



Kershaw County



# **AGENDA PACKET**

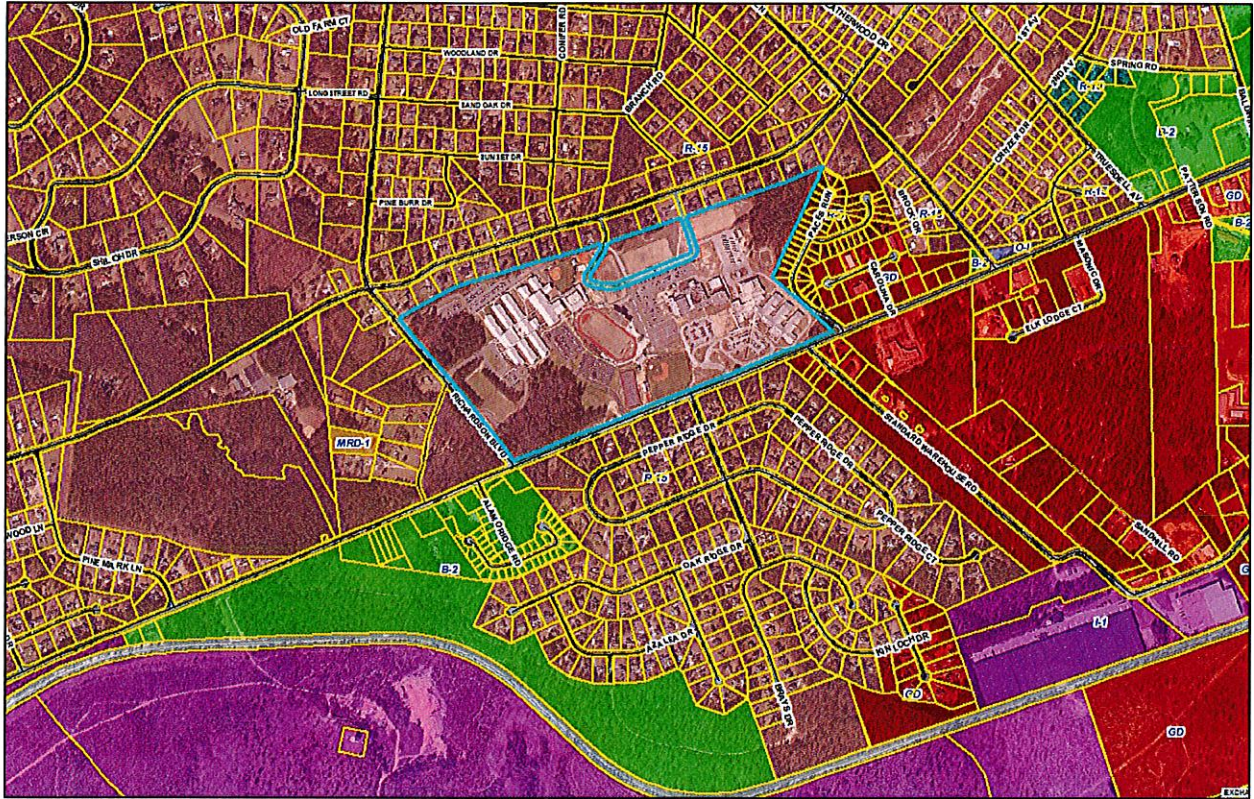
## **PART 2 OF 2**

**KERSHAW COUNTY  
COUNCIL MEETING  
TUESDAY, OCTOBER 10, 2023**

**Second Reading: Case 23-17:** An Ordinance to Amend the Official Zoning Map of Kershaw County To Rezone Approximately +/- 104.17 Acres Of Property (TMS # 309-00-00-007), Owned By The Kershaw County School District, And Located On The North Side Of Us Highway 1 South, At The Intersection With Richardson Boulevard, Lugoff, South Carolina, From R-15, Low Density Residential District, To B-2, General Business District.

**(First Reading: September 26, 2023)**





# KERSHAW COUNTY PLANNING & ZONING COMMISSION

## REQUEST FOR MAP AMENDMENT BY JONATHAN L. YATES (CASE 23-17)

Current Zoning: R-15 (Low Density Residential District)

Proposed Zoning: B-2 (General Business District)

TMS# 309-00-00-007

September 11, 2023 **(see pages 9 and 10 for Planning Commission Action Summary)**

## STAFF REPORT

### KERSHAW COUNTY PLANNING & ZONING COMMISSION (September 11, 2023 Meeting)

**Request #:** 23-17

**Applicant:** Jonathan L. Yates (Hellman, Yates, & Tisdale)  
**Property Size:** Approximately 104 acres (Lugoff-Elgin High School)

**Current Zoning:** R-15 (Low Density Residential)  
**Proposed Zoning:** B-2 (General Business District)

**Location:** 1234 Highway 1 South, Lugoff  
**TMS#:** 309-00-00-007

**Background Summary:** This rezoning request consists of one parcel totaling approximately 104 acres. The parcel is owned by the Kershaw County School District and is the site of Lugoff-Elgin High School. The parcel is accessed via Highway 1, Wildwood Lane, and Richardson Boulevard.

The applicant has indicated a specific use that they would like to seek rezoning to allow the placement of a wireless communications facility (cell tower) on the school site.

However, rezoning property for one specific use, or “conditional rezoning”, is illegal in the State of South Carolina. Therefore, this is a general use rezoning request. If approved, any and all permitted and conditional uses allowed in the B-2 district could be developed on this property.

**Key Issue Summary:** The following key issues should be resolved through the consideration of this application:

- Does the request follow the Future Land Use Map?
- Does the request correlate with the current Kershaw County Comprehensive Plan?



### Current Property Information

<b>Land Use</b>	High School and associated parking and athletic facilities.
<b>Site Features</b>	Developed property.
<b>Flood Hazards</b>	None
<b>Vehicle Access</b>	The parcel is accessed via Highway 1, Wildwood Lane, and Richardson Boulevard.

### Surrounding Zoning and Land Use

	Zoning:	Land Use:
<b>North:</b>	R-15	Residentially developed properties (Ward Subdivision)
<b>South:</b>	B-2 and R-15	Residentially developed property (Pepper Ridge and Alamo Ridge)
<b>East:</b>	R-6 and GD	Residentially developed property (Paces Green) and a small business park.
<b>West:</b>	R-15	Residentially developed property.

**Zoning District Summary (Existing/ Proposed)**

	<b>Existing Zoning: R-15</b>	<b>Proposed Zoning: B-2</b>
<b>Zoning District Intent:</b>	The R-15 Residential District is intended to foster, preserve, and protect at low densities, areas of the community/County in which the principal use of land is for detached, single-family dwellings and limited residential support facilities at low densities.	The B-2 district is intended to provide for the development and maintenance of commercial and business uses strategically located to serve the traveling public, the community, and the larger Midland region. Toward this end, a wide range of business and commercial uses are permitted herein.
<b>Permitted Uses:</b>  <i>Note: See Table 3-3 of the Zoning and Land Development Regulations for a complete listing of permitted and conditional uses.</i>	Single-Family Detached Patio Homes (conditional) Schools Community Center for Elderly or Other Residential Care Facilities Museums Golf, Tennis, Swimming Club Religious Organizations Bed & Breakfast (conditional) Fire Protection Accessories to residential uses  <i>Note: No multi-family uses are allowed in the R-15 district, including duplex, triplex, quadplex, townhomes, or apartments.</i>	Single-Family Detached Communication Towers Duplex, triplex, quadplex Apartments Townhouses (conditional) Patio homes Specialty trade contractors Vehicle dealers Home furnishings Paint and wallpaper stores Lawn and garden equipment Convenience and liquor stores Sporting goods Manufactured home dealers Landscaping services Libraries Veterinary services Schools Recreation centers Funeral homes Churches General and miscellaneous retail stores.
<b>Water and Sewer Service:</b>	Sewer	Lugoff-Elgin Water

<p><b>Lot and/or Density Requirements:</b></p>	<p>Minimum lot size in B-2 for lots without access to public sewer or community onsite sewage treatment and disposal systems and public water (lots on septic tank and well) shall be three quarters (3/4) of an acre (.75 acre).</p> <p>The minimum lot size in B-2 for lots without access to public sewer or community onsite sewage treatment and disposal systems, <b>but on public water</b>, shall be one-half (1/2) acre (.50 acre).</p> <p>Minimum lot size in B-2 on public sewer and public water is 15,000 sq.ft.</p>	<p>Minimum lot size in R-15 for lots without access to public sewer or community onsite sewage treatment and disposal systems and public water (lots on septic tank and well) shall be three quarters (3/4) of an acre (.75 acre).</p> <p>The minimum lot size in R-15 for lots without access to public sewer or community onsite sewage treatment and disposal systems, <b>but on public water</b>, shall be one-half (1/2) acre (.50 acre).</p> <p>Minimum lot size in R-15 on public sewer and public water is 15,000 sq.ft.</p>
<p><b>Setbacks Required:</b></p>	<p>Street Frontage: 80' Front: 35' Side: 10' Rear: 20'</p>	<p>Street Frontage: 40' Front: 35' Side: 10' or 40' if adjacent to residential district Rear: 10' or 40' if adjacent to residential district</p>
<p><b>Height Restrictions:</b></p>	<p>35'</p>	<p>4 stories</p>
<p><b>Maximum Impervious Surface Ratio:</b> Measured as a percent of total lot area</p>	<p>.50</p>	<p>.60</p>
<p><b>Maximum Density:</b> Measurements in units per gross acre</p>	<p>2.9 units per acre</p>	<p>6.71 units per acre</p>



### Infrastructure

Council District	District 4
Water	Lugoff-Elgin Water Authority
Electricity	Unknown
Sewer or Septic	Sewer
School(s)	Wateree Elementary Lugoff Elgin Middle School Lugoff Elgin High School
Fire District	Lugoff Fire Department
Police Department	Kershaw County Sheriff's Department

### Traffic

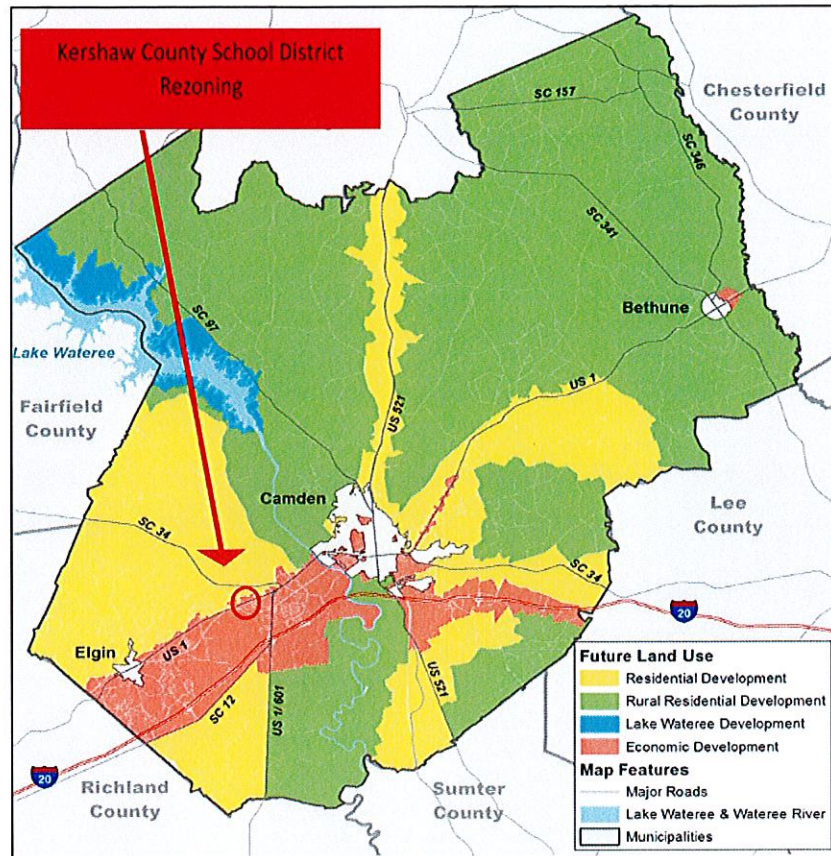
Street Classification	Current LOS (Level Of Service)
<p><b>Principal Arterials:</b> Connected network of continuous routes that serve corridor movements with trip length and travel density characteristics indicating substantial statewide or interstate travel.</p> <p><b>Major collectors</b> conduct and distribute traffic between lower-order residential streets and higher-order streets.</p> <p><b>Local roads</b> primarily provide access to adjacent land and road systems of higher classification for travel over relatively short distances.</p> <p><i>NOTE: A Traffic Impact Analysis would be conducted at the sketch plan subdivision stage of development in order to determine feasibility and any required improvements to any street network serving future development of this parcel.</i></p>	<p>This portion of <b>US Highway 1</b> is a paved state maintained major collector with a right-of-way width of 66-feet. The 2022 ADT for this section of US Highway 1 is 14,000, taken from traffic count station 107 located just to the east of the Paces Run.</p> <p>This portion of <b>Wildwood Lane</b> is a two-lane paved state maintained major collector with a right-of-way width of 66-feet. The 2022 ADT for this section of Wildwood Lane is 2,400, taken from traffic count station 273 located just to the east of the high school.</p> <p>This portion of <b>Richardson</b>, which connects from Wildwood Lane to US Highway 1, is a paved state maintained local road. No traffic count data is available.</p>

#### Comprehensive Plan Considerations:

- *Enable and promote a variety of commercial uses and development in locations that are appropriate and compatible with surrounding land uses, that provide employment opportunities, and that serve the needs of residents.*

- *Require larger scale commercial development to locate in areas of minimal impact to established residential uses, with access to roads that can accommodate the additional traffic that will be generated.*
- *Encourage the location of new and expanded residential, commercial, and industrial development in areas where existing water and sewer facilities, roads, and other infrastructure, or planned facilities upgrades, can accommodate the development.*

**Future Land Use Map**



**Planning Considerations:**

**Future Land Use Map Designation of ED – ECONOMIC DEVELOPMENT AREAS**

Areas so designated contain principally the full range of business, commercial, employment, industrial, institutional, and service uses, and are projected to accommodate the bulk of such development in the future. This designation does not exclude prospects for residential development, however. Residential development located within ED areas could shorten the time and distance between the workplace and home. As infrastructure development is most intense in the ED areas, higher density residential developments are more appropriate. Many existing residential developments are located in ED designated areas. The principles applied to Residential Development areas will also apply to residential enclaves within the ED areas. Also, some land currently devoted to the equine industry can be found within areas generally designated as Economic Development areas. This is especially the case in the Economic Development areas around the City of Camden.



**Decision Criteria:**

Again the key issues that should be resolved through consideration of this application are:

- Does the request follow the Future Land Use Map?
- Does the request correlate with the current Kershaw County Comprehensive Plan?

**The Comprehensive Plan.**

*Preliminary Staff Analysis Comments:* The subject property is located completely within the county’s comprehensive plan defined area of Economic Development. This district addresses the need for neighborhood commercial areas to provide supportive services to development in the area. However, goals within the comprehensive plan also address supporting uses that are compatible with surrounding uses and have minimal impact on existing established residential uses.

**The current conditions and character of the current structures and uses in each district.**

*Preliminary Staff Analysis Comments:* The subject parcel is surrounded by adjoining R-15 zoning with long-established residential uses. This is clearly an established residential area. However, school sites are often located close to suburban / urbanizing areas.

Staff provides the Planning & Zoning Commission and the County Council with the following for informational purposes:

“As defined by the South Carolina Municipal Association: Zoning a small parcel as an island surrounded by a district with different zoning may be spot zoning. The Supreme Court stated that invalid “spot zoning” is the process of singling out a small parcel of land for a use classification totally different from that of the surrounding area to benefit the owners of such property and to the detriment of other owners. *Bob Jones University, Inc. v. City of Greenville*, 243 S.C. 351, 133 S.E.2d 843 (1963). Small areas may be rezoned as long as the action is not arbitrary or unreasonable. To help avoid the problem of spot zoning, many zoning ordinances include a provision prohibiting some types of free standing zoning districts of less than two acres.” The Kershaw County Zoning and Land Development Regulations do not contain such language.

**The most desirable use for which the land in each district is adapted.**

*Preliminary Staff Analysis Comments:* This specific parcel is completely surrounded by existing residential uses which raises the question as to whether or not the change in zoning is compatible with, and will have minimal impact, on those existing established residential uses. Given the existing school site is unlikely to be developed for anything other than an educational facility, other B-2 district uses may not be of concern.

**The conservation of property values throughout the jurisdiction of Kershaw County.**

*Preliminary Staff Analysis Comments:* Staff has not seen any empirical evidence that additional new construction will have a negative impact on property values. On the contrary, commercial development has the tendency to increase property values.

**Responsible growth and development:**

*Preliminary Staff Analysis Comments:* Given the existence of established residential uses directly abutting the subject parcel, the proposed rezoning to B-2 (General Business), from staff’s perspective, could be found to be appropriate and compatible with surrounding existing residential land uses.



**Final Staff Analysis:**

After analyzing the goals of the Comprehensive Plan, the Future Land Use Map, the permitted and conditional uses within the B-2 (General Business) zoning district, and considering the issue of spot zoning as well as the character of the surrounding area and existing development patterns, staff’s analysis concludes that this petition appears to be in keeping with the current development policies of Kershaw County and the current development patterns in this area.

However, the Planning and Zoning Commission statutorily, and per the ZLDR, has the ultimate responsibility to provide a formal recommendation to the County Council. The County Council is the final decision making authority for all rezoning petitions.

**Planning and Zoning Commission Options:**

During the consideration of rezoning requests, the Planning and Zoning Commission should be examining the staff analysis of the request, considering public comment, and reaching an independent decision. Staff provides an analysis absent public opinion, without bias toward a specific use that may be proposed, review of the comprehensive plan and future land use map, as well as considering the impact of the requested zoning district on surrounding properties given all permitted and conditional uses that could be developed on the property if successfully rezoned to B-2 (General Business).

**Reviewing a request for a map amendment the Planning and Zoning Commission may:**

- Forward a favorable recommendation to the Kershaw County Council
- Forward an unfavorable recommendation to the Kershaw County Council
- Continue to the review to the next Planning and Zoning Commission Meeting

**PLANNING AND ZONING COMMISSION ACTION SUMMARY**

On September 11, 2023 the Planning and Zoning Commission held a public hearing to review the request of applicant Jonathan Yates, on behalf of the Kershaw County School System.

This rezoning request consists of one parcel totaling approximately 104 acres. The parcel is owned by the Kershaw County School District and is the site of Lugoff-Elgin High School. The parcel is accessed via Highway 1, Wildwood Lane, and Richardson Boulevard.

The applicant has indicated a specific use that they would like to seek rezoning to allow the placement of a wireless communications facility (cell tower) on the school site.

However, rezoning property for one specific use, or “conditional rezoning”, is illegal in the State of South Carolina. Therefore, this is a general use rezoning request. If approved, any and all permitted and conditional uses allowed in the B-2 district could be developed on this property.

Planning and Zoning Commission members present were Chairman Claude Eichelberger, Kevin Scharf, Robert Horton, George Harkins, and Fiona Martin. Robert Andrews and Libby Davis were absent.

During the public hearing, Joey Adams-Raczkowski, Planning Director, presented the staff report and staff analysis.

Applicants Jonathan Yates from Hellman Yates and Billy Smith with the Kershaw County School system addressed the board. The B2 zoning is necessary because the current R-15 district does not allow cell towers. The school system has cell towers at several of the schools throughout the county and have been trying to get one at this site since 2004. The presence of a cell tower is a safety and security issue for the school district. Having a cell tower at a school site provides for better communications on each campus and for the surrounding areas. The proposed monopole cell tower will be 195 ft tall and designed to support four carriers.

No one else spoke in favor or against the rezoning request.

During board discussion the type of tower was confirmed as well as the location being in the southwest corner of the school site near Richardson Road. Staff confirmed for the board that rezoning the entire school site rather than just a small piece for a cell tower would help to avoid spot zoning issues.

With no additional discussion, George Harkings made a motion to forward a recommendation the vote on the motion to forward a favorable recommendation to County Council was unanimous (5-0) and therefore the matter has been referred to the Kershaw County Council with recommendation for approval.



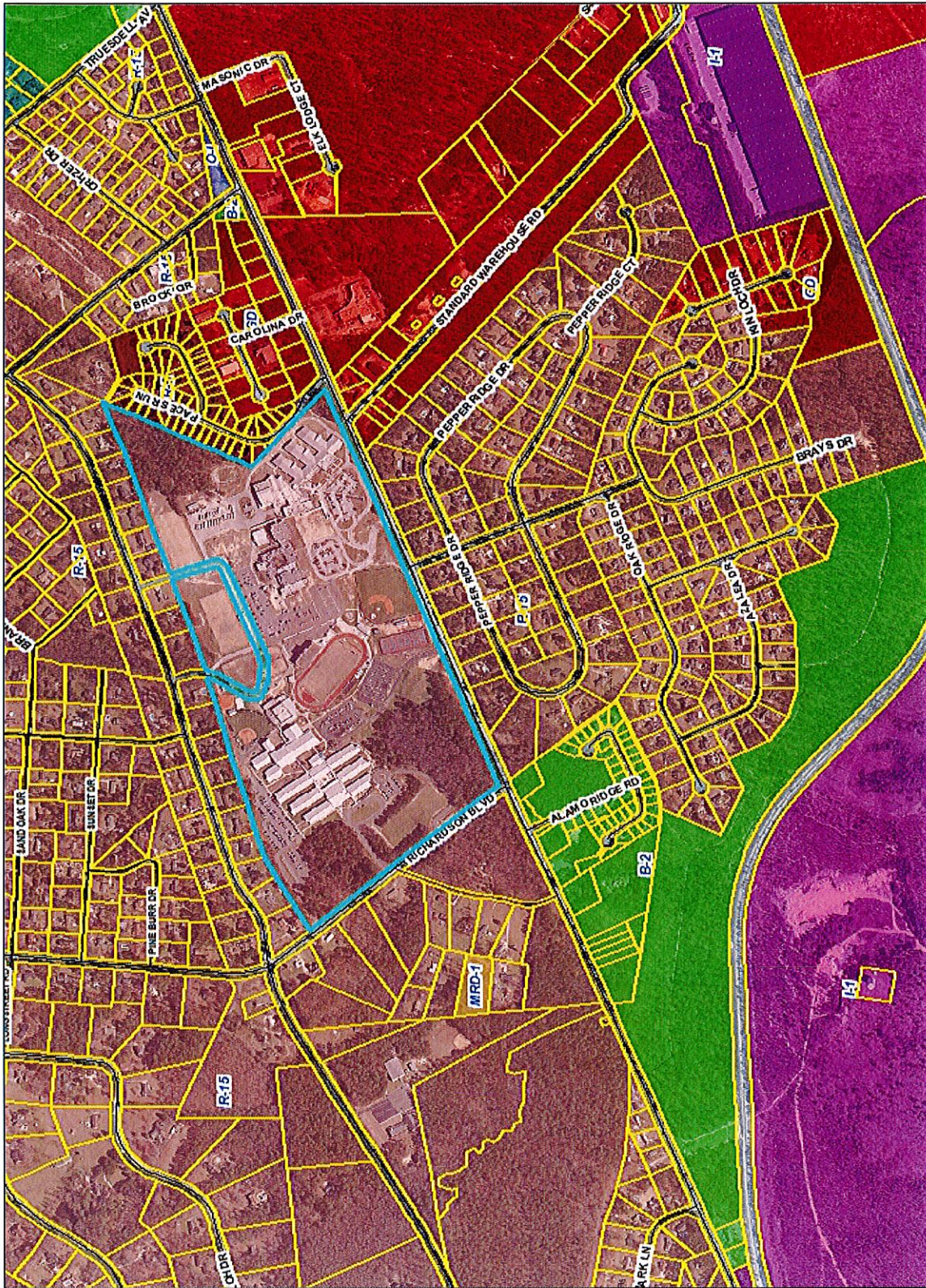
Aerial view of subject property in relation to nearby existing residential development (Case# 23-17)





Surrounding Zoning (Case# 23-17)





Application (Case# 23-17)



**PETITION TO PLANNING AND ZONING COMMISSION  
REZONING (ZONING MAP AMENDMENT) APPLICATION**

Date: 07/21/23 Request #: The applicant requests that the property described below be re-zoned from R-15 to B-2

**APPLICANT**

NAME: Jonathan L. Yates	E-MAIL: Jly@hellmanyates.com
MAILING ADDRESS: 105 Broad Street, Third Floor	CITY: Charleston STATE: SC ZIP: 29401
TELEPHONE: 843-414-9754	CELL:
THE APPLICANT IS: PROPERTY OWNER <input type="checkbox"/> AGENT OF PROPERTY OWNER <input checked="" type="checkbox"/> OPTION HOLDER <input type="checkbox"/>	
If applicant is other than owner, state applicant's interest in the land proposed to be rezoned: Attorney for Lessee of a portion of the property	

**PROPERTY LOCATION**

Street address: 1234 Highway 1 South Lugoff, SC 29078	Street address:
TMS#: 309-00-00-007	Number of acres: 104.17
Deed book: HU / 2199	Plat book: 36 / 1291
Sewer district: Kershaw County	Water district: Lugoff Water District
Current use: High School	Proposed use: High School and wireless communications facility
Community/subdivision:	Council district: 4

Has previous application been made to rezone all or any part of this/these property/properties? Yes  No . If yes, when?  
 Reason for request: To allow for the placement of a wireless communications facility.  
 As per the SC Local Government Planning Enabling Act (Section 6-29-1145 of the South Carolina Code of Laws), is/are this/these tract(s) or parcel(s) restricted by any recorded covenant, restriction, easement, etc., that is contrary to, conflicts with, or prohibits the proposed land use? Yes  No . If so, submit a copy with this application.

Applicant's Signature: *[Signature]* Date: 07-26-23

**PROPERTY OWNER** If other than applicant. If property is owned by more than one person, all owners must be listed. Each owner must complete the designation of Agent Form provided on the following page of this application.

NAME: Kershaw County School Board	TELEPHONE: 803-432-8416
MAILING ADDRESS: 2030 West DeKalb St	CITY: Camden STATE: SC ZIP: 29020
E-MAIL: billy.smith@kcsd.schools.net	

**DESIGNATION OF AGENT** - To be completed by the property owner if the owner is not the applicant. If the property is owned by more than one person, each owner must complete a separate Designation of Agent Form. The signature of the owner must be notarized. An additional form is provided at the end of this application and may be duplicated in order to list all owners.

I, Billy D. Smith (PROPERTY OWNER) hereby appoint Jonathan L. Yates (APPLICANT) as my agent to represent me in this request for rezoning.

Owner's signature: *[Signature]* Date: 7/25/23

Given under my hand and seal, this 25<sup>th</sup> day of July, 2023

[Signature] (Seal)  
Notary Public for South Carolina

My commission expires on 6<sup>th</sup> day of March, 2033

**RECEIVED KC P&Z**  
JUL 27 2023  
BY: VR  
ASSIGNED TO: JAL





# RESOLUTIONS

STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF KERSHAW )

RESOLUTION NO. \_\_.2023

**A RESOLUTION BY KERSHAW COUNTY COUNCIL APPROVING AND ADOPTING POLICIES, PROCEDURES, AND NOTICES FOR ACCESSIBILITY, REASONABLE ACCOMMODATIONS, AND ADA GRIEVANCES.**

**WHEREAS**, Section 504 of the Rehabilitation Act, as amended, and the Americans with Disabilities Act (ADA), prohibits discrimination by a public entity on the basis of disability in the admission to, access to, or operation of programs, services, or activities;

**WHEREAS**, Kershaw County is a “public entity” under the ADA, as defined by Section 12131 of Title 42, Chapter 126 of the United States Code Annotated;

**WHEREAS**, Kershaw County is committed to providing reasonable accommodations to employees, job applicants, and the general public;

**WHEREAS**, Kershaw County wishes to approve and adopt appropriate policies, procedures, and notices regarding accessibility, reasonable accommodations, and ADA grievances as required by Section 504 of the Rehabilitation Act, as amended, and the ADA.

**NOW, THEREFORE, BE IT RESOLVED** by Kershaw County Council, that the notice, policies, and procedures set forth herein are hereby approved and adopted as follows:

The Kershaw County Accessibility, Reasonable Accommodations, and Non-Discrimination on the Basis of Disability Policy is set forth in “Exhibit 1” attached hereto and incorporated herein by reference.

The Kershaw County Notice of Accessibility, Reasonable Accommodations, and ADA Grievance Policy is set forth in “Exhibit 2” attached hereto and incorporated herein by reference.

The Kershaw County Americans with Disabilities Act (ADA) Grievance Procedures is set forth in “Exhibit 3” attached hereto and incorporated herein by reference.

**RESOLVED** by Kershaw County Council this \_\_\_\_\_ day of October 2023.

KERSHAW COUNTY, SOUTH CAROLINA

\_\_\_\_\_  
Katie Guinn, Kershaw County Chairwoman

ATTEST:

\_\_\_\_\_  
Hannah M. Parler,  
Clerk to Council



**KERSHAW COUNTY  
ACCESSIBILITY, REASONABLE ACCOMMODATIONS, AND  
NON-DISCRIMINATION ON THE BASIS OF DISABILITY POLICY**

In accordance with the requirements of the Title II of the Americans with Disabilities Act of 1990 (ADA) and section 504 of the Rehabilitation Act, Kershaw County will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities.

**Employment:** Kershaw County does not discriminate on the basis of disability in its hiring or employment practices and complies with all regulations promulgated by the U.S. Equal Employment Opportunity Commission under Title I of the Americans with Disabilities Act (ADA).

**Effective Communication:** Kershaw County will generally, upon request, provide appropriate aids and services leading to effective communication for qualified persons with disabilities so they can participate equally in County programs, services, and activities, including qualified sign language interpreters, documents in Braille, and other ways of making information and communications accessible to people who have speech, hearing, or vision impairments.

**Modifications to Policies and Procedures:** Kershaw County will make all reasonable modifications to policies and programs to ensure that people with disabilities have an equal opportunity to enjoy all County programs, services, and activities. For example, individuals with service animals are welcomed in County offices, even where pets are generally prohibited.

Anyone who requires an auxiliary aid or service for effective communication, or a modification of policies or procedures to participate in a County program, service, or activity, should contact the office of ADA Coordinator, Barry T. Catoe, Kershaw County Risk Manager, 515 Walnut Street, Camden, South Carolina 29020 at 803-425-7238, as soon as possible, but no later than 48 hours before the scheduled event.

The ADA does not require the County to take any action that would fundamentally alter the nature of its programs or services, or impose an undue financial or administrative burden.

Complaints that a County program, service, or activity is not accessible to persons with disabilities should be directed to ADA Coordinator, Barry T. Catoe, at 803-425-7238.

The County will not place a surcharge on a particular individual with a disability or any group of individuals with disabilities to cover the cost of providing auxiliary aids/services or reasonable modifications of policy, such as retrieving items from locations that are open to the public but are not accessible to persons who use wheelchairs.

**NOTICE**  
**KERSHAW COUNTY**  
**ACCESSIBILITY, REASONABLE ACCOMMODATIONS, AND ADA GRIEVANCE**  
**POLICY**

As required by Section 504 of the Rehabilitation Act, as amended, and the Americans with Disabilities Act (ADA), Kershaw County has adopted a policy regarding Accessibility, Reasonable Accommodations, and ADA Grievances.

Kershaw County does not discriminate on the basis of disability in the admission to, access to, or operation of programs, services or activities.

Qualified individuals who need accessible communication aids or services or other accommodations to participate in programs and activities are invited to make their needs and preferences known to the 504/ADA Coordinator. At least three (3) to five (5) days notice is requested so needs can be adequately met.

An internal grievance procedure is available to resolve complaints. Questions, concerns, or requests for additional information regarding 504/ADA should be forwarded to:

Barry T. Catoe  
Kershaw County Risk Manager  
515 Walnut Street  
Camden, South Carolina 29020  
Phone: 803-425-7238

Days and hours available: Monday – Friday 8:30 a.m. to 5 p.m. Upon request, this notice is available in alternative forms (for example, large print or audiotape) from the 504/ADA Coordinator.



**KERSHAW COUNTY**

**AMERICANS WITH DISABILITIES ACT (ADA) GRIEVANCE PROCEDURES**

This Grievance Procedure is established to meet the requirements of the Americans with Disabilities Act of 1990, as amended. It may be used by anyone who wishes to file a grievance alleging discrimination on the basis of disability in the provision of services, activities, programs, or benefits by Kershaw County. Kershaw County Personnel Policy governs the employment-related complaints of disability discrimination.

The complaint should be in writing and contain information about the alleged discrimination such as name, address, phone number of complainant and location, date, and description of the problem. Alternative means of filing complaints, such as personal interviews or a tape recording of the complaint, will be made available for persons with disabilities upon request.

The complaint should be submitted by the grievant and/or his/her designee as soon as possible but no later than sixty (60) calendar days after the alleged violation to:

Barry T. Catoe  
Kershaw County Risk Manager  
515 Walnut Street  
Camden, South Carolina 29020  
Phone: 803-425-7238

Within fifteen (15) calendar days after receipt of the complaint, the ADA Coordinator or his designee will meet with the complainant to discuss the complaint and the possible resolutions. Within fifteen (15) calendar days of the meeting, the ADA Coordinator or his designee will respond in writing, and where appropriate, in a format accessible to the complainant, such as large print, Braille, or audiotape. The response will explain the position of Kershaw County and offer options for substantive resolution of the complaint.

If the response by the ADA Coordinator or his designee does not satisfactorily resolve the issue, the complainant and/or their designee may appeal the decision within fifteen (15) calendar days after receipt of the response to the County Administrator or his designee.

Within fifteen (15) calendar days after the receipt of the appeal, the County Administrator or his designee will meet with the complainant to discuss the complaint and possible resolutions. Within fifteen (15) calendar days after the meeting, the County Administrator or his designee will respond in writing, and, where appropriate, in a format accessible to the complainant, with a final resolution of the complaint.

All written complaints received by the ADA Coordinator or his designee, appeals to the County Administrator or his designee, and responses from these two offices will be retained by Kershaw County for at least three (3) years.

**NEW**

**BUSINESS**





Kershaw County Clean Community Commission.

515 Walnut St, Camden, SC 29020

Dear .....

At a recent litter clean up some trash was found with your name on it. We just want to inform you of the litter laws for South Carolina so that you are aware and can help us to keep Kershaw County a clean county.

“The South Carolina littering statute prohibits a person from dumping, throwing, dropping, depositing, discarding, or otherwise disposing of litter or other solid waste. This includes cigarette butts and cigarette component litter. The litter cannot be disposed of on waters or public or private property in the State for which the person is not the legal owner or a person otherwise granted permission by the legal owner. Vehicles that transport litter must have a covering that is fastened securely so as to prevent any of its load from dropping, sifting, leaking or otherwise escaping from the vehicle.”

A person who violates the provisions of this section in an amount not more than fifteen pounds, including cigarette butts and cigarette components, is guilty of a misdemeanor and, upon conviction, must be fined no less than twenty-five dollars and not more than one hundred dollars, or imprisoned for no more than thirty days. In addition to the fine or term of imprisonment, the court also may impose eight hours of litter-gathering labor or other form of community service.

Thank you very much for your attention to this.

The Kershaw County Clean Community Commission

(KCcleancommunity@gmail.com)

**AIRPORT  
COMMISSION  
APPLICANTS**



Reappoint

KERSHAW COUNTY, SC  
BIOGRAPHICAL DATA SHEET FOR CONSIDERATION  
OF APPOINTMENT TO BOARDS, COMMISSIONS, AND COMMITTEES

TO: INTERESTED CITIZENS

Would you like to play a part in your county government? County Council accepts biographical data sheets for consideration of appointment to Kershaw County Boards and Commissions. Council reviews the biographical data and makes the appointments, which usually become effective January 1 and July 1 unless there is a resignation. Should there be a resignation, biographical data sheets are kept on file. If you are interested, call 803-425-1500, ext. 5309, and request a biographical data sheet. Complete and return to Clerk to Council, Kershaw County Government Center, 515 Walnut Street, Camden, SC 29020 either by mail or hand delivery.

Kershaw County Boards & Commissions

- |                                |                                   |
|--------------------------------|-----------------------------------|
| Airport Commission             | Library Board                     |
| Assessment Appeals Board       | Medical Center Board of Trustees  |
| Clean Community Commission     | Olde English District Commission  |
| Economic Development Committee | Planning & Zoning Commission      |
| Housing Advisory Committee     | Recreation Advisory Commission    |
| Human Relations Commission     | Tourism Advisory Committee (ATAX) |
| Zoning Board of Appeals        | Other                             |

BIOGRAPHICAL DATA SHEET FOR CONSIDERATION OF APPOINTMENT TO KERSHAW COUNTY  
BOARDS AND COMMISSIONS

Name: Ray Din County Council District 5

Current Mailing Address: 1516 Jefferson Davis Hwy

Years Residing in Kershaw County: 6 In South Carolina: 6

Registered Voter in Kershaw County: Yes X No \_\_\_\_\_ Sex: Female \_\_\_\_\_ Male X

Please list contact information (telephone, cell phone, etc.) 209-607-1829

Email Address: gunghadin@aol.com

Employer: Retired Occupation: \_\_\_\_\_

Employer's Address: \_\_\_\_\_ Normal working hours: \_\_\_\_\_  
(Most meetings are scheduled for 5:30 pm or 7:00 pm; poor attendance can be reason for replacement.)

Have you ever been convicted of a felony: Yes \_\_\_\_\_ No X

Please give educational information (High School, College, Graduate School, etc.) High School

Please list name of Board or Commission on which you are interested in serving as a volunteer

1<sup>st</sup> Choice: Airport Commission

2<sup>nd</sup> Choice: \_\_\_\_\_

3<sup>rd</sup> Choice: \_\_\_\_\_

List any information you feel pertinent to the position, if any: currently serve on the airport commission

List any previous service to the County, State, City or other Boards or Commissions: as above currently serve on airport commission

Applicant's Signature: Ray Din Date 5/16/23

**CLEAN  
COMMUNITY  
COMMISSION**

2023



Reappoint

KERSHAW COUNTY, SC  
BIOGRAPHICAL DATA SHEET FOR CONSIDERATION  
OF APPOINTMENT TO BOARDS, COMMISSIONS, AND COMMITTEES

TO: INTERESTED CITIZENS

Would you like to play a part in your county government? County Council accepts biographical data sheets for consideration of appointment to Kershaw County Boards and Commissions. Council reviews the biographical data and makes the appointments, which usually become effective January 1 and July 1 unless there is a resignation. Should there be a resignation, biographical data sheets are kept on file. If you are interested, call 803-425-1500, ext. 5309, and request a biographical data sheet. Complete and return to Clerk to Council, Kershaw County Government Center, 515 Walnut Street, Camden, SC 29020 either by mail or hand delivery.

Kershaw County Boards & Commissions

- |                                |                                   |
|--------------------------------|-----------------------------------|
| Airport Commission             | Library Board                     |
| Assessment Appeals Board       | Medical Center Board of Trustees  |
| Clean Community Commission     | Olde English District Commission  |
| Economic Development Committee | Planning & Zoning Commission      |
| Housing Advisory Committee     | Recreation Advisory Commission    |
| Human Relations Commission     | Tourism Advisory Committee (ATAX) |
| Zoning Board of Appeals        | Other                             |

BIOGRAPHICAL DATA SHEET FOR CONSIDERATION OF APPOINTMENT TO KERSHAW COUNTY  
BOARDS AND COMMISSIONS

Name: Jill H. Wolfe County Council District: \_\_\_\_\_

Current Mailing Address: 1430 Lake Rd. Ridgeway, SC 29130

Years Residing in Kershaw County: 55 In South Carolina: 55

Registered Voter in Kershaw County: Yes  No \_\_\_\_\_ Sex: Female  Male \_\_\_\_\_

Please list contact information (telephone, cell phone, etc.): 803-513-9608

Email Address: Wolfe gang 1 @ gmail.com

Employer: Southern Cryogenic Consulting Occupation: admin

Employer's Address: Hwy 101 Lugoff Normal working hours: part-time  
(Most meetings are scheduled for 5:30 pm or 7:00 pm; poor attendance can be reason for replacement.)

Have you ever been convicted of a felony: Yes \_\_\_\_\_ No

Please give educational information (High School, College, Graduate School, etc.) Bethune High School,  
University of S.C.

Please list name of Board or Commission on which you are interested in serving as a volunteer

1<sup>st</sup> Choice: Clean Community Commission

2<sup>nd</sup> Choice: \_\_\_\_\_

3<sup>rd</sup> Choice: \_\_\_\_\_

List any information you feel pertinent to the position, if any: passionate about the effect litter has  
on the way our community looks & is perceived by visitors

List any previous service to the County, State, City or other Boards or Commissions: Former Board of Trustees  
for St. Johns UMC, Member of Lugoff Optimist Club, Lights of Lugoff  
Parade Committee.

Applicant's Signature: Jill Wolfe Date: 9-27-83

**OLD BUSINESS**





515 Walnut Street  
Camden, South Carolina 29020  
803-425-1500  
803-425-1546 (FAX)

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MEMORANDUM

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To: Danny Templar  
From: Sarah Williams  
Date: September 19, 2023  
Re: **Detention Roof Project Bid**

This project was procured through Gordian's ezIQC solution, pages 1 - 3. It is available through a cooperative purchasing network which allows the County to access competitively-awarded contractors.

The County met with Gordian about this project. Gordian suggested Johnson-Laux Construction out of Summerville SC. The County checked reference for the Gordian process and the contractor, Johnson Laux, which were all good.

A representative from the County, Gordian and Johnson-Laux inspected the roof and Johnson-Laux presented a Scope of Work, pages 4 - 5, which was approved by the County. The proposal, pages 6 - 12, came from the Scope of Work. Gordian reviewed and approved the proposal for compliance with Construction Task Catalog pricing.

**Staff recommends award to Johnson-Laux Construction for \$249,914.82.**

Budget line item for the Detention Center Projects has \$600,000 available.



**To:** Danny Templar, Administrator  
**From:** Sarah Williams, CPPB  
**Date:** October 3, 2023  
**Re:** Bid for Renovating the Courthouse Vault into Offices

This project consists of adding walls and doors, installing electrical and data connections, painting walls, and installing electrical circuitry to power lights and outlets. The office area is approximately 49' x 39'. Bids include a 20% county-controlled contingency.

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Three responses received for Bid # 23-120-01:

First Class Construction, LLC Columbia, SC	\$93,974.40
J F Contractors, LLC Sumter, SC	\$100,438.80
Carbra Construction & Design, Inc. Columbia, SC	\$183,864.48

Recommend award to First Class Construction, LLC for \$93,974.48.

Funds for this project are in the current budget.