

GREENWOOD CITY COUNCIL

May 18, 2015 - 5:37 p.m.

MINUTES

PRESENT Council Members: Mayor D. Welborn Adams, Linda Edwards, Betty Boles, Kenn Wiltshire, and Ronnie Ables; City Manager Charles Barrineau, Assistant City Manager Julia Wilkie, City Clerk Steffanie Dorn, City/County Planning Director Phil Lindler, and City Attorney Tripp Padgett; Brian King from gwdToday.com and Colin Riddle from the Index Journal.

ABSENT Niki Hutto and Johnny Williams.

CALL TO ORDER After the invocation was given by City Councilor Linda Edwards, Mayor Adams called the meeting in Council Chambers to order at 5:37 p.m.

STATEMENT AND QUORUM Mayor Adams read the following statement, "In accordance with the Freedom of Information Act, Chapter 4, Title 30, Code of Laws of South Carolina, 1976, an agenda has been posted on the front door of City Hall and notification of this meeting has been given to the news media."

City Clerk Steffanie Dorn confirmed that a quorum was present.

APPROVAL OF CONSENT AGENDA Mayor Adams asked for a motion to approve the consent agenda.

A motion to approve the consent agenda was made by Betty Boles, seconded by Kenn Wiltshire.

The motion passed unanimously.

RECOGNIZE Under Public Appearances, City Manager Charles Barrineau recognized Becky McIntosh who distributed materials to Council regarding the Healthy Learners program that came to Greenwood in 2005.

Becky McIntosh of Healthy Learners.

It is a nonprofit ministry by the Sisters of Charity and is the only program in Greenwood to eliminate health barriers to school children's education. The program works with school nurses who assess medical needs, provides transportation from school to doctor appointments, and other resources. It's funded by Duke Foundation, Self Family Foundation, and Self Regional Healthcare.

Director Elaine Copeland added that the program is a part of the United Way which served 210 children who received 800 services by 26 partners that provided free or reduced services. She added that there will be an adult spelling bee fundraiser on Tuesday, September 29, and encouraged City Council and staff to participate.

CONSIDER

Ordinance No. 15-011 Adding Section 51 d) and Amending Section 27 and Appendix A of the City of Greenwood Business License Ordinance, Chapter 10, Article II of the City of Greenwood Code of Ordinances.

Under Public Hearings, City Manager Barrineau reviewed the ordinance that sets Uptown Market rates for farmers/producers, processors, and artisans/crafters.

Colleen Tebow of 117 Karlie Court spoke against the proposed ordinance stating the \$20 rental fee for one day is a little high for artists and crafters. She asked to reduce the fee to \$10 per day. Councilor Betty Boles commented that the yearly fee is less expensive.

No one spoke in favor of the proposed ordinance.

There was no further discussion from Council.

A motion to approve Ordinance 15-011 was made by Kenn Wiltshire, seconded by Betty Boles.

(2nd reading)

The motion passed unanimously.

CONSIDER City Manager Barrineau reviewed the proposed ordinance to change the age requirement for taxis.

Ordinance No. 15-012 Amending Section 87, Suspension or Revocation - Grounds; Hearing, Vehicles for Hire, Chapter 42, Article III, Division 2 of the City of Greenwood Code of Ordinances.

No one spoke for or against the proposed ordinance.

There was no discussion from Council.

A motion to approve Ordinance No. 15-012 was made by Ronnie Ables, seconded by Betty Boles.

The motion passed unanimously.

(2nd reading)

CONSIDER City Manager Charles Barrineau recognized City/County Planner Phil Lindler who discussed the property owner's request to rezone a portion of the property to Neighborhood Commercial for a fruit stand on the property. He noted that the Planning Commission recommended approval of the request.

Ordinance No. 15-013 Amending the City of Greenwood's Official Zoning Map (Ordinance No. 04-020) by Rezoning One Parcel of Land Located at 133 Hackett Avenue Totaling .21 Acre from RM7 (High Density Residential Manufactured Housing) to NC (Neighborhood Commercial).

DISCUSSION:

Councilor Boles confirmed that the property is adjacent to a building that's already Neighborhood Commercial. She asked if the owner intends to sell only produce and the hours of operation. Phil Lindler stated the hours of operation haven't been established yet. The owner couldn't operate a flea market but could sell more than fruit and vegetables under Neighborhood Commercial such as flowers, jewelry, toys, shoes, video rentals, etc.

Councilor Kenn Wiltshire asked if the owner was aware of the Uptown Market and what other uses would be allowed on the property if rezoned to Neighborhood Commercial. Phil Lindler would like to think that the owner knows of the Uptown Market and only small operations in a permanent structure would be allowed in Neighborhood Commercial including community centers.

Councilor Edwards is concerned that the request will be different from what may actually be placed on the property.

(1st reading)

Phil Lindler confirmed to Ronnie Ables that Neighborhood Commercial is the most stringent of any zoning that allows the sale of merchandise in neighborhoods.

A motion to deny the request to rezone 133 Hackett Avenue was made by Betty Boles, seconded by Linda Edwards.

The motion passed unanimously.

CONSIDER

Ordinance No. 15-014 Amending the City of Greenwood's Official Zoning Map (Ordinance No. 04-020) by Rezoning One Portion of a Parcel of Land Located at 133 Merrywood Drive Totaling .83 Acre from R4 (Two Family Residential) to GC (General Commercial).

City/County Planning Director Phil Lindler discussed the request to rezone a portion of a parcel of land at 133 Merrywood Drive that is located beside Chik-fil-a. The applicant wants the property to have the same zoning as other properties in the area.

No one spoke for or against the proposed zoning change.

There was no discussion from Council.

A motion to approve the rezoning of a portion of 133 Merrywood Drive from Two Family Residential to General Commercial was made by Kenn Wiltshire, seconded by Betty Boles.

The motion passed unanimously.

(1st reading)

CONSIDER

Ordinance No. 15-015 Amending the City of Greenwood's Official Zoning Map (Ordinance No. 04-020) by Rezoning Four Parcels of Land Located at 806, 812, and Unaddressed East Laurel Avenue Totaling 17.88 Acres from R4 (Two Family Residential) to R10 (High Density Residential).

(1st reading)

Due to a conflict of interest, Mayor Adams abstained from this agenda item and Mayor Pro Tempore Kenn Wiltshire presided.

City/County Planner Phil Lindler discussed the rezoning request for four parcels on Laurel Avenue that would allow multifamily use at 10 units per acre. He noted that the Planning Commission denied the request.

Those who spoke against the proposed rezoning were:

Colleen Tebow, Vice President of the Karlie Hill Homeowners Association, spoke on behalf of the residents. She stated that it was understood that there would be more townhomes built in the area, not apartments. Her main concern is for the safety of everyone in the area and asked Council not to approve the rezoning that will allow for more apartments.

Jean Bedingfield of 108 Hailey Court thinks Phillips Management (whom she believes doesn't care about Greenwood citizens), is behind this rezoning request. She stated that there are 265 units at Winter Ridge Apartments behind Karlie Hill. The four-way stop will affect traffic on Haltiwanger Road and Laurel Avenue and the quality of life will be negatively impacted. Mrs. Bedingfield also noted that Karlie Hill has 137 units with at least 2 cars for each unit.

Teresa Roy of 109 Hailey Court is concerned for the safety of residents and traffic. It takes 15 minutes to turn onto Laurel Avenue in the summer and the new apartment complex has already invaded their privacy. She recognizes that Council has a difficult decision to make by trying to grow Greenwood while maintaining the quality of life.

Charles McClain of 132 Karlie Court is concerned about property values. The original Karlie Hill plat that was presented to him showed a total of 88 units which is now 136 units. Placing apartments on the proposed elevated properties surrounding this subdivision will eliminate residents' privacy.

DISCUSSION:

Councilor Edwards was confused about which properties were in the County. City Manager Barrineau confirmed that one property located in the County created a donut hole surrounded by properties in the City Limits.

Mayor Pro Tempore Wiltshire polled the audience as to who was for, or against, the proposed rezoning. No one stood in favor and 18 people that were present stood against the proposed zoning including the two board members of the homeowners association representing 137 units of the subdivision.

A motion to deny the proposed rezoning request was made by Betty Boles, seconded by Linda Edwards.

Those who voted in favor of denying were Mayor Pro Tempore Kenn Wiltshire, Linda Edwards, Betty Boles and Ronnie Ables. Mayor Adams abstained from voting due to a conflict of interest.

The motion passed 4-0.

CONSIDER

Ordinance No. 15-010 Amending the City of Greenwood's Official Zoning Map (Ordinance No. 04-020) by Rezoning One Parcel of Land Located at 209 Booker Street Totaling .35 Acre from R7 (High Density Residential) to NC (Neighborhood Commercial).

Under Unfinished Business, City Manager Charles Barrineau reviewed the proposed rezoning on 209 Booker Street that was tabled by Council at the April meeting.

A motion to deny Ordinance No. 15-010 was made by Linda Edwards, seconded by Kenn Wiltshire.

The motion passed unanimously.

(2nd reading)

CONSIDER

Under New Business, City Manager Charles Barrineau discussed proposed budget changes to include:

Ordinance No.
15-016 Amending
Ordinance Number
14-024, the City
of Greenwood
General Fund and
Hospitality Fund
Budgets for
2015.

(1st reading)

- The addition of a \$250,000 Rasmussen Grant
- \$30,000 match for the eagle monument at the Veteran's Center
- \$366,000 for Uptown Market construction
- \$1.5 million for arcades; reduced by \$1.4 million leaving \$100,000 for design, etc.
- \$300,000 for paint and environmental issues at the Railroad Museum
- \$47,117 for two additional police officer salaries and benefits for the remainder of the year to be budgeted from the unappropriated surplus fund balance.

A motion to amend Ordinance No. 14-024 was made by Kenn Wiltshire, seconded by Linda Edwards.

The motion passed unanimously.

City Manager Barrineau also discussed the need for a new lawnmower used to cut private property when owners don't comply. If approved, \$12,000 from the Community Account to purchase a new lawnmower will be listed in the second reading of this ordinance.

He confirmed to Councilor Boles that the old mower will be sold.

Councilor Edwards agreed that the City pushes its equipment to the limit.

CONSIDER

Resolution No.
15-006 to
Support the
Changing of the
World War I and
World War II
Plaques on the
War Memorial
Owned by the
American Legion
Post 20 and
Placed on a
Publicly Owned
City of
Greenwood
Sidewalk at 332
Main Street.

Mayor Welborn Adams stated that he brought the proposed resolution to City Manager Barrineau for Council's consideration. He noted that the City will not be directly involved in the law suit against the State of South Carolina but the American Legion's attorney suggested that the City's support would help their case.

DISCUSSION:

Councilor Ronnie Ables believes the City shouldn't be involved because this is a State House issue that should be changed at the State House. Mayor Adams stated that the City is indirectly involved because the memorial is located on its property.

A motion to approve Resolution No. 15-006 to support the changing of the World War I and World War II plaques on the War Memorial was made by Kenn Wiltshire, seconded by Betty Boles.

Those who voted in favor were Mayor Adams, Linda Edwards, Betty Boles, and Kenn Wiltshire. Ronnie Ables voted against.

The motion passed 4-1.

Councilor Edwards stated the new plaques aren't changing anything because history cannot be changed. The plaques can be updated to comply with the times, while the older plaques are placed in the Veterans building.

Councilor Ables stated that was how the military was then.

Councilor Wiltshire noted the number of individuals that raised money to have the change made. The older plaques should be placed in a museum for educational purposes to show the mistakes of forefathers. He commented that all the City will be doing is offering its support.

Councilor Boles stated that, if the request is denied at the State House, the plaques can be displayed at the Veterans Center.

CITY MANAGER
COMMENTS

City Manager Charles Barrineau reminded Council that the Festival of Discovery was 50 days away. In the past, he would ask them to approve a special ordinance to allow beer and wine to be consumed in fenced-in areas at Uptown restaurants. Because monitoring consumption is a challenge, he asked Council to allow the Festival of Discovery to function without barriers where individuals can purchase beer and wine at Uptown restaurants and walk around in designated areas. If approved by Council, the first reading will be at the June work session.

DISCUSSION:

Mayor Adams questioned if removing barriers will be safer.

Councilor Wiltshire commented that people will consume more food and less alcohol if they're able to walk around than being fenced in. He added that police will be needed to patrol the perimeters. City Manager Barrineau agreed that there will be a significant amount of signage and people will not be allowed to bring their own bottles or coolers.

Councilor Ronnie Ables commented that he's not in favor of it because now the City will be letting drinkers loose in the Uptown area and causing more problems.

The City Manager also addressed the problem of unorganized move-outs. The landlords' arguments are getting evictees out in favor of new tenants and their taxes pay for the City to pick up household waste. By State Law, landlords must leave belongings on the street for 48 hours. Staff is thinking about asking landlords to inform the City of evictions/move-outs and schedule a trailer to be placed at the site first because, at some times, Public Works has spent half a day picking up household trash. He'll ask the City attorney to add the correct language to an ordinance and talk with property managers for their input.

City Clerk Steffanie Dorn added from her experience that evictions had to be scheduled because a Sheriff's Deputy would have to be present, so a lot of evictions wouldn't be done at one time where additional trailers would be needed.

CITY COUNCIL
COMMENTS

There were no comments at this time.

CONSIDER City Manager Charles Barrineau asked Council for an Executive Session to discuss economic development and personnel matters.

Executive to
Session to
Discuss Economic
Development and
Personnel
Matters.

A motion to enter into Executive Session was made by Kenn Wiltshire, seconded by Linda Edwards.

The motion passed unanimously.

ADJOURNMENT Mayor Adams adjourned the meeting at 6:45 p.m.

D. Welborn Adams, Mayor

ATTEST:

City Clerk and Treasurer