

Council Members

District 1: John Thomas, *Chairman*
District 2: Ron L. Charlton
District 3: Everett Carolina
District 4: Lillie Jean Johnson, *Vice Chair*
District 5: Vacant
District 6: Steve Goggans
District 7: Louis R. Morant

**County Administrator**

Sel Hemingway

County Attorney

Wesley P. Bryant

Clerk to Council

Theresa E. Floyd

July 23, 2019**5:30 PM****County Council Chambers**

GEORGETOWN COUNTY COUNCIL
County Council Chambers, 129 Screven Street,
Suite 213, Georgetown, SC 29440

AGENDA

- 1. INVOCATION**
- 2. PLEDGE OF ALLEGIANCE**
- 3. APPROVAL OF AGENDA**
- 4. PUBLIC COMMENT**
- 5. APPROVAL OF MINUTES**
 - 5.a Regular Council Session - June 25, 2019**
- 6. CONSENT AGENDA**
 - 6.a Ordinance No. 19-15 - An Ordinance to Declare as Surplus Two Tracts of Property Owned by Georgetown County, identified as TMS 03-0419-005-01-00 located at 9174 Pleasant Hill Road, and TMS 05-0025-024-01-00 located at 1623 Gilbert Street, and further to authorize the County Administrator to sell the properties in the manner as prescribed within Ordinance No. 2008-09, "Georgetown County Purchasing Ordinance", as amended - Third Reading**
 - 6.b Procurement #17-092 - Andrews Regional Recreation Center, Change Order - Network/Data Relocation Space**
 - 6.c Procurement #19-036, User Fee Comprehensive Engineered Roadway Improvements-Jobie, Huffman, Veronica, & Others**
 - 6.d Procurement #19-043, Pick-Up and Recycling of Household Hazardous Waste Materials**
 - 6.e Murrells Inlet Revitalization Project Funding Request**
- 7. PUBLIC HEARINGS**
 - 7.a Ordinance No. 19-13 - To amend the Comprehensive Plan, Future**

Land Use Map, to reflect the reclassification of approximately 7.8 acres located on Martin Luther King Drive, further identified as TMS #04-0203-114-00-00 and TMS #04-0203-114-01-00 from Medium Density Residential to Transitional.

8. APPOINTMENTS TO BOARDS AND COMMISSIONS

8.a Georgetown County Airport Commission

9. RESOLUTIONS / PROCLAMATIONS

9.a RESOLUTION No. 19-09 - A RESOLUTION TO CONCUR IN, AND AGREE WITH, THE RECOMMENDATION CONTAINED IN THE REPORT OF THE COMMISSION TO INVESTIGATE ANNEXATION OF CERTAIN AREAS IN HORRY COUNTY AND GEORGETOWN COUNTY, DATED JUNE 11, 2019, THAT NO CHANGE BE MADE IN THE STATUTORY BOUNDARY LINE IN THE AREA DESCRIBED IN THE REPORT AS THE HORRY COUNTY AFFECTED AREA; TO AUTHORIZE AND DIRECT THE COUNTY ADMINISTRATOR TO, AMONG OTHER THINGS, PRESENT THIS RESOLUTION TO THE GOVERNOR; AND TO PROVIDE FOR OTHER MATTERS RELATED THERETO

10. THIRD READING OF ORDINANCES

10.a Ordinance No. 19-13 - To amend the Comprehensive Plan, Future Land Use Map, to reflect the reclassification of approximately 7.8 acres located on Martin Luther King Drive, further identified as TMS #04-0203-114-00-00 and TMS #04-0203-114-01-00 from Medium Density Residential to Transitional.

10.b Ordinance 19-14 - An Ordinance to rezone approximately 5 acres located off Martin Luther King Drive in Pawleys Island, further identified as TMS #04-0203-114-00-00, from Neighborhood Commercial (NC) to Flexible Design District (FDD) to allow for a golf cart storage and maintenance facility plus RV/boat storage.

11. SECOND READING OF ORDINANCES

12. FIRST READING OF ORDINANCES

13. COUNCIL BRIEFING AND COMMITTEE REPORTS

14. BIDS

15. REPORTS TO COUNCIL

15.a Coast RTA - Program Update Report

15.b Procedure for Displays at County Sponsored Events

15.c State Elections Commission - Memorandum of Agreement

16. DEFERRED OR PREVIOUSLY SUSPENDED ISSUES

16.a Ordinance No. 2017-23 – To Amend the Pawleys Plantation Planned Development to change the land use designation for two parcels along Green Wing Teal Lane from Open Space to Single Family in order to allow an additional two single family lots to the

PD (County Council deferred action on 10/24/17)

16.b Ordinance No. 19-10 - To amend Article XI, Off Street Parking, Section 1103.4, Landscaping, Article XII Buffer Requirements, Section 1203, Buffering within Parking Areas; and Article XXI Designated Overlay Zones, Section 2100-404 of the Zoning Ordinance of Georgetown, South Carolina regarding Landscaping in Interior Parking Lots (County Council remanded matter back to Planning Commission on 4/23/19)

17. LEGAL BRIEFING / EXECUTIVE SESSION

17.a Contractual - Property

18. OPEN SESSION

19. ADJOURNMENT

Item Number: 5.a
Meeting Date: 7/23/2019
Item Type: APPROVAL OF MINUTES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Council

ISSUE UNDER CONSIDERATION:
Regular Council Session - June 25, 2019

CURRENT STATUS:
Pending

POINTS TO CONSIDER:
n/a

FINANCIAL IMPACT:
n/a

OPTIONS:
1. Approval of minutes as submitted.
2. Offer amendments.

STAFF RECOMMENDATIONS:
Recommendation for approval of minutes as submitted.

ATTACHMENTS:

Description	Type
▫ DRAFT - Minutes 6/25/19	Backup Material

Georgetown County Council held a Regular Council Session on Tuesday, June 25, 2019, at 5:30 PM in County Council Chambers located in the historic Georgetown County Courthouse, 129 Screven Street, Georgetown, South Carolina.

Present: Everett Carolina Lillie Jean Johnson
 Ron L. Charlton Louis R. Morant
 Steve Goggans John W. Thomas

Staff: Jackie Broach-Akers Theresa E. Floyd
 Wesley P. Bryant Sel Hemingway

Other staff members, members of the public, and representatives of the media were also present. In accordance with the Freedom of Information Act, a copy of the agenda was sent to newspapers, television, and radio stations, citizens of the County, Department Heads, and posted on the bulletin board located outside of Council Chambers in the historic Courthouse.

Chairman John Thomas called the meeting to order. Councilmember Ron Charlton gave an invocation, and all joined in the pledge of allegiance.

APPROVAL OF AGENDA:

Councilmember Ron Charlton made a motion to approve the meeting agenda. Councilmember Steve Goggans seconded the motion. There was no discussion on the motion.

In Favor: Everett Carolina Lillie Jean Johnson
 Ron L. Charlton Louis R. Morant
 Steve Goggans John W. Thomas

PUBLIC COMMENTS:

Special Recognition – Ethel B. Bellamy

Chairman John Thomas presented a proclamation to Ethel B. Bellamy on behalf of Georgetown County Council in celebration and appreciation for 44 years of service and extending wishes of prosperity, good health, and happiness, upon her retirement as Executive Director of the Waccamaw Center for Mental Health.

Karen Yaniga

Ms. Yaniga stated that she was speaking on behalf of members of the community regarding the Opticom System. The System provides a cost effective solution to a growing problem that affects the citizens of Georgetown County, countywide. Implementation of the Opticom System will give everyone the same opportunity to receive medical emergency response in the most expeditious manner possible. She asked County Council to support the proposal, and to see the project through to completion.

Wesley Gibson

Mr. Gibson disputed facts contained in an article written by Georgetown County's Finance Director proposing that the NAACP had incorrect information leading to recent questions the organization has raised about Georgetown County's finances. Mr. Gibson pointed out that a separate newspaper article stated that the County is considering construction of a swimming pool, however, the community does not want a swimming pool, but rather an "aquatic center". An aquatic center will allow people to do water aerobics, and children can learn to swim. Additionally, Mr. Gibson questioned why citizens are getting

the runaround about multi-purpose fields that have been promised, but have not materialized, at the Beck Recreation Center, and why the Parks and Recreation Director is being paid an annual salary of \$103,000.

Art Baker

Mr. Baker advised County Council that he was present on behalf of the applicant for the rezoning application on Martin Luther King Road (Ordinance No. 19-14), and would be available to address any questions regarding this matter.

Tiffany Pierce

Ms. Pierce addressed County Council with concerns regarding the heroin drug problem in Georgetown County. Georgetown County's highest level of drug deaths are attributed to heroin. Ms. Pierce said drug addiction does not discriminate against age, ethnic, or economic background. The number of lives impacted by this problem is continuing to grow. She asked those in attendance who supported efforts to combat this epidemic to stand to their feet. Ms. Peirce plead with County Council to implement immediate preventative programs and other vital resources to help support this fight.

MINUTES:

Regular Council Session – May 28, 2019

Councilmember Ron Charlton moved to approve the minutes of the regular council meeting held on May 28, 2019. Councilmember Steve Goggans seconded the motion. Chairman John Thomas called for discussion on the motion, and there was none.

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

CONSENT AGENDA:

The following reports were included on the Consent Agenda, and therefore approved previously during the meeting:

Procurement #19-022 Rebid, New/Used Dodge RAM 4500 Tradesman or Equivalent Service Truck – County Council awarded a Purchase Order to Ginn Chrysler Jeep Dodge, LLC in the amount of \$70,473.95 plus any applicable taxes.

Procurement #18-056, Pick Up and Recycling of Waste Tires – County Council awarded a service agreement to Envirogreen Holdings Group, LLC.

Procurement #19-038, Replacement of (2) Chevrolet Tahoes for the K-9 Unit – County Council awarded a Purchase Order to Love Chevrolet, in the amount of \$67,852.00 for two (2) 2019 Chevrolet Tahoes for the Sheriff's Department (utilizing state contract pricing).

Procurement #19-027, Professional Exterminating and Pest Control Services, Term Agreement – County Council awarded a Professional Exterminating and Pest Control Services, to Clegg Termite & Pest Control of Durham, NC in the amount of \$14,970 annually.

Procurement #19-031, Georgetown County Roof Replacements & Repairs – County Council awarded a Construction Contract to Land Roofing Company for the base bid amount of \$517,400 plus the Alternate #1 of \$68,400 for a total contract amount of \$585,800.00.

Procurement #18-043, Change Order #3, Hagley West Drainage Improvements Phase 2 – County Council approved Change Order #3 in the amount of \$247,339.92 to existing contract with Greenwall Construction Services, Inc. pertaining to Hagley West Drainage Improvements.

PUBLIC HEARINGS:

Ordinance No. 19-12

County Council held a public hearing on Ordinance No. 19-12, an Ordinance to Amend the FY18/19 operating budget of Georgetown County. There were no comments pertaining to this ordinance, and Chairman Thomas closed the hearing.

Ordinance No. 19-15

A public hearing was held on Ordinance No. 19-15, an Ordinance to declare as Surplus Two Tracts of Property Owned by Georgetown County, identified as TMS 03-0419-005-01-00 located at 9174 Pleasant Hill Road, and TMS 05-0025-024-01-00 located at 1623 Gilbert Street, and further to authorize the County Administrator to sell the properties in the manner as prescribed within Ordinance No. 2008-09, "Georgetown County Purchasing Ordinance". No individual came forward to speak pertaining to Ordinance No. 19-15, and Chairman John Thomas ordered the public hearing closed.

BOARDS / COMMISSIONS:

Forestry Board

Councilmember Ron Charlton moved to nominate Mr. Brad Dunn for re-appointment to an at-large seat on the Forestry Board. Councilmember Everett Carolina offered a second on the motion. No further discussion occurred, and the vote on the motion was as follows:

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

RESOLUTIONS / PROCLAMATIONS:

Proclamation 19-08 - In celebration of "Gullah/Geechee Nation Appreciation Week"

Councilmember Everett Carolina moved for the adoption of Proclamation No. 19-08 in recognition and celebration of "Gullah/Geechee Nation Appreciation Week", July 27 – August 4, 2019. Councilmember Lillie Jean Johnson seconded the motion. Upon a call for discussion from Chairman Thomas, there was none.

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

A signed copy of proclamation No. 19-08 was presented to Queen Quet, Chieftess of the Gullah Geechee Nation.

ORDINANCES-Third Reading

Ordinance No. 19-11

Councilmember Steve Goggans moved for third reading approval of Ordinance No. 19-11, an Ordinance to Make Appropriations for Ordinary County Purposes for Georgetown County for the Fiscal Year beginning July 1, 2019, and Ending June 30, 2020; To Provide for the Expenditure Thereof; and To Provide for Revenues for the Payment Thereof. Councilmember Lillie Jean Johnson seconded the motion. Chairman John Thomas called for discussion, and there was none.

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

Ordinance No. 19-12

Councilmember Ron Charlton moved for third reading approval of Ordinance No. 19-12, an Ordinance to Amend the FY18/19 Operating Budget of Georgetown County. Councilmember Steve Goggans seconded the motion. Chairman Thomas called for discussion, and no discussion occurred.

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

ORDINANCES-Second Reading:

Ordinance No. 19-13

Councilmember Steve Goggans moved for second reading approval of Ordinance No. 19-13 to amend the Comprehensive Plan, Future Land Use Map, to reflect the reclassification of approximately 7.8 acres located on Martin Luther King Drive, further identified as TMS #04-0203-114-00-00 and TMS #04-0203-114-01-00, from Medium Density Residential to Transitional subject to additional information being provided to County Council pertaining to level 3 buffers, and specifically buffers proposed for this project (at third reading consideration). Councilmember Ron Charlton seconded the motion. No additional discussion occurred.

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

Ordinance 19-14

Councilmember Steve Goggans moved or second reading of Ordinance No. 19-14 to rezone approximately 5 acres off of Martin Luther King Drive in Pawleys Island, TMS #04-0203-114-00-00, from Neighborhood Commercial (NC) to Flexible Design District (FDD) to allow for a golf cart storage and maintenance facility plus RV/boat storage subject to additional information being provided to County Council pertaining to level 3 buffers, and specifically buffers proposed for this project (at third reading consideration). Councilmember Ron Charlton seconded the motion. There was no discussion following the motion.

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

Ordinance No. 19-15

Councilmember Lillie Jean Johnson moved for second reading approval of Ordinance No. 19-15, an Ordinance to declare as Surplus Two Tracts of Property Owned by Georgetown County, identified as TMS 03-0419-005-01-00 located at 9174 Pleasant Hill Road, and TMS 05-0025-024-01-00 located at 1623 Gilbert Street, and further to authorize the County Administrator to sell the properties in the manner as prescribed within Ordinance No. 2008-09, "Georgetown County Purchasing Ordinance". Councilmember Everett Carolina offered a second on the motion. Chairman John Thomas called for discussion the motion.

Councilmember Lillie Jean Johnson moved to amend Ordinance No. 19-15 to incorporate text, as Ordinance 19-15 was introduced at first reading by title only. Councilmember Everett Carolina seconded the amendment. There was no further discussion.

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

The vote on the main motion was as follows:

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

ORDINANCES-First Reading:

No reports.

BIDS:

No reports.

REPORTS TO COUNCIL:

Renewal of Memorandum of Understanding with Georgetown County Chamber of Commerce, and Approval of Annual Tourism Marketing Budget

Councilmember Ron Charlton moved to authorize the renewal of an existing an MOU between Georgetown County, and Georgetown County Chamber of Commerce, operating as the County's "designated agency for the promotion of tourism" through June 2020, and approval of the submitted tourism & marketing budget through June 2020 (totaling approximately 30% of state accommodations tax funds). No discussion followed the motion.

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

Belin United Methodist Church - Property Lease

Councilmember Steve Goggans moved for approval of proposed property lease between Georgetown County and Belin United Methodist Church, pertaining to TMS #41-0114-150-00-00 to allow for realignment of a road that connects to the adjacent boat landing parking area. Councilmember Ron Charlton offered a second. There was no discussion on the motion.

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

DEFERRED:

Ordinance No. 2017-23

County Council deferred action on Ordinance No. 2017-23, a proposed amendment to the Pawleys Plantation Planned Development pursuant to legal questions pertaining to the application as submitted by the Pawleys Plantation Property Owners Association.

Ordinance No. 19-10

County Council did not take action on Ordinance No. 19-10, an ordinance to amend Article XI, Off Street Parking, Section 1103.4, Landscaping, Article XII Buffer Requirements, Section 1203, Buffering within Parking Areas; and Article XXI Designated Overlay Zones, Section 2100-404 of the Zoning Ordinance of Georgetown, South Carolina regarding Landscaping in Interior Parking Lots.

EXECUTIVE SESSION:

A motion was made by Councilmember Ron Charlton, and seconded by Chairman Thomas, to move into Executive Session in order to discuss a personnel matter. Upon a call for discussion on the motion, there was none.

In Favor:	Everett Carolina	Lillie Jean Johnson
	Ron L. Charlton	Louis R. Morant
	Steve Goggans	John W. Thomas

County Council moved into Executive Session at 6:43 PM.

OPEN SESSION:

As Open Session resumed at 7:18 PM, Chairman Thomas stated that County Council discussed a personnel matter during Executive Session. No decisions were made, nor were any votes taken by County Council during that time.

Being no further business to come before County Council, the Chairman adjourned the meeting.

Date

Clerk to Council

Item Number: 6.a
Meeting Date: 7/23/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Administrator

ISSUE UNDER CONSIDERATION:

Ordinance No. 19-15 - An Ordinance to Declare as Surplus Two Tracts of Property Owned by Georgetown County, identified as TMS 03-0419-005-01-00 located at 9174 Pleasant Hill Road, and TMS 05-0025-024-01-00 located at 1623 Gilbert Street, and further to authorize the County Administrator to sell the properties in the manner as prescribed within Ordinance No. 2008-09, "Georgetown County Purchasing Ordinance", as amended.

CURRENT STATUS:

Pending

POINTS TO CONSIDER:

Georgetown County owns certain real estate in the Pleasant Hill community containing approximately 1/2 acre and a small building formerly utilized as the Pleasant Hill Magistrates Office, and further identified as TMS No. 03-0419-005-01-00; and a property of approximately 1/2 acre located on Gilbert Street in the City of Georgetown, containing a building currently formerly known as the Howard High School Band Room, and currently utilized by the Howard Alumni Association, and further identified as TMS No. 05-0025-024-01-00.

Georgetown County has determined the subject properties can be declared surplus and sold to the benefit of Georgetown County.

FINANCIAL IMPACT:

Generation of revenue from sale of properties at fair market value, as prescribed within Georgetown County Ordinance No. 2008-09.

OPTIONS:

1. Move forward with adoption of Ordinance No. 19-15.
2. Decline to adopt Ordinance No. 19.15.

STAFF RECOMMENDATIONS:

Recommendation for the adoption of Ordinance No. 19-15 declaring two tracts of property surplus, as identified, and authorizing the sale of the same.

ATTACHMENTS:

Description	Type
▣ Ordinance No. 19-15 To Declare as Surplus and Authorize Sale of Properties	Ordinance

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

ORDINANCE NO: #19-15

AN ORDINANCE TO DECLARE AS SURPLUS TWO TRACTS OF PROPERTY KNOWN AS TMS# 03-0419-005-01-00 AND TMS# 05-0025-024-01-00, AND TO AUTHORIZE THE COUNTY ADMINISTRATOR TO SELL THE PROPERTIES IN THE MANNER AS PRESCRIBED WITHIN ORDINANCE NO. 2008-09, "GEORGETOWN COUNTY PURCHASING ORDINANCE", AS AMENDED.

BE IT ORDAINED BY THE GEORGETOWN COUNTY COUNCIL AS FOLLOWS:

WHEREAS, Georgetown County owns certain real estate in the Pleasant Hill community, Georgetown County, South Carolina, containing approximately ½ acre and designated as TMS No.: 03-0419-005-01-00; and

WHEREAS, Georgetown County owns certain real estate on Gilbert Street in the City of Georgetown, Georgetown County, South Carolina, containing approximately ½ acre and designated as TMS No.: 05-0025-024-01-00; and

WHEREAS, Georgetown County Council has determined the subject properties can be declared surplus and sold to the benefit of Georgetown County; and

WHEREAS, the fair market value of the property has been determined; and

WHEREAS, Georgetown County Council, after consideration, finds that it is desirable to declare the properties as surplus, sell said properties and transfer the interests by applicable deed; and

WHEREAS, a public hearing discussing the matter was held on June 25, 2019.

NOW, THEREFORE, BE IT ORDERED AND ORDAINED BY THE GEORGETOWN COUNTY COUNCIL, THAT:

1. THE COUNTY COUNCIL DECLARES THE IDENTIFIED PROPERTY, TMS# 03-0419-005-01-00, AS SURPLUS PROPERTY AND TO FURTHER AUTHORIZE THE COUNTY ADMINISTRATOR TO SELL THE SAME.
2. THE COUNTY COUNCIL DECLARES THE IDENTIFIED PROPERTY, TMS# 05-0025-024-01-00, AS SURPLUS PROPERTY AND TO FURTHER AUTHORIZE THE COUNTY ADMINISTRATOR TO SELL THE SAME.

Should any word, phrase, clause or provision of this ordinance be declared invalid or unconstitutional by a court of competent jurisdiction, such declaration shall not affect this ordinance as a whole or any part hereof except that specific provision declared by such court to be invalid or unconstitutional.

All ordinances or parts of ordinances in conflict with this ordinance or inconsistent with its provisions, are hereby repealed or superseded to the extent necessary to give this ordinance full force and effect.

This ordinance shall take effect upon final approval of this ordinance.

DONE, RATIFIED AND ADOPTED THIS _____ DAY OF _____, 2019.

John Thomas
Chairman, Georgetown County Council

ATTEST:

Theresa E. Floyd, Clerk to Council

This Ordinance, No. 19-15, has been reviewed by me and is hereby approved as to form and legality.

Wesley P. Bryant
Georgetown County Attorney

First Reading:

Second Reading:

Third Reading:

Item Number: 6.b
Meeting Date: 7/23/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Administrator

ISSUE UNDER CONSIDERATION:

Procurement #17-092 - Andrews Regional Recreation Center, Change Order - Network/Data Relocation Space

Build out of space to enable relocation of County Network Equipment from Historic Screven Street Courthouse to new Andrews Regional Recreation Center.

CURRENT STATUS:

Currently the majority of Georgetown County Government Network Equipment (servers, etc.) are housed on the ground floor of the Historic Screven Street Courthouse.

The current location is vulnerable to many hazards including flooding from storm surges and heavy rainfall along with associated power outages. Disruption or destruction of equipment or services at this location would have far reaching consequences as the majority of County services are routed through this site.

County MIS staff have worked with the design and engineering team for the Andrews Regional Recreation Center to insure the proposed space meets current and long term future needs of Georgetown County Government.

POINTS TO CONSIDER:

The new Andrews Regional Recreation Center facility is currently under construction in an area that is much less vulnerable to weather related issues.

The new facility includes a generator capable of running all systems within the building.

The new facility has been planned to enable the County's Emergency Operations Center and E-911 Center to quickly be moved into the facility should conditions at the current Lafayette structure require relocation of these services and personnel (disaster, emergency response, etc).

The new facility has also been designed to enable Georgetown County to use the facility as part of the County's Continuity of Operations Plan (COOP) should in the event the Historic Courthouse is destroyed or unusable. In this case essential offices would be able to operate from within designated spaces within the recreation center for extended periods of time.

FINANCIAL IMPACT:

Hanco of SC, Inc. (General Contractor of the Andrews Regional Recreation Center) has provided a total price of \$62,264.59 to develop a previously unfinished space within the Andrews Regional Recreation Center as required to serve as the County's main network/server/data site.

Funding for the proposed change order is provided for in the County's CIP under the line

earmarked for technology upgrades.

OPTIONS:

1. Approve a Change Order with Hanco of SC, Inc. in the amount of \$62,264.59 enabling space within the new Andrews Regional Recreation Center to be finished as required for relocation of Georgetown County Government's main network/server equipment.
2. Do not approve Change Order for finishing space within the new Andrews Regional Recreation Center for housing Georgetown County Government's main network/server equipment.

STAFF RECOMMENDATIONS:

Georgetown County's Virtual MIS Director Clark Cooper recommends approval of a Change Order with Hanco of SC, Inc. in the amount of \$62,264.59 to enable space within the new Andrews Regional Recreation Center to be finished as required for relocation of Georgetown County Government's main network/server equipment.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description	Type
▫ Server Room Recommendation	Backup Material

Sel,

I am recommending that the County of Georgetown proceed with the server room buildout, to be located within the new Andrews Recreation center, as stated in the change order provided by Hanco in the amount of \$62,264.59.

This server room will house the county's digital data while providing critical separation from the current coastal location within the City of Georgetown. This move of the data inland roughly 18 miles is expected to reduce the probability of flooding which may come as the result of a natural disaster. Additionally, there are plans to replicate the digital data between the Andrews site and Georgetown providing copies of offsite backups which are not currently happening today.

Thank you,

Clark Cooper

Item Number: 6.c
Meeting Date: 7/23/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Purchasing

ISSUE UNDER CONSIDERATION:

Procurement #19-036, User Fee Comprehensive Engineered Roadway Improvements-Jobie, Huffman, Veronica, & Others

CURRENT STATUS:

The following unimproved roads: Jobie Classroom Dr., Washington Hill and Zeb Ford Dr., Huffman Ln., Veronica Rd., and South Cedar Ave. have been designed and are ready for paving by a Contractor.

POINTS TO CONSIDER:

This solicitation was originally advertised in a newspaper of general circulation in Georgetown County and the SC Business Opportunities On-Line Publication, posted on the county and SCBO websites, and direct mailed to all known offerors. There were three (3) bids received:

- 1) Coastal Asphalt, LLC of Georgetown, SC @ \$1,178,472.33;
- 2) Palmetto Corp of Conway, SC @ \$1,449,581.55;
- 3) Stone Construction Co. of Andrews, SC @ \$1,161,742.00.

FINANCIAL IMPACT:

This project is fully funded in GL Account Number 066.906-50702 up to \$1,467,407.18.

OPTIONS:

- 1) Award a Construction Contract to Stone Construction Co. in the amount of \$1,161,742.00.
- 2) Decline to approve staff's recommendation.

STAFF RECOMMENDATIONS:

There were three (3) bids received at the public bid opening held on June 26, 2019. All were found to be complete bid packages responding to all items. Stone Construction Co. of Andrews, SC provided the lowest total bid price. Stone Construction has satisfactorily performed work of this nature for Georgetown County for many years. They are a reputable company from this region and are capable of performing this type of work. Therefore, Public Works and Public Services staff recommend award go to the lowest bidder, Stone Construction in the amount of \$1,161,742.00.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description	Type
▢ Procurement Solicitation Approval	Cover Memo
▢ Public Bid Opening & Tabulation	Cover Memo
▢ Bid Summary Worksheet	Cover Memo
Recommendation from Mr. Ray Funnye, Director	



Georgetown County, South Carolina
PROCUREMENT SOLICITATION APPROVAL
 Procurement # 19-036

Procurement for: Local User Fee Road Construction

Department: Public Services

Budgeted: YES NO

Budgeted/Estimated Cost: \$1,467,407.18

FY **19**

*Current
Un-encumbered
Balance
= 8,236,296*

Funds Available: YES NO Pending Budget Approval

Cash Purchase

Municipal Lease/Purchase Financing (-YR)

Funding Source Location	
G/L Account Number	Funding Amount
066.906.50702	\$1,467,407.18

Is grant money involved in this procurement? YES NO

If YES, attach a copy of the approved grant budget from the awarding source.

Grant Approval Attached : YES NO

[Signature]
 Department Director/Elected Official

5.13.19
 Date

[Signature]
 Purchasing

5/14/19
 Date

Scott C. Proctor
 Finance Director

5/15/19
 Date

[Signature]
 County Administrator

5/15/19
 Date



Public Bid Opening Tabulation
Bid# 19-036, User Fee Comprehensive Engineered Roadway
Improvements-Jobie, Huffman, Veronica, and Others
Wednesday, June 26, 2019 at 3:00 PM Eastern NIST

<u>OFFEROR</u>	<u>Total Base Bid Price</u> (Pg. 24, Item #2)	<u>Bid Bond Attached</u> (Pg. 44 - 45)	<u>Comments</u>
Coastal Asphalt	\$ 1,178,472 ³³	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Palmetto Corp of Conway	\$ 1,449,581 ⁵⁵	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Stone Construction	\$ 1,161,742 ⁰⁰	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
	\$	<input type="checkbox"/> Yes <input type="checkbox"/> No	
	\$	<input type="checkbox"/> Yes <input type="checkbox"/> No	
	\$	<input type="checkbox"/> Yes <input type="checkbox"/> No	
	\$	<input type="checkbox"/> Yes <input type="checkbox"/> No	

OPENED BY: 

WITNESS: 

Bid Summary Worksheet for Bid #19-036, User Fee Comprehensive Engineered Roadway Improvements-Jobie, Huffman, Veronica, and Others

	Coastal Asphalt, LLC	Palmetto Corp of Conway	Stone Construction Co., LLC
Jobie Classroom Dr.	\$ 245,298.42	\$ 294,117.64	\$ 254,654.00
Jobie Classroom Dr. Maintenance Stone	\$ 3,600.00	\$ 5,890.40	\$ 3,040.00
Jobie Classroom Dr. Muck Excavation	\$ 12,000.00	\$ 48,100.00	\$ 8,000.00
Zeb Ford Dr. & Washington Hill Dr.	\$ 478,316.40	\$ 497,734.33	\$ 414,690.00
Zeb Ford Dr. & Washington Hill Dr. Maintenance Stone	\$ 900.00	\$ 1,472.00	\$ 760.00
Zeb Ford Dr. & Washington Hill Dr. Muck Excavation	\$ 25,438.00	\$ 74,015.00	\$ 12,880.00
Huffman Lane	\$ 85,672.50	\$ 107,973.80	\$ 115,587.00
Huffman Lane Maintenance Stone	\$ 2,400.00	\$ 3,921.60	\$ 2,280.00
Huffman Lane Muck Excavation	\$ 11,680.00	\$ 23,214.00	\$ 5,840.00
Veronica Rd.	\$ 165,922.20	\$ 193,299.01	\$ 198,604.00
Veronica Rd. Maintenance Stone	\$ 1,600.00	\$ 2,436.80	\$ 1,520.00
Veronica Rd. Muck Excavation	\$ 6,580.00	\$ 19,552.00	\$ 3,760.00
South Cedar Ave.	\$ 104,184.81	\$ 123,568.77	\$ 108,187.00
South Cedar Ave. Maintenance Stone	\$ 2,100.00	\$ 2,890.20	\$ 2,280.00
South Cedar Ave. Muck Excavation	\$ 7,280.00	\$ 25,896.00	\$ 4,160.00
Plus \$25,500 Utility Allowance	\$ 25,500.00	\$ 25,500.00	\$ 25,500.00
Total Bid Price:	\$ 1,178,472.33	\$ 1,449,581.55	\$ 1,161,742.00


Georgetown County

Department of Public Services

Phone: (843) 545-3325

Fax: (843) 545- 3396

Memorandum

To: Nancy Silver, Purchasing Officer
From: Ray C. Funnye, Public Services Director 
Date: July 11, 2019
Re: Recommendation: Bid#19-036 User Fee Comprehensive Engineered Roadway Improvements-Jobie, Huffman, Veronica, and others.

In May 2019, Georgetown County issued an Invitation for Bid for User Fee Comprehensive Engineered Roadway Improvements-Jobie, Huffman, Veronica, and Others.

A total of three (3) bids were received. Of the three respondents, all were found to be complete bid packages responding to all items. Staff reviewed the bids and confirmed their accuracy. The lowest bid was from Stone Construction of Andrews, SC which included a \$25,000 utility allowance and base bid amounts of \$265,694.00 for Jobie Classroom Dr, \$428,330.00 for Zeb Ford Dr. & Washington Hill Dr., \$123,707.00 for Huffman Lane, \$203,884.00 for Veronica Rd, and \$114,627.00 for South Cedar Ave for a total of **\$1,161,742.00**.

Stone Construction has satisfactorily performed work of this nature for Georgetown County for many years. Stone Construction is a reputable company from this region that is capable of this type of work.

It is recommended that Stone Construction of Andrews, SC be awarded the contract for a total amount of **\$1,161,742.00**.

Item Number: 6.d
Meeting Date: 7/23/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Purchasing

ISSUE UNDER CONSIDERATION:

Procurement #19-043, Pick-Up and Recycling of Household Hazardous Waste Materials

CURRENT STATUS:

The current service agreement with Care Environmental Corporation has reached the five year maximum term limitation and thus must be re-solicited.

POINTS TO CONSIDER:

This solicitation was advertised in a newspaper of general circulation in Georgetown County and the SC Business Opportunities On-Line Publication, posted on the County and SCBO websites, and direct mailed to all known offerors. There were two (2) responses received.

- 1) Ecoflo, Inc. of Greensboro, NC with a total estimated annual cost of \$17,355.02*; and
- 2) Care Environmental Corp. of Myrtle Beach, SC with a total estimated annual cost of \$16,325.00*.

*Due to vendors' calculation errors, total annual costs were corrected based on unit cost prices as proposed. Please refer to bid summary worksheet (attached) for corrected calculations.

FINANCIAL IMPACT:

These services are split, with 50% funded in 502.308-50431 up to \$10,000 annually and 50% funded in 504.901-50431 up to \$10,000 annually.

OPTIONS:

- 1) Approve a services contract to Ecoflo, Inc.
- 2) Decline staff's recommendation.

STAFF RECOMMENDATIONS:

The bid results were reviewed by Public Services and the Environmental Services division. Both bidders offered pricing proposals with final cost estimates within \$1,030 of each other. Care Environmental is the current provider of these services with the County. However, staff has had some challenges in communication with this provider, including slow or limited response to calls and emails, the vendor has not always arrived for pick-ups when scheduled, and they have not brought required equipment or personnel to load and complete pick-ups as indicated in the contract, thus requiring the County's personnel and equipment. Upon contact of the references of EcoFlo, Inc., they have longstanding positive relationships with their clients, always arrived on schedule, and brought all equipment to perform their duties. Additionally, EcoFlo has provided clients with additional support and expertise during community collection events and trainings for staff. These would assist Georgetown County in improving HHW and Recycling operations. Based on the aforementioned, staff recommends awarding Bid 19-043, Pick-Up and Recycling of Household Hazardous Waste Materials to EcoFlo, Inc. of Greensboro, NC at the unit prices as proposed.

ATTORNEY REVIEW:

No

ATTACHMENTS:

Description	Type
▣ Procurement Solicitation Form	Cover Memo
▣ Public Bid Opening Tabulation	Cover Memo
▣ Bid Summary Worksheet	Cover Memo
▣ Recommendation from Mr. Ray, Funnye, Director of Public Services	Cover Memo



Georgetown County, South Carolina
PROCUREMENT SOLICITATION APPROVAL
Procurement # 19-043

Procurement for: Pickup and Recycling of Household Hazardous Waste Materials

Department: Public Services - Environmental Division

Budgeted: YES NO

Budgeted/Estimated Cost: \$20,000.00 **FY 19**

Funds Available: YES NO Pending Budget Approval

Cash Purchase

Municipal Lease/Purchase Financing (-YR)

Funding Source Location	
G/L Account Number	Funding Amount
502.308-50431	\$10,000.00
504.901-50431	\$10,000.00

Is grant money involved in this procurement? YES NO

If YES, attach a copy of the approved grant budget from the awarding source.

Grant Approval Attached : YES NO

 Department Director/Elected Official

JUN 13 2019

 Date

 Purchasing

6/13/19

 Date

 Finance Director

6/25/19

 Date

 County Administrator

6/26/19

 Date



Public Bid Opening Tabulation
Bid# 19-043, Pick-Up and Recycling of Household Hazardous
Waste Materials, IDIQ

Wednesday, July 3, 2019 at 3:00 PM Eastern NIST

<u>OFFEROR</u>	<u>Total Base Bid Price</u> (Pg. 27, Item #2)	<u>Comments</u>
<i>Cave Environmental</i>	\$ 16,505 ⁰⁰	
<i>EcoFlo Inc /CH</i>	\$ 17,350 ⁰⁰	
	\$	
	\$	
	\$	
	\$	
	\$	

OPENED BY: *[Signature]*

WITNESS: *Ann Puckett*

Bid Summary Worksheet for Bid #19-043, Pickup and Recycling of Household Hazardous Waste Materials, IDIQ


			Ecoflo, Inc.		Care Environmental, Inc.	
		Estimated Annual Quantity	Unit Price	Extended Price	Unit Price	Extended Price
Oil Based Paint (loose pack)	Cu Yd Bx	20	\$400.00	\$8,000.00	\$295.00	\$5,900.00
Oil Based Paint (bulked)	55 Gal Dr	5	\$125.00	\$625.00	\$90.00	\$450.00
Aerosols (bulked)	55 Gal Dr	10	\$185.00	\$1,850.00	\$160.00	\$1,600.00
Paint Thinner-Other (loose pack)	Cu Yd Bx	3	\$400.00	\$1,200.00	\$295.00	\$885.00
Paint Thinner-Mineral Spirits (loose pack)	Cu Yd Bx	1	\$400.00	\$400.00	\$295.00	\$295.00
Non-Regulated Household Cleaners (loose pack)	55 Gal Dr	10	\$95.00	\$950.00	\$250.00	\$2,500.00
Acid/Base (loose pack)	55 Gal Dr	5	\$250.00	\$1,250.00	\$215.00	*\$1,075.00
Fluorescent Bulbs	Each	250	\$1.00	\$250.00	\$1.00	\$250.00
Ink Cartridges	Cu Yd Bx	1	\$225.00	\$225.00	\$250.00	\$250.00
Listed Pesticides (loose pack)	Cu Yd Bx	3	\$435.00	*\$1,305.00	\$520.00	\$1,560.00
Non-Listed Pesticides (loose pack)	Cu Yd Bx	3	\$433.34	*1,300.02	\$520.00	\$1,560.00
Total Base Bid Price				*17355.02		*16,325.00
Exceptions?				None		Blank
Notes			*Corrected Calculation		*Corrected Calculation	



Georgetown County
Department of Public Services
Phone: (843) 545-3325

Memorandum

To: Nancy Silver

From: Ray C. Funnye 

File #: 316.16

Date: July 15, 2019

Re: Recommendation for Bid #19-043: Pickup and Recycling of Household Hazardous Waste Materials, IDIQ

On July 3, 2019, Georgetown County Department of Public Services received two (2) submissions for Bid #19-043: Pickup and Recycling of Household Hazardous Waste Materials, IDIQ, from EcoFlo Inc. and Care Environmental. The scope of this bid is to retain the services of a qualified and experienced provider for the collection, removal, and recycling of HHW Materials from Georgetown County's centralized collection point at the Georgetown County Landfill. This is a fully budgeted expense.

Both bidders offered pricing proposals with final cost estimates within \$1,030.02 of each other. Based on our experience working with Care Environmental as our current contract provider, we have experienced challenges in communication including slow or limited response to telephone calls or emails. Care Environmental has not always arrived for pick-ups when scheduled, and they have not brought required equipment or personnel needed to load and complete pick-ups, requiring our personnel and equipment. Upon contact of the references of EcoFlo Inc, they have longstanding positive relationships with their clients, upwards of 15 years. EcoFlo has offered flexible schedules to their clients, always arrived on schedule, and brought all equipment to perform their duties. Additionally, EcoFlo has provided clients with additional support and expertise during community collection events, and trainings for staff. These would assist Georgetown County in improving HHW and Recycling operations.

Based on the aforementioned, I hereby recommend that the award of Bid #19-043: Pickup and Recycling of Household Hazardous Waste Materials, IDIQ to EcoFlo Inc.

Item Number: 6.e
Meeting Date: 7/23/2019
Item Type: CONSENT AGENDA

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Finance

ISSUE UNDER CONSIDERATION:

Murrells Inlet Revitalization Project Funding Request

CURRENT STATUS:

The electorate previously approved Sunday Sales of alcoholic beverages in Georgetown County. Fees associated with the sales are collected by the Department of Revenue and remitted to the County. Since 1997, Georgetown County has authorized the designation of these fees, generated in the Murrells Inlet area, for improvement/revitalization projects in the Murrells Inlet area, as approved by County Council.

POINTS TO CONSIDER:

Murrells Inlet 2020 conducted a community and visitor survey to review and align its vision and strategic plan with that of the community. Within the survey, a large number of requests concerning the need for additional multipurpose paths and better community interconnectivity were received.

Murrells Inlet 2020 committed to pursue the construction of a new multipurpose path running from the Marshwalk in Murrells Inlet to the Intracoastal Waterway. The goal for the multipurpose path is to connect the community from the Marshwalk to the Tidelands Hospital, public parks, existing bike lanes, the Jetty View Walk, local businesses, and eventually the Intracoastal Waterway.

MI2020 has substantially completed construction of the this phase of the multi-purpose path. Due to additional requirements by SCDOT and to properly address stormwater and curbing issues, the cost of the project has increased, creating the need for additional funding (from the MI Revitalization Fund).

County Council has previously authorized requests from MI2020 for Revitalization Funding for the multi-purpose path project in the amount of \$399,409. An additional \$30,596 is needed to complete the project, extending the path to the Wachesaw Park ball fields. This amount covers all construction change orders and miscellaneous charges for permits, certifications, and post-construction surveys. It also includes \$5,000 for base material to get the path from the intersection of Riverwood Drive and Old Kings Highway to Wachesaw Park. It is our understanding that the contractor has agreed to provide the labor to pave that extension at no charge.

The source of funding for this project, the Murrells Inlet Revitalization Fund, is restricted to only worthy projects in the Murrells Inlet area. Historically, MI2020 has identified those projects and made their requests and recommendations to Council for consideration.

FINANCIAL IMPACT:

MI2020 has requested \$30,596 from the Murrells Inlet Revitalization Fund to complete the current phase of the multipurpose path.

OPTIONS:

1. Approve request.
2. Do not approve request.

STAFF RECOMMENDATIONS:

Authorization of \$30,596 from the Murrells Inlet Revitalization Fund to complete the current phase of the multipurpose path.

Item Number: 7.a
Meeting Date: 7/23/2019
Item Type: PUBLIC HEARINGS

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Council

ISSUE UNDER CONSIDERATION:

Ordinance No. 19-13 - To amend the Comprehensive Plan, Future Land Use Map, to reflect the reclassification of approximately 7.8 acres located on Martin Luther King Drive, further identified as TMS #04-0203-114-00-00 and TMS #04-0203-114-01-00 from Medium Density Residential to Transitional.

CURRENT STATUS:

Both tracts are currently designated as medium density residential.

POINTS TO CONSIDER:

The Planning Commission voted 5 to 2 on May 16, 2019 to recommend rezoning TMS 04-0203-114-00-00 from Neighborhood Commercial to a Flexible Design District to allow for golf cart storage/maintenance and RV/boat storage.

The adjacent tract (TMS 04-0203-114-01-00) contains 2.7 acres and is also zoned Neighborhood Commercial. A cable company is located on this tract.

The closest commercial designation on the FLU map is located 970 feet to the east on Martin Luther King Road.

The Commission voted 7 to 0 to recommend approval to redesignate both parcels from medium density residential to transitional.

FINANCIAL IMPACT:

Not applicable

OPTIONS:

1. Approve as recommended by PC
2. Deny request
3. Remand to PC for further study
4. Defer action

STAFF RECOMMENDATIONS:

Recommendations pertaining to the adoption of Ordinance No. 19-13 provided under separate report.

ATTORNEY REVIEW:

Yes

ATTACHMENTS:

Description	Type
▣ Ordinance No 19-13 Kimmel FLU Amendment	Ordinance
▣ Kimmel FLU map	Backup Material
▣ kimmel FLU resolution	Backup Material

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

ORDINANCE NO: 19-13

AN ORDINANCE TO AMEND THE COMPREHENSIVE PLAN, FUTURE LAND USE MAP TO RECLASSIFY APPROXIMATELY 7.8 ACRES LOCATED ON MARTIN LUTHER KING DRIVE IN PAWLEYS ISLAND AND FURTHER IDENTIFIED AS TAX MAP PARCELS 04-0203-114-00-00 AND 04-0203-114-01-00, FROM MEDIUM DENSITY RESIDENTIAL TO TRANSITIONAL

BE IT ORDAINED BY THE COUNTY COUNCIL MEMBERS OF GEORGETOWN COUNTY, IN COUNTY COUNCIL ASSEMBLED:

To amend the Comprehensive Plan, Future Land Use Map, to reflect the reclassification of approximately 7.8 acres located on Martin Luther King Drive and further identified as TMS 04-0203-114-00-00 and 04-0203-114-01-00 from medium density residential to transitional.

DONE, RATIFIED AND ADOPTED THIS _____ DAY OF _____ 2019.

John W. Thomas (Seal)
Chairman, Georgetown County Council

ATTEST:

Theresa Floyd
Clerk to Council

This Ordinance, No. 19-13, has been reviewed by me and is hereby approved as to form and legality.

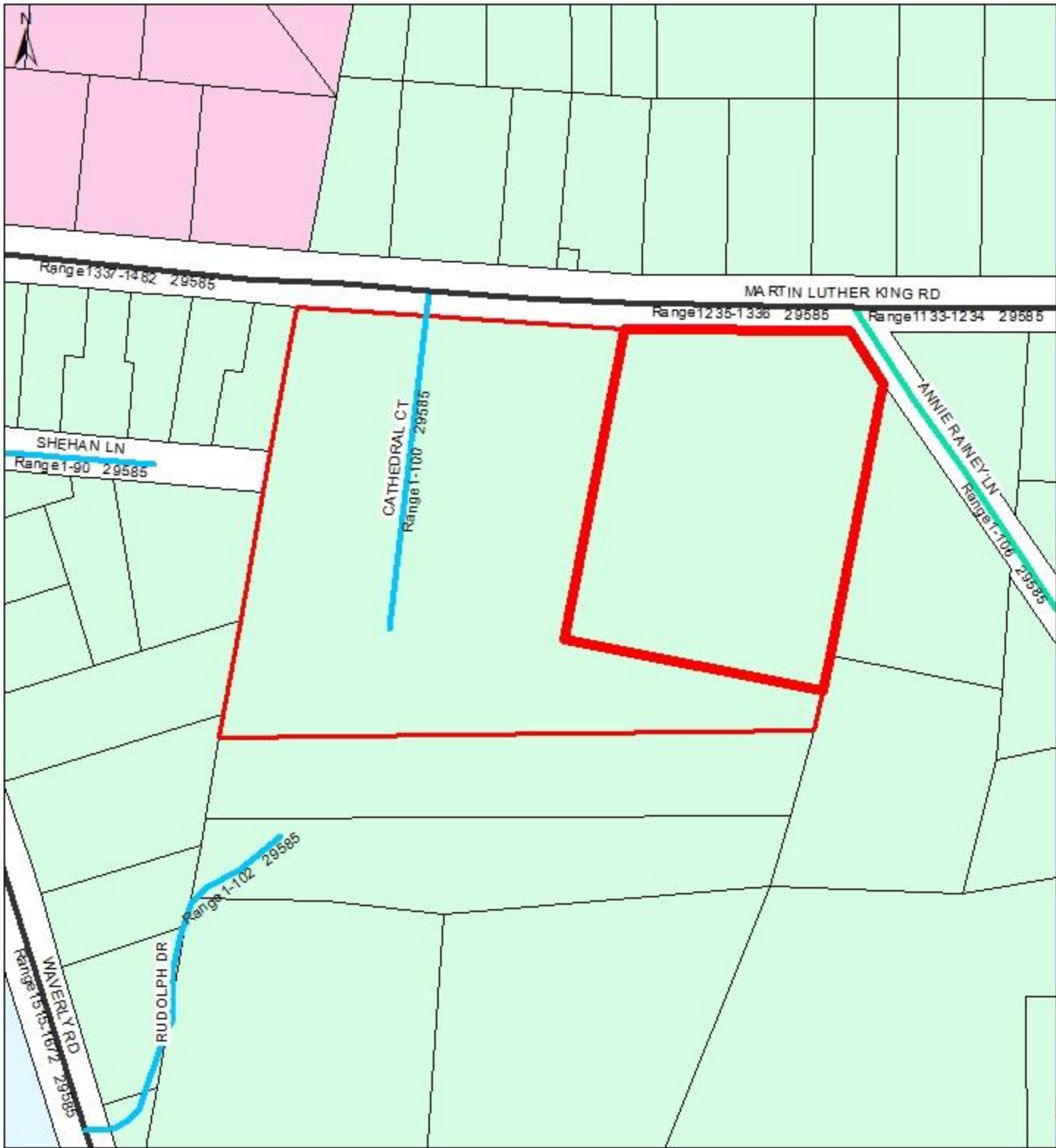
Wesley P. Bryant
Georgetown County Attorney

First Reading: _____

Second Reading: _____

Third Reading: _____

Kimmel, LLC
 Property FLU
 RZPD 4-19-22794



Legend

Streets

— <all other values>

MaintainedBy

— County

— Private

— State

Time Warner Cable

Kimmel, LLC

Lot Lines

Railroads

Landmarks

Future Landuse

FUTURE_LAN

CITY OF GEORGETOWN

COMMERCIAL

CONSERVATION PRESERVATION

EASEMENT

HIGH DENSITY RESIDENTIAL

INDUSTRIAL

LOW DENSITY RESIDENTIAL

MEDIUM DENSITY RESIDENTIAL

POND

PRIVATE RECREATIONAL

PUBLIC RECREATIONAL

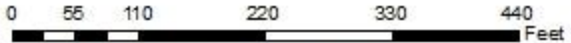
PUBLIC/SEMI-PUBLIC

TOWN OF ANDREWS

TOWN OF PI

TRANSITIONAL

Municipalities



DISCLAIMER: This map is a graphic representation of data obtained from various sources. All efforts have been made to warrant the accuracy of this map. However, Georgetown County disclaims all responsibility and liability for the use of this map.

RESOLUTION

WHEREAS, the Georgetown County Comprehensive Plan establishes the goals of providing appropriate areas for residential and commercial development; and

WHEREAS, a request was made to rezone approximately five acres from Neighborhood Commercial (NC) to the Flexible Design District (FDD) containing office and golf cart/boat/rv storage; and

WHEREAS, the Future Land Use Map for this area, as contained in the Georgetown County Comprehensive Plan, designates this area as medium density residential; and

WHEREAS, the adjacent 2.7 acres owned by Time Warner Cable also contain a commercial use and are designated as medium density residential;

NOW, THEREFORE, BE IT RESOLVED, that the Georgetown County Planning Commission hereby recommends to the Georgetown County Council that the Georgetown Future Land Use Map in the Georgetown County Comprehensive Plan be amended to redesignate TMS Numbers 04-0203-114-00-00 and 04-0203-114-01-00 (shown on the attached map) as transitional.

Elizabeth Krauss, Chairman
Georgetown County Planning Commission

ATTEST:

Tiffany Coleman
Georgetown County Planning

Item Number: 8.a
Meeting Date: 7/23/2019
Item Type: APPOINTMENTS TO BOARDS AND COMMISSIONS

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Council

ISSUE UNDER CONSIDERATION:

Georgetown County Airport Commission

CURRENT STATUS:

Pending

POINTS TO CONSIDER:

Council member Lillie Jean Johnson has nominated Fred L. Sumpter, Sr. to fill a seat on the Georgetown County Airport Commission representing Council District 4.

If appointed, Mr. Sumpter will fill a seat on the board with a term ending date of March 15, 2023. Mr. Sumpter's application is provided for Council's consideration.

FINANCIAL IMPACT:

n/a

OPTIONS:

1. Ratify appointment of Mr. Fred L. Sumpter, Sr. to the Georgetown County Airport Commission.
2. Do not ratify this appointment.

STAFF RECOMMENDATIONS:

Ratify the appointment of Mr. Fred L. Sumpter to the Georgetown County Airport Commission representing County Council District 4.

ATTACHMENTS:

Description	Type
<input type="checkbox"/> Airport Commission - Fred Sumpter Sr.	Backup Material



QUESTIONNAIRE FOR BOARD / COMMISSION PLEASE PRINT

[For all yes/no questions please circle appropriate answer]

Name of Board / Commission to which you wish to be appointed / reappointed:

- Checkboxes for various boards: Airport Commission, Alcohol & Drug Abuse Commission, Assessment Appeals Board, ATAX Commission, Building Codes Board of Appeals, Coastal Carolina University Advisory Board, Economic Development Alliance Board, Fire District 1 Board, Historical Commission, Library Board, Midway Fire-Rescue Board, Parks & Recreation Commission, Planning Commission, Sheriff Advisory Board, Tourism Management Commission, Zoning Appeals Board.

Name: FRED LLOYD SUMPTER, Sr. (First, Middle/Maiden, Last)

Home Address: 914 N. Merriman Rd. Georgetown, SC 29440

Home Phone: (843) 527-2430 Work Phone: N/A Cell Phone: (843) 325-3952

Email Address: N/A

Permanent resident of Georgetown County? (YES) NO Registered Voter in Georgetown County? (YES) NO

Occupation: Retired Present Employer: (If retired, most recent employer)

Employer Address:

Please indicate which best describes the level of education you last completed:

- Checkboxes for education levels: Some High School, High School Graduate/GED, Some College, College Graduate

Professional Degree (please specify) No

Do you serve on any other state, county, city, or community boards/commissions, or hold an elected office? Yes (No)

[If yes, please list]:

Do you have any interest in any business that has, is, or will do business with the County of Georgetown? Yes (No)

[If yes, please list]:

Do you have a potential conflict of interest or reason to routinely abstain from voting on this board /commission? Yes / (No)

[If yes, please list]:

Summary of Qualifications or Experience that you feel would be beneficial to this board/commission: Airport Commission, Human Affairs Commission (SC), Georgetown City Race Relation Board, Georgetown County Economic Bd. (Business experience), Operator of Steel Mill and EPC Cafeterias, Demolition Contractor

I hereby agree to attend the stated and called meetings of this entity to which I may be appointed and further agree that should I miss three (3) consecutive meetings or, half the meetings within a six-month period, I will resign my appointment.

Signature: Fred L. Sumpter Date: 7-17-20

NOTE: Applications for service on Georgetown County Boards and Commissions remain on file for 2 years. If you have not been appointed to serve on a board/commission within that timeframe you may re-submit your application. Please note that information provided in this application may be subject to SC Freedom of Information disclosure.

[Please return completed form to Theresa Floyd, Clerk to Council, 716 Prince Street, Georgetown, SC 29440]

Item Number: 9.a
Meeting Date: 7/23/2019
Item Type: RESOLUTIONS / PROCLAMATIONS

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Legal

ISSUE UNDER CONSIDERATION:

RESOLUTION No. 19-09 - A RESOLUTION TO CONCUR IN, AND AGREE WITH, THE RECOMMENDATION CONTAINED IN THE REPORT OF THE COMMISSION TO INVESTIGATE ANNEXATION OF CERTAIN AREAS IN HORRY COUNTY AND GEORGETOWN COUNTY, DATED JUNE 11, 2019, THAT NO CHANGE BE MADE IN THE STATUTORY BOUNDARY LINE IN THE AREA DESCRIBED IN THE REPORT AS THE HORRY COUNTY AFFECTED AREA; TO AUTHORIZE AND DIRECT THE COUNTY ADMINISTRATOR TO, AMONG OTHER THINGS, PRESENT THIS RESOLUTION TO THE GOVERNOR; AND TO PROVIDE FOR OTHER MATTERS RELATED THERETO

CURRENT STATUS:

Pending

OPTIONS:

1. Adopt Resolution No. 19-09.
2. Do not adopt Resolution No. 19-09.

STAFF RECOMMENDATIONS:

Adopt Resolution No. 19-09.

ATTACHMENTS:

	Description	Type
▫	Resolution 19-09 To Concur and Agree with the Recommendation Contained in Report Regarding Annexation of Certain Areas in Horry County and Georgetown County	Resolution Letter

COUNTY OF GEORGETOWN)
)
STATE OF SOUTH CAROLINA) **RESOLUTION NO. 19-09**

A RESOLUTION TO CONCUR IN, AND AGREE WITH, THE RECOMMENDATION CONTAINED IN THE REPORT OF THE COMMISSION TO INVESTIGATE ANNEXATION OF CERTAIN AREAS IN HORRY COUNTY AND GEORGETOWN COUNTY, DATED JUNE 11, 2019, THAT NO CHANGE BE MADE IN THE STATUTORY BOUNDARY LINE IN THE AREA DESCRIBED IN THE REPORT AS THE HORRY COUNTY AFFECTED AREA; TO AUTHORIZE AND DIRECT THE COUNTY ADMINISTRATOR TO, AMONG OTHER THINGS, PRESENT THIS RESOLUTION TO THE GOVERNOR; AND TO PROVIDE FOR OTHER MATTERS RELATED THERETO.

WHEREAS, Georgetown County Council, by passage of Resolution No. 2018-16, and Horry County Council, by passage of Resolution R-52-18, initiated the process for the merger or annexation of certain areas in Georgetown County to Horry County and certain areas in Horry County to Georgetown County by passage of the respective resolution and the presentation of those resolutions to the Governor; and

WHEREAS, the area that would be merged or annexed from Georgetown County to Horry County is within the statutory boundary of Georgetown County but has been treated as being in Horry County and it contains 210.32 acres or 0.3286 square miles and approximately 238 parcels (the “Georgetown County Affected Area”). More generally, the Georgetown County Affected Area is located in the area on the southern end of Garden City and the northern portion of the Murrells Inlet community between the Waccamaw River and Murrells Inlet and is on or near the intersection of U.S. 17 Bypass and U.S. 17 Business; and

WHEREAS, the area proposed to be merged or annexed from Horry County to Georgetown County, as contemplated by the respective resolutions, is a relatively small area containing .0003 square miles and consisting of fourteen parcels that are split by the statutory boundary line (the “Horry County Affected Area”). More generally, the Horry County Affected Area is located on the southern end of Garden City between Murrells Inlet and the Atlantic Ocean; and

WHEREAS, the respective resolutions of Georgetown County and Horry County, among other things, (i) requested that the area identified as the Horry County Affected Area be merged with, or annexed to, Georgetown County, (ii) requested that the area identified as the Georgetown County Affected Area be merged with, or annexed to, Horry County, and (iii) requested the Governor to appoint an annexation commission and, upon satisfactory compliance with the applicable law, to order the statutorily required election or elections and, where applicable, canvassing; and

WHEREAS, by Executive Order No. 2018-20, dated June 12, 2018 (the “Executive Order”), the Governor provided for the appointment of the Commission to Investigate Annexation of Certain Areas in Horry County and Georgetown County (the “Commission”); and

DRAFT – JUNE 27, 2019

WHEREAS, the Executive Order directed the Commission to, among other things, (i) contract for the survey and location of the proposed change of the statutory boundary line, (ii) investigate all facts relating to the areas, and (iii) report in writing to the Governor; and

WHEREAS, the Commission has submitted its report, dated June 11, 2019, to the Governor as directed in the Executive Order; and

WHEREAS, for the Georgetown County Affected Area, and consistent with the respective resolutions, the Commission’s report contains the recommendation that the Governor order an election be held in the Georgetown County Affected Area at which the qualified electors within the Georgetown County Affected Area would vote on the question of whether the Georgetown County Affected Area would be annexed or transferred to Horry County; and

WHEREAS, for the Horry County Affected Area, and unlike the request contained in the respective resolutions, the “Commission recommends no change to the Statutory Boundary Line in the Horry County Affected Area [for the reason that the] issues presented as a result of the manner in which the parcels have been treated by Horry County and Georgetown County can be remedied without changing the Statutory Boundary Line. More specifically, the officials of Horry County and Georgetown County can resolve the issues administratively. For example, the taxing officials can adjust the lines they set for tax purposes to match the Statutory Boundary Line”; and

WHEREAS, the respective resolutions of Georgetown County and Horry County contemplated a change in the statutory boundary line in the Horry County Affected Area, however, the recommendation of the Commission is for no change, thereby creating an inconsistency with the request of the respective Councils made to the Governor; and

WHEREAS, it is the purpose of this resolution to state the Council’s concurrence with, and agreement to, the Commission’s recommendation that no change be made in the statutory boundary of the Horry County Affected Area.

NOW, THEREFORE, Georgetown County Council resolves that:

1. Council concurs with, and agrees to, the recommendation contained in the Report of the Commission to Investigate Annexation of Certain Areas in Horry County and Georgetown County, dated June 11, 2019, that

no change [be made] to the Statutory Boundary Line in the Horry County Affected Area. The issues presented as a result of the manner in which the parcels have been treated by Horry County and Georgetown County can be remedied without changing the Statutory Boundary Line. More specifically, the officials of Horry County and Georgetown County can resolve the issues administratively. For example, the taxing officials can adjust the lines they set for tax purposes to match the Statutory Boundary Line. The Plat maintains the current statutory line in the Horry County Affected Area. For these reasons, the Commission recommends no change to the Statutory Boundary Line in the Horry County Affected Area.

DRAFT – JUNE 27, 2019

2. Except as may be modified by the provisions of this resolution, Resolution No. 2018-16 remains in full force and effect.

3. The County Administrator, or his designee, is authorized and directed to take any and all actions necessary to accomplish the purposes of this resolution including, but not limited to, *(i)* filing this resolution in the office of the Georgetown County Clerk of Court, *(ii)* presenting this resolution to the Governor, and *(iii)* providing a copy of this resolution to the appropriate officials of Horry County.

AND IT IS SO RESOLVED

Dated this 23rd day of July, 2019.

GEORGETOWN COUNTY COUNCIL

John W. Thomas, Chairman

Attest:

Theresa Floyd, Clerk to Council

Item Number: 10.a
Meeting Date: 7/23/2019
Item Type: THIRD READING OF ORDINANCES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Planning / Zoning

ISSUE UNDER CONSIDERATION:

Ordinance No. 19-13 - To amend the Comprehensive Plan, Future Land Use Map, to reflect the reclassification of approximately 7.8 acres located on Martin Luther King Drive, further identified as TMS #04-0203-114-00-00 and TMS #04-0203-114-01-00 from Medium Density Residential to Transitional.

CURRENT STATUS:

Both tracts are currently designated as medium density residential.

POINTS TO CONSIDER:

The Planning Commission voted 5 to 2 on May 16, 2019 to recommend rezoning TMS 04-0203-114-00-00 from Neighborhood Commercial to a Flexible Design District to allow for golf cart storage/maintenance and RV/boat storage.

The adjacent tract (TMS 04-0203-114-01-00) contains 2.7 acres and is also zoned Neighborhood Commercial. A cable company is located on this tract.

The closest commercial designation on the FLU map is located 970 feet to the east on Martin Luther King Road.

The Commission voted 7 to 0 to recommend approval to redesignate both parcels from medium density residential to transitional.

FINANCIAL IMPACT:

Not applicable

OPTIONS:

1. Approve as recommended by PC
2. Deny request
3. Remand to PC for further study
4. Defer action

STAFF RECOMMENDATIONS:

Approve as recommended by PC

ATTORNEY REVIEW:

Yes

ATTACHMENTS:

Description	Type
<input type="checkbox"/> Ordinance No 19-13 Kimmel FLU Amendment	Ordinance

- ▣ Kimmel FLU map
- ▣ kimmel FLU resolution

Backup Material

Backup Material

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

ORDINANCE NO: 19-13

AN ORDINANCE TO AMEND THE COMPREHENSIVE PLAN, FUTURE LAND USE MAP TO RECLASSIFY APPROXIMATELY 7.8 ACRES LOCATED ON MARTIN LUTHER KING DRIVE IN PAWLEYS ISLAND AND FURTHER IDENTIFIED AS TAX MAP PARCELS 04-0203-114-00-00 AND 04-0203-114-01-00, FROM MEDIUM DENSITY RESIDENTIAL TO TRANSITIONAL

BE IT ORDAINED BY THE COUNTY COUNCIL MEMBERS OF GEORGETOWN COUNTY, IN COUNTY COUNCIL ASSEMBLED:

To amend the Comprehensive Plan, Future Land Use Map, to reflect the reclassification of approximately 7.8 acres located on Martin Luther King Drive and further identified as TMS 04-0203-114-00-00 and 04-0203-114-01-00 from medium density residential to transitional.

DONE, RATIFIED AND ADOPTED THIS _____ DAY OF _____ 2019.

John W. Thomas (Seal)
Chairman, Georgetown County Council

ATTEST:

Theresa Floyd
Clerk to Council

This Ordinance, No. 19-13, has been reviewed by me and is hereby approved as to form and legality.

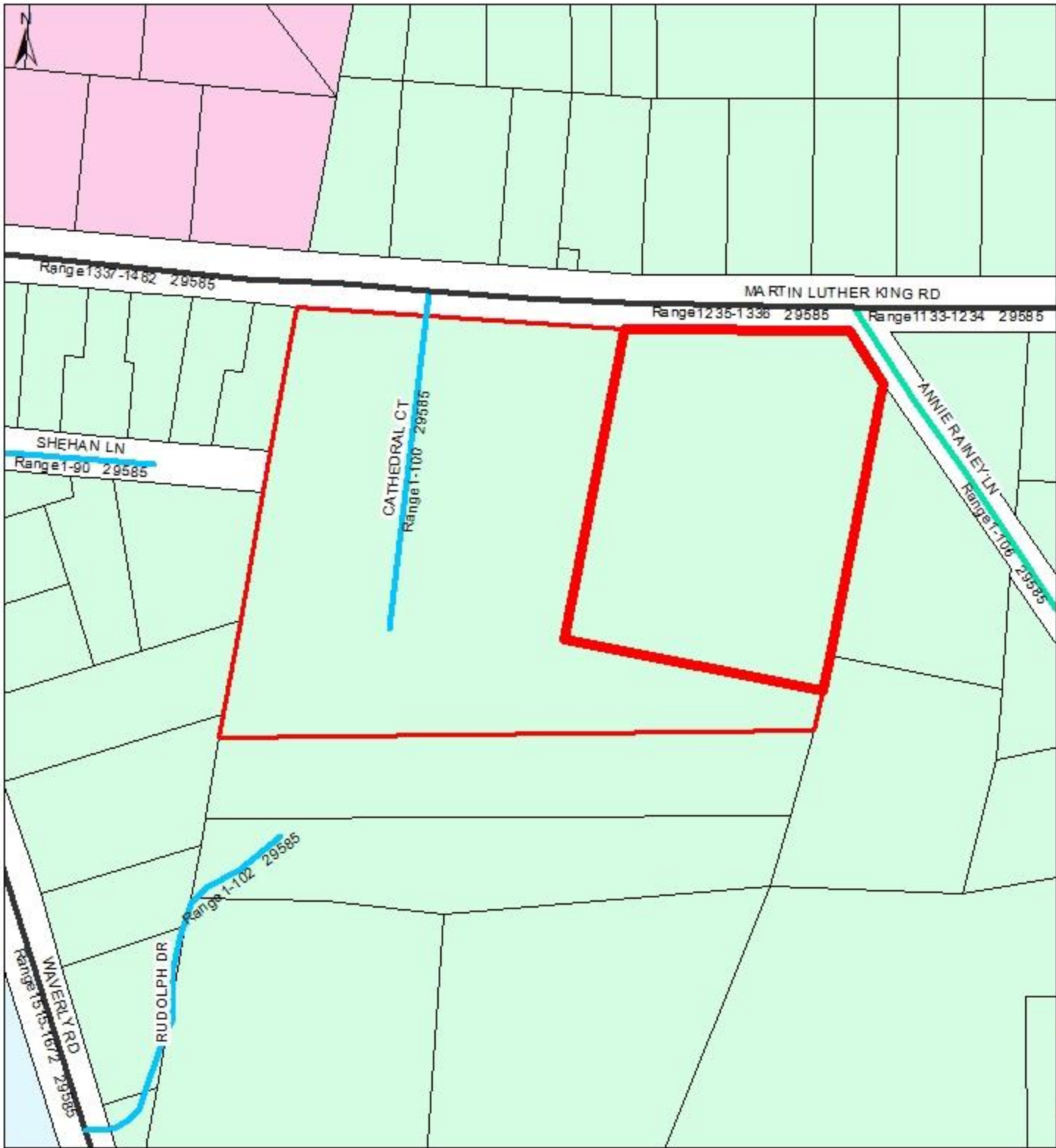
Wesley P. Bryant
Georgetown County Attorney

First Reading: _____

Second Reading: _____

Third Reading: _____

Kimmel, LLC
 Property FLU
 RZPD 4-19-22794



Legend

Streets

<all other values>

MaintainedBy

- County
- Private
- State

Time Warner Cable

Kimmel, LLC

Lot Lines

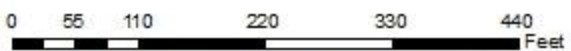
Railroads

Landmarks

Future Landuse

FUTURE_LAN

- CITY OF GEORGETOWN
- COMMERCIAL
- CONSERVATION PRESERVATION
- EASEMENT
- HIGH DENSITY RESIDENTIAL
- INDUSTRIAL
- LOW DENSITY RESIDENTIAL
- MEDIUM DENSITY RESIDENTIAL
- POND
- PRIVATE RECREATIONAL
- PUBLIC RECREATIONAL
- PUBLIC/SEMI-PUBLIC
- TOWN OF ANDREWS
- TOWN OF PI
- TRANSITIONAL
- Municipalities



DISCLAIMER: This map is a graphic representation of data obtained from various sources. All efforts have been made to warrant the accuracy of this map. However, Georgetown County disclaims all responsibility and liability for the use of this map.

RESOLUTION

WHEREAS, the Georgetown County Comprehensive Plan establishes the goals of providing appropriate areas for residential and commercial development; and

WHEREAS, a request was made to rezone approximately five acres from Neighborhood Commercial (NC) to the Flexible Design District (FDD) containing office and golf cart/boat/rv storage; and

WHEREAS, the Future Land Use Map for this area, as contained in the Georgetown County Comprehensive Plan, designates this area as medium density residential; and

WHEREAS, the adjacent 2.7 acres owned by Time Warner Cable also contain a commercial use and are designated as medium density residential;

NOW, THEREFORE, BE IT RESOLVED, that the Georgetown County Planning Commission hereby recommends to the Georgetown County Council that the Georgetown Future Land Use Map in the Georgetown County Comprehensive Plan be amended to redesignate TMS Numbers 04-0203-114-00-00 and 04-0203-114-01-00 (shown on the attached map) as transitional.

Elizabeth Krauss, Chairman
Georgetown County Planning Commission

ATTEST:

Tiffany Coleman
Georgetown County Planning

Item Number: 10.b
Meeting Date: 7/23/2019
Item Type: THIRD READING OF ORDINANCES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Planning / Zoning

ISSUE UNDER CONSIDERATION:

Ordinance 19-14 - To rezone approximately 5 acres from Neighborhood Commercial (NC) to a Flexible Design District (FDD) to allow for a golf cart storage and maintenance facility plus RV/boat storage.

A request from Art Baker of LDA International, LLC, as agent for Kimmel, LLC to rezone approximately 5 acres from Neighborhood Commercial (NC) to a Flexible Design District (FDD) to allow for a golf cart storage and maintenance facility plus RV/boat storage. The property is located at 1321 Martin Luther King Road in Pawleys Island. TMS 04-0203-114-00-00. Case Number RZPD 4-19-22794.

CURRENT STATUS:

The subject property contains a 60X60 metal building and numerous metal sheds. The remainder of the property is wooded. The site also contains a slag private drive – Cathedral Court.

POINTS TO CONSIDER:

1. The property under consideration is located on the south side of Martin Luther King Road, approximately 605 feet east of Waverly Road. The parcel contains 388 feet of frontage along Martin Luther King Road and is currently zoned NC. The site exceeds the minimum acreage for the FDD which is two acres.
2. The property is bordered by single family homes to the west, vacant properties to the north, a single family residence to the south and a cable company along with vacant property to the east. The surrounding zoning is MR-10 (10,000 Square Feet Residential) to the north, west and south and NC to the east.
3. The proposed plan is for a golf cart storage building, an office building (potentially to be constructed in phases) and an RV and boat storage parking area. The existing metal building will remain and the majority of the metal sheds will be removed. The narrative also includes an option for warehouse, equipment storage and future offices for the golf cart building. The proposed square footage is shown as follows:

Use	SF
Office	2800
Golf cart storage	12,000
Existing metal building	3,600
Total	18,400

4. The plan shows a 25 foot front yard setback off Martin Luther King Road, a 15 foot rear yard setback and a 15 foot side yard setback. No pervious/impervious ratio is provided. The proposed drive will be constructed of a base course and the boat/rv storage stalls will be constructed with pea

gravel and marked with posts.

5. The site will contain one access point which is the existing Cathedral Drive. The drive will be widened to 30 feet and an encroachment permit will be required from SCDOT. The drive will maintain a 30 foot width for two lane traffic with increased turning radii to provide for the RVs, boat trailers and golf cart trailers.

6. The plan includes 89 RV/boat storage stalls. Any parking needed for those accessing the stall sites will be handled within the drive aisles. This is similar to how parking is allowed for in mini storage developments based on our ordinance.

7. The plan shows a total of 13 parking spaces. Nineteen (19) spaces are required based on the parking standards found in Article XI of the Zoning Ordinance.

Use	Standard	Square Footage	Spaces Required
Office	1/300 SF	2800	9
Warehouse	1/1500 SF	15,600	10
Total			19

8. The applicant met with the Utilities Coordinating Committee on May 7, 2019. Midway Fire requested an additional fire hydrant to be located at the entrance to the site to provide the required 500' distance from the proposed buildings. Water will be accessed from Martin Luther King Road. Sewer will be provided with a private grinder that will discharge to an existing cleanout.

9. Stormwater will be addressed with a proposed detention pond to be located on the eastern side of the property. Existing ditches along the northern, southern and western boundaries will be maintained and a new ditch will be added along the eastern edge of the site. Pervious areas are used throughout to minimize runoff.

10. The site contains jurisdictional wetlands located on the northeastern corner of the property. The wetlands will not be disturbed.

11. The FDD requires landscaping at a rate of 1.5 times that required elsewhere in the Zoning Ordinance (Section 631.6), so 15% of the parking area must be landscape areas including both landscape islands and perimeter areas. The proposed plan shows 13 parking spaces. Landscaping should be provided for 15% of the parking area.

12. Although the majority of the interior of the site is cleared, the existing conditions sheet shows 7 protected trees on the site. Based on the site layout, it appears that the majority of the protected trees will be saved with the exception of two 21" oaks in the vicinity of the proposed stormwater pond and two gum trees along the northwestern boundary. A tree removal and replacement plan will be required prior to land disturbance.

13. The proposed plan shows a proposed screening fence to be located 15' within the buffer on the western and northern boundary. The existing fence around the rear of the property will be maintained. A berm will be located along Martin Luther King to provide a visual screen from the roadway. A level three buffer will also be required along the western boundary and a portion of the rear boundary to buffer the adjacent residential uses.

14. The narrative indicates that consolidated signage will be provided at the entrance. The development should utilize one main id sign at the entrance for both the golf cart business and the

development should utilize one main id sign at the entrance for both the golf cart business and the boat/rv storage. Signage should be monument style and externally lit in keeping with the residential nature of the street.

15. According to the narrative, all lighting will be shielded from neighboring residents.

16. The Future Land Use map designates this property as medium density residential. The nearest commercial designation is 970 feet to the east on Martin Luther King Road.

17. The expected annual daily trips (ADT's) for the proposed development total 110 trips per day based on staff's best estimate of the expected trip generation. This does not exceed the 500 trips per day threshold required for a traffic impact analysis.

18. The intent of the FDD is to "provide opportunities to create more desirable environments for single or mixed use developments through the application of flexible and diversified land development standards under a comprehensive review process." Section 613.114 of the ordinance requires a narrative from the applicant addressing how the project better impacts the natural and human environment than a more typical commercial district. The applicant addressed this in the attached narrative. Proposed benefits include less traffic generation than potential uses in the NC zoning district, lower noise due to passive storage on site, reduced visual impact for neighboring properties due to the buffering along Martin Luther King Road, environmental benefits due to the use of pervious parking, consolidated signage reducing the need for multiple signs along the right of way and shared parking to reduce the amount of land devoted to parking areas.

19. The Georgetown County Bike paths/Primary Sidewalks and Trails Plan lists a project along Martin Luther King Road from its intersection with Waverly going east to Highway 17 for a sidewalk with bike lanes or a shared road. There is currently no funding associated with this project.

20. Based on the reduction in potential traffic and environmental impacts from the existing Neighborhood Commercial zoning, staff recommends approval of the request to rezone from NC to FDD subject to:

- The addition of six new parking spaces and landscaping for 15% of the parking area when the office area is expanded.
- A tree removal and replacement plan to be provided and approved by staff.
- A pervious/impervious level of 30%/70% to be exceeded or maintained.
- A level 3 buffer should be installed along the western boundary and along a portion of the rear boundary adjacent to the existing single family structure. Proposed fences in these areas should be screened with vegetation.
- The development shall have one main id sign – monument style and externally lit. Interior signage will meet the neighborhood commercial signage requirements.
- Approvals from SCDOT, County Stormwater, GCWSD and Midway Fire.
- A proposed amendment to the Future Land Use map to redesignate this tract along with the adjacent 2.7 acres owned by Time Warner Cable from medium density residential to transitional.

21. The Commission held a public hearing on this issue at their May 16, 2019 meeting. Two people spoke with concerns about the location of the proposed fence not being adequate, vague verbiage about future development, and noise from boat trailers. The Commission voted 5 to 2 to recommend in favor based on staff's recommendation with the additional condition that the entrance gate be setback 70-80' to accommodate two cars and two boats.

FINANCIAL IMPACT:

Not applicable

OPTIONS:

1. Approve as recommended by PC
2. Deny request
3. Approve an amended request
4. Remand to PC for further study
5. Defer action

STAFF RECOMMENDATIONS:

Approve as recommended by PC

ATTORNEY REVIEW:

Yes

ATTACHMENTS:

Description	Type
<input type="checkbox"/> Ordinance No 19-14 Kimmel golf cart rezoning	Ordinance
<input type="checkbox"/> Kimmel golf cart rezoning attachments	Backup Material
<input type="checkbox"/> Landscape Buffer Exhibit	Exhibit

AN ORDINANCE TO REZONE APPROXIMATELY FIVE ACRES OF LAND LOCATED OFF MARTIN LUTHER KING DRIVE PAWLEYS ISLAND FROM NEIGHBORHOOD COMMERCIAL (NC) TO A FLEXIBLE DESIGN DISTRICT (FDD) TO ALLOW FOR GOLF CART STORAGE/MAINTENANCE AND RV/BOAT STORAGE

BE IT ORDAINED BY THE COUNTY COUNCIL MEMBERS OF GEORGETOWN COUNTY, SOUTH CAROLINA, IN COUNTY COUNCIL ASSEMBLED THAT APPROXIMATELY FIVE ACRES OF LAND IN PAWLEYS ISLAND, FURTHER IDENTIFIED AS TAX PARCEL 04-0203-114-00-00, BE REZONED FROM NEIGHBORHOOD COMMERCIAL (NC) TO A FLEXIBLE DESIGN DISTRICT AS OUTLINED ON THE SITE PLAN DATED MAY 9, 2019 WITH THE FOLLOWING STIPULATIONS:

- Permitted uses:
 - Office
 - Golf cart storage
 - RV and boat storage parking area
 - Future uses – warehouse, equipment storage

- Setbacks
 - Front: 25 feet off Martin Luther King Drive
 - Rear: 15 feet
 - Side: 15 feet

- Parking requirements
 - Office: 1/300 SF
 - Warehouse: 1/1500
 - RV/boat storage stalls: Parking within the drive aisles
 - 6 new parking spaces to be added based on plan dated 5/9/19

- Pervious imperious ratios
 - 30% pervious/70% impervious

- Tree protection and landscaping requirements:
 - A tree plan shall be submitted and approved by staff prior to any land disturbance.
 - Landscaping in parking lots will be established at a rate of one and half times that is otherwise required in the Zoning Ordinance.
 - Level 3 buffer along western boundary and along portion of rear boundary adjacent to existing single family structure. Proposed fences to be screened.

- Signage requirements:
 - One main id sign to be located at entrance. Sign will be monument style and externally lit.
 - Internal signage will meet Neighborhood Commercial signage requirements.

- Other approvals required:
 - SCDOT, County Stormwater, GCWSD, Midway Fire
 - Front entrance to be extended back approximately 70-80 feet
 - Lighting to be shielded from neighboring residents

In the event any part of this ordinance conflicts with any other document or plan, the requirements in this ordinance shall prevail.

DONE, RATIFIED AND ADOPTED THIS _____ DAY OF _____, 2019.

 John W. Thomas
 Chairman, Georgetown County Council

(SEAL)

ATTEST:

 Theresa Floyd
 Clerk to Council

This Ordinance, No. 19-14, has been reviewed by me and is hereby approved as to form and legality.

 Wesley P. Bryant
 Georgetown County Attorney

First Reading: _____

Second Reading: _____

Third Reading: _____



Rec'd
4/2/19
JLR

**120 Broad Street
Georgetown, S. C. 29440
Phone: 843-545-3158
Fax: 843-545-3299**

**APPLICATION FOR REZONING TO A PLANNED
DEVELOPMENT**

COMPLETED APPLICATIONS MUST BE SUBMITTED ALONG WITH THE
REQUIRED FEE, AT LEAST FORTY-FIVE (45) DAYS PRIOR TO A PLANNING
COMMISSION MEETING.

Name of Proposed Development: Pawleys Island Golf Carts Maintenance & Storage

Check one:

- () Industrial PD, ten (10) acre minimum.
- (X) Medical Center, shopping center, commercial, residential, and mixed use
developments, two (2) acre minimum.

Conceptual Plan requirements include the following:

Please submit 18 copies (9 large: 24 x 36 and 9 small: 11 x 17).

- Scaled Site Plan:
Location map, owners names, location of structures, types of uses, total acreage,
lot sizes, traffic patterns, screening and buffering borders, building heights,
density, layout of sidewalks and parking areas, open spaces labeled and title
block.
- Environmental Plan:
Contours, drainage plan, flood prone areas, marsh area or wetlands and any other
principle geographic features.
- Water and Sewer Plan:
Shall meet the requirements of the Georgetown County Water and Sewer District
extension policy.
- Utilities Plan:

Layout and easements for other utilities.

Upon approval of the conceptual plan by County Council, the zoning map will be changed accordingly.

Final Plan requirements include the following:

- Scaled Detailed Site Plan:
Includes everything submitted on the concept plan plus phase of development with timetable, ingress and egress lanes, setbacks, lot sizes, street names, type of pavement, exact dimensions of structures, public access and open space, density, final layout of sidewalks and pathways and title block.
- Environmental Plan:
Includes everything submitted on the concept plan plus dumpster location and erosion control methods.
- Water and Sewer Plan:
Includes everything submitted on the concept plan plus the sign-off on the plans.
- Utilities Plan:
Includes everything submitted on the concept plan.
- Exterior Appearance:
Need to submit elevations of the proposed buildings.
- Soil, trees, and other information required by staff.

Property Information:

TMS Number: 04-0203-114-00-00

Street Address: 1321 Martin Luther King Rd.

City / State / Zip Code: Pawleys Island, SC 29585

Lot / Block / Number: _____

Current Zoning Classification: NC

Existing Use: Golf Cart Storage and Maintenance

Proposed Use: Golf Cart Storage and Maintenance + RV/Boat Storage

Number of Acres: 5.10 (Total Site)

Property Owner of Record:

Name: Kimmet, LLC

Address: 235 Old Waccamaw Drive

City/ State/ Zip Code: Pawleys Island, SC 29585

Telephone/Fax: (843) 222-7733

E-mail: Rontom99@aol.com

Paul Behr 4/1/19

Signature of Owner / Date: Vicky Cauthen / April 1, 2019

Contact Information: Name: Vicky Cauthen Phone: (843) 222-7733

I have appointed the individual or firm listed below as my representative in conjunction with this matter related to the Planning Commission of proposed new construction or improvements to the structures on my property.

Agent of Owner:

Name: LDA International, LLC

Address: 63 Old Barge Drive

City / State / Zip Code: Pawleys Island, SC 29585

Telephone/Fax: (843) 359-0807

E-mail: art.baker@ldainternational.com

Signature of Agent/ Date: *Paul Behr 4/1/19*

Signature of Owner /Date: Vicky Cauthen / April 1, 2019

Fee Schedule: Planned Developments.

Residential	\$1,000.00 + \$10.00/acre over req. min. 2 acres
-------------	--

Industrial	\$1,000.00 + \$25.00/acre over req. min. 10 acres
Commercial	\$1,000.00 + \$25.00/acre over req. min. 2 acres <u>(\$1,000.00 + \$25 X 3.10 Acre = \$1,077.50)</u>
Mixed Use	\$1,000.00 + \$10.00/acre Residential & \$25.00/acre Commercial
Major Changes	\$250.00 + \$25.00/acre Commercial & \$10.00/acre Residential

Adjacent Property Owners Information required:

1. The person requesting the amendment to the Zoning Map or Zoning Text must submit to the Planning office, at the time of application submittal, stamped envelopes addressed with name of each resident within **Four Hundred Feet (400)** of the subject property. The following return address must appear on the envelope: **“Georgetown County Planning Commission, 120 Broad Street, Georgetown, SC 29440.”**
2. A list of all persons (and related Tax Map Numbers) to whom envelopes were addressed to must also accompany the application.

It is understood by the undersigned that while this application will be carefully reviewed and considered, the burden of proving the need for the proposed amendment rests with the applicant.

Please submit this **completed application** and appropriate **fee** to Georgetown County Planning Division at 120 Broad Street, Georgetown, S. C. 29440. If you need any additional assistance, please call our office at 843-545-3158.

Site visits to the property, by County employees, are essential to process this application. The owner\applicant as listed above, hereby authorize County employees to visit and photograph this site as part of the application process.

A sign is going to be placed on your property informing residents of an upcoming meeting concerning this particular property. This sign belongs to Georgetown County and will be picked up from your property within five (5) days of the hearing.

All information contained in this application is public record and is available to the general public.

Office Use Only:	
Date Filed: _____	Appeal Number: _____
Hearing Date: _____	Amount of Fee Paid: _____

Selected Lot Lines Feature

OBJECTID	10560
PLAT	
TMS	04-0203-114-00-00
Area	216582.08947754
TMS	04-0203-114-00-00
ParcelID	04-0203-114-00-00
Housenum	1321
Street	MARTIN LUTHER KING RD
Name1	KIMMEL, LLC
Name2	
AD1	235 OLD WACCAMAW DR
AD2	
City	PAWLEYS ISLAND
State	SC
Zip	29585
Area	5.1
Legal	275-269
Date	2006-11-19 19:00:00
Sale	700000
LUC	N657



Project Narrative

Rezoning Request from NC to FDD
Pawleys Island Golf Carts Maintenance and Storage
Pawleys Island, SC
April 1, 2019 (Rev. May 9, 2019)

Current

Zoning: The current NC zoning was originally provided to the “Pawley’s Artist Colony” in 2006 (approx.). That planned development included both commercial and residential improvements.

Current

Use: Pawleys Island Golf is a family run local business which has used this location for the past decade for a maintenance and storage facility of their golf carts.

Proposed

Improvements: The proposed project includes the addition of the following improvements to the site:

- a golf cart storage building (12,000 SF - single story)
Note: This building use may be changed in the future to a warehouse, equipment storage and/or associated offices.
- an office building (2,800 SF - single story)
Note: The total proposed office size may not be fully constructed initially.
- RV and Boat storage parking area

Site Layout: The layout of the project is shown in the civil design drawings. The access driveways will have a minimum width of 30’ for two lane traffic and 20’ for one lane traffic. The turning radii have been increased in order to provide for the larger turning radii required by RVs, boat trailers, and golf cart trailers. The following are the proposed setbacks:

- Front = 25’
- Rear = 15’
- Side = 15’

Engineers & Planners

Trees: Protected trees over eight (8) inches in diameter are shown in on the site plan. There are a couple of large diameter oaks located at the southwest corner of the property which are of particular importance. There are very few trees over 8" diameter on the site.

Wetlands: There are Jurisdictional Wetlands located on the project site and are shown on the civil drawings. The proposed improvement will not require wetlands mitigation.

Natural

Features: The site is gently sloping from the Southwest to the Northeast as shown by the existing topography contours on the "Existing Conditions" drawings C-1. In addition, there are existing drainage ditch along the northern (MLK Road), southern, and western boundaries of the project. This drainage patterns will be maintained, as shown in the "Drainage Plan" drawing C-3. In addition, a drainage ditch is proposed along the eastern property line to ensure positive drainage.

Utilities: There is existing water service to the site which serves the existing maintenance building. This service will need to be relocated for the proposed drainage pond construction. In addition, the water service will be extended to serve the proposed office building. A new sewerage grinder pump station will be required for the restroom of the proposed office building. Overhead electrical service is existing and will remain, but may need to be relocated.

Benefits: The proposed improvements will provide better impacts the natural and human environment in lieu of the more typical residential or commercial zoning district. This benefits include:

- Less traffic generation, since storage facilities generate less daily traffic than active commercial or residential developments.
- Lower noise impacts, since the site will generally be passive storage with the exception of the existing maintenance building.
- Low visual impact along MLK Road will be ensured with a proposed elevated landscaped and fenced berm.
- Level III Landscaped Buffers and screened fencing will be provided along the southern and western sides of the property. No landscaped buffer is proposed along the wetlands.
- Pervious driveway and parking areas will be utilized to minimize post-development Stormwater runoff. This is a significant environmental and aesthetic benefit.
- Consolidated signage will be provided at the entrance, thereby enhancing the entrance aesthetics.

- Shielded lighting will be provided to minimize impact on the adjoining property.
- Shared parking will be utilized for the office and maintenance staff, thereby reducing the number of parking stalls required.

Historical: There are no known historical structures or elements known to exist at this site.

Architectural

Renderings: Conceptual Architectural renderings of the proposed golf cart storage building have been submitted as part of this application. These renderings are conceptual in nature and may be revised in the Final Design. It is a single story Pre-Engineered Metal Building (PEMB) and will be used for storing golf carts/warehouse/storage.

KimmeL, LLC
Property Locaton
RZPD 4-19-22794

Legend

Streets

— <all other values>

MaintainedBy

— County

— Private

— State

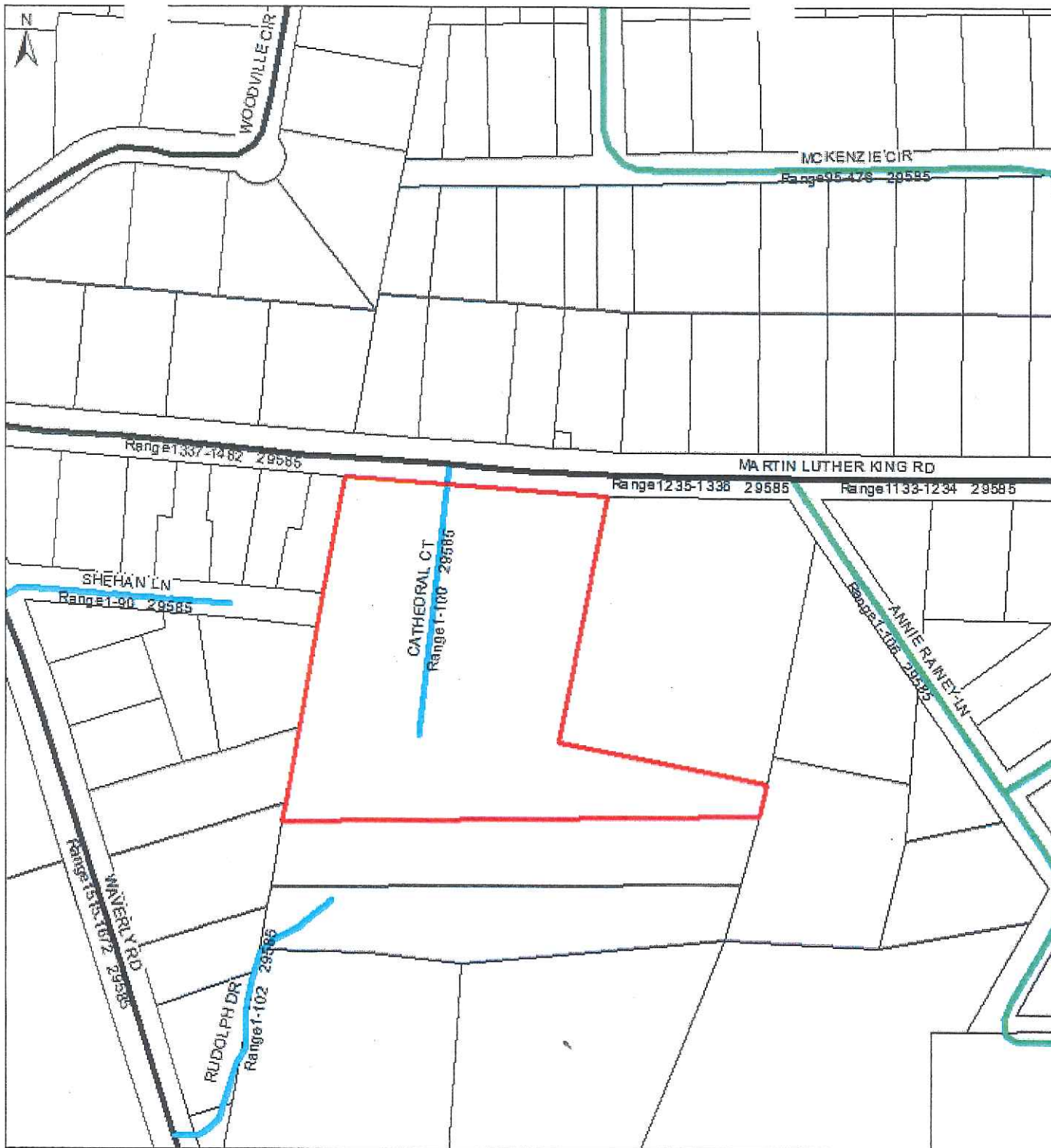
□ Kimmel, LLC

□ Lot Lines

— Railroads

◆ Landmarks

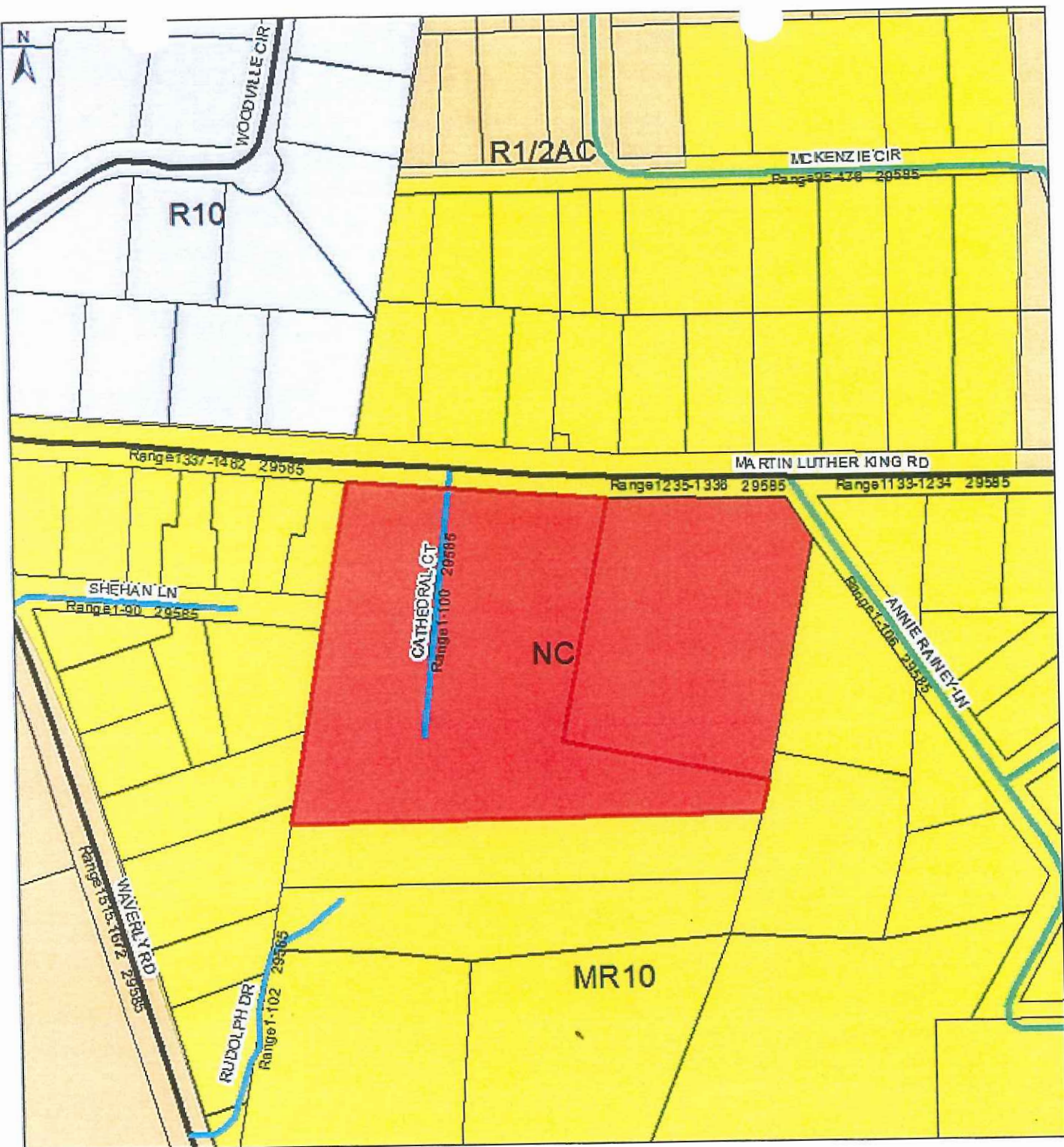
— Municipalities



0 70 140 280 420 560 Feet

DISCLAIMER: This map is a graphic representation of data obtained from various sources. All efforts have been made to warrant the accuracy of this map. However, Georgetown County disclaims all responsibility and liability for the use of this map.

**Kimmel, LLC
Property Zoning
RZPD 4-19-22794**

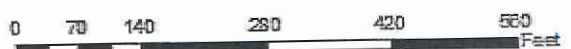


Legend

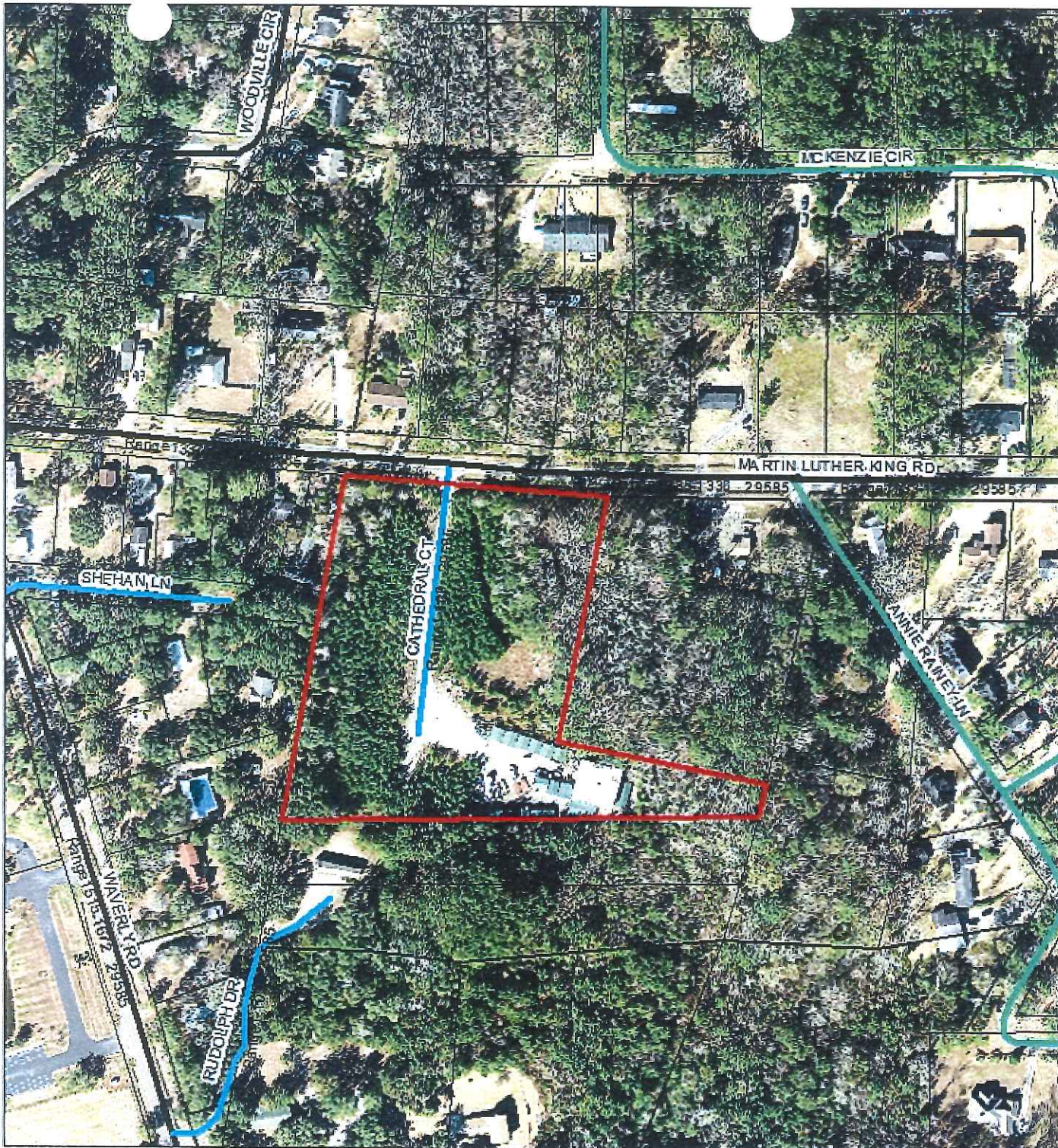
- streets
- Maintained By
- City
- Private
- State
- General LLC
- Lot Lines
- Railroad
- Landmarks

Zoning DISTRICT

- City of Georgetown
- U
- M
- M-1
- M-2
- M-3
- M-4
- M-5
- M-6
- M-7
- M-8
- M-9
- M-10
- M-11
- M-12
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- M-21
- M-22
- M-23
- M-24
- M-25
- Municipalities



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Legend

Streets

— <all other values>

MaintainedBy

— County

— Private

— State

□ Kimmel, LLC

□ Lot Lines

—+— Railroads

◆ Landmarks

2014 Imagery (Color)

RGB

Red: Band_1

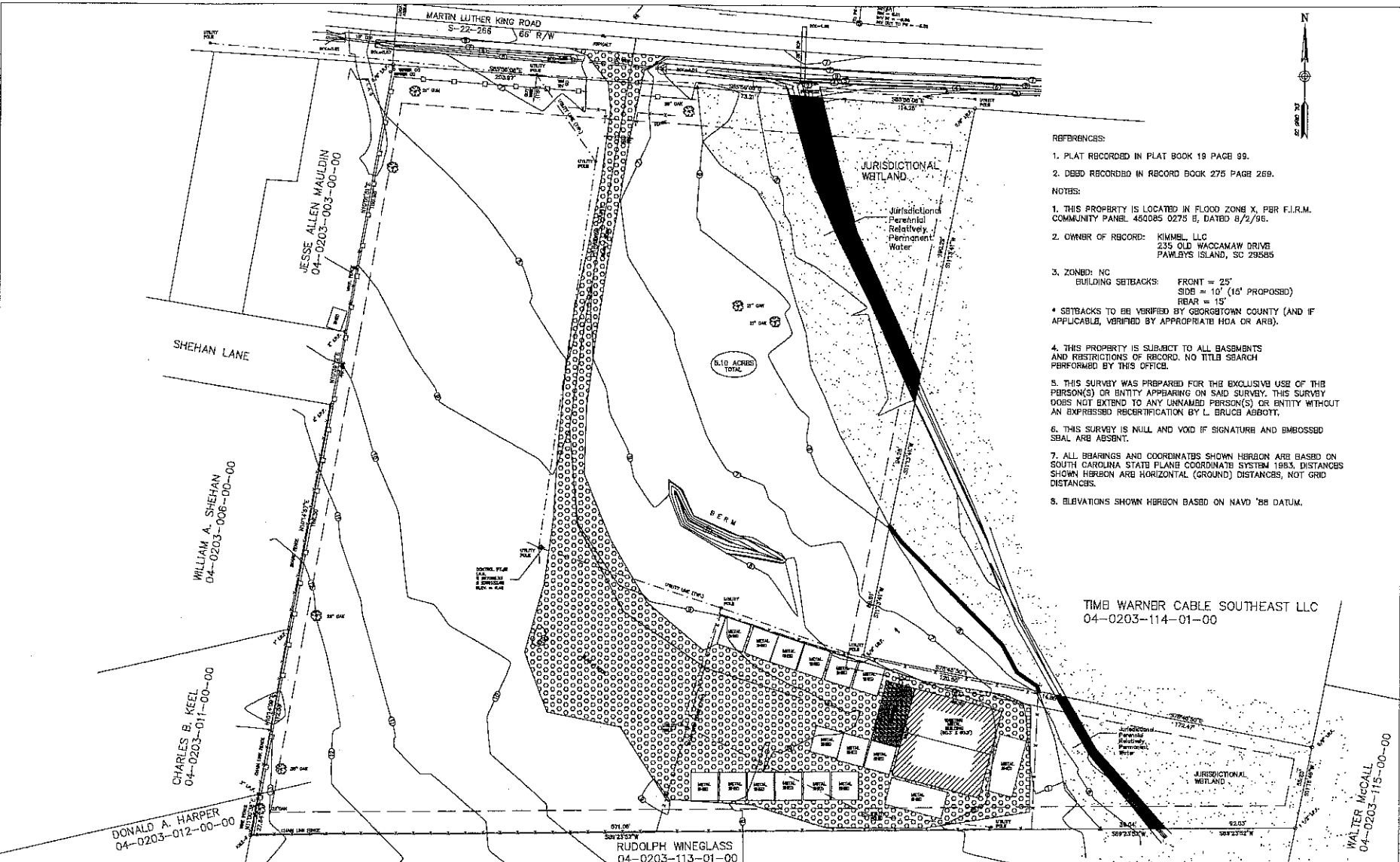
Green: Band_2

Blue: Band_3

Municipalities



DISCLAIMER: This map is a graphic representation of data obtained from various sources. All efforts have been made to warrant the accuracy of this map. However, Georgetown County disclaims all responsibility and liability for the use of this map.



REFERENCES:

1. PLAT RECORDED IN PLAT BOOK 19 PAGE 99.
2. DBSD RECORDED IN RECORD BOOK 275 PAGE 269.

NOTES:

1. THIS PROPERTY IS LOCATED IN FLOOD ZONE X, PER F.I.R.M. COMMUNITY PANEL 460085 0275 E, DATED 8/2/96.
2. OWNER OF RECORD: KIMMEL, LLC
235 OLD WACCANAW DRIVE
PAWLEYS ISLAND, SC 29585
3. ZONED: NC
BUILDING SETBACKS: FRONT = 25'
SIDE = 10' (15' PROPOSED)
REAR = 15'
- * SETBACKS TO BE VERIFIED BY GORGETOWN COUNTY (AND IF APPLICABLE, VERIFIED BY APPROPRIATE HOA OR ARB).
4. THIS PROPERTY IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD. NO TITLE SEARCH PERFORMED BY THIS OFFICE.
5. THIS SURVEY WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSON(S) OR ENTITY APPEARING ON SAID SURVEY. THIS SURVEY DOES NOT EXTEND TO ANY UNNAMED PERSON(S) OR ENTITY WITHOUT AN EXPRESSED RECERTIFICATION BY L. BRUCE ABBOTT.
6. THIS SURVEY IS NULL AND VOID IF SIGNATURE AND EMBOSSED SEAL ARE ABSENT.
7. ALL BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON SOUTH CAROLINA STATE PLANE COORDINATE SYSTEM 1983. DISTANCES SHOWN HEREON ARE HORIZONTAL (GROUND) DISTANCES, NOT GRID DISTANCES.
8. ELEVATIONS SHOWN HEREON BASED ON NAVD '88 DATUM.

TIMB WARNER CABLE SOUTHEAST LLC
04-0203-114-01-00

WALTER McCALL
04-0203-115-00-00

WILLIAM A. SHEHAN
04-0203-006-00-00

JESSE ALLEN MAULDIN
04-0203-003-00-00

CHARLES B. KEEL
04-0203-011-00-00

DONALD A. HARPER
04-0203-012-00-00

RUDOLPH WINEGLASS
04-0203-113-01-00

REVISION	BY	CHK

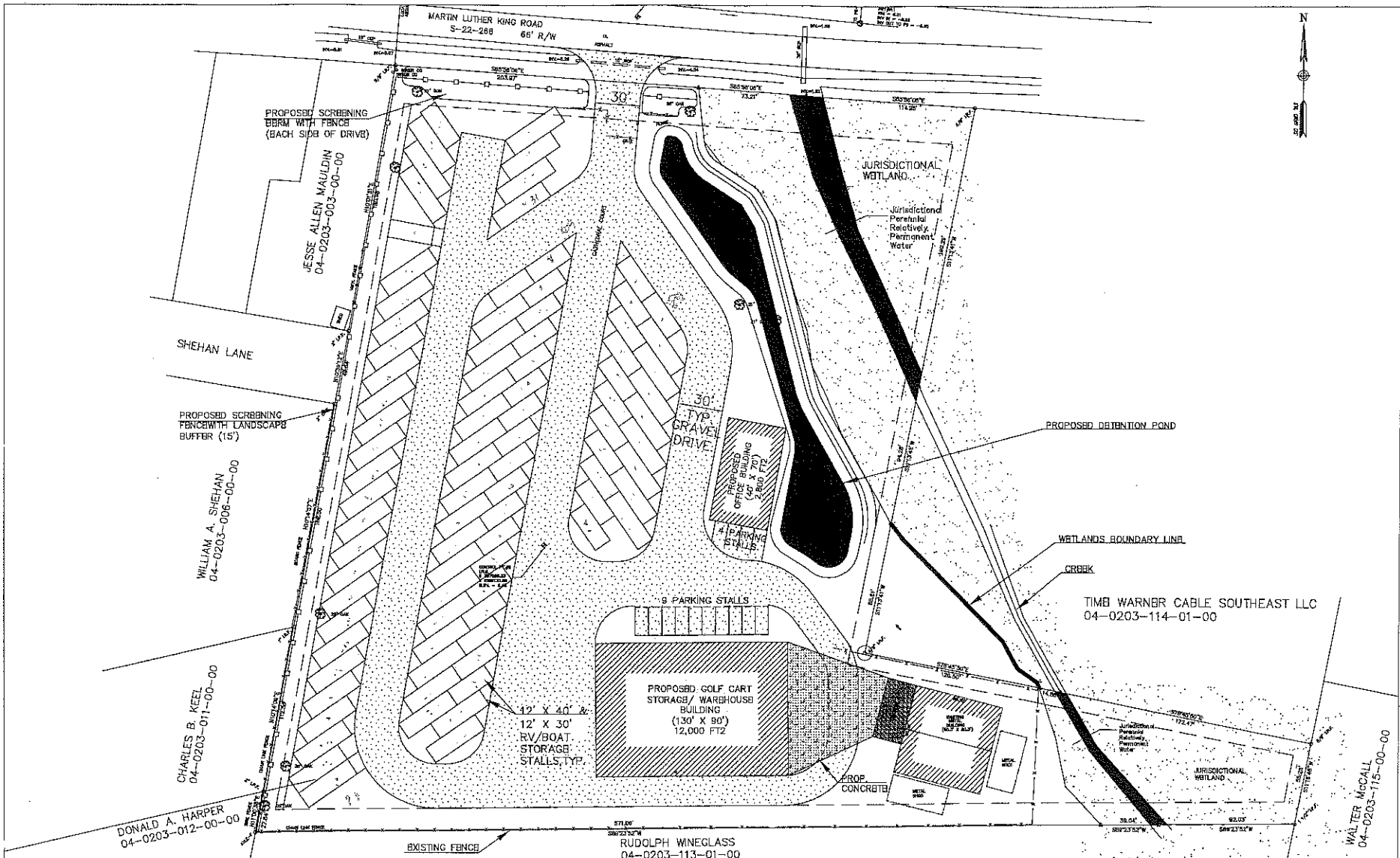
LDA
INTERNATIONAL
ENGINEERS - PLANNERS
63 OLD BARGE DRIVE - PAWLEYS ISLAND, SC 29585 USA
WWW.LDAINTERNATIONAL.COM

PAWLEYS ISLAND GOLF CARTS
MAINTENANCE & STORAGE
PAWLEYS ISLAND, SC 29585

EXISTING CONDITIONS

DESIGNED BY	ASB	SCALE	1" = 60'
DRAWN BY	ASB	DATE	MAY 9, 2019

C-1



NO.	DATE	DESCRIPTION	BY	CHKD.

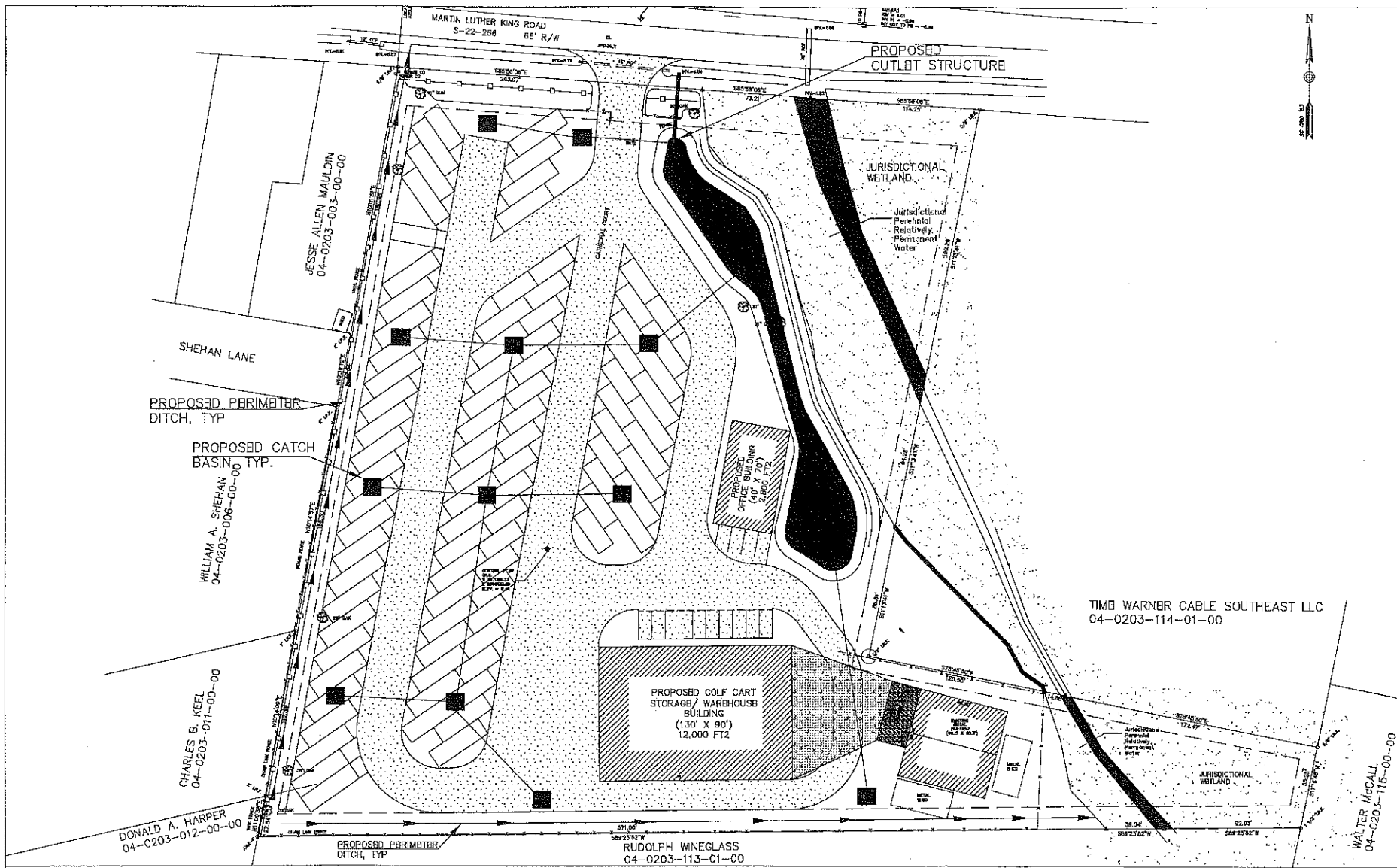
LDA
 INTERNATIONAL
 ENGINEERS - PLANNERS
 63 OLD BARGE DRIVE - PAWLEYS ISLAND, SC 29585 USA
 WWW.LDAINTERNATIONAL.COM

PAWLEYS ISLAND GOLF CARTS
 MAINTENANCE & STORAGE
 PAWLEYS ISLAND, SC 29585

SITE PLAN
 CONCEPT

DESIGNED BY	DATE	SCALE	
ASB		1" = 60'	
DRAWN BY	DATE		
ASB	MAY 9, 2019		

C-2



NO.	DATE	DESCRIPTION	BY	CHKD.
		REVISIONS		

LDA
INTERNATIONAL
ENGINEERS - PLANNERS
63 OLD BARGE DRIVE - PAWLEYS ISLAND, SC 29585 USA
WWW.LDAINTERNATIONAL.COM

PAWLEYS ISLAND GOLF CARTS
MAINTENANCE & STORAGE
PAWLEYS ISLAND, SC 29585

RUDOLPH WINEGLASS
04-0203-113-01-00

DESIGNED BY
ASB

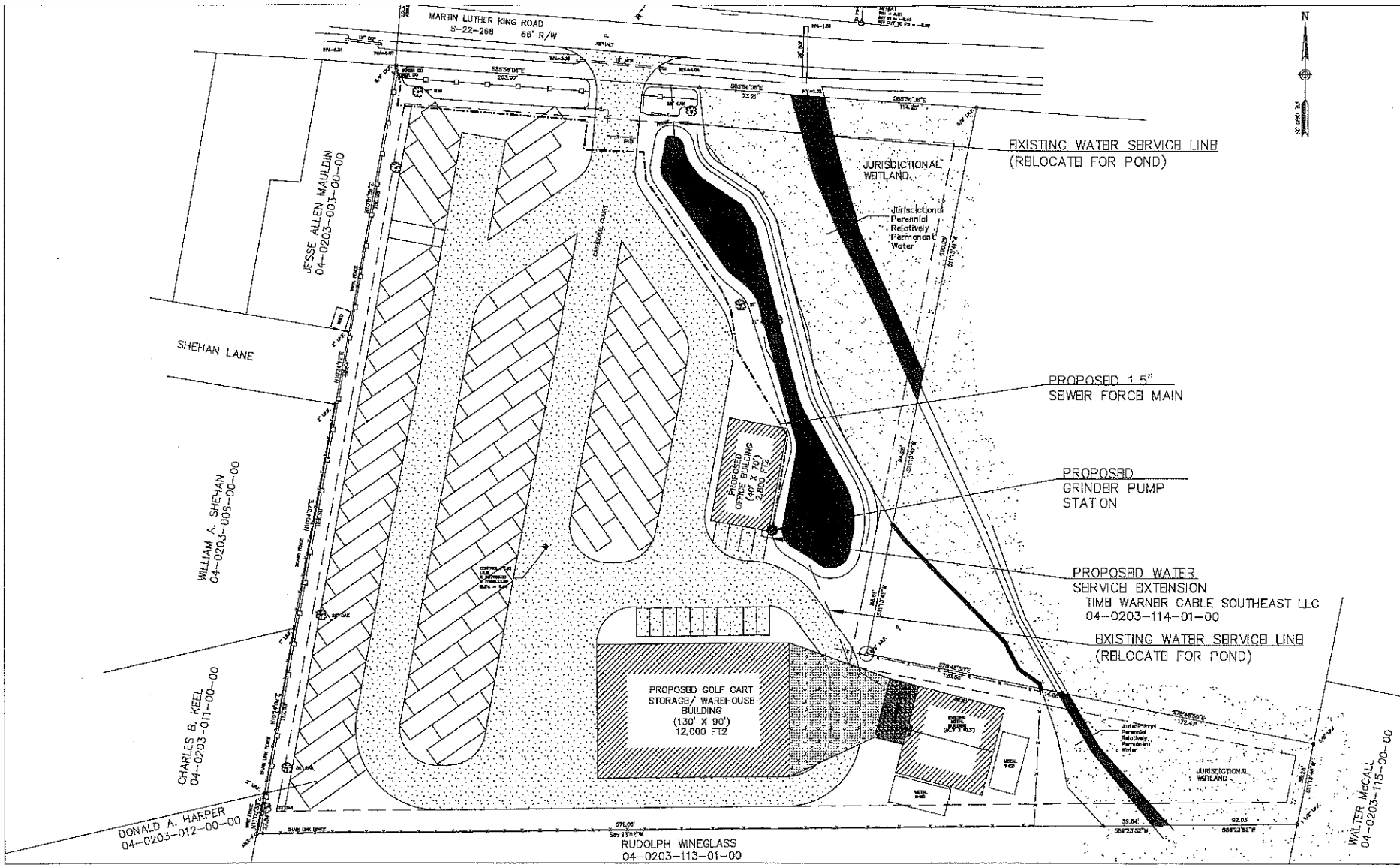
CHECKED BY
ASB

SCALE
1" = 60'

DATE
MAY 9, 2019

DRAINAGE PLAN
CONCEPT

C-3



NO.	DATE	DESCRIPTION	BY	CHK.
		REVISIONS		

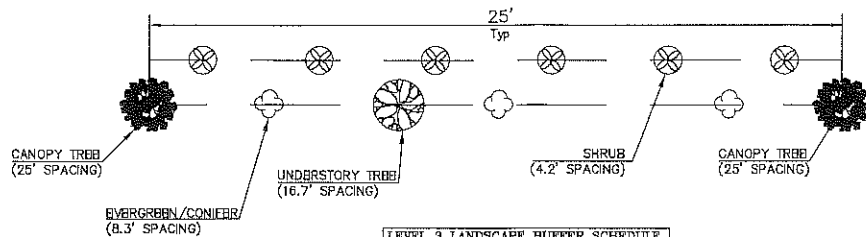
L D A
 INTERNATIONAL
 ENGINEERS - PLANNERS
 63 OLD BARGE DRIVE - PAWLEYS ISLAND, SC 29585 USA
 WWW.LDAINTERNATIONAL.COM

PAWLEYS ISLAND GOLF CARTS
 MAINTENANCE & STORAGE
 PAWLEYS ISLAND, SC 29585

WATER AND SEWER PLAN
 CONCEPT

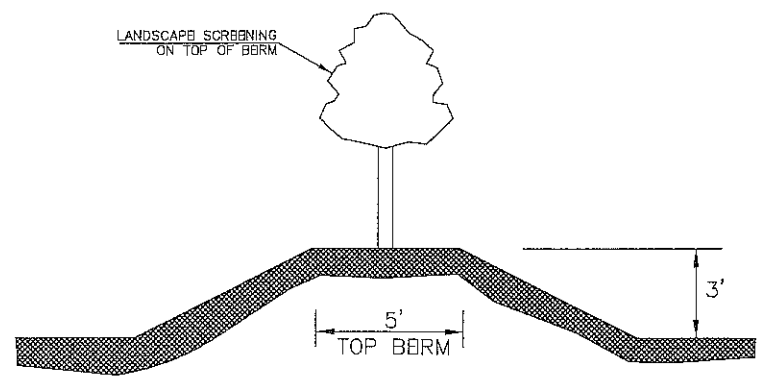
DESIGNED BY ASB	DRAWN BY ASB	SCALE 1" = 60'
DATE MAY 9, 2019		SHEET C-4

C-4

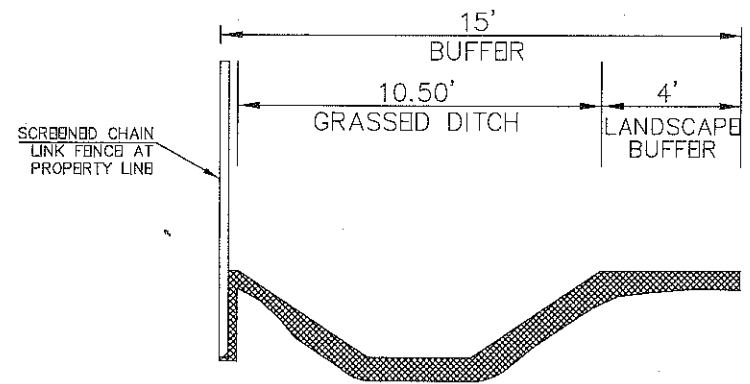


LEVEL 3 LANDSCAPE BUFFER SCHEDULE		
DESCRIPTION	UNITS PER 100'	UNIT SPACING
CANOPY TREES	4	25'
UNDERSTORY TREES	6	16.7'
EVERGREEN/CONIFERS	12	8.3'
SHRUBS	24	4.2'

LEVEL 3 LANDSCAPE BUFFER
DETAIL



LANDSCAPED BERM ALONG MLK ENTRANCE
SECTION - DETAIL



LANDSCAPED BUFFER
SECTION - DETAIL

DESIGNED BY	ASB
CHECKED BY	ASB
DATE	MAY 9, 2019

L.D.A.
INTERNATIONAL
ENGINEERS - PLANNERS
63 OLD BARGE DRIVE - PAWLEYS ISLAND, SC 29585 USA
WWW.LDAINTERNATIONAL.COM

PAWLEYS ISLAND GOLF CARTS
MAINTENANCE & STORAGE
PAWLEYS ISLAND, SC 29585

CONCEPTUAL DETAILS

DESIGNED BY	ASB	CHECKED BY	ASB	DATE	MAY 9, 2019
SCALE			N.T.S.		

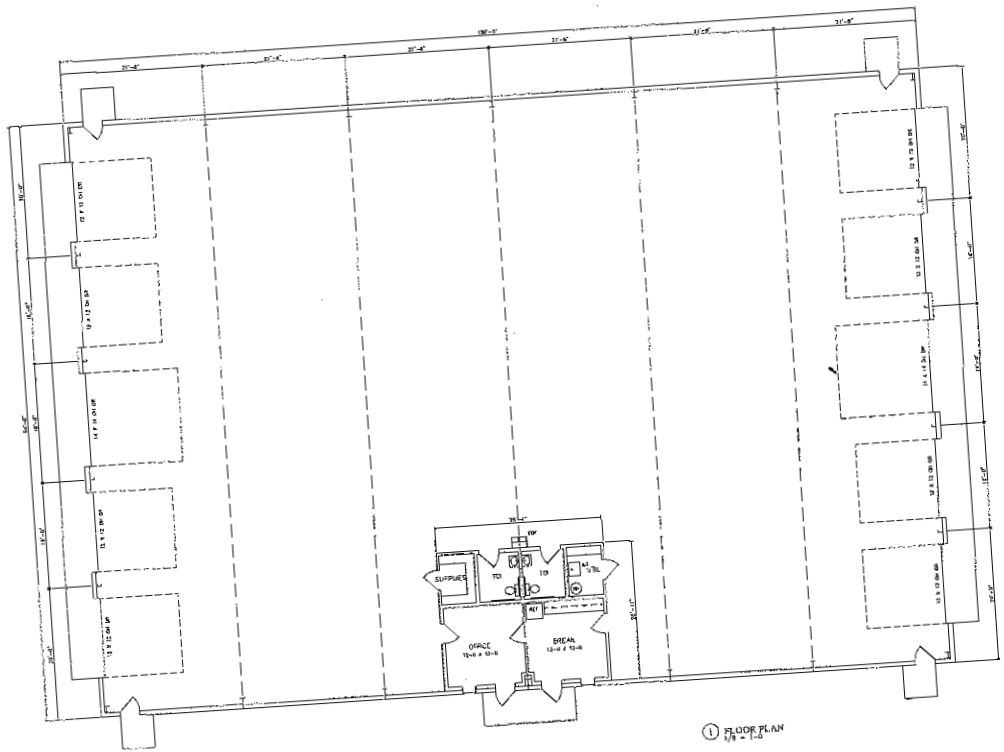
C-5

1 WAREHOUSE VENTILATION REQUIREMENTS: (ANSI 403.3)

1. REQUIRED VENTILATION:	0.01 CFM / FT ²	161,200 CU FT
2. VOLUME:		
A. WAREHOUSE VOLUME:	8' x 12.5' x 80' = 80 x 100 x 16'	(-) 3,200 CU FT
B. BUSINESS AREA VOLUME:	20'-4" x 21'-0" x 12'	(-) 5,172 CU FT
C. TOTAL VOLUME:	(REMARKS AT 108)	161,200 CU FT
3. RECOMMENDED NUMBER OF AIR CHANGES PER HOUR:		0.8
4. STATIC AIR PRESSURE:		
5. EXHAUST FAN TOTAL CAP:		13,600 CFM
6. ENDNOTES SHALL VERIFY THE ABOVE CALCULATIONS.		

- 2 PRELIMINARY NOTES**
1. VENTILATION
 - a. DUE TO THE POSSIBLE BUILD-UP OF HAZARDOUS FUMES (GASOLINE, CARBON MONOXIDE, & HYDROGEN) PROVIDED (20) AIR CHANGES PER HOUR FOR WAREHOUSE VENTILATION REQUIREMENTS.
 2. PROVIDE CARBON MONOXIDE AND HYDROGEN DETECTION SYSTEMS CONNECT TO VENTILATION AS REQUIRED.

THIS DRAWING IS THE PROPERTY OF JON L BOURNE ARCHITECT AND MAY NOT BE COPIED, REPRODUCED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS WITHOUT WRITTEN CONSENT OF THE ARCHITECT.



1 FLOOR PLAN
1/4" = 1'-0"

GOLF CART STORAGE FACILITY
NOT ORIGINAL DRAWING - PROPERTY IS AND IS:

**PRELIMINARY DESIGN
NOT FOR CONSTRUCTION**
JON L BOURNE - ARCHITECT
Email: jlb@jonlbourne.com
Website: www.jonlbourne.com

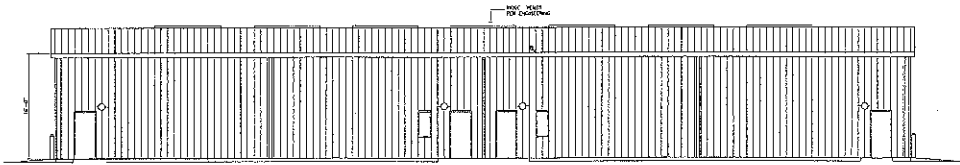


PROJECT NO.	18-071
DATE	10/23/2018
REVISION	
FILE	
DRAWN	

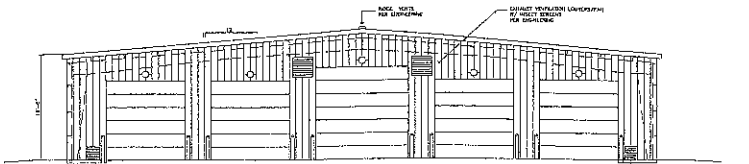
THIS DRAWING IS THE PROPERTY OF JON L BOURNE ARCHITECT AND MAY NOT BE COPIED, REPRODUCED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS WITHOUT WRITTEN CONSENT OF THE ARCHITECT.



② REAR SIDEWALL ELEVATION
1/8" = 1'-0"



③ FRONT SIDEWALL ELEVATION
1/8" = 1'-0"



① LEFT ENDWALL ELEVATION (RIGHT ENDWALL SIMILAR)
1/8" = 1'-0"

THIS DRAWING IS THE PROPERTY OF JON L. BOURNE - ARCHITECT AND MAY NOT BE REPRODUCED, COPIED, OR DISSEMINATED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT OF THE ARCHITECT.

GOLF CART STORAGE FACILITY
121 SANDHILL COURT - FALMOUTH, MA 01903

NOTE: FINANCE PROVIDED FOR CONSTRUCTION IN WORKING ORDER. THIS USE OF DEDICATED TO USE (M) 200-911.

PRELIMINARY DESIGN
NOT FOR CONSTRUCTION
JON L. BOURNE - ARCHITECT
1000 BAYVIEW DRIVE
CONWAY, MA 01901
PHONE: 978/339-1111
WWW: www.jlb-architect.com



PROJECT NO.	19-073
DATE	FEB 25, 2011
REVISED	
FILE	
SHEET	2
OF 2	



NOTICE OF PUBLIC HEARING

The Planning Commission will consider a request from Art Baker of LDA International, LLC, as agent for Kimmel, LLC to rezone approximately 5 acres from Neighborhood Commercial (NC) to a Flexible Design District (FDD) to allow for Golf Cart Storage and Maintenance plus RV/Boat Storage. The property is located at 1321 Martin Luther King Road in Pawleys Island. TMS 04-0203-114-00-00. Case Number RZPD 4-19-22794.

The Planning Commission will be reviewing this request on **Thursday, May 16, 2019 at 5:30 p.m. in the Georgetown County Council Chambers entering at 129 Screven Street in Georgetown, South Carolina.**

If you wish to make public comments on this request, you are invited to attend this meeting. If you cannot attend and wish to comment please submit written comment to:

Georgetown County Planning Commission

PO Drawer 421270

Georgetown, South Carolina 29442

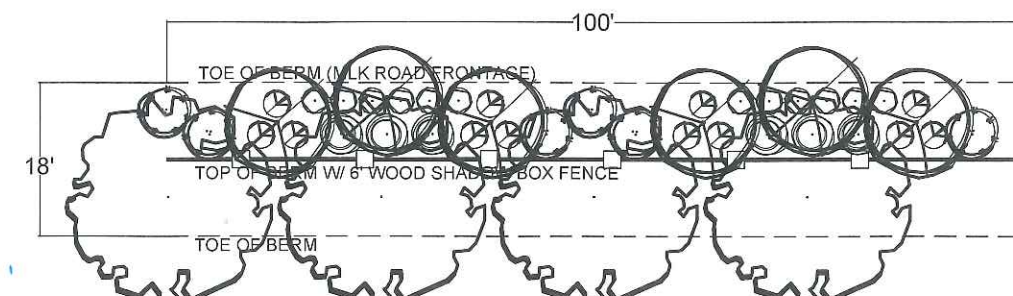
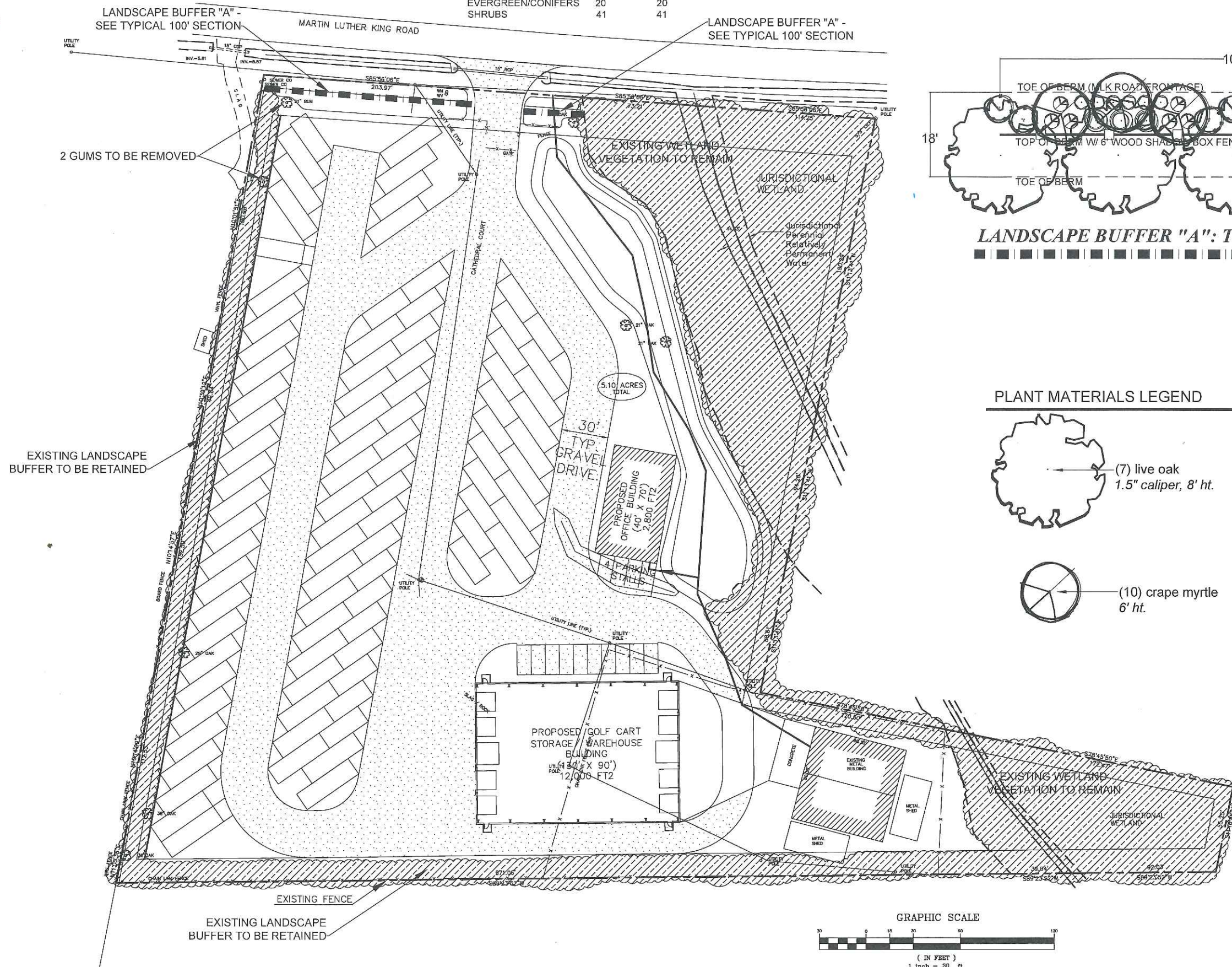
Telephone (843) 545-3158

Fax (843) 545-3299

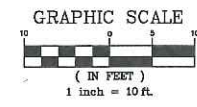
E-mail: tcoleman@gtcounty.org

BUFFER REQUIREMENTS (15' WIDTH)

170 LINEAR FEET	REQUIRED	PROVIDED
CANOPY TREES	7	7
UNDERSTORY TREES	10	10
EVERGREEN/CONIFERS	20	20
SHRUBS	41	41

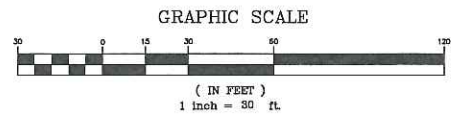


LANDSCAPE BUFFER "A": TYPICAL 100' SECTION



PLANT MATERIALS LEGEND

- (7) live oak
1.5" caliper, 8' ht.
- (10) wax myrtle
3' ht.
- (10) ligustrum
3' ht.
- (21) viburnum
12" ht.
- (10) crape myrtle
6' ht.
- (20) azalea
12" ht.



PROPERTY INFO:
KIMMEL, LLC
 235 OLD WACCAMAW DRIVE
 PAWLEYS ISLAND, SC
 TMS: 04-0203-114-00-00

WACCAMAW LANDSCAPING
 AND CONSTRUCTION
 PAWLEYS ISLAND, S.C.

P.O. Box 213
 1066 Petigru Dr.
 Pawleys Island, SC 29585
 843-237-2224
 843-237-1116 fax

PAWLEYS ISLAND GOLF CARTS
 PAWLEYS ISLAND, SOUTH CAROLINA

SHEET TITLE:
 LANDSCAPE PLAN

DRAWN BY:
 JCR/CO/CB

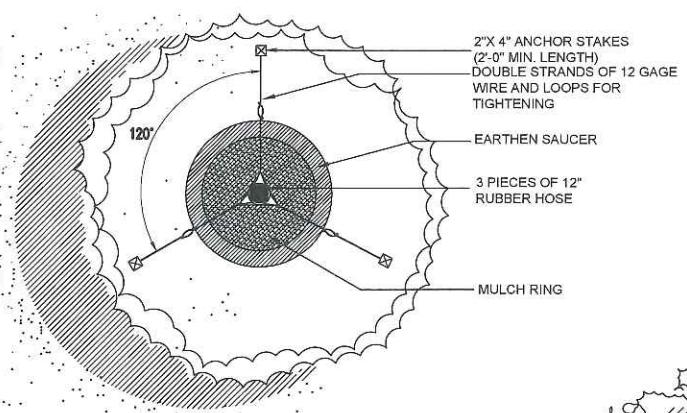
DATE:
 7/8/19

REVISIONS:
 7/10/19

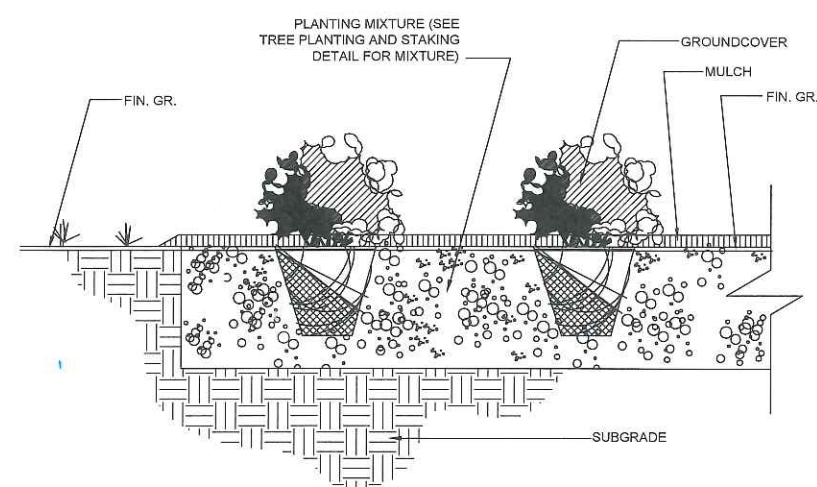
SHEET NUMBER

1

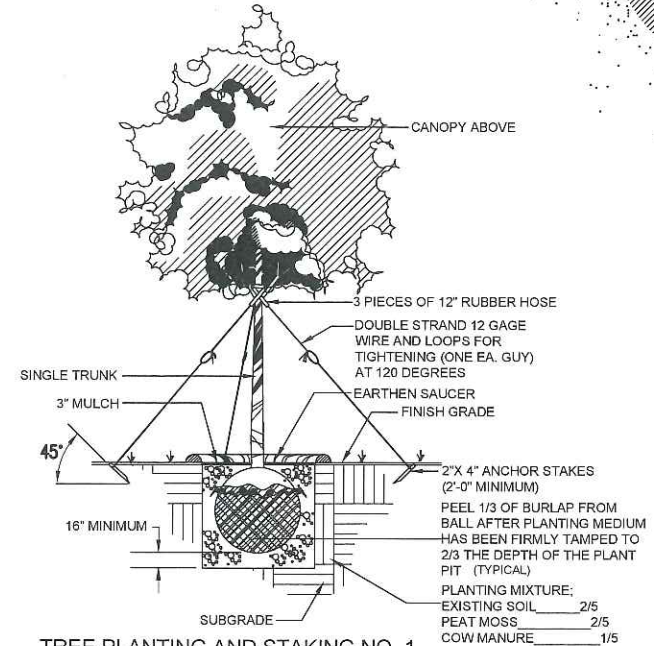
OF 2



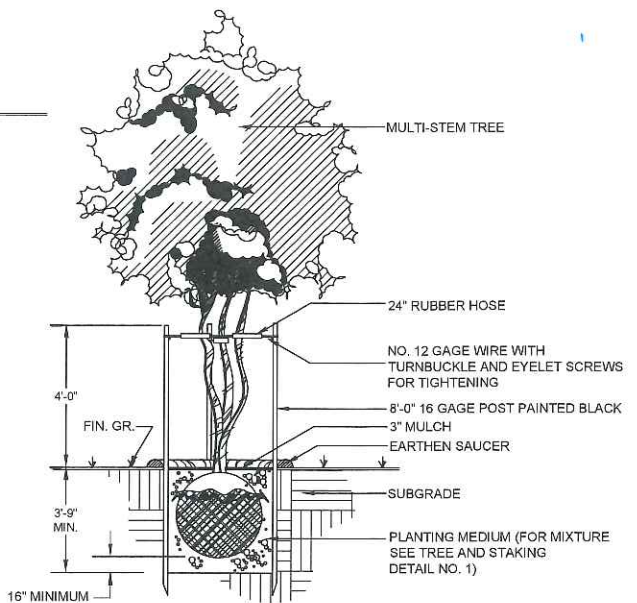
PLAN VIEW/STAKING DETAIL NO. 1
NO SCALE



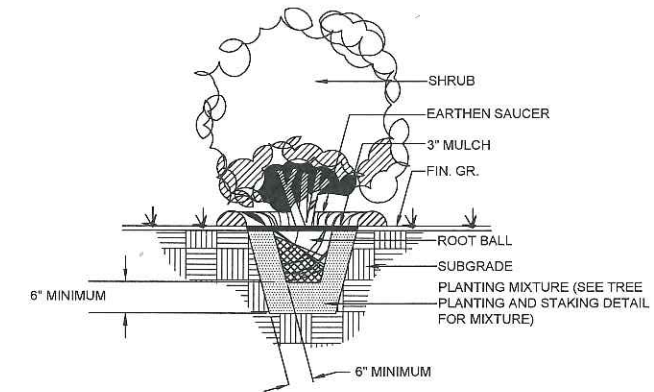
GROUNDCOVER PLANTING DETAIL
NO SCALE



TREE PLANTING AND STAKING NO. 1
NO SCALE



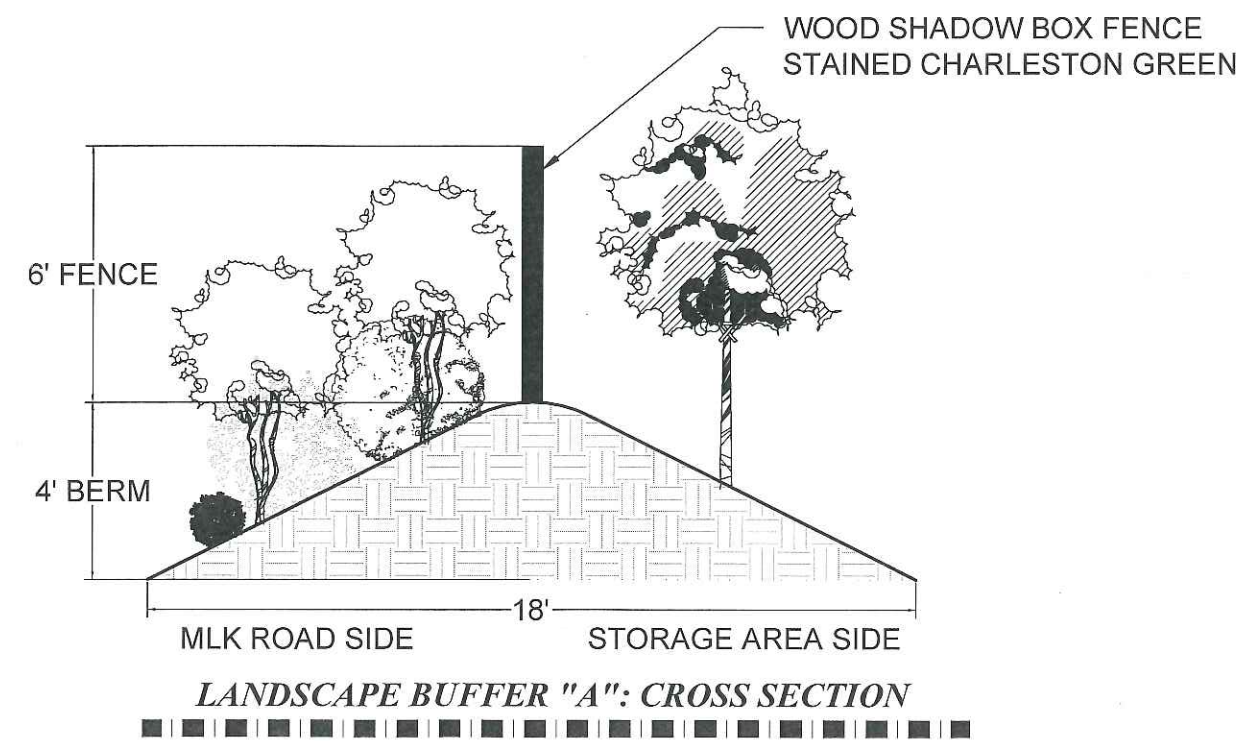
TREE PLANTING AND STAKING NO. 2
NO SCALE



SHRUB PLANTING DETAIL
NO SCALE

GENERAL NOTES:

- DEAD OR DAMAGED LIMBS AND FRONDS ARE TO BE REMOVED FROM ALL EXISTING TREES THROUGHOUT THE SITE.
- EXISTING TREES TO BE LIMBED UP TO AN AVERAGE HEIGHT OF 20' WITH THE EXCEPTION OF MULTI-TRUNK OR NATURALLY TREES SUCH AS MYRTLE OR BRADFORD PEAR.
- UNSATISFACTORY SITE CONDITIONS THAT ADVERSELY AFFECT THE ESTABLISHMENT OF HEALTHY PLANT MATERIAL MUST BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT PRIOR TO THE INSTALLATION OF ANY PLANT MATERIAL.
- ALL LANDSCAPE AREAS ARE TO BE TREATED WITH HERBICIDE AND PRE-EMERGENCE PRIOR TO PLANT MATERIAL INSTALLATION.
- BUFFER "A" TO RECEIVE HARDWOOD MULCH TO A UNIFORM DEPTH OF 3".
- ANY DEVIATIONS FROM THE PLANT MATERIALS LIST MUST BE APPROVED BY GEORGETOWN COUNTY.
- THE LANDSCAPE ARCHITECT RETAINS THE RIGHT TO REFUSE ALL PLANTS THAT DO NOT MEET MINIMUM SPECS. IN PLANT LIST.
- THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR MAINTENANCE FOR 30 DAYS AFTER FINAL ACCEPTANCE.
- ALL PLANT MATERIAL WILL BE GUARANTEED FOR ONE CALENDAR YEAR FROM DATE OF FINAL ACCEPTANCE. PLANTS MUST BE IN SATISFACTORY CONDITION AT END OF GUARANTEED PERIOD.
- ALL PLANT MATERIAL SIZES TO MEET OR EXCEED AMERICAN STANDARDS FOR NURSERY STOCK.
- THE OWNER IS RESPONSIBLE FOR PROPER MAINTENANCE DURING THE GUARANTEE PERIOD. THE CONTRACTOR SHALL NOTIFY THE OWNER IN WRITING IF MAINTENANCE IS UNSATISFACTORY. CONTINUED IMPROPER MAINTENANCE OR ACTS OF GOD WILL VOID GUARANTEE. CONTRACTOR SHALL PROVIDE MAINTENANCE INSTRUCTIONS TO THE OWNER BEFORE FINAL PAYMENT IS MADE.
- EXISTING GRASSED AREAS ARE TO BE PRESERVED WHENEVER POSSIBLE AND HYDRO-SEEDED BEFORE JOB COMPLETION WHERE DAMAGED HAS OCCURRED.
- THIS PLAN IS THE PROPERTY OF WACCAMAW LANDSCAPING AND CONSTRUCTION CO. INC., PAWLEYS ISLAND, S.C.
- ALL BASE INFO. WAS PROVIDED BY COASTAL CONSTRUCTORS, INC. OF MURRELLS INLET, SC AND WACCAMAW LANDSCAPING AND CONSTR. CO. INC., PAWLEYS ISLAND, S.C. SHOULD IN NO WAY BE HELD RESPONSIBLE FOR THE ACCURACY OF CONTENTS OF THESE PLANS.
- ALL PLANT SIZES MUST MATCH MINIMUM HEIGHT AND CALIPER AS NOTED AND REQUIRED BY THE HORRY COUNTY LANDSCAPE ORDINANCE.



LANDSCAPE BUFFER "A": CROSS SECTION



MLK ROAD BERM FRONT ELEVATION: INITIAL INSTALLATION



MLK ROAD BERM FRONT ELEVATION: PROJECTED 3 YEAR GROWTH



NOTE: THIS PLAN IS THE PROPERTY OF WACCAMAW LANDSCAPING AND CONSTRUCTION CO. INC., PAWLEYS ISLAND, SOUTH CAROLINA.

P.O. Box 213
1066 Petigru Dr.
Pawleys Island, SC 29585
843-237-2224
843-237-1116 fax

PAWLEYS ISLAND GOLF CARTS
PAWLEYS ISLAND, SOUTH CAROLINA

SHEET TITLE:
MLK ROAD BUFFER
RENDERING
DRAWN BY:
JCR/MGM/CB
DATE:
7/9/19
REVISIONS:

SHEET NUMBER

1

OF 1

Item Number: 15.b
Meeting Date: 7/23/2019
Item Type: REPORTS TO COUNCIL

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Legal

ISSUE UNDER CONSIDERATION:

Procedure for Displays at County Sponsored Events

CURRENT STATUS:

County sponsored events are occasions requiring harmony and respect amongst the attendees and displays that may be deemed offensive to citizens are not warranted. It is understood that individuals subscribe to independent standards for offensiveness and that these standards are distinct to a person's individual experience and with that in mind a good faith effort of mutual respect for all persons should be exercised when determining the content and message of the display. For example, County staff must ask themselves if the potential display is defamatory or exhibits the potential to incite discontent or violence. Further, a check and balance system must exist to ensure various points of view regarding the display are considered. A written policy determining how displays are approved for County sponsored public events will be adhered to by all County personnel. The following outlines the consideration and procedure for displays by County staff at County sponsored public events.

POINTS TO CONSIDER:

The following criteria shall be considered by County staff prior to procuring, creating, and submitting a display for approval:

1. Community Standards and Values
2. Message Portrayed
3. Display Images

Procedure:

The following procedure shall be exercised by County staff for authorization of a display theme at County sponsored public events.

1. Utilizing the considerations above, a detailed, written display theme shall be required prior to procurement, creation, or construction of a display.
2. The department head or manager overseeing the County sponsored event shall strive to consult with members of his/her department for review and opinion of the proposed display prior to submittal.
3. The department head or manager shall submit the written display theme to the County Administrator for final approval no later than 15 days before the event date.
4. The County Administrator is vested with final approval of the display theme and authorized to edit or amend any display theme submitted or return and require edits from the submitter.

5. For purposes of this section, display theme includes any and all display items being considered, including but not limited to:

- Written Messages
- Seals
- Flags
- Banners
- Images
- Seasonal Décor

6. The display theme submittal shall be considered public information and available upon request.

OPTIONS:

1. Approve proposed procedure pertaining to displays at County functions.
2. Amend proposed procedure.
3. Do not adopt proposed procedure.

STAFF RECOMMENDATIONS:

Approve proposed procedure pertaining to displays at County functions.

Item Number: 15.c
Meeting Date: 7/23/2019
Item Type: REPORTS TO COUNCIL

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: County Administrator

ISSUE UNDER CONSIDERATION:

State Elections Commission - Memorandum of Agreement

CURRENT STATUS:

The South Carolina State Election Commission recently sent a Memorandum of Agreement to all counties requiring execution in order to receive new voting machines purchased by the state.

POINTS TO CONSIDER:

The proposed MOA required that counties consent to all future costs related to storing, maintaining, updating, and deploying the new machines. Additionally, the agreement required counties to turn over all existing voting machines and equipment to a third party vendor with which the counties have no official relationship.

The South Carolina Association of Counties (SCAC) recommended that counties not execute the MOA until a statewide agreement could be reached.

The letter provided captures the agreement reached pertaining to this matter, and it is recommended that County Council authorize the County Administrator to execute the letter on behalf of Georgetown County.

OPTIONS:

1. Authorize execution of proposed letter to the SC State Election Commission on behalf of Georgetown County.
2. Do not authorize execution of proposed letter to the SC State Election Commission on behalf of Georgetown County.

STAFF RECOMMENDATIONS:

Authorize execution of proposed letter to the SC State Election Commission on behalf of Georgetown County.

ATTACHMENTS:

Description	Type
<input type="checkbox"/> Letter to SC Elections Commission	Resolution Letter



Founded 1769

July 24, 2019

Marci Andino, Executive Director
South Carolina State Election Commission
P.O. Box 5987
Columbia, SC 29250-5987
marci@elections.sc.gov

Dear Ms. Andino,

Georgetown County, a body politic, and the Georgetown County Board of Voter Registration and Elections (collectively, "Georgetown County") support the Election Commission's desire that all elections in South Carolina be conducted with integrity and security remaining free from hacking or other outside interference. It is our continuing aspiration that citizens have full confidence in the outcome of elections conducted in our county and throughout the state.

Georgetown County understands that the South Carolina State Election Commission (SEC) has entered into a vendor contract for a new Statewide Voting System to be used in future elections which will require the distribution of new voting machines and related voting system components. Georgetown County agrees to assume title, ownership, and custody of voting machines and related voting system components. Further, Georgetown agrees to provide for the maintenance and storage of voting machines and related voting system components, as required by law.

In addition, Georgetown County will make available all previous model voting machines and components to the new vendor at the appropriate time as determined by and approved by SEC and agreed to by Georgetown County.

Our hope is this letter indicating Georgetown County's acceptance of the new system will suffice in facilitating the transfer and use of the new equipment in short time. Please do not hesitate to contact us with any questions or concerns.

Sincerely,

Sel Hemingway, Administrator

Dean Smith, Board Chairman

Georgetown County
Office of the Administrator
716 Prince Street
Georgetown, South Carolina 29440
Telephone (843) 545-3006
Fax (843) 545-3121

Item Number: 16.a
Meeting Date: 7/23/2019
Item Type: DEFERRED OR PREVIOUSLY SUSPENDED ISSUES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Planning / Zoning

ISSUE UNDER CONSIDERATION:

Ordinance No. 2017-23 - To amend the Pawleys Plantation Planned Development to add an additional two single family lots to the PD. TMS 04-0418-014-00-00. Case Number AMPD 6-17-18572.

On June 27, 2017 the Pawleys Plantation Property Owners Association applied to change the land use designation for two parcels along Green Wing Teal Lane from open space to single family. A change in land use is considered a major change to a Planned Development based on Section 619.3 of the Zoning Ordinance.

CURRENT STATUS:

The Pawleys Plantation PD is located east of Ocean Highway approximately 557 feet south of Hagley Drive in Pawleys Island. The PD contains a combination of single family units, patio lots and multi-family units along with a golf course and associated amenities.

POINTS TO CONSIDER:

1. The Pawleys Plantation Property Owners Association took ownership of the two parcels labeled as open space 9 and 10 on the attached map in 2010. The parcels were originally part of the golf course property.
2. According to the applicant both parcels were largely shown as wetlands on a 1987 Army Corps of Engineers survey. The POA's environmental consultant has indicated that the wetlands have receded significantly on these two parcels since the 1987 survey and both are now suitable building sites. The Army Corps has not yet confirmed the consultant's assertion.
3. The POA is seeking to sell the parcels in order to relieve the organization from the burden of maintaining both of these areas as well as provide additional income to be used for maintenance elsewhere on the property.
4. Open space #9 contains .25 acres and is approximately 72 feet wide. Open space #10 contains .29 acres is approximately 113 feet wide. Both parcels exceed the average lot size for the street with the exception of the large half-acre parcel located at the end of the cul de sac which was a combination of two original lots. Existing parcels on this street are considered patio lots and are designated as Tract D. Setbacks are 20' for the front, 7' and 3' for the side if a one-story home and 12' and 8' for the side if a two-story home and 20' in the rear.
5. The parcels back up to a large pond. The County's GIS infrared imagery shows significant uplands for both parcels. The attached wetland delineation from the applicant's consultant shows .004 of an acre of wetlands out of a total of .25 acres for Open Space #9 and .1 acre of wetlands out of a total of .29 acres for Open Space #10. Some fill will likely be required for Open Space #10.
6. The reduction in the amount of open space for the PD is minimal based on the large amount of open space provided for the PD as a whole. According to their engineer, the PD contains 62 acres of open space including the golf course. The POA currently owns 22.4 acres of open space.
7. Overall density for the PD will not be exceeded. At least one large tract originally shown as multi-family is being developed as single family and according to the POA, twelve different parcels have been combined also resulting in a density reduction.
8. The new owners for the parcels would be required to submit a tree removal plan to the Zoning Administrator prior to receiving a building permit.
9. According to the applicant, the POA met on August 28th and received the necessary approval from 80% of the members to remove these properties from the "common property" designation so that they can be sold by the POA.
10. The applicant met with several of those residents with drainage concerns. The existing swales on these parcels are currently functioning. The POA will either relocate the existing swales or install catch basins and pipes to handle the drainage.
11. Staff recommended approval of the request conditional on the following:
 - a. Approval from the Corps of Engineers for the attached wetlands delineation and any proposed fill.
 - b. Both new parcels will adhere to the PD requirements and setbacks for patio lots.

12. The Planning Commission held public hearings on this request on both August 17th and September 24th. After

12. The Planning Commission held public hearings on this request on both August 17th and September 21st. After receiving several comments from the neighbors regarding drainage, the Commission deferred action at the August meeting. Four property owners from this area spoke against the proposal with concerns about existing drainage problems, adding more run-off to the system and the promise of open space in these areas. One property owner spoke stating that the POA representative had addressed his concerns from the previous meeting. The POA representative responded by stating that the lots were not initially left for open space, but due to the wetlands which have now receded, the drainage situation will not be changed by virtue of this request and that the POA is attempting to work with the golf course on the issues with the existing ditch in this area.
13. The Commission voted 7 to 0 to recommend denial for this request.
14. Ordinance No. 2017-23 has been amended subsequent to previous report. Should Council choose to approve Ordinance No. 2017-23 with revised text, a *motion to amend* will be required.

FINANCIAL IMPACT:

Not applicable

OPTIONS:

1. Deny request as recommended by PC.
2. Approve request
3. Defer for further information
4. Remand to PC for further study

STAFF RECOMMENDATIONS:

Deferred pending internal review by County Attorney.

ATTORNEY REVIEW:

Yes

Item Number: 16.b
Meeting Date: 7/23/2019
Item Type: DEFERRED OR PREVIOUSLY SUSPENDED ISSUES

AGENDA REQUEST FORM
GEORGETOWN COUNTY COUNCIL



DEPARTMENT: Planning / Zoning

ISSUE UNDER CONSIDERATION:

Ordinance No. 19-10 - An amendment to the Zoning Ordinance that would allow additional parking in commercial areas in the overlay zones only along Business 17 in Murrells Inlet while still maintaining the total landscaping amount required for a parking lot.

CURRENT STATUS:

The Zoning Ordinance establishes landscaping requirement for commercial parking lots that include more than ten (10) parking spaces. The Business 17 commercial area in Murrells Inlet in particular has an immediate need for additional parking.

POINTS TO CONSIDER:

Commercially zoned land along Business 17 in Murrells Inlet is in an overlay zone like all of US Highway 17 on the Waccamaw Neck. The purpose of the overlay zone is primarily to assure new commercial construction is compatible with the visual goals for the area. Staff met with various restaurant owners recently who were concerned that too many parking spaces were being lost in the design of new parking lots due to the landscaping requirements. Business 17 in Murrells Inlet in particular has a lack of parking and it is not unusual for vehicles to park on the shoulder of the roads.

3. The County Zoning Ordinance requires that not less than ten (10) percent of the parking area on a parcel be landscaped. Of the ten (10) percent, fifty (50) percent of the landscaping has to be in the interior of the parking lot. The other fifty (50) percent would be located along the exterior of the parking area.

4. Staff is proposing that of the ten (10) percent landscaping, all of it be allowed to be on the exterior of the parking area. Currently, every (10) spaces have to be divided with a landscaped island. By allowing all of the landscaping to be on the exterior of the parking area, much needed additional parking spaces could be developed. It is important to note that the total amount of landscaping an owner has to plant would not be decreased, only the location of the landscaping would be changed.

5. This amendment would only affect commercial properties along Business 17 in Murrells Inlet. Other commercial properties in the overlay zone would still have to meet the existing requirements for interior landscaping. This is important as larger properties along Highway 17 on the Waccamaw Neck could have larger parking lots whose expanse of paving would need to be broken up.

6. Staff added a section in Article XI, Section 1103.4, Landscaping, Article XII, Section 1203, Buffering Within Parking Areas and Article XXI, Designated Overlay Zones, Section 2100.404 to allow required landscaping only along Business 17 in Murrells Inlet to be located along the exterior of a parking lot. The amount of landscaping has not been reduced.

7. Staff recommended approval for the attached proposed ordinance.

8. The Planning Commission held public hearings on this issue at their February and March meetings. At the February

meeting, two restaurant owners spoke in favor of the request. A Murrells Inlet resident spoke against the request stating the need for a comprehensive parking study and proposing a request for a deferral of the issue until more research could be done.

9. After significant discussion regarding the need for a parking study in the area and the effect of the proposed ordinance on the aesthetics and safety of Murrells Inlet, the Commission voted 4 to 2 to deny the text change until a parking study could be completed.

FINANCIAL IMPACT:

Not applicable

OPTIONS:

1. Approve the text change as proposed
2. Approve an amended text change
3. Deny request
4. Defer action
5. Remand to PC for further study

ATTORNEY REVIEW:

Yes

ATTACHMENTS:

	Description	Type
▢	Ordinance No 19-10 Amendment to Zoning Ord re Landscaping	Ordinance
▢	Business 17 overlay maps	Backup Material

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

ORDINANCE NO: 19-10

AN ORDINANCE TO AMEND ARTICLE XI, OFF-STREET PARKING SECTION 1103.4, LANDSCAPING, ARTICLE XII, BUFFER REQUIREMENTS, SECTION 1203, BUFFERING WITHIN PARKING AREAS, AND ARTICLE XXI, DESIGNATED OVERLAY ZONES, SECTION 2100.404, OF THE ZONING ORDINANCE OF GEORGETOWN COUNTY, SOUTH CAROLINA REGARDING LANDSCAPING IN THE INTERIOR OF PARKING LOTS

NOW THEREFORE BE IT ORDAINED BY THE COUNTY COUNCIL MEMBERS OF GEORGETOWN COUNTY, SOUTH CAROLINA, IN COUNTY COUNCIL ASSEMBLED THAT ARTICLE XI, OFF-STREET PARKING REGULATIONS, SECTION 1103.4, OF THE ZONING ORDINANCE BE AMENDED TO READ AS FOLLOWS.

- 1103.4 Landscaping. To mitigate the impacts of noise, glare, pollution or other nuisances generated, as well as to enhance the appearance and ecology of the site and surrounding area, in any off-street parking facilities containing ten or more parking spaces not less than ten (10%) percent of the total parking area shall be landscaped with living natural material.
- 1103.401 To screen adjoining land uses or streets from undesirable views, not less than fifty (50%) percent of any required landscaping shall be located around the outside perimeter of the parking facility, between the parking surface and the front and/or side property lines.
- 1103.402 To soften the visual impact of large paved surface and to define internal traffic circulation, not less than fifty (50%) percent of any required landscaping shall be located within the interior of the parking area.
- 1103.4021 Landscaped spaces within the interior of a parking facility shall be not less than 9 feet in width and 18 feet in length and shall contain not less than one tree from the protected tree list found in Article XIII, Tree Regulations of this Ordinance. Trees

shall be a minimum of two (2) inch caliper in size. *(Amended Ord. 2010-24)*

1103.4022 All landscaped spaces adjacent to parking spaces shall be protected by raised curbs with curb cuts to allow for drainage for stormwater runoff, wheel stops or equivalent barriers not less than six (6) inches in height. No plant material greater than twelve (12) feet in height shall be located within two (2) feet of the curbing or barrier. *(Amended Ord. 2010-24)*

1103.403 See Article XXI, Designated Overlay Zones, Section 2100.404 for regulations specific to landscaping in parking lots only in the Waccamaw Neck Overlay Zone along Business 17 in Murrells Inlet.

BE IT FURTHER ORDAINED BY GEORGETOWN COUNTY COUNCIL THAT ARTICLE XII, BUFFER REQUIREMENTS, SECTION 1203, BUFFERING WITHIN PARKING AREAS, OF THE ZONING ORDINANCE BE AMENDED TO READ AS FOLLOWS.

1203. **Buffering Within Parking Areas.** Development of any parking area (not including loading and unloading zones and storage areas), containing 10 or more parking spaces, shall include interior landscaping in addition to required perimeter Buffer Areas. This shall be accomplished in a manner that divides and breaks the expanse of paved area, and provides for enhanced traffic flow and direction. These landscaped spaces may be either peninsula or island-type, or a combination of both (see Illustration 3, below).

1203.1 The following chart specifies the percentage of interior parking area that shall be planted. Landscaped areas outside the parking area (on its perimeter) shall not be used to satisfy the interior planting requirements.

<u>Total Area of Lot</u>	<u>Percentage of Interior Planting Required</u>
0 - 49,999 sq. ft.	5%
50,000 - 149,999 sq. ft.	8%
150,000 sq. ft. or larger	10%

1203.101 Peninsula/Island specifications.

These landscaped spaces shall have an area with a minimum of 50 square feet, and a minimum width of 5 feet. Planting islands parallel to parking spaces, however, shall be at least 9 feet wide to allow car doors to swing open in an unimpeded manner. All landscaped areas adjacent to parking spaces shall be protected from vehicular damage by a raised curb or equivalent barrier of 6 inches in height, though it need not be continuous. No plant material greater than 12 inches in height shall be located within two feet of the curbing or other protective barrier, to avoid damage by motor vehicle bumper overhang or by doors swinging open over landscaped areas (see Illustration 4, below). Minimum curb radii of 3 feet are required on the corners of all planted peninsulas, islands and medians to allow for free movement of motor vehicular traffic. *(Amended Ord#2009-41)*

Illustration 3

Illustration 4

1203.102 See Article XXI, Designated Overlay Zones, Section 2100.404 for regulations specific to landscaping in parking lots only in the Waccamaw Neck Overlay Zone along Business 17 in Murrells Inlet.

1203.2 Required Plant Materials for Interior Parking Areas. There shall be a sufficient number of canopy trees in and around the parking area so that no parking space shall be further than 50 feet from the trunk of a shade tree or farther than 75 feet from two or more shade trees. Plantings shall be located to facilitate safe sight distances within parking lots and to protect them from overhangs of motor vehicles. Additionally, motor vehicle sales lots shall provide trees at a rate of one tree per 100 lineal feet, and shrubs at the rate of one shrub per 10 lineal feet of display area.

1203.201 Each landscaped peninsula or island shall contain a minimum of one canopy tree with a DBH of 2 inches or greater and a minimum height of 10 feet, surrounded by at least 60 square feet of continuous pervious land area. Low-branching trees shall be avoided so as not to restrict visibility.

1203.202 Shrubs shall accompany trees within the peninsula or island and be 12 inches in height at the time of planting, projected to reach a height of 24 inches at maturity. The number of shrubs required shall equal 8 three-gallon shrubs or 4 seven-gallon shrubs for every 150 square feet of surface area; grouping or clustering is advised.

1203.203 **See Article XXI, Designated Overlay Zones, Section 2100.404 for regulations specific to landscaping in parking lots only in the Waccamaw Neck Overlay Zone along Business 17 in Murrells Inlet.**

BE IT FURTHER ORDAINED BY GEORGETOWN COUNTY COUNCIL THAT ARTICLE XXI, DESIGNATED OVERLAY ZONES, SECTION 2100.404 SHALL BE AMENDED TO READ AS FOLLOWS.

2100.404 All proposed development shall be sited and configured in a manner that preserves as many existing natural landscape features as possible, both within the subject parcel and on all adjoining parcels. Grading and clearing shall be performed only to the extent necessary to complete proposed improvements, and shall be in compliance with the Tree Protection and Landscape regulations of this Ordinance

Parking lots, specifically in the Commercial Corridor Overlay Zone located along US Highway 17 Business in Murrells Inlet only, may be designed so that one hundred (100) percent of the parking lot's required landscaping may be located along the outside perimeter of the parking lot. All plant material, number of plants and size of plants, including trees, required in Article XI, Off-Street Parking Regulations, Section 1103.4, Landscaping and Article XII, Buffer Requirements and Article XII, Buffer Requirements, Section 1203, Buffering Within Parking Areas must be provided. In the event the required landscaping cannot be added to the exterior boundary landscaping, it must be placed in the interior of the parking lot. In no event shall a parking lot that provides all or a portion of the required landscaping along the exterior of the parcel be less than what would be required if a parking lot was designed with fifty (50) percent of the parking in the interior of the lot including trees.

**DONE, RATIFIED AND ADOPTED THIS _____ DAY OF _____,
2019.**

John W. Thomas (SEAL)
Chairman, Georgetown County Council

ATTEST:

Theresa Floyd
Clerk to Council

This Ordinance, No. 19-10, has been reviewed by me and is hereby approved as to form and legality.

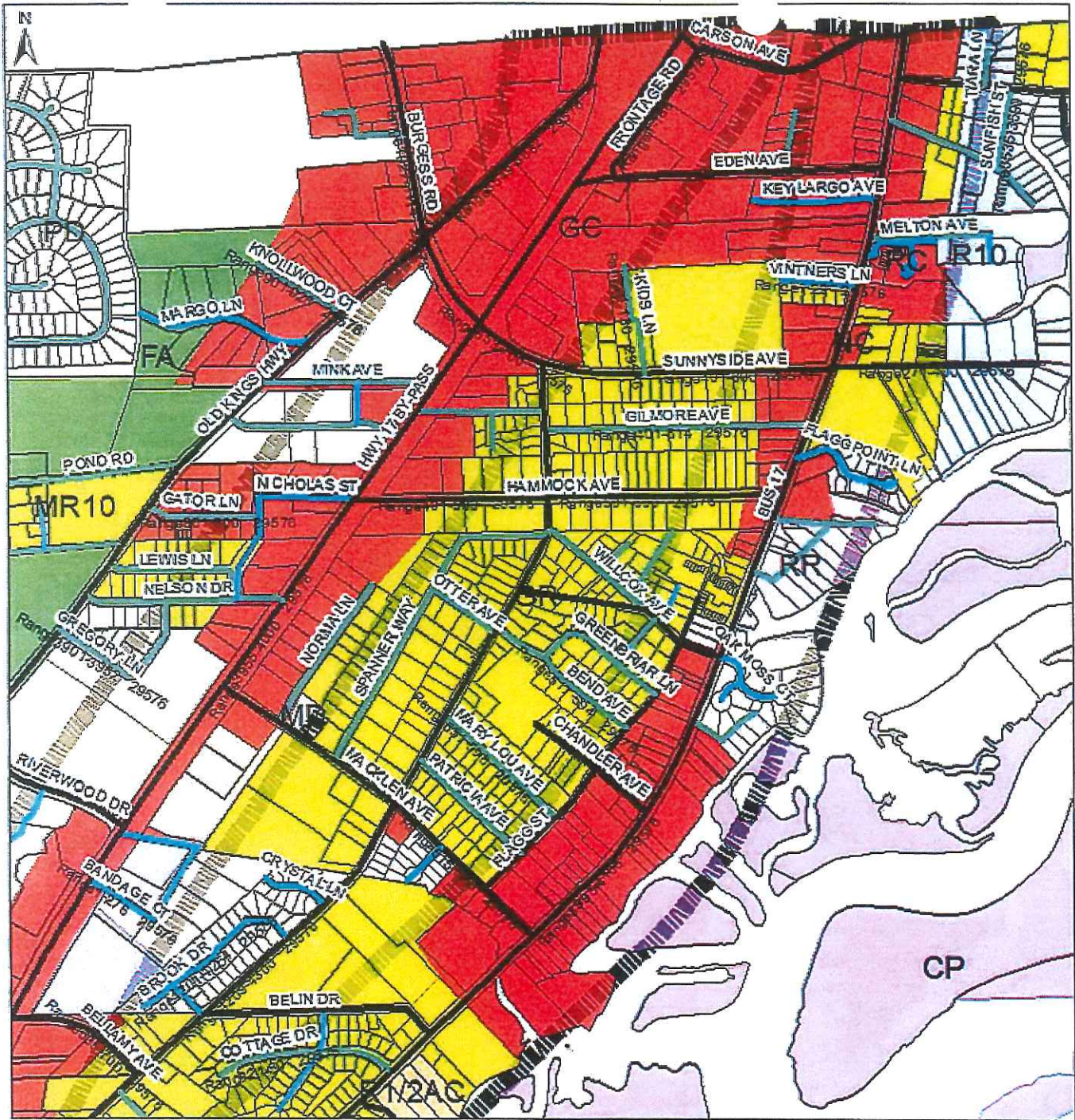
Wesley P. Bryant
Georgetown County Attorney

First Reading: _____

Second Reading: _____

Third Reading: _____

Business 17 Overlay Zone - Map 1 Boundary Line - 500'

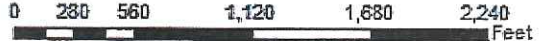


Legend

- Streets
 - of Georgetown
- Maintained by
 - County
 - Private
 - State
- Lot Lines
- Railroads
- Landmarks

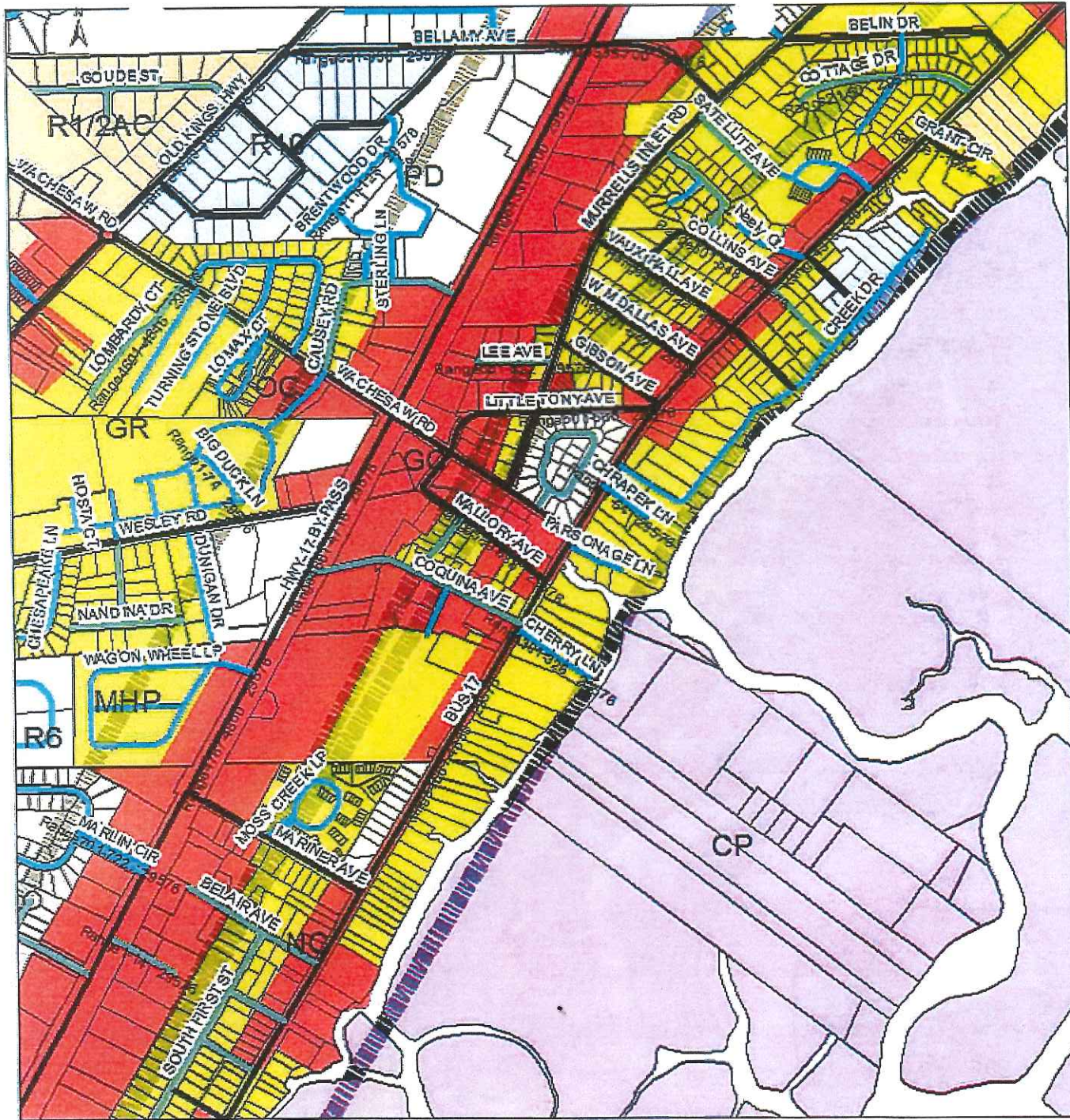
Zoning

- DISTRICT**
- CITY OF GEORGETOWN
 - CP
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**Business 17
Overlay Zone - Map 2
Boundary Line - 500'**



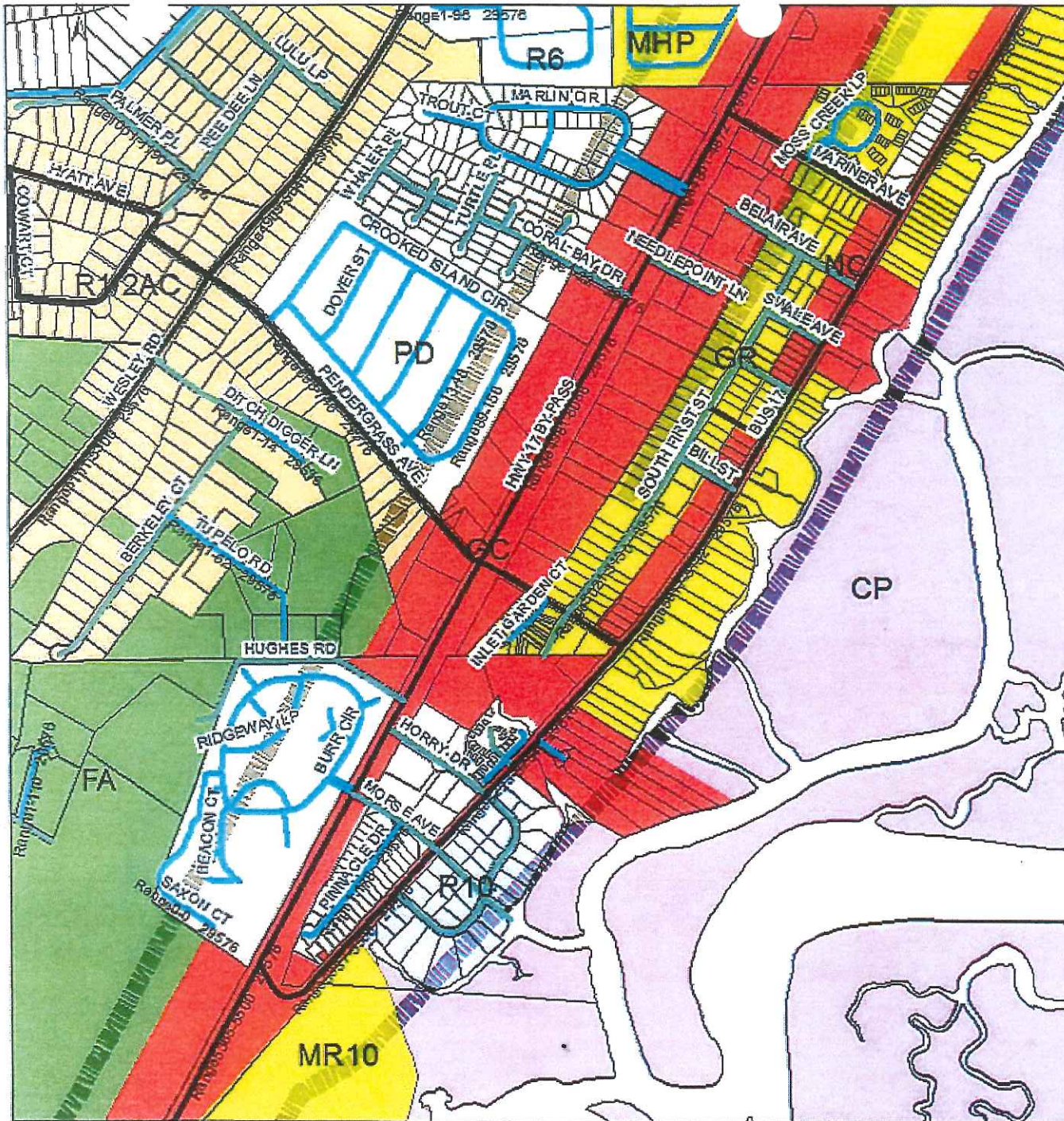
- Legend**
- Streets**
- (dashed) —> (not shown)
- Maintained By**
- (blue) —> County
 - (red) —> Private
 - (black) —> State
 - (white) —> City/Other
 - (dashed) —> Railroad
 - ◆ —> Landmarks

- Zoning DISTRICT**
- CITY OF GEORGETOWN
 - CP
 - P
 - P/C
 - P/R
 - CC
 - CA
 - CA-2
 - H
 - U
 - MH
 - MH-10
 - NC
 - CC
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 - (shaded) —> Overlay Zone

0 280 560 1,120 1,680 2,240 Feet

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**Business 17
Overlay Zone - Map 3
Boundary Line - 500'**



- Legend**
- Streets
 - all streets
 - Maintained By
 - County
 - Private
 - State
 - Lot Lines
 - Railroads
 - Landmarks

- Zoning DISTRICT**
- CITY OF GEORGETOWN
 - CP
 - FA
 - FAC
 - FAR
 - GC
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