

Jason M. Springs
District 1

Andrew T. Rodgers, Jr.
District 2

Dr. Alphonso Bradley
District 3

Jerry W. Yarborough, Jr.
District 4

Kent C. Caudle
District 5

Stoney "Toney" C. Moore
District 6

Waymon Mumford
District 7

C. William Schofield
District 8

Willard Dorriety, Jr.
District 9

AGENDA *REVISED*
FLORENCE COUNTY COUNCIL
REGULAR MEETING
180 NORTH IRBY STREET,
COUNTY COMPLEX
COUNCIL CHAMBERS, ROOM 803
FLORENCE, SOUTH CAROLINA
THURSDAY, JUNE 19, 2025
9:00 A.M.

The Council meeting will be accessible via live stream at www.florenceco.org.

- I. **CALL TO ORDER:** C. WILLIAM SCHOFIELD, CHAIRMAN
- II. **INVOCATION:** WAYMON MUMFORD, SECRETARY/CHAPLAIN
- III. **PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG:**
 JERRY YARBOROUGH, JR., VICE-CHAIRMAN
- IV. **WELCOME:** C. WILLIAM SCHOFIELD, CHAIRMAN
- V. **MINUTES:**

MINUTES OF THE MAY 15, 2025 REGULAR MEETING

Council Is Requested To Approve The Minutes Of The May 15, 2025, Regular Meeting Of The County Council.

VI. PUBLIC HEARINGS:

Council Will Hold Public Hearings To Receive Public Input With Regard To The Following:

1. RESOLUTION NO. 49-2024/25

A Resolution To Authorize The Renewal Of The Lease Of +/- One Hundred Seventy (170) Acres Of Agricultural Land Located At The Florence County Industrial Park West At Forty Dollars (\$40) An Acre For A Period Of One (1) Year To A Lessee That Will Be Most Advantageous To The County.

2. RESOLUTION NO. 50-2024/25

A Resolution Authorizing The Cessation Of Maintenance On An Abandonment And/Or Closure Of A Portion Of Existing Traco Circle And All Of March Road Located Near Coward, SC In Council District 2.

3. ORDINANCE NO. 71-2024/25

An Ordinance Authorizing The Purchase Of Certain Real Property From The City Of Johnsonville, South Carolina, Comprising The City ~~Hall Building~~ **Administration Complex** Of The City Of Johnsonville, South Carolina, And The Sale Of Such Building To Florence County School District Five, South Carolina Under An Installment Purchase Agreement Between Florence County, South Carolina, And Florence County School District Five, South Carolina, And Other Matters Relating Thereto.

4. ORDINANCE NO. 72-2024/25

An Ordinance To Amend Ordinance No. 13-2018/19 And To Provide For The Creation Of The County Fire Chief.

5. ORDINANCE NO. 76-2024/2025

An Ordinance To Introduce The Rental Fees For The Lake House At Lions Park And Other Matters Relating Thereto.

6. ORDINANCE NO. 77-2024/25

An Ordinance To Create A Class Of Property Defined As A Chronic Nuisance Property, To Make Such Property Subject To Certain Remedies Including Civil Fines, And Other Matters Related Thereto.

7. ORDINANCE NO. 79-2024/25

An Ordinance Authorizing The Termination Of An Existing Fee Agreement And Execution And Delivery Of A Special Source Revenue Credit Agreement By And Between A Company Identified As Project Magnolia And Florence County, South Carolina, And Addressing Other Matters Related Thereto.

8. ORDINANCE NO. 01-2025/26

An Ordinance To Provide For The Levy Of Taxes In Florence County For The Fiscal Year Beginning July 1, 2025, And Ending June 30, 2026; To Provide For The Appropriation Thereof; To Provide For Revenues For The Payment Thereof; And To Provide For Other Matters Related Thereto.

VII. APPEARANCES:

1. RECOGNITION OF EMPLOYEES

Council Is Asked To Recognize The Employees Who Have Diligently Served The Citizens Of Florence County For 20 Years And 35 Years In The Sheriff's Office, The Twelfth Judicial Circuit Solicitor's Office, Emergency Management Department, And The Magistrate's Office.

2. SOUTH CAROLINA LAW ENFORCEMENT ACCREDITATION COUNSEL

Chief Chris Watts, Rock Hill Police Department, And A Member Of The South Carolina Law Enforcement Accreditation Counsel, At Their June 6, 2025, Meeting In Columbia, SC, Approved The Florence County Sheriff's Office As A South Carolina Accredited Law Enforcement Agency And Requests To Appear Before The County Council To Make The Presentation.

VIII. COMMITTEE REPORTS:

(Items Assigned To Committees Will Appear In *Italics*.)

Administration & Finance

(Chairman Schofield, Councilmen Mumford, Dorriety, and Rodgers)

May 1, 2025

Public Services & County Planning

(Councilman Caudle/Chair, Councilmen Bradley, and Springs)

July 1, 2021, Comprehensive Plan (Joint with Planning Commission)

April 17, 2025 Committee

Justice & Public Safety

(Councilman Springs/Chair, Councilmen Yarborough, and Moore)

May 15, 2025

Education, Recreation, Health & Welfare

(Councilman Yarborough/Chair, Councilmen Bradley, and Rodgers)

February 15, 2024

Agriculture, Forestry, Military Affairs & Intergovernmental Relations

(Councilman Schofield/Chair, Councilmen Yarborough, and Mumford)

July 1, 2021

April 10, 2025, City-County Conference Committee

IX. RESOLUTIONS/PROCLAMATIONS:

RESOLUTION OF RECOGNITION:

1. CAROLINA ACADEMY VARSITY GIRLS' SOFTBALL TEAM

Council Is Requested To Approve The Resolution Of Recognition Of The Carolina Academy Varsity Girls' Softball Team As The 2025 South Carolina Independent School Association (SCISA) Class 2A State Champions.

2. CAROLINA ACADEMY VARSITY GIRLS' TENNIS TEAM

Council Is Requested To Approve The Resolution Of Recognition Of The Carolina Academy Varsity Girls' Tennis Team As The 2024 South Carolina Independent School Association (SCISA) Class 2A State Champions.

RESOLUTIONS:

1. RESOLUTION NO. 36-2024/25 (*Deferral*)

A Resolution Authorizing The Cessation Of Maintenance On An Abandonment And/Or Closure Of Existing Palmer Road, Located Near Cartersville, S.C. In County Council District 4.

2. RESOLUTION NO. 49-2024/25

A Resolution To Authorize The Renewal Of The Lease Of +/- One Hundred Seventy (170) Acres Of Agricultural Land Located At The Florence County Industrial Park West At Forty Dollars (\$40) An Acre For A Period Of One (1) Year To A Lessee That Will Be Most Advantageous To The County.

3. RESOLUTION NO. 50-2024/25

A Resolution Authorizing The Cessation Of Maintenance On An Abandonment And/Or Closure Of A Portion Of Existing Traco Circle And All Of March Road Located Near Coward, SC In Council District 2.

4. RESOLUTION NO. 51-2024/25

A Resolution Requesting Florence County To Update And Renew Contracts To Administer Certain Planning And Building Code Enforcement Services For The City Of Johnsonville; And Matters Related Thereto.

5. RESOLUTION NO. 52-2024/25

A Resolution To Amend Section 4 Of Resolution No. 5-2009/10 In Order To Authorize The Increase Of The Monthly Limit Of One (1)

Participant And The Addition Of One (1) New Participant In The South Carolina Procurement Card Program.

6. RESOLUTION NO. 53-2024/25

A Resolution Designating Specific Individual Projects To Be Funded From CPST III Excess Pursuant To Section 2.02 Of Ordinance 16-2023/24.

X. EXECUTIVE SESSION:

Pursuant To Section 30-4-70 Of The South Carolina Code Of Laws 1976, As Amended,

- To Receive Legal Advice Regarding Ordinance No. 71-2024/25.
- To Discuss An Evolving Lawsuit Against The Florence County Sheriff's Office And Florence County.

XI. ORDINANCES IN POSITION:

A. THIRD READING

1. ORDINANCE NO. 70-2024/25

An Ordinance Authorizing The Application Of Surplus Proceeds Of The Original Principal Amount \$14,000,000 General Obligation Bonds, Series 2025A Of Florence County To Defray The Costs Of Other Capital Projects Of Florence County Including Renovations Of And Improvements To The Florence County Complex, ~~The Purchase Of Real Property By Florence County For County Purposes~~ **Improvements To The Florence County Library**, And Improvements To The Florence Regional Airport.

2. ORDINANCE NO. 71-2024/25

An Ordinance Authorizing The Purchase Of Certain Real Property From The City Of Johnsonville, South Carolina, Comprising The City ~~Hall Building~~ **Administration Complex** Of The City Of Johnsonville, South Carolina, And The Sale Of Such Building To Florence County School District Five, South Carolina Under An Installment Purchase Agreement Between Florence County, South

Carolina, And Florence County School District Five, South Carolina, And Other Matters Relating Thereto.

3. ORDINANCE NO. 73-2024/25

An Ordinance To Ratify FY25 Budget And Grant Council Actions Previously Authorized By Council And Other Matters Related Thereto.

4. ORDINANCE NO. 74-2024/25

An Ordinance To Provide For The Issuance And Sale Of Not Exceeding Four Million Nine Hundred Fifty Thousand Dollar (\$4,950,000) General Obligation Bonds In One Or More Series Of Florence County, South Carolina, To Prescribe The Purposes For Which The Proceeds Of Said Bonds Shall Be Expended, To Provide For The Payment Of Said Bonds, And Other Matters Relating Thereto.

5. ORDINANCE NO. 01-2025/26

An Ordinance To Provide For The Levy Of Taxes In Florence County For The Fiscal Year Beginning July 1, 2025, And Ending June 30, 2026; To Provide For The Appropriation Thereof; To Provide For Revenues For The Payment Thereof; And To Provide For Other Matters Related Thereto.

B. SECOND READING:

1. ORDINANCE NO. 72-2024/25

An Ordinance To Amend Ordinance No. 13-2018/19 And To Provide For The Creation Of The County Fire Chief.

2. ORDINANCE NO. 76-2024/2025

An Ordinance To Introduce The Rental Fees For The Lake House At Lions Park And Other Matters Relating Thereto.

3. ORDINANCE NO. 77-2024/25

An Ordinance To Create A Class Of Property Defined As A Chronic Nuisance Property, To Make Such Property Subject To Certain Remedies Including Civil Fines, And Other Matters Related Thereto.

4. ORDINANCE NO. 78-2024/25 (*Deferral*)

An Ordinance Authorizing The Execution And Delivery Of Documents Relating To The Provision Of County Facilities; Consenting To And Approving The Issuance Of Not Exceeding \$20,000,000 Florence County Public Facilities Corporation Installment Purchase Revenue Bonds (Comprehensive Facilities Improvements) Series 2025 By The Florence County Public Facilities Corporation To Provide Funding To Finance The Costs Of Acquisition, Construction, Renovation And Expansion Of County Facilities; Consenting To And Approving The Execution Of An Amended Base Lease And Conveyance Agreement By And Between Florence County, South Carolina And The Florence County Public Facilities Corporation; Consenting To And Approving The Execution Of An Amended Facilities Purchase And Occupancy Agreement Relating Thereto By And Between Florence County, South Carolina And The Florence County Public Facilities Corporation; Consenting To The Form Of A Bond Purchase Agreement Or Other Terms Of Sale To Be Entered Into Or Agreed To By The Florence County Public Facilities Corporation And The Initial Purchaser Of The Bonds; Consenting To The Form Of A Supplemental Trust Agreement To Be Entered Into By The Florence County Public Facilities Corporation, And The Trustee For The Bonds; And Together Therewith An Assignment To The Trustee For The Bonds Of Certain Rights To Payment And Other Rights Of Florence County Public Facilities Corporation Under The Facilities Purchase And Occupancy Agreement; And Making Provision For All Other Matters Relating To The Foregoing.

5. ORDINANCE NO. 79-2024/25

An Ordinance Authorizing The Termination Of An Existing Fee Agreement And Execution And Delivery Of A Special Source Revenue Credit Agreement By And Between A Company Identified

As Project Magnolia And Florence County, South Carolina, And Addressing Other Matters Related Thereto.

C. INTRODUCTION:

1. ORDINANCE NO. 80-2024/25

An Ordinance To Change The Zoning Designation For A Portion Of The Properties Located Off Of W. Main Street, W. Hampton, and N. Lynchburg Highway, Olanta, SC, From Unzoned To B-3 General Commercial District. This Amendment Shall Apply To The Following Properties As They Are Reflected On The Tax Maps As: 00045-03-046, 00045-03-084, 00045-03-103, 00045-03-123, and 04510-03-023; And Other Matters Related Thereto. (Planning Commission Approved 6 to 0; Council District 1)

2. ORDINANCE NO. 81-2024/25

An Ordinance To Change The Zoning Designation For A Portion Of The Properties Located Off Of E. Hampton Street and Alice Myers Drive, Olanta, SC, From Unzoned To R-1, Single Family Residential District. This Amendment Shall Apply To The Following Properties As They Are Reflected On The Tax Maps As: 00045-03-048, 00045-03-0049, 00045-03-056; And Other Matters Related Thereto. (Planning Commission Approved 6 to 0; Council District 1)

3. ORDINANCE NO. 82-2024/25

An Ordinance To Change The Zoning Designation From Unzoned To MR, Mixed Residential, Low Density District For The Property Located Off Of Hyman Circle, Olanta, SC, As Shown On the Tax Maps As: 00045, Block 03, Parcel 092; And Other Matters Related Thereto. (Planning Commission Approved 6 to 0; Council District 1)

4. ORDINANCE NO. 83-2024/25

An Ordinance To Change The Zoning Designation From Unzoned To MMF, Mixed Multi-Family District For The Property Located

Off Of Augusta Street, Olanta, SC, As Shown On The Tax Maps As: 00045, Block 03, Parcel 013; And Other Matters Related Thereto. (Planning Commission Approved 6 to 0; Council District 1)

5. ORDINANCE NO. 84-2024/25

An Ordinance To Change The Zoning Designation For A Portion Of The Properties Located Off Of Coates Farm Road And South Jones Road, Olanta, SC, From Unzoned To RU-1, Rural Community District. This Amendment Shall Apply To The Following Properties As They Are Reflected On The Tax Maps As: 00045-03-045 And 04610-03-012; And Other Matters Related Thereto. (Planning Commission Approved 6 to 0; Council District 1)

6. ORDINANCE NO. 85-2024/25

An Ordinance For Text Amendments To The Florence County Code Of Ordinances, Chapter 30, ZONING ORDINANCE, ARTICLE III. – CONDITIONAL USE REGULATIONS, Sec. 30-99. Temporary Uses. (Planning Commission Approved 6 to 0)

7. ORDINANCE NO. 86-2024/25

An Ordinance For Text Amendments To The Florence County Code Of Ordinances, Chapter 30, ZONING ORDINANCE, ARTICLE I. – ESTABLISHMENT, PURPOSE, RULES FOR THE INTERPRETATION OF ZONING DISTRICTS, AND ZONING ANNEXED PROPERTY, Sec. 30-9. UNZONED AREAS. (Planning Commission Approved 6 to 0)

8. ORDINANCE NO. 87-2024/25

An Ordinance Authorizing The Enlargement Of The Joint County Industrial Park Between Florence County, South Carolina And Williamsburg County, South Carolina, To Include Property Located In Williamsburg County; And Other Matters Related Thereto.

XII. APPOINTMENTS TO BOARDS & COMMISSIONS:

1. ACCOMMODATIONS TAX ADVISORY COMMITTEE

Council Is Requested To Approve The Appointment Of Brittany Reames To Serve On The Accommodations Tax Advisory Committee, Replacing Jamey Kirby, Representing Seat 2 With The Expiration Term Of June 30, 2028.

2. PEE DEE WORKFORCE DEVELOPMENT BOARD

Council Is Asked To Approve The Reappointment Of Dr. Jermaine Ford, Representing The Training & Education Seat, And To Approve The Appointment Of Charity Gerald, Representing The Industry & Business Seat, To Serve On The Pee Dee Workforce Development Board With The Appropriate Expiration Terms.

XIII. REPORTS TO COUNCIL:

A. ADMINISTRATION:

1. MONTHLY REPORTS

Monthly Financial Reports Are Provided To Council For The Fiscal Year 2025 Through April 30, 2025, As An Item For The Record.

2. SC WORKFORCE INNOVATION AND OPPORTUNITY ACT LOCAL PLANS

Council Is Requested To Approve The Pee Dee Local Workforce Development Area To Apply For Redesignation As A Local Area Under The Provisions Of The Workforce Innovation And Opportunity Act (WIOA).

3. PURCHASE OF PROPERTY

Council Is Requested To Approve The Purchase Of A 14-Acre Portion Of Real Property Consisting Of 17.52 Acres +/- And Identified As Florence County TMS #00176-01-007 And Authorize The County Administrator To Execute The

Appropriate Documents Pending Review From The County Attorney.

4. PURCHASE OF PROPERTY

Council Is Requested To Approve The Purchase Of A Portion Of Real Property (Five Acres) Identified As Florence County TMS #90081-01-026 And Authorize The County Administrator To Execute The Appropriate Documents Pending Review From The County Attorney.

5. ACCOMMODATIONS TAX ADVISORY COMMITTEE

Council Is Asked To Approve The Expenditure Of \$185,000.00 In State Accommodations Tax Funding Allocations To Be Distributed To The Various Recipients As Recommended By The Accommodations Tax Advisory Committee For FY25/26, With Funding Availability Confirmed By The County Administrator And Finance Director.

6. WORKFORCE DEVELOPMENT BOARD BUDGET

Council Is Requested To Approve The Pee Dee Workforce Development Board Program Year 2025 Budget As Stated In Section 107(D)(12)(A) Of The Workforce Innovation And Opportunity Act (WIOA).

7. DECLARATION OF SURPLUS TIMBER

Council Is Requested To Approve The Declaration Of Surplus Timber Located On Approximately +/- 15 Acres Of Land Owned By Florence County (TMP 00194-31-140) In Florence County Industrial Park South And For The County Administrator To Enter Into A Contract For Disposal That Will Be Most Advantageous To The County.

8. DUKE ENERGY EASEMENT

Council Is Asked To Authorize The County Administrator To Execute An Easement To Duke Energy Progress, LLC, For The Transmission, Substation, And Access To The Property Known

As Duke Energy Progress, LLC Map No. 108181-863715 To Be Funded By Duke Energy.

B. PROCUREMENT/PUBLIC WORKS:

BID NO. 51-24/25

Council Is Requested To Award Bid No. 51-24/25, CPST III Dirt-To-Pave Project In District 5 To Chipley Company, Inc., Florence SC, In The Amount Of \$735,539.50 To Be Funded From CPST III Budgeted Funds (*2 Compliant Bids*).

C. PROCUREMENT/PARKS & RECREATION:

BID NO. 54-24/25

Council Is Requested To Award Bid No. 54-24/25, Disc Golf Bathroom/Storage Building To Modular Technologies, Inc. Of Kinston, NC In The Amount Of \$192,810.00 To Be Funded From Culture & Recreation Grant Funds (*1 Compliant Bid*).

D. PROCUREMENT/ PLANNING:

RFQ NO. 49-24/25

Council Is Requested To Award RFQ No. 49-24/25, Tax Increment Financing (TIF) Redevelopment Program To Kimley-Horn of Raleigh, NC To Be Funded From The FY 24-25 Planning Department Budgeted Funds And Authorize The County Administrator To Execute A Contract Pending Successful Negotiations. (*1 Proposal Received*).

E. SHERIFF'S OFFICE:

1. DECLARATION OF SURPLUS

Council Is Requested To Approve The Declaration Of One (1) Glock Model 45 9MM Handgun As Surplus Property For The Purpose Of Awarding It To An Employee Who Is Retiring.

2. DECLARATION OF SUPRLUS

Council Is Requested To Approve The Declaration Of One (1) Glock Model 17 9MM Handgun As Surplus Property For The Purpose Of Awarding It To An Employee Who Is Retiring.

3. DECLARATION OF SURPLUS

Council Is Requested To Approve The Declaration Of One (1) Glock Model 45 9MM Handgun As Surplus Property For The Purpose Of Awarding It To The Employee's Family Who Died In An On Duty Motor Vehicle Accident.

F. ADMINISTRATION/GRANTS:

AMENDMENT TO ENGINEERING SERVICES CONTRACT

Council Is Requested To Approve An Amendment To The Existing Davis & Floyd Program Management Services Agreement To Provide Design And Construction Management Services To Extend The Deer Road Water Main Extension Project For An Additional \$23,500.00 To Be Funded From District 4 Capital Project Sales Tax III Funds.

G. PROCUREMENT/ECONOMIC DEVELOPMENT:

BID NO. 53-24/25

Council Is Requested To Award Bid No. 53-24/25, Division 4–8, 400 GPM Off-Site Pump Station To Serve The AESC Facility To Terrahawk, LLC Of Apex, NC In The Amount Of \$10,249,800.00 To Be Funded From Grant Funds (*2 Bids Received*).

H. UNIFIED FIRE DISTRICT:

DECLARATION OF SURPLUS PROPERTY

Council Is Requested To Approve The Declaration Of One (1) 2003 F-350 And One (1) 2012 F-350 As Surplus Property To Be Sold By The Most Advantageous Method With Funds To Be Placed In Fund 37 to Be Utilized By The Windy Hill Fire Department.

IVX. OTHER BUSINESS:

INFRASTRUCTURE:

1. GREENWOOD ATHLETIC LEAGUE

Council Is Requested To Approve The Expenditure Of Up To \$3,000 From Council District 6 Infrastructure Funding Allocations To Assist The Greenwood Athletic League For The Purchase Of Two Portable Pitching Mounds.

2. PROSPECT BALL FIELD

Council Is Requested To Approve The Expenditure Of Not To Exceed \$1,800.00 From Council District 2 Infrastructure Funding Allocations To Assist With The Renovation Of The Bathroom Facilities In The Prospect Ball Field.

ROAD SYSTEM MAINTENANCE FEE (RSMF):

1. MCDONALD BOULEVARD & TIMBERLANE DRIVE

Council Is Requested To Approve The Expenditure Not To Exceed \$20,000.00 From Council District 6 RSMF Funding Allocations For Road Repair- Full-Depth Asphalt Pavement Patching (6") On McDonald Boulevard & Timberlane Drive. The Patch Is 100 Feet In Length And 12 Feet In Width.

2. HEPBORN BOULEVARD

Council Is Requested To Approve The Expenditure Not To Exceed \$3,500.00 From Council District 9 RSMF Funding Allocations, To Install 4 Sets Of Rumble Strips On Hepborn Boulevard At Both Stop Signs Intersecting With Claude Douglas Circle.

XV. ADJOURN:

XVI. INACTIVE AGENDA:

ORDINANCE NO. 75-2024/25

At Its Regular Meeting On May 15, 2025, The County Council Unanimously Denied The Second Reading Of Ordinance No. 75-2024/25. An Ordinance Authorizing The Execution And Delivery Of A Fee Agreement By And Between Florence County, South Carolina, And Project Huckleberry Providing For A Payment Of A Fee In Lieu Of Taxes, And Other Matters Related Thereto.