

Street In Florence County District 1, To Be Funded From CPST III-A District 1 Funds.

VI. RESOLUTIONS/PROCLAMATIONS:

RESOLUTION NO. 3-2025/26

A Resolution Authorizing Matching Grant Funds For The South Carolina Department Of Transportation - Transportation Alternatives Set-Aside Program (TAP) For Intersection Improvements Located On East Main Street And Church Street In Florence County District 1, To Be Funded From CPST III-A District 1 Funds.

VII. MINUTES:

MINUTES OF THE JULY 17, 2025, REGULAR MEETING

Council Is Requested To Approve The Minutes Of The July 17, 2025, Regular Meeting Of The County Council.

MINUTES OF THE JULY 30, 2025, SPECIAL-CALLED MEETING

Council Is Requested To Approve The Minutes Of The July 30, 2025, Special-Called Meeting Of The County Council.

VIII. PUBLIC HEARINGS:

No Public Hearings Are Required Or Scheduled For This Meeting.

IX. APPEARANCES:

No Appearances Are Scheduled For This Meeting.

X. 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)
June 27, 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
August 20, 2025, City-County Conference Committee

XI. RESOLUTIONS/PROCLAMATIONS:

RESOLUTION OF RECOGNITION:

FLORENCE COUNTY PUBLIC FACILITIES CORPORATION

A Resolution Of Recognition Acknowledging The Service Of The Members Of The Board Of Directors Of The Florence County Public Facilities Corporation.

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. 4-2025/26

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

XII. ORDINANCES IN POSITION:

A. THIRD READING

1. ORDINANCE NO. 71-2024/25 *(Deferral)*

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.

2. ORDINANCE NO. 78-2024/25

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 A First Amendment To Public Facilities Purchase And Occupancy Agreement By And Between Florence County, South Carolina And The Florence County Public Facilities Corporation; Consenting To The Form Of A First 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.

3. 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)

4. 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)

5. 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)

6. 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)

7. 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)

8. 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)

9. 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)

10. 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.

B. SECOND READING:

1. ORDINANCE NO. 2-2025/26

An Ordinance To Change The Zoning Designation For A Portion Of The Property Of Tax Map Number 00238, Block 01, Parcel 010 From Unzoned To R-3A, Single Family Residential District; And Other Matters Related Thereto. (Planning Commission Approved 7 to 0; Council District 6)

2. ORDINANCE NO. 3-2025/26

An Ordinance To Change The Zoning Designation From Unzoned To R-1, Single Family Residential District Consisting Of The Following Properties As They Are Reflected On The Tax Maps As: 02381-01-023, 02381-01-024, 02381-01-025, 02381-01-026, 02381-02-001, 02381-03-016, 02381-03-018, 23806-01-039, 23806-01-040; And Other Matters Related Thereto. (Planning Commission Approved 7 to 0; Council District 6)

3. ORDINANCE NO. 4-2025/26

An Ordinance To Change The Zoning Designation From Unzoned To R-3A, Single Family Residential District Consisting Of The Following Properties As They Are Reflected On The Tax Maps As: 00238-01-060, 02381-03-019, 02381-03-031, 02381-03-032, 23806-01-001, 23806-01-002, 23806-01-003, 23806-01-004, 23806-01-005, 23806-01-006, 23807-01-001, 23807-01-002, 23807-01-003, 23807-01-004, 23807-01-005, 23807-01-006, 23807-01-007, 23807-01-008, 23807-01-009, 23807-01-010, 23807-01-011, 23807-01-012, 23807-01-013, 23807-01-014, 23807-01-015, 23807-01-016, 23807-01-017, 23807-01-018, 23807-01-019, 23807-01-020, 23807-01-021, 23807-01-022, 23807-01-023, 23807-01-024, 23807-01-029, 23807-01-034; And Other Matters Related Thereto. (Planning Commission Approved 7 to 0; Council District 6)

4. ORDINANCE NO. 5-2025/26

An Ordinance To Change The Zoning Designation For Property Of Tax Map Number 00077, Block 01, Parcel 002 Located At 3520 Alligator Road, Florence SC, From Unzoned To B-3 General Commercial; And Other Matters Related Thereto. (Planning Commission Approved 7 to 0; Council District 4)

5. ORDINANCE NO. 6-2025/26

An Ordinance To Change The Zoning Designation For Property Of Tax Map Number 00175, Block 01, Parcel 037 Located At East McIver Road, Florence SC, From R-1 Single Family Residential District To R-3A Single Family Residential District; And Other Matters Related Thereto. (Planning Commission Approved 6 to 1; Council District 7)

C. INTRODUCTION:

1. ORDINANCE NO. 7-2025/26

An Ordinance To Change The Zoning Designation For Property Located Off East Palmetto Street, Florence, SC, As Shown On Florence County Tax Maps As 00276-01-021 From Commercial Mixed Use (CMU) and 00307-01-001 From Unzoned (UZ) To Planned Development District (PD-25-1); And Other Matters Related Thereto. (Planning Commission Approved 5 to 0; Council District 6)

2. ORDINANCE NO. 8-2025/26

An Ordinance To Change The Zoning Designation From Unzoned For The Following Properties As They Are Reflected On The Tax Maps As: 00238-01-010, 00238-01-024, 00238-01-032, 00238-01-039, 00238-01-042, 00238-01-061, 00238-01-064, 00238-01-069, 00238-01-071, 02371-01-024, 02371-01-025, 02371-01-026, 02371-01-027, 02371-01-029, 02371-01-030, 02371-01-031, 02371-01-032, 02371-01-033, 02371-01-034, 02371-01-036, 02371-01-037, 02371-01-039, 02371-01-040, 02371-01-041, 02371-01-042, 02371-02-001, 02371-02-002, 02371-02-003, 02371-02-005, 02371-02-006, 02371-02-008, 02371-02-009, 02371-02-012, 02371-02-013, 02381-01-005, 02381-

01-006, 02381-01-007, 02381-01-009, 02381-01-010, 02381-01-011, 02381-01-012, 02381-01-013, 02381-01-014, 02381-01-015, 02381-01-016, 02381-01-017, 02381-01-018, 02381-01-019, 02381-01-020, 02381-01-021, 02381-01-022, 02381-02-002, 02381-02-003, 02381-02-004, 02381-02-005, 02381-02-006, 02381-02-007, 02381-02-008, 02381-02-009, 02381-02-010, 02381-02-011, 02381-02-012, 02381-02-013, 02381-02-014, 02381-02-015, 02381-02-016, 02381-03-001, 02381-03-002, 02381-03-003, 02381-03-004, 02381-03-005, 02381-03-006, 02381-03-007, 02381-03-008, 02381-03-009, 02381-03-010, 02381-03-011, 02381-03-012, 02381-03-013, 02381-03-014, 02381-03-015, 02381-03-017, 02381-03-020, 02381-03-021, 02381-03-022, 02381-03-023, 02381-03-024, 02381-03-025, 02381-03-026, 02381-03-029, 02381-03-030, 02382-01-001, 02382-01-002, 02382-01-003, 02382-01-004, 02382-01-005, 02382-01-006, 02382-01-007, 02382-01-008, 02382-01-009, 02382-01-010, 02382-01-011; And Other Matters Related Thereto. (Planning Commission Approved 4 to 0; Council Districts 6, 7)

3. ORDINANCE NO. 9-2025/26

An Ordinance To Change The Zoning Designation From Unzoned For The Following Properties As They Are Reflected On The Tax Maps As: 02382-01-012, 02382-01-014, 02382-01-015, 02382-01-016, 02382-01-017, 02382-01-018, 02382-01-019, 02382-01-020, 02382-01-021, 02382-01-022, 02382-01-023, 02382-01-024, 02382-01-025, 02382-01-026, 02382-01-027, 02382-01-028, 02382-01-029, 02382-01-030, 02382-01-031, 02382-01-032, 02382-01-033, 02382-01-034, 02382-01-035, 02382-01-036, 02382-01-037, 02382-01-038, 02382-02-002, 02382-02-003, 02382-02-004, 02382-03-001, 02382-03-002, 02382-03-003, 02382-03-004, 02382-03-005, 02382-03-006, 02382-03-007, 02382-03-009, 02382-03-010, 02382-03-011, 02382-03-012, 02382-03-013, 02383-01-001, 02383-01-002, 02383-01-003, 02383-01-004, 02383-01-005, 02383-01-006, 02383-01-007, 02383-01-008, 02383-01-009, 02383-01-010, 02383-01-011, 02383-01-012, 02383-01-013, 02383-01-014, 02383-01-015, 02383-01-016, 02383-02-001, 02383-02-002, 02383-02-003, 02383-02-004, 02383-02-005, 02383-02-006, 02383-02-007, 02383-02-008, 02383-02-009, 02383-02-010,

02383-02-011, 02383-02-012, 02383-02-013, 02383-02-014, 02383-02-015, 02383-02-016, 02383-03-001, 02383-03-002, 02383-03-003, 02383-03-004, 02383-03-005, 02383-03-006, 02383-03-007, 02383-03-008, 02383-03-009, 02383-03-010, 02383-03-011, 02383-03-012, 02383-03-013, 02383-03-014, 02383-03-015, 02383-03-016, 02383-03-017, 02383-03-018, 02383-03-019, 02383-03-020, 02383-03-021, 02383-03-022, 02383-03-023, 02383-03-024, 02383-03-025. 02383-03-026, 02383-03-027, 02383-03-028, 02383-03-029; And Other Matters Related Thereto. (Planning Commission Approved 4 to 0; Council Districts 6, 7)

4. ORDINANCE NO. 10-2025/26

An Ordinance To Change The Zoning Designation From Unzoned For The Following Properties As They Are Reflected On The Tax Maps As: 02383-03-030, 02383-03-031, 02383-03-032, 02383-03-033, 02384-01-001, 02384-01-002, 02384-01-003, 02384-01-004, 02384-01-005, 02384-01-006 02384-01-007, 02384-01-008, 02384-01-009, 02384-01-010, 02384-01-011, 02384-01-012, 02384-01-013, 02384-01-014, 02384-01-015, 02384-01-017, 02384-01-018, 02384-01-021, 02384-01-022, 02384-01-023, 02384-01-024, 02384-02-002, 02384-02-003, 02384-02-004, 02384-02-005, 02384-02-006 02384-02-007, 02384-02-008, 02384-03-001, 02384-03-002, 02384-03-003, 02384-03-004, 02384-04-002, 02384-04-003, 02384-04-004, 02384-04-005, 02384-04-006, 02384-04-007, 02384-04-008, 02384-04-009, 02384-04-010, 02384-04-011, 02384-04-012, 02384-04-013, 02384-04-014, 02384-04-015, 23806-01-007, 23806-01-008, 23806-01-009, 23806-01-010, 23806-01-011, 23806-01-013, 23806-01-014, 23806-01-015, 23806-01-016, 23806-01-017, 23806-01-018, 23806-01-019, 23806-01-020, 23806-01-021, 23806-01-022, 23806-01-023, 23806-01-024, 23806-01-025, 23806-01-026, 23806-01-027, 23806-01-028, 23806-01-029, 23806-01-030, 23806-01-031, 23806-01-032, 23806-01-034, 23806-01-035, 23806-01-036, 23806-01-037, 23806-01-038, 23806-01-041, 23806-01-042, 23806-01-043, 23806-01-044, 23806-01-045, 23806-01-046, 23806-01-047, 23806-01-048, 23806-01-049, 23806-01-050, 23806-01-051, 23806-01-053, 23806-01-054, 23806-01-055, 23806-01-056, 23806-01-057, 23806-01-058, 23806-01-059, 23806-

01-060, 23806-01-061, 23806-01-062; And Other Matters Related Thereto. (Planning Commission Approved 4 to 0; Council Districts 6, 7)

5. ORDINANCE NO. 11-2025/26

An Ordinance For Text Amendments To The Florence County Code Of Ordinances, Chapter 30, ZONING ORDINANCE, ARTICLE III. – DEVELOPMENT STANDARDS FOR UNZONED AREAS, Sec. 30-111, (10) And (11). (Planning Commission Approved 5 to 0)

6. ORDINANCE NO. 12-2025/26

An Ordinance For Text Amendments To The Florence County Code Of Ordinances, Chapter 28.6 – LAND DEVELOPMENT AND SUBDIVISION ORDINANCE. (Planning Commission Approved 5 to 0)

7. ORDINANCE NO. 13-2025/26

An Ordinance To Provide Pursuant To Section 4-10-340(C)(3) Of The Code Of Laws Of South Carolina 1976, As Amended, For The Expenditure Of Interest Earnings On Funds Derived From The Capital Project Sales Tax Imposed In Florence County Pursuant To Article 3 Of Chapter 10 Of Title 4 Of The Code Of Laws Of South Carolina, 1976, As Amended, And A Referendum Held In Florence County On November 3, 2020, To Specify The Purposes For Which Such Expenditure Will Be Made, And Other Matters Relating Thereto.

8. ORDINANCE NO. 14-2025/26 *(By Title Only)*

An Ordinance Authorizing Pursuant To Title 12, Chapter 44 Of The Code Of Laws Of South Carolina 1976, As Amended, The Execution And Delivery Of An Amended And Restated Fee-In-Lieu Of Ad Valorem Taxes Agreement, By And Between Florence County, South Carolina And A Company Known To the County As Project Rapid, As Sponsor, To Provide For An Amended And Restated Fee-In-Lieu Of Ad Valorem Taxes Incentive; And Other Related Matters.

XIII. APPOINTMENTS TO BOARDS & COMMISSIONS:

CITY-COUNTY MEMORIAL STADIUM

Council Is Requested To Approve The Appointment Of Dr. Richard O'Malley To The City-County Memorial Stadium Commission, Representing School District 1 With The Appropriate Expiration Term.

IVX. REPORTS TO COUNCIL:

A. ADMINISTRATION:

1. AGREEMENT FOR PROFESSIONAL SERVICES

Council Is Requested To Approve The Letter Of Agreement With Kimley-Horn And Associates, Inc., For A Florence County Feasibility Assessment Of A Water And Sewer Authority And Authorize The County Administrator To Execute A Contract Pending Successful Negotiations.

2. MEMORANDUM OF UNDERSTANDING

Council Is Requested To Approve The Memorandum Of Understanding Between Florence County, South Carolina, And Pee Dee Botanical Garden, Inc.

3. PURCHASE OF REAL PROPERTY

Council Is Requested To Approve The Purchase Of A Portion Of Real Property (Two Acres) Identified As Florence County TMS #90159-02-023 And Authorize The County Administrator To Execute The Appropriate Documents Pending Review From The County Attorney.

4. CHANGE ORDER/ BID NO. 33-24/25

Council Is Requested To Approve A Change Order For Bid No. 33-24/25 With Chipley Company In The Amount Of

\$429,009.20 To Include Maxie Thomas Road For District 1
To Be Funded From CPST III Funds.

5. RDA FUNDS CONTRACT

Council Is Requested To Approve A \$200,000 RDA Funds
Contract With Santee Electric Cooperative, Inc. For The Lake
City Wastewater Plant Project And All Matters Related
Thereto.

B. TAX ASSESSOR'S OFFICE:

AGRICULTURAL ASSESSMENT EXTENSION

Council Is Requested To Approve An Agricultural
Assessment Extension For Tax Year 2024 For Tax Map Parcel
#00089-03-026 In The Name Of Number 4 Farms, LLC.

C. ECONOMIC DEVELOPMENT:

PURCHASE OF PROPERTY

Council Is Requested To Approve The Purchase Of Property
Known As 3.07 More Or Less Acres Of Land Designated As
County Tax Map Number 00306-01-148 Being A Portion Of
Tax Map Number 00306-01-038 In The Amount Of Twenty-
Five Thousand Dollars (\$25,000) Per Acre To Add To The
Florence County Industrial Park East To Be Funded From The
Florence County East Designated Legislative Fund.

D. UNIFIED FIRE DISTRICT:

DECLARATION OF SURPLUS PROPERTY

Council Is Requested To Approve The Declaration Of One (1)
2004 Foam Trailer VIN# 1M9EA16L841104554, One (1)
International Chassis VIN# 1HTMKAAN02H507709, Two (2)
Rehab/Simulation Trailers VIN#'s 1M9FS451221298008, And
1M9FS451021298010, As Surplus Property To Be Sold By

Through The Internet Auction Via Gov Deals With Funds To Be Placed In Fund 37 To Be Utilized By Howe Springs Fire Rescue Department.

**E. JOHNSONVILLE FIRE DEPARTMENT/
PROCUREMENT:**

BID NO. 04-25/26

Council Is Requested To Award Bid No.04-25/26 For The Purchase Of An A-Frame Carport For The Johnsonville Fire Department To Hardee Construction Of Sumter, SC, In The Amount Of \$66,638.00 (Including Tax) To Be Funded By CPST III-A Funds.

F. PROCUREMENT/PUBLIC WORKS:

BID NO. 07-25/26

Council Is Requested To Award Bid No. 07-25/26, Drainage Replacement For District 9 Road Albermarle Dr. To Chipley Company Inc. Of Florence, SC In The Amount Of \$88,780.00 To Be Funded CPST III-A Funds (*1 Compliant Bid*).

XV. OTHER BUSINESS:

INFRASTRUCTURE:

LIONS PARK & INDEPENDENCE FARM

Council Is Requested To Approve The Expenditure Of Up To \$11,000.00 From Council District 1 Infrastructure Funding Allocations To Enhance A Feature At Lions Park And Procure Property Management Services At Independence Farm To Preserve A Rare Plant Species.

ROAD SYSTEM MAINTENANCE FEE (RSMF):

WINDSOR FOREST DRIVE

Council Is Requested To Approve The Expenditure Of Not To Exceed \$6,709.00 From Council District 8 Road System Maintenance Fee Funding Allocations For Repaving Windsor Forest Drive.

XVI. EXECUTIVE SESSION:

Pursuant To Section 30-4-70 Of The South Carolina Code Of Laws 1976, As Amended, To Discuss A Contractual Matter.

XVII. ADJOURN: