

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 Administrator**

Dennis Marstall

County Attorney

John K. DuBose III

Clerk to Council

Sherrie Simpson

August 8, 2022

6:00 PM

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

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

MINUTES

Council Members Present: Allen Blackmon, Brian Carnes, Terry Graham, Steve Harper, Larry Honeycutt, Charlene McGriff, and Billy Mosteller.

Staff Members/Others present: Dennis Marstall, County Administrator; John DuBose, County Attorney; Sherrie Simpson, Clerk to Council; Donna Greene, Deputy Clerk to Council; John Bodner, Assistant County Administrator; Rox Burhans, Development Services Director; Veronica Thompson, Financial Services Director; Dr. April Williams, Library Director; Hal Hiott, Parks & Recreation Director; Kelvin Alexander, Project Manager; the press; various Department Heads; various employees and citizens.

A quorum of Lancaster County Council was present for the meeting. The following press were notified of the meeting by e-mail in accordance with the Freedom of Information Act: *The Lancaster News*, *Kershaw News Era*, *The Rock Hill Herald*, Cable News 2, Channel 9 and the local government channel. The agenda was posted in the lobby of the County Administration Building and also on the County website the required length of time. The power point presentation utilized during the meeting is attached to the written minutes in the Clerk to Council's office.

Call to Order Regular Meeting - Chairman Steve Harper

Chairman Steve Harper called the regular meeting of County Council to order at approximately 6:00 p.m.

Welcome and Recognition - Chairman Steve Harper

Chairman Steve Harper welcomed everyone to the meeting.

Pledge of Allegiance and Invocation - Council Member Charlene McGriff

Charlene McGriff led the Pledge of Allegiance to the American Flag and delivered the Invocation.

Approval of the Agenda

Terry Graham moved to amend the agenda by removing one of the briefings on contractual matters from Executive Session. He stated, "I understand that the briefing is on general contractual policies for development

agreements and not for any particular development agreement, but I believe all discussions of development agreement matters should be in open session." Seconded by Larry Honeycutt. The motion to amend the agenda failed 3-4. Ayes: Blackmon, Graham, Honeycutt; Nays: Carnes, Harper, McGriff, Mosteller.

Brian Carnes moved to approve the agenda as submitted. Seconded by Charlene McGriff. Motion Passed 6-1. Ayes: Blackmon, Carnes, Harper, Honeycutt, McGriff, Mosteller; Nays: Graham.

Special Presentations

Carl Armanini, Sr., Landscape Architect with Woolpert, and James Mann, Landscape Architect with Woolpert reviewed the Future Regional Park Planning and Design Update via the County power point presentation which is attached to the written minutes in the Clerk to Council's office. After the presentation, Charlene McGriff stated that she would like to have specialized areas included for meetings and conferences. Larry Honeycutt stated there is no need for a shooting range at the regional park, due to a surrounding residential neighborhood and kids playing at the area. Billy Mosteller also stated that while a shooting range is needed in Lancaster County, this park is not where it needs to be placed. Allen Blackmon stated he has concerns with liability issues for Lancaster County for a splash pad. He stated he would like this idea researched. He also stated that parking needed to be considered. Brian Carnes stated the importance of offering pickle ball courts for our citizens. Terry Graham stated that he would like to avoid issues with this park as what has occurred with Walnut Creek, such as parking and residents causing problems. Steve Harper stated Council would like to have a ceremony of some sort before the end of the year so that Larry Honeycutt could participate. Council agreed and they all were in favor of the second design, Fit Study B.

Hal Hiott reviewed the Dixie State Softball Tournament held in Lancaster County on July 15 -17, 2022. He recognized the Parks and Recreation employees for their hard work to prepare and host this event. He thanked EMS for their support and hard work at this event. He stated the only regret he had for this event was that Lancaster County had no place for the players to stay. He stated Lancaster County spent \$46,584 on the event. He explained that Lancaster County made approximately \$15,000 for the event, however, he reminded Council that this number does not include costs for staff overtime. Larry Honeycutt and Allen Blackmon stated the food was great and thanked everyone for their hard work.

Hal Hiott reminded County Council of the Ribbon Cutting Ceremonies for Harrisburg Soccer Complex on August 24th at 10 a.m. and for Heath Springs Soccer Complex on August 31st at 10 a.m.

Executive Session

Two Items (AFTER EXECUTIVE SESSION, COUNCIL MEMBERS MAY MAKE MOTIONS IN OPEN SESSION):

1. Two Legal Briefings regarding Contractual Matters. SC Code 30-4-70(a)(2).

Charlene McGriff moved to go into Executive Session. Seconded by Billy Mosteller. Motion Passed 6-1. Ayes: Blackmon, Carnes, Harper, Honeycutt, McGriff, Mosteller; Nays: Graham. At approximately 6:44 p.m., Council went into Executive Session to discuss two (2) items: two legal briefings regarding contractual matters, pursuant to South Carolina Code 30-4-70(a)(2). Terry Graham recused himself from the first discussion in Executive Session.

Council came out of Executive Session and Steve Harper called the Council meeting back to order at approximately 7:16 p.m. Allen Blackmon moved to come out of Executive Session. Seconded by Brian Carnes. Motion Passed 7-0.

Upon returning to open session, John DuBose noted, for the record, that during Executive Session, Council received two legal briefings on contractual matters. He also noted that, during Executive Session, no votes were taken and no decisions were made.

Citizens Comments

The following citizens signed up for Citizens Comments:

Bobby Collins, 2631 Kershaw Camden Highway, Lancaster, SC spoke in opposition of Planning Department Case #RZ-2022-1399/Ordinance 2022-1818, the rezoning change for property next to St. Luke Methodist Church.

Brooks Faulkenberry, 3148 Old Camden Highway, Lancaster, SC spoke in opposition of Planning Department Case #RZ-2022-1399/Ordinance 2022-1818, the rezoning change for property next to St. Luke Methodist Church. He provided a written copy of his comments to Council and these comments are attached as Schedule A to the written minutes in the Clerk to Council's office.

Bob Beamer, 9707 Horseshoe Circle, Indian Land, SC, Blackhorse Run HomeOwners Association President, expressed concerns regarding Planning Department Case #MX-2021-1650/Ordinance 2022-1820, Redstone Phase II Master Development Plan.

Wesley Taubel, Atlanta, GA spoke regarding Planning Department Case #RZ-2021-2803/Ordinance 2022-1813, the rezoning of 9224 Tadlock Drive, Indian Land, SC. He provided a handout which is attached as Schedule B to the written minutes in the Clerk to Council's office.

Kylie Craig, 2280 Belmont Street, Lancaster, SC spoke on behalf of the Lancaster County Council on Aging regarding Resolution 1209-R2022, ARPA funding.

The following citizens submitted electronic, written comments for Citizens Comments: None.

Consent Agenda

Billy Mosteller moved to approve Consent Agenda Items **8a.** and **8b.** [which are the same as Item **a.** and Item **b.** listed below]. Seconded by Charlene McGriff. Motion Passed 7-0.

- a. **Approval of Minutes from the July 18, 2022 County Council Regular Meeting**
- b. **2nd Reading of Ordinance 2022-1815 regarding Rezoning Property for Five Parcels from General Business District (GB) and Light Industrial District (LI) to Institutional District (INS) for the Purpose of Building a new Detention Center**

Ordinance Title: An Ordinance To Amend The Official Zoning Map Of Lancaster County To Rezone Five (5) Parcels Totalling Approximately 63.8 Acres Located At 1578, 1586, 1592, 1604 & 1656 Pageland Highway (TM#s 00681-0F-011.00, 00681-0F-013.00, 00681-0F-015.00, 00681-0F-016.00 & A Portion Of 0069-00-045.00) From General Business District (GB) And Light Industrial District (LI) To Institutional District (INS). - ***Planning Department Case Number: RZ-2022-0978.***

Non-Consent Agenda

Resolution 1207-R2022 Regarding Authorization of ARPA Funding for EMS Bus

Resolution Title: A Resolution Authorizing American Rescue Plan Act (ARPA) Funding For Emergency Medical Services (EMS) Mass Transport Bus.

Larry Honeycutt moved to approve. Seconded by Charlene McGriff.

Dennis Marstall stated the total cost estimate for an EMS multiple patient transport bus would be \$975,000. He stated to date, Lancaster County has spent \$13.5 million in ARPA funding. He continued that the cost would

include the chassis, structure and the equipment required by DHEC. He explained that if this project is authorized, then Lancaster County would have \$5.1 million remaining.

Motion to approve Resolution 1207-R2022 Passed 7-0. Ayes: Blackmon, Carnes, Graham, Harper, Honeycutt, McGriff, Mosteller; Nays: None

Resolution 1208-R2022 Regarding Premium Pay for Certain Employees

Resolution Title: A Resolution To Provide For Premium Pay For Members Of Pleasant Valley Fire Department In Accordance With The Final Rule From Treasury For The American Rescue Plan.

Terry Graham moved to approve. Seconded by Brian Carnes.

Dennis Marstall stated Pleasant Valley Fire Department employees were not deemed eligible for the ARPA funding premium pay component due to COVID. He stated after review from the Lancaster County labor attorney, that sixteen (16) employees have been deemed eligible for the premium pay component, which would have a total cost of \$48,000. Larry Honeycutt, Charlene McGriff, and Billy Mosteller stated the payment was the right thing to do.

Motion to approve Resolution 1208-R2022 Passed 7-0. Ayes: Blackmon, Carnes, Graham, Harper, Honeycutt, McGriff, Mosteller; Nays: None

Resolution 1209-R2022 regarding Authorization of ARPA Funding for the Lancaster County Council on Aging

Resolution Title: A Resolution Authorizing American Rescue Plan Act (ARPA) Funding For The Lancaster County Council On Aging.

Charlene McGriff moved to approve. Seconded by Larry Honeycutt.

Dennis Marstall stated that some Councilmembers have expressed an interest in providing ARPA funding for non-profits. He stated Lancaster County Council on Aging has asked for assistance in the amount of \$18,000 to assist with increasing fuel costs, transportation and services support as the Council on Aging continues to reorganize under new leadership. He explained that if this project is authorized, then Lancaster County would have \$5,065,000 remaining in ARPA funds. Charlene McGriff stated the Council on Aging is important to the community to help our elderly citizens.

Motion to approve Resolution 1209-R2022 Passed 7-0. Ayes: Blackmon, Carnes, Graham, Harper, Honeycutt, McGriff, Mosteller; Nays: None

2nd Reading of Ordinance 2022-1816 regarding Rezoning Property Located at 7580 Charlotte Highway from Neighborhood Business District (NB) to General Business District (GB) to Allow Potential Tenants of the Existing Shopping Center Use/Sale of Alcohol, Beer, Craft Beer and Wine (Applicant Michelle Sharp on Behalf of Owner R.B. Grisham/Grisham Family LLC)

Ordinance Title: An Ordinance To Amend The Official Zoning Map Of Lancaster County To Rezone Approximately 1.863 Acres At 7580 Charlotte Highway (TMS# 0016-00-027.01) From Neighborhood Business (NB) District To General Business (GB) District. - *Planning Department Case Number: RZ-2022-0812.*

Charlene McGriff moved to approve. Seconded by Allen Blackmon.

There was discussion regarding conformance and rezoning for existing businesses in the shopping center. Terry Graham stated he approved 1st reading but has reconsidered.

Motion to approve 2nd Reading of Ordinance 2022-1816 Passed 5-2. Ayes: Blackmon, Harper, Honeycutt, McGriff, Mosteller; Nays: Carnes, Graham

Public Hearing and 1st Reading of Ordinance 2022-1810 regarding Rezoning Property Located at 7984 Taxahaw Road from Rural Business District, RUB, to Agricultural Residential District, AR (Applicant Nathaniel B. Purser)

Ordinance Title: An Ordinance To Amend The Official Zoning Map Of Lancaster County To Rezone One (1) Acre Of Property (TMS# 0093-00-004.04), Located At 7984 Taxahaw Road, From RUB, Rural Business District, To AR, Agricultural Residential District. - *Planning Department Case Number: RZ-2022-0672.*

Rox Burhans reviewed the County power point presentation which is attached to the written minutes in the Clerk to Council's office.

Steve Harper opened the Public Hearing for Ordinance 2022-1810 at approximately 7:47 p.m.

He noted that no one signed up to speak at the Public Hearing for the Ordinance.

There were approximately 33 citizens in attendance during the Public Hearing for this Ordinance.

The following speakers came forward to make comments or sent in written comments regarding the Ordinance: None.

Steve Harper closed the Public Hearing at approximately 7:47 p.m.

Billy Mosteller moved to approve. Seconded by Charlene McGriff.

The motion to approve 1st Reading of Ordinance 2022-1810 Passed 7-0. Ayes: Blackmon, Carnes, Graham, Harper, Honeycutt, McGriff, Mosteller; Nays: None

Public Hearing and 1st Reading of Ordinance 2022-1817 regarding Rezoning Property from Manufactured Housing District, MH, to Low Density Residential District, LDR, to Allow the Parcel to Be Conjoined with Adjacent Homesite at 1628 John Truesdale Road (Applicant LaVern and Lina Hovey)

Ordinance Title: An Ordinance To Amend The Official Zoning Map Of Lancaster County To Rezone Approximately 0.67 Acres, A Portion Of Property On John Truesdale Road (TM# 0060-00-092.04) From Manufactured Housing (MH) To Low Density Residential (LDR) District, To Allow The Parcel To Be Conjoined With Adjacent Homesite At 1628 John Truesdale Road (TM# 0060-00-092.00). - *Planning Department Case Number: RZ-2022-1329.*

Rox Burhans reviewed the County power point presentation which is attached to the written minutes in the Clerk to Council's office.

Steve Harper opened the Public Hearing for Ordinance 2022-1817 at approximately 7:49 p.m.

He noted that no one signed up to speak at the Public Hearing for the Ordinance.

There were approximately 30 citizens in attendance during the Public Hearing for this Ordinance.

The following speakers came forward to make comments or sent in written comments regarding the Ordinance: None.

Steve Harper closed the Public Hearing at approximately 7:49 p.m.

Allen Blackmon moved to approve. Seconded by Billy Mosteller.

The motion to approve 1st Reading of Ordinance 2022-1817 Passed 7-0. Ayes: Blackmon, Carnes, Graham, Harper, Honeycutt, McGriff, Mosteller; Nays: None

Public Hearing and 1st Reading of Ordinance 2022-1818 regarding Rezoning Property from Institutional District, INS, to Medium Density Residential District, MDR (Applicants St. Luke's Methodist Church and James Strang)

Ordinance Title: An Ordinance To Amend The Official Zoning Map Of Lancaster County To Rezone .439 Acres Located Next To #2404 Old Camden Highway (P/O TM# 0088P-0C-013.00) From Institutional (INS) To

Medium Density Residential (MDR). - ***Planning Department Case Number: RZ-2022-1399.***

Steve Harper recused himself from this item due to his business property adjoining the referenced property. Brian Carnes took over the meeting at approximately 7:51 p.m. and Steve Harper left Chambers during the discussion and vote on this item.

Rox Burhans reviewed the County power point presentation which is attached to the written minutes in the Clerk to Council's office.

Terry Graham asked about whether buffers would be required if the church or fire department were to expand. Rox stated the church would be required to put in buffers but not sure about the fire department. He stated he would need to research. There was discussion about the safety for children with this area being institutional with surrounding businesses.

Brian Carnes opened the Public Hearing for Ordinance 2022-1818 at approximately 7:59 p.m. He noted that no one signed up to speak at the Public Hearing for the Ordinance. There were approximately 26 citizens in attendance during the Public Hearing for this Ordinance. The following speakers came forward to make comments or sent in written comments regarding the Ordinance: None. Brian Carnes closed the Public Hearing at approximately 7:59 p.m.

Larry Honeycutt moved to approve. Seconded by Charlene McGriff.

The motion to approve 1st Reading of Ordinance 2022-1818 Failed 2-4. Ayes: Honeycutt, McGriff; Nays: Blackmon, Carnes, Graham, Mosteller; Abstain: Harper

Public Hearing and 1st Reading of Ordinance 2022-1819 regarding Rezoning Property from Regional Business District, RB, to Mixed Use District, MX (Applicant Redstone Investors, LLC)

Ordinance Title: An Ordinance To Amend The Official Zoning Map Of Lancaster County To Rezone Approximately 25.79 Acres (TM#s 0008-00-015.00, 0005-00-0106.06, 0005-00-0106.05 and p/o 0005-00-0106.04) From Regional Business (RB) District To Mixed Use (MX) District. - ***Planning Department Case Number: RZ-2021-1650.***

Steve Harper rejoined the meeting and took over the duties of the Chair at approximately 8:00 p.m.

Rox Burhans reviewed the County power point presentation for Ordinances 2022-1819, 2022-1820, and 2022-1821, as they all pertain to the development of Redstone Phase II. The County power point presentation is attached to the written minutes in the Clerk to Council's office.

Steve Harper opened the Public Hearing for Ordinance 2022-1819 at approximately 8:15 p.m. He noted that no one signed up to speak at the Public Hearing for the Ordinance. There were approximately 17 citizens in attendance during the Public Hearing for this Ordinance. The following speakers came forward to make comments or sent in written comments regarding the Ordinance:

Mike Bilodeau, 18006 Metal Bottom Road and Jason McCarthur, 1022 Arbor Field Drive, Matthews NC, Managing Partner/Founder of Mission Properties of Charlotte NC. Mr. Bilodeau and Mr. McCarthur spoke about the project plans.

Steve Harper closed the Public Hearing at approximately 8:23 p.m.

Billy Mosteller moved to approve. Seconded by Charlene McGriff.

Allen Blackmon asked if he could receive packages a week in advance. He stated he would be opposing this item in order to keep it on the Non-Consent Agenda. Billy Mosteller stated Phase I of Redstone has been an asset in Indian Land and Lancaster. He continued that he likes the green space provided and there is so much citizens can

do all located in one place. Terry Graham stated this is a good project and he explained that he was glad the developers are accommodating Black Horse Run. Councilman Graham also asked that trespassing be addressed with Black Horse Run. Brian Carnes stated this plan would bring less traffic to the area and has added good features for the community. He stated there have been conversations with the Black Horse Run HomeOwners Association to make sure they are protected. Councilman Carnes continued that the crossings have gotten worse.

The motion to approve 1st Reading of Ordinance 2022-1819 Passed 6-1. Ayes: Carnes, Graham, Harper, Honeycutt, McGriff, Mosteller; Nays: Blackmon

Public Hearing and 1st Reading of Ordinance 2022-1820 regarding Approval of a Master Development Plan and Preliminary Plat for Redstone Phase II (Applicant Redstone Investors, LLC)

Ordinance Title: An Ordinance To Approve The Master Development Plan And Preliminary Plat Submission Of Redstone Investors, LLC, For A Proposed 370-Unit Residential Community (Townhomes/Multifamily Apartments At 14 Dwelling Units Per Acre), 24,000 Square Feet Of Commercial Non-Residential Development, And One Commercial Outparcel. (TMS# 0008-00-015.00, 0005-00-0106.06, 0005-00-0106.05 And P/O 0005-00-0106.04). - **Planning Department Case Number: MX-2021-1650.**

Steve Harper opened the Public Hearing for Ordinance 2022-1820 at approximately 8:29 p.m.

He noted that no one signed up to speak at the Public Hearing for the Ordinance.

There were approximately 17 citizens in attendance during the Public Hearing for this Ordinance.

The following speakers came forward to make comments or sent in written comments regarding the Ordinance: None.

Steve Harper closed the Public Hearing at approximately 8:29 p.m.

Larry Honeycutt moved to approve. Seconded by Billy Mosteller.

The motion to approve 1st Reading of Ordinance 2022-1820 Passed 6-1. Ayes: Carnes, Graham, Harper, Honeycutt, McGriff, Mosteller; Nays: Blackmon

Public Hearing and 1st Reading of Ordinance 2022-1821 regarding Approval of a Development Agreement with Redstone Investors, LLC

Ordinance Title: An Ordinance To Approve A Development Agreement With Redstone Investors, LLC, In Accordance With Unified Development Ordinance Section 9.2.18 For A Proposed 370-Unit (14.3 Du/Acre) Townhome/Multifamily Apartment Community, 24,000 Square Foot Nonresidential Development, And One Commercial Outparcel Located On Approximately 25.79 Acres Of Land. - **Planning Department Case Number: DA-2021-1650.**

Steve Harper opened the Public Hearing for Ordinance 2022-1821 at approximately 8:30 p.m.

He noted that no one signed up to speak at the Public Hearing for the Ordinance.

There were approximately 17 citizens in attendance during the Public Hearing for this Ordinance.

The following speakers came forward to make comments or sent in written comments regarding the Ordinance: None.

Steve Harper closed the Public Hearing at approximately 8:30 p.m.

Larry Honeycutt moved to approve. Seconded by Charlene McGriff.

Terry Graham asked for a condensed version of the development agreement. John DuBose reviewed the development agreement. He continued that the proposed development agreement provides for developer fees of \$500 per residential unit, North and South of Opportunity Drive, to offset the potential impact on solid waste services; \$250 per residential unit, North and South of Opportunity Drive, for the library system; and \$500 per residential unit south of Opportunity Drive for school payment. He stated the area north of Opportunity Drive would be subject to County impact fees and school impact fees. He continued that developers have agreed to upsize the detention pond to a 25 year storm event and agreed to donate \$50,000 to Lancaster County's culvert replacement project. Terry Graham asked how the fee amounts were determined. John DuBose stated internal

staff made the proposed fee amounts. Councilman Graham asked if there was wording in the agreement on where the impact fees can be spent. Mr. DuBose stated it would be at the discretion of County Council. Councilman Graham stated he would not support the agreement if fees were not spent in the impact area. Steve Harper asked if wording in the agreement could be changed. John DuBose stated that it could. Terry Graham moved to insert language regarding that the fees collected would be spent for the impact area. After discussion, Councilman Graham withdrew the motion and stated he would wait for the second reading. There was discussion regarding roads in the area. Terry Graham stated the development agreement is based on the preliminary plat. John DuBose stated the preliminary plat locks in the development.

The motion to approve 1st Reading of Ordinance 2022-1821 Passed 6-1. Ayes: Carnes, Graham, Harper, Honeycutt, McGriff, Mosteller; Nays: Blackmon

1st Reading of Ordinance 2022-1813 regarding Rezoning Property for Five Parcels Located At and Adjacent to 9224 Tadlock Drive from Neighborhood Business (NB) and General Business (GB) to Regional Business (RB) (Applicant Two Capital Partners)

Ordinance Title: An Ordinance To Amend The Official Zoning Map Of Lancaster County To Rezone Five (5) Parcels Comprising Approximately 50.77 Acres Located At And Adjacent To 9224 Tadlock Drive (TM#s 0010-00-051.00, 0010-00-052.00, 0010-00-052.01, 0010-00-052.02, 0010-00-052.03) From Neighborhood Business (NB) District And General Business (GB) District To Regional Business (RB) District. - *Planning Department Case Number: RZ-2021-2803.*

Charlene McGriff moved to approve. Seconded by Larry Honeycutt.

Rox Burhans reviewed the County power point presentation for Ordinances 2022-1813 and 2022-1814, as they both pertain to the Two Capital Partners/Tadlock development. The County power point presentation is attached to the written minutes in the Clerk to Council's office.

Brian Carnes stated he has had multiple conversations with South Carolina Department of Transportation about traffic impact analyses. There were discussions regarding the right turn lane, as well as concerns on the location being backed up to the convenience site. Steve Harper asked if wording can be added to the development agreement acknowledging the industrial plant next to the property. John DuBose stated it would be a contractual agreement and that citizens who locate next to a pre-existing use cannot complain as matter of law. Council asked that this matter be addressed at second reading. Terry Graham asked about the conceptual plan versus the development agreement. There were discussions regarding density. Billy Mosteller asked about detention pond or retention pond and if they would hold water. Brandon Pridemore stated any nuisance will be disclosed as part of agreement and the detention pond will be fenced, and the gas lines will be 150 feet away.

Motion to approve 1st Reading of Ordinance 2022-1813 Passed 5-2. Ayes: Carnes, Harper, Honeycutt, McGriff, Mosteller; Nays: Blackmon, Graham

1st Reading of Ordinance 2022-1814 regarding Approval of a Development Agreement for Two Capital Partners

Ordinance Title: An Ordinance To Approve A Development Agreement With Two Capital Partners In Accordance With Unified Development Ordinance Section 9.2.18 For A Proposed 238-Unit Multifamily Apartment Community With Commercial Outparcels. - *Planning Department Case Number: DA-2021-2803.*

Charlene McGriff moved to approve. Seconded by Billy Mosteller.

Terry Graham asked for a condensed version of the development agreement. John DuBose stated the concept plan is attached as B1 exhibit. He stated that the agreement had a \$500 fee for solid waste and a \$250 fee for the library and called for fencing along the Northfield Drive property. There were discussions regarding a right turn lane. Mr. DuBose stated that language to use fees in the impact area would be added as condition, per earlier conversations, and would be default in all templates. Larry Honeycutt requested a breakdown on all development agreements.

Motion to approve 1st Reading of Ordinance 2022-1814 Passed 5-2. Ayes: Carnes, Harper, Honeycutt, McGriff, Mosteller; Nays: Blackmon, Graham

Discussion and Action Items

Approval of Appointments to Various Boards or Commissions

- Dan H. West to the Historical Commission as an Advisor to fill an unexpired term that would end on 06/30/2025
- Robert Kiener to the Library Board as the District 1 representative to fill an unexpired term that would end on 06/30/2025
- Danielle Tonkery to the Accommodations Tax Advisory Committee as the Lancaster County resident at-large

Charlene McGriff moved to approve all appointments as listed. Seconded by Billy Mosteller. Motion Passed 7-0.

Status of items tabled, recommitted, deferred or held

There were no tabled, recommitted, deferred or held items to discuss during the Council meeting.

Miscellaneous Reports and Correspondence

There were no Miscellaneous Reports and Correspondence to discuss during the Council meeting.

Adjournment

Larry Honeycutt moved to adjourn. Seconded by Brian Carnes. Motion Passed 7-0.

There being no further business, the regular meeting of County Council adjourned at approximately 9:12 p.m.

Respectfully Submitted:

Approved by Council on August 22, 2022

Donna Greene

Donna Greene
Deputy Clerk to Council

A handwritten signature in dark ink, appearing to read "B Mosteller", written over a horizontal line.

Billy Mosteller, Secretary