



SPECIAL CALLED MEETING AGENDA

Thursday, February 1, 2024

**Chester City Hall
6:30pm
100 West End Street
Chester, SC
Virtual**

<https://us02web.zoom.us/j/83177660947>

1. Call to Order

- a. Roll Call
- b. Prayer
- c. Pledge of Allegiance
- d. Civility Pledge – *“I pledge to build a stronger and more prosperous community by advocating for civil engagement, respecting others, and their viewpoints, and finding solutions for the betterment of The City of Chester.”*

2. Consideration of Ordinances and Resolutions

- a. Zoning Request **NC to R-10: 201-06-06-034** – First Reading

3. Unfinished Business

- a. Wylie Park Pool Update
- b. 2023-12 Installation of Basketball Court Update
- c. Budget Work Session Update
- d. Goal Setting 2024 - Update on work plan draft

4. Adjourn



ORDINANCE NO. 2024-01

**AN ORDINANCE REZONING FROM (NC)NEIGHBORHOOD COMMERCIAL TO
(R-10) ONE FAMILY RESIDENTIAL THAT CERTAIN PARCEL OF
LAND LYING WITHIN THE CITY OF CHESTER, SOUTH CAROLINA,
CONTAINING APPROXIMATELY. 355 ACRES; LOCATED AT 193 COLUMBIA
STREET; PARCEL ID 201-06-06-034**

WHEREAS, Alex Oliphant, the owner of the real property designated herein, has initiated this ordinance by filing an application with the City requesting that real property be rezoned from NC Neighborhood Commercial to R-10 One family residential; and

WHEREAS, this ordinance changes only the zoning map designation of the real property described herein; and

WHEREAS, the City of Chester Planning Commission conducted a meeting on December 18, 2023, reviewed the proposed zoning change, and recommended approval; and

WHEREAS, the requested zoning change is consistent with the land uses in the general area and the land planning of the City.

NOW, THEREFORE, BE ORDAINED by the Mayor and Council of the City of Chester, South Carolina that the property herein described situated within the municipal limits of the City of Chester, South Carolina, is rezoned from Neighborhood Commercial to One family residential and the City's zoning map is amended accordingly. This ordinance shall take effect immediately upon passage.

Adopted this _____ day of _____ 2024.

Carlos Williams, Mayor

ATTEST:

S. Malik Whitaker, City Administrator

ATTEST:

Marquita Fair, Municipal Clerk

Introduced: 02-01-2024

Final Reading:

COUNTY/CITY REZONING APPLICATION

Request: From NC to R-10

PROPERTY INFORMATION

PROPERTY ADDRESS 193 Columbia St

TAX MAP # 201-06-06-034-000 PLAT: ATTACH TO APPLICATION

LOT AREA: ACRES .355

CURRENT ZONING: NC PROPOSED: R-10

2025 LAND USE _____

CURRENT USE OF PROPERTY Vacant Lot

REASON FOR REZONING _____

GENERAL INFORMATION

APPLICANTS NAME Alex Oliphant

ADDRESS PO Box 518

PHONE 803-374-3060

WORK

HOME

CELL

Signature of Applicant: [Signature]

PROPERTY OWNERS NAME Oliphant + Co, Inc

ADDRESS PO Box 518, Chester SC 29706

PHONE 803-374-3060

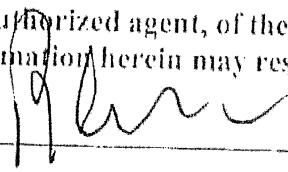
WORK

HOME

CELL

Signature of Owner: [Signature]

development of the land, I further certify that I am the property owner, or his/her authorized agent, of the subject site(s). I understand that falsifying any information herein may result in rejection or denial of this request.

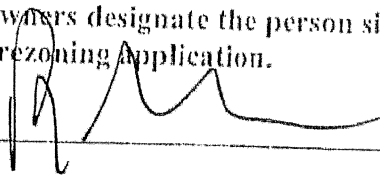


12-14-22

Applicants Signature

Date

I (we) the owners designate the person signing as applicant to represent me (us) in this rezoning application.



12-14-22

Owner's Signature

Date

CANCELATION MAY RESULT IN AN ADDITIONAL FEE OF \$150.00.
YOU MAY HAVE SOMEONE TO REPRESENT YOU AT THE
MEETING.



City of Chester
Public Works Department
Building Safety Inspections & Zoning Administration
405 Ashford Street, Chester, SC 29706
Phone: (803) 581-1405 • Email: rncbeth@chester.sc.gov

**MEETING AGENDA
December 18, 2023
COUNCIL CHAMBERS
5.30pm**

**CITY HALL
100 WEST END STREET
CHESTER, SOUTH CAROLINA 29706
In Person/Virtual
<https://us02web.zoom.us/j/86114924368>**

CALL TO ORDER

PRAYER

ROLL CALL

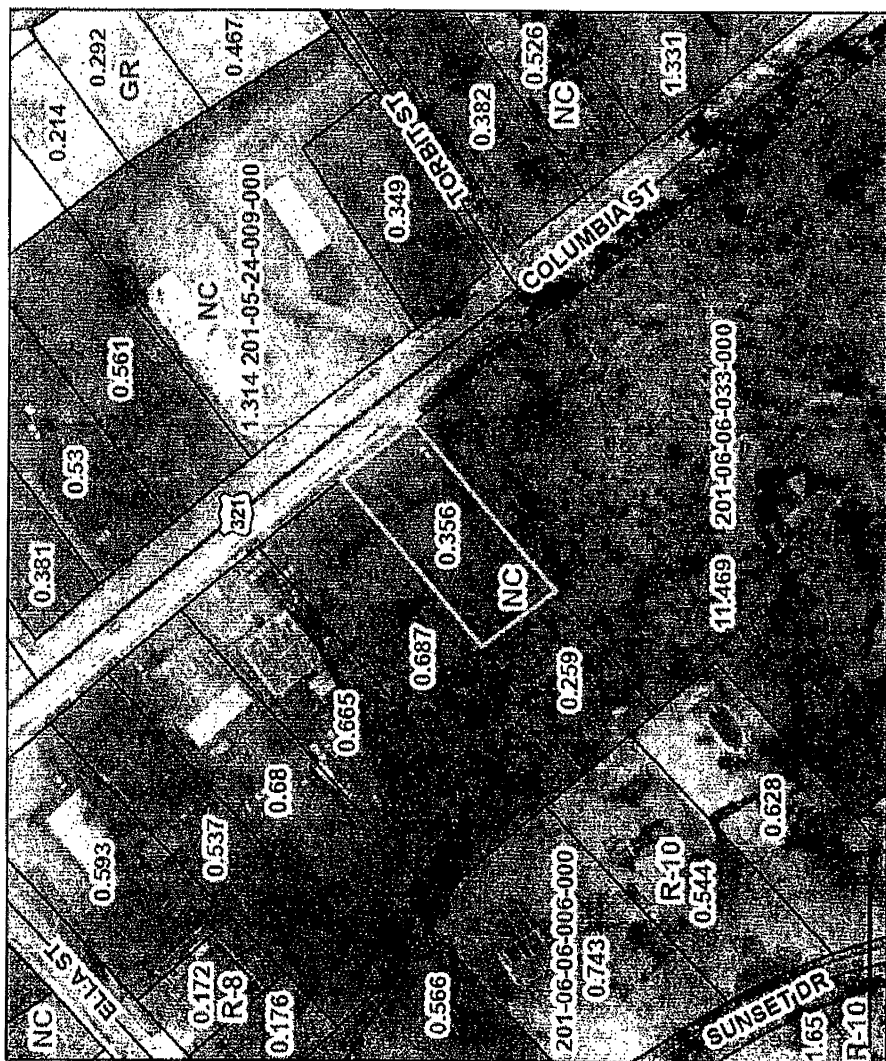
APPROVAL OF THE AGENDA

APPOINTMENT OF CHAIR

NEW BUSINESS: Subdivision approval

- A. Alex Oliphant
201-06-06-034-000
193 Columbia Street, Chester SC 29706
Re-zoning from 3.55 Acres NC to R-10
- B. 201-07-03-079-000
Chris Raeker
3570 Torin Donway, Charlotte, NC 28277
9 lots R-10 Murray Hills Residential
Corner Murray Street and Dye Street
- C. 201-05-13-002-000
Daryl Boyd
Chester SC 29706
Hinton Street 5-lots

Overview



Legend

Roads

- 2018
- 2019
- 2020
- 2021
- 2022
- 2023
- 2024

Municipals

Parcels

City of Chester Zoning

AG Agricultural

BI

C1 - Central

Commercial

District

C2 - General

Commercial

District

CC

EDD Economic

Development

District

GC General

Commercial

GR

HC

I - Industrial

I1 - Industrial

District

ID1 Restricted

Industrial

ID2 Limited

Industrial

ID3 General

Industrial

LC Limited

Commercial

Legend

☐ R-10

☐ R-6

☐ R1 Rural One

☐ R2 Rural Two

☐ R3 Rural Three

☐ R4 Rural Four

☐ R8 One Family

☐ Residential

☐ RG1 Multi-family

☐ Residential

☐ RG2 General

☐ Residential

☐ RIV River

☐ Preservation

☐ RS1 Single Family

☐ Residential

☐ County Boundary

Parcel ID 201-06-06-034-000
Sec/Twp/Rng n/a
Property Address 193 COLUMBIA ST
District 02C
Brief Tax Description COLUMBIA

Alternate ID n/a
Class RL
Acreage n/a

Owner Address OLIPHANT & CO INC
PO BOX 519
CHESTER SC 29706

(Note: Not to be used on legal documents)

Date created: 1/23/2024
Last Data Uploaded: 1/23/2024 2:17:01 AM

Developed by  Schneider
GEOSPATIAL

CITY OF CHESTER

Installation of Wylie Park Recreational Center Basketball Court RFP 2023-12

Proposal of McDaniel's Masonry BID hereinafter called "Bidder", organized and existing under the laws of the State of South Carolina doing business as a Contractor.

To the City of Chester (hereinafter called "Owner"). In compliance with your Advertisement for Bids, bidder hereby proposes to perform all Work for Installation of Wylie Park Recreational Center Basketball Court in strict accordance with the Contract Documents, within the time set forth therein, and at the prices stated below.

By submission of this Bid, each Bidder certifies, and in the case of a joint Bid each party thereto certifies as to this organization, that this Bid has been arrived at independently, without consultation, communication, or agreement as to any matter relating to this Bid with any other Bidder or with any competitor.

Bidder hereby agrees to commence Work under this Contract on or before a date to be specified in the Notice to Proceed and to fully complete the Project within 60 consecutive calendar days.

BIDDER acknowledges receipt of the following Addendum:

McDaniel's Masonry

NO	ITEM
	Installation of the Wylie Park Recreational Center Basketball Court in the City of Chester
TOTAL BID AMOUNT	
	\$ 26,500.00

PROPOSED CONTRACTOR: The Contractor shall not execute an Agreement with any subcontractor or permit any subcontractor to perform any work included in this Contract.

BID CERTIFICATION

Candy R. Gore
WITNESS

FIRM: Ned McDaniel Jr

BY: Ned McDaniel Jr

TITLE: Owner

DATE: 1-5-2023

ADDRESS: P.O. Box 471

Chester, SC 29706

PHONE NO. (803) 209-9259



McDaniel's Masonry & Concrete Co.



Job Type: Concrete slab for a Basketball Court

Size: 96ft X 52ft

Material needed.

62 yards of concrete with fiber

200ft of expansion joint

Material Cost.

Concrete\$13.927.00 for 3500 with fiber expansion joint \$85.00

Total cost..... 14,012 for material

Labor Cost.

Labor..... \$12,488.00

Total Job Cost..... \$26,500.00

CITY OF CHESTER

Installation of Wylie Park Recreational Center Basketball Court **RFP 2023-12**

BID

Proposal of Southern Builders of York County, Inc. hereinafter called "Bidder", organized and existing under the laws of the State of South Carolina doing business as a General Contractor. To the City of Chester (hereinafter called "Owner"). In compliance with your Advertisement for Bids, bidder hereby proposes to perform all Work for Installation of Wylie Park Recreational Center Basketball Court in strict accordance with the Contract Documents, within the time set forth therein, and at the prices stated below.

By submission of this Bid, each Bidder certifies, and in the case of a joint Bid each party thereto certifies as to this organization, that this Bid has been arrived at independently, without consultation, communication, or agreement as to any matter relating to this Bid with any other Bidder or with any competitor.

Bidder hereby agrees to commence Work under this Contract on or before a date to be specified in the Notice to Proceed and to fully complete the Project within ^{120 PER BID DOCUMENT}~~60~~ consecutive calendar days.

BIDDER acknowledges receipt of the following Addendum:

NONE

NO	ITEM		
	Installation of the Wylie Park Recreational Center Basketball Court in the City of Chester		
<table> <tr> <td>TOTAL BID AMOUNT</td><td>\$ 433,000.⁰⁰</td></tr> </table>		TOTAL BID AMOUNT	\$ 433,000. ⁰⁰
TOTAL BID AMOUNT	\$ 433,000. ⁰⁰		

PROPOSED CONTRACTOR: The Contractor shall not execute an Agreement with any subcontractor or permit any subcontractor to perform any work included in this Contract.

BID CERTIFICATION

Kirk Weller
WITNESS

FIRM: Southern Builders of York County, Inc.

BY: Patrick Williamson 

TITLE: President

DATE: January 5, 2024

ADDRESS: 150 Oakland Ave. Ste. 201

Rock Hill, SC 29730

PHONE NO. 803-324-7611

BID BOND

Travelers Casualty and Surety Company of America
Hartford, CT 06183

CONTRACTOR:

(Name, legal status and address)

Southern Builders of York County, Inc.
150 Oakland Ave Suite 201
Rock Hill, South Carolina 29730

OWNER:

(Name, legal status and address)

City of Chester

SURETY:

(Name, legal status and principal place of business)

Travelers Casualty and Surety Company of America
One Tower SQ
Hartford, CT 06183

BOND AMOUNT: Five percent of amount bid (5%)

PROJECT:

(Name, location or address, and Project number, if any)

Wylie Park Recreational Center Basketball Court 2023-12

The Contractor and Surety are bound to the Owner in the amount set forth above, for the payment of which the Contractor and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, as provided herein. The conditions of this Bond are such that if the Owner accepts the bid of the Contractor within the time specified in the bid documents, or within such time period as may be agreed to by the Owner and Contractor, and the Contractor either (1) enters into a contract with the Owner in accordance with the terms of such bid, and gives such bond or bonds as may be specified in the bidding or Contract Documents, with a surety admitted in the jurisdiction of the Project and otherwise acceptable to the Owner, for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof; or (2) pays to the Owner the difference, not to exceed the amount of this Bond, between the amount specified in said bid and such larger amount for which the Owner may in good faith contract with another party to perform the work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect. The Surety hereby waives any notice of an agreement between the Owner and Contractor to extend the time in which the Owner may accept the bid. Waiver of notice by the Surety shall not apply to any extension exceeding sixty (60) days in the aggregate beyond the time for acceptance of bids specified in the bid documents, and the Owner and Contractor shall obtain the Surety's consent for an extension beyond sixty (60) days.

If this Bond is issued in connection with a subcontractor's bid to a Contractor, the term Contractor in this Bond shall be deemed to be Subcontractor and the term Owner shall be deemed to be Contractor.

When this Bond has been furnished to comply with a statutory or other legal requirement in the location of the Project, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted herefrom and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. When so furnished, the intent is that this Bond shall be construed as a statutory bond and not as a common law bond.

Signed and sealed this 4th day of January, 2024

Southern Builders of York County, Inc.

[Signature]
(Principal)

President
(Title)



Travelers Casualty and Surety Company of America

Buck Leigh
(Surety) Buck Leigh

(Seal)



A torney-in-Fact
(Title)

[Signature]
(Witness)

Mary Leigh

(Witness)

TRAVELERS

**Travelers Casualty and Surety Company of America
Travelers Casualty and Surety Company
St. Paul Fire and Marine Insurance Company**

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That Travelers Casualty and Surety Company of America, Travelers Casualty and Surety Company, and St. Paul Fire and Marine Insurance Company are corporations duly organized under the laws of the State of Connecticut (herein collectively called the "Companies"), and that the Companies do hereby make, constitute and appoint **Buck Leigh** of Lexington South Carolina, their true and lawful Attorney-in-Fact to sign, execute, seal and acknowledge any and all bonds, recognizances, conditional undertakings and other writings obligatory in the nature thereof on behalf of the Companies in their business of guaranteeing the fidelity of persons, guaranteeing the performance of contracts and executing or guaranteeing bonds and undertakings required or permitted in any actions or proceedings allowed by law.

IN WITNESS WHEREOF, the Companies have caused this instrument to be signed, and their corporate seals to be hereto affixed, this 3rd day of February, 2017.



State of Connecticut

City of Hartford ss.

By: Robert L. Raney
Robert L. Raney, Senior Vice President

On this the 3rd day of February, 2017, before me personally appeared **Robert L. Raney**, who acknowledged himself to be the Senior Vice President of Travelers Casualty and Surety Company of America, Travelers Casualty and Surety Company, and St. Paul Fire and Marine Insurance Company, and that he, as such, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing on behalf of the corporations by himself as a duly authorized officer.

In Witness Whereof, I hereunto set my hand and official seal.

My Commission expires the 30th day of June, 2021



Marie C. Tetreault
Marie C. Tetreault, Notary Public

This Power of Attorney is granted under and by the authority of the following resolutions adopted by the Boards of Directors of Travelers Casualty and Surety Company of America, Travelers Casualty and Surety Company, and St. Paul Fire and Marine Insurance Company, which resolutions are now in full force and effect, reading as follows:

RESOLVED, that the Chairman, the President, any Vice Chairman, any Executive Vice President, any Senior Vice President, any Vice President, any Second Vice President, the Treasurer, any Assistant Treasurer, the Corporate Secretary or any Assistant Secretary may appoint Attorneys-in-Fact and Agents to act for and on behalf of the Company and may give such appointee such authority as his or her certificate of authority may prescribe to sign with the Company's name and seal with the Company's seal bonds, recognizances, contracts of indemnity, and other writings obligatory in the nature of a bond, recognizance, or conditional undertaking, and any of said officers or the Board of Directors at any time may remove any such appointee and revoke the power given him or her; and it is

FURTHER RESOLVED, that the Chairman, the President, any Vice Chairman, any Executive Vice President, any Senior Vice President or any Vice President may delegate all or any part of the foregoing authority to one or more officers or employees of this Company, provided that each such delegation is in writing and a copy thereof is filed in the office of the Secretary; and it is

FURTHER RESOLVED, that any bond, recognizance, contract of indemnity, or writing obligatory in the nature of a bond, recognizance, or conditional undertaking shall be valid and binding upon the Company when (a) signed by the President, any Vice Chairman, any Executive Vice President, any Senior Vice President or any Vice President, any Second Vice President, the Treasurer, any Assistant Treasurer, the Corporate Secretary or any Assistant Secretary and duly attested and sealed with the Company's seal by a Secretary or Assistant Secretary; or (b) duly executed (under seal, if required) by one or more Attorneys-in-Fact and Agents pursuant to the power prescribed in his or her certificate or their certificates of authority or by one or more Company officers pursuant to a written delegation of authority; and it is

FURTHER RESOLVED, that the signature of each of the following officers: President, any Executive Vice President, any Senior Vice President, any Vice President, any Assistant Vice President, any Secretary, any Assistant Secretary, and the seal of the Company may be affixed by facsimile to any Power of Attorney or to any certificate relating thereto appointing Resident Vice Presidents, Resident Assistant Secretaries or Attorneys-in-Fact for purposes only of executing and attesting bonds and undertakings and other writings obligatory in the nature thereof, and any such Power of Attorney or certificate bearing such facsimile signature or facsimile seal shall be valid and binding upon the Company and any such power so executed and certified by such facsimile signature and facsimile seal shall be valid and binding on the Company in the future with respect to any bond or understanding to which it is attached.

I, **Kevin E. Hughes**, the undersigned, Assistant Secretary of Travelers Casualty and Surety Company of America, Travelers Casualty and Surety Company, and St. Paul Fire and Marine Insurance Company, do hereby certify that the above and foregoing is a true and correct copy of the Power of Attorney executed by said Companies, which remains in full force and effect.

4th day of January, 2024

Dated this



Kevin E. Hughes
Kevin E. Hughes, Assistant Secretary

**To verify the authenticity of this Power of Attorney, please call us at 1-800-421-3880.
Please refer to the above-named Attorney-in-Fact and the details of the bond to which the power is attached.**

ACORD™

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

1/05/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer any rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Propel Insurance 1410 Blanding Street; Suite 100 COM Construction SRM Columbia, SC 29201-2967	CONTACT NAME: Madison Johnston PHONE (A/C, No, Ext): 803 910-8060 FAX (A/C, No): 866 577-1326 E-MAIL: Madison.Johnston@propelinsurance.com ADDRESS:
INSURED Southern Builders of York County, Inc. 150 Oakland Avenue Suite 201 Rock Hill, SC 29730	INSURER(S) AFFORDING COVERAGE INSURER A: Selective Insurance Company of America INSURER B: Selective Way Insurance Company INSURER C: INSURER D: INSURER E: INSURER F:

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:		\$2584550	07/01/2023	07/01/2024	EACH OCCURRENCE \$1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$500,000 MED EXP (Any one person) \$15,000 PERSONAL & ADV INJURY \$1,000,000 GENERAL AGGREGATE \$3,000,000 PRODUCTS - COMP/OP AGG \$3,000,000 \$
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS NON-OWNED AUTOS ONLY <input type="checkbox"/> HIRED AUTOS ONLY					COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> EXCESS LIAB DED <input checked="" type="checkbox"/> RETENTION \$10,000 <input type="checkbox"/> CLAIMS-MADE		\$2584550	07/01/2023	07/01/2024	EACH OCCURRENCE \$4,000,000 AGGREGATE \$ \$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N N	WC9106884	01/01/2024	01/01/2025	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$1,000,000 E.L. DISEASE - EA EMPLOYEE \$1,000,000 E.L. DISEASE - POLICY LIMIT \$1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

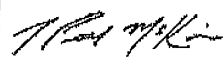
CERTIFICATE HOLDER

CANCELLATION

For Information Only

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



City of
Chester
SC

Search

Administration

Installation of Wylie Park Recreational Center Basketball Court 2023-12

Bid/RFP Status: Open - accepting bids and proposals

Bid/RFP Due Date: Friday, January 5, 2024 - 4:00pm

Bid/RFP Reference Number: RFP 2023-12

[Back to Bids/RFPs](#)

ADVERTISEMENTS FOR BIDS

Project Title: Installation of Wylie Park Recreational Center Basketball Court **2023-12**

Owner: City of Chester

Separate sealed bids for the installation of the Wylie Park Recreational Center Basketball Court in the City of Chester will be received in Chester City Hall on January 5, 2024, at 4 p.m. then at said office to be publicly opened and read aloud.

The scope of work for the project includes, but is not limited to the following:

- Remove and dispose of existing concrete pad and playing surface
- Remove existing post

- Removal and disposal of all existing asphalt and unsuitable material, compacted sub grade,
compact base course for site to be prepared.
- Fine grade and compact entire area, sub grade for new paving.
- Perform all surveying needed to ensure area has proper pitch and critical grade for adequate
surface water runoff on new payment surface.
- Furnish and install asphalt for one (1) 94' X 50' court and specify the number inches of
binder, asphalt, and specs used to establish court construction.
- Specify layers of color coatings and clear undercoating.
- Color of finished product to be decided at later date.
- Install basketball post and goal.
- Mark regulation basketball court playing lines.
- Install appropriate fencing on three (3) sides of courts with 3'- 4' walk through openings.
- Bid must include cost of all materials, equipment, supplies, freight, state sales tax, labor
and supervision as necessary for successful completion of the project
- Courts must be left in "ready" state for basketball games.
- Fencing, grass and surrounding area that is disturbed by the project must be repaired and
returned to previous conditions.

The awarded contractor is responsible for acquiring all necessary DHEC permits, demolition permits, and any required permits; proper bonding and a City Business License is required by the contractor who will be doing the project.

A bid bond is required for all contracts that exceed \$100,000.

Please complete the bid schedule with total project cost. Award shall be made to the lowest responsible bidder, whose bid meets the requirements and criteria set forth in the invitation for bids, taking into consideration quality, performance, and time specified in the bid document for the performance of the work. The City reserves the rights to accept or reject any or all bids in whole or in part and to award a contract that is in the best interest of the City.

The Bid Form may be requested by contacting Reggie McBeth, City of Chester Public Works Director at rmcbeth@chester.sc.gov.

Other qualification or bid requirements include:

Bidder must also make positive effort to use small and minority -owned business and to offer employment, training, and contracting opportunities in accordance with Section 3 of the Housing and Urban Development Act of 1968.

Any prospective bidder, offeror, contractor, or subcontractor who is aggrieved in connection with the solicitation of this contract may protest to the City in accordance with Section 11-35-4210 of the SC Code of Laws 15 days of the date of issuance of the Notice of Intent to Award.

The City of Chester requests that all bidders respond with an actual bid or with a written "No Bid." This provision guards against receiving an insufficient response to the Advertisement of Bids.

The owner reserves the right to waive any irregularities, or to reject any or all bids.

All bids forms must be complete and sealed bids must be submitted by the deadline date of 4 pm, EST on January 5, 2024. No late bids will be accepted.

Mails bids to:

City of Chester

Attn: Reggie McBeth

100 West End Street, Chester, SC 29706
29706

Hand deliver bids to:

City of Chester

Attn: Reggie McBeth

100 West End Street, Chester, SC

The following items must be included as part of the bid:

1. Bid Form
2. Certificate of Insurance
3. Bid Bond


The City of Chester encourages participation by women, minority, disadvantaged and Section 3 businesses. Bid submittals from minority and women owned businesses are encouraged. No bidder may withdraw his bid within 90 days after the actual date of the opening thereof. Work should begin within 30 days of Notice to Proceed and must be completed within 120 days.

A public bid opening will be held at 4pm, EST on Friday, January 5, 2024, at 4 p.m. in the conference room at Chester City Hall located at 100 West End Street, Chester, SC 29706. For questions or additional information, contact Reggie Macbeth at 803-374-1809; rmcbeth@chester.sc.gov.

“EQUAL EMPLOYMENT OPPORTUNITY”

Date: December 15, 2023

Supporting Documents

 Bid Form (34 KB)



installation_of_wylie_park_recreational_center_basketball_court_bid_advertisement_20212.pdf (78 KB)

Contact Information

Location:

100 West End Street
Chester, SC 29706

Phone:

(803) 581-2123

[View Full Contact Details](#)



[Home](#) [Staff Login](#) [Accessibility](#)

100 West End Street, Chester, SC 29706 | (803) 581-2123

ADVERTISEMENTS FOR BIDS

Project Title: Installation of Wylie Park Recreational Center Basketball Court 2023-12

Owner: City of Chester

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The scope of work for the project includes, but is not limited to the following:

- Remove and dispose of existing concrete pad and playing surface
- Remove existing post
- Removal and disposal of all existing asphalt and unsuitable material, compacted sub grade, compacted base course for site to be prepared.
- Fine grade and compact entire area, sub grade for new paving.
- Perform all surveying needed to ensure area has proper pitch and critical grade for adequate surface water runoff on new payment surface.
- Furnish and install asphalt for one (1) 94' X 50' court and specify the number inches of binder, asphalt, and specs used to establish court construction.
- Specify layers of color coatings and clear undercoating.
- Color of finished product to be decided at later date.
- Install basketball post and goal.
- Mark regulation basketball court playing lines.
- Install appropriate fencing on three (3) sides of courts with 3'- 4' walk through openings.
- Bid must include cost of all materials, equipment, supplies, freight, state sales tax, labor and supervision as necessary for successful completion of the project
- Courts must be left in "ready" state for basketball games.
- Fencing, grass and surrounding area that is disturbed by the project must be repaired and returned to previous conditions.

The awarded contractor is responsible for acquiring all necessary DHEC permits, demolition permits, and any required permits; proper bonding and a City Business License is required by the contractor who will be doing the project.

A bid bond is required for all contracts that exceed \$100,000.

Please complete the bid schedule with total project cost. Award shall be made to the lowest responsible bidder, whose bid meets the requirements and criteria set forth in the invitation for bids, taking into consideration quality, performance, and time specified in the bid document for the performance of the work. The City reserves the rights to accept or reject any or all bids in whole or in part and to award a contract that is in the best interest of the City.

The Bid Form may be requested by contacting Reggie McBeth, City of Chester Public Works Director at rmbeth@chester.sc.gov.

Other qualification or bid requirements include:

Bidder must also make positive effort to use small and minority -owned business and to offer employment, training, and contracting opportunities in accordance with Section 3 of the Housing and Urban Development Act of 1968.

Any prospective bidder, offeror, contractor, or subcontractor who is aggrieved in connection with the solicitation of this contract may protest to the City in accordance with Section 11-35-4210 of the SC Code of Laws 15 days of the date of issuance of the Notice of Intent to Award.

The City of Chester requests that all bidders respond with an actual bid or with a written "No Bid." This provision guards against receiving an insufficient response to the Advertisement of Bids.

Introduction:

The City of Chester 2024-2026 Work Plan is a comprehensive document designed to support the City's mission and goals. These goals, officially ratified by the City Council in early 2024, delineate the City's key areas of focus and provide a roadmap for future development. The Work Plan encompasses projects planned for the 2023-2026 fiscal years, aiming to address the Council's priorities and various objectives aligned with the City's overarching goals.

This strategic document serves as the foundation for formulating each annual budget, outlining the City's strategy in achieving the City Council's priorities and overarching goals through specific work activities and objectives. It underscores the City's commitment to the vision of Chester as a community making consistent progress. The Work Plan is designed to be a dynamic, living document, subject to periodic modifications to ensure ongoing alignment with the City's mission, vision, and goals. The City also engages in day-to-day operations to provide essential services to residents, which are not explicitly outlined in the Work Plan but constitute a significant part of the work carried out by City staff.

Must Do Priority Goals:

1. Implement practices to enhance the City's financial position
2. Create and Implement Strategic Plan for Police Department
3. Create and Implement Strategic Plan for Recreation Department
4. *Develop City Council Operating and Administrative Procedures Manual (Administrator Priority)*

Implement practices to enhance the City's financial position

Work Activity	Performance Objective	Due Date	Activity Lead
Work on strategies to increase revenues and reduce expenditures			
Review and update (adopt?) financial policies and procedures for compliance with laws and best practices.	Ensure adherence to applicable laws, regulations, and financial best practices.	Ongoing	Finance Team
Assess costs and revenues of parks and recreation facilities, programs, and services.	Enable Council to determine subsidy levels.	Annually	Parks and Recreation Team
Enhance public access to self-service options to improve staff efficiency.	Reduce staff costs by increasing self-service options.	Ongoing	IT and Public Services Team
Present an annual balanced budget with minimal financial impact on residents.	Achieve a balanced budget while minimizing additional financial burdens.	Annually	City Administrator
Evaluate and enhance security measures and internal controls annually. (EXPLAIN)	Identify and address financial vulnerabilities.	Annually	Security and Risk Management Team
Create an asset management plan.	Develop a comprehensive plan for managing city assets.	TBD	Asset Team
Establish the City's Fiscal Sustainability Implementation Plan.	Implement strategies for long-term fiscal sustainability.	TBD	Finance team
Identify opportunities for insourced services to generate revenue and optimize staffing.	Explore partnerships for service provision to external agencies.	Ongoing	City Administrator

Work Activity	Performance Objective	Due Date	Activity Lead
Complete action items for S.C. Municipal Insurance and Risk Financing Fund <i>WorkSmart</i> Program	WorkSmart pledge initiatives completed	12-24	Administrative Team

Create and Implement Strategic Plan for Police Department

Work Activity	Performance Objective	Due Date	Activity Lead
Conduct a Strategic Planning Retreat.	Facilitate SWOT analysis, mission statement review, vision exercise, and goal setting.	TBD	Police Leadership Team
Implement strategic goals and priorities.	Establish a management structure, assign roles, communicate goals, secure funding, and manage change.	Ongoing	Police Leadership Team

Create and Implement Strategic Plan for Recreation Department

Work Activity	Performance Objective	Due Date	Activity Lead
		TBD	Recreation Team

Develop City Council Operating and Administrative Procedures Manual (Administrator Priority)

Work Activity	Performance Objective	Due Date	Activity Lead
Draft Mayor and City Council Operating Procedures	<p>Policies developed for:</p> <ul style="list-style-type: none">• Meeting Agendas• Conduct of Meetings• Rules of Decorum• Duties of Mayor and Mayor Pro Tem• Rules and Responsibilities of Council Members• Commissions, Committees and Boards• Council Standing and Ad Hoc Committees• Rules of Conduct for Council Members	TBD	City Administrator
Draft Governmental Operating Procedures	<p>Policies for developed for:</p> <ul style="list-style-type: none">• Form of government (Duties of Council, Council Goals, Council Attendance Policy, Council Representation, Council Non-Participation in Administration, Role in Disaster, Finance Authority),• Council/ Administrator Plan/ Duties• City Attorney Duties• Priority of Resources• Use of City Personnel, Equipment or Resources• Code of ethics for all City Officials, employees, consultants, and contracted personnel• Council Communications• Press Relations• Council Financial Matters• Civility Guidelines• Non-Discrimination Policy• Dress Code		City Administrator