



Chester County Council Meeting

R. Carlisle Roddey Government Building
1476 J A Cochran Bypass | Chester, SC 29706
Monday, October 7, 2024 | 6:00 PM

MINUTES

Present: Chairman Joe Branham, Vice Chairman Pete Wilson, Councilman Corey Guy, Councilman Mike Vaughn, Councilman John Agee, Councilwoman Erin Mosley, County Administrator Brian Hester, County Attorney Nicole Workman

Absent: Councilman William Killian

1. CALL TO ORDER

Chairman Branham called the meeting to order at 6pm.

2. PLEDGE OF ALLEGIANCE AND INVOCATION

The allegiance was recited, and invocation given by Councilman Guy.

3. APPROVAL OF MINUTES

- a) September 16, 2024 Council Meeting Minutes
Councilwoman Mosley motioned to approve, second by Vice Chairman Wilson. Vote 6-0 to approve.
- b) September 23, 2024 Council Workshop Minutes
Vice Chairman Wilson motioned to approve, second by Councilwoman Mosley. Vote 5-0 to approve. Chairman Branham was absent from the Workshop and recused from the vote.

4. CITIZEN'S COMMENTS

None

5. PUBLIC HEARING

- a) 3rd Reading of Ordinance 2024-14
An ordinance amending Ordinance 2022-10, which amended Ordinance No. 2021-16, to provide for the designation and expenditure of unallocated ARPA funds; and providing for other related matters.

6. ORDINANCES | RESOLUTIONS | PROCLAMATIONS

- a) 3rd Reading of Ordinance 2024-14
An ordinance amending Ordinance 2022-10, which amended Ordinance No. 2021-16, to provide for the designation and expenditure of unallocated ARPA funds; and providing for other related matters.
Councilman Vaughn motioned to approve, second by Councilwoman Mosley. Vote 6-0 to approve.
- b) 2nd Reading of Ordinance 2024-15
To adopt various international and standard codes relating to inspection activities and enforcement of building provisions.
Councilwoman Mosley motioned to approve, second by Councilman Vaughn. Vote 6-0 to approve.

c) 1st Reading of Ordinance 2024-16

An ordinance authorizing the Chester Fire District, South Carolina to issue general obligation bonds in the principal amount not exceeding \$935,000; and providing for other related matters.

Administrator Hester informed Council members that the Chester Fire District satisfied their last bond that was taken out for a fire truck. He stated they are in need of another truck and are requesting another bond using the fund balance that they have.

Attorney Michael Kozlarek addressed Council to explain there was a borrowing done approximately ten years ago and that bond has retired; therefore, taxpayers should see their millage decrease this year. Mr. Kozlarek stated that if there would be an increase in taxes, it would be a slow increase over three years. He also reiterated that this will only affect citizens inside of the Chester Fire District.

Councilman Agee motioned to approve, second by Councilwoman Mosley. Vote 6-0 to approve.

d) Resolution 2024-11 ordering a public hearing on the question of issuing general obligation bonds by the Chester Fire District, South Carolina in Chester County, South Carolina pursuant to Title 6, Chapter 11, Code of Laws of South Carolina, 1976, as amended; and other related matters.

Councilman Agee motioned to approve, second by Councilman Guy. Vote 6-0 to approve.

e) A proclamation honoring all Chester County Firefighters and Proclaiming October 2024 as Fire Prevention Month

The proclamation was given by Chairman Branham and received by Kell Benson, JP McNeil, TJ Martin, Ka'Nya Givens, Dillon Garris, and Mary Culp.

7. ADMINISTRATOR'S REPORT

Administrator Hester began by speaking of the impacts of Hurricane Helene within our county. He spoke on the importance of volunteer firefighters and how we would not be able to provide fire service throughout our county without them. Mr. Hester spoke about the amount of power outages and how the linemen worked around the clock to restore power. Mr. Hester commended the hard work of the 911 dispatch center and Sheriff's Office staff with the number of calls that were taken and dispatched within a 24 hour period. Administrator Hester stated that Mr. Ed Darby is waiting for news about individual assistance with FEMA; however, replacement SNAP benefits are available for the citizens of Chester County that qualify for that program. Mr. Hester stated that the generator at the airport was very beneficial in order to keep the airport operational to get supplies to the northern and western counties that were greatly affected by the storm. Administrator Hester thanked everyone for their help in getting Chester County back operational. He informed Council about generators that will be installed at the landfill and two convenience sites, the Great Falls Memorial Building, and the Chester County Courthouse. Mr. Hester also announced that the Chester County Landfill will be waiving the fees for storm debris until October 26. He also stated that the Household Hazardous Waste and Paper shredding Day this past weekend had a great turnout with over 150 citizens participating and 7,200 pounds of paper that was shredded. Lastly, Administrator Hester encouraged citizens to participate in the 2025 Chester County Comprehensive Plan survey.

8. OLD BUSINESS

9. NEW BUSINESS

a) Economic Development Update

Robert Long, Economic Development Director

Director Long informed Council that the Economic Development department has had a flurry of projects the last few weeks and they currently have 74 projects. Mr. Long stated that 67% of their projects have been direct leads and which is about 2/3 of the projects, typically only 1/3 of the projects are direct leads in rural counties. Director Long stated there has been an increase in projects related to electric vehicle batteries and a decrease in logistics and warehouse distribution. Mr. Long also stated that he has seen an increase in food and beverage projects. Director Long informed Council that he was recognized in the Charlotte Business Journal and made the Power 100 List and that there is recognition of Chester County in the Southern Business and Development magazine. Director Long expressed that the future of the Chester County community is very bright.

10. BOARDS AND COMMISSIONS

a) Catawba Mental Health Board Nomination

Erin Mosley, Council Member At-Large

Councilwoman Mosley motioned to nominate Jessica Schmittle for the Catawba Mental Health Board, second by Councilman Vaughn. Vote 6-0 to nominate.

11. EXECUTIVE SESSION

Councilwoman Mosely motioned to enter executive session, second by Councilman Guy. Vote 6-0 to enter executive session.

- a) Discussion of matters relating to the proposed location, expansion, or the provision of services encouraging location or expansion of industries or other businesses in the area served by the public body – Project P2464
- b) Discussion of matters relating to the proposed location, expansion, or the provision of services encouraging location or expansion of industries or other businesses in the area served by the public body – Project P2468
- c) Discussion of matters relating to the proposed location, expansion, or the provision of services encouraging location or expansion of industries or other businesses in the area served by the public body – Project P2469
- d) Discussion of personnel matter regarding Human Resources
- e) Receipt of legal advice relating to a tax increment financing district covered by the attorney-client privilege

12. ACTIONS FOLLOWING EXECUTIVE SESSION

Councilman Vaughn motioned to return to regular session, second by Vice Chairman Wilson. Vote 6-0 to return to regular session.

Chairman Branham announced that all items were taken as information only.

- a) Action taken regarding Project P2464
- b) Action taken regarding Project P2468
- c) Action taken regarding Project P2469
- d) Action taken regarding Human Resources personnel matter
- e) Action taken regarding legal advice relating to a tax increment financing district

13. COUNCIL COMMENTS

Councilman Vaughn recognized the hard work with the food distribution by Libby Sweatt with the Fort Lawn Community Center and how beneficial it is to Chester County.

Councilman Agee stated that men and women from Chester County went to North Carolina to help with the devastating impacts of the storm and he expressed his appreciation for the volunteers.

Councilwoman Mosley asked that we keep Florida in our prayers for the upcoming hurricane that they are about to experience.

Chairman Branham asked Administrator Hester if there was a way to donate \$5,000 on behalf of the county to an organization. Administrator Hester stated there are numerous organizations and he will work on that.

Vice Chairman Wilson announced the Faith in Blue praying event being hosted by Chester County Sheriff's Office on Sunday, October 13th from 5:30-6:30pm.

14. ADJOURN

Councilwoman Mosley motioned to adjourn, second by Councilman Guy. Vote 6-0 to adjourn.

8:07PM

Kristie Donaldson
Clerk to County Council