

GREENWOOD CITY COUNCIL

November 21, 2011 - 5:30 p.m.

MINUTES

PRESENT

Council Members: Mayor D. Welborn Adams, Niki Hutto, Linda Edwards, Betty Boles, Johnny Williams, and Ronnie Ables. City Manager Charles Barrineau; City Clerk Steffanie Dorn, City Attorneys Bacot and Padgett, and City/County Planner Andrew Strickland; Rachel Davis of Gwdtoday.com and Chris Trainor of the Index Journal.

Kenn Wiltshire entered the meeting at 5:32 p.m.

CALL TO ORDER

The meeting in Council Chambers was called to order by Mayor Adams at 5:30 p.m. and he welcomed everyone to the meeting.

Councilor Linda Edwards gave the invocation.

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."

The City Clerk, Steffanie Dorn, stated that there was a quorum present.

APPROVAL OF
CONSENT AGENDA

Mayor Adams asked for a motion to approve the consent agenda.

Motion to approve the consent agenda was made by Betty Boles, seconded by Johnny Williams.

The motion passed unanimously.

Kenn Wiltshire entered the meeting at 5:32 and didn't vote.

CONSIDER
Ordinance No.
11-019 Amending
Ordinance 03-
010, Zoning
Ordinance,
Chapter 3,
Section
3.3.1.2.,
Conditional Uses
Allowed in All
Residential
Districts; and
Section
3.2.2.2.,
Additional
Conditional Uses
Allowed in R1.

(1st reading)

Under the Public Hearing, City Manager Charles Barrineau noted that this ordinance allows community gardens, beehives, and poultry chickens in their backyard. It's a nationwide trend that people are trying to become sustainable again.

Andrew Strickland stated the ordinance is to allow small scale agricultural uses only in residential areas throughout the City. Community gardens will be allowed as primary uses rather than accessory uses, cultivated areas cannot exceed one acre in size, and management must commence with equipment designated for household use. This ordinance will allow no more than four chickens only as an accessory use in the rear yard of single family detached dwellings and must be kept in a structure at least 18 inches high. Roosters and onsite slaughter are prohibited. Keeping of bees will also be for an accessory use under the single family detached dwelling. No more than four hives may be kept on properties less than one half acre and no more than eight on properties larger than a half acre. Beehives cannot be located closer than 15 feet from a property line with the hive entrance facing inside the property. Property owners will be required to have a convenient source of water provided on the site to prevent unwanted bee migration.

Councilor Niki Hutto asked what zoning classifications will this ordinance cover and if there is a limitation on the number of horses and cows. Planner Andrew Strickland stated that the ordinance will cover all residential districts but only for single family detached uses. Horses, cows, pigs, and any large agriculture regulations will remain in R-3 as it is now only on properties larger than three acres. Councilor Betty Boles asked about regulations for noise and odor as listed in Chapter 5, Article 5. Andrew Strickland stated that the ordinance really provides for excessive noise that applies to the City ordinance.

No one spoke in favor or against Ordinance No. 11-019.

Councilor Kenn Wiltshire asks if there is an optimum acreage for a horse or a cow. City Manager Barrineau stated that there is a number listed.

A motion to accept Ordinance No. 11-019 was made by Niki Hutto, seconded by Johnny Williams.

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

The motion passed.

-attach-

CONSIDER
Ordinance No. 11-020
Authorizing the Issuance and Delivery from Time to Time of One or More City of Greenwood, South Carolina, Revenue Bond Anticipation Notes, in an Aggregate Principal Amount Not to Exceed \$10,000,000, I Anticipation of the Receipt of the Proceeds of the Sale of Junior Lien Combined Public Utility System Revenue Bonds of the City of Greenwood.

Under New Business, City Manager Charles Barrineau stated that this is an annual ordinance consideration on behalf of the Greenwood Commissioners of Public Works. This will allow them to purchase large quantities of natural gas and City Council has approved this option in the past three or four years.

Motion to approve Ordinance No. 11-020 was made by Niki Hutto, seconded by Ronnie Ables.

The motion passed unanimously.

-attach-

(1st reading)

CONSIDER
Ordinance No. 11-021 to Adopt the Budget for 2012.

City Manager Charles Barrineau stated that this is an ordinance for the 2012 Budget. This ordinance does not use a transfer from the City's fund balance in order to balance the budget because he believes an adequate reserve is critical in these uncertain economic times.

(1st reading)

He reminded Council of several general fund revenue sources projected to decline in 2012 that include State Aid to Subdivisions from the State of South Carolina; telecommunications tax, insurance license tax, and auto tax revenues; and the loss of assessed tax base value from property purchased by non-taxable entities over the last 8 years. The City Manager also noted that due to the volatility of gasoline and diesel prices and the expense of changing over to a more fuel efficient fleet, the City, like every other citizen, is caught in the trap of paying more for gasoline and diesel.

City Manager Barrineau highlighted reductions of expenses in the proposed 2012 budget that included a reduction of force by five positions and a part-time position, no cost of living adjustment for staff, temporarily closing of Fire Station 3 located on Jenkins Springs Road with the consolidation of personnel into Station 1, keeping travel and training budgets to a minimum, deferring the purchase of new equipment and the maintenance of existing equipment in a number of areas, proposed changes to future retirees' health insurance benefits, small percentage increases to both employee health insurance and the City's contribution to the South Carolina Retirement System, and the elimination of the annual employee Christmas gift card.

The budget does include items proposed to be purchased from the City's Capital Reserve Fund Balance that include residential and commercial sanitation dumpsters and various technology equipment plus new radios in the Police Department to meet the 2013 Federal Communication Commission "narrowbanding" mandate. A five year \$326,805 capital lease purchase will be made for six new patrol vehicles to replace those over 100,000 miles, one new knuckle loader and mower for the Public Works department, and a radio repeater for the Fire Department to meet the 2013 FCC narrowbanding mandate.

City Manager Barrineau explained to Council that the budget will be out-of-balance without increasing revenues. Staff proposed a new \$50 annual public works fee on every residential tax parcel of property that would appear on the Greenwood County property tax bill issued in the fall of 2012. The fee is anticipated to generate \$367,263 of new revenue that does not directly impact the business community. He stressed that the City must balance its budget without using reserves but must provide services for community safety and continue to make Greenwood attractive for new private investment.

Councilor Kenn Wiltshire asked questions regarding budgets from Municipal Court, Police Department, Accommodations Tax, Hospitality Tax, Greenwood Regional Tourism and Visitors Bureau, Uptown Greenwood Development Corporation, Benjamin Mays Historic House Foundation, Emerald Triangle facilities, and City events.

Councilor Johnny Williams stated that he is strongly against the budget, closing Fire Station 3, and the proposed Public Works fee. He is in favor of raising taxes and borrowing money from the City's fund balance. City Manager Barrineau stated that all the employees in Fire Station 3 will be shifted to Fire Station 1 which will allow the City to save on overtime costs and have the same number of required staff to meet the ISO rating. Councilor Edwards asked about the call volume for Fire Station 3. Fire Chief Strange stated that the initial response (being the first truck out) is very low; about 10% of what the other stations answer. However, all three stations respond to structure fires.

Councilor Ronnie Ables stated that he's against the Public Works fee and replacing police cars because they have 100,000 miles on them.

Councilor Betty Boles asked if the fee can be removed if the economy should change and revenue increases. City Manager Barrineau stated that it's an option that can be revisited. If the cash flow isn't managed properly, the funds will become low in August through October, the City will have to borrow money based on future tax dollars coming in. Councilor Williams stated that borrowing about \$5 million out of fund balances each year shouldn't make the balance low. He believes the budget can be balanced by raising the millage even if money must be borrowed at the end of the year. Councilor Edwards noted that money will be needed to pay back the borrowed money. Mayor Adams agreed that no one will know if collections after reassessment may be lower and create a worse situation next year.

Motion to approve Ordinance No. 11-021 was made by Kenn Wiltshire, seconded by Betty Boles.

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

The motion passed.

-attach-

CONSIDER
Ordinance No.
11-025 to
Authorize
Implementation
of a Public
Works Fee.

(1st reading)

City Manager Charles Barrineau stated that this ordinance will allow the implementation of a \$50 Public Works fee once a year on each parcel of residential property within the City of Greenwood corporate limits as identified by the auditor of Greenwood County.

Motion to approve Ordinance No. 11-025 was made Kenn Wiltshire, seconded by Niki Hutto.

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

The motion passed.

-attach-

Councilor Edwards asked for reassurance that Council can always revisit and eliminate the fee. City Manager Barrineau stated that staff tries to provide a monthly snapshot of where the City is budget wise. He noted that many decisions and recommendations will be given when they get better information and the fee can be eliminated.

Councilor Boles asked why the fee couldn't be billed monthly. City Manager Barrineau stated that it will be \$4.16 per month but the City didn't calculate for that added collection expense. He advised the best situation may be for residents to pay their property taxes in quarterly installments through the County or escrowed in the mortgage.

CONSIDER
Ordinance No.
11-022 to Levy
Tax for the City
of Greenwood for
2012.

(1st reading)

City Manager Barrineau stated that there were no changes to this annual property tax levy for the City. The millage rate will remain at 101.6.

Councilor Wiltshire asked if the City will place any fees on businesses in any way. The City Manager stated that it will not be addressed directly in this budget.

Motion to approve Ordinance No. 11-022 was made by Niki Hutto, seconded by Ronnie Ables.

The motion passed unanimously.

-attach-

CONSIDER
Ordinance No. 11-023 to Authorize the City Manager to Issue Tax Anticipation Notes in 2012.

City Manager Charles Barrineau reminded Council that this ordinance will allow for the City Manager and Finance Director, if needed, to borrow funds for the anticipation of tax revenue. The City hasn't had to use this over the last decade or more.

There was no discussion from Council.

(1st reading)

Motion to approve Ordinance No. 11-023 was made by Betty Boles, seconded by Kenn Wiltshire.

The motion passed unanimously.

-attach-

CONSIDER
Ordinance No. 11-024 Amending the Business License Ordinance Chapter 15, Section 35, Classification and Rates, Rate 8.6 for Peddlers, Solicitors, Canvassers, Door-to-Door Sales.

City Clerk and Finance Director Steffanie reminded City Council that the City amended the Business License Ordinance last year to change from SIC codes to the NAICS code and adjusted the rates to be revenue neutral. The department realized that a mistake has been made in one of the line items and had the rate for peddlers set for inside rates when it should've been the outside rate.

There was no discussion from Council.

Motion to approve Ordinance No. 11-024 was made by Kenn Wiltshire, seconded by Betty Boles.

The motion passed unanimously.

(1st reading)

-attach-

CONSIDER

Reappointing Kim Clark and Sheila Reynolds to the City/County Planning Commission.

City Manager Charles Barrineau stated the three year terms of Planning Commissioners Kim Clark and Sheila Reynolds expire this month and they are willing to serve for a second term. Staff recommends reappointing them.

There was no discussion from Council.

Motion to reappoint Kim Clark and Sheila Reynolds to the City/County Planning Commission was made by Niki Hutto, seconded by Kenn Wiltshire.

The motion passed unanimously.

CONSIDER

Executive Session for Legal and Personnel Matter.

Mayor Adams asked for a motion to enter into Executive Session.

Motion was made by Betty Boles, seconded Kenn Wiltshire.

The motion passed.

The meeting adjourned into Executive Session at 6:15 p.m.

CITY MANAGER COMMENTS

There were no comments at this time.

CITY COUNCIL COMMENTS

There were no comments from City Council.

ADJOURNMENT

Councilor Betty Boles made a motion to adjourn the meeting.

The meeting adjourned at 6:51 p.m.

ATTEST:

D. Welborn Adams, Mayor

City Clerk and Treasurer