

Council Members

District 1: Terry Graham
District 2: Charlene McGriff
District 3: Billy Mosteller, Secretary
District 4: Larry Honeycutt
District 5: Steve Harper, Chair
District 6: Allen Blackmon
District 7: Brian Carnes, Vice-Chair



County Attorney
John K. DuBose III

Clerk to Council
Sherrie Simpson

October 13, 2021

4:00 PM

**101 North Main Street
Lancaster, SC 29720**

**LANCASTER COUNTY COUNCIL
COMMITTEE OF THE WHOLE
County Council Chambers, County Administration
Building, 101 North Main Street, Lancaster, SC 29720**

AGENDA

1. **Call to Order - Chairman Steve Harper**
2. **Welcome and Recognition - Chairman Steve Harper**
3. **Pledge of Allegiance and Invocation - Council Member Billy Mosteller**
4. **Approval of Agenda**
[deletion and additions of non-substantive matter]
5. **Executive Session**
 - a. Two Items (AFTER EXECUTIVE SESSION, COUNCIL MEMBERS MAY MAKE MOTIONS IN OPEN SESSION):
 1. *Discussion of a Contractual Matter (Development Agreement). SC Code 30-4-70(a)(2).*
 2. *One Legal Briefing on a Pending or Threatened Litigation Matter. SC Code 30-4-70(a)(2).*
6. **Citizens Comments**
[Lancaster County Council welcomes comments and input from citizens who may not be able to attend Council meetings in person. Written comments may be submitted via mail to ATTN: Sherrie Simpson, Post Office Box 1809, Lancaster, SC, 29721, by email to Sherrie Simpson at ssimpson@lancastercsc.net or by online submission by selecting the "Citizens Comments" quick link located on the County website homepage at <https://www.mylancastercsc.org/>. Comments must be no longer than approximately 3 minutes when read aloud. Comments received will be acknowledged during the Citizens Comments portion of the meeting. Comments will need to be received prior to 4:00 p.m. on the day before the meeting. Please use the same link above in order to submit input/comments for Public Hearings.]
7. **Discussion and Action Items**
 - a. Review of Updated Airport Capital Improvement Plan - Steve Willis/Paul Moses
 - b. Potential Expansion of Coroner's Office - Steve Willis

- c. Discussion of Remaining Funds in Bond - Steve Willis
- d. Update on Recreation Bond Projects - Steve Willis/Kim Belk

8. **Citizen Comments**

[If Council delays until end of meeting]

9. **Adjournment**

Anyone requiring special services to attend this meeting should contact 285-1565 at least 24 hours in advance of this meeting. Lancaster County Council agendas are posted at the Lancaster County Administration Building and are available on the Website: www.mylancastersc.org

*Meetings are live streamed and can be found by using the following link:
<https://www.youtube.com/channel/UCgSImrcYjcYcu1m-e6TV54w>*

Agenda Item Summary

Ordinance # / Resolution #: N/A

Contact Person / Sponsor: Steve Willis/ Administration and Paul Moses / Airport Manager

Department: Administration

Date Requested to be on Agenda: 10/13/2021

Issue for Consideration:

Update to Airport Capital Improvement Plan (CIP).

Points to Consider:

Now that we have committed to the Federal Aviation Administration (FAA) for the Terminal construction we must update the Airport Capital Improvement Plan.

This is submitted for discussion at the Committee of the Whole. Council must consider and adopt an updated CIP no later than the last meeting in November. The FAA deadline for Ken Holt to submit this is the first of December.

As a reminder, we have Capital Project Sales Tax funds for the local component of the hangar.

Funding and Liability Factors:

Please see the attached chart for annual amounts. As indicated above, Capital Project Sales Tax funding is available for the local component of the proposed hangar.

Please note that Federal Fiscal 23 is a roll-over year so there will be no pre-application for that fiscal year.

Council Options:

This is for discussion at this time and must be formally adopted at a future County Council meeting.

Recommendation:

N/A

ATTACHMENTS:

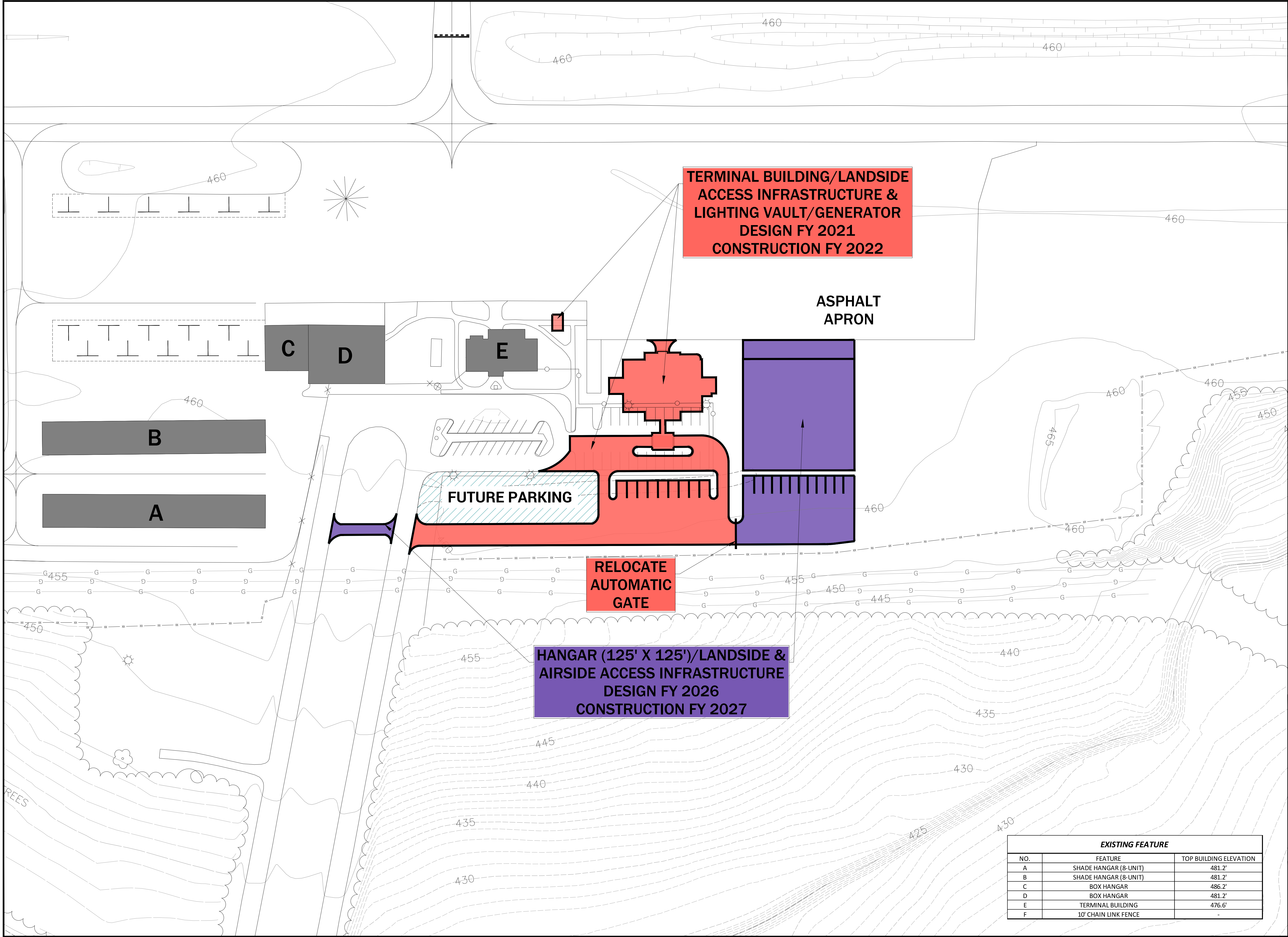
Description	Upload Date	Type
Proposed Airport CIP	10/4/2021	Exhibit
Schematic Plan for Airport Improvements	10/4/2021	Exhibit

FY23 - FY27 Capital Improvement Plan

LOC ID

LKR					Project Funding Plan			
FAA Fiscal Year	Project Name and Brief Description	National Priority Ranking (NPR)	AIP Eligibility - Reference AIP Handbook	Pavement Rehabilitation Projects Insert PCI	Total Project Cost	AIP Entitlements	State Participation	Sponsor Participation
2023	Carry Over Non-Primary Entitlement Funding (Hangar Design & Construction)	N/A	N/A	N/A	N/A	\$150,000	N/A	N/A
2023 TOTAL						\$150,000		
2024	Carry Over Non-Primary Entitlement Funding (Hangar Design & Construction)	N/A	N/A	N/A	N/A	\$300,000	N/A	N/A
2024 TOTAL						\$300,000		
2025	Carry Over Non-Primary Entitlement Funding (Hangar Design & Construction)	N/A	N/A	N/A	N/A	\$450,000	N/A	N/A
2025 TOTAL						\$450,000		
2026	Hangar (125' x 125') Design	31	Page O-6, Table O-3 (f.)	N/A	\$200,000	\$180,000	\$200	\$19,800
2026 TOTAL					\$200,000	\$180,000	\$200	\$19,800
2027	Hangar (125' x 125') Construction	31	Page O-6, Table O-3 (f.)	N/A	\$2,000,000	\$570,000	\$2,000	\$1,428,000
2027 TOTAL					\$2,000,000	\$570,000	\$2,000	\$1,428,000

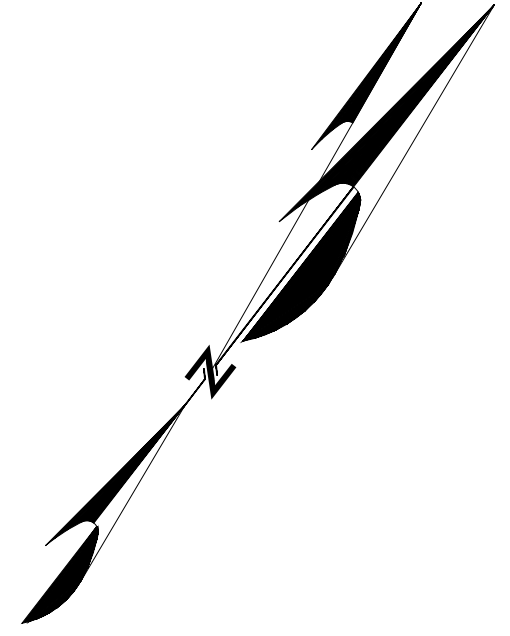
** Add additional rows as needed



2023-2027 CAPITAL IMPROVEMENT PLAN SKETCH

LANCASTER COUNTY AIRPORT
LANCASTER COUNTY, SOUTH CAROLINA

EXISTING FEATURE		
NO.	FEATURE	TOP BUILDING ELEVATION
A	SHADE HANGAR (8-UNIT)	481.2'
B	SHADE HANGAR (8-UNIT)	481.2'
C	BOX HANGAR	486.2'
D	BOX HANGAR	481.2'
E	TERMINAL BUILDING	476.6'
F	10' CHAIN LINK FENCE	-



MAGNETIC DECLINATION
7° 58' W CHANGING BY
0° 2' W PER YEAR
GRAPHIC SCALE (FEET)
0 25 50 100

Agenda Item Summary

Ordinance # / Resolution #: N/A

Contact Person / Sponsor: Steve Willis / Administration

Department: Administration

Date Requested to be on Agenda: 10/13/2021

Issue for Consideration:

Potential expansion of the Coroner's Office on South Main Street.

Points to Consider:

Cathy in Procurement has obtained a preliminary cost estimate (per square foot - no construction documents have been prepared) for an expansion of the Coroner's Office.

This would include:

- A new morgue area to include a new cooler.
- Relocation of the existing cooler to provide for both current case storage and long-term storage when needed.
- A viewing room so that family members can make an identification without having to be in the room.
- A new entry area for transport teams/ removal area for funeral homes.

There will also need to be an allowance for renovation of the existing area to expand records storage, evidence storage, and office/ work spaces.

As this would be an addition to the existing building on existing county property obviously construction would have to be phased.

Funding and Liability Factors:

Estimated expansion cost for the new area, including cooler relocation, is \$1.5 million. I would stress this is an estimate and not a firm bid cost.

This work should be eligible for American Rescue Plan Act - Coronavirus State and Local Relief Funds under section 35.6(B) (1)(ii) - expenses for Hospitals and similar facilities. Karla, unfortunately, can easily document the workload increase related to the pandemic.

Council Options:

Would Council like to proceed to developing plans along the lines described above? That would allow for refinement of the cost estimate for expansion and developing cost estimates for the renovation component.

Recommendation:

Consider this at a future County Council meeting and direct that staff move forward with developing plans for expansion.

Agenda Item Summary

Ordinance # / Resolution #: N/A

Contact Person / Sponsor: Steve Willis / Administration

Department: Administration

Date Requested to be on Agenda: 10/13/2021

Issue for Consideration:

Council needs to direct staff on how you would like to utilize remaining funds in the previously approved bond.

Points to Consider:

Council previously approved a bond for several projects. When the Fleet Maintenance Facility was not funded some of the funding was transferred to the EMS Headquarters project.

Approximately \$1 million remains in the bond.

I would like to request that \$500,000 be earmarked for master planning a Public Services Center complex. This would provide a road map to move forward on this pressing need. The plan would be an overall site plan and not actual construction drawings; ready for bidding.

A complex would include spaces for:

- Administration - Public Services
- Building Maintenance
- Fleet Maintenance
- Grounds Maintenance
- Areas designated for recycling, solid wastes, and stockpile yards for materials such as gravel and soil
- Ancillary uses such as a truck wash facility, pole barns so that equipment is not constantly exposed to the weather, etc.

Funding and Liability Factors:

The funding request for the master plan is \$500,000. Another \$500,000 remains for designation by County Council.

Council Options:

This is for discussion only.

Recommendation:

Proceed with a Public Services facility master plan. This would involve Procurement preparing a RFQ for a design professional.

Agenda Item Summary

Ordinance # / Resolution #: N/A

Contact Person / Sponsor: Steve Willis/Administration and Kim Belk/Administration

Department: Administration

Date Requested to be on Agenda: 10/13/2021

Issue for Consideration:

This is an update on where we stand on the \$19 million Recreation Bond.

Points to Consider:

As reported in July, the following projects are complete and costs are finalized:

Lindsay Pettus Greenway - Phase 1 @ \$2,500,000 (funding for Phase 2 is in CPST #3)

Barr Street Community Center Renovation @ \$200,000 (additional funding was provided from the Local Accommodations Fund)

The following projects are underway with the following projected costs:

Harrisburg Road Soccer Complex @ \$4,818,351

Heath Springs Soccer Complex @ \$5,475,655

Indian Land Recreation Center Expansion and Renovation @ \$5,815,793

With these updated projected costs and the estimated cost to issue debt, the projected total cost is \$18,989,800 out of the total \$19,000,000 approved.

As the three remaining projects continue, there are a few add alternates that staff had previously reported to Council in July were being put aside due to budget constraints to be revisited at a later time. In addition to those items, as the projects have all gotten underway, staff has identified other areas of need and would like to discuss these items to see if Council is interested in adding them back to the budget using another funding source such as general fund fund balance at this time.

Funding and Liability Factors:

The amount of additional items staff is wanting to revisit including is \$368,300. Please see the attachment for a detailed breakdown of these items.

Council Options:

This information is just to update Council and receive informal feedback. Staff will need to amend the budget in order to include these items.

Recommendation:

N/A

ATTACHMENTS:

Description	Upload Date	Type
Attachment A: Alternate Requests	10/5/2021	Executive Summary

Project Name	Details	Cost
Indian Land Soccer Field	Picnic Shelter	\$ 20,000.00
Indian Land Soccer Field	Playground (site prep-work, curbing, fencing etc.)	\$ 20,000.00
Indian Land Soccer Field	Playground equipment (budgetary estimate).	\$ 60,000.00
Heath Springs Soccer Field	Picnic Shelter	\$ 20,000.00
Heath Springs Soccer Field	Maintenance Shelter: Original designed open air shelter scope adjusted to be an enclosed building with Garage door, electrical and hose bib with short driveway.	\$ 40,000.00
Heath Springs Soccer Field	Lynches River Cost to move power lines to the perimeter of the site.	\$ 40,000.00
Indian Land Recreational Center	Existing Gym Batter boards to cover the damaged insulation verses it being covered with poly and tape.	\$ 30,000.00
Indian Land Recreational Center	Existing office door painting	\$ 5,000.00
Indian Land Recreational Center	Lancaster county previously agreed to share 1/2 cost of water line installation with the Goodwill project.	\$ 63,300.00
Indian Land Recreational Center	Replace Flooring in bathroom	\$ 8,000.00

Indian Land Recreational Center	IL Recreation Department requests to increase FF&E budget	\$ 50,000.00
Indian Land Recreational Center	Cost to add electric function to the two main basketball goals.	\$ 5,000.00
Indian Land Recreational Center	Water line to the existing EMS (160 l.f. of new piping)	\$ 7,000.00

Total Requests	\$ 368,300.00
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