

DECEMBER 9, 2014
LAURENS COUNTY COUNCIL
HISTORIC COURTHOUSE – PUBLIC SQUARE
COUNTY COUNCIL CHAMBERS

ATTENDANCE: **COUNCIL MEMBERS PRESENT-** County Council Chairman Jim Coleman; Council Members Diane Anderson, Ted Nash, David Pitts, Keith Tollison and Joe Wood.

COUNCIL MEMBERS ABSENT - Vice Chairman Edward McDaniel (illness).

COUNTY STAFF: Laurens County Administrator, Ernest Segars; Laurens County Clerk to Council Betty Walsh and Laurens County Attorney, Sandy Cruickshanks.

DEPARTMENT HEADS PRESENT: Laurens County Human Resources Manager, Debi Parker; Laurens County Library Director, Ann Szypulski; Laurens County Fire Director, Gregg Lindley and Captain Tyson, Detention Center Administrator.

PRESS: Vic McDonald, *The Clinton Chronicle*; Iva Cadmus, WLBG Radio; Daniel Taylor and Corey Engle, *The Laurens County Advertiser*.

SCHEDULED MEETING AGENDA ITEMS - **1.)** Call to Order – Chairman Coleman; **2.)** Invocation – Council Chairman Coleman; **3.)** Pledge of Allegiance; **4.)** Approval of Agenda, December 9, 2014; **5.)** Approval of Minutes – November 25, 2014; **6.)** Public Hearing, Ordinance #779 – “An Ordinance Authorizing the Execution and Delivery of One or More Incentive Agreements By and Among Laurens County, South Carolina And, A Company Known to the County as Project Lambeau, And, One or More Existing or To-Be-Formed or Acquired Subsidiaries, or Affiliated or Related Entities, As Sponsor, to Provide For a Fee-In-Lieu-Of-Ad Valorem Taxes Incentive; To Provide For the Inclusion of the Project in a Multi-County Business or Industrial Park To Provide For Special Source Revenue Credits; And Other Related Matters”; **A.)** Third Reading, Ordinance #779; **7.)** Laurens County Library – Proposed Partnership with South Carolina Works – Ann Szypulski, Director, Laurens County Public Library and Sandra Johnson, Director, Workforce Development, Upper Savannah Council of Governments; **8.)** Second Reading, Ordinance #780 – “An Ordinance to Create a Unified Fire District in Laurens County and Abolish All Prior Districts for Ease of Administration and Debt Retirement “; **9.)** Third Reading, Ordinance #774 – “An Ordinance Authorizing a Fee-In-Lieu-Of-Tax Arrangement With And The Grant of Certain Infrastructure Credits to, CCL Label, Inc., A Michigan Corporation Previously Known to the County as “Project Picket Fence” Pursuant to a Fee-In-Lieu-Of-Tax Arrangement Between the County and the Company; The Commitment to the Development or Extension of One or More Joint – County Industrial and Business Parks to be Geographically Located in the County and Established Pursuant to South Carolina Code of Laws of 1976 §4-1-170, *ET SEQUITUR*, As Amended; Authorizing a Ten Year Extension of the Term of Certain Existing Pilot Arrangements in Place Between the County and the Company; And Other Matters Relating to the Foregoing”; **10.)** Third Reading, Ordinance #776 – “An Ordinance to Develop a Joint County Industrial and Business Park in Conjunction With Greenville County, South Carolina to be Geographically Located in Laurens County ad Established Pursuant to South Carolina Code of Laws of 1976 §4-1-170, *ET SEQUITUR*, As Amended; To Provide For a Written Agreement With Greenville County Regarding The Park; And Other Matters Related Thereto”; **11.)** Third Reading, Ordinance #777 – “An Ordinance to Amend Ordinance #510 of Laurens County, South Carolina to Alter Distribution of Certain Revenues of a Joint County Industrial and Business Park Established Pursuant to Such Ordinance; To Authorize Execution of a First Amendment of Agreement For Development of Joint County Industrial And Business Park Between Laurens County And Greenville County For the Purpose of Extending Such Agreement; And Other Matters Related Thereto”; **12.)** Administrative Report, Ernie Segars, County Administrator; **13.)** Public Comments; **14.)** Comments from Council Members; **15.)** Executive Session – Employment Matter; **16.)** Adjournment.

MEETING NOTIFICATION - The County Council Members, Department Heads and the Press were informed of the budget session meeting in a timely manner.

CALL TO ORDER – Councilman Coleman called the December 9, 2014 session of Laurens County Council to order at 5:30 P.M. in the Council Chambers of the Historic Courthouse.

Chairman Coleman noted that Vice Chairman McDaniel was still receiving chemotherapy and is not strong enough to attend the meeting.

Chairman Coleman invited all to stand for the Pledge of Allegiance followed by the invocation provided by himself.

APPROVAL OF AGENDA – Chairman Coleman called for approval of and any additions to the agenda. Councilman Pitts requested to amend the agenda by adding a nomination for the Henry Laurens Award. Administrator Segars stated that the planned legal briefing for executive session is to be cancelled. County Attorney Cruickshanks asked to add a Resolution of project identification for Project Zeus.

COUNCILMAN PITTS made the MOTION to approve the agenda as presented with the noted added / deleted items; COUNCILMAN TOLLISON SECONDDING; VOTE 6-0.

APPROVAL OF MINUTES – COUNCILMAN NASH made the MOTION to approve the minutes from the November 25, 2014 regular session of Council. COUNCILWOMAN ANDERSON SECONDDING; VOTE 6-0.

PUBLIC HEARING, ORDINANCE #779 – “ AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF ONE OR MORE INCENTIVE AGREEMENTS BY AND AMONG LAURENS COUNTY, SOUTH CAROLINA, AND RAI HOLDINGS, LLC, AND ONE OR MORE EXISTING OR TO-BE-FORMED OR ACQUIRED SUBSIDIARIES, OR AFFILIATED OR RELATED ENTITIES, AS SPONSOR, TO PROVIDE FOR A FEE IN LIEU OF AD VALOREM TAXES INCENTIVE; TO PROVIDE FOR THE INCLUSION OF THE PROJECT IN A MULTI-COUNTY BUSINESS OR INDUSTRIAL PARK; TO PROVIDE FOR SPECIAL SOURCE REVENUE CREDITS; TO PROVIDE FOR THE ADDITION OF ONE OR MORE SPONSOR AFFILIATES; AND OTHER RELATED MATTERS”. Chairman Coleman opened the public hearing at 5:35 P.M. Having no one wishing to address the ordinance, Chairman Coleman closed the public hearing at 5:36 P.M.

- A.) **THIRD READING, ORDINANCE #779** – COUNCILWOMAN ANDERSON made the MOTION to approve Ordinance #779 upon third and final reading, with COUNCILMAN PITTS SECONDDING; VOTE 6-0.

Chairman Coleman asked for Marvin Moss to introduce the guest attending with him tonight. Mr. Moss, Executive Director of the Laurens County Development Corporation introduced Mr. Harris Lowry, representing RAI Holdings, LLC from the State of Georgia.

PROPOSED PARTNERSHIP – LAURENS COUNTY LIBRARY AND SOUTH CAROLINA WORKS – Ms. Ann Szpylski, Director, Laurens County Public Library and Ms. Sandra Johnson, Director, Workforce Development, Upper Savannah Council of Governments appeared before Council to request Council approval for a proposed partnership with South Carolina Works.

Ms. Szpylski said, “I have always been a believer that libraries make lives better. With this, I would like for Council to consider approving a partnership with the Workforce Development of Upper Savannah Council of Governments to accommodate those citizens of Laurens County that are in need of work. The South Carolina Department of Employment and Workforce has closed their office within Laurens County and there is a need to continue this process of providing availability for those job seekers and employers with job fairs and computer access”.

Mrs. Johnson said, “As Director of the Workforce Development Division with The Upper Savannah

Council of Governments, we help the citizens to find jobs. The ideal location to fulfill this obligation is within the Laurens County Library simply because they presently, on a limited basis, provide this service to the citizens”.

Councilwoman Anderson asked if this was just for the Laurens Library? Mrs. Johnson replied that it was simply because there was not availability of space in the Clinton Library Branch”.

Councilman Pitts questioned if a satellite office would be considered if space did come available? Mrs. Johnson replied that it would be looked into but the staffing situation was another area of concern as well as the staff only works three (3) days a week now”.

Councilman Pitts asked if a marquee would be placed on the grounds for the public to be aware of the service? Mrs. Johnson replied that they would work with Ms. Szypylski to accommodate signage.

Administrator Segars questioned if an agreement would be drawn up between the agencies? Mrs. Johnson said that there would be and that they are focused on February first to begin the program if approved by Council.

COUNCILMAN TOLLISON made the MOTION to approve the proposed partnership with the understanding that the Agreement would be reviewed by the County Attorney and the Council before implemented. COUNCILWOMAN ANDERSON SECONDING; VOTE 6-0.

Details provided by Ms. Szypylski and Mrs. Johnson were as follows:

- Staffing and operating expenses in the past for the Laurens South Carolina Works Center were provided by the South Carolina Department of Employment and Workforce.
- Unemployment Insurance Staff was removed from the prior agency in 2013;
- Hours were reduced in 2014 with existing staff.
- the remaining agencies involved were then tasked to locate another location to offer networking groups, beginner computer classes, resume assistance, Workkeys testing and referral to available jobs, workshops and job search assistance.
- Plan is to open a part-time Center within the Laurens County Library;
 - Open on Mondays, Wednesdays and Fridays from 9:00 A. M. – 5:00 P.M.;
 - Two hundred twenty five (225) square feet of office space with access to public computers;
 - Center to provide own telephone and office internet access.;
 - Staffing provided by GLEAMNS Human Resources Commission, South Carolina Department of Employment and Workforce, Piedmont Technical College and Upper Savannah Council of Governments;
 - Center is to pay seven hundred fifty dollars (\$750) a month to the library.

THIRD READING, ORDINANCE #774 – “AN ORDINANCE OF LAURENS COUNTY, SOUTH CAROLINA (THE “COUNTY”) AUTHORIZING A FEE-IN-LIEU-OF-TAX ARRANGEMENT WITH, AND THE GRANT OF CERTAIN INFRASTRUCTURE CREDITS TO, CCL LABEL, INC., A MICHIGAN CORPORATION PREVIOUSLY KNOWN TO THE COUNTY AS “PROJECT PICKET FENCE” (THE “COMPANY”) PURSUANT TO A FEE-IN-LIEU-OF-TAX AGREEMENT BETWEEN THE COUNTY AND THE COMPANY; THE COMMITMENT TO THE DEVELOPMENT OR EXTENSION OF ONE OR MORE JOINT-COUNTY INDUSTRIAL AND BUSINESS PARKS TO BE GEOGRAPHICALLY LOCATED IN THE COUNTY AND ESTABLISHED PURSUANT TO SOUTH CAROLINA CODE OF LAWS OF 1976 §4-1-170, ET SEQUITUR, AS AMENDED; AUTHORIZING A TEN YEAR EXTENSION OF THE TERM OF CERTAIN EXISTING FILOT ARRANGEMENTS IN PLACE BETWEEN THE COUNTY AND THE COMPANY; AND OTHER MATTERS RELATING TO THE FOREGOING”. - COUNCILWOMAN ANDERSON made the MOTION to approve Ordinance #774 upon third reading, with COUNCILMAN TOLLISON SECONDING; VOTE 6-0

THIRD READING, ORDINANCE #776 – “AN ORDINANCE TO DEVELOP A JOINT COUNTY INDUSTRIAL AND BUSINESS PARK (CCL LABEL, INC.) IN CONJUNCTION WITH GREENVILLE COUNTY, SOUTH CAROLINA TO BE GEOGRAPHICALLY LOCATED IN LAURENS COUNTY AND ESTABLISHED PURSUANT TO SOUTH CAROLINA CODE OF LAWS OF 1976 §4-1-170, ET SEQUITUR, AS AMENDED; TO PROVIDE FOR A WRITTEN AGREEMENT WITH GREENVILLE COUNTY REGARDING THE PARK; AND OTHER MATTERS RELATED THERETO.”. - COUNCILMAN NASH made the MOTION to approve Ordinance #776 upon third reading, with COUNCILWOMAN ANDERSON SECONDING; VOTE 6-0

SECOND READING, ORDINANCE #777 - AN ORDINANCE TO AMEND ORDINANCE #510 OF LAURENS COUNTY, SOUTH CAROLINA TO ALTER DISTRIBUTION OF CERTAIN REVENUES OF A JOINT COUNTY INDUSTRIAL AND BUSINESS PARK ESTABLISHED PURSUANT TO SUCH ORDINANCE; TO AUTHORIZE EXECUTION OF A FIRST AMENDMENT OF AGREEMENT FOR DEVELOPMENT OF JOINT COUNTY INDUSTRIAL AND BUSINESS PARK BETWEEN LAURENS COUNTY AND GREENVILLE COUNTY FOR THE PURPOSE OF EXTENDING SUCH AGREEMENT; AND OTHER MATTERS RELATED THERETO - COUNCILMAN TOLLISON made the MOTION to approve Ordinance #777 upon second reading, with COUNCILWOMAN ANDERSON SECONDING; VOTE 6-0

SECOND READING – ORDINANCE #780 - AN ORDINANCE TO CREATE THE LAURENS COUNTY FIRE DISTRICT IN LAURENS COUNTY, SOUTH CAROLINA, TO APPROVE THE ANNUAL LEVY AND COLLECTION OF AD VALOREM TAXES FOR THE OPERATION AND MAINTENANCE THEREOF, TO AUTHORIZE THE IMPOSITION OF RATES AND CHARGES THEREIN, TO APPROVE THE ISSUANCE OF GENERAL OBLIGATION BONDS ON BEHALF OF THE DISTRICT, TO REPEAL CERTAIN PRIOR ORDINANCES OF LAURENS COUNTY COUNCIL AND THEREBY ABOLISH THE FOUR TAXING DISTRICTS CREATED THEREBY, AND OTHER MATTERS RELATING THERETO. - COUNCILWOMAN ANDERSON made the MOTION to approve Ordinance #780 upon second reading, with COUNCILMAN TOLLISON SECONDING for discussion purposes.

Councilman Wood said, “When this all started it was stated that nothing could be borrowed from the bond unless the ownership of the properties was turned over to the County. There is nothing in the Ordinance that states this. After reading the Advertiser from the last meeting that ...Laurens County assumes ownership of all of the fire departments within the County. Is any of this true”.

Administrator Segars replied that all this ordinance does is consolidate the districts and that ownership comes into play with the bond ordinance.

Councilman Wood said, “We have never been given a clear reason why we are doing this”. Administrator Segars explained, “The Bond Attorney has said that State Law has changed since the early nineties when this was first implemented. At the present time, we have a unified fire district that covers all of the unincorporated areas of the County. And also, for tax purposes, this includes the Towns of Cross Hill, Waterloo and Gray Court. In the opinion of Mr. DuBose, in order to issue the bond the districts need to be unified into one. This ordinance is only for tax purposes with the districts being unified”.

Councilman Wood stated that ownership had to be in place before the bonds can be sold. Administrator Segars replied that the bonds have not been sold yet.

Councilman Tollison stated, “From what I understand, that is not a correct statement. I understood from previous discussions that we could sell the bonds...borrow the money but, could not be used for capital projects towards projects that the County does not own”.

Attorney Cruickshanks replied, “This is a two-stage process. This Ordinance #780, refers to when the law changed in 1992, as to how you could set up a special purpose tax district and is a clean-up ordinance on what we presently have. There were two statutes under which you could create those – one said, anything that was in the unincorporated area and another one that states all that were in a corporate area such as

Waterloo, Cross Hill and Gray Court. They basically say the same thing only that the three municipal inclusions into the unified district in 1992 was under an old statute that became wiped out and was never changed. All this is doing is taking it all into one statutory process that makes one special tax district. The second part, the bond process, is yet to start and has not yet been presented to this Council. This part would involve ownership of the buildings”.

Administrator Segars added that the public hearing notices for this will need to be published for three (3) consecutive weeks instead of just one (1)...we are presently in the second week of publication.

COUNCIL VOTED 6-0 to approve.

ADDED AGENDA ITEM – RESOLUTION #2014-21 – INDUCEMENT RESOLUTION FOR PROJECT ZUESS- Attorney Cruickshanks stated that this in a Resolution for project identification purposes for Project Zuess – a fifteen million dollar project with forty five full time positions.

COUNCILMAN PITTS made the MOTION to approve the Resolution as requested with COUNCILMAN TOLLISON SECONDING; VOTE 6-0.

ADMINISTRATIVE REPORT - Mr. Greg Lindley from the Laurens County Fire Service and Mr. Ernie Segars, County Administrator, presented Chairman Coleman with plaques honoring his dedicated service to Laurens County for the past twenty five (25) years.

ADDED AGENDA ITEM – HENRY LAURENS AWARD NOMINATION – As a MOTION COUNCILMAN PITTS nominated Chairman Coleman for the Henry Laurens Award. COUNCILMAN TOLLISON SECONDING; VOTE 5-0 (Chairman Coleman abstained).

PUBLIC COMMENT – Chairman Coleman opened the floor for public comment at 6:05 P.M. Having no one wishing to address Council, Chairman Coleman closed the session at 6:06 P.M.

COUNTY COUNCIL COMMENTS:

- Councilman Tollison said, “Since serving time on this Council with Mr. Coleman, he not only has encouraged and led me by example but we also discussed options concerning my opinion on certain subject matters coming before Council as well as my service on the Council as a Councilman. I wish to thank Mr. Coleman for his many years of service on County Council collectively with his leadership and overall vision of the County. Mr. Coleman will be sorely missed.”

- Councilman Nash stated that he too wished to thank Mr. Coleman for his hardwork and forethought for the County.

- Councilman Wood said, “I know Mr. Coleman and I have not always seen eye-to-eye on matters and I have been like a thorn in his left arm over the years. We did argue for the best results”.

- Councilwoman Anderson said, “There are many good things out there for you. I thank you for your support over the years and wish you the best in future years”.

Chairman Coleman said, “I want to thank all of my colleagues, the administrative staff and all the county employees. We are blessed with the dedication of our employees. My dad always instilled in us to always try to leave things better than we found them”.

EXECUTIVE SESSION – ONE (1) EMPLOYMENT MATTER: COUNCILWOMAN ANDERSON made the MOTION for Council to move into Executive Session to discuss one (1) employment matter (6:10 P.M.) with COUNCILMAN TOLLIDON SECONDING; VOTE 6-0.

BY CONSENSUS Council moved back into open session at 6:30 P.M

Chairman Coleman reported:

- 1.) Employment Matter – No action taken.

ADJOURNMENT – With no further action required by Council, Chairman Coleman adjourned the meeting at 6:32 P.M.

Respectfully Submitted,



Betty C. Walsh
Laurens County Clerk to Council