



JASPER COUNTY COUNCIL  
**COUNCIL MEETING**

Jasper County Clementa C. Pinckney Government Bldg.  
358 3<sup>rd</sup> Avenue, Ridgeland, SC 29936

Monday, October 21, 2024

**MINUTES**

**Officials Present:** Chairman L. Martin Sauls IV, Vice Chairwoman Barbara B. Clark, Councilman John Kemp, and Councilman Joey Rowell

**Staff Present:** County Administrator Andrew Fulghum, Clerk to Council Wanda Giles, County Attorney David Tedder, Kimberly Burgess, Lisa Wagner, Danny Lucas, Chief Russell Wells, and Videographer Jonathan Dunham.

**1. Call to Order of Council Meeting by Chairman Sauls**

Chairman Sauls called the meeting to order as soon as the Workshop was over. The Report of Compliance with the Freedom of Information Act was read for the records as follows: *In compliance with the Freedom of Information Act, notice of meetings and agendas were posted and furnished to all news media and persons requesting notification.*

**2. Executive Session SECTION 30-4-70.**

**(a) A public body may hold a meeting closed to the public for one or more of the following reasons:**

**(2) Discussion of negotiations incident to proposed contract arrangements and proposed purchase or sale of property, the receipt of legal advice where the legal advice related to pending, threatened, or potential claim or other matters covered by the attorney-client privilege, settlement of legal claims, or the position of the public agency in other adversary situations involving the assertion against the agency of a claim – **MOU between Jasper County and the 14th Circuit Solicitor; Map # 087-00-05-008 & 087-00-05-009; Law Enforcement Agreement with Horry County****

**(5) Discussion of matters relating to the proposed location, expansion, or the provision of services encouraging location or expansion of industries or other businesses in the area served by a public body – **Prospect Update****

**Motion to go into Executive Session:** Councilman Kemp

**Second:** Vice Chairwoman Clark

**Vote:** Unanimous

The motion passed.

**PLEASE BE ADVISED THERE MAY BE VOTES BASED ON ITEMS FROM THE EXECUTIVE SESSION.**

**Motion to return to regular session:** Vice Chairwoman Clark

**Second:** Councilman Rowell

**Vote:** Unanimous

The motion passed.

### **3: Return to Open Session at 6:30PM**

**Motion to return to regular session:** Councilman Kemp

**Second:** Vice Chairwoman Clark

**Vote:** Unanimous

The motion passed.

- **3.1 Action coming out of Executive Session**

**Motion to move to confirm the continued validity and effectiveness of Resolution # R-2023-18A, dated September 5, 2023, which provides authorization to the County Administrator to execute Mutual Aid Agreements with other counties for the relocation of detainees on a temporary basis, but excluding law enforcement, and specifically authorize the execution by the County Council Chairman of such mutual aid agreements on the same basis and in the same manner as the County Administrator in the event the other county desires or requires the signature of the County Council Chairman rather than the County Administrator. Further this motion shall confirm the authorizations provided herein shall continue in effect until such time as County Council shall by motion or resolution terminate its continued effectiveness and validity:** Councilman Kemp

**Second:** Vice Chairwoman Clark

**Vote:** Unanimous

The motion passed.

### **4. Pledge of Allegiance and Invocation:**

The Pledge to the Flag was given and the Invocation was given by Vice Chairwoman Clark

### **5. Approval of the Consent Agenda Items:**

Approval of Consent Agenda passes all Consent Agenda Items. Consent Agenda Items are not considered separately unless any Councilmember so requests. In the event of such a request the item is placed at the end of the Public Hearings, Ordinances and Action Items.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Kemp

**Vote:** Unanimous

The motion passed.

### **6. Approval of the Regular Agenda:**

**Motion to approve:** Councilman Rowell

**Second:** Vice Chairwoman Clark

**Vote:** Unanimous  
The motion passed.

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## PRESENTATIONS

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**7. Chief Russell Wells – Update On Hurricane Helene And Hurricane Milton.**

Chief Russell Wells gave an update on Hurricane Helene and Hurricane Milton for the Council. He discussed the number of cases, the amount of damage, disaster assistance and recovery.

**8. Dr. Richard Gough, President and Mary Lee Carns, Vice President for Institutional Advancement & Workforce Development – Technical College Of The Lowcountry’s Arthur E. Brown Regional Workforce Training Center**

Mary Lee Carns was present to review and address this item. She provided a presentation which can be viewed on our YouTube video at [https://www.youtube.com/channel/UCBmloqX05cKAsHm\\_ggXCJIA](https://www.youtube.com/channel/UCBmloqX05cKAsHm_ggXCJIA). The presentation included information such as the number of students at TCL being 3979 with 91% being from the Lowcountry and 503 being Jasper County residents. She discussed the expansion of the training facility, which would enable new Workforce Programs. She mentioned how the customization of training in the Training Center would be available and the construction costs of the project. Chairman Sauls noted that Jasper County would be contributing \$1,000,000.00 toward this effort and stated that they would memorialize it at the next meeting.

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## PROCLAMATION

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**9. Chairman Sauls – Proclamation Presentation to the Young Marines of the Marine Corps League for Jasper County’s Support of National Red Ribbon Week from October 23<sup>rd</sup> – 31<sup>st</sup>.**

This item was not addressed since there were no participants present to receive the proclamation, and since they had not sent a request to move forward without a representative present.

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## RESOLUTIONS

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**10. David Tedder– Consideration of Resolution #R-2024-29 to authorize the Jasper County Administrator to execute a Memorandum of Understanding with the 14<sup>th</sup> Circuit Solicitor regarding the Implementation of a Three-Tier System for Managing the Criminal Docket in Jasper County in furtherance of the South Carolina Supreme Court Case Management Order of May 24, 2023, and matters related thereto.**

Mr. Tedder was present to review and address the request for the consideration of the Resolution #R-2024-29 to authorize the Jasper County Administrator to execute a Memorandum of Understanding with the 14<sup>th</sup> Circuit Solicitor regarding the Implementation of a Three-Tier System for Managing the Criminal Docket in Jasper County in furtherance of the South Carolina Supreme Court Case Management Order of May 24, 2023.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Kemp

**Vote:** Unanimous

The motion passed.

**10A. David Tedder – Consideration of Resolution #R-2024-33 Committing To Negotiate A Special Source Revenue Credit Agreement Between Jasper County And Project Pilgrimage; Identifying The Project; And Other Matters Related Thereto.**

Mr. Tedder was present to review and address the request for the consideration of Resolution #R-2024-33 committing to negotiate a Special Source Revenue Credit Agreement between Jasper County and Project Pilgrimage; and identifying the project. He noted that the project was at the Southern end of the County and that the resolution allows them to move forward.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Kemp

**Vote:** Unanimous

The motion passed.

**11. Kimberly Burgess – Public Hearing and Consideration of Resolution #R-2024-34 Finding Unusual And Extraordinary Circumstances, Pursuant To Section 2-415 (A) Of The Jasper County Code Of Ordinances, Exempting The Proposed Purchase Of Goods And/Or Services Required To Achieve Compliance With Certain Minimum Standards For Local Detention Facilities In South Carolina As Stated In The July 9, 2024, Letter To The Jasper County Council And The Accompanying Inspection Report Prepared By The South Carolina Department Of Corrections. From The Bidding And Other Requirements Of The Jasper County Purchasing And Contracting Ordinance And Authorizing The County Administrator To Create The Contracts And Obtain The Services On Behalf Of Jasper County, And Matters Related Thereto.**

Ms. Burgess was present to review and address the request for the consideration of Resolution #R-2024-34 finding unusual and extraordinary circumstances, pursuant to Section 2-415 (A) of the Jasper County Code Of Ordinances, exempting the proposed purchase of goods and/or services required to achieve compliance with certain minimum standards for Local Detention Facilities in South Carolina as stated in the July 9, 2024, letter to the Jasper County Council and the accompanying Inspection Report prepared by the South Carolina Department Of Corrections. from the bidding and other requirements of the Jasper County Purchasing and Contracting Ordinance and authorizing the County Administrator to create the contracts and obtain the services on behalf of Jasper County. Mr. Fulghum mentioned that the next two resolutions for reconstruction to the jail after the fire are for painting and full demo. He noted

that currently detainees are being taken to Hampton County for processing. The time frame what's the sketch regarding temporary location and what that possibility was.

The public hearing on this item was opened but there were no comments, so the public hearing was closed.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Kemp

**Vote:** Unanimous

The motion passed.

**11A: Kimberly Burgess – Consideration of Resolution [#R-2024-35](#) finding that normal daily operations of the Jasper County Detention Center are affected by the necessity for the expedient clean-up and demolition of the areas damaged by fire at the Detention Center and pursuant to Section 2-412 of the Jasper County Code of Ordinances which allows for emergency procurement where normal daily operations are affected, and authorizing the County Administrator to create the contracts and obtain the services on behalf of Jasper County, and matters related thereto.**

Ms. Burgess was present to review and address the request for the consideration of Resolution #R-2024-35 finding that normal daily operations of the Jasper County Detention Center are affected by the necessity for the expedient clean-up and demolition of the areas damaged by fire at the Detention Center and pursuant to Section 2-412 of the Jasper County Code of Ordinances which allows for emergency procurement where normal daily operations are affected, and authorizing the County Administrator to create the contracts and obtain the services on behalf of Jasper County. Ms. Burgess noted that this was for the demolition of areas damaged by the fire.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Kemp

**Vote:** Unanimous

The motion passed.

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#### PUBLIC HEARINGS, ORDINANCES AND ACTION ITEMS

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**12. Andrew Fulghum – Consideration Of The [2<sup>nd</sup> Reading](#) Of Ordinance [#O-2024-23](#) Authorizing The Sale To S & P Produce, Inc., Of A 10 Acre Parcel, More Or Less, Being Subdivided Out Of The Original 40.00 Acre Parcel Identified As Parcel B-1A As Shown On A Plat Recorded At Plat Book 23 At Page 345, With Such New 10.00 Acre Parcel Being Shown On An Individual Plat And Being A Portion Of Tax Parcel 048-00-01-005, And To Authorize The Jasper County Administrator To Execute Such Contracts, Amendments, Deeds And Other Documents As May Be Necessary And Appropriate To Effect The Sale To S&P Produce, Inc., Or Its Assigns, And Matters Related Thereto.**

*(Project Veggie) (1<sup>st</sup> reading 09.16.2024; Public Hearing only held 10.07.2024) Additional Public Hearing to be held at 3<sup>rd</sup> Reading*

Mr. Fulghum was present to review and address the request for the consideration of the 2<sup>nd</sup> reading of Ordinance #O-2024-23 authorizing the sale to S & P Produce, Inc., of a 10 Acre Parcel, more or less, being subdivided out of the original 40.00 acre parcel identified as Parcel B-1A as shown on a plat recorded at Plat Book 23 at page 345, with such new 10.00 acre parcel being shown on an individual plat and being a portion of tax parcel 048-00-01-005, and to authorize the Jasper County Administrator to execute such contracts, amendments, deeds and other documents as may be necessary and appropriate to effect the sale to S&P Produce, Inc., or its assigns. It was noted that a public hearing was held on 10.07.2024.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Rowell

**Vote:** Unanimous

The motion passed.

**13. David Tedder – Consideration Of The 1<sup>st</sup> Reading Of An Ordinance Authorizing The Execution And Delivery Of A Special Source Revenue Credit Agreement By And Between Jasper County, South Carolina And Project Pilgrimage With Respect To Certain Economic Development Property In The County, Whereby Such Property Will Receive Certain Special Source Credits; And Other Matters Related Thereto.**

Mr. Tedder was present to review and address the request for the consideration of the 1<sup>st</sup> reading of an Ordinance authorizing the execution and delivery of a Special Source Revenue Credit Agreement by and between Jasper County, South Carolina and Project Pilgrimage with respect to certain economic development property in the county, whereby such property will receive certain Special Source Credits.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Rowell

**Vote:** Unanimous

The motion passed.

**14. David Tedder - Public Hearing And 2<sup>nd</sup> Reading Of Ordinance #O-2024-24 Authorizing The Execution And Delivery Of A FEE-IN-LIEU OF AD VALOREM TAXES And Incentive Agreement By And Between Jasper County, South Carolina And S&P Produce, Inc. And S2P, LLC, To Provide For Payment Of A Fee-In-Lieu Of Taxes; Approving The Creation Of A Multicounty Park With Hampton County, South Carolina; Authorizing The Execution And Delivery Of A Multicounty Park Agreement By And Between Jasper County, South Carolina And Hampton County, South Carolina; Authorizing Certain Infrastructure Credits And; And Other Related Matters. (Project Veggie)  
*(1<sup>st</sup> reading 10.07.2024)***

Mr. Tedder was present to review and address the request for the consideration of the 2<sup>nd</sup> Reading Of Ordinance #O-2024-24 authorizing the execution and delivery of a FEE-IN-LIEU OF AD VALOREM TAXES and Incentive Agreement by and between Jasper County, South Carolina and S&P Produce, Inc. and S2P, LLC, to provide for payment of a Fee-In-Lieu Of Taxes; approving the creation of a multicounty park with Hampton

County, South Carolina; authorizing the execution and delivery of a Multicounty Park Agreement by and between Jasper County, South Carolina and Hampton County, South Carolina; authorizing certain infrastructure credits.

The public hearing on this item was opened but there were no comments, so the public hearing was closed.

**Motion to approve:** Councilman Rowell

**Second:** Vice Chairwoman Clark

**Vote:** Unanimous

The motion passed.

**15. David Tedder** – Consideration Of The **1<sup>st</sup> Reading** Of An Ordinance To Establish, Pursuant To Section 4-1-170 Of The Code Of Laws Of South Carolina 1976, As Amended, A Multi-County Industrial/Business Park, In Conjunction With Beaufort County, South Carolina; To Authorize The Execution And Delivery Of A Multicounty Park Agreement By And Between Jasper County, South Carolina And Beaufort County, South Carolina; To Provide For A Written Agreement With Beaufort County As To The Sharing Of The Revenues And Expenses Of The Park; To Provide For The Distribution Of Revenues From The Park Among Taxing Entities Having Jurisdiction Over The Park; To Provide For A Fee In Lieu Of Ad Valorem Taxation; And Other Matters Related Thereto. (Project Micro)

Mr. Tedder was present to review and address the request for the consideration of the 1<sup>st</sup> Reading Of An Ordinance To Establish, Pursuant To Section 4-1-170 Of The Code Of Laws Of South Carolina 1976, As Amended, A Multi-County Industrial/Business Park, In Conjunction With Beaufort County, South Carolina; To Authorize The Execution And Delivery Of A Multicounty Park Agreement By And Between Jasper County, South Carolina And Beaufort County, South Carolina; To Provide For A Written Agreement With Beaufort County As To The Sharing Of The Revenues And Expenses Of The Park; To Provide For The Distribution Of Revenues From The Park Among Taxing Entities Having Jurisdiction Over The Park; To Provide For A Fee In Lieu Of Ad Valorem Taxation. Mr. Tedder noted that Beaufort County had asked Jasper County to partner with them on this project. This will bring Jasper County 1% just for participating with them. He noted that this was a defense contractor.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Rowell

**Vote:** Unanimous

The motion passed.

**16. Lisa Wagner - Public Hearing And 2<sup>nd</sup> Reading** Of Ordinance **#O-2024-25** Of An Ordinance To Amend The Official Zoning Map Of Jasper County So As To Transfer Three (3) Parcels Located At 1607, 1613, And 1619 Deerfield Road, Bearing Jasper County Tax Map Numbers 029-00-02-100, 029-00-02-099, And 029-00-02-095 From The Rural Preservation Zone To The Residential Zone On The Official Zoning Map Of Jasper County. (1<sup>st</sup> reading 10.07.2024)

Ms. Wagner was present to review and address the request for the consideration of the **2<sup>nd</sup> Reading** Of Ordinance **#O-2024-25** Of An Ordinance To Amend The Official Zoning Map Of Jasper County So As To Transfer Three (3) Parcels Located At 1607, 1613, And 1619 Deerfield Road, Bearing Jasper County Tax Map



Numbers 029-00-02-100, 029-00-02-099, And 029-00-02-095 From The Rural Preservation Zone To The Residential Zone On The Official Zoning Map Of Jasper County.  
The public hearing on this item was opened but there were no comments, so the public hearing was closed.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Rowell

**Vote:** Unanimous

The motion passed.

**17. Lisa Wagner - Consideration Of The 1<sup>st</sup> Reading Of An Ordinance To Adopt Planned Development District Zoning For Three Tracts Of Land Consisting Of Approximately 30 Acres, Bearing Jasper County Tax Map Numbers 037-00-02-014, 037-00-02-017, And 037-00-02-018, Located Along Speedway Boulevard (Highway 17), At The Southeast Intersection Of South Okatie Highway (Highway 315) And Known As Jasper Telfair PDD.** *Due to the size of this Zoning Ordinance Document please refer to the Jasper County Planning and Zoning Page off of our website at [www.jaspercountysc.gov](http://www.jaspercountysc.gov) and go to Departments then to Planning and Building and then to Ordinances and Regulations for that ordinance in full detail. If you would rather please type in this link:*

<https://www.jaspercountysc.gov/planning-building/zoning-ordinance-land-development-regulations-and-stormwater-management>

Ms. Wagner was present to review and address the request for the consideration of an Ordinance to adopt Planned Development District Zoning for three tracts of land consisting of approximately 30 acres, bearing Jasper County Tax Map Numbers 037-00-02-014, 037-00-02-017, and 037-00-02-018, located along Speedway Boulevard (Highway 17), at the Southeast intersection of South Okatie Highway (Highway 315) and known as Jasper Telfair PDD. This document was listed on the agenda with a link provided to the public for anyone wishing to see this item in more detail.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Kemp

**Vote:** Unanimous

The motion passed.

**18. David Tedder - Consideration Of The 1<sup>st</sup> Reading An Ordinance Approving A Development Agreement For The Jasper Telfair Tract Pursuant To The South Carolina Local Government Development Agreement Act And Article IV, Title 20 Of The Code Of Ordinances Of Jasper County, And Authorizing The Chairman Of Jasper County Council To Execute Said Development Agreement, And Matters Related Thereto.**

Mr. Tedder was present to review and address the request for the consideration of the 1<sup>st</sup> Reading an ordinance approving a Development Agreement for the Jasper Telfair Tract pursuant to the South Carolina Local Government Development Agreement Act and Article IV, Title 20 of the Code of Ordinances of Jasper County, and Authorizing the Chairman of Jasper County Council to execute said Development Agreement.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Rowell

**Vote:** Unanimous



The motion passed.

**19. Kimberly Burgess - Approval and Acceptance of Crowley & Wechsler Engagement Letter for the Preparation of the Annual Comprehensive Finance Report.**

Ms. Burgess was present to review and address the request for the consideration of approval and Acceptance of Crowley & Wechsler Engagement Letter for the Preparation of the Annual Comprehensive Finance Report.

**Motion to approve:** Councilman

**Second:** Councilman

**Vote:**

**Vice Chairwoman Clark – Yes**

**Chairman Sauls – Yes**

**Councilman Rowell – Yes**

**Councilman Kemp – No**

The motion passed.

**20. Kimberly Burgess – Approval And Acceptance The Southern Marsh K-9 Quotation For Two Sheriff K-9's Including Officer Training Not To Exceed \$39,000.**

Ms. Burgess was present to review and address the request for the consideration of approval and acceptance of the Southern Marsh K-9 Quotation for two Sheriff K-9's including officer training not to exceed \$39,000.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Rowell

**Vote:** Unanimous

The motion passed.

**21. Chief Russell Wells – Approval and Acceptance Of A Change Order For Commercial Grade Automatic Transfer Switches For Station 34.**

Chief Wells was present to review and address the request for consideration of the approval and acceptance of a change order for Commercial Grade Automatic Transfer Switches for Station 34.

**Motion to approve:** Vice Chairwoman Clark

**Second:** Councilman Rowell

**Vote:** Unanimous

The motion passed.

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**CITIZEN COMMENTS**

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**Open Floor to the Public per Ordinance 08-17 Any citizen of the County may sign to speak in person at the Council Meeting (before the Council Meeting's 6:30PM start time on the Sign-In Sheet on the**

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Podium), to address Council on matters pertaining to County Services and Operations. Presentations will be limited to three (3) minutes per person and total public input will be limited to 30 minutes.

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**22. Administrator's Report** - Mr. Fulghum reviewed the information from his report. There were no Action Items requiring a vote from the Council in the Administrator's Report

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**CONSENT AGENDA**

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**23. Approval of the Minutes 07.15.2024:**

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**END OF CONSENT AGENDA**

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**24. Council Members Comments:** Councilmember Comments were given but there were no comments that required action.

**25. Possible Return to Executive Session to Continue Discussion on Matters Regarding Agenda Item II.** For more information on this meeting please go to our YouTube Channel for the video go to [https://www.youtube.com/channel/UCBmlogX05cKAsHm\\_ggXCJIA](https://www.youtube.com/channel/UCBmlogX05cKAsHm_ggXCJIA)

**26. Adjournment**

**Motion to adjourn:** Vice Chairwoman Clark

**Second:** Councilman Rowell

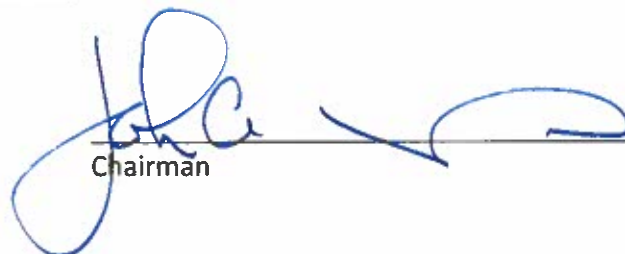
**Vote:** Unanimous

The motion passed and the meeting adjourned.

**Respectfully submitted:**



Wanda H. Giles  
Clerk to Council



Chairman