

GREENWOOD CITY COUNCIL

August 15, 2016 - 5:28 p.m.

MINUTES

PRESENT Council Members: Mayor D. Welborn Adams, Niki Hutto, Linda Edwards, Betty Boles, Kenn Wiltshire, Johnny Williams, and Ronnie Ables; City Manager Charles Barrineau, City Clerk Steffanie Dorn, City Police Chief Gerald Brooks, City/County Planning Director Phil Lindler, and City Attorney Tripp Padgett; Adam Benson from the Index Journal.

ABSENT Assistant City Manager Julia Wilkie.

CALL TO ORDER Mayor Adams called the meeting in Council Chambers to order at 5:28 p.m.

City Manager Charles Barrineau gave the invocation.

STATEMENT AND QUORUM Mayor Welborn 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. City Manager Barrineau noted a correction that was made to the Monday, August 1, 2016, special called meeting minutes.

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

The motion passed unanimously.

City Manager Charles Barrineau asked Council's permission to amend the agenda by adding another item regarding a notification received from the South Carolina Department of Public Safety Office Division of Highway Safety & Justice Programs regarding the Body-Worn Cameras (BWC) Fund. He confirmed to Councilor Betty Boles that the grant is worth \$225,213, and requires the City to submit Council's acceptance of the grant by September 1st.

A motion to add another item to the agenda was made by Johnny Williams, seconded by Betty Boles.

The motion passed unanimously.

RECOGNIZE

Under Public Appearances, City Manager Charles Barrineau recognized Justin Allen who was not in attendance.

Justin Allen
Regarding 1828
Bypass 72
Northeast.

RECOGNIZE

Wayne Kelly of
310 Lowell
Avenue and Butch
Anderson of 403
Lowell Avenue.

City Manager Charles Barrineau recognized Wayne Kelly and Butch Anderson of 310 and 403 Lowell Avenue, respectively. Mr. Kelly asked for Council's help regulating parking along Lowell Avenue. He reported that his car has been hit twice and is afraid that someone, especially children, will get injured and confirmed to Councilor Linda Edwards that every home has a drive-way, but some neighbors prefer to park on the street instead. Mr. Anderson requested parking on one side of Lowell Avenue because he sometimes must drive around the neighborhood just to get to his house.

DISCUSSION:

Councilor Johnny Williams stated the City Manager ignored his requests for help in that area and suggested reposting "No Parking" signs from Kitson Street onto Lowell Avenue.

City Manager Barrineau confirmed to Councilor Betty Boles that the City has placed street signs on State roads.

Councilor Kenn Wiltshire asked if the homeowners association (HOA) has been involved and if vehicles can be towed for violations. Wayne Kelly confirmed that they have wrote letters, knocked on doors, and asked residents to stop parking on the street but were ignored.

City Manager Barrineau stated that he has met with the HOA regarding the problem before. Police Chief Brooks confirmed that, unless vehicles are obstructing the highway, proper signage must be established before vehicles can be towed for parking illegally.

Councilor Linda Edwards asked what requirements are needed for the placement of "No Parking" signs. City Manager Barrineau stated that a survey on the entire street must be made to determine the best side, instead of placing them in front of one or two houses.

City Manager Barrineau confirmed to Councilor Niki Hutto that there are no "Tow Away" zones located in the City. Mr. Kelly stated that cars are parked in front of the fire hydrant located at Mason Street and Lowell Avenue.

Mayor Adams advised Mr. Kelly to report back to Council if no signs are up by November. City Manager Barrineau stated that he'll work on the parking situation this week.

Mayor Adams then recognized the Westside Community Planning Group that was in attendance.

CONSIDER

Ordinance No. 16-012 Amending Ordinance No. 03-010, Zoning Ordinance, Chapter 3, Section 3.4.1.2.I., Conditional Uses Allowed in All Industrial Districts Pertaining to Solar Farms.

(1st reading)

Under Public Hearings, City Manager Charles Barrineau recognized City/County Planning Director Phil Lindler who discussed the proposed text change amendment that would modify the original language to be more site specific on types of buffers and screenings for solar panels. He confirmed to Councilor Hutto that Greenwood County also allows solar panels in rural development areas, but the City is only considering limited industrial areas.

No one spoke for or against the Zoning Ordinance text change.

There was no further discussion from Council.

A motion to amend the Zoning Ordinance, Chapter 3, Section 3.4.1.2. I., Uses Allowed in All Industrial Districts Pertaining to Solar Farms were made by Kenn Wiltshire, seconded by Niki Hutto.

The motion passed unanimously.

CONSIDER
 Ordinance No. 16-013 Amending the City of Greenwood's Official Zoning Map (Ordinance No. 04-020) by Rezoning 118 Parcels of Land in an Area Bounded by Mathis Road and Maxwell & Oak Avenues from RM7 (High Density Residential Manufactured Housing) to R7 (High Density Residential).

City Manager Charles Barrineau recognized City/County Planning Director Phil Linder who discussed the request from the City to rezone properties bounded by Mathis Road and Maxwell & Oak Avenues from High Density Residential Manufactured Housing (RM7) that allows conditional usage for manufactured housing, to High Density Residential (R7) that allows seven residential units per acre. He confirmed to Councilor Edwards that there is already a manufactured home off of Oak Avenue that is listed as a nonconforming use. The Planning Commission recommended approval of the rezoning request.

No one spoke for or against the rezoning request.

There was no further discussion from Council.

A motion to rezone 118 parcels of land in an area bounded by Mathis Road and Maxwell & Oak Avenues from RM7 (High Density Manufactured Housing) to R7 (High Density Residential) was made by Kenn Wiltshire, seconded by Betty Boles.

(1st reading)

The motion passed unanimously.

CONSIDER
 Ordinance No. 16-014 Amending the City of Greenwood's Official Zoning Map (Ordinance No. 14-020) by Rezoning a 2.03 Acre Parcel of Land Located at 1801 By-Pass 72 NE from GC (General Commercial) to IP (Institutional Professional).

City Manager Charles Barrineau recognized City/County Planning Director Phil Lindler who discussed a request from Bubba Harvin to rezone the old Sunshine House Operations Center from General Commercial (GC) to Institutional Professional (IP). He noted that the Planning Commission recommended approval of the request.

No one spoke against the proposed request.

Bubba Harvin spoke in favor of the proposed request on behalf of the owner, Drew and Moffett, LLC. The Foundation House is a potential tenant that needs the IP zoning for a religious based, alcohol and drug addiction recovery home for women. He noted that HOA members from Leyland Place and Hampton Trace attended the Planning Commission meeting and were pleased at the possibility of the area getting a more restrictive zoning than GC.

DISCUSSION:

(1st reading)

Councilor Wiltshire questioned why the Leyland Place HOA were involved because of the property location.

Mr. Harvin did confirm that the second building on the site, which is closer to area residences, will be used for storage.

There was no further discussion from Council.

A motion to rezone a parcel of land totaling 2.03 acres located at 1801 By-Pass 72 NE from General Commercial to Institution Professional was made by Johnny Williams, seconded by Ronnie Ables.

The motion passed unanimously.

CONSIDER

To Authorize the City Manager to Accept Neighborhood Initiative Funds and Enter into a Program Agreement with the South Carolina State Housing Finance and Development Authority.

Under New Business, City Manager Charles Barrineau informed Council that the City, along with their partnership with Habitat for Humanity, has received \$825,000 from the State Housing Finance and Development Authority to acquire, environmentally clear, demolish and green space approximately 26 dilapidated residential structures in the Westside Community. He reminded Council that they previously allocated \$75,000 from the Community Development account which will be used to match the grant for a total of \$900,000.

There was no discussion from Council.

A motion to authorize the City Manager to accept Neighborhood Initiative funds and enter into a program agreement with the South Carolina State Housing Finance and Development Authority was made by Niki Hutto, seconded by Betty Boles.

The motion passed unanimously.

City Manager Barrineau then recognized and congratulated Habitat for Humanity, Westside Community members, and Nicholas Beasley from the Church of the Resurrection for their hard work.

CONSIDER
 Resolution No. 16-005 Endorsing the Expenditure of Funds as a Required Match for a Community Development Grant for the Habitat/Mineral Court Apartments Clearance Project.

City Manager Charles Barrineau reminded Council of the \$500,000 Community Development Block Grant application, in partnership with Habitat for Humanity, that requires a \$132,000 match to help demolish the Mineral Court apartment complex. The City has already committed \$25,000 and Habitat for Humanity is prepared to provide the other \$100,000+ as the match. He recommended that the City proceed to apply for the grant in September with awards to be potentially made in December.

There was no discussion from Council.

A motion to endorse the expenditure of funds as a required match for a Community Development Block Grant for the Habitat/Mineral Court Apartments clearance project was made by Niki Hutto, seconded by Betty Boles.

The motion passed unanimously.

CONSIDER
 Ordinance No. 16-015 Amending Section 34-7(b) of the City of Greenwood Code of Ordinances.

City Manager Charles Barrineau noted past discussions with Council regarding sanitation policies of trash pickup times as early as 6:30 a.m. during the summer and the location of green cans for side arm, automated trucks. He also noted language was added for cans to be placed in an unobtrusive area of the property after trash pickup.

(1st reading)

A motion to amend Section 34-7(b) of the City of Greenwood Code of Ordinances was made by Johnny Williams, seconded by Niki Hutto.

DISCUSSION:

Councilor Edwards asked for clarity on the definition of "unobtrusive" because other people may have a different meaning. City Manager Barrineau noted "unobtrusive" meant "not being conspicuous or causing attention", but he is willing to replace that word with simpler language.

Councilors Hutto and Williams agreed that violators are supposed to be fined if cans are not removed from sides of streets.

There was no further discussion.

The motion passed unanimously.

CONSIDER
Ordinance No.
16-016 Amending
Section 6-54 of
the City of
Greenwood Code
of Ordinances.

City Manager Charles Barrineau informed Council of a request from the Humane Society to reflect text changes in the ordinance establishing the Humane Society separately from the Animal Shelter, which is owned by Greenwood County.

There was no discussion from Council.

(1st reading)

A motion to amend Section 6-54 of the City of Greenwood Code of Ordinances was made by Niki Hutto, seconded by Betty Boles.

The motion unanimously.

CONSIDER
To Authorize the
City Manager to
Accept Funding
and Acknowledge
Conditions of
Body-Worn
Cameras (BWC)
Fund Cash Award.

City Manager Charles Barrineau asked Council to accept \$225,213.88 from the State to purchase body cameras for the City Police Department. He noted that it's not the total amount needed, but it allows the City to move forward with purchasing data storage and confirmed to Councilor Wiltshire that staff will request a budget amendment before the end of the year to reflect this award.

There was no discussion from Council.

A motion to accept \$225,213.88 was made by Betty Boles, seconded by Kenn Wiltshire.

The motion passed unanimously.

CONSIDER

Executive
Session to:

- Discuss
Extra-
jurisdictional
Contract for
Police
Services and
Fire Response
Agreement for
Wesley
Commons.
- Receive
Update on
Contractual
Discussions
with Non-
Profits.
- Discuss
Contractual
Arrangement
with Greenwood
CPW.
- Discuss
Contractual
Agreement
Arrangement
with Inn on
the Square for
Parking.

City Manager Charles Barrineau requested Council to enter into an Executive Session to discuss various contractual matters. He requested an additional item that wasn't on the agenda to discuss a contractual arrangement with an Uptown Merchant regarding the use of the City owned arcade. City Manager Barrineau also noted that action may be taken on the police and fire response agreement for Wesley Commons after Executive Session ends and the regular Council meeting reconvenes.

There was no discussion from Council.

A motion to enter into Executive Session was made by Kenn Wiltshire, seconded by Johnny Williams.

The motion passed unanimously.

The meeting recessed at 6:15 p.m.

The meeting reconvened at 7:18 p.m.

CONSIDER

To Authorize the
City Manager to
Enter into
Contract with
Wesley Commons
for Police
Services and
Provide Fire
Response.

City Manager Charles Barrineau requested Council to authorize the City Manager to enter into contract with Wesley Commons for police services and provide fire response.

There was no discussion from Council.

A motion to enter into contract with Wesley Commons was made by Niki Hutto, seconded by Johnny Williams.

The motion passed unanimously.

CITY MANAGER The City Manager did not have any comments at this time.
COMMENTS

CITY COUNCIL Mayor Adams discussed his efforts to get the ride sharing
COMMENTS program, Lyft, in Greenwood.

ADJOURNMENT A motion to adjourn was made by Linda Edwards, seconded
by Betty Boles.

Mayor Adams adjourned the meeting at 7:21 p.m.

D. Welborn Adams, Mayor

ATTEST:

City Clerk and Treasurer