Allen Anderson	Carolina Cool	843 238 5805	estimating@carolinacool.com
BRAD JENKINS	Coastal Structures	843 833 0960	BRAD@coastalstructures.com
Horvey Gillyard		843-348-2698	
Lee Harrelson	Coastal Asphalt LLC	843-250-1467	lee@coastalasphalt.com
Tyler Thomas	Sellers General Construction	843 907 0437	sellersgeneralconstruction@yahoo.com
COLT PONCSAK	COLT PONCSAK CARPENTRY, LLC	(419) 575-5264	COLTON.PONCSAK@GMAIL.COM



MANDATORY Pre-Bid Conference
Bid# 19-082, Southern Georgetown Community Library
Thursday, October 17, 2019 at 10:00 AM Eastern NIST
PLEASE PRINT CLEARLY

REPRESENTATIVE'S NAME	COMPANY NAME	TELEPHONE	E-MAIL
James Scarborough	Consensus Construction	843-546-2667	bidse@consensusconstruction.com
Wesley Wilson	HITT Contracting	843-901-0323	wwilson@Hitt-gc.com
Beck Cogshall	BEC Construction	843-215-2989	beck@becconstruction.com
Bryan Pratt	PYRAMID CONTRACTING	843 693 1375	Bryan@pyramidcontracting.com
Christina McAlhany	Grantley Construction	Ext. 203 843-552-0150	Christina@grantleyconstruction.com
Robert Floyd	Green Energy	843-251-3448	rfloyd@greenenergy@gmail.com
Bill Graves	Construction Dynamics, Inc	803-754-3395 Ext. 319	BGRAVES@CDI-SC.COM
Gus Smith	Hayco Construction SC, LLC	803-513-7744	gsmith@hayco-construction.com



Public Bid Opening Tabulation
Bid# 19-082, Southern Georgetown Community Library
Wednesday, October 30, 2019 at 3:00 PM Eastern NIST

<u>OFFEROR</u>	<u>BASE BID:</u>	<u>ALTERNATE #1:</u> Impact Glass (ADD)	<u>ALTERNATE #2:</u> Asphalt Shingle Roof (DEDUCT)	<u>Bid Bond Attached</u>	<u>Comments</u>
Coastal Structures	\$ 1,761,540.00	\$ 29,512.00	\$ 79,000.00	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Conexus Construction	\$ 2,011,000.00	\$ 45,000.00	\$ 77,000.00	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Monteith Construction	\$ 2,103,000.00	\$ 30,000.00	\$ 58,000.00	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Construction Dynamics	\$ 1,924,000.00	\$ 33,000.00	\$ 50,000.00	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Gilbert Construction	\$ 2,126,822.00	\$ 31,595.00	\$ 76,887.00	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Brantley Construction	\$ 2,126,500.00	\$ 36,000.00	\$ 76,000.00	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	

OPENED BY:

WITNESS:



Public Bid Opening Tabulation
Bid# 19-082, Southern Georgetown Community Library
Wednesday, October 30, 2019 at 3:00 PM Eastern NIST

<u>OFFEROR</u>	<u>BASE BID:</u>	<u>ALTERNATE #1:</u> Impact Glass (ADD)	<u>ALTERNATE #2:</u> Asphalt Shingle Roof (DEDUCT)	<u>Bid Bond Attached</u>	<u>Comments</u>
Sumwalt Associates	\$ 1,785,000. ⁰⁰	\$ 37,000. ⁰⁰	\$ 72,000. ⁰⁰	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Granis Contracting	\$ 1,979,000. ⁰⁰	\$ 48,265. ⁰⁰	\$ 39,000. ⁰⁰	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
BEC Construction	\$ 1,673,000. ⁰⁰	\$ 40,000. ⁰⁰	\$ 72,000. ⁰⁰	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
TR	\$	\$	\$	<input type="checkbox"/> Yes <input type="checkbox"/> No	
	\$	\$	\$	<input type="checkbox"/> Yes <input type="checkbox"/> No	
	\$	\$	\$	<input type="checkbox"/> Yes <input type="checkbox"/> No	

OPENED BY:

WITNESS:



Bid Opening and Tabulation Sign Up
Bid# 19-082, Southern Georgetown Community Library
Wednesday, October 30, 2019 at 3:00 PM Eastern NIST

PLEASE PRINT CAREFULLY

NAME	COMPANY	PHONE	E-MAIL
Beck Cogshall	BEC Construction	843-215-2989	Beck@becconstruction.com
Jon Ruquet	Somcraft Assoc	803-87-8717	jrquetagmail.com
BRYAN PRATT	Pyramid Construction	843 643 1374	mark@pyramidconstruction.com
JOE Intile	Consensus Construction	843-546-2667	Bids@consensusconstruction.com
Strom Page	Gilbert Construction	843-621-0007	Strom@gilbertfields.com
BRAD JENKINS	Coastal Construction	843 833 0960	Bj Jenkins
JE Maclean	Brantley Constr	843 552 0150	christina@brantleyconstruction.com
PETER GOODWIN	C. D. I.	(803) 727-5749	BGRAVES@CDI-SC.COM
Thomas Gore	Monteith Construction	843-296-4574	tgore@monteithco.com



*Georgetown County Library Services
Since 1799*

Date: 11-1-2019

To: Georgetown County Purchasing Manager Nancy Silver

From: Georgetown County Library Director Dwight McInvaill

RE: Award of General Contractor Bid for the New Southern Georgetown Community Library Construction to Coastal Structures

On October 30, 2019, nine (9) bids were received for Bid # 19-082, and all were considered to be responsive bidders based on compliance and completeness.

Although BEC Construction was then the lowest bidder, I recommend now that Coastal Structures be named as the General Contractor for the New Southern Georgetown Community Library based on these facts:

- Coastal Structures is a local firm and a qualified bidder and was within 5% of the bid of BEC Construction.
- In accordance with Georgetown County local preference purchasing procedures, Coastal Structures has matched the bid by BEC Construction.
- Coastal Structures' references for quality work have been substantiated by Michael Walker of Tych & Walker, the architect for this project.

Consequently, I submit that Georgetown County Council should make this award to Coastal Structures at its meeting of 11-12-2019.

Item Number: 6.d
Meeting Date: 11/12/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Purchasing

ISSUE UNDER CONSIDERATION:

Procurement #19-093 , John Deere 6110M Tractor & 22" Alamo Samurai Attachment for Capital Equipment Replace Plan.

CURRENT STATUS:

To replace 2010 New Holland T6030 Tractor approved in the Capital Equipment Replacement Plan for Public Works

POINTS TO CONSIDER:

1) These item will be procured using the Sourcewell Cooperative Pricing Agreement, Contract #032515-JDC and Georgetown County Member ID # 41779 , under the existing Procurement Code: Sec. 2-76. Examples Cooperative Purchasing, External Procurement Activities: Contracts established by the purchasing division of the State of South Carolina as provided in Chapter 35 of Title 11 (State Consolidated Procurement Code), South Carolina Code of Laws, 1976. (Ord. of 6-28-83, 6-101, 6-201, 6-202).

2) The recommendation is to replace the 2010 New Holland T6030 with a new 2019 John Deere with 22' Alamo Samurai Attachment from Flint Equipment, of Aynor, SC at a cost of \$159,069.98 inclusive of shipping and 6% Sales Tax.

3) For comparison, attached is a quote using the SC State Contract in the amount of \$166,416.82.

FINANCIAL IMPACT:

This procurement will be fully funded under the CERP in G/L 499.301.50707 up to \$168,000.00.

OPTIONS:

- 1) Award to Flint Equipment in the amount of \$159,069.98; or
- 2) Decline purchase.

STAFF RECOMMENDATIONS:

Ray Funny, Director of Public Service has completed a review of the Department's FY20 Capital Equipment Replacement Plan and recommends the purchase of a John Deere 6110M with Samurai Attachment. The specifications are similar to the replacement but the 2019 John Deere is equipped as a heavier duty model to help increase the versatility of the vehicle.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description	Type
<input type="checkbox"/> Bid Solicitation	Cover Memo
<input type="checkbox"/> Recommendation by Ray Funny	Cover Memo

Quote Id: 20644124

Prepared For:
COUNTY OF GEORGETOWN



Prepared By: **EDWARD KELLEY**
Flint Equipment Company
4900 East Highway 501
Aynor, SC 29511
Tel: 843-358-5688
Fax: 843-358-2826
Email: ekelley@flintequipco.com

Quote Summary**Prepared For:**

COUNTY OF GEORGETOWN
129 Screven St
Georgetown, SC 29440
Business: 843-545-3057

Prepared By:

EDWARD KELLEY
Flint Equipment Company
4900 East Highway 501
Aynor, SC 29511
Phone: 843-358-5688
ekelley@flintequipco.com

Sourcewell Cooperative Agreement

Quote Id: 20644124
Created On: 17 October 2019
Last Modified On: 17 October 2019
Expiration Date: 15 November 2019

Equipment Summary**Qty****Extended**

2018 ALAMO 6110M -
1L0611MVJH920586

1

Equipment Total**\$ 150,066.02**

Quote Summary

Equipment Total	\$ 150,066.02
SubTotal	\$ 150,066.02
Sales Tax	\$ 9,003.96
Total	\$ 159,069.98
Down Payment	(0.00)
Rental Applied	(0.00)
Balance Due	\$ 159,069.98

Salesperson : X _____

Accepted By : X _____

Quote Id: 20644124

Prepared For:
COUNTY OF GEORGETOWN



Prepared By: **EDWARD KELLEY**

Flint Equipment Company
4900 East Highway 501
Aynor, SC 29511

Tel: 843-358-5688
Fax: 843-358-2826
Email: ekelley@flintequipco.com



Quote Summary

Prepared For:

COUNTY OF GEORGETOWN
129 Screven St
Georgetown, SC 29440
Business: 843-545-3057

Prepared By:

EDWARD KELLEY
Flint Equipment Company
4900 East Highway 501
Aynor, SC 29511
Phone: 843-358-5688
ekelley@flintequipco.com

Standard Governmental Pricing

Quote Id: 20644124
Created On: 17 October 2019
Last Modified On: 17 October 2019
Expiration Date: 15 November 2019

Equipment Summary

2018 ALAMO 6110M -
1L0611MVJH920586

Qty**Extended**

1

Equipment Total**\$ 156,997.00**

Quote Summary

Equipment Total	\$ 156,997.00
SubTotal	\$ 156,997.00
Sales Tax	\$ 9,419.82
Total	\$ 166,416.82
Down Payment	(0.00)
Rental Applied	(0.00)
Balance Due	\$ 166,416.82

Salesperson : X _____

Accepted By : X _____

Confidential



Abno Samurai Hackmezt
(Boora)
Head (mower part)



6110m



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22 FOOT SAMURAI 1.8 BOOM, 4WD



Mfr Part No.: 04852208
Manufacturer: ALAMO
Contract No.: GS-30F-0008S (ends: Mar 20, 2021)
MAS Schedule/SIN: 23V/271 101
Warranty: 1 YR
Made In: UNITED STATES OF AMERICA
Weight: 1.000 LB
Order Increment: 1

[Enlarge/More Views >>](#)

\$46,196.07 EA

sold and shipped by
**FEDERAL CONTRACTS
CORP**

[visit contractor's website](#)



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- Desc

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Quantity:

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Instructions: Select price below, enter qty at left, then Add to Cart. To view another contractor description, simply select the Contractor in the list below.

◆ Indicates when volume discounts are offered.


	<u>Price/Unit</u> ◆	<u>Contractor</u> ◆	<u>Socio</u>	<u>Photo</u>	<u>Deliv Days</u> ◆	<u>Min Order</u> ◆	<u>FOB/Shipping</u> ◆
⊙	\$46,196.07 EA	FEDERAL CONTRACTS CORP	s dv h		180 days delivered ARO	\$100.00	D-CONUS/O-AK,PR,HI



Georgetown County
Department of Public Services
Phone: (843) 545-3325

Memorandum

To: Nancy Silver

From: Ray C. Funnye 

Date: October 30, 2019

Re: Recommendation for Procurement: 2018 ALAMO 6110M John Deere Tractor with 22' Samurai cutter head for Public Works

Georgetown County Department of Public Services is requesting the purchase of a 2018 John Deere 6110M Bushog Tractor with 22' Samurai rotary cutting head from FLINT equipment. This unit is available through either Sourcwell Cooperative Agreement (\$159,069.98) or South Carolina State Contract (\$166,416.82). This unit will be for use in the Public Works Division.

This unit is a fully budgeted expense and a replacement on the CERP (Capital Equipment Replacement Plan) for an existing 2010 New Holland T6030 Tractor and has a budget of \$168,000. Its specifications are similar, but equipped as a heavier duty model to help increase the versatility of the vehicle.

Therefore, I hereby recommend the purchase of the 2018 John Deere 6110M Bushog Tractor with 22' Samurai rotary cutting head from FLINT equipment through Sourcwell Cooperative Agreement at a cost of \$159,069.98.

Quote Id: 20644124

Prepared For:
COUNTY OF GEORGETOWN



Prepared By: **EDWARD KELLEY**
Flint Equipment Company
4900 East Highway 501
Aynor, SC 29511
Tel: 843-358-5688
Fax: 843-358-2826
Email: ekelley@flintequipco.com

Quote Summary**Prepared For:**

COUNTY OF GEORGETOWN
129 Screven St
Georgetown, SC 29440
Business: 843-545-3057

Prepared By:

EDWARD KELLEY
Flint Equipment Company
4900 East Highway 501
Aynor, SC 29511
Phone: 843-358-5688
ekelley@flintequipco.com

Sourcewell Cooperative Agreement

Contract #32515JDC

Georgetown County Member ID # 41779

Quote Id: 20644124**Created On:** 17 October 2019**Last Modified On:** 17 October 2019**Expiration Date:** 15 November 2019

Equipment Summary**Qty****Extended**

2018 ALAMO 6110M -
1L0611MVJH920586

1

Equipment Total**\$ 150,066.02**

Quote Summary

Equipment Total \$ 150,066.02

SubTotal \$ 150,066.02

Sales Tax \$ 9,003.96

Total \$ 159,069.98

Down Payment (0.00)

Rental Applied (0.00)

Balance Due \$ 159,069.98

Salesperson : X _____

Accepted By : X _____



Quote Summary

Prepared For:
COUNTY OF GEORGETOWN
129 Screven St
Georgetown, SC 29440
Business: 843-545-3057

Prepared By:
EDWARD KELLEY
Flint Equipment Company
4900 East Highway 501
Aynor, SC 29511
Phone: 843-358-5688
ekelley@flintequipco.com

Standard Governmental Pricing

Quote Id: 20644124
Created On: 17 October 2019
Last Modified On: 17 October 2019
Expiration Date: 15 November 2019

Equipment Summary	Qty	Extended
2018 ALAMO 6110M - 1L0611MVJH920586	1	
Equipment Total		\$ 156,997.00

Quote Summary

Equipment Total	\$ 156,997.00
SubTotal	\$ 156,997.00
Sales Tax	\$ 9,419.82
Total	\$ 166,416.82
Down Payment	(0.00)
Rental Applied	(0.00)
Balance Due	\$ 166,416.82

Salesperson : X _____

Accepted By : X _____

Confidential



Alamo Samurai Attachment
(Boora)
Head (mower part)



6110m

Item Number: 6.e
Meeting Date: 11/12/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Purchasing

ISSUE UNDER CONSIDERATION:

Procurement #19-077, Waccamaw Library Parking Project

CURRENT STATUS:

The Waccamaw Library Parking Project will result in more places for cars at the Waccamaw Library. This additional capacity is greatly needed because of the huge public usage of that facility. In FY19 alone, a total of 854 community meetings were held there with an attendance of 16,036 persons. Often, there are no parking spaces available at the library and folks must then park on adjacent properties which is not an optimum solution. The parking spaces provided by this project will ameliorate this situation caused by the triumph of improved public library services on the Waccamaw Neck.

POINTS TO CONSIDER:

This solicitation was originally advertised in a newspaper of general circulation in Georgetown County and the SC Business Opportunities On-Line Publication, posted on the county and SCBO websites, and direct mailed to all known offerors. There were seven (7) bids received:

- 1) Ben Cox, LLC of Andrews, SC @ \$190,572.83;
- 2) Greenwall Construction Service, Inc. of Myrtle Beach, SC @ \$194,256.00;
- 3) Palmetto Corp of Conway SC @ \$224,055.50;
- 4) Stalvey Construction of Conway SC @ \$119,117.90
- 5) Green Wave Contracting of Georgetown, SC @ \$124,000.00
- 6) Consensus Construction of Myrtle Beach, SC @ \$179,000.00
- 7) Coastal Asphalt, Conway SC @ \$110,500.00

FINANCIAL IMPACT:

This project is fully funded in GL Account Number 79011-501-50708 with a budget up to \$125,000.

OPTIONS:

- 1) Award a Construction Contract to Coastal Asphalt for the base bid amount of \$110,500.00.
or
- 2) Decline to approve staff's recommendation.

STAFF RECOMMENDATIONS:

The Georgetown County Library and Capital Projects departments reviewed the seven (7) bids received. All were found to be complete and responding to all required items. Coastal Asphalt submitted the lowest bid in the amount of \$110,500.00. Coastal Asphalt has successfully completed projects for Georgetown County in the past and presently holds the IDIQ Contract #19-034 for non-engineered road repair, resurfacings sealing and marking showing that the company is capable and reputable. Therefore, award is recommended to the lowest bidder, Coastal Asphalt, pending acquisition of the remaining easements.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description	Type
▣ Procurement Solicitation Approval	Cover Memo
▣ Bid Tabulation	Cover Memo
▣ Recommendation	Cover Memo



Georgetown County, South Carolina
PROCUREMENT SOLICITATION APPROVAL

Procurement # 19-077

Procurement for: Waccamaw Library Parking Project

Department: Library, 501

Budgeted: ☒-YES ☐-NO

Estimated Cost: \$ 125,000 FY 20

Funds Available: ☒-YES ☐-NO ☐-Pending Budget Approval
☐-Cash Purchase
☐-Other (Specify): _____

Funding Source Location	
G/L Account Number	Funding Amount
79011-501-50705	\$125,000

Is grant money involved in this procurement? ☐-YES ☒-NO

If YES, attach a copy of the approved grant.

Grant Approval Attached: ☐-YES ☐-NO

Dwight McInvaill *Dwight McInvaill*

Department Director/ Elected Official

09-17-19

Date

Scott C. Proctor

Purchasing

9/17/19

Date

Scott C. Proctor

Finance Director

9/18/19

Date

Scott C. Proctor

County Administrator

9/19/19

Date



Public Bid Opening Tabulation

BID # 19-077

Waccamaw Library Parking Project

OPENING DATE: Wednesday, November 6, 2019 @ 3:30PM

OPENING TIME: 3:00 PM (ET)

Company Name	Base Bid	Comment
Coastal Asphalt	\$ 110,500.00	Bid Bond Yes
Greenwall Construction	\$ 194,256.00	BB Yes
Consensus Construction	\$ 179,000.00	BB Yes
Palmetto Corp of Conway	\$ 224,055.50	BB Yes
Stalvey Construction	\$ 119,117.90	BB Yes
Ben Cox LLC	\$ 190,572.83	BB Yes
Green Wave Contracting	\$ 124,000.00	BB Yes

Opened By
Date

Patricia Bassette
11/6/19

Witness
Date

Shirley Prockett
11/6/19

Memorandum

To: Nancy Silver, Pamela Bassetti

From: Dwight McInvaill, Director

File No.:

Date: November 6, 2019

Re: Recommendation for Bid #19-077 Waccamaw Library Parking Project

Dwight McInvaill 11/6/19

On November 6, 2019 Georgetown County Library received seven (7) bids for Bid #19-077 Waccamaw Library Parking Project. The scope of work includes construction of an additional parking lot with 26 additional stalls. All bids were reviewed for compliance and completeness.

Coastal Asphalt submitted the lowest complete bid, in the amount of \$110,500.00.

There is a minor discrepancy in the unit price totals of \$6,901.93. This project was bid as a lump sum bid with the unit prices. The lump sum bid governs while the unit prices are for any future changes to the project. Since the lump sum price governs, Georgetown County approves of this total lump sum price of \$110,500.00.

Coastal Asphalt has successfully completed projects for Georgetown County in the past.

Based on the aforementioned, I hereby recommend that the award of Bid #19-077 Waccamaw Library Parking Project go to Coastal Asphalt, in the amount of \$110,500.00, pending acquisition of the remaining easements.

Item Number: 6.f
Meeting Date: 11/12/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Purchasing

ISSUE UNDER CONSIDERATION:

Procurement #19-036, User Fee Comprehensive Engineered Roadway Improvements, Change Order #3

CURRENT STATUS:

Stone Construction was awarded Contract #19-036, User Fee Comprehensive Engineered Roadway Improvements-Jobie, Huffman, Veronica, & Others in the July 23, 2019 Council session. Public Services and Capital Projects wish to extend this agreement for the awarded vendor, Stone Construction, to provide the following change order work.

POINTS TO CONSIDER:

- 1) Capital Projects is requesting Change Order #3 as attached for the proposed civil work for the Southern Georgetown Branch Library and Sampit Fire Substation.
- 2) Quantities were calculated and unit prices assigned based on existing contract values with a total net contract increase of \$347,558.13.
- 3) The proposed change order will encompass the common access road, library parking lot, FSS site work and drainage infrastructure. Capital Projects & Public Services staff believes this will significantly expedite the work and eliminate problems which would be encountered if multiple vendors were utilized.

FINANCIAL IMPACT:

This project shall be fully funded and split amongst the following GL Account Numbers as follows:

\$75,000.00 to GL# 79049.6020.50703
\$16,320.00 to GL# 89007.50000.0508.50703
\$256,238.13 to GL# 066.906-50705

OPTIONS:

- 1) Approve Change Order #3 to Stone Construction Co. in the amount of \$347,558.13 as proposed.
- 2) Decline to approve.

STAFF RECOMMENDATIONS:

The Director of Public Services and the Capital Projects Department recommends approval of the attached change order #3 as indicated by their signatures on the attached change order request form and signed recommendation.

ATTORNEY REVIEW:

No

ATTACHMENTS:


	Description	Type
▣	Recommendation from Mr. Ray Funnye, Director of Public Services	Cover Memo
▣	Change Order #3 with Stone Construction	Cover Memo



Georgetown County
Department of Public Services
Phone: (843) 545-3325

Memorandum

To: Nancy Silver

From: Ray C. Funnye 

File #: 316.16

Date: November 5, 2019

Re: Recommendation for Civil Works for Southern Georgetown Branch Library and
Sampit Fire Substation Complex

The proposed Southern Georgetown County Branch Library and Sampit Fire Substation Complex share a common access road which will be County owned and maintained. For efficiency and cost savings reasons, we recommend that the Civil Works for this complex (Phase 1) be change-ordered into the existing Stone Construction Inc. contract for User Fee Comprehensive Engineered Roadway Improvements, utilizing competitively bid unit prices.

Quantities were calculated (take-off) and the competitively bid unit prices were assigned with a total net contract increase of \$347,558.13. By having all of the complex features (access road, library parking lot, FSS site work and drainage infrastructure) included in this single change order, this will significantly expedite the work and eliminate problems which would be encountered if multiple contractors were utilized.

Based on the aforementioned, I hereby recommend that the county award Change Order No. 3 for Southern Georgetown County Branch Library and Sampit Fire Substation Complex civil works to Stone Construction Inc. in the amount of \$347,558.13.



Georgetown County, South Carolina

Execution of Contract Change or Adjustment

Type of Change: ☒ Change Order ☐ Contract Amendment ☐ Task Order ☐ Other:

Contract #	Sequence #	Amendment #
19-036	3	
Project #	GL Account	Purchase Order
Southern Library & FSS	SPLIT	2020-270
PRIOR Contract \$ Total	\$ Amount of this Change (+/-)	REVISED Contract \$ Total
\$1,165,192.00	\$347,558.13	\$1,512,750.13

Administration Use ONLY		
	Signature	Date
Budget Verified:		11/5/19
Change Originator:	Art Baker	11/05/19

Per email attached

Consultant Name:	Stone Construction
Contract Title:	User Fee Comprehensive Engineered Roadway Improvements
Task Order Name:	Southern Georgetown County Branch Library & Sampit Fire Substation Civil Works
Scope of Work:	(See Attached Schedule) Library GL# 79049.6020.50703.....\$75,000.00 Fire Station GL# 89007.50000.0508.50703.....\$16,320.00 User Fee GL# 066.906.50705.....\$256,238.13 CHANGE ORDER TOTAL.....\$347,558.13
List Authorized Sub-Consultants:	
Deliverables:	See attached schedule and design drawings (Phase 1)
Justification for Change:	This project is being change-ordered for utilization of existing contract and competitively bid unit prices.
Start Date: NTP	Completion Date: May 1, 2020

The parties indicated herein have executed this agreement on the dates written below, the latest of which shall be deemed to be the effective date. No payment will be made for any work performed prior to the effective date. Unless otherwise indicated, receipt of this executed agreement is your Notice to Proceed with the work specified herein.

Georgetown County, SC Signatures: Ray C. Funnye Director of Public Services John Thomas Chair - County Council	Stone Construction Digital/attached (Signature) _____ Date _____ NOTES: 1. This form is intended as a guide to identify minimum requirements for a contract change or adjustment. All changes must also be compliant with the provisions of the contract. 2. Where the intended change cannot be accommodated on this form; use as a cover (noting "See Attached" in the appropriate spaces above) to provide accounting codes, Admin authorization and signatures. Any substitute format <u>must</u> include all elements of this form for each item of work. 3. Attach additional budget forms as needed when multiple tasks and resources are proposed.
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SCHEDULE OF VALUES - SOUTHERN GEORGETOWN COUNTY BRANCH LIBRARY AND FIRE SUBSTATION					
CHANGE ORDER - STONE CONSTRUCTION					
ITEM NO.	PAY ITEM	UNIT	QUANTITY	UNIT PRICE	TOTAL PRICE
1031000	MOBILIZATION	LS	1	\$ 2,500.00	\$ 2,500.00
1050822	CONSTRUCTION STAKES, LINES & GRADES	EA	1	\$ 4,500.00	\$ 4,500.00
1061100	QUALITY CONTROL FOR EARTHWORK	LS	1	\$ 3,500.00	\$ 3,500.00
1061200	QUALITY CONTROL FOR BASES AND SUBBASES	LS	1	\$ 3,500.00	\$ 3,500.00
1071000	TRAFFIC CONTROL	LS	1	\$ 3,500.00	\$ 3,500.00
1090200	AS-BUILT CONSTRUCTION PLANS	LS	1	\$ 4,500.00	\$ 4,500.00
2011000	CLEARING & GRUBBING WITHIN RIGHT OF WAY	LS	1	\$ 8,000.00	\$ 8,000.00
2031000	UNCLASSIFIED EXCAVATION	CY	1804	\$ 8.00	\$ 14,432.00
2033000	FILL MATERIAL	CY	2000	\$ 10.00	\$ 20,000.00
2034000	MUCK AND EXCAVATION	CY	300	\$ 10.00	\$ 3,000.00
2081001	FINE GRADING	SY	8712	\$ 2.00	\$ 17,424.00
3050108	GRADED AGGREGATE BASE COURSE	SY	3052	\$ 11.50	\$ 35,094.17
3069900	MAINTENANCE STONE	TON	125	\$ 55.00	\$ 6,886.00
4010005	PRIME COAT	GAL	120	\$ 15.50	\$ 1,852.85
4011004	LIQUID ASPHALT BINDER PG64-22	TON	12	\$ 675.00	\$ 8,284.03
4030340	HOT MIX ASPHALT SURFACE COURSE TYPE C	TON	184	\$ 280.00	\$ 51,545.08
6051120	PERMANENT CONSTRUCTION SIGNS (GROUND MOUNTED)	EA	4	\$ 450.00	\$ 1,800.00
6250025	24" WHITE SOLID LINES (STOP/DIAGONAL LINES)- FAST DRY PAINT	LF	30	\$ 25.00	\$ 750.00
6250110	DOUBLE-4" YELLOW SOLID LINES - Fast Dry	LF	50	\$ 12.00	\$ 600.00
	4" SOLID WHITE LINES (PARKING)	LF	481	\$ 20.00	\$ 9,620.00
	8" SOLID WHITE LINES (HANDICAP)	LF	68	\$ 20.00	\$ 1,368.00
6271025	24" WHITE SOLID LINES (STOP/DIAGONAL LINES)- THERMO-.125 MIL	LF	30	\$ 62.50	\$ 1,875.00
6271074	DOUBLE-4" YELLOW SOLID LINES THERMO-90 MIL	LF	50	\$ 20.00	\$ 1,000.00
6531210	U-SECTION POST FOR SIGN SUPPORTS -3P	EA	3	\$ 700.00	\$ 2,100.00
7141112	15" RC PIPE CUL. - CLASS III	LF	224	\$ 18.00	\$ 4,032.00
7141113	18" RC PIPE CUL. - CLASS III	LF	580	\$ 22.00	\$ 12,760.00
7141114	24" RC PIPE CUL. - CLASS III	LF	28	\$ 28.00	\$ 784.00
	CONCRETE HEADWALL	EA	1	\$ 6,000.00	OMIT
7191605	CATCH BASIN - 3X3 BOX	EA	12	\$ 1,500.00	\$ 18,000.00
	OUTLET STRUCTURE	EA	1	\$ 4,000.00	\$ 4,000.00
7199100	BEVELING OF PIPE END	EA	2	\$ 1,800.00	\$ 3,600.00
7203110	CONCRETE CURB AND GUTTER (1'-6") VERTICAL FACE	LF	700	\$ 17.00	\$ 11,900.00
8041020	RIP-RAP (CLASS B)	TON	60	\$ 60.00	\$ 3,600.00
8048215	GEOTEXTILE FOR EROSION CONTROL UNDER RIP-RAP (CLASS 2) TYPE D	SY	44	\$ 4.00	\$ 176.00
8151203	HYDRAULIC EROSION CONTROL PRODUCT (HECP) - TYPE 3	ACRE	1.80	\$ 1,700.00	\$ 3,060.00
8152007	SEDIMENT TUBES FOR DITCH CHECKS	EA	2	\$ 20.00	\$ 40.00
8153000	SILT FENCE	LF	1500	\$ 4.00	\$ 6,000.00
	10"-5000 PSI CONCRETE	SY	400	\$ 100.00	\$ 40,000.00
	SEPTIC TANK AND DRAIN FIELD	LS	1	\$ 9,725.00	\$ 9,725.00
	10"X6" TAPPING SADDLE	EA	1	\$ 6,000.00	\$ 6,000.00
	6" PVC C900 CL100 WATER LINE	LF	130	\$ 20.00	\$ 2,600.00
	1-1/2" PE WATER SERVICE	LF	150	\$ 5.00	\$ 750.00
	POST HYDRANT WITH 6"X4" MJ REDUCER	EA	1	\$ 4,500.00	\$ 4,500.00
	DISPOSAL OF EXCAVATION FROM POND	LS	1	\$ 8,400.00	\$ 8,400.00
Total for Stone Construction					\$ 347,558.13

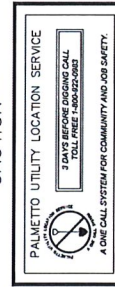


Surveyor
NAME: PLS, INC
CONTACT: GREG CUNNINGHAM. PLS

UTILITY COMPANIES
NAME: GCWSD
CONTACT: TOMMY KENNEDY
ADDRESS: PO BOX 2730 PAWLEYS ISLAND, SC 29485
PHONE: (843) 237-9719
Name: SANTEE ELECTRIC COOP. PHONE: (843) 546-4521

NAME: TIME WARNER CABLE
CONTACT: DAN HELMICK
PHONE: (843) 913-7994
NAME: FRONTIER
CONTACT: ROBERT HELMS

A map of the Little Kilcock Bay area. A black rectangle marks the 'PROPOSED SITE' at the intersection of Powell Rd and Village Rd. Powell Rd runs horizontally across the middle. Village Rd runs diagonally from the bottom left towards the top right. Walker Rd runs vertically on the right side. Arthur Ln is a short road branching off Powell Rd. Sunny Ct is a short road branching off Village Rd. Sleane Rd is a short road branching off Village Rd. Little Kilcock Bay is located at the top of the map. Casque St is at the bottom left. A north arrow is located in the top right corner.

CALITATION***

THE UTILITIES SHOWN ARE SHOWN FOR THE CONTRACTOR'S CONVENIENCE ONLY. THERE MAY BE OTHER UTILITIES NOT SHOWN ON THESE PLANS. THE DRAINER ASSUMES NO RESPONSIBILITY FOR THE LOCATIONS SHOWN AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE LOCATIONS OF ALL UTILITIES WITHIN THE LIMITS OF THE WORK. ALL DAMAGE MADE TO EXISTING UTILITIES BY THE CONTRACTOR SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.



Know what's below.
Call before you dig.

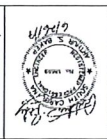
GEORGETOWN COUNTY, SOUTH CAROLINA

Index of Sheets				
Sheet #	Sheet Title	Rev #	Rev Date	
C-00	COVER SHEET	4	8/16/2019	
C-01	GENERAL NOTES	4	8/16/2019	
C-02	GENERAL LEGENDS	4	8/16/2019	
C-03	EXISTING CONDITIONS	4	8/16/2019	
C-04	PHASE PLAN	4	8/16/2019	
C-05	SITE PLAN	4	8/16/2019	
C-06	UTILITY PLAN	4	8/16/2019	
C-07	GRAZING AND DRAINAGE PLAN	4	8/16/2019	
C-08	DRAINAGE STRUCTURE TABLE	4	8/16/2019	
C-09	SEDIMENT AND EROSION CONTROL PLAN	4	8/16/2019	
C-10	DRIVEWAY PLAN AND PROFILE	4	8/16/2019	
C-11	SEDIMENT AND EROSION CONTROL DETAILS	4	8/16/2019	
C-12	TYPICAL DETAILS	4	8/16/2019	
C-13	PAVEMENT DETAILS	4	8/16/2019	
C-14	SCOOT DETAILS	4	8/16/2019	
C-15	SCOOT DETAILS	4	8/16/2019	
C-16	SCOOT DETAILS	4	8/16/2019	

10/11/2018	DESIGN DRAWINGS	10/11/2018
31/12/2019	STOKAWATER REVISION	31/12/2019
6/26/2020	FINAL DESIGN DRAWINGS	6/26/2020
8/16/2019	PHASING PLAN REVISION	8/16/2019

SOUTHERN GEORGETOWN COUNTY BRANCH LIBRARY
AND SAMPIT FIRE SUBSTATION
GEORGETOWN COUNTY, SOUTH CAROLINA

SCALE:	N.T.S.
DESIGNED BY:	ASB
DRAWN BY:	MPM
DATE:	8/16/2019
COVER SHEET	
SHEET NO:	C-00



NO. 1	10/16/2018	DESIGN DRAWINGS
NO. 2	11/14/2019	STORMWATER REVISIONS
NO. 3	6/20/2019	FINAL DESIGN DRAWINGS
NO. 4	8/16/2019	PHASING PLAN REVISIONS

SOUTHERN GEORGETOWN COUNTY BRANCH LIBRARY
AND SAMPT FIRE SUBSTATION
GEORGETOWN COUNTY, SOUTH CAROLINA

PROJECT:	
SCALE:	N.T.S.
DESIGNED BY:	ASS
DRAWN BY:	MPM
DATE:	8/16/2019
GENERAL LEGEND	
SHEET NO:	C-02

SEDIMENT AND EROSION CONTROL LEGEND

SYMBOL	PRACTICE	DESCRIPTION
	TEMP. SEDIMENT BARRIER	A TEMPORARY SEDIMENT BARRIER LAD AROUND A STORM DRAIN INLET TO PREVENT SEDIMENT FROM ENTERING THE DRAINAGE SYSTEM.
	TEMP. TIME INLET PROTECTION	USE SEDIMENT TIME INLET PROTECTION FILTERS THAT HAVE A MINIMUM 10% OPEN AREA TO ALLOW WATER TO PASS WHILE TRAPPING SEDIMENT.
	TEMP. TIME INLET PROTECTION	USE SEDIMENT TIME INLET PROTECTION FILTERS THAT HAVE A MINIMUM 10% OPEN AREA TO ALLOW WATER TO PASS WHILE TRAPPING SEDIMENT.
	OUTLET PROTECTION	INSTALL OUTLET PROTECTION DEVICES TO PREVENT EROSION OF THE SOIL AT THE POINT OF DISCHARGE OF THE DRAINAGE SYSTEM.
	CONSTRUCTION ENTRANCE	INSTALL CONSTRUCTION ENTRANCE DEVICES TO PREVENT EROSION OF THE SOIL AT THE POINT OF DISCHARGE OF THE DRAINAGE SYSTEM.
	SELF FENCE	INSTALL SELF FENCES TO PREVENT EROSION OF THE SOIL AT THE POINT OF DISCHARGE OF THE DRAINAGE SYSTEM.
	STONE CHECK DAM	INSTALL STONE CHECK DAMS TO PREVENT EROSION OF THE SOIL AT THE POINT OF DISCHARGE OF THE DRAINAGE SYSTEM.
	TEMPORARY SEEDING	INSTALL TEMPORARY SEEDING TO PREVENT EROSION OF THE SOIL AT THE POINT OF DISCHARGE OF THE DRAINAGE SYSTEM.
	PERMANENT SEEDING	INSTALL PERMANENT SEEDING TO PREVENT EROSION OF THE SOIL AT THE POINT OF DISCHARGE OF THE DRAINAGE SYSTEM.
	CONCRETE PERMANENT AREA	INSTALL CONCRETE PERMANENT AREA TO PREVENT EROSION OF THE SOIL AT THE POINT OF DISCHARGE OF THE DRAINAGE SYSTEM.

UTILITIES LEGEND

DESCRIPTION	EXISTING	PROPOSED
SANITARY SEWER		
WATER LINE W/SIZE		
UNDERGROUND ELECTRIC		
CLEANOUT		
FIRE HYDRANT ASSEMBLY		
FORCE MAIN W/SIZE		
GAS LINE		
GATE VALVE & BOX		
HOSE BIBB		
OVERHEAD WIRE		
FIRE DEPT. CONNECTION		
SANITARY SEWER		
TAPPING SLEEVE & VALVE		
TELEPHONE		
TELEPHONE LINE		
WATER METER		
UTILITY POLE		

SITE LAYOUT LEGEND

DESCRIPTION	EXISTING	PROPOSED
BUILDING		
ASPHALT PAVEMENT		
CONCRETE PAVEMENT		
STONE BASE		
CONCRETE SIDEWALK		
CUT AND PATCH		
CENTERLINE		
CURB & GUTTER		
FENCE (AS INDICATED)		
RIGHT-OF-WAY LINE		
SIGN (POST MOUNTED)		
TRAFFIC FLOW ARROW		
TREE TO BE REMOVED		

DRAINAGE LEGEND

DESCRIPTION	EXISTING	PROPOSED
SPOT ELEVATIONS		
DRAINAGE PIPE		
CATCH BASIN		
FINISHED GRADE		
DRAINAGE FLOW ARROW		
DRAINAGE BASIN DIVIDE		
SOIL BORING LOCATION		
STORM DRAIN JUNCTION BOX		
CURB INLET		
DROP INLET		
CONTOUR LINE		
SWALE		
HEADWALL		

NOTES
1. PIPE LENGTHS SHOWN ARE FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE.
2. VERTICAL ELEVATIONS ARE BASED UPON ASSUME DATUM. THE TBMS IS LOCATED AT THE EXISTING DITCH BASIN WITH TOP ELEVATION 14.1.
3. THE CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE THE COUNTY WITH A STORMWATER ASSESSMENT RECORD DRAWINGS SIGNED AND SEALED BY A LICENSED LAND SURVEYOR. THE DRAWINGS SHOULD SHOW GRADES, CONTOURS AND DEPTHS FOR ALL STRUCTURES. POINTS SHOULD INCLUDE THE ELEVATIONS AND DIMENSIONS OF ALL STRUCTURES. THE DRAWINGS SHOULD SHOW THE LOCATION OF ALL STRUCTURES, WELLS AND EMERGENCY SPILLWAYS. THE SURVEY SHOULD INCLUDE ALL OF THE STORMWATER IMPROVEMENTS INSTALLED BY THE CONTRACTOR INDICATING THEIR SIZES AND MATERIAL.
4. THE CONTRACTOR SHALL FURNISH AND INSTALL THE DROP INLET IN ACCORDANCE WITH SCOT STANDARD DRAWING NO. 7-14-105-01, 02 AS SHOWN ON SHEET C-4.



NO. 1	10/18/2018	DESIGN DRAWINGS
NO. 2	11/16/2018	STORMWATER RETENTION
NO. 3	02/26/2019	FINAL DESIGN DRAWINGS
NO. 4	01/16/2019	PHASING PLAN REVISION

SOUTHERN GEORGETOWN COMMUNITY LIBRARY
AND SAMPT FIRE SUBSTATION
GEORGETOWN COUNTY, SOUTH CAROLINA

PROJECT:

SCALE: 1"=20'

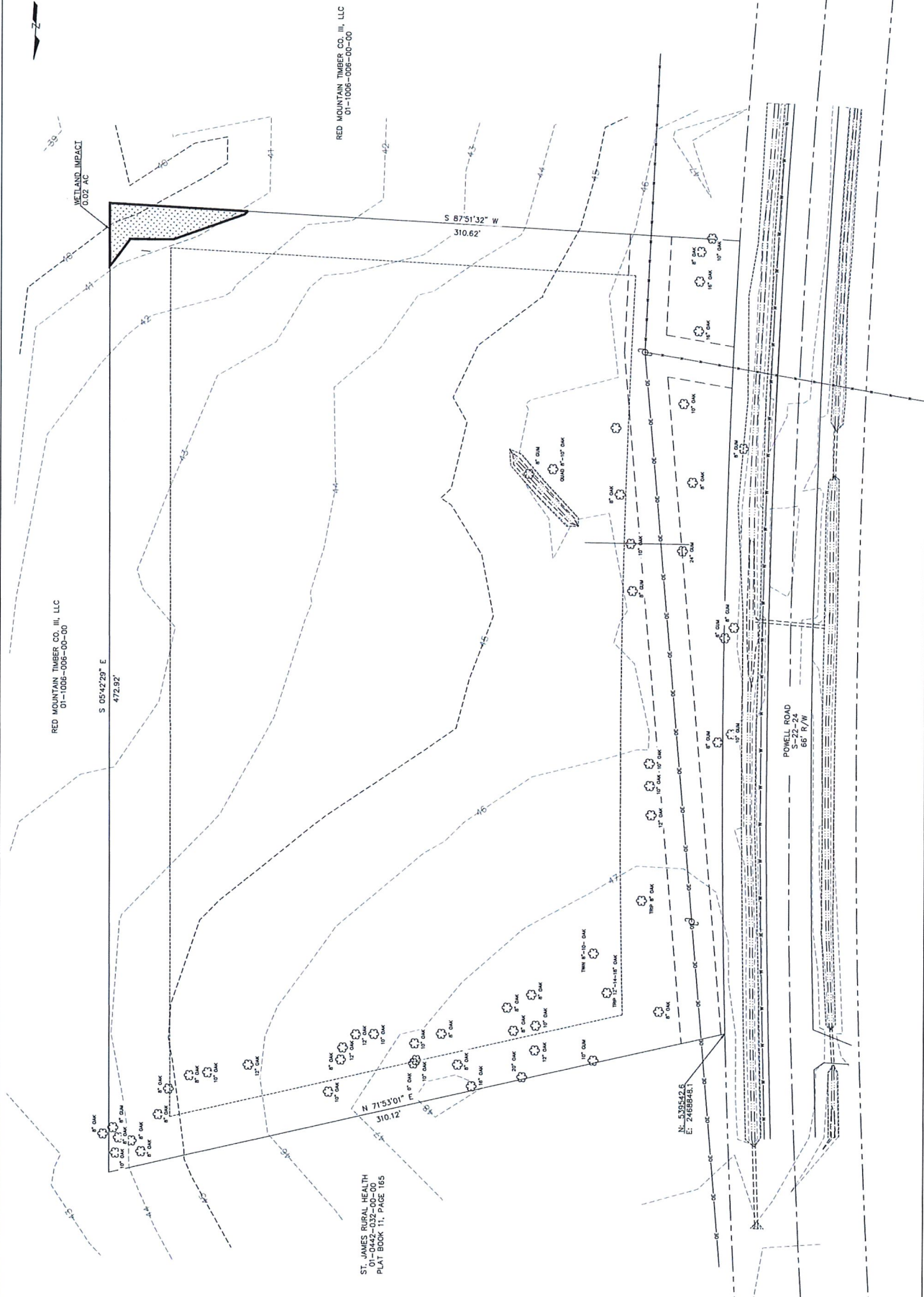
DESIGNED BY: ASB

DRAWN BY: MPM

DATE: 01/16/2019

EXISTING CONDITIONS

SHEET NO: C-03



PROJECT: SOUTHERN GEORGETOWN COMMUNITY LIBRARY AND SAMPT FIRE SUBSTATION
 GEORGETOWN COUNTY, SOUTH CAROLINA
 SCALE: 1/20
 DESIGNED BY: ASB
 DRAWN BY: MPW
 DATE: 8/16/2019
 PHASE PLAN
 SHEET NO: C-04

DESIGN DRAWINGS
 STORMWATER REVISION
 FINAL DESIGN DRAWINGS
 PHASING PLAN REVISION
 10/18/2018
 3/14/2019
 6/26/2019
 8/16/2019

RED MOUNTAIN TIMBER CO. III, LLC
 01-1006-006-00-00

ST. JAMES RURAL HEALTH
 01-1006-006-00-00
 PLAT BOOK 11, PAGE 165

PHASE 1
 COUNTY
 PHASE 2
 BUILDING CONTRACTOR

WETLAND IMPACT
 0.02 AC

PROPOSED DRY DETENTION POND
 TOP OF POND: 43.0
 BOTTOM OF POND: 42.5
 100 YR WL: 42.92

SOUTHERN GEORGETOWN COUNTY
 BRANCH LIBRARY
 9,070 SQ. FT.
 F.F.E. 48.0

PROPOSED 20'x40' FIRE SUBSTATION
 F.F.E. 44.7
 FUTURE EXPANSION

LIMITS OF DISTURBANCE
 (3.0 AC)

4 PARKING STALLS
 4 PARKING STALLS
 6 PARKING STALLS
 12 PARKING STALLS (2 HANDICAP)
 6 PARKING STALLS

POWELL ROAD
 S-22-24
 66' R/W

PROPOSED SEPTIC DRAIN FIELD
 (SEE SODREC WASTEWATER PERMIT
 FOR LAYOUT AND REQUIREMENTS
 BY COUNTY
 N: 539542.6
 E: 7468848.1

310.12'

71°53'01" W

87°51'32" W

310.62'

472.92'

S 05°42'29" E

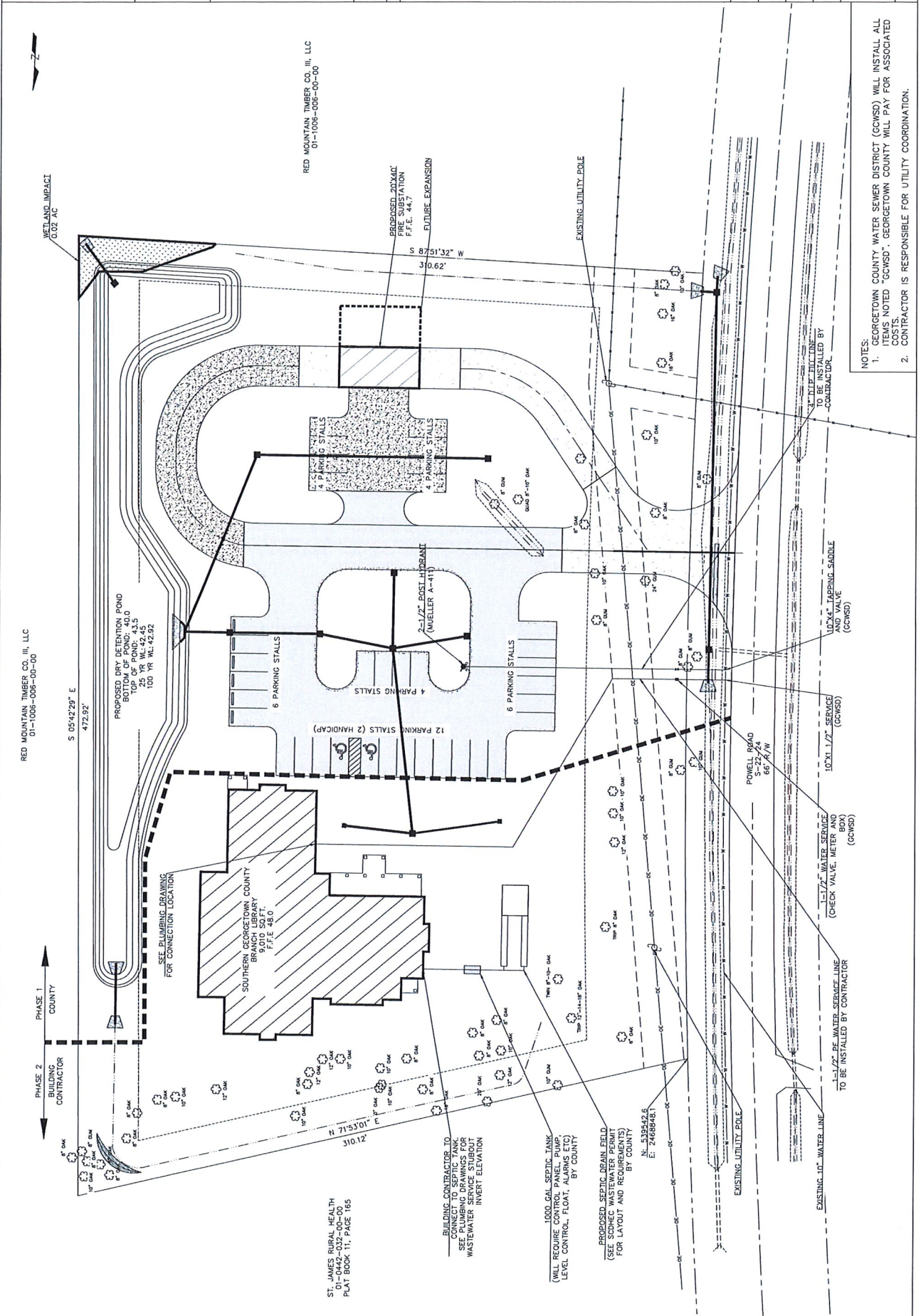
8' OAK
 12' OAK
 18' OAK
 24' OAK
 30' OAK
 36' OAK
 42' OAK
 48' OAK
 54' OAK
 60' OAK
 66' OAK
 72' OAK
 78' OAK
 84' OAK
 90' OAK
 96' OAK
 102' OAK
 108' OAK
 114' OAK
 120' OAK



NO. 1	10/18/2018	DESIGN DRAWINGS
NO. 2	11/14/2018	STANDARD REVISIONS
NO. 3	12/06/2018	FINAL DESIGN DRAWINGS
NO. 4	1/16/2019	PHASING PLAN REVISION

SOUTHERN GEORGETOWN COMMUNITY LIBRARY
AND SAMPTT FIRE SUBSTATION
GEORGETOWN COUNTY, SOUTH CAROLINA

PROJECT:	
SCALE:	1:20
DESIGNED BY:	ASB
DRAWN BY:	MPM
DATE:	8/16/2019
UTILITY PLAN	
SHEET NO:	C-06



NOTES:
1. GEORGETOWN COUNTY WATER SEWER DISTRICT (GCWSD) WILL INSTALL ALL ITEMS NOTED "GCWSD". GEORGETOWN COUNTY WILL PAY FOR ASSOCIATED COSTS.
2. CONTRACTOR IS RESPONSIBLE FOR UTILITY COORDINATION.



NO. 1	10/18/2018	DESIGN DRAWINGS
NO. 2	11/16/2018	STORMWATER RETENTION
NO. 3	02/06/2019	FINAL DESIGN DRAWINGS
NO. 4	01/16/2019	PHASING PLAN REVISION

SOUTHERN GEORGETOWN COMMUNITY LIBRARY
AND SAMPT FIRE SUBSTATION
GEORGETOWN COUNTY, SOUTH CAROLINA

PROJECT:

SCALE:	N.T.S.
DESIGNED BY:	ASB
DRAWN BY:	MPM
DATE:	01/02/2019
DRAINAGE TABLE	
SHEET NO:	C-08

DRAINAGE STRUCTURE TABLE

STRUCTURES										PIPES		
No.	Type	SCDOT DRAWING NO.	FRAME/GRATE TYPE	TOP OF GRATE / RIM ELEV. (FT)	INVERT IN (FT)	INVERT OUT (FT)	No.	DIAMETER & TYPE	LENGTH (FT)	SLOPE		
DS1	Beveled End Section with Rip Rap	719-610-00	N/A			39.50						
DS2	Outlet Structure	See Detail	See Detail	See Detail	Weir	40.00	Pipe #1	24" RCP	28	1.79%		
DS3	Beveled End Section with Rip Rap	719-610-00	N/A			41.00						
DS4	Beveled End Section with Rip Rap	719-610-00	N/A		41.50		Pipe #2	18" RCP	24	2.08%		
DS5	Headwall					40.00						
DS6	3'x3' Catch Basin	719-001-01	24"x24" Grate	43.00	40.80	same	Pipe #3	18" RCP	92	0.87%		
DS7	3'x3' Catch Basin	719-001-01	24"x24" Grate	43.50		41.80	Pipe #4	15" RCP	116	0.87%		
DS6	Headwall					40.00						
DS8	3'x3' Catch Basin	719-016-01	Type 16 Catch Basin	44.40	40.40	Same	Pipe #5	18" RCP	24	1.67%		
DS9	3'x3' Catch Basin	719-016-01	Type 16 Catch Basin	44.40	41.15	Same	Pipe #6	18" RCP	45	1.67%		
DS10	3'x3' Catch Basin	719-016-01	Type 16 Catch Basin	44.60	41.75	Same	Pipe #7	18" RCP	36	1.67%		
DS11	3'x3' Catch Basin	719-001-01	24"x24" Grate	46.80	43.28	Same	Pipe #8	18" RCP	92	1.67%		
DS12	3'x3' Catch Basin	719-001-01	24"x24" Grate	46.00		44.00	Pipe #9	18" RCP	43	1.67%		
DS13	3'x3' Catch Basin	719-001-01	24"x24" Grate	47.40	44.00		Pipe #10	15" RCP	36	2.0%		
DS14	3'x3' Catch Basin	719-016-01	Type 16 Catch Basin	44.60		42.00	Pipe #11	15" RCP	36	0.69%		
DS15	3'x3' Catch Basin	719-016-01	Type 16 Catch Basin	44.60		42.00	Pipe #12	15" RCP	36	0.69%		
DS16	Beveled End Section with Rip Rap	719-610-00	N/A		44.6							
DS17	3'x3' Catch Basin	719-001-01	24"x24" Grate	47.50	44.3	Same	Pipe #13	18" RCP	16	0.72%		
DS18	3'x3' Catch Basin	719-001-01	24"x24" Grate	47.50	43.2	Same	Pipe #14	18" RCP	192	0.72%		
DS19	Beveled End Section with Rip Rap	719-610-00	N/A		43.4	Same	Pipe #15	18" RCP	16	1.25%		
DS20	Beveled End Section with Rip Rap	719-610-00	N/A		Same	43.15	Pipe #16	18" RCP	16	0.72%		



NO.	DATE	DESCRIPTION
1	10/18/2018	DESIGN DRAWINGS
2	11/14/2018	STORMWATER REVISION
3	12/03/2018	FINAL DESIGN DRAWINGS
4	1/10/2019	PHASING PLAN REVISION
5	4/10/2019	
6	6/10/2019	
7	8/10/2019	

SOUTHERN GEORGETOWN COUNTY LIBRARY
AND SAMPT FIRE SUBSTATION
GEORGETOWN COUNTY, SOUTH CAROLINA

PROJECT:

SCALE: 1"=20'

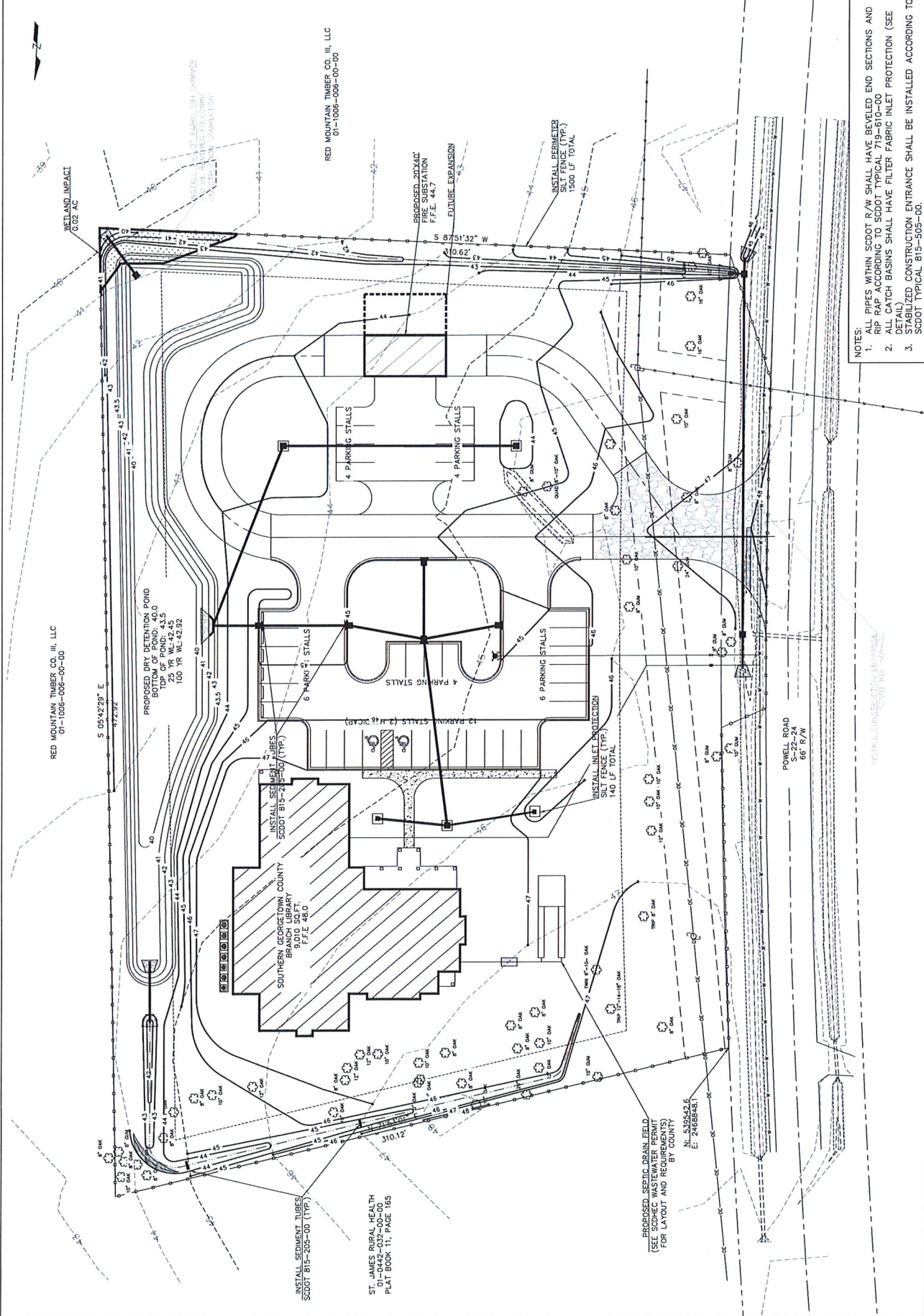
DESIGNED BY: ASB

DRAWN BY: MPM

DATE: 8/16/2019

SEDIMENT AND EROSION
CONTROL PLAN

SHEET NO: C-09



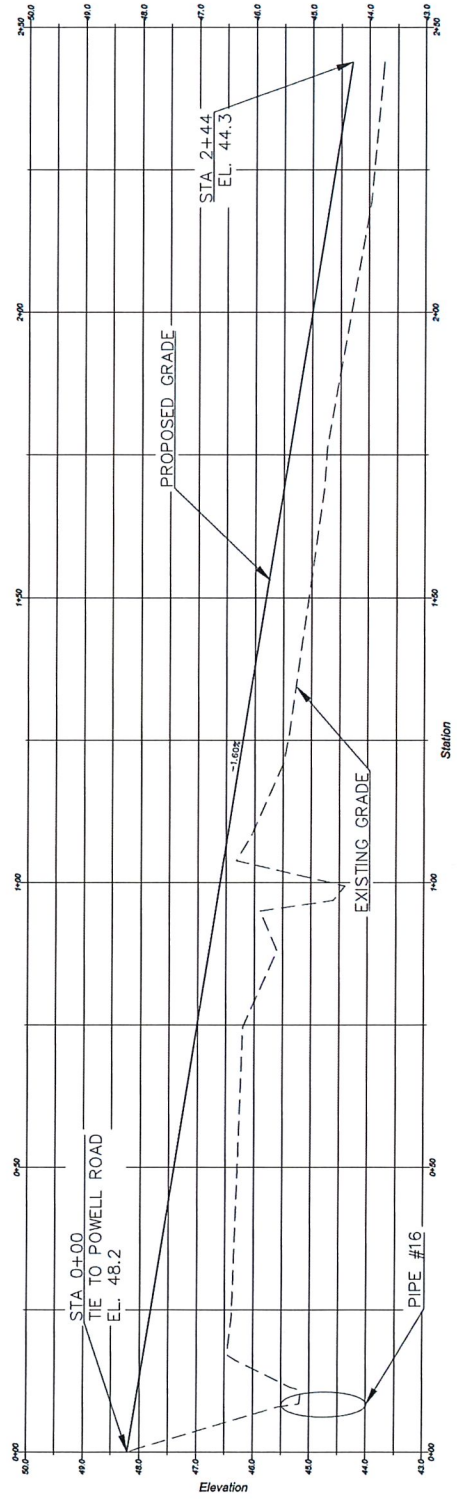
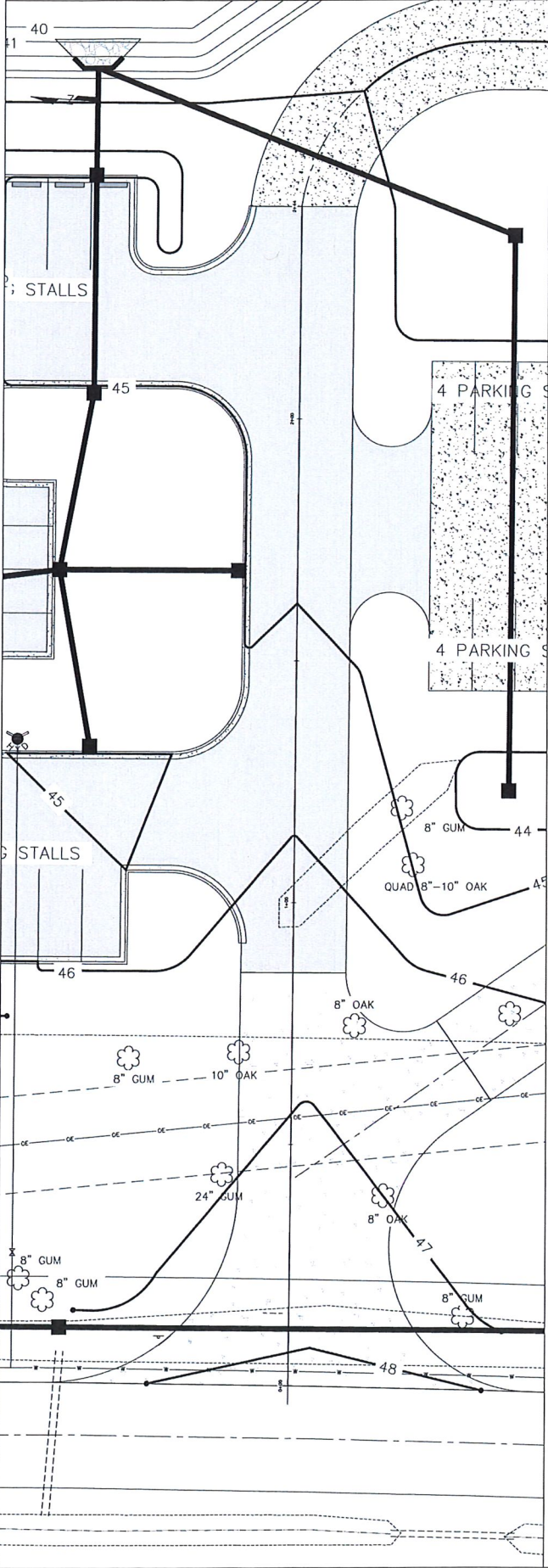
- NOTES:
1. ALL PIPES WITHIN SCOOT R/W SHALL HAVE BEVELED END SECTIONS AND RIP RAP ACCORDING TO SCOOT TYPICAL 719-510-00
 2. ALL CATCH BASINS SHALL HAVE FILTER FABRIC INLET PROTECTION (SEE DETAIL)
 3. STABILIZED CONSTRUCTION ENTRANCE SHALL BE INSTALLED ACCORDING TO SCOOT TYPICAL 815-505-00.

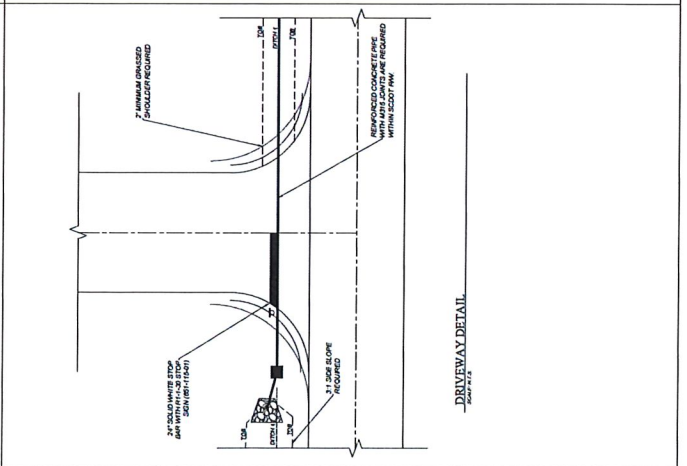
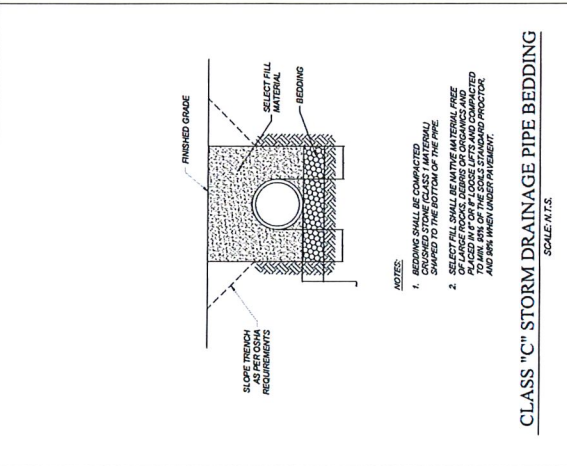


DESIGN DRAWINGS	NO. 10/18/2018
STANDARD REVISION	NO. 1/16/2019
FINAL DESIGN DRAWINGS	NO. 4/16/2019
PHASING PLAN REVISION	NO. 8/16/2019

SOUTHERN GEORGETOWN COUNTY BRANCH LIBRARY
AND SAMPT FIRE SUBSTATION
GEORGETOWN COUNTY, SOUTH CAROLINA

PROJECT	SCALE: H:1.5 V:1.1
DESIGNED BY: ASB	
DRAWN BY: MPM	
DATE: 01/02/2019	
DRIVEWAY PLAN AND PROFILE	
SHEET NO: C-10	





Nancy Silver

From: Glenda Long
Sent: Tuesday, November 05, 2019 3:52 PM
To: Nancy Silver
Subject: FW: Southern Georgetown Library-Road Work

I checked with Scott and he determined that what they are considering the access road is basically a long driveway. 066.906.50705- Improvements is the best fit for that item so a budget transfer/override would be needed. I checked Cassandra's profile and she does have access to 066.906 and I gave her override ability this morning for a different project so she should have no issues proceeding.

Thanks
Glenda

From: Scott Proctor
Sent: Monday, November 04, 2019 12:32 PM
To: Glenda Long <gjlong@gtcounty.org>
Subject: FW: Southern Georgetown Library-Road Work

See GL account numbers noted below in RED.

From: Sel Hemingway
Sent: Monday, November 04, 2019 12:15 PM
To: Scott Proctor
Subject: Re: Southern Georgetown Library-Road Work

I am good with this

Sel Hemingway
Georgetown County Administrator
843-545-3006 (O)
843-527-9110 (C)

On Nov 4, 2019, at 12:05 PM, Scott Proctor <sproctor@gtcounty.org> wrote:

Are you good with my suggestion below? Ray and his folks are waiting for me to get back to them.

From: Scott Proctor
Sent: Friday, November 01, 2019 12:54 PM
To: Sel Hemingway
Cc: Ray C. Funnye
Subject: FW: Southern Georgetown Library-Road Work

Sel,

I suggest we use road user fees for the work indicated below. Remaining site work will be \$91,320, which I propose we allocate \$75,000 to the Library project **Acct 79049.6020.50703** and \$16,320 to the fire station project **Acct 89007.50000.0508.50703**. Are you good with this?

Scott

From: Ray C. Funnye
Sent: Friday, November 01, 2019 12:35 PM
To: Scott Proctor
Subject: FW: Southern Georgetown Library-Road Work

Here is here is the estimate for access rd and parking area. The total is \$256,238.13. Acct
066.906.50705

From: Matthew Miele
Sent: Friday, November 01, 2019 11:23 AM
To: Ray C. Funnye
Cc: Art Baker; James Coley
Subject: Southern Georgetown Library-Road Work

Ray,

Please see the attached cost estimate for the road work at the Southern Georgetown Library. The total is \$256,238.13.

I estimated certain quantities based on the areas. I can do a more in-depth/detailed cost estimate but it will take much more time. This cost estimate does not include 3 catch basins, 170 LF of pipe, excavation of the pond, and fill for both buildings.

Thanks,

Matthew Miele
Project Coordinator
Engineering and Capital Projects
Department of Public Services
Office (843) 545-3270

mmiele@gtcounty.org

INNOVATION, LEADERSHIP AND TEAMWORK!

<image001.jpg><IMAGE002.JPG>

<20191101 SGCL Road Work_Rev 4.pdf>

Item Number: 6.g
Meeting Date: 11/12/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Purchasing

ISSUE UNDER CONSIDERATION:

Contract #17-108, Garrett & Moore Inc., Consolidated Solid Waste Engineering & Monitoring Services, IDIQ - Task Order #19

CURRENT STATUS:

Contract #17-108 for Consolidated Solid Waste Engineering and Monitoring Services was an IDIQ agreement awarded to vendor Garrett & Moore during the February 27, 2018 Council Session. This is a request for work to be performed under this existing contract.

POINTS TO CONSIDER:

- 1) This change order is to provide continued construction oversight to the Class III landfill expansion due to schedule overruns. This change order is based on the most recent contractor schedule for expected completion by 12/21/2019.
- 2) Garrett & Moore, Inc. is the current engineering firm for the Class III landfill expansion project.
- 3) The amount of the task order is over \$50,000, and thus requires Council's approval.

FINANCIAL IMPACT:

Funding for this Change Order #2, in the amount of \$90,578, as well as the previous Change Order #1, in the amount of \$43,178, will be covered in GL Account Number 89008.305-50427 and will be offset by the liquidated damages withheld from the General Contractor. See liquidated damages letter signed by County Attorney, Wesley P. Bryant.

OPTIONS:

- 1) Approve Task Order #19; or
- 2) Decline to approve staff's recommendation.

STAFF RECOMMENDATIONS:

The Director of Public Services and the Environmental Services department manager recommend approval of the attached task order 19 as indicated by their signatures on the attached task order form and signed recommendation attached herein.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description	Type
▢ Task Order #19 with Garrett & Moore Proposal Attached	Cover Memo
▢ Recommendation from Mr. Ray Funnye, Director of Public Services	Cover Memo
Liquidated Damages Letter from County Attorney	

▣ to Shamrock

Backup Material



Georgetown County, South Carolina
Execution of Contract Change or Adjustment

Type of Change: ☒ Change Order ☐ Contract Amendment ☐ Task Order ☐ Other:

Contract #	Sequence #	Amendment #
17-108	19	
Project #	GL Account	Purchase Order
	89008.305-50427	2019-085
PRIOR Contract \$ Total	\$ Amount of this Change (+/-)	REVISED Contract \$ Total
\$744,980.00	\$90,578.00	\$835,558.00

Administration Use ONLY		
	Signature	Date
Budget Verified:		11/5/19
Change Originator:	Michelle LaRocco	10/28/19

Consultant Name:	Garrett & Moore
Contract Title:	17-108: Professional Engineering Services
Task Order Name:	Change 2 for Task#1: Western Expansion Construction Oversight
Scope of Work:	Provide continued construction oversight to the Class III landfill expansion due to schedule overruns. This change order is based upon the most recent contractor schedule for complete expected on 12/21/2019
List Authorized Sub-Consultants:	
Deliverables:	Administration of the Construction contract, progress meeting administration, progress payment review, and site services of the Resident Project Representative.
Justification for Change:	Due to weather and construction delays the oversight must be extended to provide consistent management of the construction progress. The county currently has \$280,477 in retainage on the construction contract and \$198,000 in accumulated liquidated damages (as of 9/28/19) to cover the total increase in the engineering contract
Start Date: 10/28/2019	Completion Date:

The parties indicated herein have executed this agreement on the dates written below, the latest of which shall be deemed to be the effective date. No payment will be made for any work performed prior to the effective date. Unless otherwise indicated, receipt of this executed agreement is your Notice to Proceed with the work specified herein.

Georgetown County, SC Signatures:	(DIGITAL--see attached)	
 Ray C. Funnye Director of Public Services	(Signature)	Date
	NOTES: 1. This form is intended as a guide to identify minimum requirements for a contract change or adjustment. All changes must also be compliant with the provisions of the contract. 2. Where the intended change cannot be accommodated on this form; use as a cover (noting "See Attached" in the appropriate spaces above) to provide accounting codes, Admin authorization and signatures. Any substitute format <u>must</u> include all elements of this form for each item of work. 3. Attach additional budget forms as needed when multiple tasks and resources are proposed.	
John Thomas, Chairman Georgetown County Council	Date	

Narrative for Garrett & Moore Inc. Change Order No. 2

For Task Order No. 1

Construction Contract Status

We have reconciled adverse weather days accumulated on the project through 09/28/19. The contract substantial and final completion dates are shown in Table 1.

Knowing the contract substantial completion date is 05/20/19 and adverse weather days are tabulated through 9/28/19, the contractor is late by 132 days. With liquidated damages at \$1,500 per calendar day, 132 days late equates to \$198,000 in liquidated damages. See Table 2 for the calculation on liquidated damages.

Engineering Contract Status

Several tasks in our engineering contract are lump sum (independent of contract time), as follows:

- TASK 1 - EXECUTION OF THE CONSTRUCTION CONTRACT
- TASK 2 - PRE-CONSTRUCTION CONFERENCE
- TASK 5 - SHOP DRAWING REVIEW
- TASK 6 - CHANGE ORDERS AND DESIGN CLARIFICATIONS
- TASK 10 - CONTRACT CLOSEOUT
- TASK 11 - FINAL INSPECTION
- TASK 12 - WELL ABANDONMENT, INSTALLATION, REPORTING
- TASK 13 - CQA REPORT

Several of the tasks are calculated based on the contract time. The time dependent tasks are as follows:

- TASK 3 - ADMINISTRATION OF THE CONSTRUCTION CONTRACT
- TASK 4 - PROGRESS MEETINGS
- TASK 7 - REVIEW PROGRESS PAY REQUESTS
- TASK 8 - RESIDENT PROJECT REPRESENTATIVE
- TASK 9 - CQA SERVICES

Change Order No. 1 increased Garrett & Moore's engineering contract in the amount of \$43,178 to cover Tasks 3, 4, and 7 for July, August, and September. Tasks 8 and 9 have yet to be increased.

Engineering Contract - Change Order No. 2

The Contractor's most recent schedule (issued on 10/11/19) indicates a completion date of 12/21/19.

Change Order No. 2 is necessary to increase Garrett & Moore's engineering contract to extend services from 9/28/19 to 12/21/19.

Table 3 provides a tabulation of the requested increase of \$90,578 to a contract amount of \$456,429.

The total amount of Change Order No. 1 and No. 2 is \$133,756.

The County currently has \$280,477 in retainage and \$198,000 in accumulated liquidated damages (as of 09/28/19) to cover the \$133,756 total increase to our engineering contract through 12/21/19.

Table 3
Fee Summary

TASK/DESCRIPTION	ORIGINAL FEE \$	CO NO. 1 FEE \$	CO NO. 2 FEE \$	TOTAL FEE \$
TASK 1 - EXECUTION OF THE CONSTRUCTION CONTRACT	\$ 4,816	\$ -		\$ 4,816
TASK 2 - PRE-CONSTRUCTION CONFERENCE	\$ 2,345	\$ -		\$ 2,345
TASK 3 - ADMINISTRATION OF THE CONSTRUCTION CONTRACT	\$ 41,280	\$ 20,640	\$ 20,640	\$ 82,560
TASK 4 - PROGRESS MEETINGS	\$ 32,532	\$ 16,266	\$ 16,266	\$ 65,064
TASK 5 - SHOP DRAWING REVIEW	\$ 11,680	\$ -		\$ 11,680
TASK 6 - CHANGE ORDERS AND DESIGN CLARIFICATIONS	\$ 4,480	\$ -		\$ 4,480
TASK 7 - REVIEW PROGRESS PAY REQUESTS	\$ 12,544	\$ 6,272	\$ 6,272	\$ 25,088
TASK 8 - RESIDENT PROJECT REPRESENTATIVE	\$ 104,280	\$ -	\$ 47,400	\$ 151,680
TASK 9 - CQA SERVICES	\$ 58,001	\$ -		\$ 58,001
TASK 10 - CONTRACT CLOSEOUT	\$ 6,080	\$ -		\$ 6,080
TASK 11 - FINAL INSPECTION	\$ 5,689	\$ -		\$ 5,689
TASK 12 - WELL ABANDONMENT, INSTALLATION, REPORTING	\$ 31,107	\$ -		\$ 31,107
TASK 13 - CQA REPORT	\$ 7,840	\$ -		\$ 7,840
TASK ORDER TOTAL	\$ 322,673	\$ 43,178	\$ 90,578	\$ 456,429

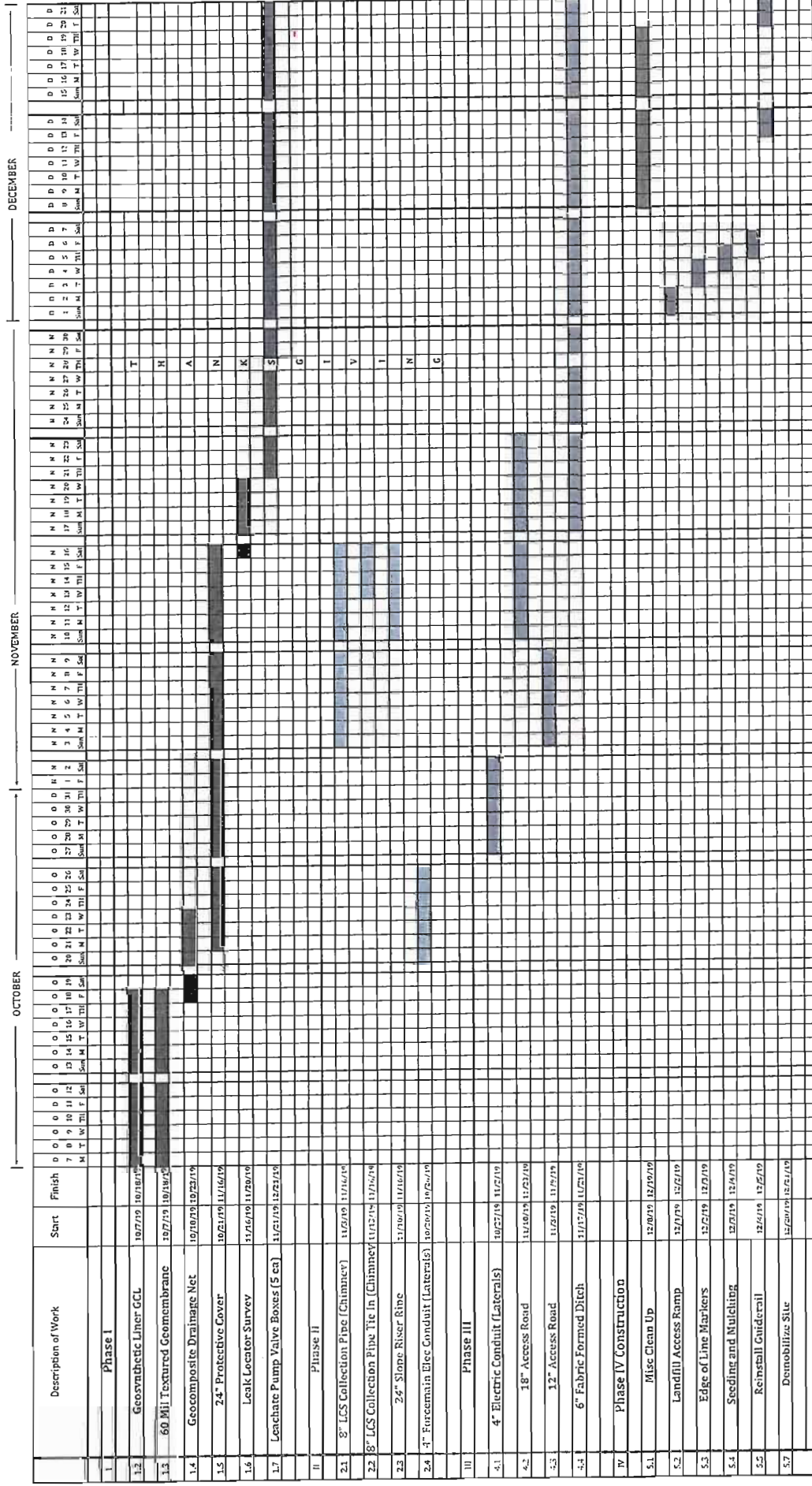
Table 1
Contract Time Summary

Calendar Days	8/14/2018	9/28/2019	411
Adverse Weather Days			111
Adverse Weather Days In Contract			15
Net Adverse Weather Days for Extension			96
Work Change (Change Order No. 1)			2
Days Added To Contract			98
Original Substantial Completion Date			2/10/2019
Revised Substantial Completion Date			5/19/2019
Original Final Completion Date			3/12/2019
Revised Final Completion Date			6/18/2019

Table 2
Liquidated Damages

Contract Substantial Completion Date	5/19/2019
Effective Date of Change Order	9/28/2019
Calendar Days Late	132
Liquidated Damages per Day	\$ 1,500
Total Liquidated Damages by Contract	\$ 198,000

Georgetown Landfill (Remaining Work)






Georgetown County
Department of Public Services
Phone: (843) 545-3325

Memorandum

To: Nancy Silver

From: Ray C. Funnyc 

File #: 316.16

Date: November 4, 2019

Re: Change Order on Contract # 17-108, Sequence 19: Change 2 for Task #1/Western Expansion Construction Oversight

This memo will provide background and support for the above-named project's over-budget status; the request for additional funding to cover construction administration costs; and the need to claim liquidated damages.

Over-Budget Status: The contractor, Shamrock Environmental, consistently failed to provide adequate management, supervision, equipment and personnel on the project to meet the agreed-upon completion date. The contract had provided a substantial completion date of 180 day from Notice to Proceed. As of 10/26/2019, the contract time is at 439 days. There have been 111 adverse weather calendar days, leaving 148 calendar days attributable to the contractor's failure to perform.

Request for Additional Funding for Construction Administration Costs: Generally, all day-to-day communications on the project are budgeted under "Task 3" in the contract. The contract states *"The fee for this task is based on a 210 calendar day construction contract time. If conditions of the Agreement or the scope of the work defined in the Agreement between the CONTRACTOR and OWNER is modified such that the contract time is modified, then ENGINEER and OWNER may negotiate a modification to the fee for this task"* In summary, without the extension of TASK 3, the Engineer's role in the project would be reduced to a site visit/progress meeting every two weeks and review of one pay application per month. This, in my opinion, would not provide thorough on-site supervision of the project through its completion, thus putting the county at risk.

Liquidated Damages Need to be Claimed: The contract states that “...for each day that any phase of work under this Contract remains uncompleted thereafter the Owner may deduct from the Contract price herein specified the stipulated sum of liquidated damages as provided for herein and retain that sum for failure of the undersigned to complete this Contract on or before the expiration of the period shown in the completion schedule.” The contractor’s latest construction schedule indicates a substantial completion date of 12/21/2019. Assuming this date is met, the potential liquidated damages by the contract are calculated below:

POTENTIAL LIQUIDATED DAMAGES THROUGH 12/21/2019

Contract Substantial Completion Date	5/19/2019
Calendar Days Late	148
Liquidated Damages per Day	\$1500
Potential Total Liquidated Damages by Contract	\$222,000

The approved Change Order Sequence #12 on Contract #17-108 covered the additional construction administration costs from the period May through September, 2019 in the amount of \$43,278.00.

For the period October through December, 2019, the Construction Administration costs are calculated at \$90,578.00. Please see the letter attached, requesting liquidated damages in the amount of \$133,756, which will cover the aforementioned amount as well as the amount stipulated in Change Order Sequence #12.

Therefore, I recommend approval of Change Order Sequence #19 on Contract #17-108 in the amount of \$90,578.00, for continued proper oversight of the county’s Western Expansion Landfill Project.



Founded 1769

November 5, 2019

Mr. Greg Kiser, President
Shamrock Environmental Corporation
6106 Corporate Park Drive
Browns Summit, NC 27214

Contract #18-041 - Class Three Landfill Cells 8-12 & Class Two Landfill Closure Project

Dear Mr. Kiser:

In accordance with the referenced contract, the Owner is deducting from the Contract Price of \$4,961,069.00 the stipulated sum of liquidated damages in the amount of \$133,756.00 to cover the required additional construction administration fees only, and will retain that sum for failure of the Contractor to complete this Contract on or before the expiration of the period shown in the completion schedule.

Please be advised, based on your anticipated completion date of 12/21/2019, the total calculated liquidated damages by contract are \$324,000.00.

Sincerely,

Wesley P. Bryant
Georgetown County Attorney

Office of the County Attorney
Georgetown County
716 Prince Street
Georgetown, SC 29440

Item Number: 6.h
Meeting Date: 11/12/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Planning / Zoning

ISSUE UNDER CONSIDERATION:

Ordinance No. 19-24 - To amend the signage requirements for Building C located in the Pawleys Plaza Planned Development (PD) located at 10225 Ocean Highway in Pawleys Island.

The applicant is requesting an amendment to the approved sign package for Pawleys Plaza to allow for additional signage for Building C.

CURRENT STATUS:

A comprehensive sign package was approved for this PD in March of 2014. The plan was further amended in July of 2015 to allow for additional signage along the rear of Building C.

POINTS TO CONSIDER:

1. The property is located on the west side of US Highway 17 at its intersection with Petigru Drive in Pawleys Island. This PD is anchored by the Publix grocery store.
2. A new tenant, Rack Room Shoes, is planned for Building C. They will be using three tenant spaces. The three spaces will take up a total of five storefronts. Section 2.3.1 of the sign package allows for one sign per tenant, however tenants in Building C are allowed an additional sign on the rear façade facing Petigru. Rack Room has requested a total of two signs to be located on the façade facing the parking lot.
3. The sign pictured on sheet S01 is 35.5" high X 208" long for a total of 51.27 square feet. The sign pictured on sheet S02 is 19" high X 170.5" long for a total of 22.49 square feet.
4. The 2015 amendment also included a requirement that the signs for Building C be reduced by 25% for width and height. The building layout shown in the sign package shows five tenant spaces for this area on drawing 2.7.3. This would allow for a total of 78.75 SF of signage after the 25% reduction. The two signs as proposed total 73.76 SF which would still be within the allowed overall square footage for this portion of the building.
5. Section 2.2.1.1 requires that the width and height of the graphic logo must be no larger than the maximum allowed sign height. The proposed logo for Sign S01 exceeds the approved sign height of 24" with a height of 35.5".
6. The Pawleys Plaza signage requirements also state that tenant signs must be either reverse channel or routed aluminum letters with internal LED lighting or external illumination.
7. Based on the increased tenant space and store frontage utilized by the applicant, staff recommended approval for the use of the two signs for Rack Room Shoes as well as the increase in size for the logo and the text. Both signs should use reverse channel letters or routed aluminum

letters with internal LED lighting or external illumination. The proposed amendment should only apply to the proposed signs for tenants in this portion of Building C.

8. The Planning Commission held a public hearing on this issue at their September 19th meeting. No one but the applicant came forward to speak. She informed the Commission that the signs would not be visible from Ocean Highway and that the logo is nationally recognized. She also indicated that there no elevation off which to reflect the light for the routed aluminum letters and this would create mismatched signs.

9. The Commission voted unanimously to recommend approval for the applicant's signage as proposed which includes the two signs to be illuminated as shown.

FINANCIAL IMPACT:

Not applicable.

OPTIONS:

1. Approve as recommended by PC
2. Deny request
3. Defer action
4. Remand to PC for further study
5. Approve an amended request

STAFF RECOMMENDATIONS:

Approve as recommended by PC

ATTORNEY REVIEW:

Yes

ATTACHMENTS:

Description		Type
▢	Ordinance No 19-24 Pawleys Island Plaza Signage	Ordinance
	Pawleys Plaza signage rack room attachments	Backup Material

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

ORDINANCE NO. 19-24

**AN ORDINANCE TO AMEND THE PAWLEYS ISLAND PLAZA PLANNED
DEVELOPMENT TO AMEND THE MASTER SIGN PLAN**

**BE IT ORDAINED BY THE COUNTY COUNCIL MEMBERS OF
GEORGETOWN COUNTY, SOUTH CAROLINA, IN COUNTY COUNCIL
ASSEMBLED THAT THE SIGNAGE REQUIREMENTS FOR THE PAWLEYS
ISLAND PLAZA PD BE AMENDED TO REFLECT THE ATTACHED SIGNAGE
PLAN FOR THE PROPOSED RACK ROOM SHOES TENANT IN BUILDING C
DATED 7-16-19.**

**DONE, RATIFIED AND ADOPTED THIS _____ DAY OF _____,
2019.**

John W. Thomas (SEAL)
Chairman, Georgetown County Council

ATTEST:

Theresa E. Floyd
Clerk to Council

This Ordinance, No. 19-24, has been reviewed by me and is hereby approved as to form
and legality.

Wesley P. Bryant
Georgetown County Attorney

First Reading: _____

Second Reading: _____

Third Reading: _____



129 Screven St. Suite 222
Post Office Drawer 421270
Georgetown, S. C. 29440
Phone: 843-545-3158
Fax: 843-545-3299

APPLICATION TO AMEND A PLANNED DEVELOPMENT (PD)

COMPLETED APPLICATIONS MUST BE SUBMITTED ALONG WITH THE
REQUIRED FEE, AT LEAST FORTY-FIVE (45) DAYS PRIOR TO A PLANNING
COMMISSION MEETING.

Please note this approval applies to this particular property only.

Name of Planned Development: PAWLEYS ISLAND PLAZA

Regulation to which you are requesting an amendment (check applicable):

- ☐ Setback – Complete SECTION B: SETBACK AMENDMENT
- ☒ Signage – Complete SECTION C: SIGNAGE AMENDMENT
- ☐ Site Plan – Complete SECTION D: SITE PLAN AMENDMENT
- ☐ Other: _____

All Applicants must complete SECTION A: APPLICANT INFORMATION

SECTION A: APPLICANT INFORMATION

Property Information:

TMS Number: 04-0161-008-00-00
(Include all affected parcels)

Street Address: 10225 OCEAN HIGHWAY, BUILDING C

City / State / Zip Code: PAWLEYS ISLAND, SC 29585

Lot / Block / Number: _____

Existing Use: RETAIL COMMERCIAL

Proposed Use: N/A

Commercial Acreage: 12.01

Residential Acreage: —

Property Owner of Record:

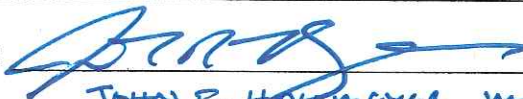
Name: PAWLEYS PLAZA LLC

Address: 532 GOVERNOR MORRISON ST, STE 201

City/ State/ Zip Code: CHARLOTTE, NC 28211

Telephone/Fax: 980.237.9627

E-Mail: DREW@FERNCROFTCAPITAL.COM

Signature of Owner / Date: 
JOHN R. HOCKMEYER, MANAGER

Contact Information:

Name: DREW SADOWSKI

Address: 532 GOVERNOR MORRISON ST, STE 201, CHARLOTTE, NC 28211

Phone / E-Mail: 980.237.9627 DREW@FERNCROFTCAPITAL.COM

I have appointed the individual or firm listed below as my representative in conjunction with this matter related to the Planning Commission of proposed new construction or improvements to the structures on my property.

Agent of Owner:

Name: _____

Address: _____

City / State / Zip Code: _____

Telephone/Fax: _____

E-Mail: _____

Signature of Agent/ Date: _____

Signature of Owner /Date: _____

Fee Schedule: \$250.00 plus \$10.00 per Residential acre or \$25.00 per Commercial acre.

Adjacent Property Owners Information required:

1. The person requesting the amendment to the Zoning Map or Zoning Text must submit to the Planning office, at the time of application submittal, stamped envelopes addressed with name of each resident within **Four Hundred Feet (400)** of the subject property. The following return address must appear on the envelope: **"Georgetown County Planning Commission, 129 Screven St. Suite 222, Georgetown, SC 29440."**
2. A list of all persons (and related Tax Map Numbers) to whom envelopes were addressed to must also accompany the application.

It is understood by the undersigned that while this application will be carefully reviewed and considered, the burden of proving the need for the proposed amendment rests with the applicant.

Please submit this **completed application** and appropriate fee to Georgetown County Planning Division at 129 Screven St. Suite 222, Georgetown, S. C. 29440. If you need any additional assistance, please call our office at 843-545-3158.

Site visits to the property, by County employees, are essential to process this application. The owner/applicant as listed above, hereby authorize County employees to visit and photograph this site as part of the application process.

A sign will to be placed on your property informing residents of an upcoming meeting concerning this particular property. This sign belongs to Georgetown County and will be picked up from your property within five (5) days of the hearing.

All information contained in this application is public record and is available to the general public.

SECTION B: SETBACK AMENDMENT

Please supply the following information regarding your request:

- List any extraordinary and exceptional conditions pertaining to your particular piece of property. _____

- Do these conditions exists on other properties else where in the PD?

- Amending this portion of the text will not cause undue hardship on adjacent property owners. _____

Submittal requirements: 12 copies of 11 x 17 plans

- A scaled site plan indicating the existing conditions and proposed additions.
- Elevations of the proposal (if applicable).
- Letter of approval from homeowners association (if applicable).

SECTION C: SIGNAGE AMENDMENT

Reason for amendment request: TENANT WILL LEASE 3 CONTIGUOUS SUITES IN BUILDING C AND IS REQUESTING 2 FACADE SIGNS

Number of signs existing currently on site 0 (CURRENTLY NO TENANT(S))

Square footage of existing sign(s) 0

Number of Proposed signs: 2

Square footage of the proposed sign(s) SIGN 1 = 51.27 SF SIGN 2 = 22.49 SF
TOTAL = 73.76 SF

Submittal requirements:

- Proposed text for signage requirements.
- 12 copies (11 x 17) of proposed sign image.
- Site plan indicating placement of the proposed sign(s).
- Elevations.
- Letter from POA or HOA (if applicable)

SECTION D: SITE PLAN AMENDMENT

Proposed amendment request: _____

Reason for amendment request: _____

Submittal requirements:

- 12 copies of existing site plan.
- 12 copies of proposed site plan.
- Revised calculations (*calculations may include density, parking requirements, open space, pervious/impervious ratio, etc.*).

Pawleys Island Plaza
Property Location
RZPD 8-19-23551

Legend

Streets

— <all other values>

MaintainedBy

— County

— Private

— State

□ Pawleys Island Plaza

□ Lot Lines

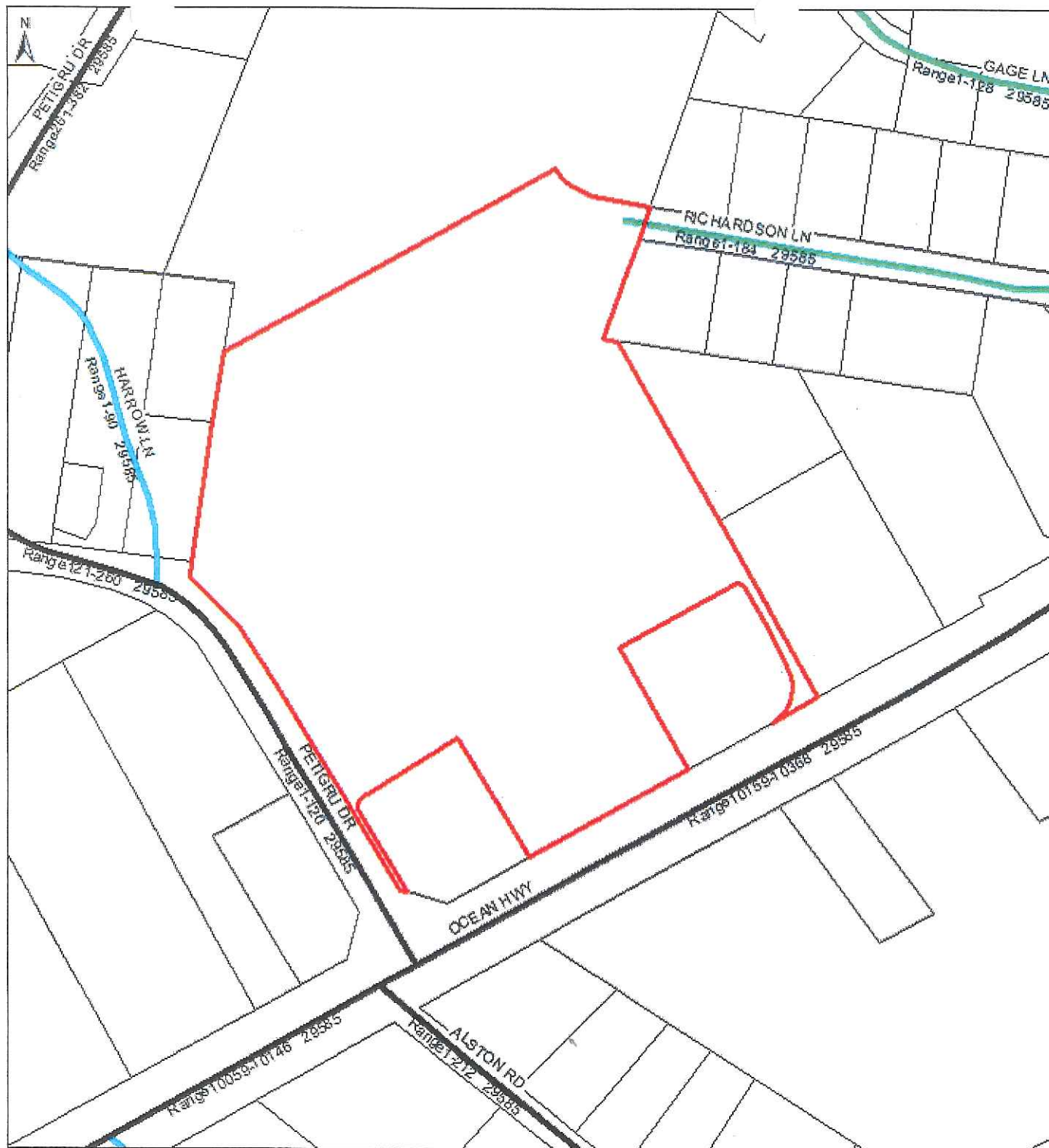
— Railroads

◆ Landmarks

Municipalities

0 70 140 280 420 560 Feet

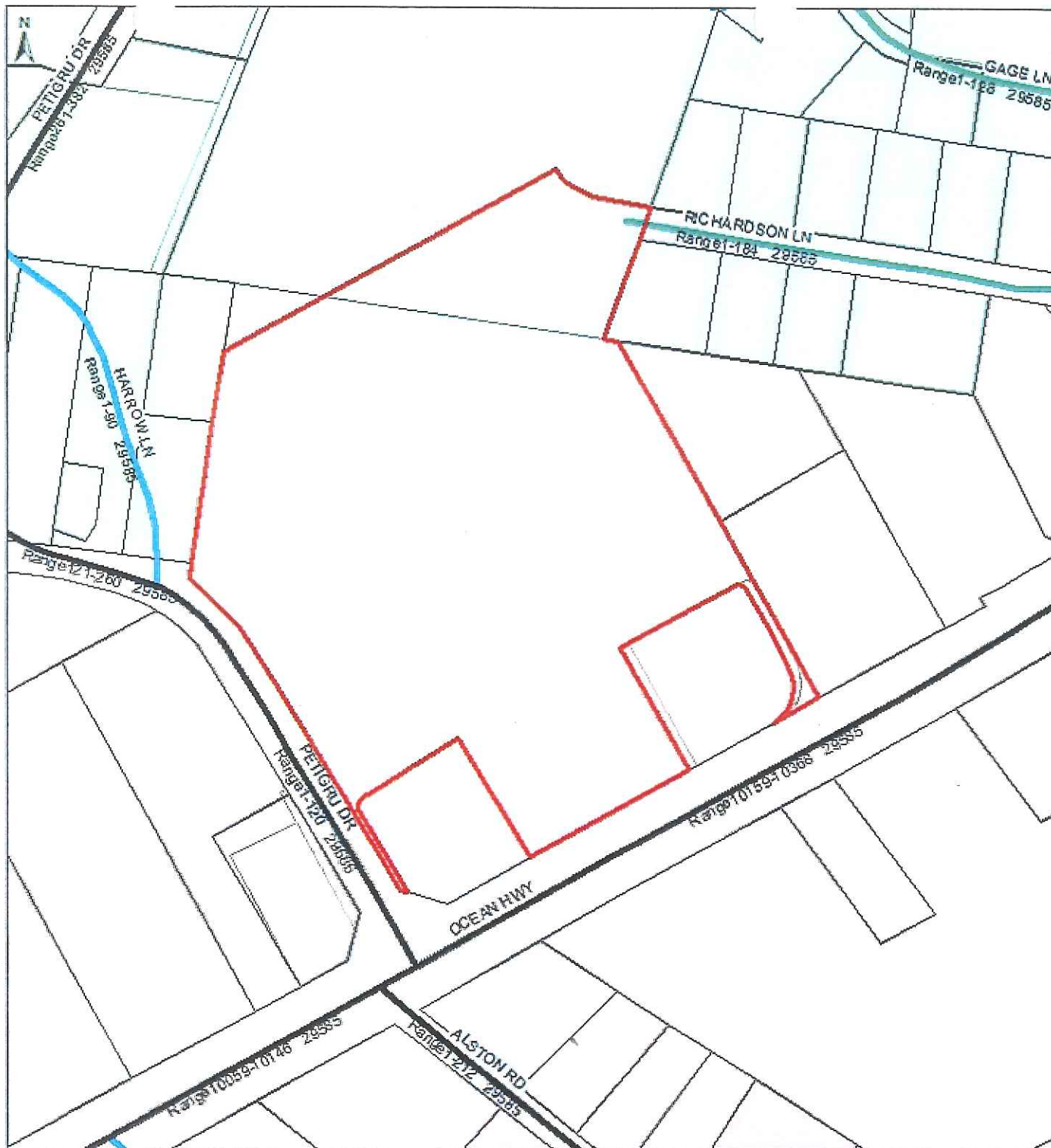
DISCLAIMER: This map is a graphic representation of data obtained from various sources. All efforts have been made to warrant the accuracy of this map. However, Georgetown County disclaims all responsibility and liability for the use of this map.



The map displays a residential area with several streets and land parcels. The streets shown are PETIGRU DR, HARROWHILL LN, RICHARDSON LN, GAGE LN, OCEAN HWY, and ALSTON RD. Land parcels are labeled with 'Range' and 'Section' numbers, such as Range 10-120, 29585, Range 10-121, 29585, Range 10-122, 29585, Range 10-123, 29585, Range 10-124, 29585, Range 10-125, 29585, Range 10-126, 29585, Range 10-127, 29585, Range 10-128, 29585, Range 10-129, 29585, Range 10-130, 29585, Range 10-131, 29585, Range 10-132, 29585, Range 10-133, 29585, Range 10-134, 29585, Range 10-135, 29585, Range 10-136, 29585, Range 10-137, 29585, Range 10-138, 29585, Range 10-139, 29585, Range 10-140, 29585, Range 10-141, 29585, Range 10-142, 29585, Range 10-143, 29585, Range 10-144, 29585, Range 10-145, 29585, Range 10-146, 29585, Range 10-147, 29585, Range 10-148, 29585, Range 10-149, 29585, Range 10-150, 29585, Range 10-151, 29585, Range 10-152, 29585, Range 10-153, 29585, Range 10-154, 29585, Range 10-155, 29585, Range 10-156, 29585, Range 10-157, 29585, Range 10-158, 29585, Range 10-159, 29585, Range 10-160, 29585, Range 10-161, 29585, Range 10-162, 29585, Range 10-163, 29585, Range 10-164, 29585, Range 10-165, 29585, Range 10-166, 29585, Range 10-167, 29585, Range 10-168, 29585, Range 10-169, 29585, Range 10-170, 29585, Range 10-171, 29585, Range 10-172, 29585, Range 10-173, 29585, Range 10-174, 29585, Range 10-175, 29585, Range 10-176, 29585, Range 10-177, 29585, Range 10-178, 29585, Range 10-179, 29585, Range 10-180, 29585, Range 10-181, 29585, Range 10-182, 29585, Range 10-183, 29585, Range 10-184, 29585, Range 10-185, 29585, Range 10-186, 29585, Range 10-187, 29585, Range 10-188, 29585, Range 10-189, 29585, Range 10-190, 29585, Range 10-191, 29585, Range 10-192, 29585, Range 10-193, 29585, Range 10-194, 29585, Range 10-195, 29585, Range 10-196, 29585, Range 10-197, 29585, Range 10-198, 29585, Range 10-199, 29585, Range 10-200, 29585, Range 10-201, 29585, Range 10-202, 29585, Range 10-203, 29585, Range 10-204, 29585, Range 10-205, 29585, Range 10-206, 29585, Range 10-207, 29585, Range 10-208, 29585, Range 10-209, 29585, Range 10-210, 29585, Range 10-211, 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10-354, 29585, Range 10-355, 29585, Range 10-356, 29585, Range 10-357, 29585, Range 10-358, 29585, Range 10-359, 29585, Range 10-360, 29585, Range 10-361, 29585, Range 10-362, 29

liability to

DISCLAIMER: This map is a graphic representation of data obtained from various sources. All efforts have been made to warrant the accuracy of this map. However, Georgetown County disclaims all responsibility and liability for the use of this map.



Pawleys Island Plaza Property FLU RZPD 8-19-23551

Legend

Streets

<all other values>

MaintainedBy

County

Private

State

Pawleys Island Plaza

Lot Lines

Railroads

Landmarks

Future Landuse

FUTURE_LAN

CITY OF GEORGETOWN

COMMERCIAL

CONSERVATION PRESERVATION

EASEMENT

HIGH DENSITY RESIDENTIAL

INDUSTRIAL

LOW DENSITY RESIDENTIAL

MEDIUM DENSITY RESIDENTIAL

POND

PRIVATE RECREATIONAL

PUBLIC RECREATIONAL

PUBLIC/SEMI-PUBLIC

TOWN OF ANDREWS

TOWN OF PI

TRANSITIONAL

Municipalities

0 70 140 280 420 560 Feet

DISCLAIMER: This map is a graphic representation of data obtained from various sources. All efforts have been made to warrant the accuracy of this map. However, Georgetown County disclaims all responsibility and liability for the use of this map.



Pawleys Island Plaz Property Aerial RZPD 8-19-23551

Legend

Streets

— <all other values>

MaintainedBy

— County

— Private

— State

▭ Pawleys Island Plaza

▭ Lot Lines

—+— Railroads

◆ Landmarks

2017 Hi Res Imagery

RGB

Red: Band_1

Green: Band_2

Blue: Band_3

Municipalities

0 70 140 280 420 560 Feet

DISCLAIMER: This map is a graphic representation of data obtained from various sources. All efforts have been made to warrant the accuracy of this map. However, Georgetown County disclaims all responsibility and liability for the use of this map.



NOTICE OF PUBLIC HEARING

A request from Drew Sadowski with Pawleys Plaza, LLC to amend the signage requirements for Building C located in the Pawleys Plaza Planned Development (PD). The property is located at 10225 Ocean Hwy in Pawleys Island. TMS# 04-0161-008-00-00. Case Number AMPD 8-19-23551.

The Planning Commission will be reviewing this request on **Thursday, September 19, 2019 at 5:30 p.m. in the Georgetown County Council Chambers entering at 129 Screven Street in Georgetown, South Carolina.**

If you wish to make public comments on this request, you are invited to attend this meeting. If you cannot attend and wish to comment please submit written comment to:

Georgetown County Planning Commission

PO Box 421270

Georgetown, South Carolina 29440

Telephone (843) 545-3158

Fax (843) 545-3299

E-mail: tcoleman@gtcounty.org

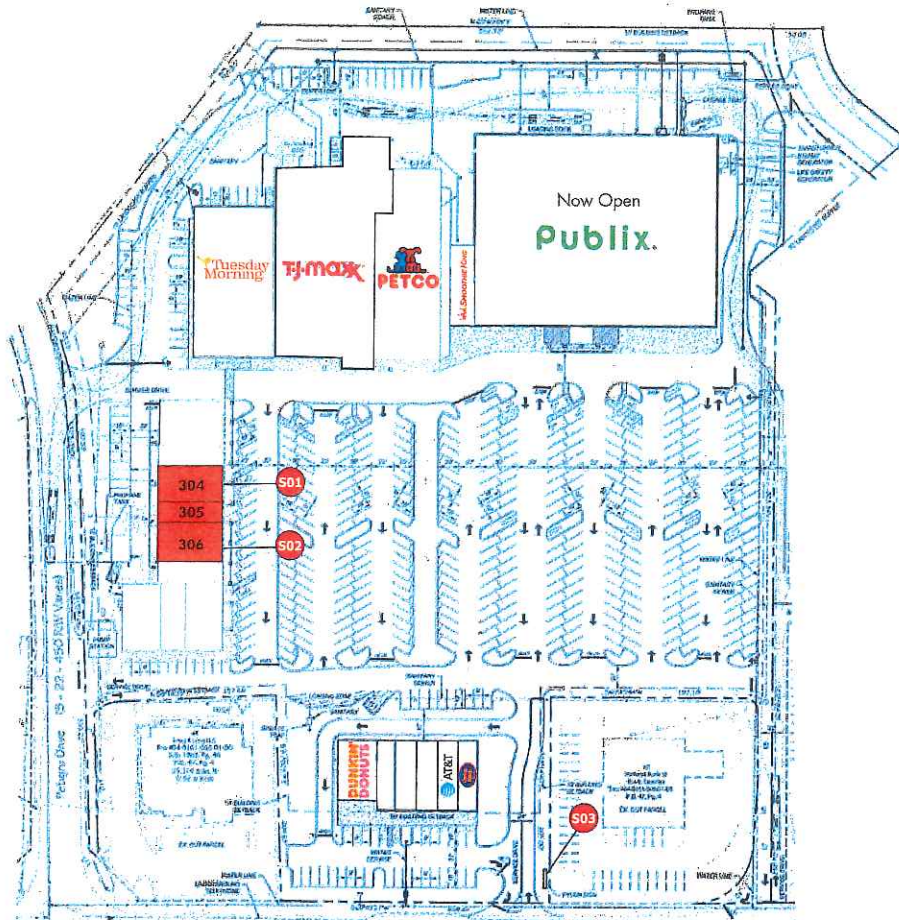


SO#104045

10225 Ocean Highway
Pawleys Island, SC 29585

Binder: 07/16/2019
Revised: 07/30/2019





S01 Tilted Square with Channel Letters and Bar



S02 Channel Letters and Bar



S03 Tenant Faces



National Headquarters: 1077 West Blue Heron Blvd.
West Palm Beach, Florida 33404
800.772.7932
www.atlasblw.com

Revisions:
07/19/2019
07/30/2019

SP

PM: Kaytlyn S

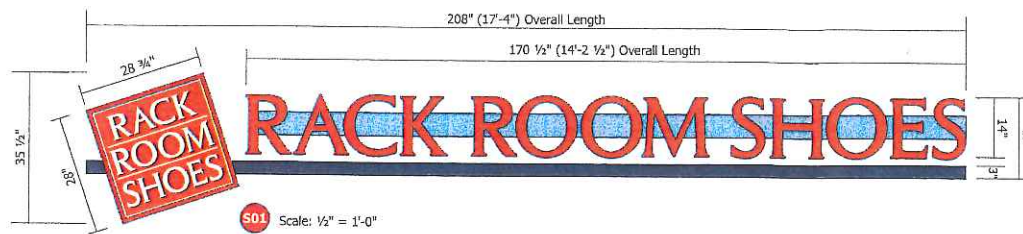
Drawn By: JS

Date: 07/16/2019

Address: 10225 Ocean Highway

City State: Pawleys Island, SC

Drawing Number: 104045-SP



TILTED SQUARE

- 7" deep S/F Cabinet with aluminum retainers.
- Flat Acrylic faces with surface applied graphics.
- Cabinet is internally illuminated with GE Tetra LED modules.

COLOR SCHEDULE:

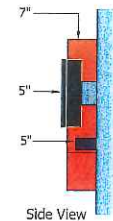
- Returns = Aluminum fabricated & painted to match 2119 Orange
- Retainers = Aluminum fabricated & painted to match 2119 Orange
- Face = 7328 white acrylic - flat with 3M 3630-44 Orange vinyl
- Copy = White with black vinyl Drop Shadow.
- Internal Illumination = GE Tetra LEDs - White

CHANNEL LETTERS

- 5" returns, Black (pre-finished) aluminum coil. Returns to house baffled drain-holes.
- Letter-backs of Ultra White aluminum. Letter interiors painted Ultra White.
- Acrylic faces secured with 1" Jewelite trimcap.
- Channel letters are internally illuminated with GE Tetra LED modules.
- Power supplies are located in raceway

COLOR SCHEDULE:

- Returns = Formed aluminum pre-finish Black (satin)
- Jewelite Trimcap = 1" Black
- Letter Faces = 2119 Orange acrylic
- Internal Illumination = Amber/Red LEDs
- Raceway = Painted to match fascia - TBD



ILLUMINATED BAR

- 5" returns aluminum coil with painted finish. Returns to house baffled drain-holes.
- Backs of Ultra White aluminum with interior painted Ultra White.
- Acrylic face secured with 1/2" (face side) x 3/4" (return side) aluminum retainer.
- Bar is internally illuminated with GE Tetra LED modules.

COLOR SCHEDULE:

- Returns = Formed aluminum painted PMS 281 Blue (satin)
- Aluminum Retainer = 1/2" x 3/4" formed aluminum painted PMS 281 Blue (satin)
- Letter Faces = 2447 White acrylic with 3M 3630-36 Blue vinyl overlay
- Internal Illumination = Blue LEDs

REVISIONS
1. All materials and fasteners meet 3004.4
2. All electrical components are UL listed, labeled and approved.
3. Sign grounded according to NEC 6007.7
4. Signs manufactured and listed NEC 600.3 and marked per NEC 600.4.
5. All branch circuits per NEC 600.5(B), 1 or 181.2.
6. All signs controlled by photocell or time clock per PBC 13-415, (APC), 1.4.
7. One visible 20 amp disconnect per sign per circuit per NEC 600.6(A), 1.

ACTION

Manufacture and install Tilted Square Logo with 14" Channel Letterset (raceway mounted) and 3" illuminated Bar

SQUARE FOOTAGE

Allowed: NTE 24" in height or 14'-0" in length
Proposed: 35.5" x 208" = 51.27 sq ft



FRONT ELEVATION Scale: 1/8" = 1'-0"



National Headquarters: 1077 West Blue Heron Blvd.
West Palm Beach, Florida 33404
800.772.7932
www.atlasbtw.com

Revisions:

07/19/2019
07/30/2019

S01

PM: Kaytlyn S

Drawn By: JS

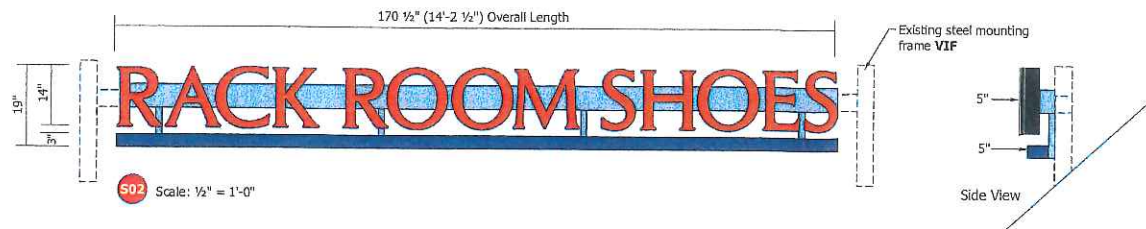
Date: 07/16/2019

Address: 10225 Ocean Highway

City State: Pawleys Island, SC

Drawing Number:

104045-S01



- ELECTRICAL NOTES**
1. All materials and fasteners meet 3004.4
 2. All electrical components are UL listed, labeled and approved.
 3. Sign grounded according to NEC 6007.7
 4. Signs manufactured and listed NEC 600.3 and marked per NEC 600.4.
 5. All branch circuits per NEC 600.5(B), 1 or (B) 2.
 6. All Signs controlled by photo-cell or time clock per FBC 13-415, (ABC), 1.4.
 7. One viable 20 amp disconnect per sign per circuit per NEC 600.6(A) 1.

ACTION

Manufacture and install 14" Channel Letterset (raceway mounted) with 3" illuminated Bar. Sign mounts to existing steel mounting frame with illuminated bar attached to raceway with hanging tubes.

SQUARE FOOTAGE

Allowed: NTE 24" in height or 14'-0" in length
Proposed: 19" x 170.5" = 22.49 sq ft

CHANNEL LETTERS

- 5" returns, Black (pre-finished) aluminum coil. Returns to house baffled drain-holes. Letter-backs of Ultra White aluminum; Letter Interiors painted Ultra White.
- Acrylic faces secured with 1" jewelite trimcap.
- Channel letters are internally illuminated with GE Tetra LED modules.
- Power supplies are located in raceway

COLOR SCHEDULE:

- Returns = Formed aluminum pre-finish Black (satin)
- Jewelite Trimcap = 1" Black
- Letter Faces = 2119 Orange acrylic
- Internal Illumination = Amber/Red LEDs
- Raceway = Painted to match fascia - TBD

ILLUMINATED BAR

- 5" returns aluminum coil with painted finish. Returns to house baffled drain-holes. Backs of Ultra White aluminum with interior painted Ultra White.
- Acrylic face secured with 1/2" (face side) x 3/4" (return side) aluminum retainer.
- Bar is internally illuminated with GE Tetra LED modules.

COLOR SCHEDULE:

- Returns = Formed aluminum painted PMS 281 Blue (satin)
- Aluminum Retainer = 1/2" x 3/4" formed aluminum painted PMS 281 Blue (satin)
- Letter Faces = 2447 White acrylic with 3M 3630-36 Blue vinyl overlay
- Internal Illumination = Blue LEDs



FRONT ELEVATION Scale: 1/8" = 1'-0"

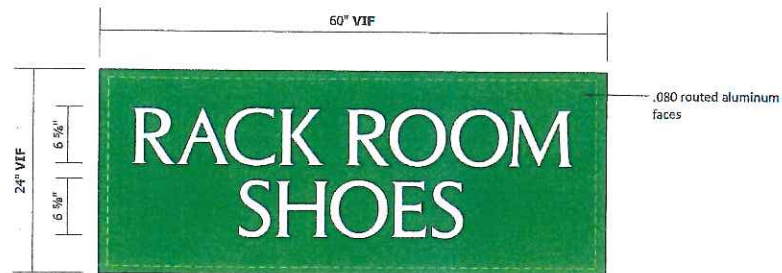


National Headquarters: 1077 West Blue Heron Blvd.
West Palm Beach, Florida 33404
800.772.7932
www.atlasbtw.com

Revisions:	
07/19/2019	Initial Design
07/30/2019	Final Design

S02

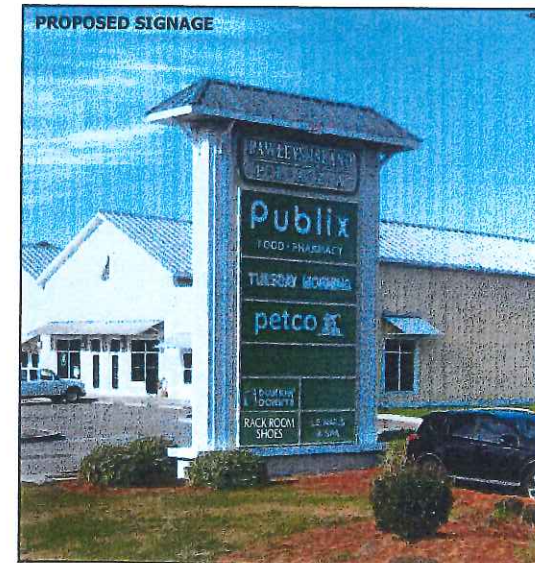
PM: Kaytlyn S	Address: 10225 Ocean Highway
Drawn By: JS	City/State: Pawleys Island, SC
Date: 07/16/2019	Drawing Number: 104045-S02



S03 Scale: 1" = 1'-0"

ACTION

Manufacture and install faces for existing D/F Tenant Pylon sign.
Faces are Routed aluminum backed with white acrylic.



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West Palm Beach, Florida 33404
800.772.7932
www.atlasbtw.com

Revisions:
07/19/2019
07/30/2019

S03

PM: Kaytlyn S	Address: 10225 Ocean Highway
Drawn By: JS	City State: Pawleys Island, SC
Date: 07/16/2019	Drawing Number: 104045-S03

Item Number: 7.a
Meeting Date: 11/12/2019
Item Type: PUBLIC HEARINGS

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Council

ISSUE UNDER CONSIDERATION:

Ordinance No. 19-27 - Amendment of the FY 2019/2020 Budget Ordinance.

CURRENT STATUS:

Pending Approval

POINTS TO CONSIDER:

Each year when budgets are being prepared for the ensuing fiscal year there are various budgeted projects and other purchases in progress. When the completion of such items does not occur prior to year-end it is necessary to "rollover" the appropriations and amend the budget in the following year to provide for the remaining expenditures.

Ordinance No. 19-27 will allow funding authorized in the FY 2018/2019 Budget to be carried forward to provide for expenditures in FY 2019/2020 associated with outstanding purchase commitments and completion of projects that were in progress at the end of the prior fiscal year.

FINANCIAL IMPACT:

The "rollovers" proposed in this ordinance only shifts appropriations from the prior year to the current year. Accordingly, there is no cumulative financial impact to the County.

OPTIONS:

1. Approve Ordinance No. 19-27 to amend the FY 2019/2020 Budget Ordinance
2. Reject Ordinance No. 19-27.

STAFF RECOMMENDATIONS:

Public hearing on Ordinance No. 19-27.

ATTACHMENTS:

Description	Type
▣ Ordinance 2019-27 Budget Amendment	Cover Memo
▣ FY19 to FY20 Rollover Report	Cover Memo

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

ORDINANCE # 2019-27

**AN ORDINANCE TO AMEND THE FISCAL YEAR 2019/2020 BUDGET ORDINANCE ADOPTED BY
GEORGETOWN COUNTY COUNCIL**

- Section 1: The General Fund revenue account, Fund Balance Reserve, is increased by \$192,620 and appropriations to various General Fund expenditure accounts are increased by a total of \$192,620 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 2: The Midway Fire Fund revenue account, Fund Balance Reserve, is increased by \$17,451 and appropriations to various Midway Fire Fund expenditure accounts are increased by a total of \$17,451 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 3: The Law Enforcement Fund revenue account, Fund Balance Reserve, is increased by \$86,750 and appropriations to various Law Enforcement Fund expenditure accounts are increased by a total of \$86,750 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 4: The Road Improvement Fund revenue account, Fund Balance Reserve, is increased by \$7,320,643 and appropriations to Road Improvement project expenditure accounts are increased by a total of \$7,320,643 for outstanding encumbrances and ongoing projects at close of fiscal year 2019 as well as future to be designated projects for fiscal year 2020.
- Section 5: The Emergency Telephone Fund revenue account, Fund Balance Reserve, is increased by \$721,000 and appropriations to various Emergency Telephone Fund expenditure accounts are increased by a total of \$721,000 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 6: The Capital Equipment Replacement Fund revenue account, Fund Balance Reserve, is increased by \$2,769,483 and appropriations to various Capital Equipment Replacement Fund expenditure accounts are increased by a total of \$2,769,483 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 7: The Environmental Services Fund revenue account, Fund Balance Reserve, is increased by \$579,895 and appropriations to Environmental Services Fund expenditure accounts are increased by a total of \$579,895 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 8: The Stormwater Drainage Fund revenue account, Fund Balance Reserve, is increased by \$1,719,132 and appropriations to various Stormwater Drainage Fund expenditure accounts are increased by a total of \$1,719,132 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.

Section 9: This Ordinance No. 2019-27 shall be effective upon final approval and adoption by Georgetown County Council.

DONE IN REGULAR MEETING THIS _____ DAY OF _____, 2019.

_____(Seal)
John Thomas, Chairman
Georgetown County Council

ATTEST:

_____(Seal)
Theresa E. Floyd, Clerk to Council

This Ordinance No. 2019-27 has been reviewed by me and is hereby approved as to form and legality.

_____(Seal)
Wesley P. Bryant
Georgetown County Attorney

First Reading: _____

Second Reading: _____

Third Reading: _____

Georgetown County
FY18 Encumbered and other Proposed Project Budget Rollovers to FY19

Account Number	Amount	PO Number/Comments	Vendor	Purpose
General Fund				
010.109.50313	24,800	Per Clark Cooper request		Various Licences
010.109.50706	82,766	Per Clark Cooper request		Microsoft Exchange 2016
010.109.50707	14,526	PO 2019-608	Dell Marketing	Server upgrades
010.109.50707	13,743	PO 2019-643	Network Cabling	Courthouse camera installation
010.133.50706	29,404	PO 2017-205	Tyler Technologies	EnerGov Upgrade Software
010.129.50431	3,075	PO 2019-250	Government Brands Holding	Sturgis Payment Processing Services
010.129.50407	5,000	PO 2019-252	Government Brands Holding	Sturgis Payment Processing Services
010.579.50332	19,306	Per Beth Goodale		Signage at various park locations
Total General Fund	192,620	This rollover appropriation would come from fund balance		
Midway Fire Fund				
022.903.50707	17,451	PO 2019-609	Marshall's Marine	PWC and Trailer for Debordieu Community
Total Midway Fire	17,451	This rollover appropriation would come from fund balance		
Law Enforcement Fund				
060.205.50703	10,567	PO 2019-558	Rubin Enterprises Inc	Evidence storage building
060.205.50703	7,433	Additional Funding	In house expenses	Evidence storage building
060.205.50707	21,750	PO 2019-629	NDI Recognition System	Speed Trailer
060.205.50707	47,000	Per Clark Cooper		Network Upgrades
Total Law Enforcement Fund	86,750	This rollover appropriation would come from fund balance		
Road Improvement Fund				
066.906.50702	71,407	2018-00000379	Davis & Floyd	Locally Funded Comprehensive Roadway Design
066.906.50702	13,920	2018-00000572	Davis & Floyd	Zeb Ford Engineering Services
066.906.50702	5,966	2018-00000573	Davis & Floyd	Washington Hill Engineering Services
066.906.50702	15,486	2018-00000645	Stone Construction	Access Road Work - Big Dam Fire Station
066.906.50701	50,000	Per Ray Funnye request		Land for Mining Operations
066.906.50702	7,163,864	Remaining balance in account		
Total Road Improvement Fund	7,320,643	This rollover appropriation would come from fund balance		
Emergency Telephone Fund				
075.901.50707	376,334	PO 2019-590	Frontier Communications Corp	New 911 Equipment
075.901.50707	238,666	Per Joseph Williamson		Additional new 911 Equipment
075.901.50707	56,000	Per Joseph Williamson		(2ea) Vesta 911 Command Post Positions
075.901.50707	50,000	Per Joseph Williamson		911 Call Recording System
Total Emergency Telephone Fund	721,000	This rollover appropriation would come from fund balance		

Georgetown County
FY18 Encumbered and other Proposed Project Budget Rollovers to FY19

Account Number	Amount	PO Number/Comments	Vendor	Purpose
Capital Equipment Replacement Fund				
499.151.50713	69,404	2018-498	Cooper Mortor Company	Dodge Ram 5500 Custom Fuel Truck
499.151.50713	70,474	2019-603	Ginn Chrysler Jeep Dodge	Dodge Ram 5500 Tradesmen Vehicle
499.205.50713	4,262	2019-620	Applied Concepts Inc	Radar Units for 2 Tahoes K-9
499.205.50713	67,582	2019-617	Love Chevrolet Company	2 each 2019 K-9 Tahoes
499.205.50713	8,620	2019-621	ARC Acquisition US	Panasonic Data Terminals for K-9 Tahoes
499.205.50713	26,414	2016-618	Mobile Communication America	Upfit for K-9 Tahoes
499.205.50713	13,782	2019-619	Coban Technologies Inc	Body Cameras for K-9 Tahoes
499.205.50713	25,847	2019-401	Performance Automotive Group	Dodge Charger, Marked
499.205.50713	23,614	2019-415	Mobile Communications America	Upfit for Marked Chargers
499.205.50713	5,000	2019-363	West Chatham Warning Devices	Lights for Marked Chargers
499.207.50713	29,083	2019-419	Love Chevrolet Company	2019 Chevy Express
499.303.50713	27,289	2019-638	Butler Chrysler-Dodge Jeep	2020 Durango for Capital Projects
499.903.50707	17,451	PO 2019-609	Marshall's Marine	PWC and Trailer for Debordieu Community
499.903.50707	81,949	Per Email from Chief Eggiman		Boat/trailer & Motor and Haz Mat/command trailer
499.903.50713	1,575,913	2018-576	Fireline, Inc	Ladder/Aerial Appratus
499.903.50713	95,274	2019-545	Rackdale Country Ford	2 each Ford Expeditions
499.903.50713	16,707	2019-361	West Chatham Warning Devices	Add ons for 2 each Ford Expeditions
499.903.50713	31,202	2019-536	Santee Automotive	Dodge Ram Tradesmen Crew Cab
499.903.50713	10,336	2019-537	West Chatham Warning Devices	Add ons to Dodge Ram Tradesmen Crew Cab
499.903.50713	26,177	2019-538	Performance Automotive Group	Dodge 1500 Quad Cab
499.903.50713	9,976	2019-539	West Chatham Warning Devices	Add ons to Dodge 1500 Quad Cab
499.904.50713	250,908	2018-538	Taylor Made Ambulances	2 each 2018 Dodge 4500 Remount Ambulances
499.999.50713	32,220	2019-642	Vic Bailey Ford	Ford F-250
499.999.50713	250,000	per Chief Reed request		Squad Truck
Total CERF	2,769,483	This rollover appropriation would come from fund balance		
Environmental Services				
502.305.50707	40,478	PO 2019-456	Melton Electric Company	Replacement Emergency Generator
502.305.50713	73,364	PO 2019-607	Hydroforce, Inc	Water Truck
502.305.50713	31,639	PO 2019-639	Vic Bailey Ford	Ford F-150
502.305.50713	160,000	Per email from Ray Funnye		Tri-Axle Dump Truck
502.307.50713	155,563	PO 2019-240	Triple T Freightliner Inc	Roll-Off Truck with Cable Hoist
502.308.50707	47,012	PO 2019-644	WasteQuip Manufacturing	Containers for Recycling
502.308.50713	26,839	PO 2019-640	Vic Bailey Ford	Ford F-150
502.313.50703	25,000	Per email from Ray Funnye		Conveyor Pit Upgrade
502.313.50707	20,000	Per email from Ray Funnye		Sort Line Conveyor Belt
Total Environmental Services Fund	579,895	This rollover appropriation would come from fund balance		

Georgetown County

FY18 Encumbered and other Proposed Project Budget Rollovers to FY19

Account Number	Amount	PO Number/Comments	Vendor	Purpose
Stormwater Fund				
504.901-50705	5,454	14-00000314	Stantec Consulting Services	Hagley West Drainage Improvement Project
504.901-50705	19,644	2016-00000507	Stantec Consulting Services	Professional Services
504.901-50705	8,749	2016-00000710	Stantec Consulting Services	To #15 S Litchfield Drainage
504.901-50705	34,171	2017-00000326	Stantec Consulting Services	Contract Services
504.901-50705	21,162	2017-00000362	Stantec Consulting Services	To #17 MLK - Bent Tree Subdivision
504.901-50705	38,083	2017-00000686	Stantec Consulting Services	To #23 Running Water Drainage
504.901-50705	38,950	2018-00000064	Stantec Consulting Services	Commerce Tiller Drive Drainage
504.901-50705	38,505	2018-00000668	Earthworks Group	South First Street Drainage
504.901-50705	8,570	2018-00000669	Earthworks Group	Driftwood Drainage Project
504.901-50705	4,820	2018-00000670	Earthworks Group	Springs Outfall Drainage Project
504.901-50705	4,780	2018-00000671	Earthworks Group	Pond Road Sinkhole Assessment
504.901-50705	31,030	2019-133	Earthworks Group	Mallory Avenue and Upstream Drainage Outfall Improvements
504.901-50705	44,725	2019-157	Stantec Consulting Services	Old Plantation Dr. Drainage Improvement
504.901-50705	38,230	2019-159	Earthworks Group	Wesley Rd. Drainage Imp. And Maint Easement
504.901-50705	482,247	2016-160	Greenwall Construction	Hagley West Project
504.901-50705	10,278	2019-164	Stantec Consulting Services	Garden City Drainage Project
504.901-50705	29,320	2019-228	Earthworks Group	Peedee Land Watershed Drainage Improvements
504.901-50705	11,623	2019-233	Stantec Consulting Services	Deloach Trail Drainage Improvements
504.901-50705	157,050	2019-234	Stantec Consulting Services	Garden City Drainage Project
504.901-50705	25,800	2019-426	Stantec Consulting Services	Garrison Road Drainage Study
504.901-50705	16,050	2019-464	Earthworks Group	CCU and Constitution Park Bullhead Permitting
504.901-50705	5,260	2019-483	Parker Land Surveying	Tiara Lane Topo and Easements
504.901-50705	611,907	2019-519	Ben Cox LLC	Club Circle Drainage Improvements
504.901-50705	3,320	2019-595	Parker Land Surveying	Lee Avenue Drainage Survey
504.901.50706	29,404	2017-00000205	Tyler Technologies	Energov Software Upgrades
Total Stormwater Fund	<u>1,719,132</u>	This rollover appropriation would come from fund balance		

Item Number: 10.a
Meeting Date: 11/12/2019
Item Type: THIRD READING OF ORDINANCES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Finance

ISSUE UNDER CONSIDERATION:

Ordinance No. 19-27 - Amendment of the FY 2019/2020 Budget Ordinance.

CURRENT STATUS:

Pending Approval

POINTS TO CONSIDER:

Each year when budgets are being prepared for the ensuing fiscal year there are various budgeted projects and other purchases in progress. When the completion of such items does not occur prior to year-end it is necessary to "rollover" the appropriations and amend the budget in the following year to provide for the remaining expenditures.

Ordinance No. 19-27 will allow funding authorized in the FY 2018/2019 Budget to be carried forward to provide for expenditures in FY 2019/2020 associated with outstanding purchase commitments and completion of projects that were in progress at the end of the prior fiscal year.

FINANCIAL IMPACT:

The "rollovers" proposed in this ordinance only shifts appropriations from the prior year to the current year. Accordingly, there is no cumulative financial impact to the County.

OPTIONS:

1. Approve Ordinance No. 19-27 to amend the FY 2019/2020 Budget Ordinance
2. Reject Ordinance No. 19-27.

STAFF RECOMMENDATIONS:

Recommendation for third reading approval of Ordinance No. 19-27.

ATTACHMENTS:

Description	Type
☐ Ordinance 2019-27 Budget Amendment	Cover Memo
☐ FY19 to FY20 Rollover Report	Cover Memo

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

ORDINANCE # 2019-27

**AN ORDINANCE TO AMEND THE FISCAL YEAR 2019/2020 BUDGET ORDINANCE ADOPTED BY
GEORGETOWN COUNTY COUNCIL**

- Section 1: The General Fund revenue account, Fund Balance Reserve, is increased by \$192,620 and appropriations to various General Fund expenditure accounts are increased by a total of \$192,620 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 2: The Midway Fire Fund revenue account, Fund Balance Reserve, is increased by \$17,451 and appropriations to various Midway Fire Fund expenditure accounts are increased by a total of \$17,451 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 3: The Law Enforcement Fund revenue account, Fund Balance Reserve, is increased by \$86,750 and appropriations to various Law Enforcement Fund expenditure accounts are increased by a total of \$86,750 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 4: The Road Improvement Fund revenue account, Fund Balance Reserve, is increased by \$7,320,643 and appropriations to Road Improvement project expenditure accounts are increased by a total of \$7,320,643 for outstanding encumbrances and ongoing projects at close of fiscal year 2019 as well as future to be designated projects for fiscal year 2020.
- Section 5: The Emergency Telephone Fund revenue account, Fund Balance Reserve, is increased by \$721,000 and appropriations to various Emergency Telephone Fund expenditure accounts are increased by a total of \$721,000 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 6: The Capital Equipment Replacement Fund revenue account, Fund Balance Reserve, is increased by \$2,769,483 and appropriations to various Capital Equipment Replacement Fund expenditure accounts are increased by a total of \$2,769,483 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 7: The Environmental Services Fund revenue account, Fund Balance Reserve, is increased by \$579,895 and appropriations to Environmental Services Fund expenditure accounts are increased by a total of \$579,895 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.
- Section 8: The Stormwater Drainage Fund revenue account, Fund Balance Reserve, is increased by \$1,719,132 and appropriations to various Stormwater Drainage Fund expenditure accounts are increased by a total of \$1,719,132 for outstanding encumbrances and ongoing projects at close of fiscal year 2019.

Section 9: This Ordinance No. 2019-27 shall be effective upon final approval and adoption by Georgetown County Council.

DONE IN REGULAR MEETING THIS _____ DAY OF _____, 2019.

_____(Seal)
John Thomas, Chairman
Georgetown County Council

ATTEST:

_____(Seal)
Theresa E. Floyd, Clerk to Council

This Ordinance No. 2019-27 has been reviewed by me and is hereby approved as to form and legality.

_____(Seal)
Wesley P. Bryant
Georgetown County Attorney

First Reading: _____

Second Reading: _____

Third Reading: _____

Georgetown County
FY18 Encumbered and other Proposed Project Budget Rollovers to FY19

Account Number	Amount	PO Number/Comments	Vendor	Purpose
General Fund				
010.109.50313	24,800	Per Clark Cooper request		Various Licences
010.109.50706	82,766	Per Clark Cooper request		Microsoft Exchange 2016
010.109.50707	14,526	PO 2019-608	Dell Marketing	Server upgrades
010.109.50707	13,743	PO 2019-643	Network Cabling	Courthouse camera installation
010.133.50706	29,404	PO 2017-205	Tyler Technologies	EnerGov Upgrade Software
010.129.50431	3,075	PO 2019-250	Government Brands Holding	Sturgis Payment Processing Services
010.129.50407	5,000	PO 2019-252	Government Brands Holding	Sturgis Payment Processing Services
010.579.50332	19,306	Per Beth Goodale		Signage at various park locations
Total General Fund	192,620	This rollover appropriation would come from fund balance		
Midway Fire Fund				
022.903.50707	17,451	PO 2019-609	Marshall's Marine	PWC and Trailer for Debordieu Community
Total Midway Fire	17,451	This rollover appropriation would come from fund balance		
Law Enforcement Fund				
060.205.50703	10,567	PO 2019-558	Rubin Enterprises Inc	Evidence storage building
060.205.50703	7,433	Additional Funding	In house expenses	Evidence storage building
060.205.50707	21,750	PO 2019-629	NDI Recognition System	Speed Trailer
060.205.50707	47,000	Per Clark Cooper		Network Upgrades
Total Law Enforcement Fund	86,750	This rollover appropriation would come from fund balance		
Road Improvement Fund				
066.906.50702	71,407	2018-00000379	Davis & Floyd	Locally Funded Comprehensive Roadway Design
066.906.50702	13,920	2018-00000572	Davis & Floyd	Zeb Ford Engineering Services
066.906.50702	5,966	2018-00000573	Davis & Floyd	Washington Hill Engineering Services
066.906.50702	15,486	2018-00000645	Stone Construction	Access Road Work - Big Dam Fire Station
066.906.50701	50,000	Per Ray Funnye request		Land for Mining Operations
066.906.50702	7,163,864	Remaining balance in account		
Total Road Improvement Fund	7,320,643	This rollover appropriation would come from fund balance		
Emergency Telephone Fund				
075.901.50707	376,334	PO 2019-590	Frontier Communications Corp	New 911 Equipment
075.901.50707	238,666	Per Joseph Williamson		Additional new 911 Equipment
075.901.50707	56,000	Per Joseph Williamson		(2ea) Vesta 911 Command Post Positions
075.901.50707	50,000	Per Joseph Williamson		911 Call Recording System
Total Emergency Telephone Fund	721,000	This rollover appropriation would come from fund balance		

Georgetown County

FY18 Encumbered and other Proposed Project Budget Rollovers to FY19

Account Number	Amount	PO Number/Comments	Vendor	Purpose
Capital Equipment Replacement Fund				
499.151.50713	69,404	2018-498	Cooper Mortor Company	Dodge Ram 5500 Custom Fuel Truck
499.151.50713	70,474	2019-603	Ginn Chrysler Jeep Dodge	Dodge Ram 5500 Tradesmen Vehicle
499.205.50713	4,262	2019-620	Applied Concepts Inc	Radar Units for 2 Tahoes K-9
499.205.50713	67,582	2019-617	Love Chevrolet Company	2 each 2019 K-9 Tahoes
499.205.50713	8,620	2019-621	ARC Acquisition US	Panasonic Data Terminals for K-9 Tahoes
499.205.50713	26,414	2016-618	Mobile Communication America	Upfit for K-9 Tahoes
499.205.50713	13,782	2019-619	Coban Technologies Inc	Body Cameras for K-9 Tahoes
499.205.50713	25,847	2019-401	Performance Automotive Group	Dodge Charger, Marked
499.205.50713	23,614	2019-415	Mobile Communications America	Upfit for Marked Chargers
499.205.50713	5,000	2019-363	West Chatham Warning Devices	Lights for Marked Chargers
499.207.50713	29,083	2019-419	Love Chevrolet Company	2019 Chevy Express
499.303.50713	27,289	2019-638	Butler Chrysler-Dodge Jeep	2020 Durango for Capital Projects
499.903.50707	17,451	PO 2019-609	Marshall's Marine	PWC and Trailer for Debordieu Community
499.903.50707	81,949	Per Email from Chief Eggiman		Boat/trailer & Motor and Haz Mat/command trailer
499.903.50713	1,575,913	2018-576	Fireline, Inc	Ladder/Aerial Appratus
499.903.50713	95,274	2019-545	Rackdale Country Ford	2 each Ford Expeditions
499.903.50713	16,707	2019-361	West Chatham Warning Devices	Add ons for 2 each Ford Expeditions
499.903.50713	31,202	2019-536	Santee Automotive	Dodge Ram Tradesmen Crew Cab
499.903.50713	10,336	2019-537	West Chatham Warning Devices	Add ons to Dodge Ram Tradesmen Crew Cab
499.903.50713	26,177	2019-538	Performance Automotive Group	Dodge 1500 Quad Cab
499.903.50713	9,976	2019-539	West Chatham Warning Devices	Add ons to Dodge 1500 Quad Cab
499.904.50713	250,908	2018-538	Taylor Made Ambulances	2 each 2018 Dodge 4500 Remount Ambulances
499.999.50713	32,220	2019-642	Vic Bailey Ford	Ford F-250
499.999.50713	250,000	per Chief Reed request		Squad Truck
Total CERF	2,769,483	This rollover appropriation would come from fund balance		
Environmental Services				
502.305.50707	40,478	PO 2019-456	Melton Electric Company	Replacement Emergency Generator
502.305.50713	73,364	PO 2019-607	Hydroforce, Inc	Water Truck
502.305.50713	31,639	PO 2019-639	Vic Bailey Ford	Ford F-150
502.305.50713	160,000	Per email from Ray Funnye		Tri-Axle Dump Truck
502.307.50713	155,563	PO 2019-240	Triple T Freightliner Inc	Roll-Off Truck with Cable Hoist
502.308.50707	47,012	PO 2019-644	WasteQuip Manufacturing	Containers for Recycling
502.308.50713	26,839	PO 2019-640	Vic Bailey Ford	Ford F-150
502.313.50703	25,000	Per email from Ray Funnye		Conveyor Pit Upgrade
502.313.50707	20,000	Per email from Ray Funnye		Sort Line Conveyor Belt
Total Environmental Services Fund	579,895	This rollover appropriation would come from fund balance		

Georgetown County

FY18 Encumbered and other Proposed Project Budget Rollovers to FY19

Account Number	Amount	PO Number/Comments	Vendor	Purpose
Stormwater Fund				
504.901-50705	5,454	14-00000314	Stantec Consulting Services	Hagley West Drainage Improvement Project
504.901-50705	19,644	2016-00000507	Stantec Consulting Services	Professional Services
504.901-50705	8,749	2016-00000710	Stantec Consulting Services	To #15 S Litchfield Drainage
504.901-50705	34,171	2017-00000326	Stantec Consulting Services	Contract Services
504.901-50705	21,162	2017-00000362	Stantec Consulting Services	To #17 MLK - Bent Tree Subdivision
504.901-50705	38,083	2017-00000686	Stantec Consulting Services	To #23 Running Water Drainage
504.901-50705	38,950	2018-00000064	Stantec Consulting Services	Commerce Tiller Drive Drainage
504.901-50705	38,505	2018-00000668	Earthworks Group	South First Street Drainage
504.901-50705	8,570	2018-00000669	Earthworks Group	Driftwood Drainage Project
504.901-50705	4,820	2018-00000670	Earthworks Group	Springs Outfall Drainage Project
504.901-50705	4,780	2018-00000671	Earthworks Group	Pond Road Sinkhole Assessment
504.901-50705	31,030	2019-133	Earthworks Group	Mallory Avenue and Upstream Drainage Outfall Improvements
504.901-50705	44,725	2019-157	Stantec Consulting Services	Old Plantation Dr. Drainage Improvement
504.901-50705	38,230	2019-159	Earthworks Group	Wesley Rd. Drainage Imp. And Maint Easement
504.901-50705	482,247	2016-160	Greenwall Construction	Hagley West Project
504.901-50705	10,278	2019-164	Stantec Consulting Services	Garden City Drainage Project
504.901-50705	29,320	2019-228	Earthworks Group	Peedee Land Watershed Drainage Improvements
504.901-50705	11,623	2019-233	Stantec Consulting Services	Deloach Trail Drainage Improvements
504.901-50705	157,050	2019-234	Stantec Consulting Services	Garden City Drainage Project
504.901-50705	25,800	2019-426	Stantec Consulting Services	Garrison Road Drainage Study
504.901-50705	16,050	2019-464	Earthworks Group	CCU and Constitution Park Bullhead Permitting
504.901-50705	5,260	2019-483	Parker Land Surveying	Tiara Lane Topo and Easements
504.901-50705	611,907	2019-519	Ben Cox LLC	Club Circle Drainage Improvements
504.901-50705	3,320	2019-595	Parker Land Surveying	Lee Avenue Drainage Survey
504.901.50706	29,404	2017-00000205	Tyler Technologies	Energov Software Upgrades
Total Stormwater Fund	<u>1,719,132</u>	This rollover appropriation would come from fund balance		

Item Number: 11.a
Meeting Date: 11/12/2019
Item Type: SECOND READING OF ORDINANCES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Legal

ISSUE UNDER CONSIDERATION:

ORDINANCE NO. 19-28 - AN ORDINANCE TO AMEND ORDINANCE No. 2004-43 PERTAINING TO OPERATION OF VEHICLES, TO BE KNOWN AS "THE GEORGETOWN COUNTY IMPROPER OPERATION ORDINANCE"

CURRENT STATUS:

Pending

POINTS TO CONSIDER:

Georgetown County Council adopted Ordinance No 2001-43 entitled, "An Ordinance to Amend #95-17 of the Georgetown County Code of Ordinances pertaining to Careless Operation of Vehicles, on June 22, 2004.

Georgetown County Council has determined it is in the best interest of the County that this ordinance be amended to reflect a title change to the violation listed as "improper violation of a motor vehicle".

OPTIONS:

1. Adopt Ordinance No. 19-28.
2. Decline to adopt Ordinance No. 19-28.

STAFF RECOMMENDATIONS:

Recommendation for the adoption of Ordinance No. 19-28.

NOTE: Ordinance No. 19-28 was introduced by title only, therefore a motion to amend will be required to incorporate proposed text.

ATTACHMENTS:

Description	Type
□ Ordinance No 19-28 Improper Operation	Ordinance

STATE OF SOUTH CAROLINA

)

)

COUNTY OF GEORGETOWN

)

ORDINANCE NO: 19-28

AN ORDINANCE TO AMEND ORDINANCE No. 2004-43 PERTAINING TO OPERATION OF VEHICLES, TO BE KNOWN AS "THE GEORGETOWN COUNTY IMPROPER OPERATION ORDINANCE"

BE IT ORDAINED BY THE GEORGETOWN COUNTY COUNCIL AS FOLLOWS:

WHEREAS, Georgetown County Council adopted Ordinance No 2001-43 entitled AN ORDINANCE TO AMEND #95-17 OF THE GEORGETOWN COUNTY CODE OF ORDINANCES PERTAINING TO CARELESS OPERATION OF VEHICLES on June 22, 2004; and

WHEREAS, Georgetown County Council has determined it is in the best interest of the County that this ordinance be amended to reflect a title change to the violation listed herein; and

NOW, THEREFORE, BE IT ORDAINED AND DECREED BY THE GEORGETOWN COUNTY COUNCIL THAT THE GEORGETOWN COUNTY CODE OF ORDINANCES BE AMENDED AS SUCH:

Section 1.

It shall be unlawful for any person, within Georgetown County, to operate any vehicle without care and caution and full regard for safety of persons and property. Any person failing to do so shall be guilty of improper operation of a motor vehicle and be subject to penalties as outlined within this ordinance.

Section 2.

Improper operation shall be unlawful and any individual found in violation of the provision of this ordinance shall be fined as such.

No person shall:

1. Drive or move a motor vehicle on any public roadway, highway, or street that is either not equipped with properly working lights, brakes, steering and other equipment or equipment is in such condition as to endanger any person or property;
2. Leave a vehicle, with engine running, or without properly removing vehicle keys, unattended on any public street, public property, or private parking lot in which the public is invited to attend;
3. Unnecessarily blow any horn, siren, loudspeakers, or sound signal while in operation of a motor vehicle on any highway, road, or street in Georgetown County, except as a danger warning, or in operation of any authorized emergency vehicle in an actual emergency;
4. Disobey traffic control devices, signs, signals, markings and/or device erected by the city, county, or state for the purpose of regulating traffic flow unless otherwise directed by a law enforcement officer, subject to exceptions granted to the driver of an authorized emergency vehicle;
5. Race the engine of a motor vehicle, in a manner to create loud unnecessary noise, while vehicle is stationary on any public highway, road, or street within the County.

Section 3.

Violation of the ordinance shall be punishable by 30 days in jail or \$500.00 fine, or both. This ordinance shall take effect upon final approval by Georgetown County Council.

DONE, RATIFIED, AND ADOPTED THIS ____ DAY OF _____, 2019.

John Thomas, Chairman
Georgetown County Council

ATTEST:

Theresa E. Floyd, Clerk

This Ordinance No. 19-28 has been reviewed by me and is hereby approved as to form and legality.

Wesley P. Bryant, Georgetown County Attorney

Item Number: 15.a
Meeting Date: 11/12/2019
Item Type: REPORTS TO COUNCIL

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Administrator

ISSUE UNDER CONSIDERATION:

Presentation - Sandy Island School House Restoration

Alli Crandell, Director of The Athenaeum Press and Digital Initiatives
Edwards College of Humanities and Fine Arts, Coastal Carolina University

STAFF RECOMMENDATIONS:

Report is provided as information.

Item Number: 15.b
Meeting Date: 11/12/2019
Item Type: REPORTS TO COUNCIL

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Public Information

ISSUE UNDER CONSIDERATION:

Presentation of Linda Drayton as Employee of the Quarter for the third quarter of 2019.

CURRENT STATUS:

Linda Drayton, a clerk in the Auditor's Office, has been named Georgetown County's Employee of the Quarter for the third quarter of this year. She has been employed with the county for 6 years.

POINTS TO CONSIDER:

Linda Drayton, a clerk in the Georgetown County Auditor's Office for the last six years, has been selected as the County's Employee of the Quarter for the third quarter of this year.

Linda started with the county as a part-time staff member and was promoted to full-time when Brian Shult was elected Auditor and took over that office.

"It was one of the first things I did my first week in office and it was the smartest decision of my term," Shult said. "She has been an exceptional employee."

In her early days as a part-time employee, Linda performed basic clerical duties such as filing, answering standard questions from taxpayers, forwarding emails and taking forms to other offices. As a full-time clerk, her duties became much more complex. The office is responsible for billing for vehicles, watercraft and motors, aircraft, business personal property, residential rentals, manufacturing, utilities and more, in addition to staffing the counter and phones.

"Linda adapted almost effortlessly," Shult said in his nomination letter. "She was a quick study and was assigned to manage the Residential Rental Returns, which involves mailing, sorting and processing approximately 10,000 returns annually. During her stint, the process was adapted and improved, in large measure due to Linda's innovative nature. She always seems to have a better, more efficient way of doing things."

Linda's excellent work saw her promoted again to her current position of Homestead Clerk, which Shult describes as the most demanding clerk role in his office.

"The premise is simple, but the application is not," he said. "It takes knowledge of S.C. tax codes, type and content of deeds, trust provisions, probate issues, and excellent judgement to excel at this position. Linda has restructured the application form and the system of recording information, which has markedly improved the process."

However, it is Linda's interaction with the taxpayers that is her most valued trait, according to Shult. "She's the best I've ever seen with people," he said. "She puts people at ease immediately in every kind of circumstance imaginable."

"I can say with some certainty that not every taxpayer entering the Auditor's Office is pleased to be there. But Linda has an innate ability to reassure and settle the most anxious taxpayer. I see it every day. I have more letters and emails in my file from taxpayers attesting to Linda's professionalism and helpfulness than any other employee. These taxpayers provide the highest and best recommendations for Linda."

FINANCIAL IMPACT:

N/A

OPTIONS:

Report is provided for information only and requires no action of Council.

STAFF RECOMMENDATIONS:

Report is provided for information only and requires no action of Council.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description	Type
□ Nomination Form	Cover Memo



EMPLOYEE OF THE QUARTER NOMINATION FORM

Employee's name: LINDA DRAYTON

Job title: HOMESTEAD CLERK

Department/Division: AUDITOR'S OFFICE

Number of Years Employed With County: 6 YEARS

List all positions held within County:


PART-TIME CLERK
CLERK II
HOMESTEAD CLERK

What does this employee's current job description entail?

- SERVE AS COUNTER CLERK WHEN SCHEDULED BY GREETING & SERVING WALK-IN TAXPAYERS & PHONE-INS.
- SCHEDULE PREPARE ANALYZE & COMPLETE HOMESTEAD EXEMPTION APPLICATIONS & ACCURATELY ENTER INTO BILLING SYSTEM.

On an attached sheet and using specific examples, please explain why this employee should be named Employee of the Quarter. This narrative should be no more than one page in length and may include but is not limited to:

- Goals/objectives the employee has completed, especially in the last quarter;
- Committees served on and/or volunteer service to the county;
- Ways the employee has demonstrated initiative and enthusiasm at work;
- Certifications, licenses, etc.;
- Details about the quality of the employees work, knowledge of the job and department;
- Details about how the employee interacts with others, including customers and co-workers.


Director's Signature

9/30/2019
Date

My first week in office I promoted part-time employee Linda Drayton to a full-time position. I contend it was the smartest decision of my term. She has been an exceptional employee ever since.

Linda began her service in the Auditor's office as a part-timer, which meant she performed basic clerical duties such as filing, answering basic questions over the phone, forwarding emails, running forms to other offices, and the like. Clerks in the Auditor's office have quite a complex set of duties, however. The office is responsible for billing for vehicles, watercraft and motors, aircraft, business personal property, residential rentals, manufacturing, utilities, motor carrier, preparation of Homestead exemptions, and staffing the counter and phones, where questions from taxpayers concerning any of these activities may appear at any time.

After her promotion to full-time, Linda adapted to this environment almost effortlessly. She was a quick study, as they say. In addition to counter duty, Clerks adopt special responsibilities. Linda was assigned to manage the Residential Rental Returns, which involved mailing, sorting and processing approximately 10,000 returns annually. During her stint, the process was adapted and improved, in large measure to Linda's innovative nature. She always seem to have a better, more efficient way of doing things.

During a changeover a few years ago, Linda was promoted to Homestead Clerk. This may be the most demanding role for any clerk. The premise is simple, but the application is not. It takes knowledge of SC tax codes, type and content of deeds, trust provisions, probate issues, and excellent judgement to excel at this position. Linda has restructured the application form and the system of recording information that has markedly improved the process..

It is Linda's interaction with the taxpayer, however, that is her most valued trait. I can say with some certainty that not every taxpayer entering the Auditor's office is pleased to be there. Linda has an innate ability to reassure and settle the most anxious taxpayer. I see it every day. I have more letters and emails in my file from taxpayers attesting to Linda's professionalism and helpfulness than any other employee. These taxpayers provide Linda's highest and best recommendation.

Linda Drayton is a great candidate for Employee of the Quarter. She is exceptional.

Item Number: 15.c
Meeting Date: 11/12/2019
Item Type: REPORTS TO COUNCIL

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Public Information

ISSUE UNDER CONSIDERATION:

Georgetown County has for the second consecutive year received the highest form of recognition available in the area of governmental accounting and financial reporting from the Government Finance Officers Association.

CURRENT STATUS:

This prestigious award is being officially presented before council, and an announcement to the press and the public will immediately follow.

POINTS TO CONSIDER:

Georgetown County's Finance staff has been presented with the international Certificate of Achievement for Excellence in Financial Reporting. The award is presented by the Government Finance Officers Association of the United States and Canada for the county's most recent comprehensive annual financial report.

This attainment "represents a significant accomplishment by a government and its management," association officials said in presenting the award.

The report submitted by the county was judged to meet the high standards of the program, which includes demonstrating a constructive "spirit of full disclosure" to clearly communicate its financial story and motivate potential users and user groups to read the report, according to the association.

This is the second consecutive year the Georgetown County Finance staff has received this award.

The report may be viewed online at www.gtcounty.org/finance/FinancialStatements.html

FINANCIAL IMPACT:

N/A

OPTIONS:

This item is presented for information only.

STAFF RECOMMENDATIONS:

This item is presented for information only.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description

Type

▣ Award Notification

Cover Memo



Government Finance Officers Association
203 North LaSalle Street, Suite 2700
Chicago, Illinois 60601-1210
312.977.9700 fax: 312.977.4806

Handwritten: JH To: Scott SEP 20 2019

September 12, 2019

Sel Hemingway
County Administrator
Georgetown County
PO Box 421270
Georgetown, SC 29442-4200

Dear Mr. Hemingway:

We are pleased to notify you that your comprehensive annual financial report (CAFR) for the fiscal year ended 2018 qualifies for GFOA's Certificate of Achievement for Excellence in Financial Reporting. The Certificate of Achievement is the highest form of recognition in governmental accounting and financial reporting, and its attainment represents a significant accomplishment by a government and its management.

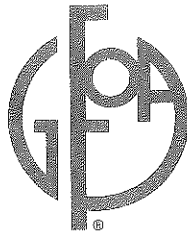
When a Certificate of Achievement is awarded to a government, an Award of Financial Reporting Achievement (AFRA) is also presented to the individual(s) or department designated by the government as primarily responsible for its having earned the Certificate. This award has been sent to the submitter as designated on the application.

We hope that you will arrange for a formal presentation of the Certificate and Award of Financial Reporting Achievement, and that appropriate publicity will be given to this notable achievement. A sample news release is enclosed to assist with this effort.

We hope that your example will encourage other government officials in their efforts to achieve and maintain an appropriate standard of excellence in financial reporting.

Sincerely,

Michele Mark Levine
Director, Technical Services Center



GOVERNMENT FINANCE OFFICERS ASSOCIATION
NEWS RELEASE

FOR IMMEDIATE RELEASE

09/12/2019

For more information contact:

Michele Mark Levine, Director/TSC

Phone: (312) 977-9700

Fax: (312) 977-4806

E-mail: mlevine@gfoa.org

(Chicago, Illinois)--The Certificate of Achievement for Excellence in Financial Reporting has been awarded to **Georgetown County** by Government Finance Officers Association of the United States and Canada (GFOA) for its comprehensive annual financial report (CAFR). The Certificate of Achievement is the highest form of recognition in the area of governmental accounting and financial reporting, and its attainment represents a significant accomplishment by a government and its management.

An Award of Financial Reporting Achievement has been awarded to the individual(s) or department designated by the government as primarily responsible for preparing the award-winning CAFR.

The CAFR has been judged by an impartial panel to meet the high standards of the program, which includes demonstrating a constructive "spirit of full disclosure" to clearly communicate its financial story and motivate potential users and user groups to read the CAFR.

Government Finance Officers Association is a major professional association servicing the needs of over 20,000 appointed and elected local, state, and provincial-level government officials and other finance practitioners. It provides top quality publications, training programs, services, and products designed to enhance the skills and performance of those responsible for government finance policy and management. The association is headquartered in Chicago, Illinois, with offices in Washington, D.C.

Item Number: 15.d
Meeting Date: 11/12/2019
Item Type: REPORTS TO COUNCIL

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Library

ISSUE UNDER CONSIDERATION:

Georgetown County has received a request to utilize county owned property adjacent to the Georgetown County Library facility, located at 405 Cleland Street, for purposes of renovating and expanding the Georgetown Library headquarters.

CURRENT STATUS:

Bequest from Mrs. Jean Flournoy Moody

FINANCIAL IMPACT:

Funding source for cost of improvements and expansion of Georgetown County Library will be proceeds from Ms. Moody's bequest.

OPTIONS:

1. Accept request to utilize county owned property adjacent to the Georgetown County Library, located at 405 Cleland Street.
2. Do not grant request.

STAFF RECOMMENDATIONS:

Grant permission to utilize county owned property adjacent to the Georgetown County Library, located at 405 Cleland Street, for the purpose of expanding the facility.

ATTACHMENTS:

Description	Type
▣ Library Board Decision	Backup Material
▣ ODonnell Law Firm Letter re Estate of Wilma Jean Flournoy Moody	Backup Material



*Georgetown County Library Services
Since 1799*

Mrs. Jean Flournoy Moody Bequest – Acceptance and Usage – As Mandated by the Library Board

The Georgetown County Library Board moves to accept the bequest of the late Mrs. Jean Flournoy Moody, and, in consideration of the donor's wishes, the board so moves for funds already received from this legacy (and any subsequent monies obtained through this endowment) be used solely for the renovation and expansion of the Georgetown County Library headquarters facility located at 405 Cleland Street, and, upon completion of that renovation and expansion, the board moves for some portion of that project to be named for the benefactor, Mrs. Jean Flournoy Moody.

The board also moves to charge the library director to 1) work with the county administrator to engage architect Michael Walker of Tych & Walker Architects, LLP to conduct an evaluation of the existing headquarters facility for the purpose of preparing a conceptual design including an estimation of probable construction costs that would accommodate an expansion and refurbishment of that headquarters facility and 2) to work with Tych & Walker Architects, LLP on the actual renovation and expansion project itself as would be deemed appropriate in accordance with the county's IDIQ contract.

Furthermore, the board approves the placement of these funds into a county-approved account and requests that the library director investigate the possibility of an interest-bearing account that would generate additional revenue.

On September 19, 2019, in a formal session of the Georgetown County Library Board, member Michelle Greene made the motion to approve all of the above directives in their entirety; Jene Klopp seconded that proposition, and it passed unanimously.

Trudy Bazemore, Associate Director, Georgetown County Library, 9-20-2019, recorded for the Board

Law Offices
O'DONNELL LAW FIRM, LLC

A LIMITED LIABILITY COMPANY
(FORMERLY SCHNEIDER & O'DONNELL, P.A.)

601 FRONT STREET • P. O. BOX 662

GEORGETOWN, SOUTH CAROLINA 29442

CECIL W. SCHNEIDER (1916-1977)
ROBERT H. O'DONNELL

TELEPHONE
(843) 546-8691
FAX (843) 527-7529

November 8, 2019

VIA HAND DELIVERY

Wesley Paul Bryant, Esq.
Georgetown County Attorney
716 Prince Street
Georgetown, SC 29440

Re: Estate of Wilma Jean Flournoy Moody
Case No.: 2017-ES-22-00598

Dear Mr. McInvaill:

Following up our recent conversation in which you requested I send written clarification and/or confirmation, that is the purpose of this letter. I represented Jean Moody for quite a few years prior to her death, and did her estate planning work as part of that process. As you know, Ms. Moody was very generous in providing financially for a number of churches, charities, and worthy causes, as she was during her life as well. One of her residual beneficiaries was the Georgetown County Public Library, Cleland Street, Georgetown, South Carolina 29440, to be used for its general purposes. My recollection and my attorney's work product (notes, etc.) are all consistent with the wishes of the Testatrix, Ms. Moody. Her testamentary intent was clearly for the financial provisions in her will to improve and/or expand that particular facility, specifically describing the geographical location, on Cleland Street in the City of Georgetown. I am unaware of any expression of her intent being made contrary to that purpose. I do not know whether she had expressed in advance to that library specifically of the improvements and/or expansion of that particular facility, but she made it clear that these were her wishes, to be carried out after her death.

If I can provide further information or if I can be of assistance, please let me know. With best wishes, I am

Very truly yours,



Robert H. O'Donnell

RHO/bap

cc: Mr. Dwight McInvaill

Item Number: 15.e
Meeting Date: 11/12/2019
Item Type: REPORTS TO COUNCIL

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Legal

ISSUE UNDER CONSIDERATION:

Property Lease Agreement - MAM Forest LLC

CURRENT STATUS:

Pending approval by Georgetown County Council.

POINTS TO CONSIDER:

A recommendation has been made for County Council's approval of a property lease agreement with MAM Forest LLC for property identified within the agreement and commonly referred to as Stewart's Neck Landing/Bluff Landing for a period ending December 31, 2029.

The property has previously been utilized by Georgetown County and the general public for recreational purposes associated with the boat landing and parking. The landlord of the property has subsequently changed hands. Parties to the currently proposed lease agreement are Georgetown County and MAM Forest, LLC (Landlord).

OPTIONS:

1. Approve proposed property lease agreement with MAM Forest LLC for property identified within the agreement and commonly referred to as Bluff Landing.
2. Do not approve property lease.

STAFF RECOMMENDATIONS:

Approve proposed property lease agreement with MAM Forest LLC for property identified as Bluff Landing.

ATTACHMENTS:

Description	Type
▢ MAM Forest LLC Property Lease Agreement	Backup Material

LEASE

THIS LEASE ("Lease") is made and entered into this ____ day of _____, 2019 (the "Effective Date"), by and between **MAM FOREST, LLC**, its successors and assigns ("Landlord") and **COUNTY OF GEORGETOWN** ("Tenant").

1. **Demise of Premises.** For and in consideration of the payment of Ten and No/100 Dollars (\$10.00) in hand paid by Tenant to Landlord, the covenants and agreements contained herein and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Landlord hereby leases to Tenant and Tenant hereby leases from Landlord, upon the following terms and conditions, that certain roadway commonly known as Stewart's Neck Road and/or Bluff Road, and that certain Landing known as Stewart's Neck Landing and/or Bluff Landing, said roadway and landing being located in Georgetown County, South Carolina, said roadway and landing being owned by the Landlord in fee simple, and being shown and identified on Exhibit "A," attached hereto and incorporated herein by reference (collectively, the "Premises").

2. **Lease Term.** The term of this Lease shall commence on the Effective Date (defined above) and shall continue for a period ending on December 31, 2029 (the "Term").

The Term of this Lease shall be automatically extended from year to year (the "Extended Term") unless Tenant or Landlord gives written notice to Landlord or Tenant of its election not to renew. All of the terms and conditions of this Lease shall apply during the Extended Term. Unless otherwise specified in this Lease, references to the "Term" shall be deemed to include the Extended Term.

3. **Rent.** In consideration for this Lease, Tenant shall pay to Landlord the sum of Ten and No/100 (\$10.00) Dollars simultaneously with the execution of this Lease, which payment shall represent all amounts of rent to be paid hereunder.

4. **General Lease Terms and Conditions.** This Lease shall be subject to, and both parties shall be bound by, the following terms and conditions:

- a. The Premises shall be utilized solely for recreational purposes associated with the boat landing and parking, together with access to and egress from said boat landing and parking area, for use by the general public.
- b. Tenant shall not cut or remove any timber or trees from any of the lands of Landlord or make or suffer any waste thereon without express written consent of Landlord, which consent shall not be unreasonably withheld.
- c. Tenant shall not have the right to sublease the Premises or assign this lease.

- d. Tenant shall maintain the leased Premises in good and safe condition and, at the end of the term herein provided, Tenant shall deliver possession of said Premises to Landlord in as good condition, unavoidable casualties excepted, as they now are.
- e. The Premises shall be kept free of litter at all times by the Tenant. Tenant will furnish such receptacles for trash as are necessary for this purpose.
- f. No permanent structures shall be erected or constructed by Tenant within or upon the Premises without the express written consent of Landlord.
- g. Tenant shall comply with all State and Federal laws and regulations now or hereafter in force with respect to Tenant's use of the Premises.
- h. Tenant shall pay all taxes and assessments other than normal land (real property) taxes levied against the Premises.
- i. Landlord shall have the right to enter upon and use the Premises to the extent not inconsistent with Tenant's rights hereunder.
- j. Tenant shall regularly patrol the Premises to ensure the Premises is only utilized for lawful, recreational purposes associated with use of the boat landing and parking area.
- k. Landlord shall have the right at all times to cut and remove, or to cause to be cut and removed, all trees upon the Premises, and Landlord shall have the right at all times to utilize or to cause to be utilized all portions of such trees.
- l. Garbage disposal in connection with the Premises shall be in accordance with and shall meet and be in accordance with all County and State standards and laws.
- m. Tenant will maintain appropriate signage.
- n. Landlord assumes no responsibility for the safety of persons exercising the privilege granted by the Lease. Landlord shall not be liable for any injury or death to such persons or damage to property either while on the Premises or while making use of rights of way to or from the Premises. It is further understood that the Tenant will defend, indemnify (to the extent permitted by South Carolina law), and hold harmless Landlord from and against any claim, loss or damage whatsoever caused by or arising of Tenant's entering into this Lease, unless the same is attributable solely to Landlord's negligence.

5. **Default.** The following events each shall be deemed to be events of default by Tenant under this Lease:

a. Tenant shall at any time fail to make any payment when due of rent or any other charges required herein required to be paid by Tenant.

b. Tenant shall at any time fail to observe or perform any of the other covenants and agreements required to be performed and observed by Tenant hereunder and any such default shall continue for a period of thirty (30) days after written notice to Tenant advising Tenant of such default.

Upon the occurrence of any event of default specified above which remains uncured for any applicable cure period, Landlord shall be entitled to terminate this Lease as its sole and exclusive remedy.

6. **Quiet Enjoyment.** Provided Tenant has performed all of its duties and obligations required under this Lease, Landlord agrees that the general public shall quietly and peaceably hold, possess and enjoy the Premises throughout the Term of this Lease for the purposes of utilizing the boat landing and associated parking, without any unreasonable hindrance or interference by Landlord or its agents and/or employees. In particular and without limitation, Landlord shall be required to keep any gates located upon, across or which could otherwise prevent or impair access to the Premises open at all times so that the public's access to the Premises is not impaired or prevented.

7. **Miscellaneous Provisions.**

a. **Holding Over.** In the event of Tenant's continued occupancy of the Premises after the expiration of the Term of this Lease or any renewal or extension thereof, or any earlier termination provided or permitted by this Lease, with the consent of Landlord, such tenancy shall be from month-to-month and subject to all covenants, provisions, obligations and conditions of this Lease.

b. **Recording.** This Lease shall not be recorded. However, at the request of either party hereto a Memorandum of this Lease shall be executed by both parties and recorded by the party so requesting, with the party so requesting being responsible for recording fees.

c. **Notice.** Any notice or consent required to be given by or on behalf of either party to the other shall be in writing and delivered (i) by registered or certified mail, and regular mail, (ii) by hand delivery or (iii) by air courier or expedited mail service, return receipt requested, addressed to the other party as follows:

If to Tenant:

County Administrator
Georgetown County
PO Drawer 421270
Georgetown SC 29440

If to Landlord:

or at such other address as may be specified from time to time in writing by either party. All such notices hereunder shall be deemed to have been given on the date received if hand delivered, or if not hand delivered, on the date marked on the return receipt unless delivery is refused or cannot be made, in which case the third (3rd) day after the date of postmark shall be deemed the date notice has been given.

d. Successors and Assigns. All covenants, promises, conditions, representations and agreements herein contained shall be binding upon, apply, and inure to the parties hereto and their respective heirs, executors, administrators, successors (including subtenants and successors-in-title), and any permitted assigns. The covenants, promises, conditions, representations and agreements herein contained shall run with the title to the Premises and be binding upon Landlord and any successor-in-interest or successor-in-title to Landlord with respect to the Premises.

e. Partial Invalidity. If any provision of this Lease or the application thereof to any person or circumstance shall to any extent be held invalid, the remainder of this Lease or the application of such provision to persons or circumstances other than those as to which it is held invalid shall be affected thereby, and each provision of this Lease shall be valid and enforceable to the fullest extent permitted by law.

f. Governing Law. This Lease shall be construed under the laws of the State of South Carolina.

g. Supersede. This Lease shall serve to terminate any prior lease(s) between Tenant and Landlord (prior and current) and is intended to serve as the current, prevailing agreement between the parties.

[SIGNATURES ON FOLLOWING PAGE]

IN WITNESS WHEREOF, this Lease has been executed as of the day and year first above written.

TENANT:

COUNTY OF GEORGETOWN

By: _____

Name: _____

Its: County Administrator

LANDLORD:

MAM FOREST, LLC

By: W. W. Lead Rhodes

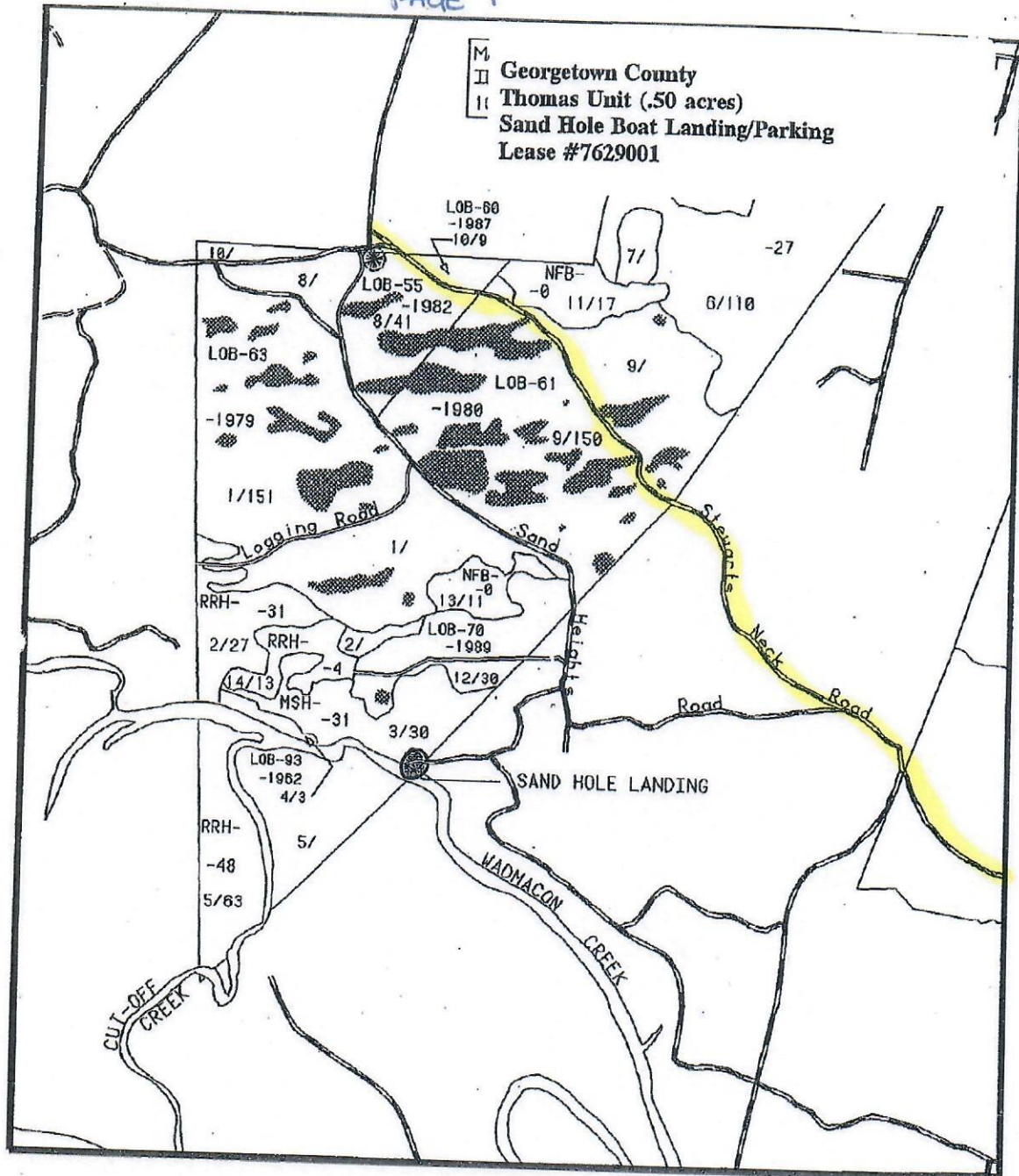
Name: _____

Its: Manager

EXHIBIT A

That certain roadway commonly known as Stewart's Neck Road and/or Bluff Road which roadway is located generally as shown and labeled as "Roadway" on Exhibit "A-1," attached hereto and incorporated herein by reference, and that certain landing known as Stewart's Neck Landing and/or Bluff Landing which is located approximately as shown and labeled as "Landing" on Exhibit A-1 hereto and which is more particularly shown and described on Exhibit "A-2," attached hereto and incorporated herein by reference.

EXHIBIT A-1
PAGE 1

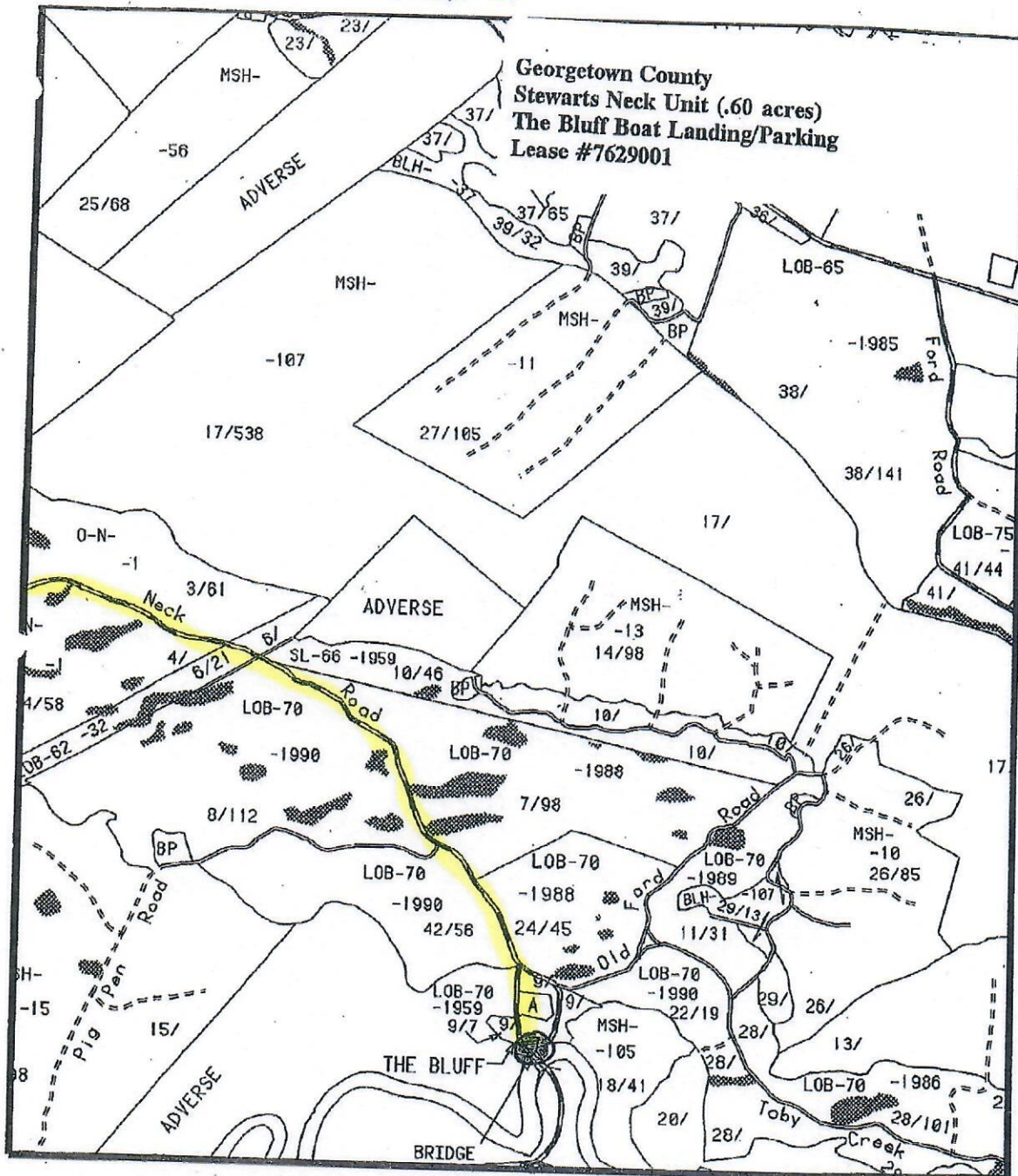


WESTVACO
Southern Woodlands


SECTION: 1
Map Scale 1:15840
0 101520 Chains
0 1/8 1/4 Mile

DATE: 11/1/92
UNIT: THOMAS
COUNTY: Georgetown
DISTRICT: Waccamaw

PAGE 2



NESTVACO
Southern Woodlands

SECTION: 3
Map Scale 1:15840
0 101520 Chains

0 178 1/4 Mile

DATE: 11/1/92
UNIT: STEWARTSNECK
COUNTY: Georgetown
DISTRICT: Waccamaw

10

REFERENCES

2. DEED REFERENCES AS SHOWN HEREON

NOTES

1. THIS PROPERTY APPEARS TO BE LOCATED IN FLOOD ZONE AF-9 AND X 500, AS IS SCALED FROM F.I.R.M. COMMUNITY PANEL 4500005 U.S. E. REVERSED AUGUST 2, 1976.

4. DINNER OF REIGNED STEWART NECK PLANTATION, LLC
P.O. BOX 2590
GEORGETOWN, SC 29442

- BUILDING SETBACKS FROM = 50'
SIDE = 20'
REAR = 30'

6. THIS PROPERTY IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD. NO TITLE SEARCH PERFORMED BY THIS OFFICE.

3. ALL BENEFITS AND ECONOMIES SHOULD BE OPEN TO ALL IN THE NORTH AMERICAN STATE. ANY COMPANY THAT DOES BUSINESS SHOULD BE OPEN TO ALL NATIONAL RESOURCES NOT GOOD RESOURCES.

CUNNINGHAM

LAND SURVEYING, LLC
6004 HIGHMARKET STREET
GEORGETOWN, SC 29440

(643) 340-1681

CUNNINGHAM15@GMAIL.COM
WWW.CUNNINGHAM15.NET

I HEREBY STATE TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM STANDARDS ACT, FOR THE PRACTICE OF LAND SURVEYING IN THE STATE OF CALIFORNIA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS A SURVEY AS SPECIFIED THEREIN.

GREGORY F. CUMMINGS

SCP.LS Ma 17824



DOROTHY MELED RHODES
TMS 01-1004-003-00-00
(HEET BOOK 230 PAGE 1242)

END-USER-ORIENTED LINES

LEADED LANDS OF GEORGETOWN COUNTY
ACREAGE=0.540 Acres

STEWART NECK PLANTATION, LLC
TMS 01-1006-002-G1-00
(RECORD BOOK 1552, PAGE 329)

PROPERTY OF
DOROTHY McLEOD RICHLES
MAY 01 - 1984 603-00-00
(JESSE BOOK 230, PAGE 1242)

LOCALITY MAP

SITE

CRIMINAL RECORDS, CONVICTIONS, AND DETENTION.
THE UNDERSIGNED HEREBY AVER AND DEPOSE THAT I AM
(NAME) THE OWNER(S) OF THE PROPERTY SHOWN AND
(ADDRESS) DESCRIBED HEREON, AND THAT I (WE) HEREBY ADAPT
THE (PLAN OF DEVELOPMENT/PLAT) WITH MY (OUR)
FREE CONSENT AND THAT (WE) DESIRABLE ALL ITEMS AS
SPECIFICALLY SHOWN OR INDICATED ON SAID PLAT.

I hereby certify that the subdivision plot shown here has been found to comply with the Land Development regulations for Georgetown County, South Carolina, with the exception of such variances, if any, as are noted in the minutes of the Planning Commission and that it has been approved for recording in the Office of the Register of Deeds.

Dated: _____

Monthing Signature

Designing Signature

EASEMENT PLAT
SHOWING LEASED LANDS OF
GEORGETOWN COUNTY

KNOWN AS BLUFF LANDING,
BEING A PORTION OF THE LANDS OF
STEWART NECK PLANTATION, LLC
PREPARED AT THE REQUEST OF
THE COUNTY OF GEORGETOWN
LOCATED OFF BLUFF ROAD,
GEORGETOWN COUNTY, SOUTH CAROLINA

DATE: SEPTEMBER 3, 2012

SCALE: 1" = 60'

202-211-1241

Diff. Prod. - revision 2

Item Number: 15.f
Meeting Date: 11/12/2019
Item Type: REPORTS TO COUNCIL

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Administrator

ISSUE UNDER CONSIDERATION:

Recommendation to Execute Property Option

CURRENT STATUS:

POINTS TO CONSIDER:

Staff is recommending that the County execute an option on a tract of property, totaling 119.947 acres (shown as parcel B on attachment), as well as an additional 9.618 acres shown on separate attachment. The purchase of the property is contingent on grant approval.

Having this property included with the larger Pennyroyal tract development:

- minimizes infrastructure costs
- allows the county the ability to create a formal entrance to the property from Woodstock
- provides maximum flexibility with the ultimate design of the rail spur coming into the larger tract.

FINANCIAL IMPACT:

The anticipated source of funding will be from grant proceeds with the purchase of the Pennyroyal site serving as a local match.

Option Terms are as follows:

Term of five months – option good through 3/31/2020

Plus an additional 60 days to close upon execution of the option (close no later than 6/1/2020).

Purchase price - \$13,000/acre

Option Fee is \$25,000 to be applied toward the purchase price.

STAFF RECOMMENDATIONS:

Staff is recommending that the County execute an option on a tract of property, totaling 119.947 acres (shown as parcel B on attachment), as well as an additional 9.618 acres shown on separate attachment. The purchase of the property is contingent on grant approval.

ATTACHMENTS:

Description	Type
□ Property Option	Backup Material

I HAVE EXAMINED THE FLOOD INSURANCE RATE MAP FOR
COUNTY, SOUTH CAROLINA, COMMUNITY PANEL NUMBER
OF AND DATED AUGUST 6, 1988.
I CERTIFY THAT A PORTION OF THIS PROPERTY IS LOCATED IN THE 100 YEAR F
AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

STATIONING
330000 RIVED E

44-38861-1000

VERMEL EVANS &
DAISY EVANS
(T.M.S. 1-43-19)

WILKINSON COUNTY TAX ASSESSOR'S MAP NO.

PORTY SURVEYED FOR RALPH TOWN BY
DATED MAY, 1953, AND RECORDED IN PLAT
RESUMÉ" SURVEYED FOR INTERNATIONAL
WATER DATED OCTOBER 11, 1943, AND

RECORDED IN PLAT SUBE 73, PAGE 3.
DEED SUBMITTED FOR KKK CORPORATION
DEED DATED MAY 14, 1978 AND RECORDED
PAGE 45.
OF PROPERTY DISBURSED FOR BCL, CASH

PROPERTY SURVEYED FOR AGRICULTURE, MARY. ET AL.
SPOONIES SURVEYORS, INC. DATED JUNE 15,
1904 IN PLAT 362, PAGE 108.

TO THE FOLLOWING:

PROPERTY SURVEYED FOR SAMUEL MOVA INC., JR.
 SOCIETIES SURVEYING, INC. DATED AUGUST
 1980 IN PLAT BOOK 18, PAGE 920.

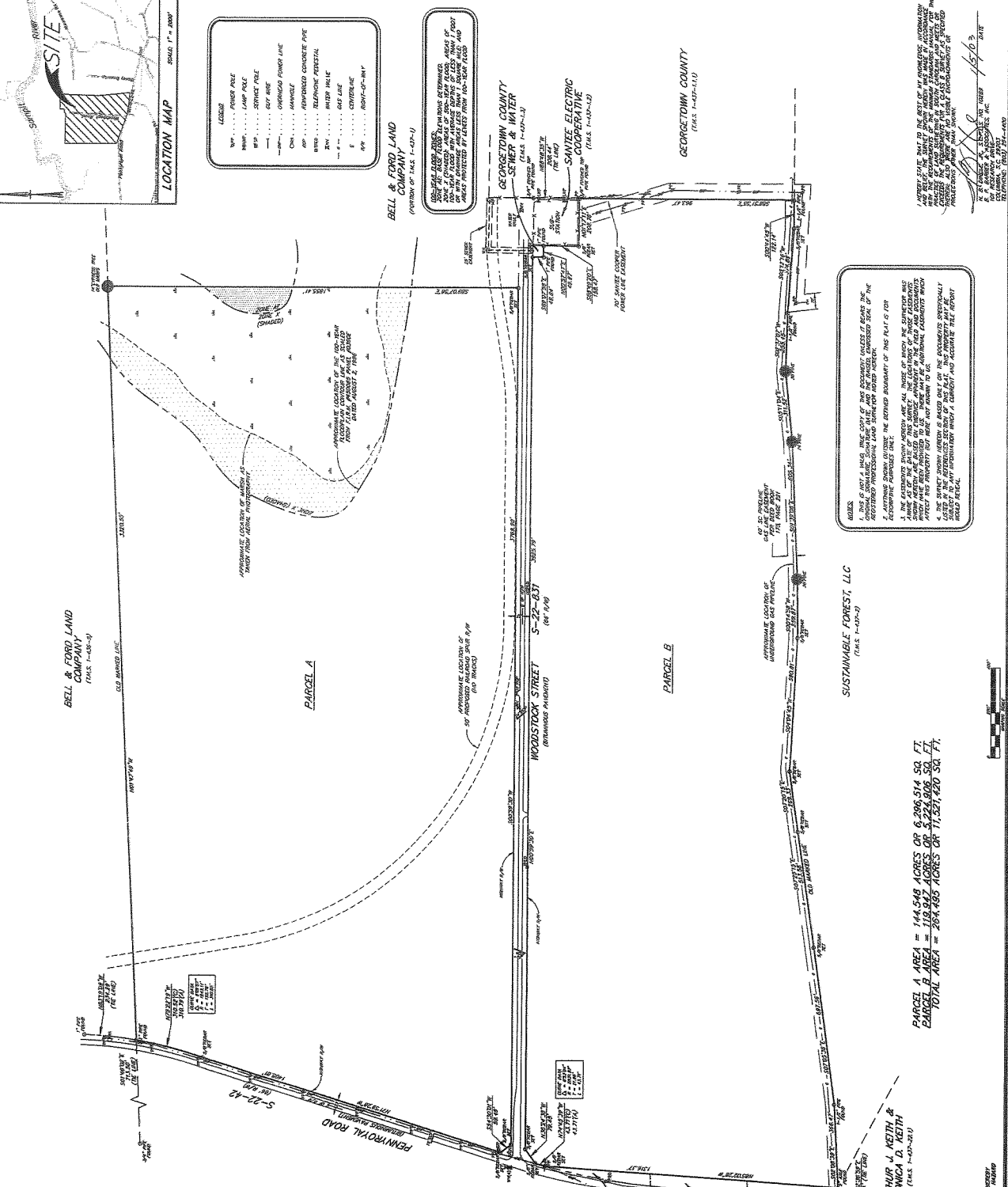
STAINABLE FOREST, LLC

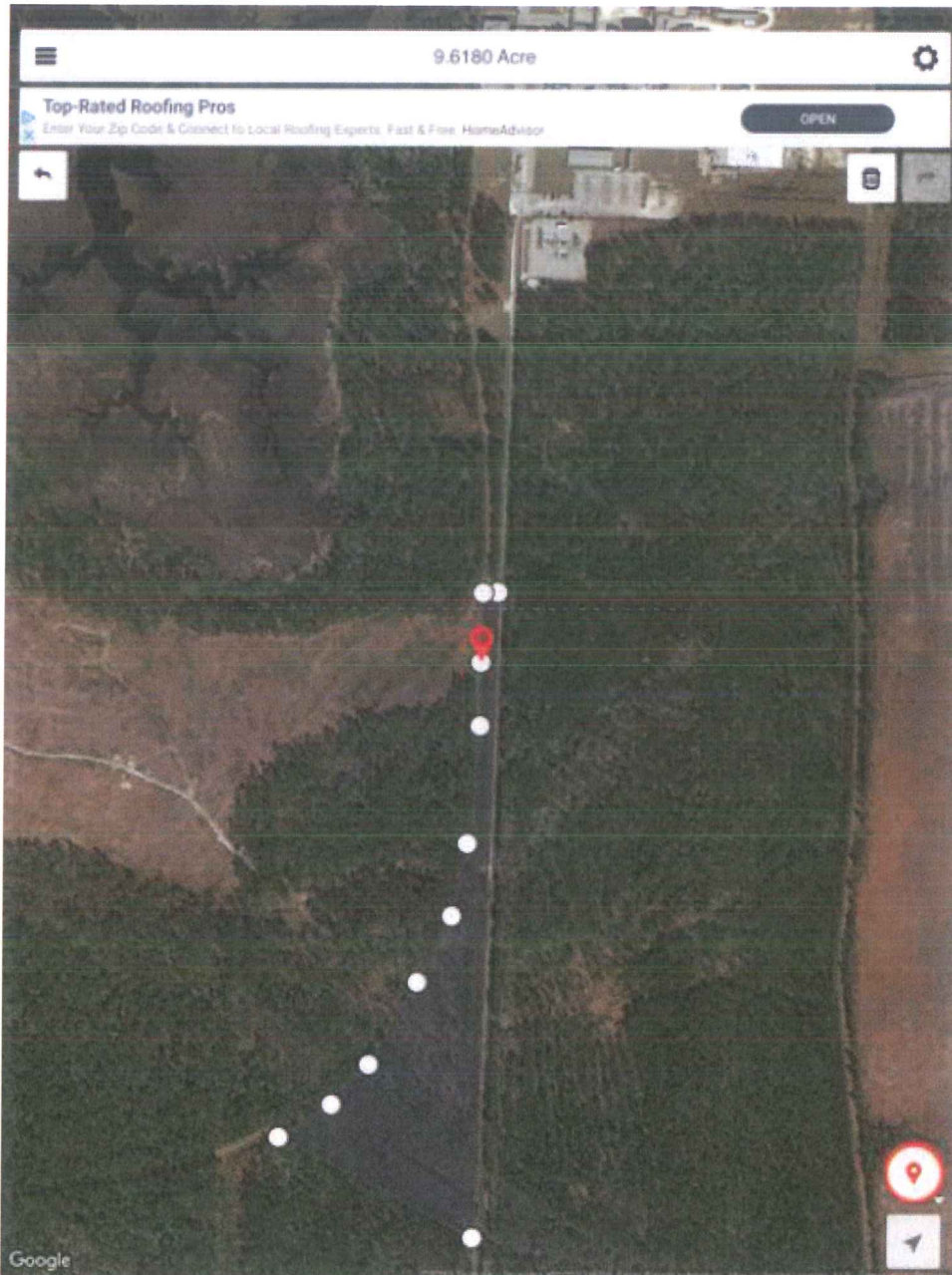
[illegible]

15/03
DATE
K. S. GUNDEL, R. STONE, S. NO. 10289
S. P. BARRETT & ASSOCIATES, INC.
FOR RESEARCH DRIVE
COLUMBIA, S.C. 29201
TELEPHONE: (803) 294-4400

BOUNDARY SURVEY
OF WOODSTOCK
INDUSTRIAL SITE IN
GEORGETOWN COUNTY

DATE	SIGNATURE
	

[illegible]



Item Number: 16.a
Meeting Date: 11/12/2019
Item Type: DEFERRED OR PREVIOUSLY SUSPENDED ISSUES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Planning / Zoning

ISSUE UNDER CONSIDERATION:

Ordinance No. 2017-23 - To amend the Pawleys Plantation Planned Development to add an additional two single family lots to the PD. TMS 04-0418-014-00-00. Case Number AMPD 6-17-18572.

On June 27, 2017 the Pawleys Plantation Property Owners Association applied to change the land use designation for two parcels along Green Wing Teal Lane from open space to single family. A change in land use is considered a major change to a Planned Development based on Section 619.3 of the Zoning Ordinance.

CURRENT STATUS:

The Pawleys Plantation PD is located east of Ocean Highway approximately 557 feet south of Hagley Drive in Pawleys Island. The PD contains a combination of single family units, patio lots and multi-family units along with a golf course and associated amenities.

POINTS TO CONSIDER:

1. The Pawleys Plantation Property Owners Association took ownership of the two parcels labeled as open space 9 and 10 on the attached map in 2010. The parcels were originally part of the golf course property.
2. According to the applicant both parcels were largely shown as wetlands on a 1987 Army Corps of Engineers survey. The POA's environmental consultant has indicated that the wetlands have receded significantly on these two parcels since the 1987 survey and both are now suitable building sites. The Army Corps has not yet confirmed the consultant's assertion.
3. The POA is seeking to sell the parcels in order to relieve the organization from the burden of maintaining both of these areas as well as provide additional income to be used for maintenance elsewhere on the property.
4. Open space #9 contains .25 acres and is approximately 72 feet wide. Open space #10 contains .29 acres is approximately 113 feet wide. Both parcels exceed the average lot size for the street with the exception of the large half-acre parcel located at the end of the cul de sac which was a combination of two original lots. Existing parcels on this street are considered patio lots and are designated as Tract D. Setbacks are 20' for the front, 7' and 3' for the side if a one-story home and 12' and 8' for the side if a two-story home and 20' in the rear.
5. The parcels back up to a large pond. The County's GIS infrared imagery shows significant uplands for both parcels. The attached wetland delineation from the applicant's consultant shows .004 of an acre of wetlands out of a total of .25 acres for Open Space #9 and .1 acre of wetlands out of a total of .29 acres for Open Space #10. Some fill will likely be required for Open Space #10.
6. The reduction in the amount of open space for the PD is minimal based on the large amount of open space provided for the PD as a whole. According to their engineer, the PD contains 62 acres of open space including the golf course. The POA currently owns 22.4 acres of open space.
7. Overall density for the PD will not be exceeded. At least one large tract originally shown as multi-family is being developed as single family and according to the POA, twelve different parcels have been combined also resulting in a density reduction.
8. The new owners for the parcels would be required to submit a tree removal plan to the Zoning Administrator prior to receiving a building permit.
9. According to the applicant, the POA met on August 28th and received the necessary approval from 80% of the members to remove these properties from the "common property" designation so that they can be sold by the POA.
10. The applicant met with several of those residents with drainage concerns. The existing swales on these parcels are currently functioning. The POA will either relocate the existing swales or install catch basins and pipes to handle the drainage.
11. Staff recommended approval of the request conditional on the following:
 - a. Approval from the Corps of Engineers for the attached wetlands delineation and any proposed fill.
 - b. Both new parcels will adhere to the PD requirements and setbacks for patio lots.
12. The Planning Commission held public hearings on this request on both August 17th and September 21st. After

12. The Planning Commission held public hearings on this request on both August 17th and September 21st. After receiving several comments from the neighbors regarding drainage, the Commission deferred action at the August meeting. Four property owners from this area spoke against the proposal with concerns about existing drainage problems, adding more run-off to the system and the promise of open space in these areas. One property owner spoke stating that the POA representative had addressed his concerns from the previous meeting. The POA representative responded by stating that the lots were not initially left for open space, but due to the wetlands which have now receded, the drainage situation will not be changed by virtue of this request and that the POA is attempting to work with the golf course on the issues with the existing ditch in this area.
13. The Commission voted 7 to 0 to recommend denial for this request.
14. Ordinance No. 2017-23 has been amended subsequent to previous report. Should Council choose to approve Ordinance No. 2017-23 with revised text, a *motion to amend* will be required.

FINANCIAL IMPACT:

Not applicable

OPTIONS:

1. Deny request as recommended by PC.
2. Approve request
3. Defer for further information
4. Remand to PC for further study

STAFF RECOMMENDATIONS:

Deferred pending internal review by County Attorney.

ATTORNEY REVIEW:

Yes

Item Number: 16.b
Meeting Date: 11/12/2019
Item Type: DEFERRED OR PREVIOUSLY SUSPENDED ISSUES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Administrator

ISSUE UNDER CONSIDERATION:

Ordinance No. 19-21 - An Ordinance to authorize the expenditure of surplus Capital Project Sales Tax funds authorized under the Capital Project Sales Tax Act (S.C. Code Ann. Section 4-10-340, et seq.) previously collected pursuant to a majority vote on a referendum ordered by Georgetown County Ordinance 2014-28 held on November 4, 2014; further to designate the projects for which the surplus proceeds may be used; and to provide for other matters relating thereto.

CURRENT STATUS:

Pending.

POINTS TO CONSIDER:

The South Carolina General Assembly has enacted the Capital Project Sales Tax Act, S.C. Code Ann. Section 4-10-300 et seq., pursuant to which the governing body may impose a one percent sales and use tax by ordinance, subject to a referendum, within the County area for a specific purpose or purposes and for a limited time to collect money for such purposes.

Georgetown County Council enacted Ordinance 2014-28 establishing a list of capital projects and calling for a referendum, and a referendum was held November 4, 2014 whereby the citizens of Georgetown County approved the imposition of a one cent sales tax during a four (4) year term for the funding of certain capital projects.

Upon the end of the 4 year term, Georgetown County Council considered the capital projects on the 2014 referendum and determined the Winyah Bay dredging project cannot be undertaken due to a number of essential and regulatory outside governmental agencies withdrawing funding and redesignating the project's priority to an indefinite timeframe resulting, along with more tax collected than initially projected, a surplus of tax proceeds.

Georgetown County Council, under code section 4-10-340, is authorized to allocate surplus funding for the purposes set forth in Section 4-10-330(A)(1) following an ordinance specifying the authorized purposes for which the funds will be used.

OPTIONS:

1. Adopt Ordinance No. 19-21 to authorize the expenditure of surplus Capital Project Sales Tax funds previously collected.
2. Do not adopt Ordinance No. 19-21.

STAFF RECOMMENDATIONS:

County Council took action to table Ordinance No. 19-21 during its meeting of October 22, 2019.

ATTACHMENTS:

Description	Type
<input type="checkbox"/> Ordinance No. 19-21 - CPST Surplus	Ordinance

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

ORDINANCE NO. 19-21

An ordinance to authorize the expenditure of surplus Capital Project Sales Tax funds authorized under the Capital Project Sales Tax Act (S.C. Code Ann. Section 4-10-340, et seq.) previously collected pursuant to a majority vote on a referendum ordered by Georgetown County Ordinance 2014-28 held on November 4, 2014; further to designate the projects for which the surplus proceeds may be used; and to provide for other matters relating thereto.

WHEREAS:

1. The South Carolina General Assembly has enacted the Capital Project Sales Tax Act, S.C. Code Ann. Section 4-10-300 et seq., pursuant to which the governing body may impose a one percent sales and use tax by ordinance, subject to a referendum, within the County area for a specific purpose or purposes and for a limited time to collect money for such purposes; and
2. The Georgetown County Council, as the governing body of Georgetown County, South Carolina, enacted Ordinance 2014-28 establishing a list of capital projects and calling for a referendum; and
3. A referendum was held November 4, 2014 whereby the citizens of Georgetown County approved the imposition of a one cent sales tax during a four (4) year term for the funding of certain capital projects; and
4. Upon the end of the 4 year term, Georgetown County Council considered the capital projects on the 2014 referendum and has determined the Winyah Bay dredging project cannot be undertaken due to unforeseen, escalated costs as confirmed by the U.S. Army Corp of Engineers, resulting, along with more tax collected than initially projected, a surplus of tax proceeds; and
5. Georgetown County Council, under code section 4-10-340, is authorized to allocate surplus funding for the purposes set forth in Section 4-10-330(A)(1) following an ordinance specifying the authorized purposes for which the funds will be used; and
6. Georgetown County Council, after careful consideration of potential capital projects, has determined the list of projects below comports with Section 4-10-330(A)(1) and intends to use capital project sales tax surplus monies resulting from the 2014 referendum to fund these projects, including, if applicable, the purchase, design, engineering and construction, preparation or improvement of the projects established in this Ordinance including, if applicable, payment of such sums as may be required in connection with the issuance of bonds, the proceeds of which are applied to such capital projects.

NOW THEREFORE BE IT ENACTED BY THE GEORGETOWN COUNTY COUNCIL THAT:

1. The Winyah Bay dredging project listed in Ordinance 2014-28 cannot be undertaken due to unforeseen, escalated costs as confirmed by the U.S. Army Corp of Engineers.

2. A portion of the surplus funding resulting from the capital project sales and use tax, as authorized by the Capital Project Sales Tax Act, S.C. Code Ann. Section 4-20-300 et seq., Georgetown County Ordinance 2014-28, and by 2014 referendum, is designated to fund the following projects:

1. Horry Georgetown Technical College – Advanced Manufacturing Center	\$ 1.5 M
2. Pennyroyal Road Industrial Site	\$ 3.75 M
	<hr/>
	\$ 5.25 M

3. This Ordinance shall take effect immediately upon adoption.

4. All provisions in other County Ordinances in conflict with this Ordinance are hereby repealed.

5. If any provision of this Ordinance or the application thereof to any person or circumstances is held invalid, the invalidity does not affect other provisions or applications of the Ordinance which can be given effect without the invalid provision or application and to this end, the provisions of this Ordinance are severable.

This Ordinance shall become effective on _____.

Adopted at the regular meeting of Georgetown County Council on _____.

ATTEST:

SIGNED:

Theresa E. Floyd, Clerk to Council

John Thomas, Chairman

REVIEWED BY: _____
Wesley P. Bryant, County Attorney

First Reading:

Second Reading:

Third Reading:

Public Hearing:

Item Number: 16.c
Meeting Date: 11/12/2019
Item Type: DEFERRED OR PREVIOUSLY SUSPENDED ISSUES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Administrator

ISSUE UNDER CONSIDERATION:

ORDINANCE No. 19-25 - AN ORDINANCE SETTING THE BASE SALARIES FOR ELECTED OFFICIALS OF GEORGETOWN COUNTY, AND FURTHER REPEALING AND REPLACING ORDINANCE NO. 2005-45

CURRENT STATUS:

Georgetown County adopted an ordinance to establish base salaries for elected officials in 2005.

POINTS TO CONSIDER:

In 2005, Georgetown County Council enacted Ordinance No. 2005-45 establishing the base salaries of newly elected South Carolina constitutional officials in Georgetown County.

Council recognizes that 14 years have passed since it last updated base salaries. Council desires to update the base salaries listed herein to account for previous cost of living increases, evolved responsibilities, and to establish the salaries as analogous to those employees serving in positions that are not elected who share comparable responsibilities and duties.

The adoption of Ordinance No. 19-25 by Georgetown County Council will serve to repeal and replace Ordinance No. 2005-45 in setting the base salaries of the constitutional elected officials in Georgetown County.

OPTIONS:

1. Adopt Ordinance No. 19-25 as proposed.
2. Decline the adoption of Ordinance No. 19-25.
3. Defer action on Ordinance No. 19-25.

STAFF RECOMMENDATIONS:

Recommendation for deferral of Ordinance No. 19-25.

ATTACHMENTS:

Description	Type
▯ Ordinance No. 19-25 To Establish the Base Salary for Elected Officials	Ordinance

STATE OF SOUTH CAROLINA

)

)

COUNTY OF GEORGETOWN

)

ORDINANCE NO: 19-25

**AN ORDINANCE SETTING THE BASE SALARIES FOR ELECTED OFFICIALS OF GEORGETOWN COUNTY,
AND FURTHER REPEALING AND REPLACING ORDINANCE NO: 2005-45**

WHEREAS, in 2005, Georgetown County Council enacted Ordinance 2005-45 thereby establishing the base salaries of newly elected South Carolina constitutional officials in Georgetown County; and

WHEREAS, Council recognizes that 14 years have passed since it last updated base salaries; and

WHEREAS, Council desires to update the base salaries listed herein to account for previous cost of living increases, evolved responsibilities, and to establish the salaries as analogous to those unelected employees who share comparable responsibilities and duties.

NOW, THEREFORE, it is ordained by the Georgetown County Council that Ordinance 2005-45 is hereby repealed and replaced with the following Ordinance, setting the base salaries of the constitutional elected officials as follows:

County Council Chairman:	\$19,433
County Council Member (6)	\$15,947
Auditor	\$52,715
Treasurer	\$55,657
Coroner	\$53,733
Clerk of Court	\$101,967
Sheriff	\$109,155

1. This ordinance does not reflect an increase in the current salary for County Council Chairman and members of County Council.
2. Base salaries of the Probate Court Judge, newly appointed Magistrates, and/or a newly appointed Master-In-Equity continue to be set by the State of South Carolina.
3. These base salaries listed herein are subject to the continuous accrual of annual cost of living increases, if any.
4. Should any word or phrase be declared invalid by a court the remaining provisions of this Ordinance shall remain in full force and effect.
5. Any other ordinance found inconsistent with this Ordinance shall be superseded to the extent necessary to give this Ordinance full force and effect.
6. The salaries set forth in this Ordinance, other than County Council members as stated above, shall be effective beginning January 1, 2020.

ADOPTED AT A PUBLISHED MEETING OF GEORGETOWN COUNTY COUNCIL THIS ____ DAY OF _____, 2019.

John Thomas, Chairman

ATTEST:

Theresa E. Floyd, Clerk to Council

This Ordinance has been reviewed and hereby approved as to form and legality.

Wesley P. Bryant
Georgetown County Attorney

First Reading: _____
Second Reading: _____
Third Reading: _____

Item Number: 16.d
Meeting Date: 11/12/2019
Item Type: DEFERRED OR PREVIOUSLY SUSPENDED ISSUES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Planning / Zoning

ISSUE UNDER CONSIDERATION:

Ordinance No. 19-26 - An Amendment to Article XIII, Section 1304, Exceptions To Article XIII, of the Zoning Ordinance. This section outlines tree removal activities that are exempt from tree protection.

CURRENT STATUS:

1. Currently, public utilities are exempt from the tree regulations.
2. Section 1304.5, Rights-of-way, Easements, and Public Utilities. states that; public road rights-of-way except those relating to subdivisions referred to in Section 1301.7, easements for utilities and drainage, wells, lift stations and water storage tanks shall be exempt from this ordinance.

POINTS TO CONSIDER:

1. The County has become aware of situations recently that involve the removal of trees in road rights-of-way. It is possible that alternatives exist in situations that could result in saving some or all affected trees.
2. A proposed ordinance amendment regarding private utility work in road rights-of-way is attached. Essentially, this proposal would result in private utility work in rights-of-way not being exempt from the tree ordinance.
3. The Planning Commission will need to review the ordinance and make a recommendation to County Council.

FINANCIAL IMPACT:

na

OPTIONS:

1. Approve first reading of the amendment and send it to the Planning Commission for their review.
2. Reject the ordinance and do not amend the Tree Regulations.
3. Defer the matter.

STAFF RECOMMENDATIONS:

Recommendation for deferral of action by County Council on November 12th pending review of Ordinance No. 19-26 by the Georgetown County Planning Commission.

NOTE: On Oct. 22, County Council voted unanimously to invoke pending ordinance doctrine in regards to Ordinance No. 19-26.

ATTORNEY REVIEW:

Yes

ATTACHMENTS:

Description	Type
<input type="checkbox"/> Ordinance No. 19-26 Amendment to Tree Ordinance	Ordinance

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

ORDINANCE NO: 19-26

AN ORDINANCE TO AMEND ARTICLE XIII, TREE REGULATIONS, SECTION 1304.3 UTILITIES AND SECTION 1304.5 RIGHTS-OF-WAY, EASEMENTS AND PUBLIC UTILITIES, OF THE ZONING ORDINANCE OF GEORGETOWN COUNTY, SOUTH CAROLINA

NOW THEREFORE BE IT ORDAINED BY THE COUNTY COUNCIL MEMBERS OF GEORGETOWN COUNTY, SOUTH CAROLINA, IN COUNTY COUNCIL ASSEMBLED THAT ARTICLE XIII, TREE REGULATIONS, SECTION 1304.3, UTILITIES, OF THE ZONING ORDINANCE BE AMENDED TO READ AS FOLLOWS.

1304.3 Utilities. The ability of public utilities and electric suppliers to maintain safe clearances around existing utility lines shall not be affected by this ordinance. Tree cutting not associated with the safety or proper operation of the utility falls under the provision of this ordinance. Trees may be removed from existing ditches or storm water infrastructure if they are impeding adequate operation of the system. Trees located along drainage swales may not be removed unless an engineer provides clear evidence that the storm water system is measurably impacted by the tree. If the subject tree and swale are located in a County easement or are a part of a County approved storm water system, this determination shall be made by the County Public Works Director who shall consult the Planning Director.

This section exempting public utilities from the provisions regarding removal of trees shall not include private parties installing utilities in public rights-of-way or easements. Such private installations of utilities shall comply with this ordinance.

BE IT FURTHER ORDAINED BY THE COUNTY COUNCIL MEMBERS OF GEORGETOWN COUNTY, SOUTH CAROLINA, IN COUNTY COUNCIL ASSEMBLED THAT ARTICLE XIII, TREE REGULATIONS, SECTION 1304.5, RIGHTS-OF-WAY, EASEMENTS, AND PUBLIC UTILITIES, OF THE ZONING ORDINANCE BE AMENDED TO READ AS FOLLOWS.

1304.5 Rights-of-way, easements and public utilities. Public road rights-of-way except those relating to subdivisions referred to in Section 1301.7, easements for utilities and drainage, wells, lift stations and water storage tanks shall be exempt from this ordinance. **However, the installation by a private party of utilities in a right-of-way or easement as stated in section 1304.3 of this ordinance is not exempt from this ordinance.**

DONE, RATIFIED AND ADOPTED THIS _____ DAY OF _____, 2019.

_____(SEAL)
John W. Thomas
Chairman, Georgetown County Council

ATTEST:

Theresa E. Floyd
Clerk to Council

This Ordinance, No. 19-26 has been reviewed by me and is hereby approved as to form and legality.

Wesley P. Bryant
Georgetown County Attorney

First Reading: _____

Second Reading: _____

Third Reading: _____

Item Number: 16.e
Meeting Date: 11/12/2019
Item Type: DEFERRED OR PREVIOUSLY SUSPENDED ISSUES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Planning / Zoning

ISSUE UNDER CONSIDERATION:

Ordinance No. 19-29 - To amend Tracts 2 and 4 of the Litchfield Racquet Club Planned Development to allow for 19 single family residential parcels and the redevelopment of the existing clubhouse as commercial use.

A request from Dan Stacy as agent for Founders National Golf, LLC, to amend the Litchfield Racquet Club Planned Development to allow for single family residential and the redevelopment of the existing clubhouse as a commercial use. The Litchfield Racquet Club is located on Hawthorn Drive approximately 567 feet south of Country Club Drive in Litchfield. TMS 04-0186-065-01-00. Case Number AMPD 9-19-23667.

CURRENT STATUS:

Phase 1 (Tracts 2 and 4) of Wimbledon Village, part of the Litchfield Racquet Club Planned Development is currently underway. The plan includes the construction of 14 duplexes.

POINTS TO CONSIDER:

1. The Litchfield Racquet club is a Planned Development established in early 1987 and located on the east side of Hawthorn Drive in Litchfield Country Club just south of Country Club Drive. The proposed development plan originally contained 25 two-bedroom cottage units, 23 tennis courts, a pro shop and associated parking. Future courts were also indicated on the plans.

An amendment was made in May of that year reducing the cottages by one unit, redesigning the parking, altering the street pattern and adding a lift station for sewer service. In 1991, the PD was amended to split Phase 2 and allow for 9 total units.

In July of 1997, 5.19 acres of the development were removed from this PD and redeveloped into the Healthpoint Planned Development. Eleven cottages and the indoor facilities were removed from the Racquet club at this time. The revised plan for the PD included a total of 11.59 acres with 17 tennis courts, a clubhouse with associated parking and 20 duplex units. Three of the cottages were constructed along with outdoor courts, a pro shop and associated parking.

In 2005, an application was presented and approved to further amend the PD to allow for 14 units with a net density of 6.7 units per acre. The plans called for setbacks of 20' front, side 7', rear 15' and a building separation of 14'. Wimbledon Court was proposed to be extended to adjoin Hawthorn Drive southwest of the Racquet Club Court intersection. (Ordinance 2005-54).

2. Phase 1 (Tracts 2 and 4) of what is now referred to as Wimbledon Village contains the previously approved 14 units. The applicant has no plans for Tract 3 at this time.

3. The applicant is proposing the redevelopment of the existing 17 tennis courts into single family lots along with the use of the clubhouse for limited commercial development. This qualifies for a major change to the Planned Development based on both the increase in the number of residential units and the change in land use from recreation/amenity to single family residential/commercial.

4. The proposed plan for Phase 2 (existing Tract 1) shows 19 single family lots all fronting on a 40' private right of way. Each lot contains a minimum of 10,000 square feet. The largest lot is 10,200 square feet. The side yard setbacks for Tract 1 will increase from 7 feet to 10 feet. All other setbacks/building heights will match the existing requirements.

5. The plan shows the existing clubhouse facility as a proposed commercial use. PD's are required to contain mixed uses. Proposed uses for the commercial portion include retail stores, barber and beauty shops, professional offices, bicycle repair and sales shops, photographic studios, community clinics and the combination of any residential unit with any use permitted herein.

any use permitted herein.

6. Residential uses will contain two parking spaces per unit either as surface or garage parking. The existing parking lot for the commercial building contains 43 spaces which exceeds the 13 spaces required for the most intensive proposed use for the building (retail).

7. The proposed new right of way is an extension of the existing Racquet Club Drive. The paved portion of the right of way will be 24 feet. Georgetown County Water and Sewer District indicated that the required separations for water and sewer can be accommodated within the proposed right of way. The proposed street will need to be privately owned and maintained. An encroachment permit will be required from SCDOT for the new entrance onto Hawthorn Drive. The property may also be accessed via the existing Racquet Club Drive.

8. The project (Tract 1 only) has a proposed net density of 3.3 units per acre. This is calculated using the total residential acreage of tract 1 and subtracting land for roads, wetlands and ponds which is the normal method for calculating net density in the County. 3.3 units per acre is considered medium density based on the Comprehensive Plan (Medium density is defined as between 2.1 and 5 units per acre.) The proposed lot size minimum is compatible with the adjacent R-10 zoning for Litchfield Country Club to the west, although the closest lots from the neighborhood range in size from 15,000 square feet to 20,000 square feet. The Bridges at Litchfield/Summergate Planned Development is located to the south with a high density designation of 6.17 units per acre. Adjacent lots in this development range from 6,000 square feet to 13,000 square feet with the majority less than 7,000 square feet.

The entire Litchfield Racquet Club PD contains a total of 11.36 acres and four separate tracts. Tract 1 is the proposed 19 single family lots. Tract 2 will contain 10 duplex units. Tract 3 is vacant. Tract 4 will contain 4 units. The PD also contains three existing single family homes. These homes were originally constructed as duplexes. The gross density for the entire site is 3.43 units per acre when the existing units are included as duplexes (39 total units/11.36 acres). The net density for the PD (after removing acreage for rights of way, wetlands, ponds and the commercial area) is 4.81 units per acre (39 total units/8.11 acres). 4.81 units per acre is considered medium density according to the Comprehensive Plan.

9. The conceptual plan shows a stormwater pond to be located on the southwest portion of the parcel. According to the applicant, the pond will outfall into existing drainage along the southeastern side of Hawthorn Drive. The applicant states that the topography of the site necessitates this particular location for the pond.

Information has been presented regarding recent flooding on the site. As required by Georgetown County Stormwater and DHEC, the stormwater system will be designed to limit the post development peak discharge to the existing levels for 2, 10 and 25 year storms. The engineer states that the pond will be designed to handle runoff from a 100 year storm. He also indicates that a large portion of the existing runoff going to the 0.25 acre wetland at the south end of the tract with no outlet will now be redirected to the new pond.

10. The tract contains a number of protected trees. Approximately 24 protected trees will need to be removed for the installation of the pond as shown on the conceptual plan. The largest protected tree to be removed for the pond is an 18" oak tree.

This tract contains 15 oak trees over 20" DBH. Based on the current site layout, it appears that two of those trees will need to be removed as they are located in the building pads for Lots 5 and 6.

There is one grand tree (over 30" DBH) on this tract - a 38" live oak which is proposed to be retained.

11. A variable buffer (between 15' and 35') is proposed between the stormwater pond and the adjacent Bridges at Litchfield development. This area also contains a proposed 4' wide natural surface walking trail that connects back into the private right of way.

A 10' landscape easement/buffer is also proposed along Hawthorn Drive from Lot 1 to the commercial area entrance.

Lots 8 and 9 also contain a 30' wetland buffer adjacent to the .25 acre wetland in the southern corner of Tract 1. The wetlands will not be disturbed. Lots 1 and 2 show a 15' buffer to the existing single family home to the west.

12. In addition to the walkway around the pond perimeter, an 8' wide concrete pedestrian and golf cart access is shown connecting this development to the adjacent Healthpoint Development. The access is currently used as an "unofficial"

driveway to the Healthpoint property and crosses a Santee Cooper right of way.

13. The Utilities Coordinating Committee met regarding this project on October 1, 2019. The following issues were discussed:

- a. The new water and sewer lines will be public. GCWSD indicated that the proposed right of way will accommodate the needed separation requirements.
- b. A new fire hydrant will be needed in the middle of the tract to meet distance requirements.

14. According to Appendix A of the Land Development Regulations, single family homes generate 10 traffic trips per day. General retail (the most intensive proposed commercial use) generates 41 trips per 1,000 square feet of building area.

Use	Measurement	ADT's
Single family homes	19 units X 10 trips	190
Retail	2500 SF X 41 trips	103
Total		293

The proposed number of trips per day does not exceed the 500 ADT/day minimum to necessitate a traffic study. Including the additional 84 trips per day (14 units X 6) for the existing Phase 1 that is currently being developed the new total of **377** is also under the 500 ADT/day minimum.

The site previously contained 17 tennis courts. In order to determine previous traffic trips for the site, Land Use Code 490 of the ITE provides for 31 trips per day per court. This comes to 527 trips per day for the previous use. This number seems high, likely because the land use code does not differentiate between private and public courts. The Land Use code 491 for Racquet Club is even higher at 38 trips per court. Even if the number of estimated trips is reduced for the previous use by half to account for reduced use and 9 tennis courts are used based on code 490, the result is a previous count of 279 trips per day resulting in a net increase of 84 new trips per day over a 24 hour period for proposed new construction for Tracts 1, 2 and 4.

15. The Future Land Use map of the Comprehensive Plan designates the area for Phase 2 (Tract 1) as public/semi-public. The adjacent Healthpoint facility is also designated as public/semi-public. The existing Phase 1 section of the PD (Tracts 2 and 4, currently under construction) is designated as medium density residential which is the same as the designations for surrounding neighborhoods for both Litchfield Country club and Bridges at Litchfield. The Future Land Use map will need to be amended to facilitate this request.

The public/semi-public designation is defined in the Comprehensive Plan as "non-profit, religious or public use, such as a church, library, public or private school, hospital, or a government owned or operated building, structure or land used for public purpose. Any activities that provide for the social, cultural, educational, health or physical betterment of the community." Generally other public/semi-public designated areas are owned by governmental entities, utilities or nonprofit organizations and not held by private landowners.

16. The Comprehensive Plan addresses increases in density in the Waccamaw Neck specifically. One goal from the South Waccamaw Neck section (south of Brookgreen) is to "Protect low and medium density residential neighborhoods from commercial/high density encroachment." Further, the plan states that "Density increases in new development should only be allowed if open space is provided by use of planning tools....Open space should be clearly defined to be useable open space."

The proposed lots are generally sized to be compatible with neighboring zoning districts and adjacent lots. High density is no longer proposed for this tract. The proposal for Tract 1 is for medium density and the result is an overall PD with medium density.

Commercial uses should be strictly limited to be compatible with surrounding residential uses. The lack of highway frontage should assist with this.

Tract 1, as proposed, contains 1.36 acres of upland open space and two walking trails. Amenities should be provided to ensure "useable" open space for the green areas as required in the Comprehensive Plan.

17. Staff recommended approval for the proposed PD amendment based on the compatibility with neighboring

properties and the inclusion of protected green space, walking trails and wetland buffers with the following conditions:

- a. Delete the words "retail stores" and "community clinics" from the proposed commercial uses.
- b. Since Racquet Club Drive is being extended, a new street name will be required for the drive in front of Tract 4.
- c. The buffer with Bridges at Litchfield to remain undisturbed except for what clearing is needed to install walking path as shown.
- d. The buffer along Hawthorn and behind Lots 1 and 2 to be a Level 2. Lots 1 and 2 to contain language in deed restrictions protecting the buffer areas.
- e. Proposed 10' landscape easement/buffer along Hawthorn to be extended to the existing intersection with Racquet Club Drive to provide improved screening. Buffer to be constructed to a Level 2.
- f. A minimum of one protected 3" caliper shade tree to be added to each lot in the front yard in order to provide shade and improve aesthetics. Required trees to be included in deed restrictions. Building pads for Lots 5 and 6 should be adjusted to retain the two over 20" live oaks shown on these parcels.
- g. An amenity should be provided for the green space shown adjacent to the commercial area.
- h. Any redevelopment of the clubhouse building beyond 50% of its value should comply with the Architectural Overlay Zone requirements.
- i. A change to the FLU map to show this area as medium density.

18. The Planning Commission held a public hearing on this issue at their October 17th meeting. 14 people signed up to speak in opposition to the project. Residents from nearby neighborhoods voiced concerns about the number of existing residential lots in the area, the reduction in property values, the style of the homes, traffic, the loss of the tennis

courts, loss of pervious surface (which staff disagreed with), loss of trees, stormwater problems, and the small lot size compared to neighboring lots.

After considerable discussion regarding stormwater, traffic and the current allowable uses for the property, the Commission voted 4 to 3 to recommend denial for the project.

FINANCIAL IMPACT:

Not applicable

OPTIONS:

1. Approve request.
2. Approve request with conditions.
3. Deny request as recommended by PC.
4. Defer request for further information.
5. Remand to PC for further study.

STAFF RECOMMENDATIONS:

The Planning Commission recommended denial of this request.

NOTE: County Council will defer this matter on November 12th at the request of the property applicant.

ATTORNEY REVIEW:

Yes

ATTACHMENTS:

Description	Type
▢ Ordinance No. 19-29 Amendment to Litchfield Racquet Club Planned Development	Ordinance
▢ Litchfield Racquet Club attachments (wimbedon village 19 lots)	Backup Material
▢ Correspondence re Litchfield Racquet Club	Exhibit

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

ORDINANCE NO. 19-29

AN ORDINANCE TO AMEND TRACTS 2 AND 4 OF THE LITCHFIELD RACQUET CLUB PLANNED DEVELOPMENT TO ALLOW FOR 19 SINGLE FAMILY RESIDENTIAL PARCELS AND THE REDEVELOPMENT OF THE EXISTING CLUBHOUSE AS COMMERCIAL USE

BE IT ORDAINED BY THE COUNTY COUNCIL MEMBERS OF GEORGETOWN COUNTY, SOUTH CAROLINA, IN COUNTY COUNCIL ASSEMBLED THAT TRACTS 2 AND 4 OF THE LITCHFIELD RACQUET CLUB PLANNED DEVELOPMENT BE AMENDED TO ALLOW FOR 19 SINGLE FAMILY RESIDENTIAL PARCELS AND THE REDEVELOPMENT OF THE EXISTING CLUBHOUSE AS COMMERCIAL USE AS SHOWN ON THE ATTACHED CONCEPTUAL PLAN DATED XXXX.

DONE, RATIFIED AND ADOPTED THIS _____ DAY OF _____, 2019.

John Thomas
Chairman, Georgetown County Council

(SEAL)

ATTEST:

Theresa Floyd
Clerk to Council

This Ordinance, No. 19-29, has been reviewed by me and is hereby approved as to form and legality.

Wesley P. Bryant
Georgetown County Attorney

First Reading: _____

Second Reading: _____

Third Reading: _____



129 Screven St. Suite 222
Post Office Drawer 421270
Georgetown, S. C. 29440
Phone: 843-545-3158
Fax: 843-545-3299

APPLICATION TO AMEND A PLANNED DEVELOPMENT (PD)

COMPLETED APPLICATIONS MUST BE SUBMITTED ALONG WITH THE
REQUIRED FEE, AT LEAST FORTY-FIVE (45) DAYS PRIOR TO A PLANNING
COMMISSION MEETING.

Please note this approval applies to this particular property only.

Name of Planned Development: Wimbledon Village Phase 2

Regulation to which you are requesting an amendment *(check applicable):*

- ☐ Setback – Complete SECTION B: SETBACK AMENDMENT
- ☐ Signage – Complete SECTION C: SIGNAGE AMENDMENT
- ☒ Site Plan – Complete SECTION D: SITE PLAN AMENDMENT
- ☐ Other: _____

All Applicants must complete SECTION A: APPLICANT INFORMATION

SECTION A: APPLICANT INFORMATION

Property Information:

TMS Number: 04-0186-065-01-00
(Include all affected parcels)

Street Address: 97 Hawthorn Drive

City / State / Zip Code: PawleysIsland, SC 29585

Lot / Block / Number: Tract 1

Existing Use: Vacant commercial building & tennis courts

\$348.30

Proposed Use: Single Family and Commercial

Commercial Acreage: 0.90

Residential Acreage: 7.58

Property Owner of Record: 22.50 15.80

Name: Founders National Golf, LLC

Address: PO Box 7517

City/ State/ Zip Code: Myrtle Beach, SC 29572

Telephone/Fax: 843-222-1118 / no fax

E-Mail: sfs4616@aol.com

Signature of Owner / Date: [Signature] 9-3-19

Contact Information:

Name: Tim Harris, ASI Engineers, Inc

Address: 1304 Professional Dr. Suite D, Myrtle Beach, SC 29577

Phone / E-Mail: 843-692-9998 / asiengine@sc.rr.com

I have appointed the individual or firm listed below as my representative in conjunction with this matter related to the Planning Commission of proposed new construction or improvements to the structures on my property.

Agent of Owner:

Name: Dan Stacy

Address: 90 Wall St.

City / State / Zip Code: Pawleys Island, SC 29585

Telephone/Fax: 843-235-6747

E-Mail: Dstacy@oxnerand stacy.com

Signature of Agent/ Date: [Signature] 9-3-19

Signature of Owner / Date: [Signature] 9-3-19

Fee Schedule: \$250.00 plus \$10.00 per Residential acre or \$25.00 per Commercial acre.

Adjacent Property Owners Information required:

1. The person requesting the amendment to the Zoning Map or Zoning Text must submit to the Planning office, at the time of application submittal, stamped envelopes addressed with name of each resident within **Four Hundred Feet (400)** of the subject property. The following return address must appear on the envelope: **"Georgetown County Planning Commission, 129 Screven St. Suite 222, Georgetown, SC 29440."**
2. A list of all persons (and related Tax Map Numbers) to whom envelopes were addressed to must also accompany the application.

It is understood by the undersigned that while this application will be carefully reviewed and considered, the burden of proving the need for the proposed amendment rests with the applicant.

Please submit this **completed application** and appropriate fee to Georgetown County Planning Division at 129 Screven St. Suite 222, Georgetown, S. C. 29440. If you need any additional assistance, please call our office at 843-545-3158.

Site visits to the property, by County employees, are essential to process this application. The owner/applicant as listed above, hereby authorize County employees to visit and photograph this site as part of the application process.

A sign will to be placed on your property informing residents of an upcoming meeting concerning this particular property. This sign belongs to Georgetown County and will be picked up from your property within five (5) days of the hearing.

All information contained in this application is public record and is available to the general public.

SECTION B: SETBACK AMENDMENT

Please supply the following information regarding your request:

- List any extraordinary and exceptional conditions pertaining to your particular piece of property. _____

- Do these conditions exists on other properties else where in the PD?

- Amending this portion of the text will not cause undue hardship on adjacent property owners. _____

Submittal requirements: 12 copies of 11 x 17 plans

- A scaled site plan indicating the existing conditions and proposed additions.
- Elevations of the proposal (if applicable).
- Letter of approval from homeowners association (if applicable).

SECTION C: SIGNAGE AMENDMENT

Reason for amendment request: _____

Number of signs existing currently on site _____

Square footage of existing sign(s) _____

Number of Proposed signs: _____

Square footage of the proposed sign(s) _____

Submittal requirements:

- Proposed text for signage requirements.
- 12 copies (11 x 17) of proposed sign image.
- Site plan indicating placement of the proposed sign(s).
- Elevations.
- Letter from POA or HOA (if applicable)

SECTION D: SITE PLAN AMENDMENT

Proposed amendment request: Request to change existing private
racquet club business to single family residential with
commercial building to remain.

Reason for amendment request: Exist. private racquet club business
has closed due to financial reasons. Applicant wishes to amend
the PD as shown.
Submittal requirements:

- 12 copies of existing site plan.
- 12 copies of proposed site plan.
- Revised calculations (*calculations may include density, parking requirements, open space, pervious/impervious ratio, etc.*).

**WIMBLEDON VILLAGE PHASE 2
PLANNED DEVELOPMENT**

PREPARED FOR
FOUNDERS NATIONAL GOLF LLC
PO Box 7517
Myrtle Beach, SC 29572

PREPARED BY
ASI ENGINEERS, INC.
1304 Professional Drive, Suite D
Myrtle Beach, SC 29577
(843) 692-9998

September, 2019

Statement of Intent

The Litchfield Racquet Club, located at 97 Hawthorn Drive in the Litchfield Country Club, has been having financial difficulties for years. In the fall of 2018, the private racquet club business was closed due to these issues. The owner, Founders National Golf LLC, has put the property up for sale. The parcel, known as Tract 1, is 8.48 acres. RE1 Land Company LLC, who is building the 14 multi-family unit project on the adjacent Tracts 2 and 4, have entered into a contract with Founders National Golf LLC to purchase Tract 1 and wish to develop single-family housing on the property. Founders National Golf LLC is requesting a Planned Development Amendment for Tract 1. The proposed plan is to build 19 single family lots and to retain the existing commercial building for continued commercial use.

1. Site Description

The property is TMS # 04-0186-065-01-00 (Tract 1) containing 8.48 acres. It is located south of Hawthorn Drive and west of Racquet Club Drive. A location map is included as Exhibit "A". Most of the property is developed as a racquet club with 17 courts and an approximate 2,500 SF commercial building. There is a wooded area on the south side of the parcel. There is a 0.25 wetland area on the south corner of Tract 1. A reduced copy of a survey showing the existing conditions is attached as Exhibit "B". The properties to the southwest, west and northwest are single family. The property to the north has been developed as multi-family and is under construction. The property to the east is medical use.

2. Project Description

It is proposed to develop nineteen (19) single family lots. ~~The~~ ^{delete} minimum lot size is 10,000 square feet. The typical building footprint will be 40' X 60', but there may be some variations. The existing commercial building will continue to be used as a commercial use with the allowable uses documented in section 4. Parking requirements are documented in section 10. There will be a stormwater retention pond along the southwest property line with a buffer varying from a minimum of 15' to a maximum of 35'. A natural surface walking trail will be graded around the retention pond connecting to the proposed road in two locations. A reduced copy of the master site plan is attached as Exhibit "C".

3. Residential Allowable Uses

The only allowable use of the residential portion of the property will be single family residential lots with surface and/or garage parking resulting in two parking spaces minimum per lot. There will also be a stormwater retention pond, natural surface walking trail and green spaces. Allowable density will be 19 lots.

4. Commercial Allowable Uses

Permitted uses for the commercial portion of the site will be as follows:

- A. Stores retailing antiques, art, books, newspapers, flowers, foods, beverages, gifts, hardware, hobby and craft supplies, jewelry, notions, leather goods and clothing.
- B. Drug, grocery, fruit, nut, candy and vegetable stores
- C. Barber and beauty shops.
- D. Professional offices such as doctors, lawyers, dentists and similar uses.
- E. Business offices such as real estate, insurance and similar uses.
- F. Bicycle repair and sales shops.
- G. Photographic studios.
- H. Community clinic.
- I. The combination of a residential unit with any use herein permitted (commonly referred to as a live/work unit).

5. Access and traffic.

Access to the property will be from Hawthorn Drive, a public road and Racquet Club Drive, a private road. The 19 lots at 10 trips per day per unit would result in 190 trips per day. The maximum traffic generation of the various allowable commercial uses would be for retail stores. They generate 41 trips per day per 1,000 SF. For the 2,500 SF commercial area, this would result in an additional 103 trips per day. This is a total of 293 trips per day, well below the 500 trips per day threshold that requires a traffic study. It should also be noted that the closing of the racquet club results in a significant reduction in traffic. According to Land Use 490, Tennis Courts in the Institute of Transportation Engineers Trip Generation, 7th Edition, the trips generated by tennis courts is 31 trips per day per court. The elimination of 17 courts would cause a reduction of 527 trips per day. This results in an overall reduction of traffic of 234 trips per day.

6. Density

The gross density area would be the entire 8.48 acre tract less the 0.90 commercial lot = 7.58 acres. $19 \text{ lots} \div 7.58 \text{ acres} = 2.5 \text{ units per acre gross density}$. The net density area of the residential area (4.37 acres residential lots + 1.36 acres green area) is 5.73 acres. $19 \text{ lots} \div 5.73 \text{ acres} = 3.2 \text{ units per acre net density}$.

7. Setbacks

The existing Planned Development setbacks of 20' from the front and 15' from the rear are not proposed to be changed. The side setback is proposed to be increased from 7' to 10'.

8. Buffers

Proposed buffers will overlap the setbacks in most areas. There will be a variable buffer along the southwest property line along the edge of the stormwater pond. This will vary from 15' to 35'. A 10' landscaped buffer is proposed along the edge of Hawthorne Drive. There will also be a 30' buffer adjacent to the wetlands on the south corner of the tract.

The proposed stormwater pond will also act as an additional buffer along the southwest property line.

9. Building Height

The existing Planned Development 35' building height is not proposed to be changed.

10. Parking

In the residential area, each lot will have surface and/or garage parking for a minimum of 2 spaces per lot. Although most of the allowable uses for the commercial building are less, the most intense requirement would be for a retail store, which requires 1 space per 200 SF. The commercial building is 2,500 SF, so the highest number of spaces required would be 13 spaces. The existing parking lot has 43 spaces.

11. Protected Trees

The majority of the protected trees on the site are in the wooded area along the southwest property line. Unfortunately, due to the topography of the site, this is where the stormwater pond must be located. Every effort will be made to minimize the removal of any protected trees. Any protected trees to be removed will be mitigated as required by the Georgetown County Zoning Ordinance, Article XIII, Tree Regulations.

12. Sanitary Sewer

Sanitary sewer service for the residential section will be provided by Georgetown County Water and Sewer District from existing gravity lines on Racquet Club Drive and an existing pump station at the southeast corner of the parcel. A public sewer line will be extended to serve the site. The existing commercial building is tied into the existing system.

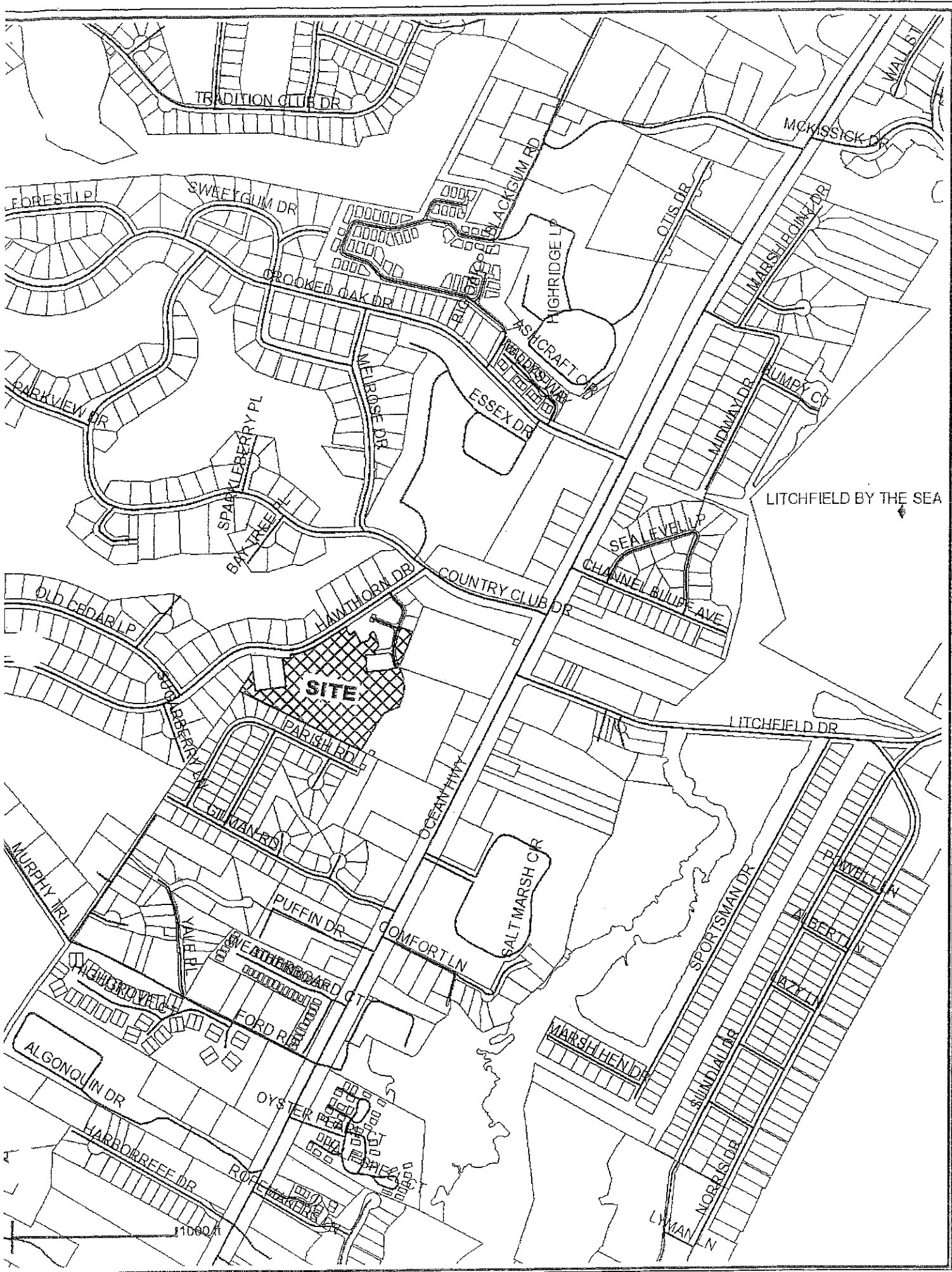
13. Water

Domestic and fire sprinkler water will be provided from existing 6" water lines in Hawthorn Drive and Racquet Club Drive. A public water line will be extended to serve the site. One new fire hydrant will be installed on the existing 6" water line at Racquet Club Drive that will ensure that all houses are within 500' of a fire hydrant.

14. Stormwater Management

Runoff from the site will be directed to a proposed stormwater pond on the southwest side of the parcel. This pond will provide storage capacity sufficient to keep stormwater quantity and quality to Georgetown County and DHEC standards. The pond will overflow into existing drainage along the southeastern side of Hawthorn Drive.

EXHIBIT "A"
Project Location



TRADITION CLUB DR

MCKISSICK DR

FOREST LP

SWEET GUM DR

BLACKSUM RD

OTIS DR

MARSH POINT DR

PARKVIEW DR

CROOKED OAK DR

HIGHRIDGE LP

SPARKLEBERRY PL

MELROSE DR

ESSEX DR

ASUCRAFT CR

MIDWAY DR

BUMPY CR

LITCHFIELD BY THE SEA

OLD CEDAR LP

COUNTRY CLUB DR

CHANNEL BLUFF AVE

SEA LEVEL LP

SITE

PARISH RD

LITCHFIELD DR

MURPHY DR

GILMAN RD

COMFORT LN

SALT MARSH CR

PUFFIN DR

WEATHERBOARD CT

FORD RD

SPORTSMAN DR

LIBERTY

WYBELL

ALGONQUIN DR

OYSTER

MARSH HENDR

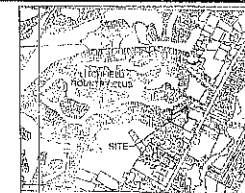
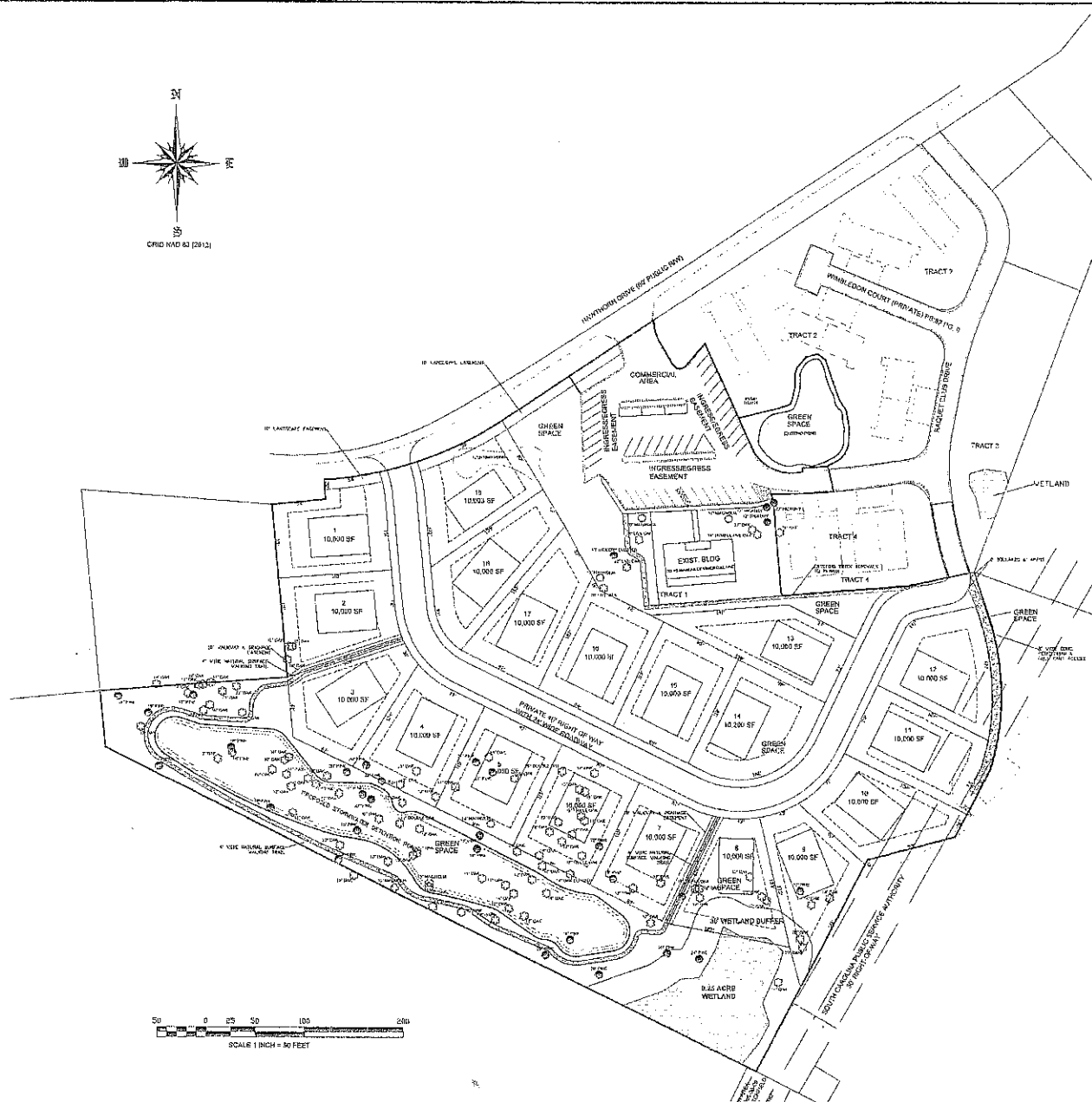
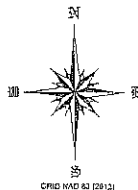
NORRIS DR

LYMAN LN

11000'

EXHIBIT "B"
Existing Conditions Survey

EXHIBIT "C"
Master Site Plan



PROJECT SUMMARY

TRACT 1 IS OWNED BY
FOUNDERS NATIONAL GOLF, LLC
PO BOX 7617
MYRTLE BEACH, SC 29572

THE PROPERTY IS ZONED PD, AN AMMENDMENT OF THE PD IS REQUESTED.

THIS PROPERTY IS LOCATED IN ZONE "X" AS SHOWN ON FEMA
MAP NO. 4500850276 D, DATED MARCH 16, 1989.

TOTAL PD AMMENDMENT AREA = 8.48 AC

COMMERCIAL AREA =	0.80 AC
RESIDENTIAL LOT AREA =	4.37 AC
GREEN SPACE AREA =	2.41 AC
ROAD AREA =	0.81 AC
TOTAL AREA =	8.48 AC

GREEN SPACE SUMMARY	
TOTAL GREEN SPACE AREA =	2.41 AC
PONDS =	0.80 AC
WETLANDS =	0.25 AC
TOTAL GREEN SPACE AREA =	1.36 AC

NET DENSITY = RESIDENTIAL LOTS + GREEN SPACE
NET DENSITY AREA = 4.37 AC + 1.36 AC = 5.73 AC
NET DENSITY = 19 UNITS / 5.73 AC = 3.3 UNITS PER ACRE

TOTAL IMPERVIOUS SURFACES (INCLUDING PONDS) = 3.09 AC
% IMPERVIOUS = 3.09 / 8.48 = 47.7%

BUILDING COVERAGE	
RESIDENTIAL	45,600 SF (MAX)
COMMERCIAL	3,075 SF
TOTAL	48,675 SF = 1.12 AC

1.12 AC / 8.48 = 13.3%

SETBACKS	EXIST PDD	PROPOSED PD
FRONT	20'	20'
SIDE	7'	10'
REAR	15'	15'
HEIGHT	35'	35'

PARKING SUMMARY

RESIDENTIAL
EACH UNIT WILL HAVE 2 PARKING SPACES, EITHER
SURFACE PARKING OR GARAGE.

COMMERCIAL PARKING
43 EXISTING SPACES

MINIMUM LOT SIZE TO BE 43' X 100' 10,000 SF

TYPICAL BUILDING SIZE 40' X 60'

ASI ENGINEERS, INC.

CIVIL ENGINEERING & LAND PLANNING

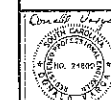
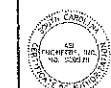
1001 JACKSONVILLE AVENUE, SUITE 14-1
MYRTLE BEACH, SC 29577
TELEPHONE: (843) 662-8888
FAX: (843) 662-8999

MASTER SITE PLAN

WIMBLEDON VILLAGE PHASE 2

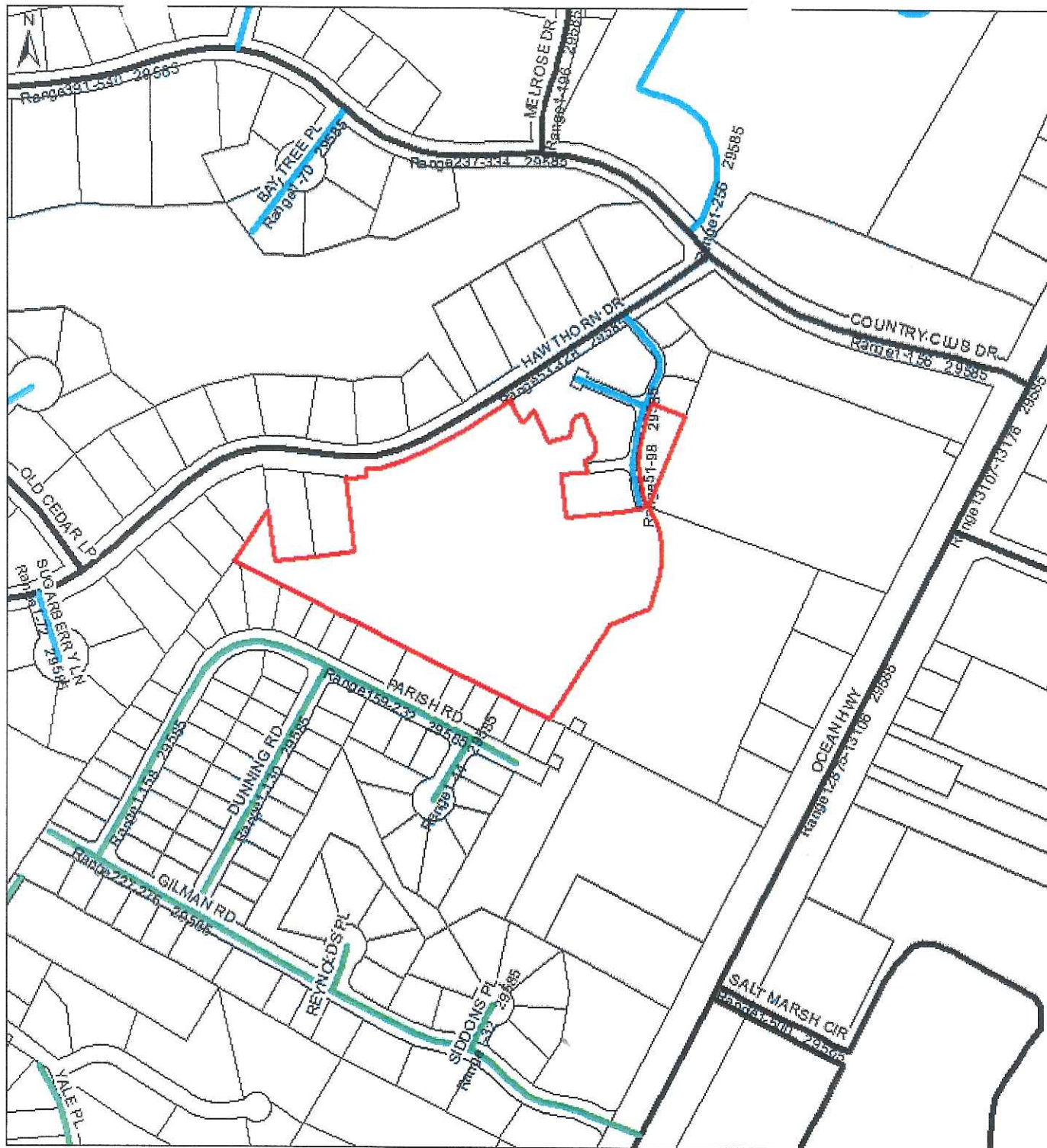
LITCHFIELD RACQUET CLUB, PHASE 2B
GEORGETOWN CO., SOUTH CAROLINA

DATE:	03/16/89
DESIGNED BY:	THP
DRAWN BY:	THP
CHECKED BY:	THP
DATE:	03/16/89
REVIEW:	



SHEET NUMBER:

1 of 1



Wimbledon Village, Phase 2
Property Location
AMPD 3-19-22460

Legend

Streets

— <all other values>

MaintainedBy

— County

— Private

— State

— Wimbledon Village, Phase 2

— Lot Lines

— Railroads

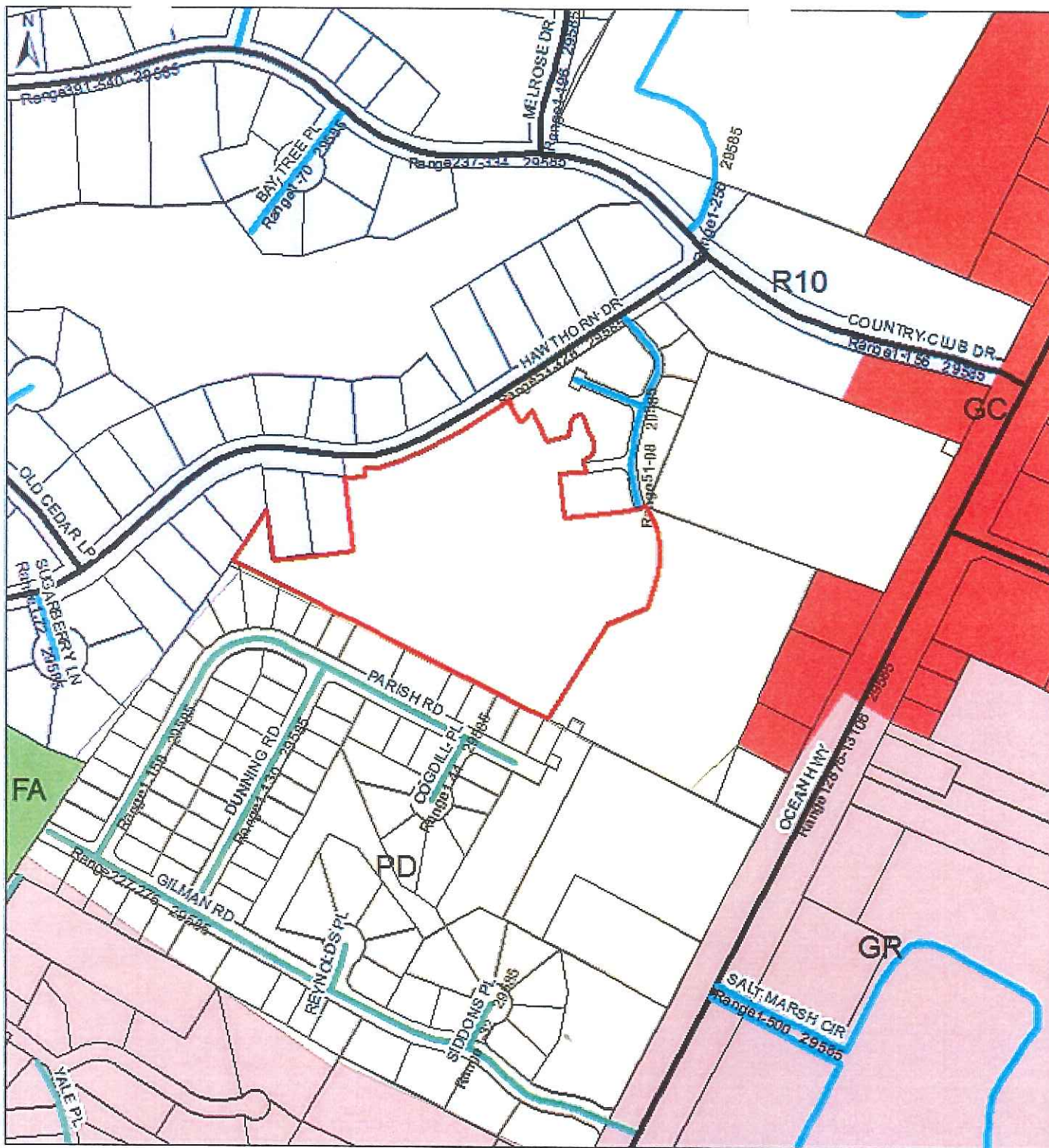
◆ Landmarks

— Municipalities

0 112.5 225 450 675 900 Feet

DISCLAIMER: This map is a graphic representation of data obtained from various sources. All efforts have been made to warrant the accuracy of this map. However, Georgetown County disclaims all responsibility and liability for the use of this map.

Wimbledon Village, Phase 2 Property Zoning AMPD 9-19-23667



Legend

Streets

— All streets shown

Maintained By

County

State

State

Wimbledon Village, Phase 2

Lot Lines

Right-of-Way

Landmarks

Zoning

DISTRICT

CITY OF GEORGETOWN

Q

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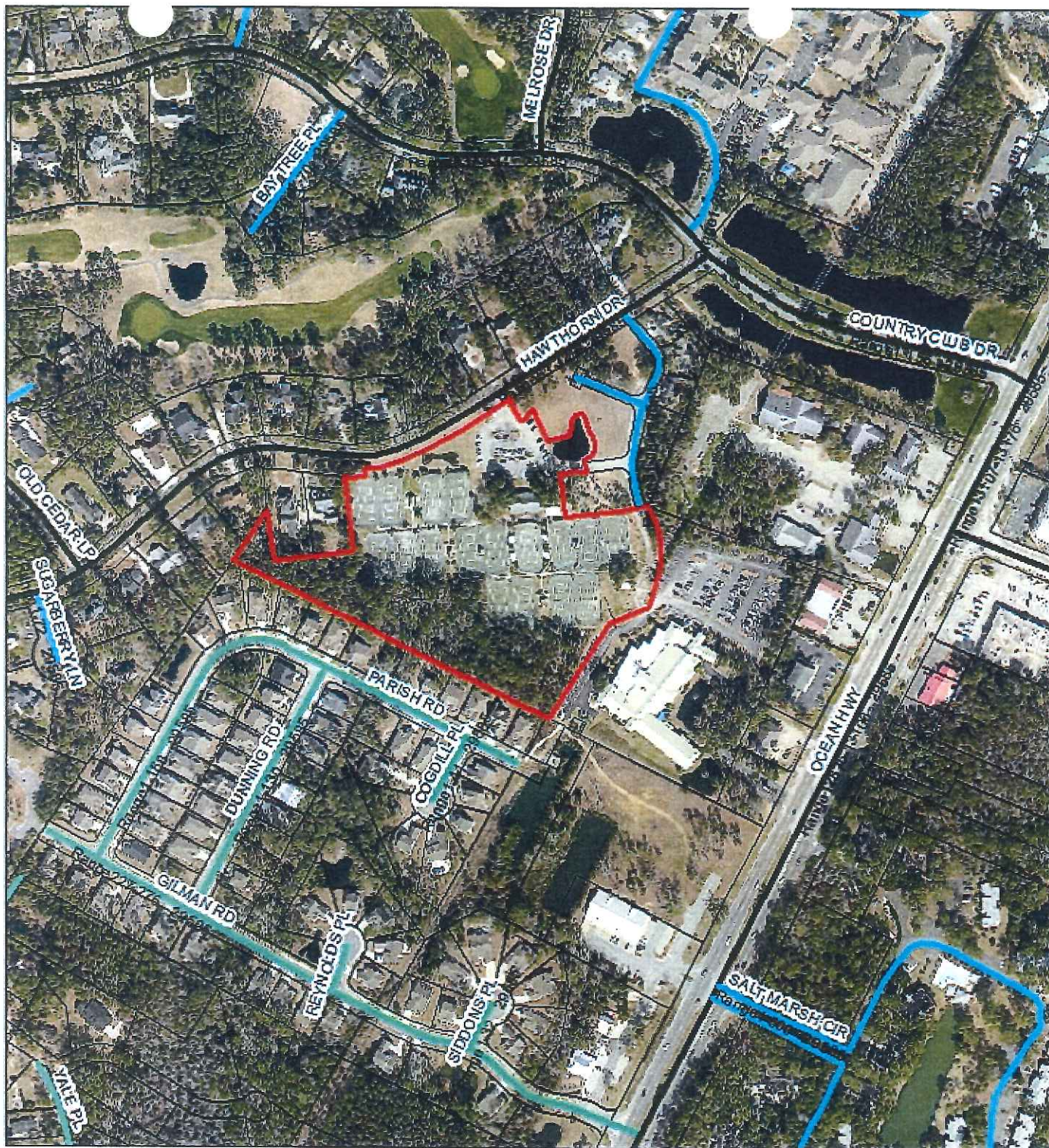
R10

R10

R10

0 112.5 225 450 675 900 Feet

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Wimbledon Village, Phase 2 Property Aerial Map AMPD 9-19-23667

Legend

Streets

— <all other values>

MaintainedBy

— County

— Private

— State

— Wimbledon Village, Phase 2

— Lot Lines

— Railroads

◆ Landmarks

sde.SDE.Imagery2017Med

RGB

Red: Band_1

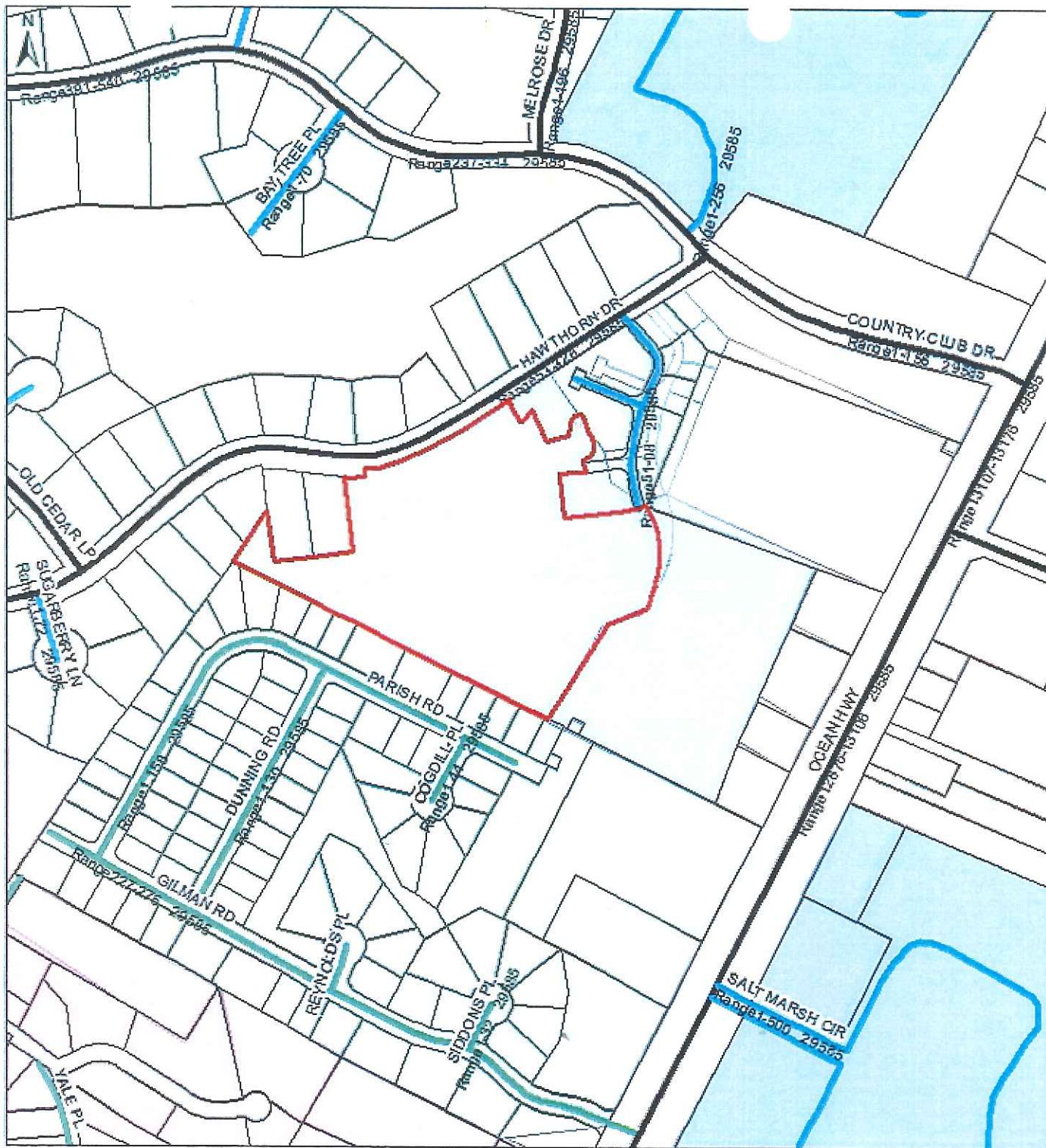
Green: Band_2

Blue: Band_3

Municipalities

0 112.5 225 450 675 900 Feet

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Wimbledon Village, Phase 2 Property FLU Map AMPD 9-19-23667

Legend

Streets

— <all other values>

MaintainedBy

County

Private

State

Wimbledon Village, Phase 2

Lot Lines

Railroads

Landmarks

Future Landuse

FUTURE_LAN

CITY OF GEORGETOWN

COMMERCIAL

CONSERVATION PRESERVATION

EASEMENT

HIGH DENSITY RESIDENTIAL

INDUSTRIAL

LOW DENSITY RESIDENTIAL

MEDIUM DENSITY RESIDENTIAL

POND

PRIVATE RECREATIONAL

PUBLIC RECREATIONAL

PUBLIC/SEMI-PUBLIC

TOWN OF ANDREWS

TOWN OF PI

TRANSITIONAL

Municipalities

0 112.5 225 450 675 900 Feet

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NOTICE OF PUBLIC HEARING

A request from Dan Stacy as agent for Founders National Golf, LLC, to amend the Litchfield Racquet Club Planned Development to allow for single family residential and the redevelopment of the existing clubhouse as a commercial use. The Litchfield Racquet Club is located on Hawthorn Drive approximately 567 feet south of Country Club Drive in Litchfield. TMS 04-0186-065-01-00. Case Number AMPD 9-19-23667.

The Planning Commission will be reviewing this request on **Thursday, October 17, 2019 at 5:30 p.m. in the Georgetown County Council Chambers entering at 129 Screven Street in Georgetown, South Carolina.**

If you wish to make public comments on this request, you are invited to attend this meeting. If you cannot attend and wish to comment please submit written comment to:

Georgetown County Planning Commission

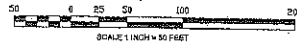
PO Box 421270

Georgetown, South Carolina 29440

Telephone (843) 545-3158

Fax (843) 545-3299

E-mail: tcoleman@gtcounty.org



CIVIL ENGINEERING • LAND PLANNING

1304 PROFESSIONAL DRIVE, SUITE D-1
MYRTLE BEACH, SC 29577
TELEPHONE : (843) 682-0800
FAX : (843) 682-6603

MASTER SITE PLAN
WILMINGTON VILLAGE PHASE 2

LITCHFIELD RACQUET CLUB, PHASE 2B
GEORGETOWN CO., SOUTH CAROLINA

SCALE: 1"=50'
JOB NO. 210025
DESIGNED BY: TWE
DRAWN BY: DV
CHECKED BY: DV
DATE: 09/03/10
REVISION:
1. 10-08-19 REV
PER GEORGETOWN
COUNTY COMMENT

SHEET NUMBER

1 of 1

TRACT 1 IS OWNED BY
FOUNDERS NATIONAL GOLF, LLC
PO BOX 7517
MYRTLE BEACH, SC 29572

THE PROPERTY IS ZONED PD. AN AMMENDMENT OF THE PD IS REQUESTED.

THIS PROPERTY IS LOCATED IN ZONE "X" AS SHOWN ON FEMA
MAP NO. 4500850276 D, DATED MARCH 16, 1989.

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 NET DENSITY AREA = 4.37 AC + 1.38 AC = 5.73 AC
 NET DENSITY = 19 UNITS / 5.73 AC = 3.3 UNITS PER ACRE

TOTAL IMPERVIOUS SURFACES (INCLUDING PONDS) = 3.09 AC
% IMPERVIOUS = $3.09 / 6.48 = 47.7\%$

BUILDING COVERAGE

RESIDENTIAL	45,600 SF (MAX)
COMMERCIAL	<u>3,075 SF</u>
TOTAL	48,675 SF = 1.12 AC

$$1.12 \text{ AC} / 8.48 = 13.3\%$$

SETBACKS	EXIST PDD	PROPOSED PD
FRONT	20'	20'
SIDE	7'	10'
REAR	15'	15'
HEIGHT	35'	35'

PARKING SUMMARY

RESIDENTIAL
EACH UNIT WILL HAVE 2 PARKING SPACES, EITHER
SURFACE PARKING OR GARAGE.

COMMERCIAL PARKING
43 EXISTING SPACES

MINIMUM LOT SIZE TO BE 10,000 SF

TYPICAL BUILDING SIZE 40' X 60'

October 8, 2019

MEMORANDUM

Honorable Elizabeth Krauss, Chair

Honorable Members of The Georgetown County Planning Commission

The Litchfield County Club Property Owners Association is a South Carolina Corporation which represents the 450+ homeowners within Litchfield County Club. The LCC POA is one of the largest POAs in Georgetown County.

At its regular monthly meeting, Monday October 7, 2019, taking notice of the extraordinary number of comments received from member residents, the LCC POA Board of Directors UNANIMOUSLY acted to send this memorandum to Planning Commission Members.

Our information indicates there will be before the Planning Commission on October 17, 2019, a proposal to amend the Litchfield Racquet Club Planned Development District fronting Hawthorn Drive to eliminate the current recreational use (tennis courts) within it, and instead allow for construction of 19 single family residential units. We steadfastly oppose this proposal.

The most recent daily traffic count along the US17 segment between Boyle Drive south to Litchfield Drive ALREADY exceeds design capacity for the roadway. The congestion continues to worsen. Accessing US17 from side streets within this segment is very difficult and grows more hazardous by the day. Indeed, there was recently yet another crash within this segment involving serious injury.

Approval in 2005 for the subject PDD as it currently exists contemplated the 8 acres of green space in calculating the overall density of the PDD. To now allow 19 residential units in that green space will result in HIGH DENSITY for the entire PD. Obviously, this result is NOT what was intended in the 2005 approvals.

Further, allowing high density residential in this PDD will squarely conflict with the Land Use Element of the Georgetown County Comprehensive Plan. Both the Planning Commission and County Council have previously acknowledged the recent extreme growth along Waccamaw Neck Corridor, and the associated need to preserve land for recreational use. The proposed modification is destructive to that need. The Land Use Element of the Comprehensive Plan cites as major goals "maintaining the character of existing neighborhoods", and "providing adequate and convenient sites for future recreational facilities and improving existing facilities". The proposed change is diametrically opposite of those stated goals. We feel strongly that the proposed modification of the PDD dismally fails to meet the standard the Planning Commission has set for the future of Georgetown County. Noting the massive number of residential housing units which have already been approved along the Waccamaw Neck, but are not yet built, the supply vastly exceeds need. There is NO need to take away precious recreational space.

Taking notice of the ever-increasing traffic load on US17, years ago County Council included in the Land Use Element a resolve to take no action which would add to the already approved residential density

along the Waccamaw Neck Corridor. We submit this is far beyond a neighborhood issue. Every motorist who uses US17 is adversely impacted by the ever worsening traffic congestion.

In summary, demonstrably there is NO need for additional residential units in this area. There is a demonstrable need to preserve the green space and the trees.

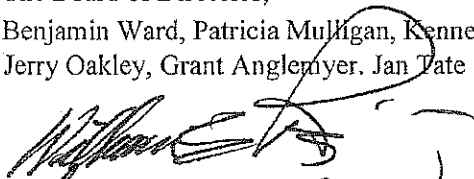


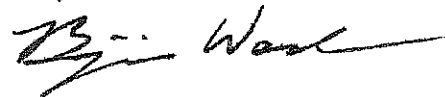


We respectfully urge you to reject the subject proposal and send it to County Council with a strong recommendation that it be completely denied.

Thank you for your consideration of our position on this matter.

Respectfully,



The Litchfield Country Property Owners Association, Inc
The Board of Directors,
Benjamin Ward, Patricia Mulligan, Kenneth Fetzner, Bill Ringer,
Jerry Oakley, Grant Anglemeyer, Jan Tate

Tiffany Coleman

From: Holly Richardson
Sent: Thursday, October 03, 2019 8:51 PM
To: Tiffany Coleman
Subject: Fwd: Rezoning of Litchfield Country Club

Follow Up Flag: Follow up
Flag Status: Flagged

Holly H. Richardson
Chief Planner
Georgetown County
129 Screven Street
Georgetown, SC 29440
843-545-3254
hrrichardson@gtcounty.org

Begin forwarded message:

From: James Geraghty <Bgerag2279@hotmail.com>
Date: October 3, 2019 at 5:16:34 PM EDT
To: Holly Richardson <hrrichardson@gtcounty.org>
Subject: Rezoning of Litchfield Country Club

There is extremely strong opposition to this latest rezoning plan. The facts haven't changed. I believe this is the third attempt by a developer who wants to build homes on the site. Many of us have relocated from parts of the country that allowed overdevelopment. Check out Nassau County in Long Island, a suburb of NY City. No one wants this beautiful community to turn into this! Please vote against the next attempt to destroy the quality of life in our community.

Sincerely,
Beth and Jim Geraghty
Pawleys Island

Get [Outlook for Android](#)

Tiffany Coleman

From: Holly Richardson
Sent: Wednesday, October 02, 2019 9:03 AM
To: Tiffany Coleman
Subject: FW: Keep It Green

Follow Up Flag: Follow up
Flag Status: Flagged

From: Mary Eaton [mailto:marymeg2@yahoo.com]
Sent: Tuesday, October 1, 2019 5:33 PM
To: Holly Richardson <hrichardson@gtcounty.org>
Cc: Boyd Johnson <bjohnson@gtcounty.org>
Subject: Keep It Green

Hello Holly and Boyd

Please keep it Green. On behalf of my family we oppose the application of further development of homes at the Litchfield Country Club tennis courts!!!! Please keep the tennis courts area recreational.

Thank you for your consideration in this very important matter.

Keep Pawleys Island Green.

STOP ALLOWING MORE BUILDING PERMITS!!!!!! It's so sad that some people don't care about this area.

Mary Eaton

Tiffany Coleman

From: Holly Richardson
Sent: Tuesday, October 01, 2019 3:44 PM
To: Tiffany Coleman
Cc: Boyd Johnson
Subject: FW: Rezoning Request for Litchfield Racquet Club

Follow Up Flag: Follow up
Flag Status: Flagged

From: Nick Callivas [mailto:nickcall54@gmail.com]
Sent: Tuesday, October 1, 2019 3:42 PM
To: Holly Richardson <hrichardson@gtcounty.org>
Subject: Rezoning Request for Litchfield Racquet Club

Good afternoon Holly,

My name is Nick Callivas. I am a retired technology and business professional who lives at 172 Hawthorn Drive, Pawleys Island. Our house is directly across the street from the Litchfield tennis courts. My wife and I have lived here for over 5 years and feel very fortunate to live here.

I am writing to express my concerns about the proposed redevelopment of the racquet club.

There are two major concerns I have. The first is the potential increase in traffic in the area which has already increased since we moved here. Speeding has also increased with the additional volume and will probably become worse with this proposed change. This will present a potential safety issue for walkers and bicycle riders who use Hawthorn Drive as well as some of our drivers. Finally, there may be additional noise and vehicle emissions from the increased vehicle volume.

The second concern is the potential loss of green space for the neighborhood. We have seen changes in our weather patterns with more impactful rain and tropical storms. The green space and clay tennis courts provide an excellent buffer for the street and surrounding homes for drainage and water collection. I believe additional housing development would not be good for erosion and drainage given the additional concrete and paving that would be part of the redevelopment. The green space provides scenic beauty along with the environmental benefits.

I am not against growth and development but I believe good land use and planning is essential for the long term viability of our community and county. I do believe you and your group work very hard in this area but have many external and internal pressures to balance economic development with sound planning approaches. I hope the community outreach on this provides your team with additional information about potential unintended consequences of the proposed redevelopment.

Please feel free to contact me if you would like to discuss further or have any questions.

My wife and I will attend the planning meeting later this month on this topic.

Thank you very much for taking the time to review this correspondence.

Sincerely,

Nick Callivas

Tiffany Coleman

From: Holly Richardson
Sent: Tuesday, October 01, 2019 2:57 PM
To: Tiffany Coleman
Subject: FW: Litchfield Racquet Club Proposal

Follow Up Flag: Follow up
Flag Status: Flagged

From: Karen Bennett [mailto:kbennett048@gmail.com]
Sent: Tuesday, October 1, 2019 1:16 PM
To: Holly Richardson <hrichardson@gtcounty.org>
Subject: Litchfield Racquet Club Proposal

Hi Holly,

I would like to voice my opposition to the plans to change the Litchfield Racquet Club property from Open/Public space to Residential. My opposition is based on the following:

- Added traffic at the main entrance/exit to & from Litchfield Country Club. It is already a very dangerous place to try to turn in or out of, with numerous accidents occurring. To add a higher density development will only exacerbate the issue.
- Flooding already occurs on Hawthorne Dr. in that area and developing the Racquet Club will add more run-off issues and ecological issues.
- This higher density type of development is not in keeping with the current Litchfield Country Club development.

Thank you.

Karen Bennett
614 Aspen Loop, Pawleys Island, SC 29585

Tiffany Coleman

From: Holly Richardson
Sent: Tuesday, October 01, 2019 11:37 AM
To: Tiffany Coleman
Subject: FW: Litchfield Tennis Club

Follow Up Flag: Follow up
Flag Status: Flagged

From: Jean Monk [mailto:jdjmonk@gmail.com]
Sent: Tuesday, October 1, 2019 10:52 AM
To: Holly Richardson <hrichardson@gtcounty.org>
Subject: Litchfield Tennis Club

I am a resident of LCC and opposed to the re zoning of the tennis club due to safety concerns. There are so many accidents at the intersection of 17 and Country Club Drive now and adding a development of that size (with probably 30+ cars) would only add to more accidents and traffic that 17 can't presently handle. 17 is past its safety limits now!

Jean Monk
925 Crooked Oak Drive
Pawleys Island

Tiffany Coleman

From: Holly Richardson
Sent: Monday, September 30, 2019 3:02 PM
To: Tiffany Coleman
Cc: Boyd Johnson
Subject: FW: Litchfield Country Club = Development

Follow Up Flag: Follow up
Flag Status: Flagged

From: Sherri Fiorentino [mailto:sherrifiorentino2017@gmail.com]
Sent: Monday, September 30, 2019 3:00 PM
To: Holly Richardson <hrichardson@gtcounty.org>
Subject: Re: Litchfield Country Club = Development

Thank you Holly.

Once again there is plan for a huge retention pond in back of already flood prone back of Parish Road (Bridges of Litchfield).

How many ways can they try to strip this piece of property in LCC for profit knowing they will be jeopardizing our properties? They will be stripping the land/wood /buffer/green space needed for water saturation, noise, privacy, quality of life; not to mention the residual traffic and safety, already being strained in this area. Please advise and share our concerns.

Thank you,
Sherri

On Mon, Sep 30, 2019 at 1:22 PM Holly Richardson <hrichardson@gtcounty.org> wrote:

Master plan for Wimbledon Village Phase 2 is attached.

Holly

From: Sherri Fiorentino [mailto:sherrifiorentino2017@gmail.com]
Sent: Monday, September 30, 2019 8:14 AM
To: Holly Richardson <hrichardson@gtcounty.org>
Subject: Litchfield Country Club = Development

Hi Holly:

Can you please send me the plans for the newest Phase for the LCC area development which I believe still affects my property directly behind this area ((Parish Road-Bridges of Litchfield).

Thank you for your cooperation, as always.

Sherri

\

Sherri Fiorentino

Coldwell Banker Chicora Advantage

#267-251-9775

sherrifiorentino@chicora.net

--

Sherri Fiorentino

Coldwell Banker Chicora Advantage

#267-251-9775

sherrifiorentino@chicora.net

Tiffany Coleman

From: Boyd Johnson
Sent: Monday, September 30, 2019 10:54 AM
To: Tiffany Coleman
Cc: Holly Richardson
Subject: FW: Litchfield Racquet club

Follow Up Flag: Follow up
Flag Status: Flagged

Boyd Johnson
Director, Planning and Code Enforcement
129 Screven Street
Georgetown SC, 29440
(843) 545-3162
bjohnson@gtcounty.org

From: martino330@aol.com [mailto:martino330@aol.com]
Sent: Monday, September 30, 2019 10:05 AM
To: Boyd Johnson
Subject: Litchfield Racquet club

Dear Holly and Boyd,

As you already know our green space is filling up quickly.

Please preserve what already is zoned for recreational space to be kept as just that.

We also have a huge concern of all the traffic trying to enter highway 17..from that area..it seems to always be so congested.

Please keep it green for the area known there as Litchfield Country Club.

Perhaps keeping it as a small town park for the community to walk dogs safely off the street, perhaps also keeping a tennis court or two for the seniors and children to play on..maybe a bench around the pond area.

Thank you for your consideration in this matter.

Myself with the community will be at the Meeting on Oct 17th. We will continually stand strong in order to keep green space and to protect the zoning.

Thank you,

Cathy and Joe Martino

Tiffany Coleman

From: Boyd Johnson
Sent: Monday, September 30, 2019 9:29 AM
To: Tiffany Coleman; Holly Richardson
Subject: FW: Tennis Court Land by Litchfield Country Club

Follow Up Flag: Follow up
Flag Status: Flagged

fyi

Boyd Johnson
Director, Planning and Code Enforcement
129 Screven Street
Georgetown SC, 29440
(843) 545-3162
bjohnson@gtcounty.org

From: Karen Wesdorp [mailto:kcwesdorp@gmail.com]
Sent: Sunday, September 29, 2019 11:19 PM
To: Boyd Johnson
Subject: Tennis Court Land by Litchfield Country Club

Please do not let any developer build homes on the tennis courts land. Please. It will bring our property values down, cheapen the area, etc. We need some green space left!! Every green space seems to be up for grabs in this area. If this continues our community will degrade and we will lose the very essence of this wonderful area we are all so proud to call home.

Sent from [Mail](#) for Windows 10

Tiffany Coleman

From: Holly Richardson
Sent: Monday, September 30, 2019 8:55 AM
To: Boyd Johnson; Tiffany Coleman
Subject: FW: LCC RACQUET CLUB DEVELOPMENT PLAN

Follow Up Flag: Follow up
Flag Status: Flagged

From: RYDER INSURANCE . [mailto:ryderservices1@gmail.com]
Sent: Sunday, September 29, 2019 7:57 PM
To: Holly Richardson <hrichardson@gtcounty.org>
Subject: LCC RACQUET CLUB DEVELOPMENT PLAN

IF YOU VOTE FOR THIS CONTINUED CRAP CONSTRUCTION, I WILL SPEND MY LAST DIME
HAVING YOU REMOVED FROM OFFICE.

CR

AD

Tiffany Coleman

From: Boyd Johnson
Sent: Tuesday, October 15, 2019 12:40 PM
To: Tiffany Coleman
Subject: Fwd: Rezoning of the Litchfield Racquet Club

Follow Up Flag: Follow up
Flag Status: Flagged

Boyd Johnson
Director, Planning and Code Enforcement
Georgetown County, SC
Office (843) 545-3162

Begin forwarded message:

From: Ken Dewell <kdewell@earthlink.net>
Date: October 15, 2019 at 12:38:57 PM EDT
To: Boyd Johnson <bjohnson@gtcounty.org>, Holly Richardson <hrichardson@gtcounty.org>
Subject: Rezoning of the Litchfield Racquet Club

As an extremely concerned resident of Litchfield and the Waccamaw Neck, I am vehemently opposed to the proposed rezoning of the old Litchfield Racquet Club from recreational to residential. We have enough development occurring within our community without converting green recreational space into more housing which means more people and more traffic.

Our infrastructure can barely support the people we have living here now, however, everywhere you look there is more and more development. You are ruining our community by supporting and recommending all of this enhanced development. We need to lower our density levels on the Neck, not increase them or even maintain the current density levels. Developer greed and politicians quest for the almighty tax revenue will soon destroy our wonderful home and all that we love about our community. Please say "no" to enhanced development and keep green space green.

Thank you.

Sincerely,

Ken Dewell

Tiffany Coleman

From: Boyd Johnson
Sent: Monday, October 14, 2019 6:20 PM
To: Tiffany Coleman; Holly Richardson
Subject: Fwd: I oppose development of green space in Litchfield Country Club

Follow Up Flag: Follow up
Flag Status: Flagged

Boyd Johnson
Director, Planning and Code Enforcement
Georgetown County, SC
Office (843) 545-3162

Begin forwarded message:

From: Amy De Cola <adecola@gmail.com>
Date: October 14, 2019 at 6:16:29 PM EDT
To: Boyd Johnson <bjohnson@gtcounty.org>
Subject: I oppose development of green space in Litchfield Country Club

I live in Litchfield Country Club and strongly oppose the development of the old Racquet Club property for high density housing.

We already have traffic problems leaving the Country Club entering Hwy 17 and high density housing will only add to the problems.

There are enough existing housing projects occurring in the Pawleys Litchfield area and the green space in LCC is more valuable to our way of life.

Vote NO on housing development at the old Racquet club property on Hawthorn Drive.

Amy DeCola
311 Parkview Drive

Sent from my iPhone

Tiffany Coleman

From: Holly Richardson
Sent: Monday, October 14, 2019 9:55 AM
To: Elizabeth Krauss (ekrauss@gcbdsn.com); Freddie Hill (hillhome76@gmail.com); Johnny Weaver (johnny@johnnyweaver.com); Robert Davis; Sandra Bundy; Zach Grate; Zannie Graham
Cc: Tiffany Coleman
Subject: FW: CONCERNS Re: Planning staff recommends approval of lots at former racquet club

Follow Up Flag: Follow up
Flag Status: Flagged

From: John Morris [mailto:jdmorris.mail@gmail.com]
Sent: Saturday, October 12, 2019 8:55 PM
Subject: CONCERNS Re: Planning staff recommends approval of lots at former racquet club

Dear Sir/Madam;

The racquet club, currently owned by Founders National Golf, is quickly becoming the acid test for the future of Golf Course communities along the Waccamaw neck. I am writing to you to voice my concerns.

The Land Use Element of the Georgetown County Comprehensive Plan describes goals of "maintaining the character of existing neighborhoods, and providing adequate and convenient sites for future recreational facilities and improving existing facilities". This recreational facility was closed on Halloween in 2018 so that it could be sold. The current owner apparently doesn't care about our neighborhood and simply wants to sell the property to the highest bidder.

I care, and I respectfully request you deny the pending zoning change request. Furthermore, I request that you go on record as supporting the of improvement of the existing facility, not simply tearing it down.

Sincerely,
John D. Morris
632 Oak Drive
Pawleys Island, SC

Tiffany Coleman

From: Holly Richardson
Sent: Monday, October 14, 2019 9:54 AM
To: Elizabeth Krauss (ekrauss@gcbdsn.com); Freddie Hill (hillhome76@gmail.com); Johnny Weaver (johnny@johnnyweaver.com); Robert Davis; Sandra Bundy; Zach Grate; Zannie Graham
Cc: Tiffany Coleman
Subject: FW: Building on LCC Tennis Court Land

Follow Up Flag: Follow up
Flag Status: Flagged

From: Karen Wesdorp [mailto:kcwesda@gmail.com]
Sent: Sunday, October 13, 2019 2:42 AM
To: Holly Richardson <hrichardson@gtcounty.org>; Boyd Johnson <bjohnson@gtcounty.org>
Subject: Building on LCC Tennis Court Land

Please stop. Please just stop all this development of every piece of land in G'town County. Please do not allow rezoning and building of cheap residences that will drag our property values down, create more traffic problems by the entrance to LCC, and leave us with far less green space. How many more accidents have to happen at the LCC entrance or on those blocks of Ocean Hywy 17?? And despite the study saying there will be minimal impact to traffic please own up to knowing that is not true. Please help this stop before it is too late. Thank you.

Sent from Mail for Windows 10

Tiffany Coleman

From: Holly Richardson
Sent: Monday, October 14, 2019 9:54 AM
To: Elizabeth Krauss (ekrauss@gcbdsn.com); Freddie Hill (hillhome76@gmail.com); Johnny Weaver (johnny@johnnyweaver.com); Robert Davis; Sandra Bundy; Zach Grate; Zannie Graham
Cc: Tiffany Coleman
Subject: FW: Tennis Courts

Follow Up Flag: Follow up
Flag Status: Flagged

From: Beverly Sullivan [mailto:bgraz150@gmail.com]
Sent: Sunday, October 13, 2019 8:54 AM
To: Holly Richardson <hrichardson@gtcounty.org>; Boyd Johnson <bjohnson@gtcounty.org>
Subject: Fwd: Tennis Courts

----- Forwarded message -----

From: Janette Nocella <jnocella2@aol.com>
Date: Sat, Oct 12, 2019, 9:34 PM
Subject: Tennis Courts
To: <bgraz150@gmail.com>

Unfortunately, we cannot attend Thursday's meeting, but would like to go on record that Iwecare against any development that would take away green space and add more traffic and congestion to an already overpopulated area.

Janette Nocella and Ralph Snyder
41 Tulip a tree Court

Sent from my iPad

Tiffany Coleman

From: Holly Richardson
Sent: Monday, October 14, 2019 9:54 AM
To: Elizabeth Krauss (ekrauss@gcbdsn.com); Freddie Hill (hillhome76@gmail.com); Johnny Weaver (johnny@johnnyweaver.com); Robert Davis; Sandra Bundy; Zach Grate; Zannie Graham
Cc: Tiffany Coleman
Subject: FW: Rezoning of the LCC racquet ball club

Follow Up Flag: Follow up
Flag Status: Flagged

-----Original Message-----

From: Rburguiere [mailto:rburguiere@yahoo.com]
Sent: Sunday, October 13, 2019 10:18 AM
To: Ron Charlton <rcharlton@gtcounty.org>; Everett Carolina <everettcarolina@gtcounty.org>; Lillie Johnson <LillieJohnson@gtcounty.org>; Raymond Newton <raymondnewton@gtcounty.org>; Steve Goggans <SteveGoggans@gtcounty.org>; Louis R. Morant <louisrmorant@gtcounty.org>; Holly Richardson <hrichardson@gtcounty.org>; John Thomas <johnthomas@gtcounty.org>
Cc: Beverly Sullivan <bgraz150@gmail.com>
Subject: Rezoning of the LCC racquet ball club

I'm writing to ask that you not change the zoning of this property from recreational to residential.

The logic of not performing a traffic study escapes me. To compare traffic of a recreational area to that of a residential area does not take into account that recreational use is dependent on the weather and daylight hours, whereas residential use is not affected by these constraints. Country Club Drive and Hawthorn is widely used to gain access to 17, even though it's a dangerous intersection. This access is used by enough residents in the area to cause a backup getting onto 17. And let's not forget that homeowners have more than one car on average. It is for this reason a true traffic study is called for. Please remember that 17 is the only way in and out for disasters.

Increasing the density adversely affects the educational system along with hospitals, Fire and police. There is building throughout Pawleys without, it seems, any thought to lot size vs home size and density and the effects this has on our safety and well being. To add to this by changing recreational zoning to residential of the LCC Raquetball Club is not justified

You're aware of the financial chicanery involving the Founders that affects all the golf courses here and up the Strand. Are you willing to set a precedent and pave the way for as many houses as can be built on the smallest lots?

Please please reconsider this zoning change and include my comments as if we were there to personally voice our opinion at the meeting.

Thank you
Rosemarie and Howard Burguiere
382 Aspen Loop
Pawleys 29585

Rosemarie's iPhone

Tiffany Coleman

From: Holly Richardson
Sent: Monday, October 14, 2019 9:53 AM
To: Elizabeth Krauss (ekrauss@gcbdsn.com); Freddie Hill (hillhome76@gmail.com); Johnny Weaver (johnny@johnnyweaver.com); Robert Davis; Sandra Bundy; Zach Grate; Zannie Graham
Cc: Tiffany Coleman
Subject: FW: Support for LCC Development

Follow Up Flag: Follow up
Flag Status: Flagged

From: Marshall Merritt [mailto:m@mkmerritt.com]
Sent: Sunday, October 13, 2019 6:39 PM
To: John Thomas <johnthomas@gtcounty.org>; Ron Charlton <rcharlton@gtcounty.org>; Everett Carolina <everettcarolina@gtcounty.org>; Lillie Johnson <LillieJohnson@gtcounty.org>; Raymond Newton <raymondnewton@gtcounty.org>; Steve Goggans <SteveGoggans@gtcounty.org>; Louis R. Morant <louisrmorant@gtcounty.org>; Holly Richardson <hrichardson@gtcounty.org>; Boyd Johnson <bjohnson@gtcounty.org>
Subject: Support for LCC Development

Hello All,

I know everyone on this e-mail has been getting a barrage of e-mails from people in Litchfield Country Club (LCC) that are opposing the proposed development, along with the "Keep it Green" organization but I want to reach out in favor and support for the development. I have been getting the same e-mails as you, where I even received your e-mail address', even after I have requested to be removed from them and therefore feel the need to write this e-mail. I live in LCC and have absolutely no opposition to the proposed development. This area needs continued growth and development to continue the support of the influx of people moving here. Many of the people who are opposed to this deal are in fact transplants themselves and they forget that the neighborhood or development they live in now was once "green" area as well. The racquet club is and was a not profitable business that was failing and closing it was the right thing to do. With that said I just wanted to reach out to everyone here and thank you for the jobs that you do for this county. May decisions each one of you have to deal with every day is tough and the noise people can make in today's society can be negative and distracting but I know that each one of you has the best interest of this county at heart.

Cordially,
Marshall Merritt

--

Thanks,

Marshall Merritt
MK Consulting
43-321-5220

Tiffany Coleman

From: Holly Richardson
Sent: Monday, October 14, 2019 9:53 AM
To: Elizabeth Krauss (ekrauss@gcbdsn.com); Freddie Hill (hillhome76@gmail.com); Johnny Weaver (johnny@johnnyweaver.com); Robert Davis; Sandra Bundy; Zach Grate; Zannie Graham
Cc: Tiffany Coleman
Subject: FW: Overdevelopment in Georgetown County

Follow Up Flag: Follow up
Flag Status: Flagged

-----Original Message-----

From: Bonnie Link [mailto:bonnielink@sc.rr.com]
Sent: Sunday, October 13, 2019 9:34 PM
To: Holly Richardson <hrichardson@gtcounty.org>
Subject: Overdevelopment in Georgetown County

We, Vincent & Bonita Link, vehemently oppose the overdevelopment already happening at Litchfield Racquet Club. We know it's all about deep pockets of money and not protecting all of our environmental resources. Once trees are bulldozed and greedy developers get their money, our resources are depleted and the greedy developers move on to scar more land.

Please stop greedy developers before it's too late. Thank you.

Sent from Bonnie's iPhone



JOY HEIRD
249 HAWTHORN DR
PAWLEYS ISL SC 29585-801

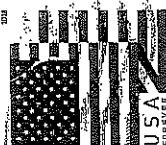
Mr. Toby Heird
249 Hawthorn Dr
Pawleys Isl, SC 29585

Georgetown Planning Com
P.O. Box 421370
Georgetown, SC 29440
Subject: TMS 04-0186-065-01-00
Case # AMPD 9-19-23667

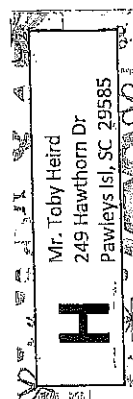
This is to notify you that as
residents of Litchfield Country Club,
we are opposed to the planned
development of the tennis courts.
We want to "Keep It Green".

Respectfully

"Toby" Vernie & Heird
Joy A. Heird



COLUMBIA SC 290



Georgetown City Planning Commission
P.O. Box 421370
Georgetown, SC 29440

29442-420070

Tiffany Coleman

From: Susan Pavék <sspavék@yahoo.com>
Sent: Thursday, October 17, 2019 3:16 PM
To: Tiffany Coleman
Subject: Public Comment for Hearing for Rezoning of Litchfield Racquet club site

To: Georgetown county Planning Commission
From: Susan and Gary Pavék (319 Old Pointe Rd., Pawleys Island SC)
Re: Rezoning Hearing for Litchfield Racquet club site
Date: October 17, 2019

We have the concerns listed below we wish you to consider before a decision for approval is made for this project:

1. We do not want to set a precedent for rezoning public/recreation/open space to residential in our county.
2. Our infrastructure(water, schools, sewer, roads) is already under stress . We are barely keeping up with just our current population without rezoning for more.
3. We need to PRESERVE our open space and tree ordinances. We do not have an endless supply of green space which makes our area so special.
4. There are thousands of building lots available in Georgetown county that are ALREADY zoned residential that builders can build on without rezoning these.
5. There will be an increase in traffic on Hawthorne and the entrance to Rt. 17.
6. We have been here for significant drainage issues in this location during storms and we have concerns that hardening the area with the development will only increase flooding/stormwater issues in the future, especially with the proposed retention pond planned as well as roads and parking areas..
7. Property values will be affected if the rest of the housing is similar to the housing that was recently constructed in Phase 1. These structures are inferior in appearance and quality to anything in Litchfield Country Club and River Club. They look like glorified Army barracks.

Thank you,
Susie and Gary Pavék
319 Old Pointe Rd.
sspavék@yahoo.com
703-989-1745

MEMORANDUM

DATE: October 21, 2019

RE: APPLICATION TO AMEND PLANNED DEVELOPMENT AT
LITCHFIELD RACQUET CLUB

TO: All Concerned

FROM: Cynthia Ranck Person
Resident of Litchfield Country Club

As a resident of Georgetown County, and specifically a neighborhood directly affected by the above referenced Application to Amend, I respectfully submit the following as my understanding of the substantive and procedural law to be applied in the above referenced matter, which mandates a denial of this application.

APPLICABLE LAW

1. According to the Code of Laws of South Carolina and the Georgetown County Zoning Ordinance and other applicable law, an application to amend a Planned Development constitutes an amendment of the zoning ordinance. Accordingly, the substantive law and procedural rules to be followed in this matter are exactly the same as those that apply to a change in the county zoning ordinance. (Georgetown County Zoning Ordinance, Sections 619.2, 619.302.)
2. The Georgetown County Zoning Ordinance specifically states as a “Requirement for Change,” that only “[w]hen the public necessity, convenience, general welfare or good zoning practice [as defined by law] justifies such action ... *may*” County Council amend an ordinance (in this case, amend a Planned Development.) (Georgetown County Zoning Ordinance, Section 1701, emphasis added.)
3. The Code of South Carolina and of Georgetown County require that neighboring property owners and the general public of the county have notice of the requested amendment and an opportunity to have input into the issues of public necessity, convenience, general welfare, and good zoning practice.” (Georgetown County Zoning Ordinance, Sections 1702.206, 1702.209, 1703.) This is called due process of law and is a fundamental Constitutional right.
4. South Carolina and Georgetown County law requires that zoning is specifically “for the purpose of promoting the health, safety, morals and general welfare of the County ... ” (Georgetown County Zoning Ordinance, Article I; South Carolina Code of Laws, Section 6-29-710(A).)

5. It is well settled zoning law that an amendment to a zoning ordinance (or in this case a Planned Development) must be passed for public good, and not merely in deference to the wishes of certain individuals. "Public good" means more than the special benefits from a zoning ordinance which are conferred only upon a few, and it is not the purpose of the zoning law to permit special privileges to a few property owners.
6. The statutory authority given to municipalities to enact zoning ordinances is not unlimited, and ordinances must have a real and substantial relation to public health, safety, morals or general welfare.
7. The validity of an amendment to a zoning ordinance is determined by the same rules that are applied to original zoning ordinances, and an amendment which is arbitrary and has no relation to public health, safety, comfort, morals or welfare is invalid.
8. A zoning ordinance cannot be amended to the prejudice of those who have purchased property or made other changes of position in reliance on it unless the amendment is substantially related to the public good.
9. There is no right on the part of a property owner to a zoning change, and the burden of proving the public necessity is on the one requesting the change. Indeed, the relevant Georgetown County Application specifically states, "the burden of proving the need for the proposed amendment rests with the applicant." (emphasis added.)

APPLICATION OF LAW TO THE FACTS OF THIS MATTER

1. The present owner of this property purchased it knowing full well that it was part of a planned development and knowing that it had long been zoned for a specifically non-residential use, i.e., tennis facility.
2. The present owner has no right to expect or assume that he can amend the zoning of his property to something other than what it was when he acquired it, namely, a non-residential use, i.e. tennis facility.
3. It is a seductive argument on the part of those who are proposing this change to suggest that as long as the proposed use is consistent with the neighborhood in terms of density and in other respects, there is some inherent "right" to use this property in a way other than that for which it is zoned. This is NOT valid.
4. The residential density of this property as presently zoned is zero (0), and there is no inherent right on the part of the landowner to expect that it should ever be anything other than zero (0.)
5. Adjoining landowners and the public DO have the right to expect this property to remain zoned as it was when they purchased their properties. People who purchased homes next to this planned development, which is specifically zoned as non-residential use, have a

right to expect that it will remain non-residential and that they will not have 19 houses built next door to them. In other words, they have every right to expect that the residential density will remain zero (0) – as it is presently zoned.

6. There are more than one thousand (1,000) people, comprised of adjoining landowners, people residing in the immediate neighborhood, and other concerned citizens of the Waccamaw Neck, who have signed a petition opposing this zoning change.
7. More than two hundred (200) people showed up at the Planning Commission meeting on October 17, 2019, to oppose this requested zoning change. Approximately a dozen people were permitted to speak on behalf of those opposing this zoning change. Not a single person, other than the representatives of the applicant, spoke in favor of it.
8. There is absolutely NO NEED for additional housing on the Waccamaw Neck as there are presently more than four-thousand (4,000) shovel-ready lots available for residential development that are already zoned residential.
9. The applicant has not only FAILED to meet his burden of proving a public need for this amendment, he has failed to present ANY EVIDENCE to establish a public need.
10. The Planning Commission voted to DENY this application at its meeting on October 17, 2019.

CONCLUSION

For the foregoing reasons, this Application to Amend the PD at Litchfield Racquet Club should be denied as a matter of law.

In addition to the legal reasons set forth above, there are a multitude of other relevant and legitimate matters raised by those who oppose this application, any or all of which would justify the denial of this application to amend, namely:

- (a) the dangerous traffic situation on a highway that has far exceeded its design volume;
- (b) the already hazardous intersection at Litchfield Country Club and Highway 17;
- (c) impossibility of evacuating the Waccamaw Neck in the event of emergency;
- (d) flooding issues related to this property;
- (e) most recent amendment to this PD was conditioned on acreage remaining open space;
- (f) poor quality and appearance of the approved structures being built on this land;
- (g) no need for additional residential lots in Waccamaw Neck;
- (h) destruction of dozens of protected trees;
- (i) environmental concerns
- (j) lot size and density not consistent with neighborhood
- (k) absolutely no public need served by such an amendment;
- (l) there is a viable buyer for this property who will use it as it is presently zoned

For all of these additional reasons, this rezoning should be denied.