

**DILLON COUNTY COUNCIL
CALLED MEETING
DECEMBER 19, 2014
11:00 AM**

The Dillon County Council held a called meeting on December 19, 2014 at 11:00 am in the County Council Chambers, 109 S 3rd Ave, Dillon SC. Present were: Andrew Graves, Randy Goings, T.F. Finklea, Harold Moody, Bobby Moody, Joe Johnson, and Archie Scott. Also present were: Clay Young (County Administrator), Richard Gaddy (Finance Director), Betsy Finklea (The Dillon Herald), and Lisa Gray (Clerk to Council). Not present were Ken DuBose (County Attorney) and Jamie Sue Stephens (Clerk to Council).

The following were notified of the meeting and provided an agenda: By e-mail – Charles Curry, Randy Grimsley (Dillon County EMS), The Dillon Herald, Susan Norton (Perdue), Tim Ammons (Attorney), Tonny McNeil (Dillon County Economic Development), Yolanda McCormick (Dillon County Librarian), Gabriel Salmon (PDCAA), Larry Abraham (Chief Deputy), Les Jackson (County Deputy), Terry Morris, Alvin Nobles, Dillon County Planning/Code Enforcement Office, WMBF News, Sheriff Major Hulon, Jerry Rivers, Dan Gruszka, Bobby Holland (SCANNA), Jamie Estes (Dillon County Treasurer), Dillon County Finance, Sonny McRae (Dillon County E911), Alan Lane, Steve Johnson and Randy Rouse (Hometown TV), Manufactured Housing Institute of SC, Ron Bartley and Cathy Pelfrey (NETC), Karl McColleston (Agenda Repository), Haywood Proctor, Bo McInnis, Helen & Carley Wiggins, Alexia McKoy (Nurse Practitioner Student), Danny Holder (Dillon County IT), Matt Petrillo (WBTW TV13), Morning News, Kenneth Smith, Robbie Coward and Barbara Kemp (CGA Facility Services/CGL Companies); By fax – Farm Bureau and Pee Dee Electric.

Chairman Andrew Graves presided over the meeting.

INVOCATION

Invocation was given by Randy Goings.

APPROVAL OF AGENDA

Joe Johnson motioned to approve the agenda. Harold Moody seconded and all were in favor.

NEW BUSINESS

TRI-COUNTY INDUSTRIAL PARK – SITE CERTIFICATION

Tonny McNeil told that the cost to recertify the Gateway Park is \$70,000 with 75% reimbursement from SC Department of Commerce (\$52,500) and the Tri-County Committee (Dillon, Marion and Marlboro Counties Industrial Park Corporation) to pay the remaining \$17,500. Mr. McNeil explained that recertification must be done every five years. Discussion was held concerning land option agreements being updated. **Harold Moody motioned to approve (site certification). Joe Johnson seconded and all were in favor.**

MEGA SITE – SITE CERTIFICATION AND NORTHEASTERN COMMERCE INDUSTRIAL PARK – SITE CERTIFICATION

Tonny McNeil told that the cost of the Mega Site certification is \$112,500. He said the state will only reimburse for one of the industrial sites. He stated that the land options are for five years and he is currently working with land owners on updating them. Archie Scott questioned if some of mega site owners are not willing to sign the new options then how will it still be a mega site? Tonny McNeil said he was trying to add acreage to make up for landowners who may not sign. He noted that the agreements are between Dillon County and landowners. Mr. Young reiterated that all land does not have to be used. Archie Scott would like to see the agreements reflecting that and stated Council needs to ensure there is enough acreage before recertification is done. He also would like a final analysis with Ken DuBose's

**DILLON COUNTY COUNCIL CALLED MEETING
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PAGE 2**

stamp of approval before Council takes action. Chairman Graves agreed. Tonny McNeil agreed to provide the paperwork and stated the majority of land owners were in agreement. T.F. Finklea questioned some of the price changes. Tonny McNeil explained that it is important to have land options in place to lock in prices and that Mr. DuBose would like to add some language to the agreements. Tonny McNeil gave Council a breakdown of Mega site property owners. He told that he has had discussions with about half of the owners and so far one family has increased the price. Mr. McNeil asked if the county could give \$25,000 for the match of a NESA \$25,000 grant and permission to get land options in place, which is standard procedure to lock in the price for five years. He noted that this is a tool to locate industry and create jobs. T. F. Finklea asked Tonny McNeil if he would come back to Council after the prices are locked in. Mr. Young told that Council can approve the concept but agreed with Archie Scott's concerns. **Bobby Moody motioned to give Tonny McNeil approval to obtain the land options with the \$25,000 match for Mega site certification. He also added to approve the Northeastern Commerce Industrial Park site certification (using mega site funds of \$80,000). Joe Johnson seconded and all voted in favor except Archie Scott. Mr. Scott did not vote.**

OLD BUSINESS

ACCEPTANCE OF RIF GRANT #C-15-2442 (\$75,000 – PROJECT GEOMETRIC)

Mr. Young explained that the grant is for an industry in the Latta area. **Archie Scott motioned to approve. Harold Moody seconded and all were in favor.**

JUDICIAL CENTER UPDATE – BARBARA KEMP (CGA FACILITY SERVICES/CGL COMPANIES)

Mr. Young thanked Barbara Kemp for her work. Barbara Kemp gave an update on the status of the Judicial Center. She went over the punch list and told it was mostly clean up items and that the building is substantially completed. She stated the completion date was December 15, 2014 but that FBI is asking for 30 additional days, to January 15, 2015 and asked Council to grant this request.

Ms. Kemp told that December 30, 2014 is the date set for training County staff on the systems. She stated the County can move into the building after permanent keying is done next week and that the certificate of occupancy is expected to be obtained by the end of December.

Randy Goings thanked Winna Miller for doing an outstanding job. **Councilman Goings motioned to give the contractor (FBI) 30 additional days (to January 15, 2015). Joe Johnson seconded and all were in favor.**

Mike Tyler, FBI representative, thanked Council for allowing them to do the job.

ADJOURNMENT

Joe Johnson motioned to adjourn. Bobby Moody seconded and all voted in favor.

T. F. Finklea, Chairman

Jamie Sue Stephens, Clerk to Council

Date approved _____