

**Minutes**  
**Sumter County Council**  
**Regular Meeting**  
**March 11, 2008 - Held at 6:00 p.m.**  
**County Administration Building County Council Chambers**  
**13 E. Canal Street, Sumter, SC**

**MEMBERS PRESENT:** Vivian Fleming-McGhaney, Chairwoman; Eugene Baten, Vice Chairman; Artie Baker, Larry Blanding, Jimmy Byrd, and Charles T. Edens.

**MEMBERS ABSENT:** Councilman Roland Robinson

**STAFF MEMBERS PRESENT:** Mr. William T. Noonan, County Administrator; Mrs. Mary W. Blanding, Clerk to County Council; Mr. George McGregor, Planning Director; Mrs. Pam Craven, Finance Director; Mrs. Lorraine Dennis, Deputy County Administrator/Human Resources Director; Mrs. Keysa Rogers, Budget Analyst; the Honorable Carolina B. Richardson, County Treasurer; and the Honorable Verna Moore, Sumter County Coroner.

**MEDIA PRESENT:** The Item

**PUBLIC PRESENT:** Approximately 8 members of the public were in attendance.

**CALL TO ORDER:** Chairwoman Vivian Fleming-McGhaney called Sumter County Council's meeting of March 11, 2008, to order.

**INVOCATION:** Vice Chairman Baten gave the invocation.

**PLEDGE OF ALLEGIANCE:** All in attendance repeated the Pledge of Allegiance.

**NOTE:** The Chairwoman stated that she wanted the public to know that Councilman Robinson is absent due to the death of his father. Council's prayers are extended to him and his family.

**RECONITION:** The Clerk recognized members of Junior County Council: Jeremy Richardson, Kimberly Arnold, and Trenton Green. Terry Sumter, the Advisor for Junior County Council, was also in attendance.

**APPROVAL OF AGENDA:** Councilwoman McGhaney stated that she would entertain a motion to approve the March 11, 2008, agenda with any additions, deletions, or as printed. The Clerk asked Council to consider removing from the March 11, 2008, agenda Item#2 under New Business.

**ACTION:** MOTION was made by Councilman Baker, seconded by Vice Chairman Baten, and unanimously carried by Council to approve the March 11, 2008, agenda as amended by removing Item #2 under New Business.

**ACTION ON MINUTES OF FEBRUARY 26, 2008:** Chairwoman McGhaney stated that she would entertain a motion to approve the minutes of County Council's meeting of February 26, 2008.

**ACTION:** MOTION was made by Councilman Baker, seconded by Councilman Byrd, and unanimously carried by Council to grant approval of the minutes of February 26, 2008, as prepared by the Clerk.

## LAND USE MATTERS AND REZONING REQUESTS -

### Planned Development/Rezoning Request -

1. **OA-07-09 -- Second Reading/Public Hearing--08-659 - ATC Development (County) -- Request To Amend All Sections Of The City Of Sumter And The Sumter County Zoning And Development Standards Ordinances Regarding Development Standards For Townhouses. (Prior to action on second reading, Council will hold a public hearing on this matter.)**

Mr. McGregor, the Planning Director, stated that this is second reading to an ordinance amendment to amend the Sumter County Zoning and Development Standards Ordinances regarding Development Standards for Townhouses. He stated that there is no "clear Exhibit" for Townhouses Development Standards as there are exhibits listed for all other residential districts. Also, it is recommended to change the minimum separation distance between two townhouses from thirty feet to fifteen feet.

The Planning Commission and Planning staff recommended approval of these changes.

### **PUBLIC HEARING:**

The Chairwoman convened a public hearing and asked if anyone wished to speak in favor of or opposition to the proposed ordinance amended. No one spoke to this issue; therefore, the Chairwoman closed the public hearing and Council took action on second reading.

**ACTION:** MOTION was made by Vice Chairman Baten, seconded by Councilman Baker, and unanimously carried by Council to grant second reading approval of the proposed ordinance amendment.

2. **RZ-08-03 - First Reading -- Albert and Joan Yonson -- Request To Rezone +/- 6.0 Acres Located At 2888 Cains Mill Road From Agricultural Conservation (AC) To Limited Commercial (LC); Tax Map # 180-00-03-001.**

The Planning Director stated that this proposed first reading is from Albert and Joan Yonson. They would like to rezone 2888 Cains Mill Road from Agricultural Conservation to Limited Commercial. This property intersects with Pinewood Road.

Mr. McGregor also stated that the Sumter County 2020 Comprehensive Plan designates this parcel as Limited Business Development, which is designed to meet the needs of a smaller residential market, and to serve as a transitional area between residential and general commercial development. By rezoning the property from Agricultural Conservation to Limited Commercial, the County of Sumter will be providing the means of implementing the limited commercial development of this property. However, as a matter of policy, the County Comprehensive Plan also addresses premature commercial developments by stating

“all future commercial development are to be designed in a manner that minimizes the negative impacts on traffic circulation and adjacent land use; as well as, prohibits the encroachment of commercial development into established residential areas” (pg. 108, City/County Comprehensive Plan).

Therefore, in order to protect the property values and character of the surrounding residential area and meet the desires of the applicant and County, Planning staff recommends only the front portion of the property, approximately 2.1 acres of property – a depth of 300 feet -- be rezoned to Limited Commercial. The remaining portion of the property, approximately 4.9 acres would remain Agricultural Conservation. This recommendation is based on the 2020 Comprehensive Plan supporting the proposed rezoning, as well as, the adopted policies that are aimed to protect residential/rural areas from premature commercial development.

Councilman Edens asked whether or not it would be good to ask the applicant for a Planned Development. Mr. McGregor stated that a Planned Development is always good to ask for in mixed uses; however, for this piece of property, Mr. McGregor would not recommend asking for a Planned Development.

The applicant has been informed of the recommendation by the Planning Commission which is before County Council for first reading approval.

**ACTION:** MOTION was made by Councilman Edens, seconded by Councilman Baker, and unanimously carried by Council to grant first reading approval to this proposed ordinance amendment with 2.1 acres of the property being rezoned to Limited Commercial, a depth of 300 feet – and the remaining proportion, approximately 4.9 acres would remain Agricultural Conservation.

**Street Name Change - None**

**Grant Awards - None**

**OTHER PUBLIC HEARINGS - None**

**NEW BUSINESS**

(1) A Resolution Declaring April 2008, As Fair Housing Month In Sumter County, South Carolina.

The Clerk to Council presented this proposed resolution to Council for review and adoption. After reviewing the resolution, Council took action on its adoption, which is listed below.

WHEREAS, Sumter County Council desires that its citizens be offered the opportunity to attain a decent and sanitary living environment; and,

WHEREAS, Sumter County Council recognizes that 2008 marks the 40<sup>th</sup> anniversary of the passage of the Fair Housing Act, the federal law that

prohibits discrimination in housing; and in 1989, South Carolina passed a Fair Housing Law that provides rights and remedies substantially equivalent to those found in the Federal Fair Housing Act; and

**WHEREAS**, Sumter County Council rejects discrimination on the basis of race, color, sex, national origin, religion, ancestral status, and disability; and,

**WHEREAS**, Sumter County desires that every citizen be offered the opportunity to live in the home of his or her choice; hence, Sumter County Government does not discriminate in its housing practices;

**NOW THEREFORE BE IT RESOLVED**, that we the members of Sumter County Council do hereby designate **April** as **FAIR HOUSING MONTH** in the County of Sumter, South Carolina and recognize the importance of Fair Housing benefits for its citizenry; Council will continue to promote and advocate fair housing for all of its citizens.

**ACTION:** MOTION was made by Councilman Byrd, seconded by Councilman Baker, and unanimously carried by Council to grant approval of the resolution and directed the Chairwoman and the Clerk to execute and deliver the resolution on behalf of County Council.

(2) It May Be Necessary To Hold An Executive Session To Receive A Legal Briefing From The County Attorney Or Discuss Contractual Or Personnel Matters.

(A) Evaluation Of Council's Staff Member. (This matter will be held at the end of the meeting Prior To Adjournment.) This matter was removed from the agenda.

**OLD BUSINESS - None**

**COMMITTEE REPORTS:**

(1) Internal Affairs Committee Meeting Held On Monday, March 10, 2008, At 12:00 P.M. In County Council's Conference Room At The County Administration Building (Committee Members: Byrd, Blanding, And Robinson.)

The Committee Chairman, Councilman Byrd, gave the following report.

◆ **Stormwater Management And Sediment Control:** Appoint Mr. Todd Champion

**ACTION:** A MOTION and second were received from the Committee and unanimously carried by Council to approve the recommendation as presented.

◆ **Planning Commission:** Appoint Mrs. Tammy Adams-Kelly

**ACTION:** A MOTION and second were received from the Committee and unanimously carried by Council to approve the recommendation as presented.

- (2) Fiscal, Tax, and Property Committee Meeting Held On Tuesday, March 11, 2008, At 4:30 P.M. In County Council's Conference Room At The County Administration Building (Committee Members: McGhaney, Blanding, and Edens - All Council Members Are Asked To Attend This Meeting.)

The Chairman of the Committee, Chairwoman McGhaney, gave the following report and recommendations.

- ◆ **Community Development Block Grant (CDBG):** The Committee received information from the Grants Coordinator concerning which grants could be applied for during the CDBG submission process; it was recommended that Council continue the development of the Shiloh Waster System in its CDBG program.

**ACTION:** A MOTION and second were received from the Committee and unanimously carried by Council to approve the recommendation as presented.

- ◆ **Request From Santee Wateree Regional Transportation Authority (SWRTA):** The County Administrator received a request from Mrs. Ann August, the executive Directors of SWRTA, asking for "on-going" landscape maintenance assistance for the new Intermodal Transportation Center. The Administrator asked the Committee to defer action until he can receive clarification on "on-going" as it relates to the landscape maintenance from SWRTA.

- ◆ **Request From Goodwill Educational And Historical Society):** The Committee received information from the Goodwill Educational and Historical Society requesting that Council write a letter of support or to be partners with the institute in submitting an application for T-21 funds. It was suggested that the Clerk clarify "partners" in this request and if appropriate, the Chairwoman of Sumter County Council will write a letter of support for the grant application of T-21 funds.

**ACTION:** A MOTION and second were received from the Committee and unanimously carried by Council to approve the recommendation as presented.

- (3) Report From Council Members On Other Meetings, Trainings, and/or Conferences.

- ◆ Councilman Edens attended the S. C. Rural Summit held in Clemson, South Carolina. He attended several workshops and really enjoyed the workshop with Joe Mack, From Pretender to Contender; the workshop was based on economic development. He also enjoyed the Mayor from Oklahoma who assisted in revitalizing his community. Mr. Edens also toured Clemson University's International Center for Automotive Research and several other areas.
- ◆ Councilman Blanding stated that he had the pleasure of attending the National Association Of County's Legislative Conference in Washington, DC. The information from the Conference will be given to the Clerk. One particular issue at the conference

was Medical issues at Correctional Centers and Communities handling military bases in the community.

- ◆ Chairwoman McGhaney congratulated the Clerk to Council for being elected to the S. C. Association of Counties Clerk To Council Association Board.

**MONTHLY REPORTS:**

- ◆ Sumter County Financial Statement of General Fund - As Of The Period Ending January 2008.
- ◆ 4<sup>th</sup> BCD Saint Barbara's Awards Ceremony
- ◆ Minutes of Sumter Economic Development Zoning Board Of Appeals Committee Meeting Cancellation
- ◆ Sumter Soil and Conservation District
- ◆ Lake Marion Regional Water Agency
- ◆ Letter To Senator Leventis Concerning Santee Cooper
- ◆ Letters To Sumter Count Legislative Delegation Concerning Capital Sales Project
- ◆ News Article, The Item - Tough Sex Crime Bill Lowers Consent Age
- ◆ Letter From Carl Holmes
- ◆ Sumter County Budget Expenditures By Departments
- ◆ Request From M. H. Newton Family Life Enrichment Center
- ◆ Shaw-Sumter Community Council
- ◆ Sumter Legislative Day, April 2, 2008

**ADMINISTRATOR'S REPORT:**

- ◆ Senate Bill 1105 - There will be a Senate hearing on Wednesday, March 26, 2008, and the Administrator plans to attend to assist as necessary.
- ◆ Due to high winds, buildings located on the Sumter County Public Works Department site were damaged by fire. Several wires broke and once the fire touched the old storage sheds, fire occurred.
- ◆ The County's Budget process will begin soon; department heads are requested to have their budgets prepared and forwarded to the Finance Department by Wednesday, February 27, 2008. The budget meetings will begin the week of March 3, 2008.
- ◆ Departmental Budget meetings have been held and are moving along very well.

**PUBLIC COMMENT:**

The Chairwoman asked if anyone from the public would like to make comments to members of Sumter County Council. No one spoke.

**ADJOURNMENT:**

There being no further business and no additional comments from the public, the meeting was adjourned at 6:43 p.m.

*Vivian Fleming McGhaney*  
Chairman or Vice Chairman  
Sumter County Council

Respectfully submitted,

*Mary W. Blanding*  
Clerk to County Council  
Sumter County Council

Approved: March 25, 2008

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

Public Notified: Yes

Manner Notified: Agendas posted on bulletin board on third floor of the Administration Building.

Date Posted: March 6, 2008

Media Notified: Yes

Manner Notified: Agendas were sent to most radio stations, television stations, and newspapers in the Sumter, Columbia, Manning, and Florence communities. Also, E-Mail notification was sent to Sumter County's Home Page, WIBZ, The Item, The Chamber, Time Warner Cable.

Date Notified: March 6, 2008

Respectfully submitted,

*Mary W. Blanding*

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