

NOTICE OF PUBLIC HEARING
CITY OF NORTH AUGUSTA, SOUTH CAROLINA

NOTICE IS HEREBY GIVEN that the City Council of the City of North Augusta, the governing body of the City of North Augusta, South Carolina (the “City”), will conduct a public hearing (the “Public Hearing”) at 5:30 p.m., on April 1, 2024, in the City Council Chambers at the City Hall located at 100 North Georgia Avenue, North Augusta, South Carolina.

The purpose of the Public Hearing is to receive public comment with respect to an ordinance approving, among other things, a proposed Fourth Amendment to Master Development Agreement (the “Fourth Amendment”) by and among the City, Greenstone Hammond’s Ferry, LLC (the “Master Developer”), and certain Owners of real property in the Riverside Village development in the City (“Riverside Village”). The Fourth Amendment and the Master Development Agreement dated March 15, 2017 among the City, the Master Developer and certain other parties (as previously amended, the “Master Development Agreement”) pertain to certain real property comprising Riverside Village located in the area generally bound by the Savannah River to the south, Georgia Avenue to the east, the brick ponds to the north and the Hammond’s Ferry subdivision to the west, and those portions of Center Street and Railroad Avenue adjacent to such parcels, as applicable. Riverside Village is a mixed-use development combining civic, retail, commercial and residential uses, including, without limitation, single-family and multi-family residential, hotel, conference, hospitality, restaurant, stadium, recreational, park, entertainment and parking facilities in Riverside Village. The development uses contemplated in connection with the Fourth Amendment are anticipated to include residential (to include single-family and multi-family dwellings), retail, hospitality, restaurant, and parking facilities.

The Fourth Amendment provides for (1) the further extension of the term of the Master Development Agreement, (2) the revision of the Master Plan for Riverside Village to modify uses of certain parcels of land in Riverside Village, (3) the modification of certain Exhibits to the Master Development Agreement, (4) certain incentives to further development of Riverside Village, and (5) certain conditions to continuing effectiveness of the Fourth Amendment and the Master Development Agreement. The Public Hearing shall be conducted publicly, and both proponents and opponents of the proposed action shall be given full opportunity to be heard in person or by counsel with a time limit of five minutes per speaker, consistent with the City’s current rules.

A copy of the Master Development Agreement and the proposed Fourth Amendment will be available on and after Friday, March 15, 2024 and may be reviewed in the office of the City Clerk during normal business hours or may be obtained by contacting the City Clerk via email at jpaul@northaugustasc.gov.

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