

AGENDA MATERIALS
AND SUPPORTING DOCUMENTS
FOR THE MEETING OF
FEBRUARY 6, 1968

PAT =

Mr. McEachern came by the office
and asked me to give you the following
for "that meeting" -

"Sale of 5.67 acres at Lexington
Airport, at the average of 3 appraisers,
which amounts to \$7,673.33 - to
J. Pat Hester."

D. R.
4:30 P. M.

787



OUTH CAROLINA
INDIA

787-a

Ad. Mtg.
2-5-62

2:01

Gen. Exp.
Org. Room

All Account

②² Abbeville 1500 Pound (ab) CCF

✓ Ga Cons - Bond Rev. Bonds - 8,100,000 - Bonding Co.

✓ Fund Acct - to 16,534

✓ J.H. Harland - 1 Recd - Platt Springs Rd - 5500

✓ Motor Exchange of Bond (See Summary)

✓ Mills - Rev. Bonds fragment 20 Hamp. Pldg

Collected Bonds

4.
5.
60

SOUTH CAROLINA STATE BUDGET AND CONTROL BOARD
DIVISION OF GENERAL SERVICES

Agenda

I. Sale of land in Lexington County

The John H. Harland Company, Bank Stationers, of Atlanta have expressed an interest in obtaining four acres of land now owned by the State on Platt Springs Road in Lexington County. Mr. B. Walter Taylor of Lane, Taylor and Wolfe, Realtors, appraises this property at \$ 5,500.00 per acre. It is recommended that the Division of General Services be authorized to proceed with the sale of this property for industrial purposes to the John H. Harland Company

II. Display on State House Grounds

Concurrent Resolution
Withers and Carson, an Advertising and Public Relations firm, and Edisto Farm of Denmark, South Carolina, ask permission to exhibit a world champion milk producing cow on the State House grounds on February 21, 1968. It is requested that the Board act in this matter.

Interim Action

The Water Pollution Control Authority has rented 5,500 square feet of warehouse space for storage of equipment and supplies at a cost of \$ 200.00 per month. Funds are available for this purpose.

60-61

Private Capital

12,750
12,500

61-62

Abbeville

-

1,500

62-65

P.C. - Inaug.

-

2,500

65-67

Gardie Blumson -

Abbeville - 80 Europe

- Grand y America

200

790



STATE OF SOUTH CAROLINA
COLLECTOR

J. M. SMITH
TREASURER

790-9

FRED D. WEST, JR., EDITOR AND PUBLISHER
FLETCHER W. FERGUSON, NEWS-SPORTS EDITOR
M. SPENCER PHILLIPS, ADVERTISING MANAGER



ABBEVILLE, S. C.
29620

+ PUBLISHED EVERY WEDNESDAY
+ COMMERCIAL JOB PRINTING

January 26, 1968

Senator Lawrence L. Hester
Mount Carmel, South Carolina

Dear Lawrence:

As you no doubt have heard, the Abbeville High School Band this school year has achieved an enviable record for outstanding accomplishment and performances, including winning the South Carolina State Class A Marching Band Championship, first place in the Anderson Christmas Parade (open competition), and other high ratings in open competition in the state.

When a band has such a record, its recognition spreads and because of such the Abbeville High School Band has had two invitations to be an official representative of South Carolina at the Mardi Gras in February and at the Hernando DeSoto Celebration in Bradenton, Florida in March.

The Abbeville Band Booster Club is working diligently to raise funds in order that the boys and girls, who have worked so hard to achieve this recognition for the area and the State, *may go* and we would appreciate it very much if you could assist us in this project. I have wanted to see you personally about the matter, but just managed to miss you during your recent stop-ins here of late.

Since the school system itself has very limited funds, all of its appropriation for band being used in the actual educational phase of the program, the Band Booster Club endeavors to raise funds to meet travel expenses and the continual supply of new and replacement uniforms. Expenses for the two trips is estimated at \$3,350.

I am certain that all the people in South Carolina who have seen this band perform are aware that it will be a most worthy ambassador for the Palmetto State. Our fine director, Mr. Leland S. Scott, the boys and girls, and our club membership sincerely appreciate your interest in the Abbeville Band.

With all best personal regards, I am

Sincerely,

Fletcher W. Ferguson,
President
AHS Band Booster Club

The State of South Carolina



FRED C. CRAFT
Director

Civil Defense Agency

RUTLEDGE BUILDING — 1429 SENATE STREET
COLUMBIA, S. C. 29201

ALBERT V. THOMAS
Deputy Director

February 6, 1968

The Honorable Robert E. McNair
Chairman, State Budget and Control Board
State House
Columbia, South Carolina

Dear Governor McNair:

As per our conversation of Friday, February 2, 1968, the following information is submitted to the Budget and Control Board for their consideration.

During the past two years, we have added two new programs, which are funded 100% with Federal funds. The additional monies that they have brought into this State and the additional number of employees are as follows:

<u>Program</u>	<u>FY 1967</u>	<u>FY 1968</u>	<u>No. of Employees</u>
*Community Shelter Planning	\$ 55,952	\$111,416	6
*Radiological Maintenance and Calibration Laboratory	26,841	40,076	4
Personnel and Administrative Expenses (Normal administrative staff)	113,932	124,937	22
	_____	_____	—
TOTALS	\$196,725	\$276,429	32
State Funds	\$111,947	\$117,334	

(*Denotes new programs)

These facts are stated so that you may see how we are increasing the amount of assistance that we can offer to the State and its political subdivisions at no great additional cost to the State.

Page 2 --

The procedures that have been developed by our CSP staff have been adopted by the National Office of Civil Defense; in fact, part of my staff is meeting with the National staff in Washington at this time to brief them on our procedures.

Under the CSP program, we have found in our State, as of this date, 800,000 additional usable shelter spaces at a cost of only three cents per space. This is way below the National average.

In reviewing the salaries of some other State Agencies, I find that the salary for the Director of this Agency is way below the average. For example:

<u>Agency</u>	<u>Position</u>	<u>Salary</u>
Parks, Recreation and Tourism	Deputy Director	\$18,000
Aeronautics Commission	Director	15,000
Wildlife and Boating	Director	17,500
Industrial Commissioners	Each	16,000
State Forestry	Director	16,170

The average yearly salary of the positions shown above is \$16,534.

In view of the above, I respectfully request that my salary be increased to \$16,534, effective February 10, 1968. This salary increase will be made within existing appropriations and no additional State or Federal funds will be requested. In fact, we always have had unused Federal funds to return to the Office of Civil Defense at the end of each year. The total increase will only cost the State \$1,163.50 per year.

Yours very truly,

Fred C. Craft
FRED C. CRAFT
Director

FCC/fh



STATE OF SOUTH CAROLINA
DIVISION OF GENERAL SERVICES
BUDGET AND CONTROL BOARD
300 GERVAIS STREET
COLUMBIA, S. C. 29201

FURMAN E. MCEACHERN, JR.
DIRECTOR

BUILDINGS AND GROUNDS
DEPARTMENTAL SERVICES
INSURANCE FOR PUBLIC
BUILDINGS
PRINTING AND OFFICE
SUPPLIES
PURCHASING
SINKING FUNDS
SURPLUS PROPERTY
PROCUREMENT

February 5, 1968

Mr. P. C. Smith
State Auditor
Wade Hampton State Office Building
Columbia, South Carolina 29201

Dear Mr. Smith:

I am attaching an agenda covering items to be presented to the Board for the Division of General Services. Copies were not mailed to the members since a firm date had not been set.

As I told you, I will be in Washington Tuesday through Thursday attending a Surplus Property meeting.

Very truly yours,

F. E. McEachern, Jr.
Director

FEM:lc

Attachment

Original Resolution of State Budget and
Control Board - for their records.

2/6/68

795

RESOLUTION OF
STATE BUDGET AND CONTROL BOARD OF SOUTH CAROLINA

WHEREAS, heretofore the County Supervisor, and the County Treasurer, of Berkeley County, South Carolina, together acting as the "County Board" pursuant to Act No. 103 of the Acts of the General Assembly of the State of South Carolina for the year 1967 (Act 103) and hereinafter in this Resolution referred to as "the County Board," did, pursuant to Act 103 petition the State Budget and Control Board of South Carolina (the State Board) seeking the approval of the State Board to an undertaking by the County Board pursuant to Act 103; and

WHEREAS, the proposed undertaking consists of the acquisition by Berkeley County, South Carolina (the County) of a tract of land near Russellville, in Berkeley County, South Carolina, from Georgia-Pacific Corporation, a Georgia corporation (Georgia-Pacific), and the construction thereon of a manufacturing plant for the manufacture of pine plywood (said land and plant being hereinafter referred to as "the Project"); and

WHEREAS, the Project is to be leased to Georgia-Pacific at a rental sufficient to provide for the payment of the bonds of Berkeley County hereafter referred to, and costs and expenses resulting from the issuance thereof; and

WHEREAS, in order to finance the Project the County Board proposes to provide for an issue of \$8,000,000 of Berkeley County, South Carolina, Industrial Revenue Bonds, 1968 Georgia-Pacific Project (the Bonds), payable from the rentals derived from Georgia-Pacific and additionally secured by a Trust Indenture; and

WHEREAS, drafts of the Lease and Agreement between the County and Georgia-Pacific and the Trust Indenture between the County and the yet unnamed Trustee have been submitted to and considered by this Board,

NOW, THEREFORE, BE IT RESOLVED BY THE STATE BUDGET AND CONTROL BOARD IN MEETING DULY ASSEMBLED:

1. It has been found and determined by the State Board:

(a) That the statements of fact set forth in the recitals of this Resolution are in all respects true and correct;

(b) That the County Board has filed a proper petition to the State Board establishing a reasonable estimate of the cost of the Project, a general summary of the terms and conditions of the Lease and Agreement and the Trust Indenture referred to in the recitals hereof, and has established that Georgia-Pacific will pay as additional rentals, in lieu of taxes, the sums prescribed by Section 6 of Act 103;

(c) That the Project will provide employment in its operation, and will be of benefit to the County and adjoining areas;

(d) That the Project is intended to promote the purposes of Act 103 and is reasonably anticipated to effect such results.

2. On the basis of the foregoing findings the proposed undertaking of the County Board to acquire the land included in the Project, to lease the same to Georgia-Pacific, which will construct a manufacturing plant thereon, and to finance the cost thereof through the issuance of the Bonds,

payable from the revenues to be derived from the operation of the Project, and additionally secured by the said Trust Indenture, be and the same is hereby approved.

3. Notice of the action of the State Board in giving approval to the undertaking of the County above described shall be published in THE NEWS AND COURIER, which is a newspaper having general circulation in Berkeley County.

4. The notice to be published shall be in form substantially as set forth as Exhibit A to this Resolution.

EXHIBIT A

NOTICE PURSUANT TO ACT NO. 103 OF
THE ACTS OF THE GENERAL ASSEMBLY
OF SOUTH CAROLINA FOR THE YEAR 1967

Notice is hereby given that following the filing of a petition by the County Supervisor and the County Treasurer of Berkeley County, together acting as the "County Board" pursuant to the above Act 103 and hereinafter referred to as "the County Board" to the State Budget and Control Board of South Carolina (the State Board), approval has been given by the State Board to the following undertaking, viz.:

The acquisition by the County Board of a parcel of land near Russellville, in Berkeley County, South Carolina, which will be leased to Georgia-Pacific Corporation, a Georgia corporation (Georgia-Pacific), which will construct a manufacturing plant thereon. To finance the cost of the acquisition of the said land and the construction of the manufacturing plant thereon (the Project), the County Board will issue \$8,000,000 of Berkeley County, South Carolina, Industrial Revenue Bonds, 1968 Georgia-Pacific Project (the Bonds). The Bonds will be payable solely from the rentals to be paid to the County by Georgia-Pacific which has irrevocably covenanted and agreed to pay when due, all sums required for the principal and interest thereon, and such bonds will be additionally secured by a Trust Indenture.

In addition, Georgia-Pacific has agreed to pay as additional rentals to Berkeley County, the School District of Berkeley County, and all other political units wherein the Project is located, in lieu of taxes, such amounts as would result from

taxes levied on the Project by Berkeley County, the said School District, and the said other political units wherein the Project is situate, if the Project were owned by Georgia-Pacific, but with appropriate reductions similar to the tax exemptions, if any, which would be afforded to Georgia-Pacific if it were the owner of the Project.

Notice is further given that any interested party may at any time within twenty (20) days after the date of the publication of this notice, challenge the validity of the action of the State Board in approving the undertaking of the County Board by action de novo instituted in the Court of Common Pleas for Berkeley County.

THE STATE BUDGET AND CONTROL BOARD

BY _____
Secretary

Publication Date:

February 9, 1968

ORIGINAL PETITION

To be signed by the Supervisor and Treasurer on Page 6.

Attached Resolution to be signed on Page 3 and certified by signing the attached certificate.

THIS IS TO BE RETURNED TO MR. SINKLER FOR DELIVERY TO THE BUDGET AND CONTROL BOARD.

801

STATE OF SOUTH CAROLINA,

COUNTY OF BERKELEY.

TO THE STATE BUDGET AND CONTROL)
BOARD OF SOUTH CAROLINA) P E T I T I O N

The undersigned County Supervisor, and County Treasurer, of Berkeley County, South Carolina, acting jointly as the governing body of Berkeley County (the County), pursuant to Act No. 103 of the Acts of the General Assembly of the State of South Carolina for the year 1967 (Act 103), and hereinafter in this Resolution referred to as "the County Board," respectfully show:

1. Act 103 authorizes and empowers the County Board, if it shall comply with the provisions set forth in Act 103, to acquire land, buildings and other improvements deemed necessary, suitable and useful for the construction of an enterprise for manufacturing; to lease the same; and to finance the acquisition of the same through the issuance of Bonds payable from and secured by a pledge of the revenues to be derived from such enterprise.

2. Georgia-Pacific Corporation, a Georgia corporation (Georgia-Pacific), is the owner of a tract of land in Berkeley County, South Carolina, near Russellville, which is suitable as a site for the construction of a manufacturing plant for the manufacture of pine plywood. Georgia-Pacific and the County Board have agreed that the County Board will acquire a portion of said tract from Georgia-Pacific and will construct thereon

new facilities for the manufacture of pine plywood (the Project), at a presently estimated cost of \$8 Million, including all costs of financing and interest to accrue during the period of time permitted by Act 103. The Project will be leased to Georgia-Pacific.

3. The construction of the Project will provide considerable employment, during the period of construction, and will result in the employment of 200 persons in its operation.

4. For the reasons above set forth and hereafter disclosed, the County Board has found:

(a) That the proposed Georgia-Pacific Project will subserve the purposes of Act 103.

(b) That by reason of undertaking the Project no pecuniary liability will result to the County nor will there be a charge against its general credit or taxing power, and that appropriate provisions appear in the Lease and Agreement indemnifying the County against pecuniary liability by reason of the undertaking.

(c) That the annual amount necessary to pay the principal and interest of the proposed Bonds, whose proceeds will be used to finance the Project, will be approximately \$825,000. The exact amount required for this purpose cannot be ascertained until the Bonds are actually marketed but the estimate herewith made is a conservative one as to the annual debt service requirements of the Bonds.

(d) In view of the well established credit of Georgia-Pacific it has been determined that it is unnecessary to establish reserve funds for the payment of principal and interest.

(e) That the terms of the Lease and Agreement will require Georgia-Pacific to carry proper insurance and to pay all costs of maintaining the Project in good repair.

5. Pursuant to Section 14 of Act 103, the County Board sets forth the following information:

(a) The Project to be undertaken consists of manufacturing facilities with all necessary appurtenances for the manufacture of pine plywood.

(b) The Project will provide considerable employment both during the period of its construction and thereafter during the period of its operation. In addition, the Project will utilize forestry products in Berkeley County and adjoining areas. It is, therefore, believed that the Project will have an extremely beneficial effect upon the economy of the County and areas adjacent thereto.

(c) A reasonable estimate of the cost of the Project is \$8 Million.

6. The proposed Lease and Agreement will provide, among other things, the following:

(a) The County will permit Georgia-Pacific to construct the Project under the supervision of representatives of Georgia-Pacific.

(b) To finance the cost of the acquisition and construction the County will issue \$8,000,000 Berkeley County, South Carolina, Industrial Revenue Bonds, 1968 Georgia-Pacific Project (the Bonds). The Bonds will be secured by a pledge of the rents to be paid by Georgia-Pacific and will be further secured by a Trust Indenture, as authorized by Section 5 of Act 103, to a yet unnamed bank as Trustee.

(c) The proceeds derived from the sale of the Bonds will be deposited with the Trustee and will be withdrawn and applied solely for the payment of costs incident to the acquisition and construction of the Project and for the other purposes set forth in said Trust Indenture.

(d) The Lease and Agreement contains a covenant obligating Georgia-Pacific to complete the Project at its own expense in the event that the proceeds of the Bonds authorized for the Project prove insufficient to provide all costs incident thereto.

(e) The Lease and Agreement provides that if the cost of the Project is less than anticipated, all surplus bond proceeds will be applied to the payment of the principal and interest of the Bonds.

(f) The Lease and Agreement contains a specific provision by which Georgia-Pacific has unconditionally agreed to make payments to Berkeley County, to the School District of Berkeley County and to all other political units in which the Project is situated, in lieu of taxes, in such amounts as would result from taxes levied on the Project by Berkeley County, by the said School District and by said other political units if the Project were owned by Georgia-Pacific, but with appropriate reductions similar to the tax reductions, if any, which would be afforded by Georgia-Pacific were it the owner of the Project.

(g) The Lease and Agreement contains no provision imposing any pecuniary liability upon the County or which would create a charge upon its general credit or taxing powers, and contains an appropriate provision indemnifying the County against pecuniary liability.

7. The proposed Trust Indenture is in conventional form and constitutes a forecloseable mortgage upon the Project. Included in the granting clause of the mortgage will be:

(a) All real property and interests therein, acquired or to be acquired for the Project;

(b) All machinery, equipment and other property to be installed on the Project;

(c) The right, title and interest of the County in the Lease and Agreement; and

(d) All rentals and revenues derived by the County under the Lease and Agreement, except those payments to be made in lieu of taxes.

The Trust Indenture makes provision for the issuance of not exceeding \$8 Million of Bonds to be secured thereunder. It provides for the payment and redemption of the Bonds, the establishment of a Bond Fund into which the proceeds of the rents payable by Georgia-Pacific are placed and the use of said funds for the payment of the Bonds. It imposes upon Georgia-Pacific, as Lessee of the Project, the obligation to pay, in addition to the moneys required for the payment of the principal and interest of the Bonds, all other costs and expenses resulting from the execution and delivery of the Trust Indenture and the issuance of the Bonds pursuant thereto.

8. Presented with this Petition are copies of the Resolution adopted by the County Board on the 5th day of February, 1968, the proposed Lease and Agreement, and the proposed Trust Indenture. While there will be changes in these documents before their execution, no change to be made will adversely affect the County, modify the obligation of the Lessee to make payments in lieu of taxes, or impose upon the County any pecuniary liability or any charge against its credit and taxing power.

7. The proposed Trust Indenture is in conventional form and constitutes a forecloseable mortgage upon the Project. Included in the granting clause of the mortgage will be:

(a) All real property and interests therein, acquired or to be acquired for the Project;

(b) All machinery, equipment and other property to be installed on the Project;

(c) The right, title and interest of the County in the Lease and Agreement; and

(d) All rentals and revenues derived by the County under the Lease and Agreement, except those payments to be made in lieu of taxes.

The Trust Indenture makes provision for the issuance

of not exceeding \$8 Million of Bonds to be secured thereunder.

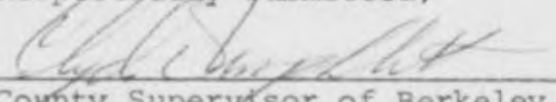
issuance of the Bonds pursuant thereto.

8. Presented with this Petition are copies of the Resolution adopted by the County Board on the 5th day of February, 1968, the proposed Lease and Agreement, and the proposed Trust Indenture. While there may be changes in these documents before

Upon the basis of the foregoing, the County Board respectfully prays,

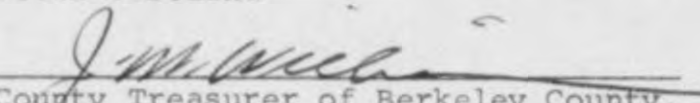
That the State Budget and Control Board accept the filing of the Petition presented herewith and that it do, thereafter, and as soon as practicable, make its independent investigation of the Project and the terms and provisions of the Lease and Agreement and the Trust Indenture as it deems advisable, and that thereafter, the said State Board make a finding that the proposed Project will promote the purposes of Act 103 and that it is reasonably anticipated to effect such result, and on the basis of such finding that it does approve the Project, and give published notice of its approval in the manner set forth in Section 14 of Act 103.

Respectfully submitted,


County Supervisor of Berkeley County,
South Carolina

Dated:

February 5, 1968


County Treasurer of Berkeley County,
South Carolina

As an incident to the adoption of this Resolution the undersigned, being respectively the County Supervisor, and the County Treasurer, of Berkeley County, South Carolina, and together acting as the "County Board" pursuant to Act No. 103 of the Acts of the General Assembly of the State of South Carolina for the year 1967 (Act 103), and hereinafter in this Resolution referred to as "the County Board," have jointly made the following findings of fact:

1. The County Board and Georgia-Pacific Corporation, a Georgia Corporation (Georgia-Pacific), have agreed that there shall be undertaken the construction of a manufacturing enterprise in Berkeley County, to-wit a plant for the manufacture of pine plywood (the Project) and that the same be financed through the issuance of \$8,000,000 Berkeley County, South Carolina, Industrial Revenue Bonds, 1968 Georgia-Pacific Project (the Bonds) pursuant to Act 103.

1. In order that the Project may be undertaken and the Bonds issued to finance the same, it is necessary that there be presented to the State Budget and Control Board of South Carolina a petition setting forth the facts required by Section 14 of Act 103.

3. The County Board has determined that neither the Project nor the Bonds will give rise to any pecuniary liability of Berkeley County or a charge against its general credit and taxing power, and that appropriate provisions appear in the Lease and Agreement hereinafter referred to indemnifying the County against pecuniary liability by reason of the undertaking.

4. The amount necessary to finance the Project is estimated to be \$8 Million, and by reason thereof it is necessary to authorize the issuance of not exceeding \$8 Million of Bonds.

5. Georgia-Pacific has submitted to the County Board the form of a proposed Lease and Agreement and while the amount necessary to provide the annual payments of principal and interest is not at present ascertainable, such amount is estimated at not exceeding \$825,000 per year and Georgia-Pacific has agreed to pay such sums as may be required for the payment of the principal and interest of the Bonds.

6. The terms under which Georgia-Pacific will lease the Project require Georgia-Pacific to maintain the Project and to carry proper insurance with respect thereto.

7. In view of the well established credit of Georgia-Pacific it is unnecessary to establish reserve funds for the payment of principal and interest.

8. The proposed Lease and Agreement obligates Georgia-Pacific unconditionally to pay the principal and interest of the Bonds and to pay other costs in connection therewith and contains an appropriate provision requiring Georgia-Pacific to pay in lieu of taxes, such amounts as would otherwise be paid if Georgia-Pacific owned the Project.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY BOARD, IN MEETING DULY ASSEMBLED:


That the County Board finds that the facts set forth above are in all respects true and correct and on such basis determines to undertake the Project above described.

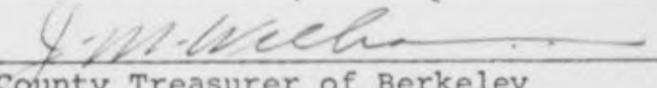
BE IT FURTHER RESOLVED:

That the Petition in form substantially as attached hereto be presented to the State Budget and Control Board of South Carolina to seek the approval required by Section 14 of Act 103 and that such Petition shall be accompanied by copies of:

- (a) A copy of this Resolution adopted by the County Board on the 5th day of February, 1968, authorizing the construction of the Project to commence forthwith and prior to the sale of the Bonds;
- (b) A copy of the proposed Lease and Agreement between the County Board and Georgia-Pacific; and
- (c) A copy of the proposed Trust Indenture.

That said Petition shall be duly executed by the undersigned County Supervisor of Berkeley County and the Treasurer of Berkeley County.


County Supervisor of Berkeley
County, South Carolina



County Treasurer of Berkeley
County, South Carolina.

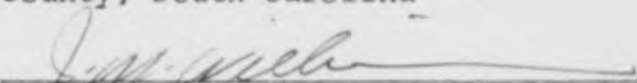
STATE OF SOUTH CAROLINA,

COUNTY OF BERKELEY.

The undersigned DO HEREBY CERTIFY That the attached is a true, correct and verbatim copy of a Resolution this day adopted by the undersigned, acting in the manner set forth in the recitals to the aforesaid Resolution.

IN WITNESS WHEREOF, we have hereunto set our Hands this 5th day of February, A. D. 1968.


County Supervisor of Berkeley
County, South Carolina


County Treasurer of Berkeley
County, South Carolina

E N D