

Minutes
BUDGET WORKSHOP
SUMTER COUNTY COUNCIL
Monday, April 28, 1997 4:30-6:30 P.M.
SUMTER COUNTY ADMINISTRATION BUILDING
COUNCIL'S CHAMBERS

1. **CALL TO ORDER** : The meeting was called to order by Chairman, Chairman James A. Campbell
2. **INVOCATION** - Councilman Charles E. Fienning gave the invocation.
3. **BUDGET PRESENTATIONS**: The following agencies and boards presented their budget requests to Council.

TIME	AGENCIES AND ELECTED OFFICIAL	BUDGET REQUEST
4:40-4:50	Santee Senior Services	\$57,000
4:50-5:00	Iris Festival Committee	\$5,000
5:00-5:10	Soil and Water Conservation District	\$27,845
5:10-5:20	Santee Lynches Regional Council of Governments	\$51,590
5:20-5:30	Santee Wateree Regional Transportation Authority	\$60,000
5:30-5:40	Sumter Green	\$8,100
5:40-5:50	Sumter County Museum	\$57,250

4. ADDITIONAL BUSINESS:

97-323 -- **First Reading** -- An Ordinance Authorizing Sumter County to Lease Certain Real Property Located at 15 School Street, Sumter, S.C., to St. Francis Xavier Schools, Inc. Or the Successors and Assigns Thereof, and to Enter into a Lease Agreement With Regard Thereto.

The Administrator presented this matter before Council. He stated that the ordinance and lease agreement will contain the following information:

- \$150.00 per month for rent
- Lease of 15 School Street
- Two year lease, year-to-year thereafter as agreed.
- No sub-lease without written consent from the County.
- County Administrator to make decisions about the lease.
- Termination:
 - Expiration of lease.
 - Lessee elects to terminate.
 - Option of Lessor:
 1. Lessee dissolves
 2. Lessee cease to be in good standing

3. Lessee no longer a school
 4. Lessee violates terms and conditions
 5. Lessee goes bankrupt
 6. Unforeseen circumstances (fire, etc.)
- Hold Harmless Clause (claims, liability, etc.)
 - Lessee maintain general liability insurance
 - Leased in "as is" condition
 - Lessee responsible for any repairs.
 - Lessee shall maintain premises in as good of condition as commencement of lease.
 - Lessee at its own expense may make repairs to the building for its use.
 - Lessee must have written permission to make repairs.
 - Repairs shall be the property of lessor
 - Lessee shall pay for utilities.
 - Lessor may enter the property to inspect.
 - Upon termination of lease, lessee shall vacate the property.

The Administrator was asked to look into the feasibility of requiring the Lessee to purchase hazardous and fire insurance which would be added to the base monthly payment of \$150.

ACTION: MOTION was made by Councilman Fienning, seconded by Councilwoman Sanders, and unanimously carried by Council to grant first reading to the proposed ordinance and lease agreement.

- **EXECUTIVE SESSION:** If Needed by County Council, It Will Be Suggested to Hold Executive Session To Discuss Contractual and/or Personnel Matters or Receive a Legal Briefing.

5. ADJOURNMENT

After all comments, the meeting adjourned at 5:56 p.m.

Respectfully submitted,

Mary W. Lewis, Clerk to Council