

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

May 11, 2022

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**

AMENDED AGENDA

1. **Call to Order - Chairman Steve Harper**
2. **Welcome and Recognition - Chairman Steve Harper**
3. **Pledge of Allegiance and Invocation - Council Member Larry Honeycutt**
4. **Approval of Agenda**

[deletion and additions of non-substantive matter]

5. **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@lancastersc.net or by online submission by selecting the "Citizens Comments" quick link located on the County website homepage at <https://www.mylancastersc.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.]

6. **Discussion and Action Items**

- a. Comprehensive Plan Presentation - Ashley Davis
- b. Homeless Support Proposal with Authorized ARPA funds - Dennis Marstall
- c. Evaluation of Fire Fee District Requests and Fire Services provided throughout the County - Dennis Marstall
- d. Discussion about Deteriorating Private Roads - Dennis Marstall/Jeff Catoe

7. **Citizen Comments**

[If Council delays until end of meeting]

8. 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://mylancastersc.org/government/lancaster_county_council/County_Council_Meetings.php*

Agenda Item Summary

Ordinance # / Resolution #: Comprehensive Plan Presentation

Contact Person / Sponsor: A. Davis / Planning

Department: Planning

Date Requested to be on Agenda: 5/11/2022

Issue for Consideration:

This presentation will provide a brief overview of information gathered thus far, themes which are emerging, and what comes next for the Comprehensive Plan.

Points to Consider:

Funding and Liability Factors:

N/A

Council Options:

Information only- No action needed.

Recommendation:

Information only- No action needed

ATTACHMENTS:

Description	Upload Date	Type
Survey Results	4/28/2022	Exhibit
Comprehensive Plan Update	5/2/2022	Exhibit

Lancaster 2040

COMPREHENSIVE PLAN



Steering Committee Meeting

April 26, 2022

Agenda

1. Welcome
2. Project Updates
3. Community Survey Results
4. Emerging Themes and Visioning
5. Committee Updates
6. Adjourn

Project Updates

Project Updates

- Planning Area Focus Group Engagement
 - Greater Lancaster Planning Area Focus Group met on March 30
 - Panhandle Planning Area Focus Group met on March 31
 - Southern Lancaster Planning Area Focus Group (Not Scheduled)
- First Round of Public Workshops
 - Tentatively scheduled for June

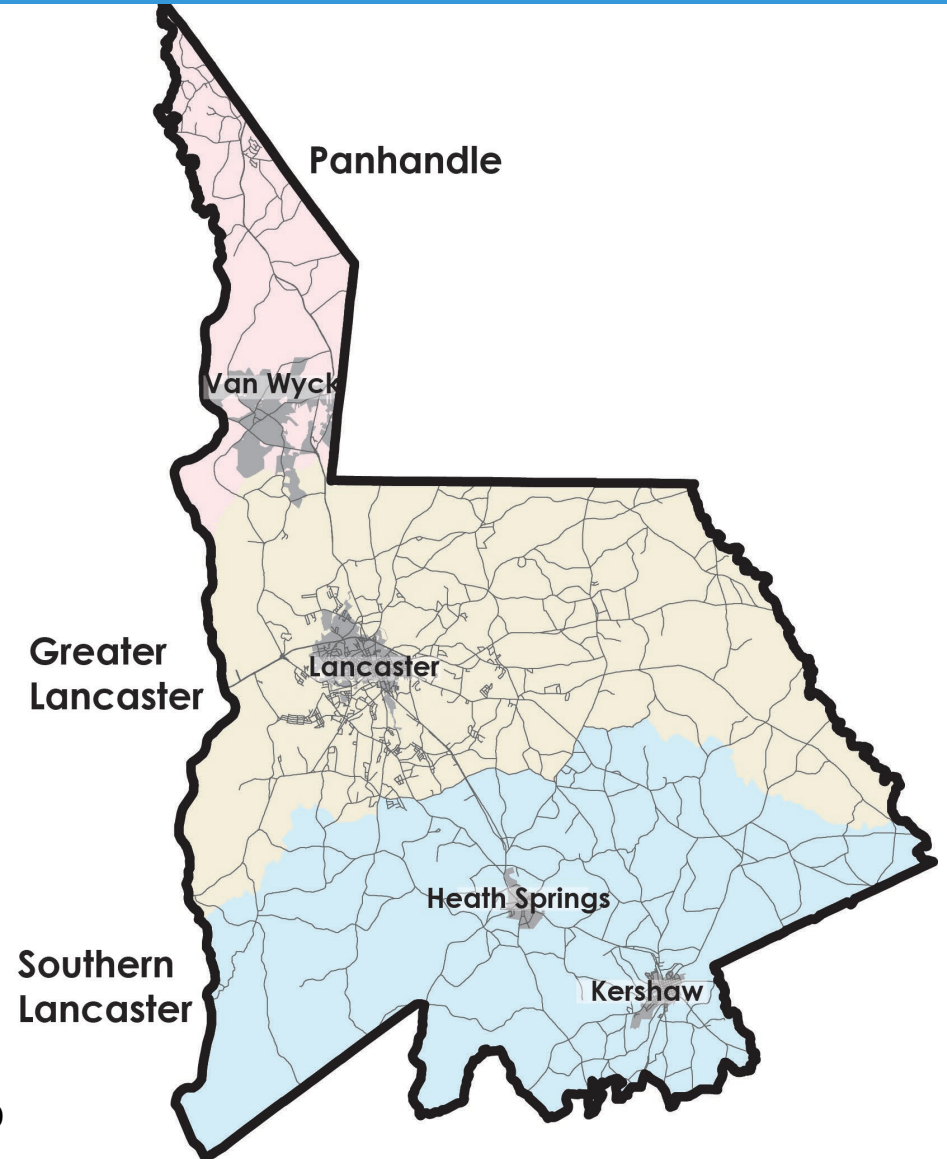
Project Updates

- Online Engagement
 - 1,945 survey participants
 - 3,637 website views
 - 1,172 unique users visited Lancaster2040.com
 - 112 people have joined the email update list
 - 8,500 people reached through Facebook ads
 - 850 actual engagements through Facebook

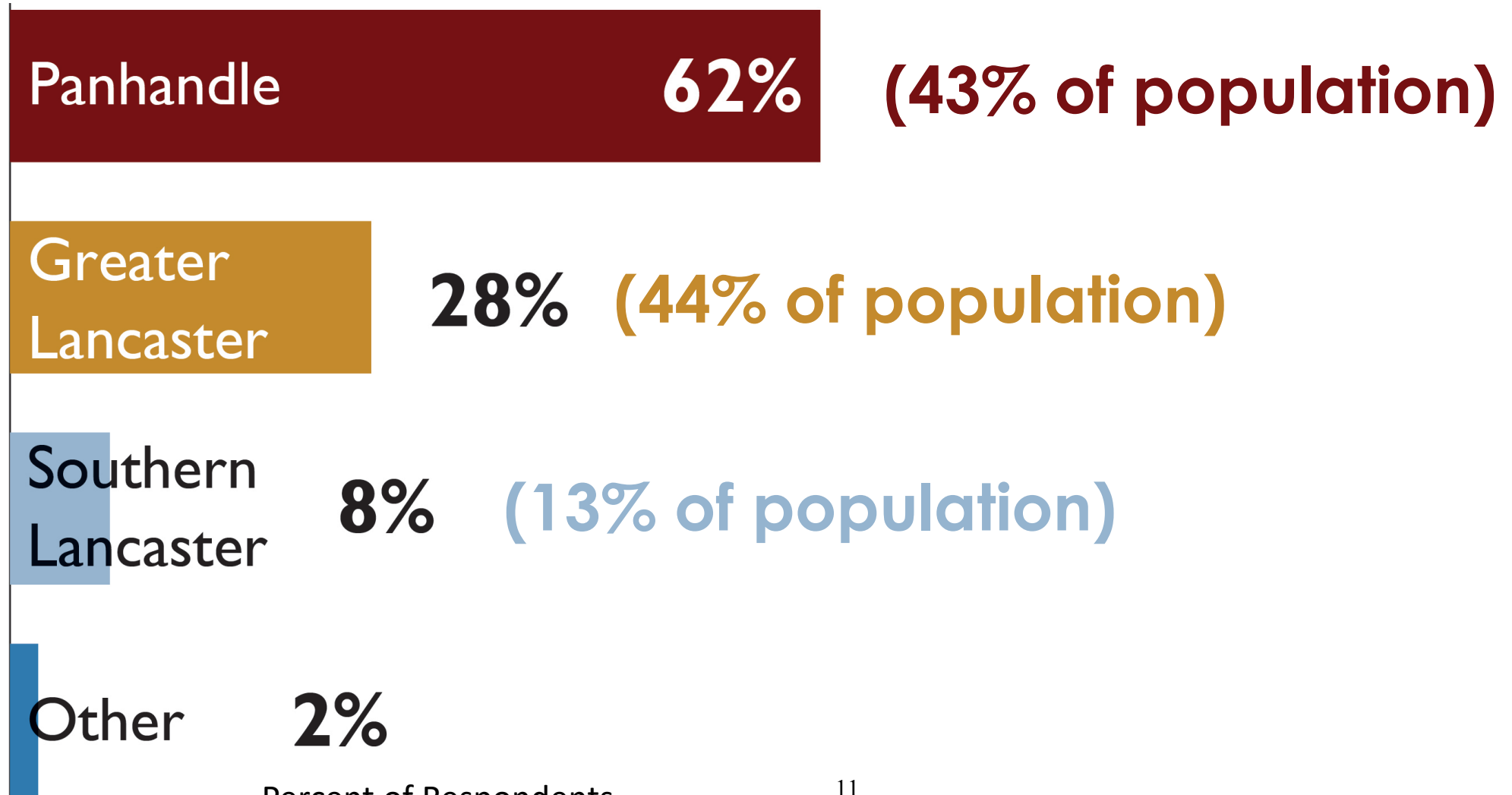
Community Survey Results

Community Survey Results

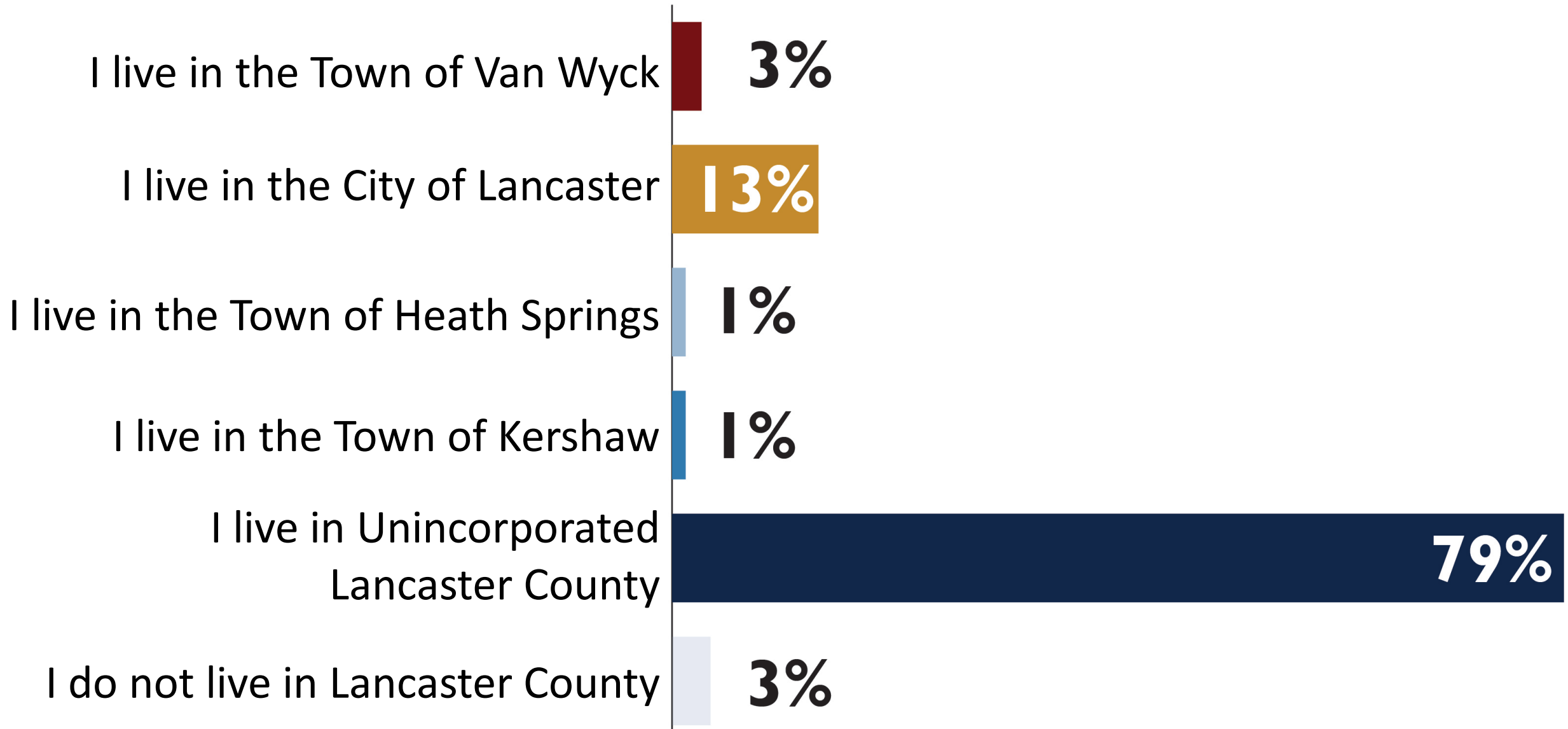
- Opened March 11 – April 11
- 1,945 Total Responses
- Statistically Significant



Question 1: Which part of the County do you live in?



Question 2: Do you live in a municipality?



Response Rates Compared to Population

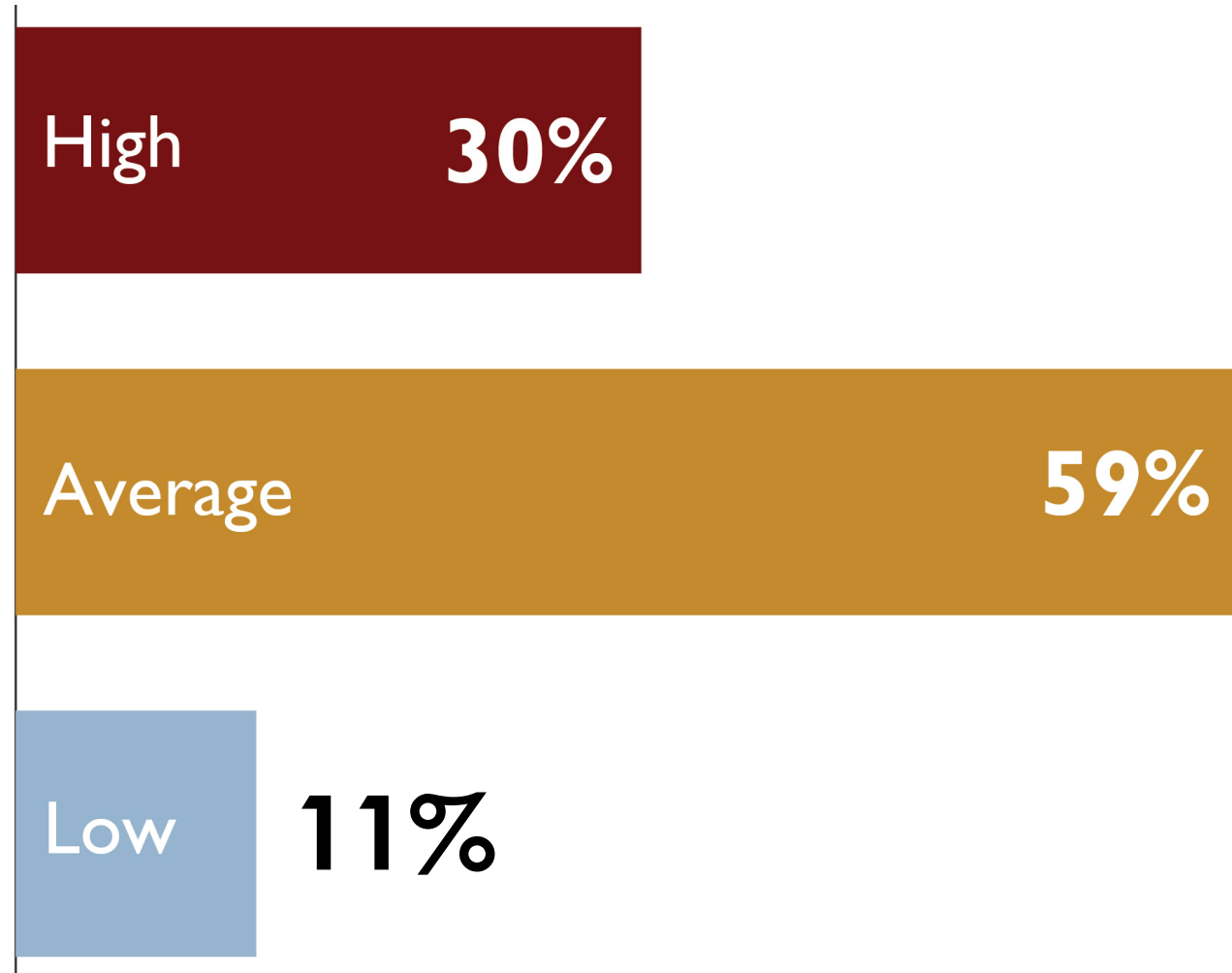
Town of Van Wyck	3% of respondents	1% of population
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City of Lancaster	13% of respondents	9% of population
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Town of Heath Springs	1% of respondents	1% of population
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Town of Kershaw	1% of respondents	2% of population
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Question 3: How would you rate your quality of life in Lancaster County?



Percent of Respondents

Question 4: What is your perception of these quality of life factors?

Top 3 Factors:

Proximity to Larger
Cities

Access to Full-Service
Grocery Stores

Overall Cost of Living

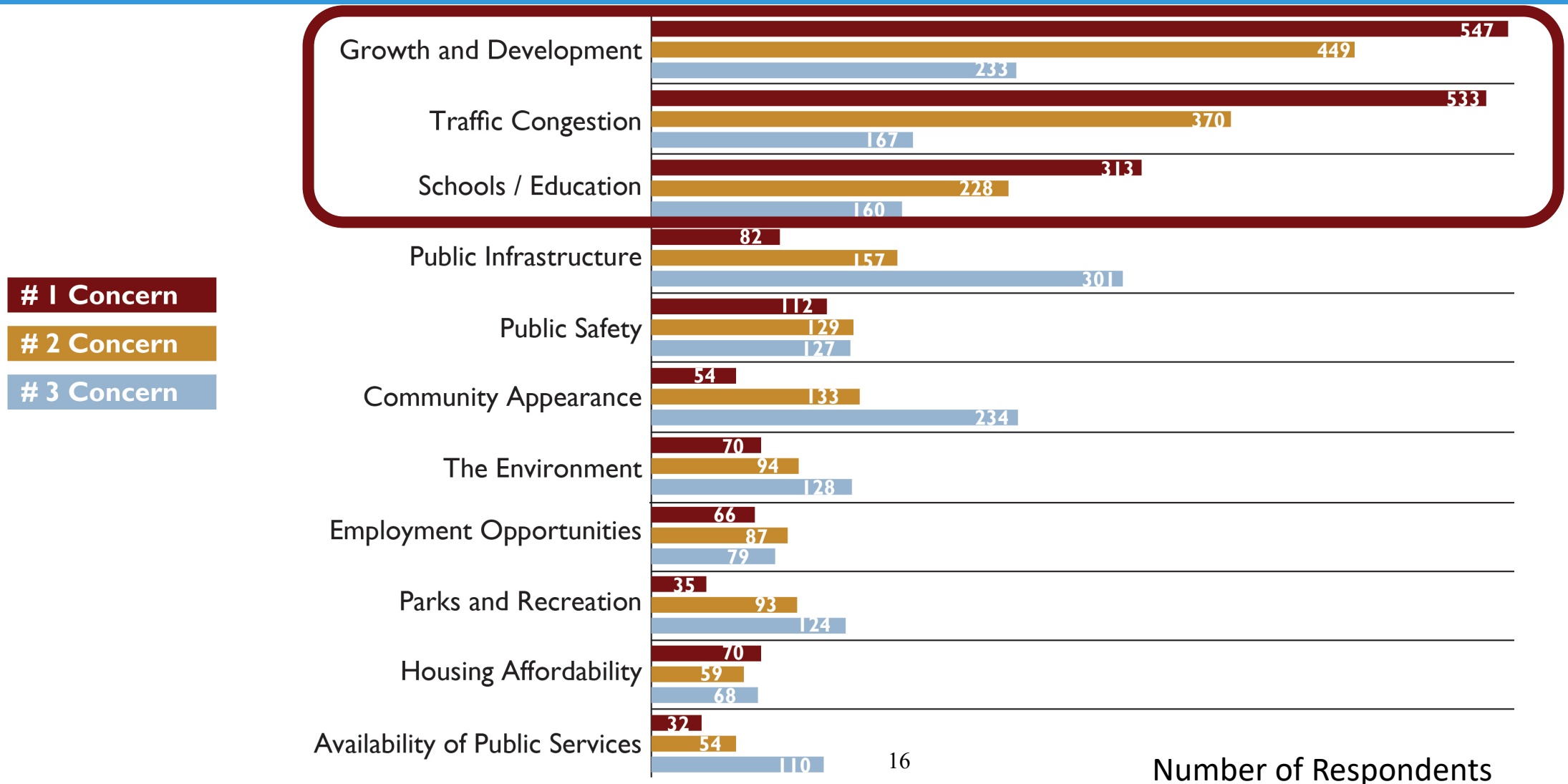
Bottom 3 Factors:

Recreation /
Entertainment

Community Character /
Appearance

Environmental Quality

Question 5: Which issues are of most concern to you?



Question 5: Which issues are of most concern to you?

#1 Concern

Growth & Development

#2 Concern

Traffic Congestion

#3 Concern

Schools / Education

#4 Concern

Public Infrastructure

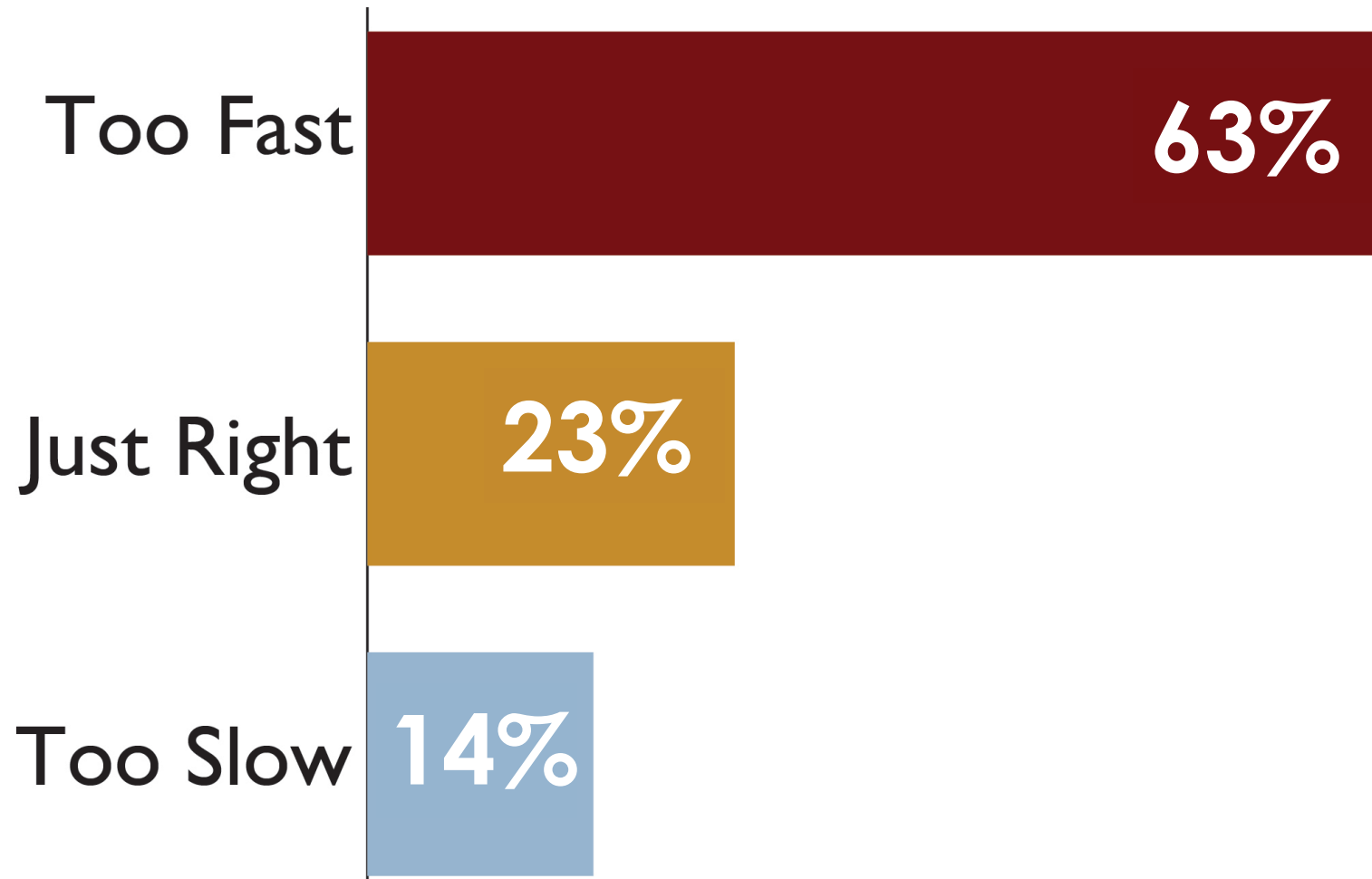
#5 Concern

Public Safety

#6 Concern

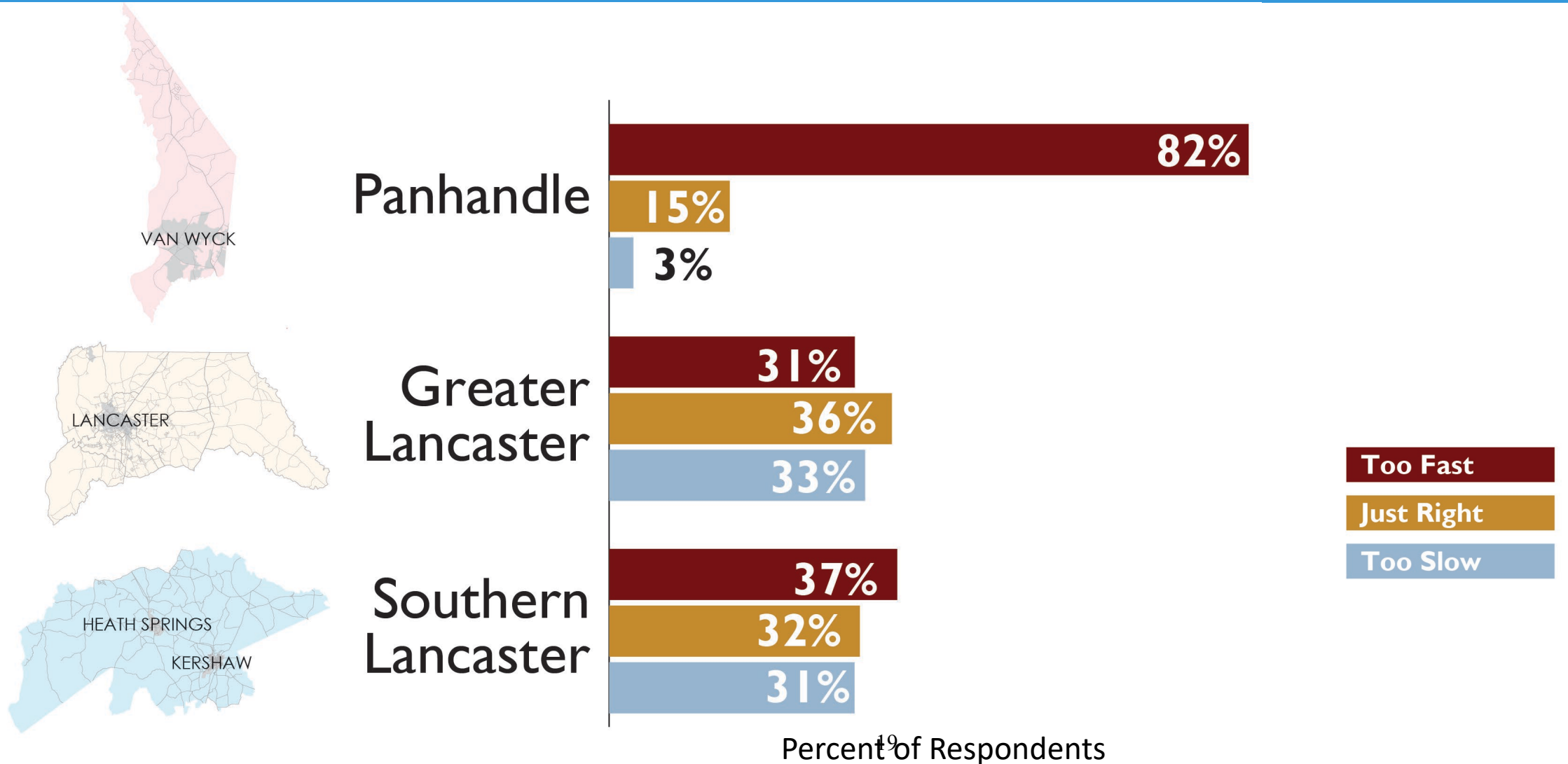
Community Appearance

Question 6: What is your perception of the recent pace of growth?

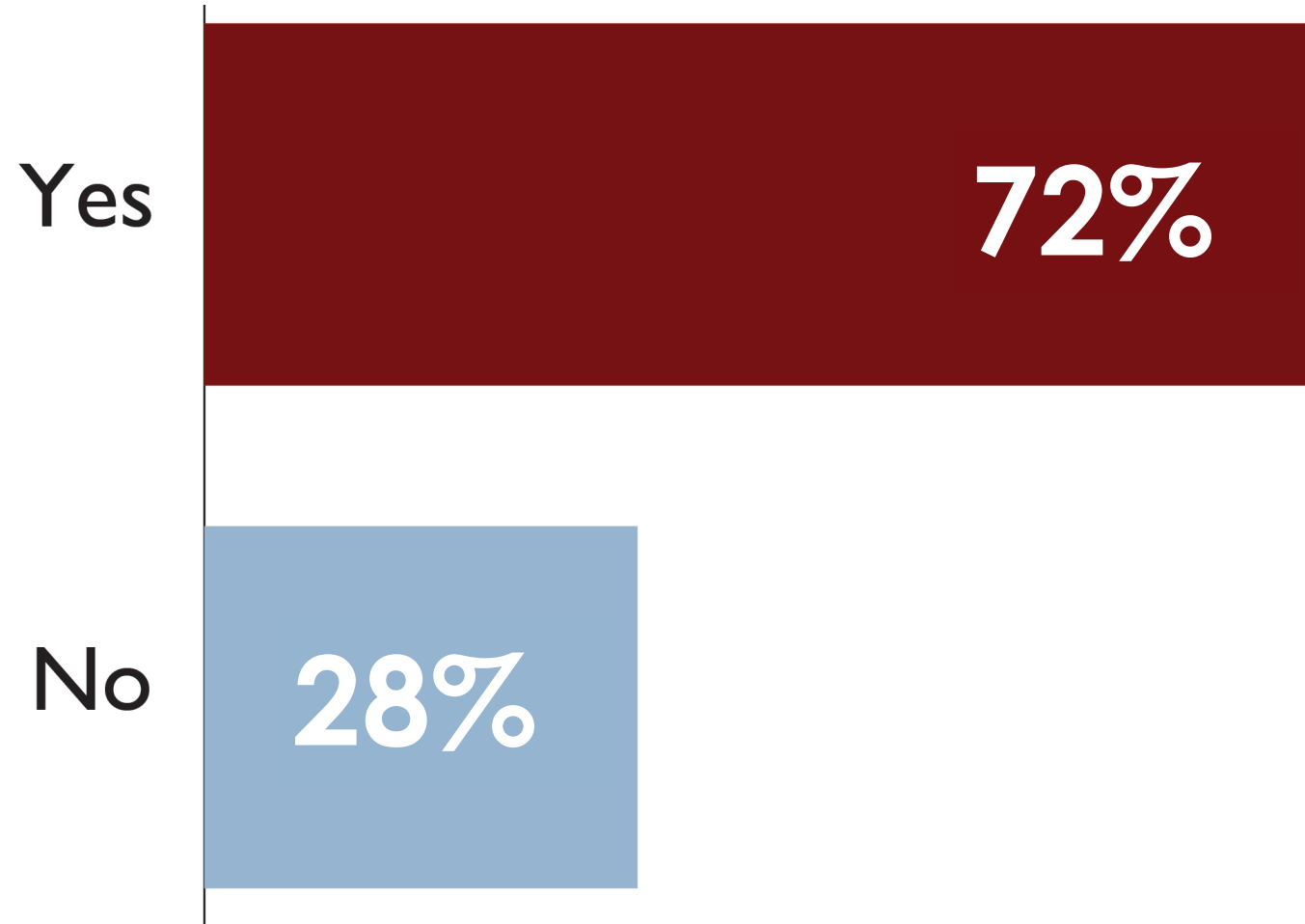


Percent of Respondents

Question 6: What is your perception of the recent pace of growth?

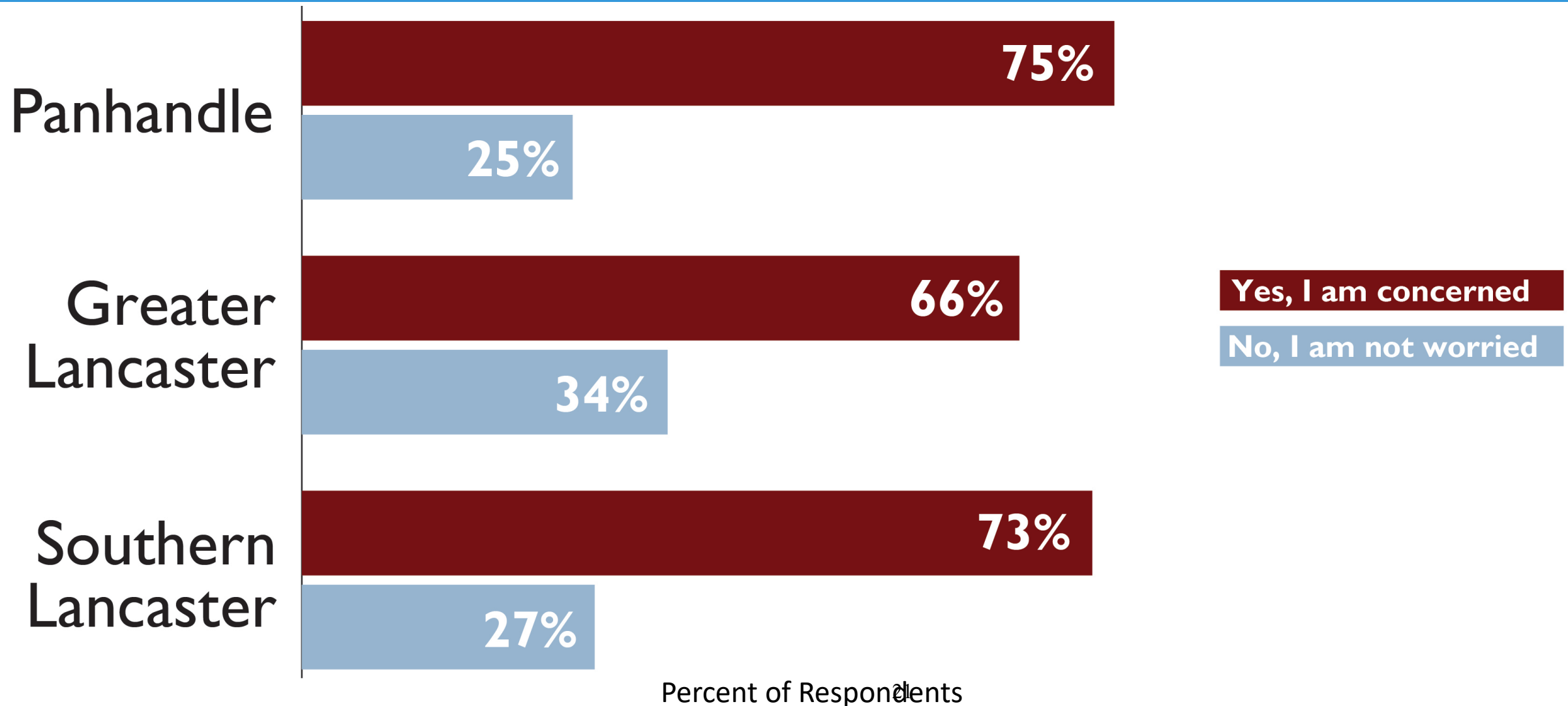


Question 7: Do you have any concerns about the loss of farms and forest lands?

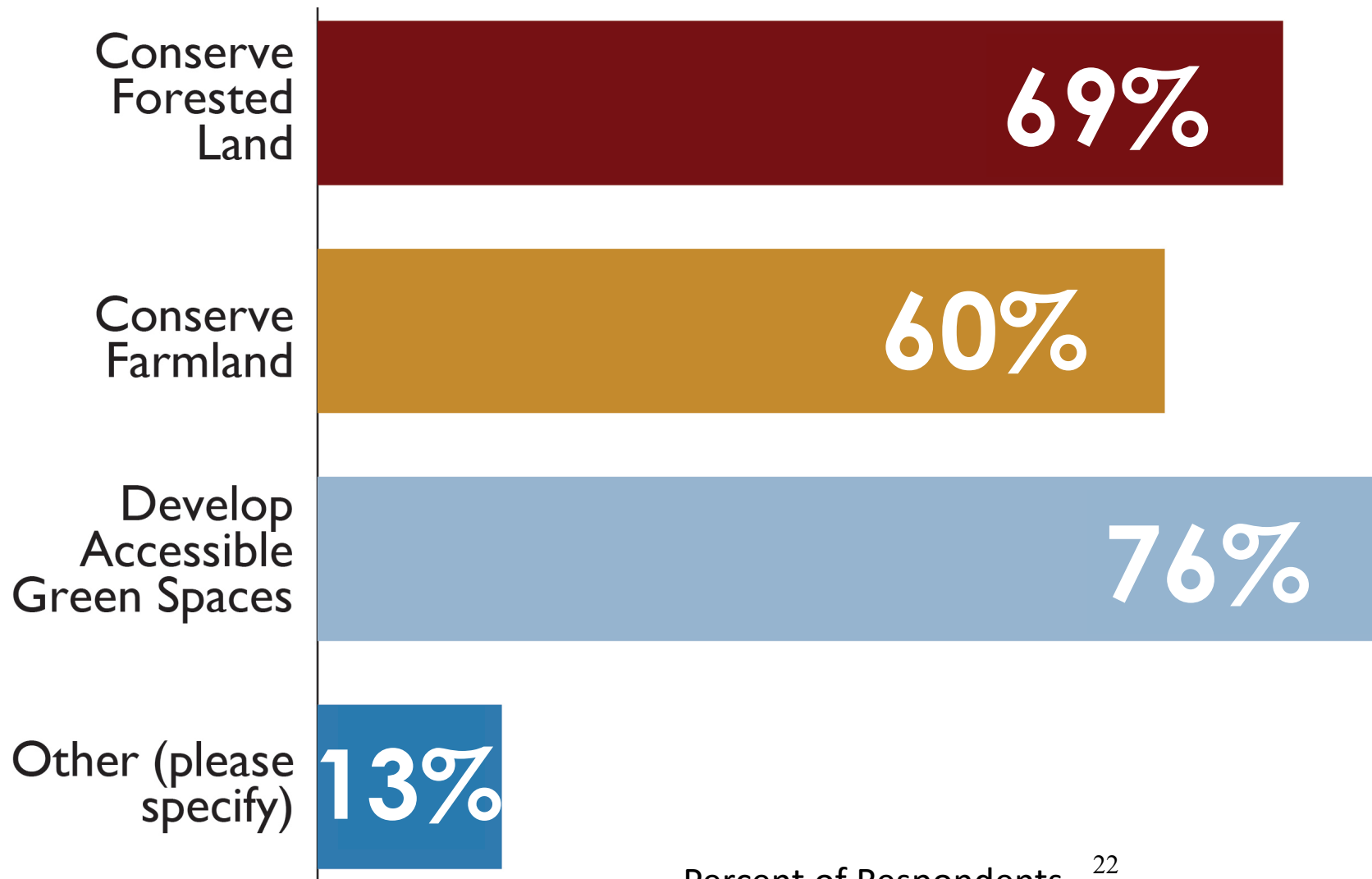


Percent of Respondents

Question 7: Do you have any concerns about the loss of farms and forest lands?



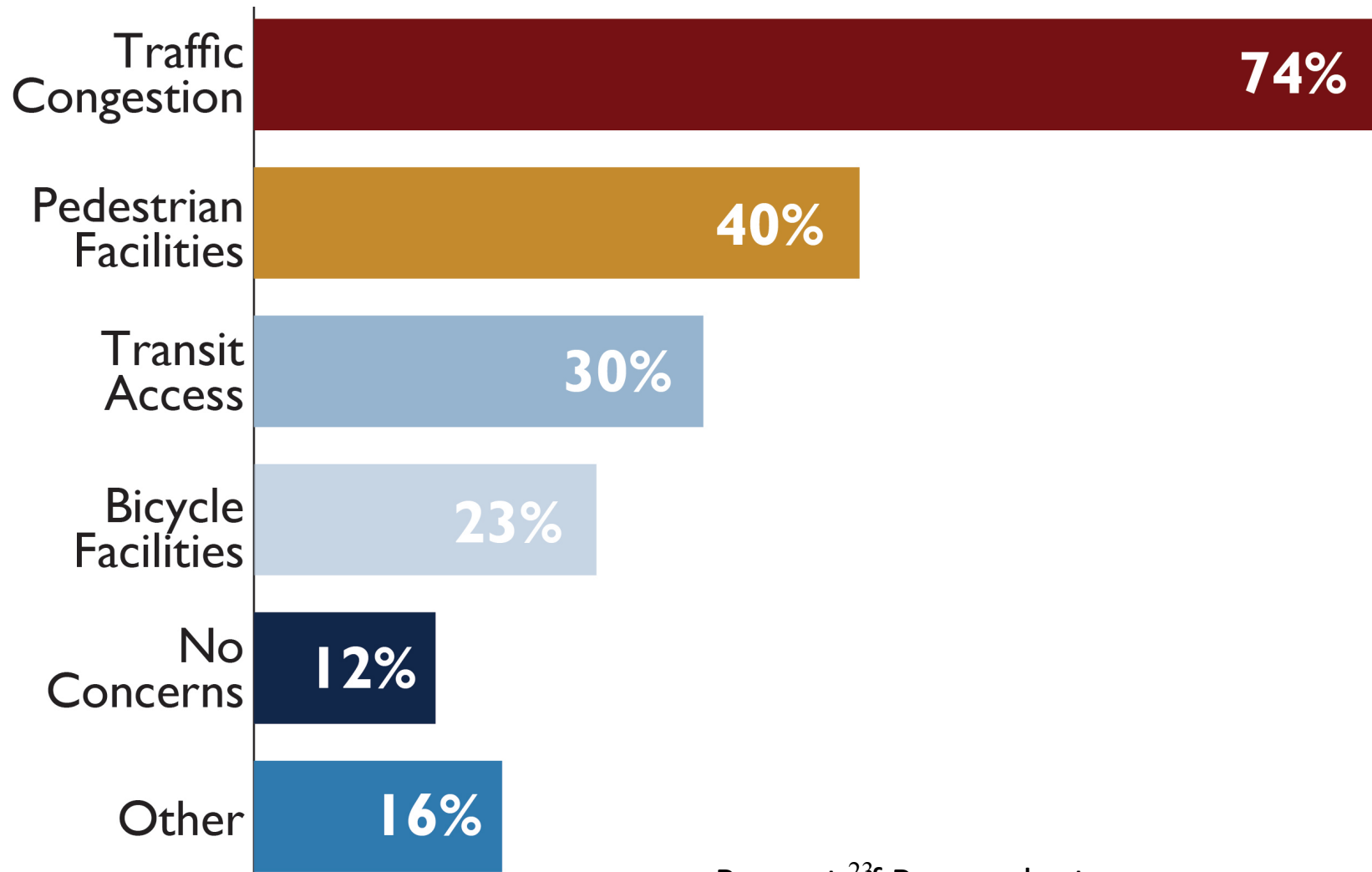
Question 8: Do you think the County should develop policies to...?



Percent of Respondents 22

Bars reflects percent of respondents who support each policy

Question 9: What are your top three transportation-related issues?



Percent of Respondents

Question 9: What are your top three transportation-related issues?

PANHANDLE

- #1** Traffic Congestion
- #2** Pedestrian Facilities
- #3** Transit Access

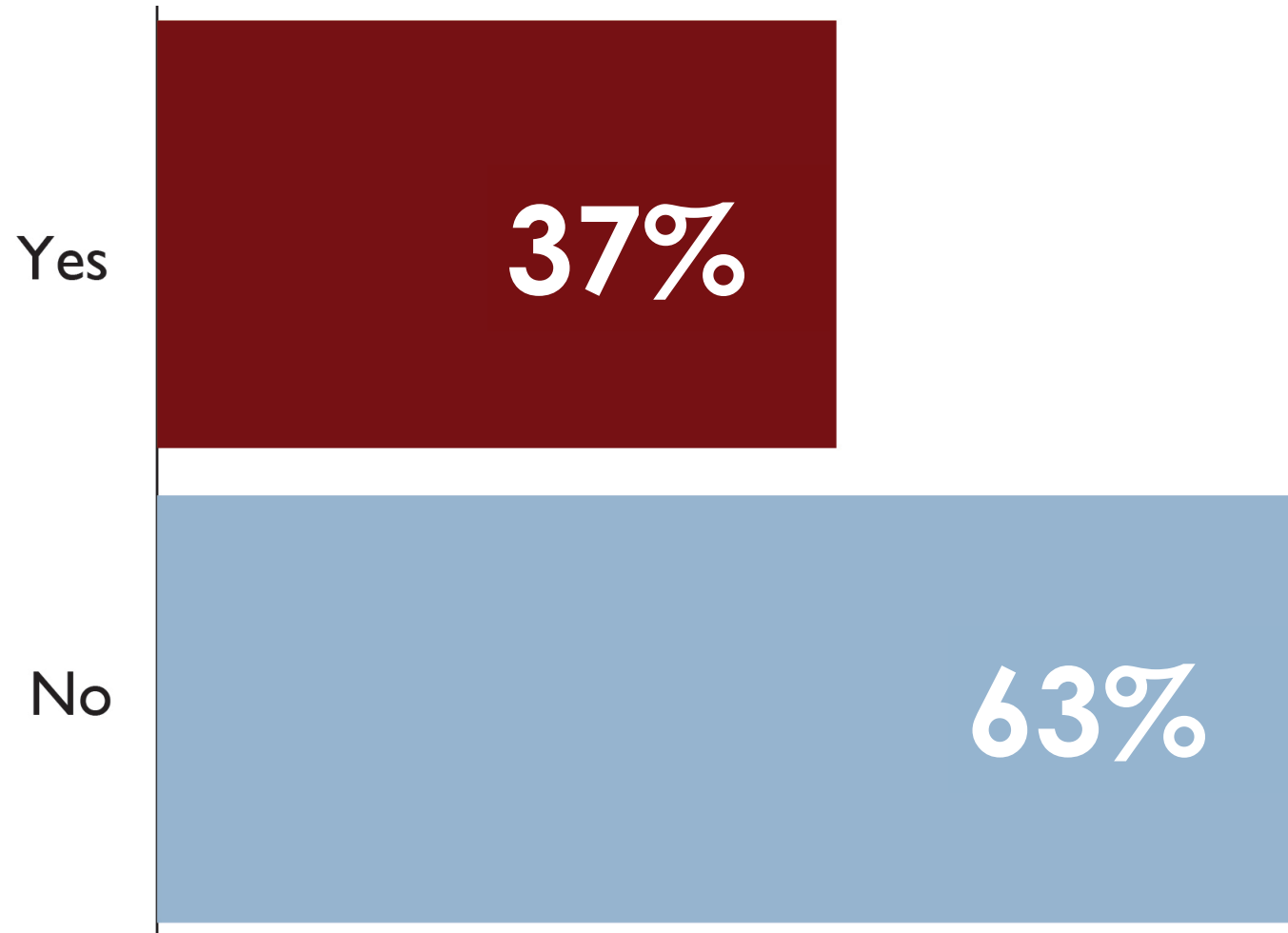
GREATER LANCASTER

- #1** Traffic Congestion
- #2** Pedestrian Facilities
- #3** No Concerns

SOUTHERN LANCASTER

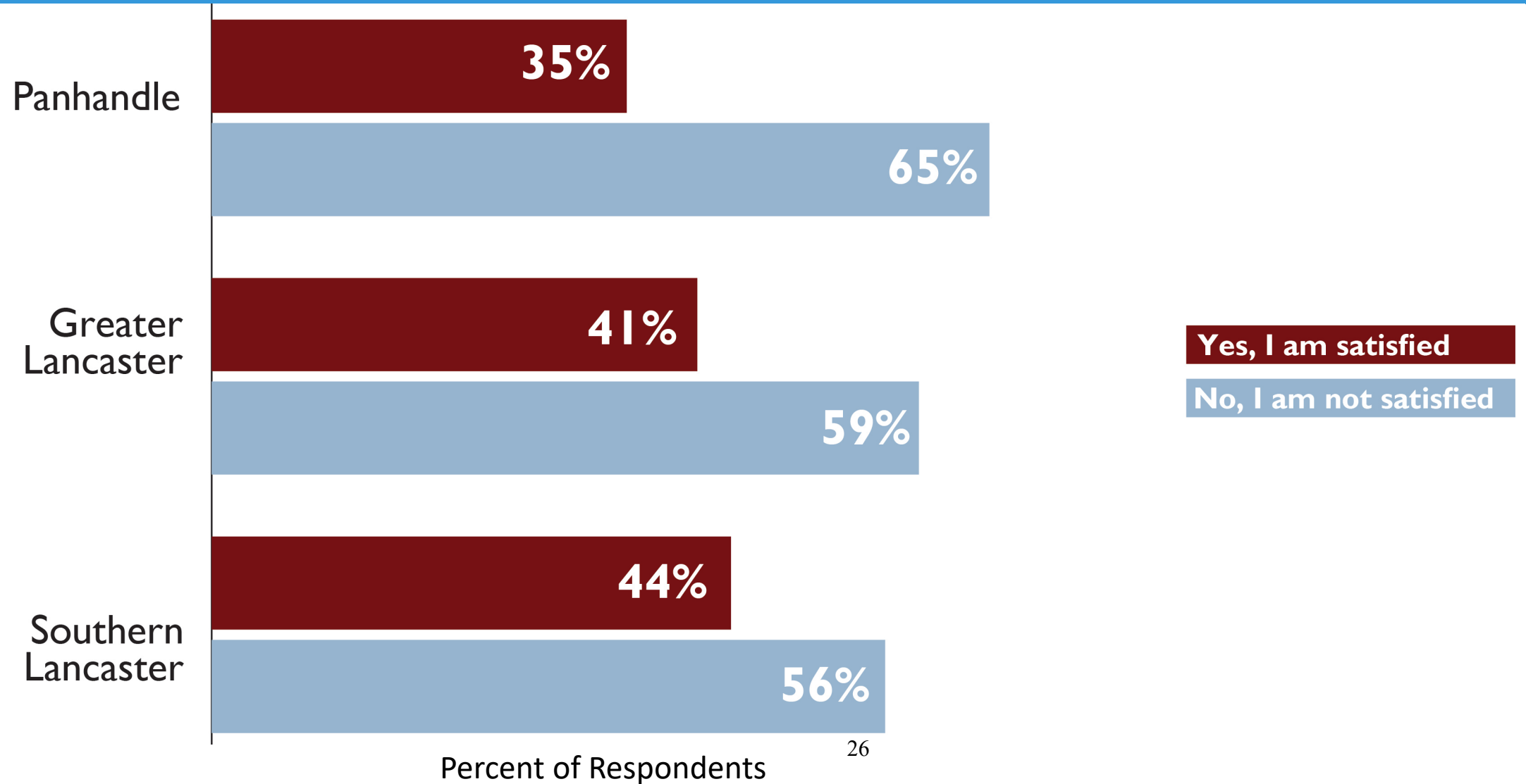
- #1** No Concerns
- #2** Traffic Congestion
- #3** Pedestrian Facilities

Question 10: Are you satisfied with parks, recreation, and open spaces?

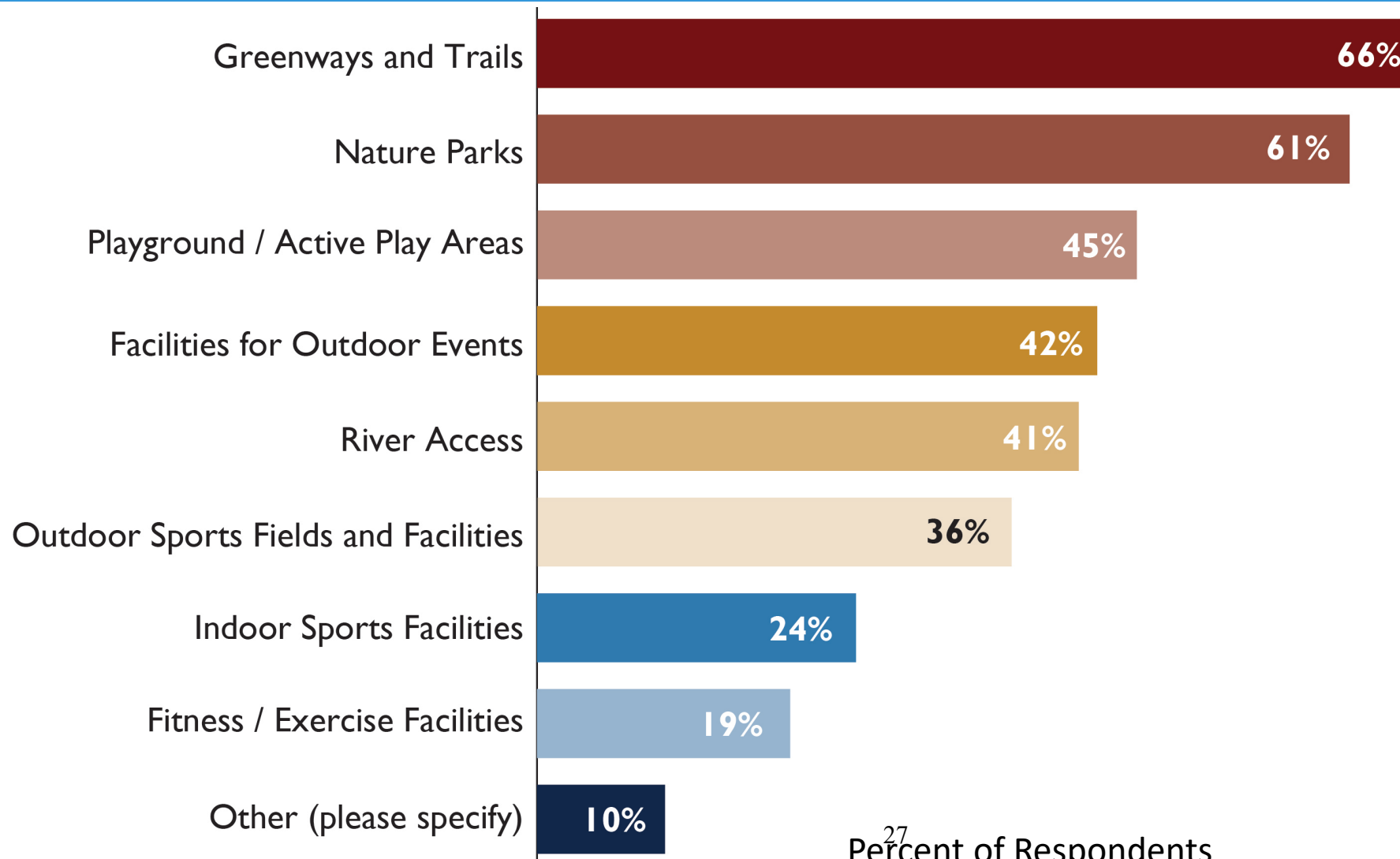


Percent of Respondents

Question 10: Are you satisfied with parks, recreation, and open spaces?



Question 11: What types of recreation facilities would you like to see?



²⁷
Percent of Respondents

Question 11: What types of recreation facilities would you like to see?

PANHANDLE

#1 Greenways and Trails

#2 Nature Parks

#3 River Access

GREATER LANCASTER

#1 Nature Parks

#2 Facilities for Outdoor Events

#3 Playground / Active Play Areas

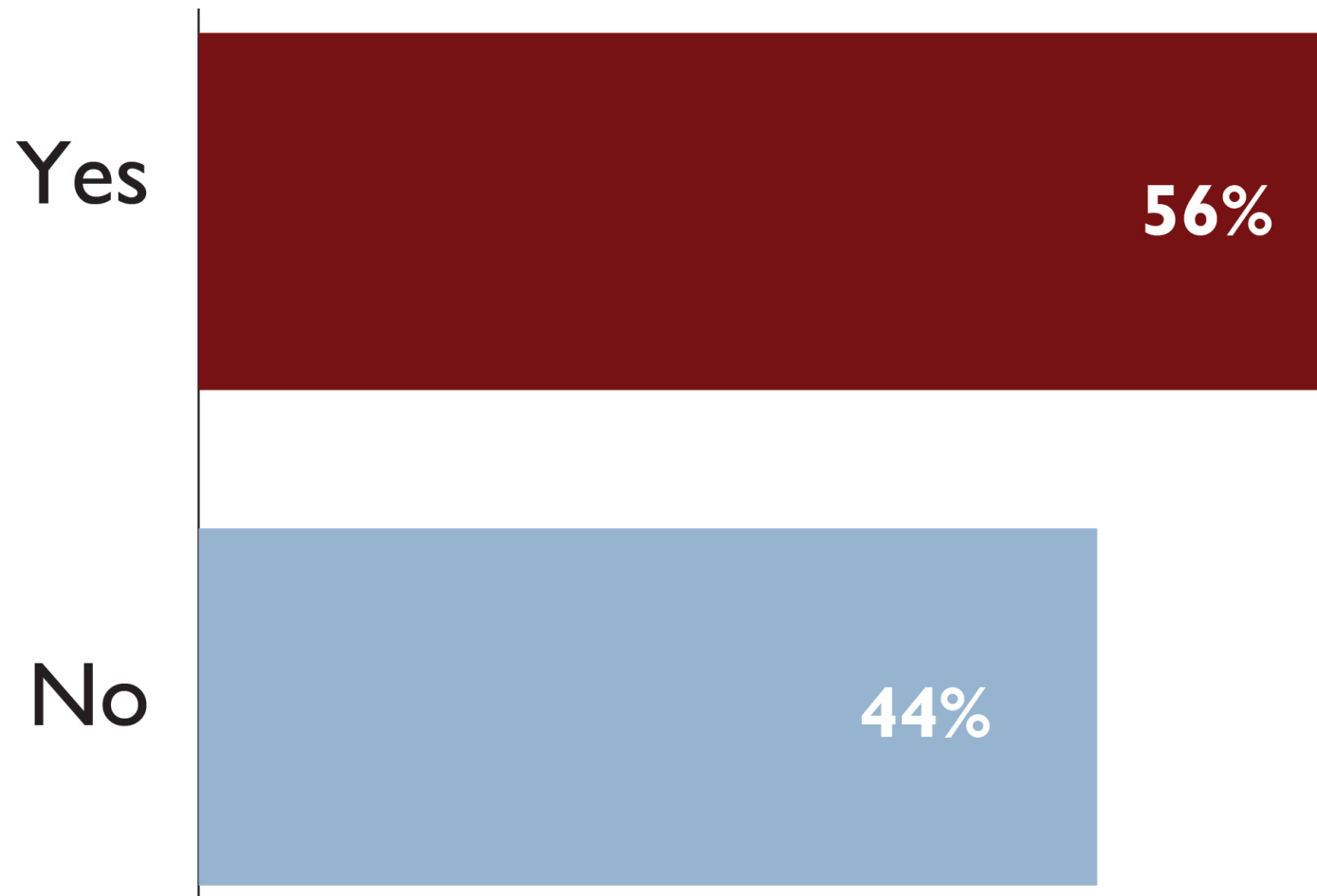
SOUTHERN LANCASTER

#1 Facilities for Outdoor Events

#2 Nature Parks

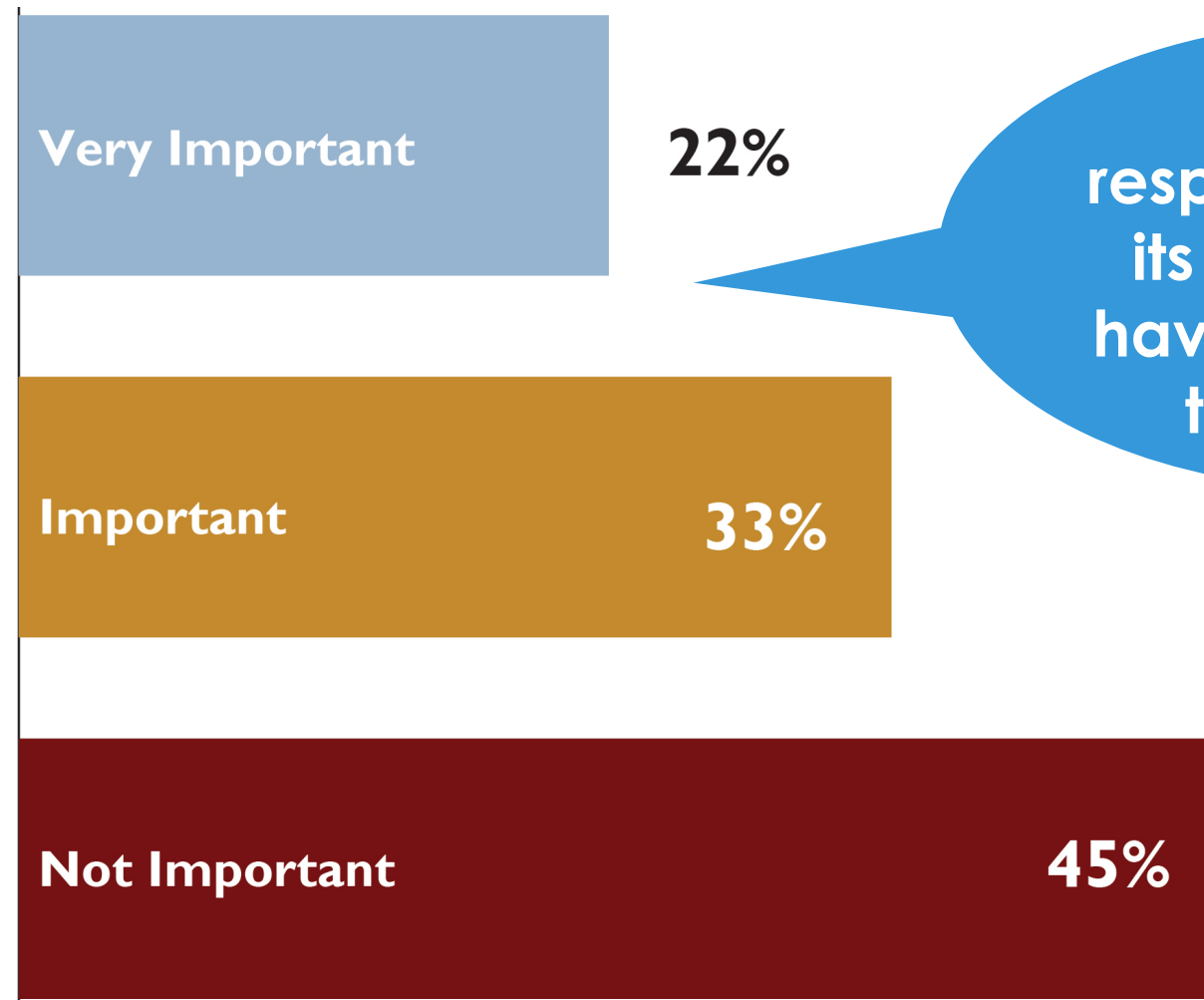
#3 Playground / Active Play Areas

Question 12: Is being able to access the Catawba River important to you?



Percent of Respondents

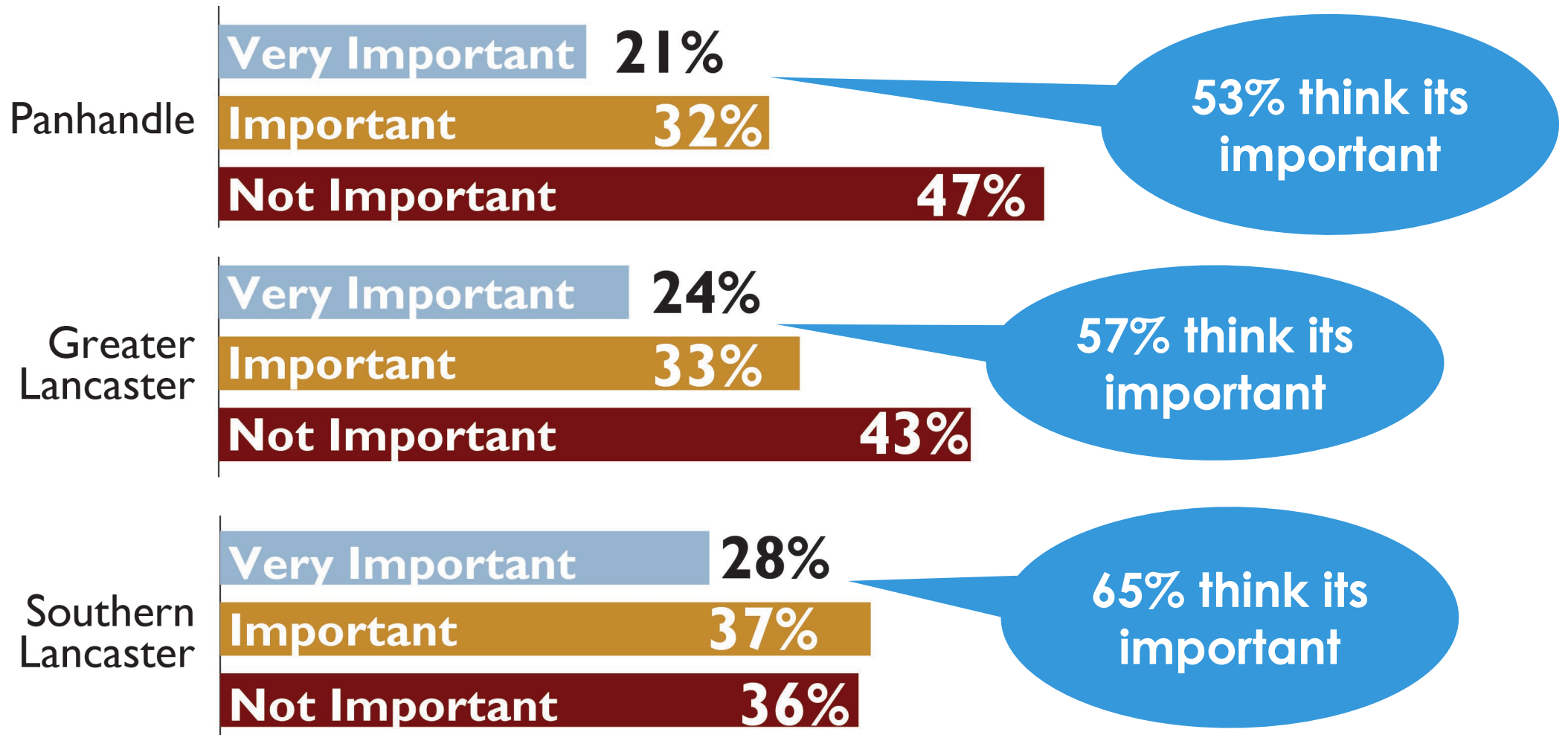
Question 13: How important is it for you to have access to greenways and trails?



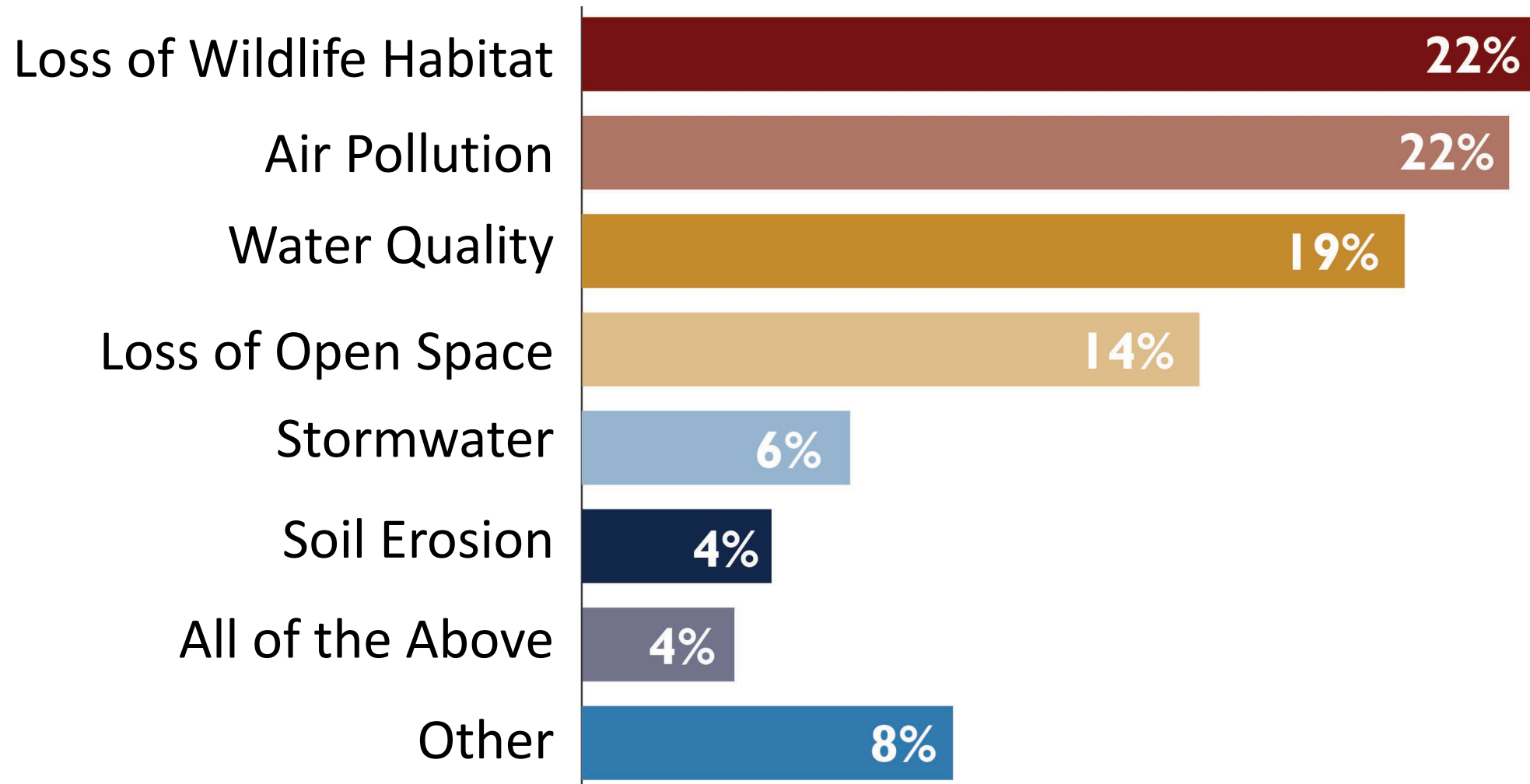
55% of
respondents think
its important to
have greenway /
trail access

Percent of Respondents

Question 13: How important is it for you to have access to greenways and trails?



Question 14: Do you have any concerns about environmental-related issues?



³²
Percent of Respondents

Question 14: Do you have any concerns about environmental-related issues?

PANHANDLE

- #1** Air Pollution
- #2** Loss of Wildlife Habitat
- #3** Water Quality

GREATER LANCASTER

- #1** Loss of Wildlife Habitat
- #2** Loss of Open Space
- #3** Water Quality

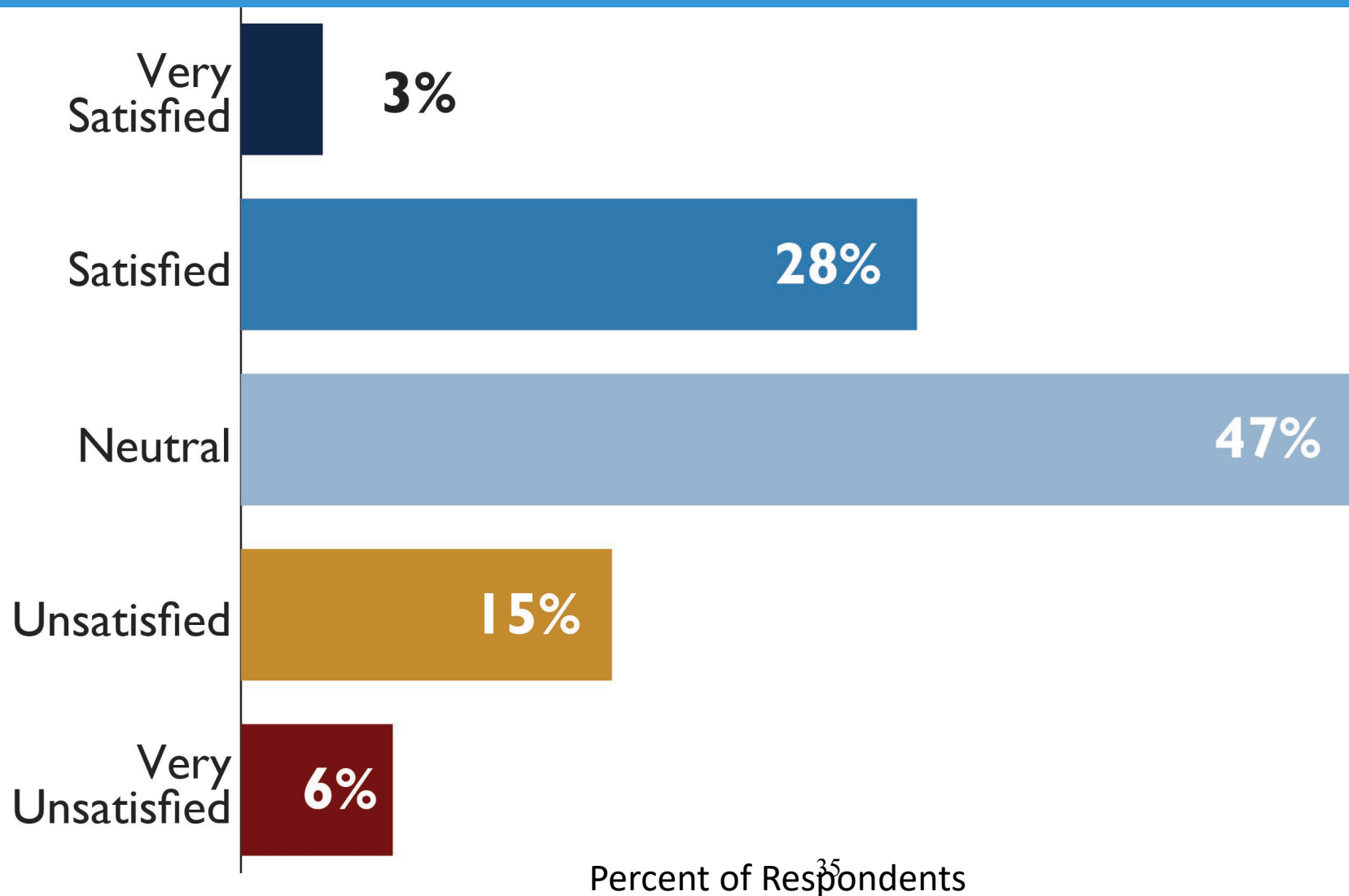
SOUTHERN LANCASTER

- #1** Loss of Wildlife Habitat
- #2** Loss of Open
- #3** Water Quality

Question 15: Do you have any suggestions to make the County more attractive?

SUGGESTIONS	# OF RESPONSES
Clean Up Litter	232
Conserve Land / Protect Forests	190
Improve Landscaping Along Roads	182
Improve Design Standards	180
Improve Appearance on 521	107
Code Enforcement	106
Stop Allowing Junk Businesses	97
Revive Downtown	88
Manage / Stop / Pause Growth	80
Add Sidewalks/Bike Lanes/Greenways	73

Question 16: How satisfied are you with the quality and types of County services?



Question 17: Are there any services the County should offer or improve?

SERVICE	# OF RESPONSES
Parks / Outdoor Spaces / Recreation	123
Public Transportation / Light Rail	95
Restaurants/Retail/Grocery/Commercial	70
Improved Road Conditions	62
Recycling	48
Garbage Pick Up/Better Hours/Closer	48
Post Office	47
Build More Schools / Improve Schools	45
Better Policing / More Sheriffs	38
Greater Access to Hospital/Health Care	34

Question 18: How would you describe Lancaster County to a friend?

DESCRIPTION	# OF RESPONSES
Growing / Developing	346
Crowded / Overdeveloped	295
Friendly / Welcoming	247
Beautiful / Pretty / Appealing	240
Outdated / Behind	144
Calm / Comfortable / Peaceful	140
Country / Rural	137
Lacking...(funds, infrastructure, green, etc.)	133
Close to Charlotte / Convenient / Central	126
Affordable / Low Cost of Living	113

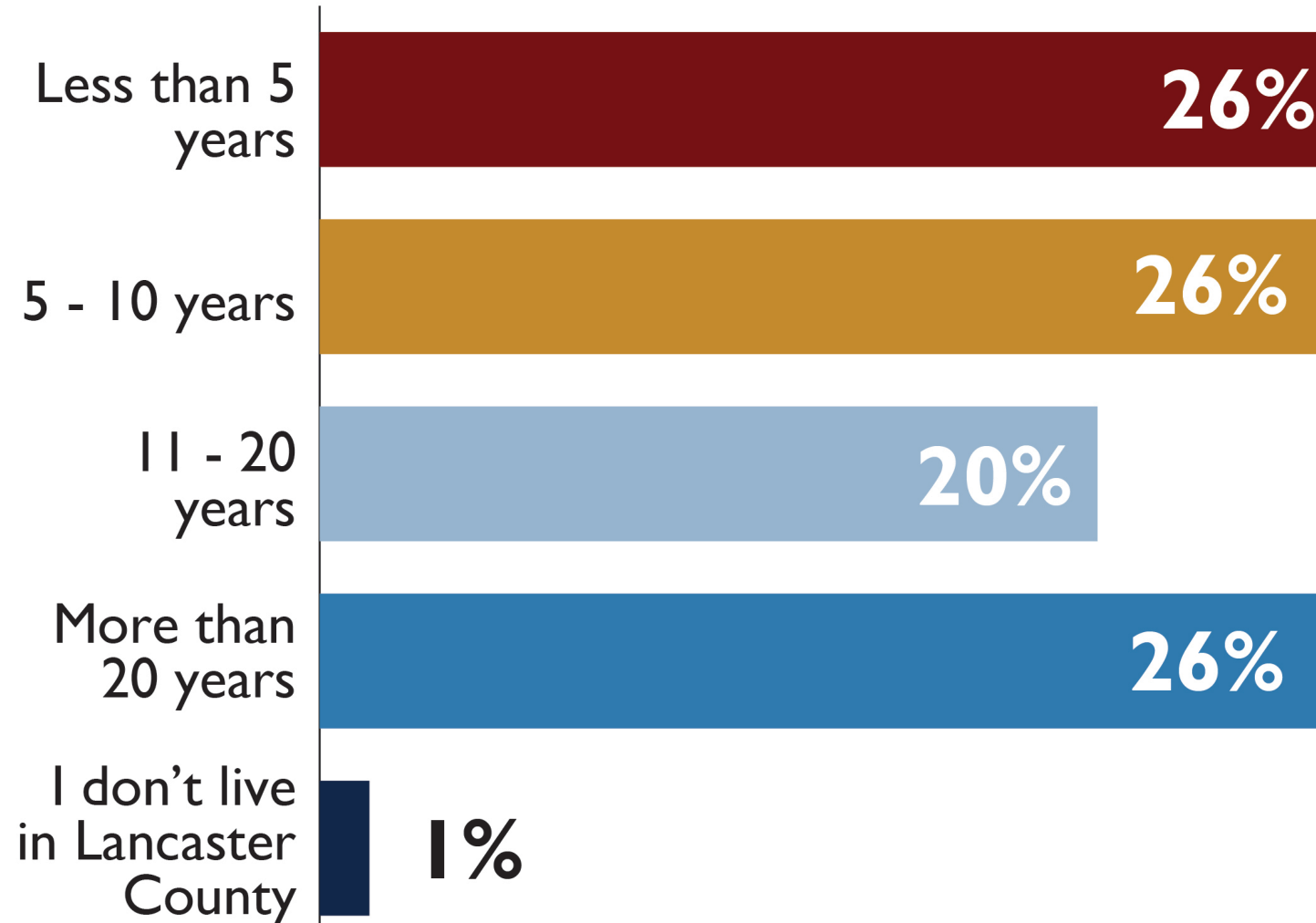
Question 19: What are the most important topics for a long range plan?

TOPIC	# OF RESPONSES
Traffic Management	629
Growth Management	507
Education / Schools	475
Parks / Recreation / Open Spaces	325
Commercial Development	270
Economic Development / Employment	228
Infrastructure	205
Police Protection / Crime / Safety	174
Road Maintenance	173
Bike Lanes / Sidewalks / Multi-use Paths	115

Question 20: Please describe your vision for the future of Lancaster County

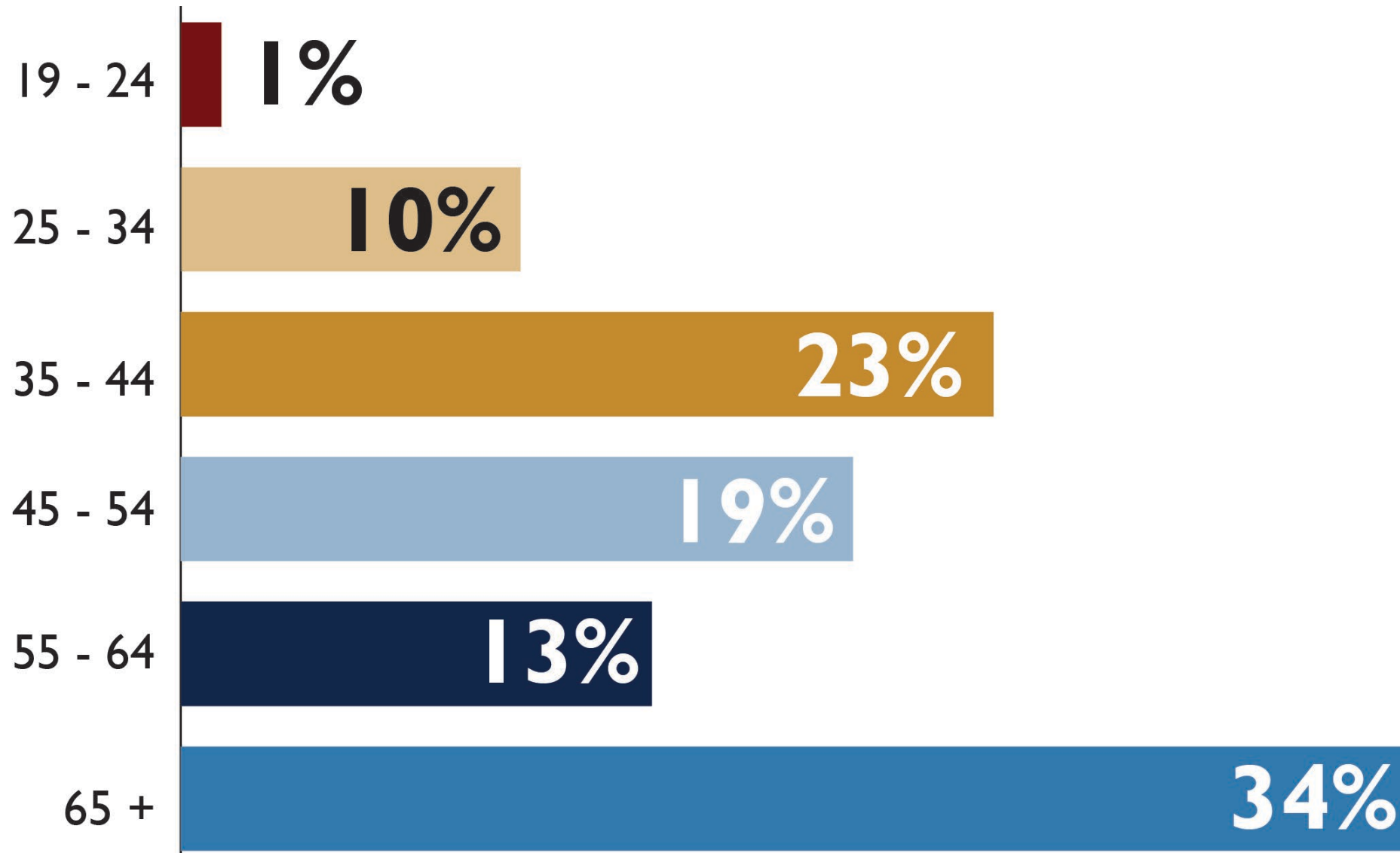
VISION	# OF RESPONSES
Control Growth / Slow Down Development	326
Build / Improve Roads	295
Parks / Greenspaces	222
Improve Schools	199
Encourage More Commercial Businesses	172
Stricter Zoning / Design Regulations	132
Economic Development	117
Keep Small Town Feel	105
Improve Aesthetic Appearance	103
Improve / Support Public Safety	99

Question 22: If you live in the County, how long have you lived here?



Percent of Respondents

Question 23: Please indicate your age



Percent of Respondents

Emerging Themes

Emerging Themes

Transportation

Economic
Development

Growth
Management

Recreation

Community
Appearance

Education

Equity

Environmental
Quality

Committee Updates

- Next Committee Meeting Date:
 - June 6 @ 6pm in the County Council Chambers
 - Begin Visioning Process
 - Discuss Public Kickoff Meetings in June
- Committee Member Comments and Discussion

Lancaster 2040

COMPREHENSIVE PLAN



Steering Committee Meeting

April 26, 2022



DATE: May 5, 2022

TO: Lancaster County Council

FROM: Ashley Davis, Senior Planner

RE: MAY COMMITTEE OF THE WHOLE MEETING: COMPREHENSIVE PLAN UPDATE

In November 2021, Planning Staff began working with Benchmark Planning to develop a new Comprehensive Plan for Lancaster County. Since that time our team has been diligently compiling information via many external resources (e.g. Census, American Community Survey, USDA, FEMA, SCDNR, SCDAH, etc.); as well as internal resources (Assessor, GIS, various other county offices). While data collection and analysis are a crucial portion of our research, we also wanted to hear from those who live and work in the County to learn what opportunities and challenges they believe the County will be facing over the next 20-years.

At this time, we have completed listening sessions with approximately 45-partners with various degrees of involvement in Lancaster County's long-term success (Economic Development, Public Safety, Utilities, Education, Public Health, Community Groups, and Municipalities). We have also completed 4-meetings with our overall Stakeholder Committee to discuss and review our findings thus far from data collection, listening sessions, and the recently completed county-wide survey. Two of our three focus area groups (Panhandle and Greater Lancaster) have completed their first small group meeting. At present, scheduling for the first Southern Lancaster focus area meeting is ongoing.

The purpose of the May Committee of the Whole presentation is to provide an update on where we are in the process, briefly highlight what we have discovered thus far, and discuss next steps. Attached you will find a presentation from our last stakeholder meeting where we reviewed the outcome of the recent county-wide survey. We were very pleased with the level of participation with approximately 1,945 people completing the survey.

Thank you for your support throughout this process. Please feel free to contact me at 416-9433 or adavis@lancaster-sc.net if you have any questions about the project.

Enc: Stakeholder Presentation

Agenda Item Summary

Ordinance # / Resolution #: N/A

Contact Person / Sponsor: Dennis Marstall / Administration and Holly Furr / United Way of Lancaster County

Department: Administration

Date Requested to be on Agenda: 5/11/2022

Issue for Consideration:

United Way, as part of the Lancaster Area Coalition for Homelessness (LACH), will present two options for how the County Council may choose to direct the \$334,213 in ARPA funds already approved on September 13, 2021. This is in response to the unsigned, sub-recipient agreement that has yet to be executed, given the original intent was for these ARPA funds to support short-term housing of the area homeless at The Carriage Inn, which has since closed.

Points to Consider:

The January 2022, Point In Time count identified 54 homeless individuals in Lancaster County. Another 32 individuals (14 family units) were temporarily housed at The Carriage Inn. Since January, another 20 individuals have sought homeless assistance in the community. This totals over 100 people to date who have been needing or utilizing homeless services in the community in 2022.

On September 13, 2021, County Council authorized allocating \$334,213 in federally-provided ARPA funds for the LACH initiative to shelter area homeless in temporary housing at The Carriage Inn. Before the agreement for the use of these funds could be executed with the United Way of Lancaster County, serving as the Fiscal Agent for the funding, The Carriage Inn ceased operations and none of the money authorized by Council has been released by the County, nor expended to date.

Given this situation, the LACH group has evaluated a variety of options to use the County allocated funds to address homelessness in Lancaster County.

Proposal 1 -- Use the funds to hire a case manager to work with the area homeless individuals and families and use a bulk of the funding to secure short-term hotel or rental housing and address root causes of the situational homelessness.

Proposal 2 - Use the funds to hire a case manager to work with the area homeless individuals and families and use the bulk of the funds to renovate or purchase a building to serve as a homeless shelter.

Funding and Liability Factors:

County Council authorized \$334,213 in ARPR funding for homeless services, but that funding has not been deployed given the change in scope and circumstances for the utilization of those funds.

Council Options:

The County Council has several options, including:

- 1) reallocate the ARPA funds to another use besides homeless services
- 2) direct the committed funds to one of the two LACH proposals
- 3) Consider using the funds in another manner to support homeless services in the County

Recommendation:

Use the committed funds to support one of the two LACH proposals.

ATTACHMENTS:

Description	Upload Date	Type
UW LACH homeless services proposals	5/6/2022	Backup Material
UW LACH proposals ppt	5/6/2022	Presentation

UPDATED INFORMATION FOR COUNTY COUNCIL FOR THE ARPA FUNDING

BACKGROUND

On September 13, 2021, the Lancaster County Council generously approved **\$334,213 in ARPA** funding to be issued to the United Way of Lancaster County to assist in the Temporary Homeless Shelter and Housing Relocation Project. After that approval, the location that was to be used became unavailable, and an alternative location could not be secured. After the closing of The Carriage Inn in late February, LACH (Lancaster Area Coalition for Homelessness) and the new Executive Director of United Way began reviewing how to assist the individuals who have been homeless or displaced from their semi-permanent housing. After much discussion with the LACH members as well as County Administrator, Dennis Marstall, it was decided that it was imperative to begin the program without a central location, meeting the individuals where they are, whether it be in hotels, living with family or others, in their car, or on the street. Since those discussions, a suggestion was made that funds could possibly be used for a permanent shelter with a budget revision. **This latest information is to give Council two proposed options of how to the use of the already approved ARPA funding.**

NEED

During the Point in Time Count in January, local volunteers were able to **count 54 homeless individuals**, 15 during the count day, and 39 on the rolls of programs working with the homeless. When the Carriage Inn closed, the United Way and LACH members identified **32 individuals (14 family units)** from the Carriage Inn and begin working to assist the ones that asked for assistance. Since then, there have been more than **20 additional individuals** that have sought out assistance. That totals over **100 UNDUPLICATED individuals**, and we know that there are more that have not been identified. We have now been able **to secure housing for four families** from the Carriage Inn closing: one in Palmetto Place, and three in private rental locations. We placed individuals and families in hotels in Kershaw, Lancaster, and Richburg. We have worked with HOPE, the Salvation Army, KARE, Christian Services, Alston Wilkes Society, Carolina Community Action, First Steps and Sheltered to assist these individuals. Most of the individuals that we have been working with are employed or have a local connection and do not want to leave Lancaster where they have secured employment and/or have family here.

National Associations of Counties state that ARPA funds should be used for:

DISPROPORTIONATELY IMPACTED HOUSEHOLDS

Treasury presumes the following households and communities are disproportionately impacted by the pandemic:

- Low-income households and communities
- Households residing in Qualified Census Tracts (QCTs)
- Households that qualify for certain federal benefits (i.e., TANF, SNAP, SSI, WIC, Section 8 vouchers, LIHEAP)
- Households receiving services provided by Tribal governments

Most of the homeless that LACH/United Way is in contact with fall under the above guidelines as well as two of the four categories that the US Department of Housing and Urban Development define as homeless:

Category 1: Literally Homeless

Individual or family who lacks a fixed, regular, and adequate nighttime residence, meaning:

1. Has a primary nighttime residence that is a public or private place not meant for human habitation; **or**
2. Is living in a publicly or privately operated shelter designated to provide temporary living arrangements (including congregate shelters, transitional housing, and hotels and motels paid for by charitable organizations or by federal, state and local government programs); **or**
3. Is exiting an institution where (s)he has resided for 90 days or less and who resided in an emergency shelter or place not meant for human habitation immediately before entering that institution.

Note: An individual or family only needs to meet one of the three subcategories to qualify as Homeless Category 1: Literally Homeless.

Category 2: Imminent Risk of Homelessness

An individual or family who will imminently lose their primary nighttime residence, provided that:

1. Residence will be lost within 14 days of the date of application for homeless assistance:
2. No subsequent residence has been identified; *and*
3. The individual or family lacks the resources or support networks needed to obtain other permanent housing.

Note: Includes individuals and families who are within 14 days of losing their housing, including housing they own, rent, are sharing with others, or are living in without paying rent.

OPTION ONE- SCATTERED PLACEMENT

The first option of the request would be to do a **scattered placement** of the individuals. This would mean that the Case Manager hired through the ARPA funding would work with the individuals **wherever they are currently living**. This would require **a lot of traveling and contact with the individuals**. If a person were living in a hotel, we could continue to pay for that stay if the hotel would allow it and has room for them. If the individual is living with family, or others, then the case manager would work with the individual in that setting. The concern with this version is that the transient nature of the living situation of the individuals. If the person had to move, the case manager would need to assist the individual in finding a new location, and that proves difficult. There also is a concern about mileage and safety for the case manager. The United Way office is frequently used as a location for people seeking assistance and could be used as a central location, but that disrupts the regular business of the organization without a case manager on site. The budget item for security could be reduced and local community policing officers/deputies could be used to check on individuals' well-being and assist the

case manager as needed. These funds would be decreased and used to provide funding for law enforcement on an as needed basis (in cases of officers working during their non-scheduled work hours). This would increase the homeless community's relationship with law enforcement, possibly resulting in lower crime rates, or at least increased relationship between law enforcement and the community they serve. There are additional monies that will be placed in Relocation and Sustainability because the cost of living is rising, and many of the individuals have struggled to find affordable living and cannot cover the startup costs of rent, utilities, and moving. The operations manager will be someone in the United Way office who can monitor additional referrals when the case manager is offsite with clients and can assist the case manager when needed. Funding for meals will be necessary due to the scattered placement, there is not a central location to feed the individuals and more funding will be needed for grocery cards, or food for the individuals and/families.

Below is the proposed new budget for option one:

Option One of ARPA Funding		
Category		TOTAL
Case Manager (annual)		\$34,100
	Health Insurance Allowance	\$6,050
	FICA	\$2,433
	Direct Client Support	\$7,700
	Mileage	\$7,000
	Cell Phone	\$2,400
	Tablet/Hot Spot	\$2,460
		\$62,143
Program Funding (3 months)	Additional Programs	\$5,500
	Meals	\$7,000
	Relocation and Sustainability	\$150,000
		\$162,500
	Hotel Rentals/temporary placement	\$78,120
	Law Enforcement	\$10,000
	Operation Manager	\$9,900
	Administrative Cost	\$3,300
		\$101,320
	Legal Services	\$7,700
	Insurance	\$550
		\$8,250
	TOTAL	\$334,213

OPTION TWO- PERMENANT SHELTER

Another option of the use of the ARPA funding would be to **locate and secure a location for a permanent shelter/community transition facility**. This would not be the “traditional” homeless shelter where people are loitering, but it would be a wholistic, community-based housing program. All programs would be operated either at the community center, or at the organizations’ location if it is near-by the facility and the organization is not able to travel. **Partnerships with HOPE, Christian Services, Counseling Services of Lancaster, Alston Wilkes Society, and SC Works** have already been established, connections that could also include **medical support, mental health assistance, and legal services** are all in the works for providing services to the clients. Several potential locations have been visited by members of LACH and the business community as possibilities for a permanent Community Housing Program. Please note, much due diligence has occurred in locating an already existing building to utilize for the permanent shelter including, but not limited to, utilizing any available county buildings of which it was been established there are **no county buildings available currently**.

Additional funding would need to be secured for rent/purchase and up fitting the building to allow for individuals to sleep there. Residents would still need to be in the program to stay longer than one-two nights. If they decided not to participate in the programs to obtain more sustainable housing, then the individual would not be allowed to stay, and would be referred to other programs, organizations, or towns that could provide a temporary place to shelter. Not all funds should be used for the physical location, because there is still a need for a **case manager** to work with the individuals that we have established as needed assistance. The case manager would work with the individuals who have been identified as needing and wanting to work programs to help find sustainable housing while the Community Housing building is being secured and renovations completed. The **program model would be the same**, and operating funding would come from other sources, such as the funds raised for a shelter program in Lancaster, grants, and other income. The non-profit organization Sheltered had a **shower truck** donated to them by a homeless program that upgraded to a newer model. Funds from the ARPA funds are being requested to assist Sheltered (a LACH organization) to refurbish the shower truck for the clients of this program to use to shower and wash clothes. It has been estimated that repairs could cost between six to ten thousand dollars and the **\$3,000 requested** here would offset those costs. If completed, the shower truck could be parked in centralized locations to allow individuals who do not have any way of showering and washing clothes, to do so.

We appreciate the County Council recognizing that Homelessness and a Shelter is a priority in their goals; and setting it as number four in their goals during the January meeting was monumental.

According to the National Association of Counties updated report as to what ARPA funds can be used for, “affordable housing and permanent supportive housing” is on the allowable list of capital expenses. While this would be a huge undertaking, we are determined to make this happen for the residents in our community who struggle with insufficient housing in our county. The proposed budget for this version is listed on the next page.

Below is the proposed budget for option two:

Option Two of ARPA Funding

Category		TOTAL
Building Costs		\$250,000
		\$250,000
Case Manager (annual)		\$34,100
	Health Insurance Allowance	\$6,050
	FICA	\$2,433
	Direct Client Support	\$7,700
	Mileage	\$3,000
	Cell Phone	\$2,400
	Tablet/Hot Spot	\$2,460
		\$58,143
Administrative Costs	Administrative Cost	\$3,300
	Legal Services	\$7,700
	Insurance	\$550
	Law Enforcement	\$7,000
	Shower Truck	\$3,000
	Meals	\$4,520
		\$26,070
	TOTAL	\$334,213



**United Way of
Lancaster County, Inc.**

ARPA Funds Updated Request



Need:

Updated homeless numbers:

PIT Count 59

Carriage Inn Closing Individuals 32

Additional People requesting assistance 20

TOTAL OVER 110 since January 2022

OPTION ONE

Scattered Placement

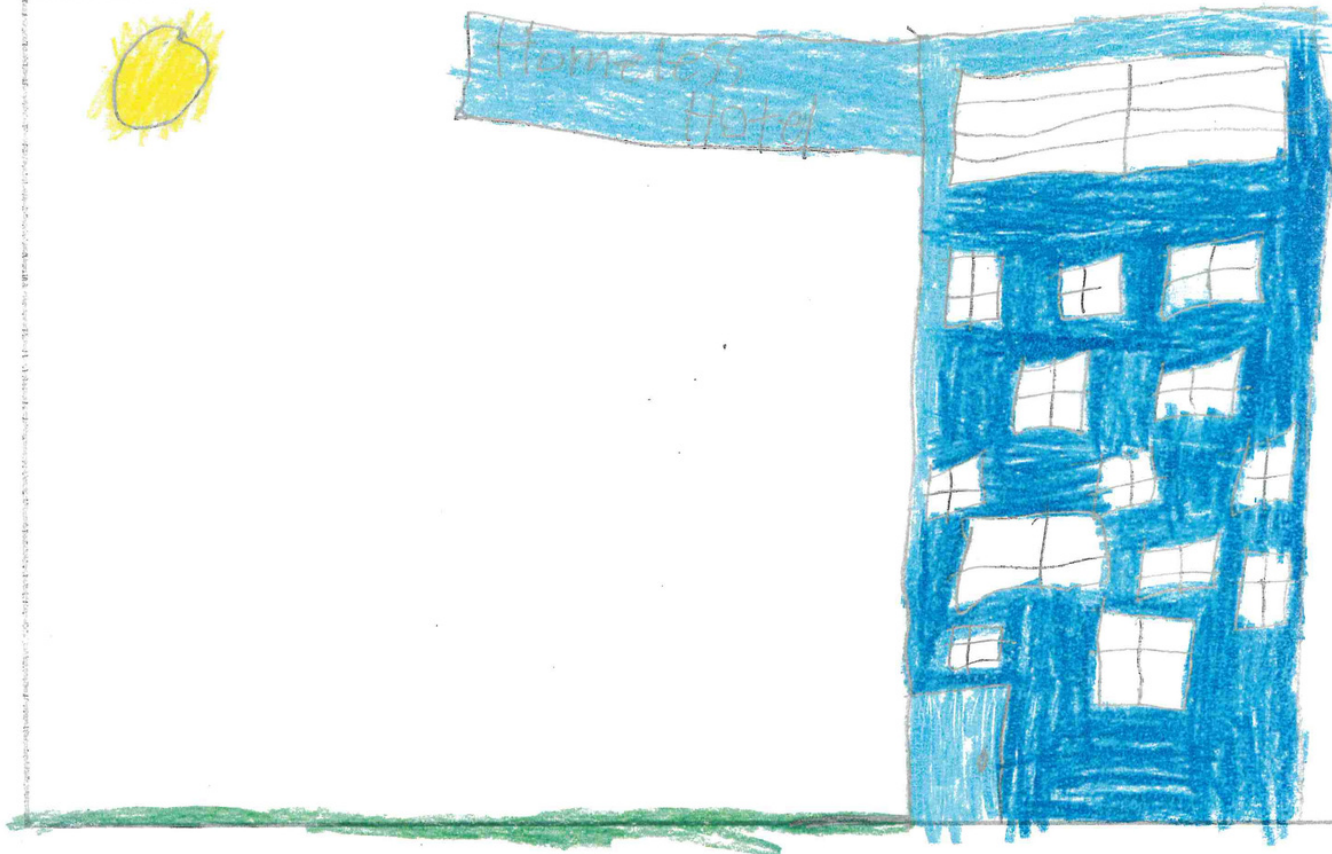
- Work with clients where they are;
 - hotels
 - streets
 - with family/friends/other locations
- Lots of travel for Case Manager
- Decreased Security
- Increased Mileage
- Increased Meal allowance

OPTION TWO

Permanent Location

- Funds used to assist with purchase or rent of permanent Community Center/ Shelter Location
- Same Program Model
- Case Manager to begin while renovations being completed
- Funds to assist renovations of Shower Truck
- Additional funds will be obtained from businesses, fundraisers, etc. to operate program
- Decreased security funding

Art Page



Grayden

Hi my name is grayden I live in Lancaster SC. I want to see a place where homeless people can stay, I want to see a theme park.

I want to see a hotel or house for homeless people so they can get food and water so they can live a nice life like the rest of us.

I want a theme park so everyone can go and have fun as a family. There can be snacks, water, food, it could have cool roller-coasters and baby rides.

I want to see more dog shelters where dogs can have a family and can get food and water.

I hope you liked my story and I hope you can agree with me for my ideas I have for 2035.

Lancaster Thrive... 2035

Grayden Funderburk

5th Grade – Clinton Elementary School

Hi my name is Grayden. I live in Lancaster, SC. I want to see a place where homeless people can stay. I want to see a theme park. I want to see a hotel or house for homeless people so they can get food and water so they can live a nice life like the rest of us.

I want a theme park so everyone can go and have fun as a family. There can be snacks, water, food. It could have cool roller coasters and baby rides.

I want to see more dog shelters where dogs can have a family and can get food and water.

I hope you like my story and I hope you can agree with me for my ideas I have for 2035.

Grayden's few words about his "Homeless Hotel" concept hushed the full council chambers.

"There's a whole lot of people on the streets. They need to live a life like all of us can," he said.

The Lancaster News

April 30-May1, 2022

Agenda Item Summary

Ordinance # / Resolution #: N/A

Contact Person / Sponsor: Dennis Marstall/ Administration and Darren Player /Lancaster Fire and Rescue

Department: Administration

Date Requested to be on Agenda: 5/11/2022

Issue for Consideration:

Increasing population growth and more demands on the operational structure of the Fire Service, coupled with limited funding for fire protection throughout the County is forcing the County to evaluate how it should structure and fund the fire service going forward.

Seven Fire Districts have contacted the county seeking to become a Fire Fee District, via a ballot initiative in November 2022.

This is an opportunity for the County Council and Administration to work with the Fire Commission and other interested parties to take the next nine to 12 months months to identify a long-term structure and service model for fire service in Lancaster County.

Points to Consider:

Lancaster County provides fire service through a unique structure of 19 fire districts that is heavily reliant on volunteer firefighters, but is supported by the full-time City of Lancaster fire department, as well as 10 full-time county-staff fire fighters that serve all fire districts.

Three of the fire districts currently assess fire fees to their District residents on a "per rooftop" basis to support their operations. One of those Fire Districts is looking to raise their fire fee given the increasing demands for full-time staffing, plus two of those districts are exploring the ability to merge or consolidate to be able to provide 24-7, full-time coverage and increase services to address population growth and increased expectations for fire service.

In the past six months, seven of the Fire Districts have formally asked for the establishment of a Fee to support the operations in their service districts. If County Council wants to consider placing fee districts on the November 2022 ballot for voter consideration, county staff has to start the process now to get ballot questions identified and finalized by August 15, 2022 in time for placement on the ballot.

Given this interest in establishing more fee districts for fire service and the rapidly growing population of the county, it will become increasingly difficult to provide a consistent level of fire service and response times across the county for the fee amounts assessed. In addition, it will become increasingly disjointed and fractured to manage and provide fire services across 19 fire districts with varying fees levied, staffing levels, response times and facility and equipment standards.

In 2019, the County commissioned the Fitch study that evaluated future staffing and service models for the Fire Service, but no action was taken to implement the study findings.

Now is the opportunity to address the many issues facing the fire districts across the County, before population and other pressures create short-term fixes to the detriment of long-term solutions and service structures.

Funding and Liability Factors:

Funding and service delivery model will be at the center of this discussion, as the costs to staff, train, equip, and house a fire service is enormous.

The service delivery model, such as 24-7 staffing or fulltime nights or weekend staffing, will be important to identify, as that will be the primary cost driver for any fire service. Any staffing model going forward would generally need to accommodate housing costs for firefighters to have overnight quarters, as well as additional equipment needs.

Whatever service model (s) is identified will impact the funding model. Much like the service model, the funding model also has a variety of options from maintaining the existing district structure granting every district the ability to levy a fee, or assessing a countywide fee or millage for fire service, among others.

Council Options:

This is for discussion purposes only for County County to identify issues they want addressed to help frame this effort to evaluate fire service throughout Lancaster County.

County Council will also need to discuss if they want to consider putting any requests for fee districts on the November 2022 ballot.

Recommendation:

Provide input as to issues and concepts that need to be addressed as part of the consideration to put fee district requests on the November ballot or to undertake a countywide fire service study and evaluation.

ATTACHMENTS:

Description	Upload Date	Type
List of Fee District Requests	5/6/2022	Backup Material
List of Potential Fee Revenues by Fire District	5/6/2022	Backup Material

Darren Player

From: billyanbecky <billyanbecky@comporium.net>
Sent: Tuesday, March 22, 2022 11:26 PM
To: Darren Player
Subject: [EXTERNAL] Fire fee

THIS IS AN EXTERNAL E-MAIL — Use caution when clicking on links as they could open malicious websites.
—IT Helpdesk, support.lancastercountysc.net<<http://192.168.1.5>>

Buford Fire Dept is wanting to pursue with the Fire fee and would like to see it go to the voters Nov

Darren Player

From: Brooks Faulkenberry <bfaulkenberryevfd@gmail.com>
Sent: Wednesday, December 15, 2021 9:29 PM
To: Darren Player
Subject: [EXTERNAL] Fire fee District

Follow Up Flag: Follow up
Flag Status: Flagged

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Darren, The members of Elgin Fire Department have voted to start the process to pursue forming a fire fee district. Our primary goal would be to have one paid firefighter at our station 4 days a week from about 7am to 6pm. We would then request that the day that the county firefighters are at our station be moved from Thursday to Monday or Friday in order to make a four day on, three day off position more desirable. The remaining revenue along with our BBQ fundraising could possibly make our goal of building a new station feasible, and or refurbish/replace 644 when its time. We understand that Elgin Community will have to be onboard with a fire fee district, and they will be the ones deciding if this is the direction that they want us to go in. We want to have our own fire board like the current fee districts have in order for our community to be able to decide what is the best use of their money. (We understand that is a County Council decision.). Any guidance or information that you think will help us in this process will be greatly appreciated. Thank you

Brooks A. Faulkenberry
Chief - Elgin Volunteer Fire Department
Phone: (803) 416-2396



August 25, 2021

**Flat Creek
Fire
Department**

Steve Willis, County Administrator
Lancaster County
PO Box 1809
Lancaster, SC 29721

Mr. Willis,

7563 Flat Creek Rd
Kershaw, SC
29067

Flat Creek Fire Department has been faithfully serving its community since 1974. We are always striving to find the best ways to provide protection for the citizens of Flat Creek. Currently, the department has 13 members with varying work schedules. We have been discussing for some time now about what is the best way we can further provide protection to the community.

Business Phone
803-475-4450

Flat Creek Fire Department would like for the residents of our community to vote on becoming a fee district on the November 2022 ballot. We feel this would best benefit the citizens to maximize protection.

Fax
803-475-4450

Sincerely,

Britt Blackmon

E-mail
blackmonbritt@yahoo.com

Fire Chief
Flat Creek Fire Department



Proud and Progressive

GOOCHES FIRE RESCUE

**1594 Grace Avenue
Lancaster, SC 29720
(803) 246-4179**

October 29th, 2021

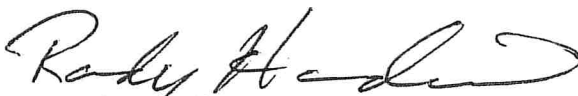
**Dennis Marstall, County Administrator
Lancaster County
PO Box 1809
Lancaster, SC 29721**

Mr. Marstall,

Gooches Fire Department has been serving its community since 1961 and we have always strived to provide the highest level of service possible based on the resources and funding we receive. Gooches Fire Department currently has 14 volunteer members who all work full-time jobs across the county. Over the years, as membership numbers have changed, we have been searching for ways to keep up with the demand of increasing calls for service while maintaining a high level of service to our district and neighboring fire districts.

To address this need, Gooches Fire Rescue would like to ask the members of our community to vote on establishing a fee district for our fire department during the November 2022 Election. Funds raised through this fee district would be used to work towards providing full-time staffing at our fire station to ensure that calls for service are run as efficiently and timely as possible. We see this as the best solution to ensure that our citizens receive the level of service they deserve throughout the future of this department.

Sincerely,



**Randy Hardin, Fire Chief
Gooches Fire Rescue**

Darren Player

From: jonathan payne <jonathan.c.payne@gmail.com>
Sent: Monday, November 8, 2021 4:59 PM
To: Darren Player
Subject: [EXTERNAL] Service Fee

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—IT Helpdesk, support.lancastercountysc.net

Darren,

If you have any info that you could share with me concerning the fire service district fee that we discussed at the commission meeting that would be greatly appreciated. I have some questions about how it could possibly work since we are a municipality also. The town doesn't have a residential tax and I would need to talk with them also.

We are interested to see what the possible amount for our area would be and what we could use it for.

Thanks for your help.

Jonathan Payne

Darren Player

From: Stacy Roberts <roberts4335@gmail.com>
Sent: Thursday, September 16, 2021 1:51 PM
To: Darren Player
Subject: [EXTERNAL] Fee District

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—IT Helpdesk, [support.lancastercountysc.net](mailto:support@lancastercountysc.net)

Darren

Will you have the county run a report on the financial amount that a fee district would generate in the Rich Hill Fire district; also find out how much the millage rate would be for a 100K and a 150K budget.

The Rich Hill Fire department wants to add a sprinkler system to our station where we can house full time paid staff at our station in the future. We see the necessity of paid firefighters at our station in the near future due to the number of volunteer firefighters dropping and the number of people willing to help out with our fundraisers.

Thank you for your help!

Stacy L. Roberts, Chief
Rich Hill Fire Department
Mail: 3089 Rocky River Rd., Heath Springs, SC 29058
Phone: (803) 288-3808
Fax: (803) 286-9580
Email: Roberts4335@gmail.com

Darren Player

From: Samuel Plyler <shilohzionvfd@gmail.com>
Sent: Wednesday, February 2, 2022 11:55 PM
To: Darren Player
Cc: Keith Wilson; Sam Plyler
Subject: [EXTERNAL] Shiloh Zion Fee District

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—IT Helpdesk, support.lancastercountysc.net

Darren,

Shiloh Zion membership has voted and would like to be put on the ballot this November to become a fee district. Please let me know the steps we need to take for this to happen.

If I need to type a formal letter I will get one typed up so that it can be turned into County Council.

If you have any questions please let me know.

Thanks Sam,

--

Shiloh Zion Volunteer Fire Department
Sam Plyler, Chief
703 Monroe Hwy
Lancaster S.C. 29720
Cell Phone - 803-416-7881
Work & Fax - 803-285-1703
Website: Shiloh-Zion.org

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Shiloh Zion Volunteer Fire Department

703 Monroe Hwy.
Lancaster, SC 29720
803-285-1703



To whom it may concern,

Shiloh Zion Fire Department has been faithfully serving its community since 1958. We are always striving to find the best ways to provide protection for the citizens of the Shiloh Zion Community. Currently, the department has 18 members with varying work schedules. We have been discussing for some time now about what is the best way we can further provide protection to the community.

Shiloh Zion Fire Department would like for the residents of our community to vote on becoming a fee district on the November 2022 ballot. We feel this would best benefit the citizens to maximize protection.

Discussions are taking place on how the money will be spent if the fee district passes amongst our membership. In the beginning the money will be used for building renovations to both our main station and substation. Next on the list will be securing land for a future building along the 521 corridor due to the future development moving this way from the north end. And lastly providing paid coverage. All these are still in deep discussion and can change during the next couple of years.

Sincerely,

Sam Plyler, Fire Chief
Shiloh Zion VFD
803-416-7881

In a Constant State of Improvements without Limits

Darren Player

From: Billy Lloyd <tradesvillefire@comporium.net>
Sent: Thursday, November 4, 2021 5:54 PM
To: Darren Player
Cc: Donna Greene
Subject: [EXTERNAL] Fee District



The System finds this email suspicious! We know Billy Lloyd by name, but the email was sent from an unfamiliar address tradesvillefire@comporium.net | [Know this sender?](#)

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—IT Helpdesk, support.lancastercountysc.net

Tradesville Fire Department has meet and decided that we do want to participate in the fee district voting. We fill that this will help us since our fund raising efforts net gain is really zero. Please forward this info on as necessary so we can be included.

Thanks

Jason Laney
Chief
Tradesville Fire Department

Darren Player

From: Hayes, Jay <Jay.Hayes@ATImetals.com>
Sent: Tuesday, January 18, 2022 9:12 AM
To: Darren Player
Subject: [EXTERNAL] Unity Fire Rescue Fee District

Follow Up Flag: Follow up
Due By: Monday, January 24, 2022 10:30 AM
Flag Status: Flagged

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—IT Helpdesk, support.lancastercountysc.net

Darren,

The members of Unity Fire Rescue voted to become a fee district at our January business meeting, the following is a partial list of how the money would be used. BBQ's do not generate enough money to complete the projects we have listed below.

1. Concrete the rear entrances of the truck building
2. Purchase a natural gas backup generator to power both buildings during a power outage
3. Convert the first 2 bays of old building into a proper meeting and training space.
4. Paint inside and outside of old building.
5. Install a lighted concrete helipad behind station.
6. Remodel the kitchen area to function as a kitchen instead of meeting area.
7. Remodel bathroom to make a two stall bathroom.
8. Correct the problem of water entering the two big bays of old building during rain events.

Please advise what our next steps need to be to get on the next ballot.



James A. Hayes
ORC Environmental Services

ATI Specialty Materials
4374 Lancaster Hwy.
Richburg, SC 29729
www.ATImetals.com

P: 803-789-4380
C: 803-493-5957
F: 803-789-5094

Good Morning Darren,

My staff has completed the requested fee estimate. The estimate is based on the Pleasant Hill / Indian Land model. The chart below includes the unit count and a calculated fee amount based on \$90/unit. The chart also separates these into categories of residential, commercial, and DOR/exempt. If you have any questions please let me know. Please note that these are estimated amounts based on a cursory inspection.

Brad Carnes

Station	Units	Fee Amount
20 - City of Lancaster	4,900	\$441,000
NCOM - Comm	1,701	\$153,090
Residence	2,813	\$253,170
DOR / Exempt	386	\$34,740
Antioch - 1	2,302	\$207,180
NCOM - Comm	101	\$9,090
Residence	2,026	\$182,340
DOR / Exempt	175	\$15,750
Belltown - 2	905	\$81,450
NCOM - Comm	15	\$1,350
Residence	875	\$78,750
DOR / Exempt	15	\$1,350
Buford - 3	1,481	\$133,290
NCOM - Comm	43	\$3,870
Residence	1,405	\$126,450
DOR / Exempt	33	\$2,970
Camp Creek - 4	1,384	\$124,560
NCOM - Comm	269	\$24,210
Residence	968	\$87,120
DOR / Exempt	147	\$13,230
Charlotte Rd / Van Wyck - 5	963	\$86,670
NCOM - Comm	8	\$720
Residence	934	\$84,060
DOR / Exempt	21	\$1,890
Elgin - 6	1,775	\$159,750
NCOM - Comm	114	\$10,260
Residence	1,609	\$144,810
DOR / Exempt	52	\$4,680
Flat Creek - 7	943	\$84,870
NCOM - Comm	22	\$1,980
Residence	719	\$64,710
DOR / Exempt	202	\$18,180
Gooches - 8	3,486	\$313,740
NCOM - Comm	1,030	\$92,700
Residence	2,229	\$200,610
DOR / Exempt	227	\$20,430

Heath Springs - 9	1,061	\$95,490
NCOM - Comm	149	\$13,410
Residence	887	\$79,830
DOR / Exempt	25	\$2,250
Indian Land - 10	10,360	\$932,400
NCOM - Comm	769	\$69,210
Residence	9,427	\$848,430
DOR / Exempt	154	\$13,860
Yard Items	10	\$900
Kershaw - 11	2,622	\$235,980
NCOM - Comm	387	\$34,830
Residence	2,135	\$192,150
DOR / Exempt	100	\$9,000
McDonald Green - 12	2,729	\$245,610
NCOM - Comm	172	\$15,480
Residence	2,491	\$224,190
DOR / Exempt	66	\$5,940
Pleasant Valley - 14	9,195	\$827,550
NCOM - Comm	1,771	\$159,390
Residence	6,210	\$558,900
DOR / Exempt	1,201	\$108,090
Yard Items	13	\$1,170
Rich Hill - 15	871	\$78,390
NCOM - Comm	22	\$1,980
Residence	805	\$72,450
DOR / Exempt	44	\$3,960
Riverside - 16	1,175	\$105,750
NCOM - Comm	244	\$21,960
Residence	709	\$63,810
DOR / Exempt	222	\$19,980
Shiloh Zion - 17	2,117	\$190,530
NCOM - Comm	311	\$27,990
Residence	1,536	\$138,240
DOR / Exempt	270	\$24,300
Tradesville - 18	598	\$53,820
NCOM - Comm	16	\$1,440
Residence	555	\$49,950
DOR / Exempt	27	\$2,430
Unity - 19	464	\$41,760
NCOM - Comm	15	\$1,350
Residence	440	\$39,600
DOR / Exempt	9	\$810
Grand Total	49,331	\$4,439,790

Agenda Item Summary

Ordinance # / Resolution #: N/A

Contact Person / Sponsor: Dennis Marstall / Administration and Jeff Catoe / Public Works

Department: Administration

Date Requested to be on Agenda: 5/11/2022

Issue for Consideration:

Several residential developments throughout the County have deteriorating roads in their neighborhoods, yet these are private roads with the maintenance expense to be paid for by the properties along those roads. Given the large expense for road maintenance and repair, several neighborhoods are unable to generate the large lump sum of funds needed to fix or repave their roads.

This will become an increasing issue for the County, with some requesting neighborhoods the County front the money for private road repair or replacement and collect the money from impacted households through payments on the annual property tax bill.

Points to Consider:

In December 2014, County Council adopted an ordinance that restricted the County from adding new roads to its road network and formally stated that all *"roads within a Planned Development District, a residential subdivision or cluster subdivision overlay community after January 1, 2015"* will be private and maintained by the private landowners in those developments.

The ordinance did outline some rare exceptions by which the County would own and maintain residential roads, such as the ability of neighborhood associations to be able to pay for the future road maintenance, but any exception would require a two-thirds vote of Council.

In November 2010, County Council created a Special Tax District for the Brookchase Development after a referendum question was held October 2, 2010 to create the Brookchase Special Tax District. In December 2010, the County Council authorized the sale of bonds in the amount of \$890,000 to provide for road expenses in the Tax District and levied annual tax assessments within the District to pay off the bonds.

In February 2019, County Council created a Special Tax District for the Reid Pointe neighborhood, after a referendum question was held on the November 2018 ballot to create the Reid Pointe Special Tax District. This special tax district was created to repair and upgrade the roads within the District/neighborhood with monies collected on the annual tax bill to pay for the road projects.

Given this limited history of the County establishing special districts to address the private road repair issues, it is anticipated the County may receive similar requests in the months and years ahead.

The County will receive a presentation about the County's road ownership and maintenance policies, as well as funding sources and scenarios for future road maintenance on county roads. This will also highlight exceptions to our road maintenance policy and funding options the County might have, should the Council want to assist in private road maintenance efforts.

Funding and Liability Factors:

The County would have significant funding liability if it wants to provide general fund balance, credit, or bond support for private road maintenance, particularly when road costs can easily exceed \$250,000 and up.

Council Options:

This is for discussion only.

Recommendation:

This is for discussion only, no action will be taken.