

**REGULAR MEETING OF CITY COUNCIL
NOVEMBER 16, 2017 – 5:30 PM
MUNICIPAL COURTROOM
GEORGETOWN, SC**



Notice of this meeting has been made in accordance with the 1976 Code of Laws of South
Carolina Freedom of Information Act.

1. **CALL TO ORDER**
2. **ANNOUNCEMENT CONCERNING ELECTRONIC DEVICES**
3. **INVOCATION & PLEDGE OF ALLEGIANCE**
4. **PUBLIC COMMENTS**
5. **INTRODUCTION OF NEW EMPLOYEES**
6. **HOUSING AND COMMUNITY DEVELOPMENT**
 - A. **Motion to approve first reading of an ordinance amending the 2011 Comprehensive Plan (Economic Development, Housing, & Transportation Elements and Plan Implementation) and the 2016 Land Use Element.**

Attachments:

1	Comp Plan Amendments Ord	(PDF)
2	Resolution Final Signed	(PDF)
3	Comp Plan Revisions (Attachments A_E)	(PDF)
4	LUM-6	(PDF)
 - B. **Motion to approve first reading of an ordinance amending the City of Georgetown Zoning Ordinance to add Article XXI, Redevelopment District (REDD); and furthermore supplemental amendments to Article V Section 514, Article XIII Section 1301, and Article XV Section 1504.**

Attachments:

1	Article XXI REDD Text Amend Ord	(PDF)
2	REDD Amended Ordinance (DRAFT 11.9.17)	(PDF)
3	Division 1 Introductory Provisions (DRAFT 11.8.17)	(PDF)
4	Division 5 Supplemental Standards (DRAFT 11.8.17)	(PDF)
5	Division 7 REDD Nonconformity Standards (DRAFT 11.8.17) WITH NCU REMOVAL	(PDF)
6	Division 7 REDD Nonconformity Standards (DRAFT 11.8.17) WITHOUT NCU REMOVAL	(PDF)
7	LUM_6	(PDF)
8	April 25 2017 PC Minutes	(PDF)
9	RESOLUTION REDD from Council Signed	(PDF)

- C. **Motion to approve first reading of an ordinance rezoning twenty (20) parcels from Heavy Industrial (HI), Limited Industrial (LI), and Core Commercial (CC) to Base Redevelopment District (REDD-B); and furthermore amend the Official Zoning Map of the City of Georgetown.**

Attachments:

- | | | |
|---|---------------------|-------|
| 1 | REDD Rezoning Ord | (PDF) |
| 2 | LUM_6 | (PDF) |
| 3 | Current Zoning Map | (PDF) |
| 4 | Proposed Zoning Map | (PDF) |

7. ENGINEERING

- A. **Motion to approve bid and make payment to Hydrostructures, PA for the cleaning and televising inspection of approximately 40,000 feet of the sanitary sewer system in the West End District for a not to exceed amount of \$114,135.00.**

Attachments:

- | | | |
|---|--------------------------------|-------|
| 1 | HYDROSTRUCTURES | (PDF) |
| 2 | 1 SUBMITTAL LISTING | (PDF) |
| 3 | Bid Certification | (PDF) |
| 4 | Engineer Recommendation Letter | (PDF) |
| 5 | Bid Comparison Sheet | (PDF) |
| 6 | Addendum-1 | (PDF) |

- B. **Motion to approve bid and make payment to Waccamaw Landscaping and Construction, Inc. for a not to exceed amount of \$62,905 for the landscape improvements at Highway 17 median.**

Attachments:

- | | | |
|----|---|-------|
| 1 | 1 Submittal Listing | (PDF) |
| 2 | Waccamaw Landscaping | (PDF) |
| 3 | Hwy 17-South Fraser St Streetscape Enhancements Bid Package 9-18- | |
| 17 | (PDF) | |
| 4 | Georgetown Fraser Streetscape Bid 11-13-17 | (PDF) |

8. ELECTRIC UTILITIES

- A. **Motion to Approve Purchase Order with Wolf Tree Services of Knoxville, Tennessee and Payment in the Amount of \$140,000 for Contract Tree Clearance Services.**

Attachments:

- | | | |
|---|-----------------------|-------|
| 1 | SKMBT_C22417110813030 | (PDF) |
|---|-----------------------|-------|

9. ADMINISTRATION

- A. **Motion to approve a \$175 Year-end Bonus for FT/Employees & \$87.50 for PT/Employees.**

10. CITY ADMINISTRATOR REPORT

11. MINUTES

- A. Motion to approve minutes of Council meetings dated October 19, 2017, October 26, 2017 and November 3, 2017.**

12. OLD BUSINESS

13. NEW BUSINESS

14. DEPARTMENT MONTHLY REPORTS

- A. October 2017 GPD Report**

Attachments:

1 SKMBT_C22417111310310 (PDF)

- B. October 2017 Municipal Court Report**

Attachments:

1 Municipal court report (PDF)

- C. October 2017 Public Works Department Report**

Attachments:

1 OCT.2017 (PDF)

- D. October 2017 Fleet Services Report**

Attachments:

1 Monthly Report (PDF)

- E. October 2017 Electric Utility Department Report**

Attachments:

1 october17report (PDF)

- F. October 2017 Water Utilities Report**

Attachments:

1 October 2017 Water Utilities Report (PDF)

- G. October 2017 Engineering Report**

Attachments:

1 Engineering Monthly Report_October 2017 (PDF)

- H. October 2017 Housing & Community Development Report**

Attachments:

1 October 2017 Report (PDF)

- I. October 2017 Economic Development Report**

Attachments:

1 Economic Development October Report.submit (PDF)

- J. October 2017 Finance & IT Reports**

Attachments:

1 October 2017 Finance & IT Report (PDF)

2 Grants-Monthly Rpts FY 17.18 (PDF)

15. EXECUTIVE SESSION

- A. Motion to adjourn Regular Meeting and enter Executive Session pursuant to Section 30-4-70 (a)(1) to discuss appointment to the Keep Georgetown Beautiful board, Sec. 30-4-70(a)(2) to receive legal advice related to potential resolution of 2014-CP-22-0863 and Sec. 30-4-70(a)(5) to discuss matters relating to proposed location, expansion, or provision of services encouraging location or expansion of industries or other businesses in the area served by the public body.**
- B. Motion to adjourn Executive Session and reconvene to Regular Meeting.**
- C. NO FORMAL ACTION WAS TAKEN IN EXECUTIVE SESSION.**

16. COUNCIL MAY TAKE ACTION ON ITEMS DISCUSSED IN EXECUTIVE SESSION**17. APPOINTMENTS**

- A. Motion to appoint members to the Keep Georgetown Beautiful board.**

18. ADJOURNMENT

- A. Motion to adjourn the Regular Meeting of City Council.**



120 North Fraser Street • Georgetown, SC 29440 • (843) 545-4000

ORDINANCE

DOC ID: 2304 B

Council Meeting Date:	16 November 2017
Department:	Housing and Community Development
Issue Under Consideration:	Motion to approve an ordinance amending the 2011 Comprehensive Plan (Economic Development, Housing, & Transportation Elements and Plan Implementation) and the 2016 Land Use Element.
Amount Requested:	N/A
Is Item in Current Budget?	N/A
If no, please explain:	N/A
Financial Impact:	N/A
Points to Consider:	• These amendments to the Comprehensive Plan will compliment the proposed rezoning to the steel mill area from Heavy Industrial (HI), Limited Industrial (LI), and Core Commercial (CC) to Base Redevelopment District (REDD-B). • This Resolution was reviewed and approved by Planning Commission on March 28, 2017 with a 6-0 vote in favor.
Options:	Approve or deny the Comprehensive Plan amendment ordinance.
Staff Recommendations:	Staff recommends approving this amendment ordinance.

Reviews:

Rick Martin	Completed	05/10/2017 11:45 AM
City Attorney	Completed	05/10/2017 12:15 PM
Paul Gardner	Completed	05/10/2017 4:46 PM
Debra Bivens	Completed	08/08/2017 5:44 PM
Ann U. Mercer	Completed	08/11/2017 1:49 PM
Georgetown City Council	Completed	09/21/2017 5:30 PM
Georgetown City Council	Pending	11/16/2017 5:30 PM

Attachments:

1. 1 Comp Plan Amendments Ord (PDF)
2. 2 Resolution Final Signed (PDF)
3. 3 Comp Plan Revisions (Attachments A_E) (PDF)
4. 4 LUM-6 (PDF)

**MOTION TO APPROVE AN ORDINANCE AMENDING THE 2011 COMPREHENSIVE PLAN
(ECONOMIC DEVELOPMENT, HOUSING, & TRANSPORTATION ELEMENTS AND PLAN
IMPLEMENTATION) AND THE 2016 LAND USE ELEMENT.**

AN ORDINANCE AMENDING THE 2011 COMPREHENSIVE PLAN (ECONOMIC DEVELOPMENT, HOUSING, & TRANSPORTATION ELEMENTS and PLAN IMPLEMENTATION) AND THE 2016 LAND USE ELEMENT OF THE CITY OF GEORGETOWN

- WHEREAS,** the General Assembly of South Carolina enacted in 1994 an amendment to the Code of Laws of South Carolina by adding Chapter 29 to Title 6, "South Carolina Local Government Comprehensive Planning Enabling Act of 1994", as subsequently amended [the State Code]; and
- WHEREAS,** the planning process includes the development of a comprehensive plan and the State Code requires that the plan contain, at a minimum, a population element, and economic development element, a natural and cultural resources element, a community facilities element, a housing element, a land use element, a transportation element, and a priority investment element; and
- WHEREAS,** the City of Georgetown has adopted, pursuant to the State Code, a comprehensive plan entitled the "City of Georgetown, South Carolina Comprehensive Plan, 2011" and this plan was updated with the adoption of the "City of Georgetown Land Use Element, 2016"; and
- WHEREAS,** the State Code requires that the local planning commission develop and maintain a planning process which will result in the systematic preparation and continued reevaluation and updating of those elements considered critical, necessary, and desirable to guide development and redevelopment in its area of jurisdiction; and
- WHEREAS,** the Georgetown City Council has requested, by resolution adopted on March 16, 2017, that the Planning Commission consider and make recommendations as to certain Comprehensive Plan amendments related to adoption of the REDD within the Primary and Secondary Redevelopment Areas as illustrated on the Future Land Use Map (Map Exhibit LUM-6);
- WHEREAS,** the City of Georgetown Planning Commission has conducted a review and concluded that amendments to the City of Georgetown Comprehensive Plan are warranted;

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the City of Georgetown, South Carolina that the following amendments, as listed below and attached hereto, to the City of Georgetown Comprehensive Plan, 2011 and the City of Georgetown Land Use Element, 2016:

1. **Economic Development Element** - Section entitled "Industrial Development" pages 41 and 42 (Attachment A);
2. **Economic Development Element** - Section entitled "Goals and Objectives", Goal 4, pages 44 and 45 (Attachment A);
3. **Housing Element** - Section entitled "Goals and Objectives", Goal 4, page 110 and Goal 6, pages 111 and 112 (Attachment B);
4. **Land Use Element** - Section entitled "Goals and Objectives", Goal 4, pages 136 to 138; Goal 5, page 138; and Goal 8, pages 140 to 142 (Attachment C);
5. **Land Use Element** - Section entitled "Plan Implementation", Short Term

Projects and Initiatives, pages 145 and 146; and Medium Term Projects and Initiatives, page 146 (Attachment C);

6. **Transportation Element** - Section entitled "Goals and Objectives", Goal 4, pages 160 to 162 (Attachment D); and

7. **Plan Implementation** - Section entitled "Overarching Theme: Promote Compatible and Sustainable Residential, Commercial, and Industrial Development", Short Term Projects and Initiatives, Density, pages 195 and 196 (Attachment E).

ATTEST:

Ann U. Mercer, City Clerk

Jack M. Scoville, Jr., Mayor

First Reading: _____

Approved as to Form:

Second Reading: _____

Elise F. Crosby, City Attorney

Resolution No. ____

**RESOLUTION
RECOMMENDING ADOPTION OF
AMENDMENTS TO THE
CITY OF GEORGETOWN COMPREHENSIVE PLAN**

WHEREAS, the General Assembly of South Carolina enacted in 1994 an amendment to the Code of Laws of South Carolina by adding Chapter 29 to Title 6, "South Carolina Local Government Comprehensive Planning Enabling Act of 1994", as subsequently amended ['the State Code']; and

WHEREAS, the planning process includes the development of a comprehensive plan and the State Code requires that the plan contain, at a minimum, a population element, an economic development element, a natural and cultural resources element, a community facilities element, a housing element, a land use element, a transportation element, and a priority investment element; and

WHEREAS, the City of Georgetown has adopted, pursuant to the State Code, a comprehensive plan entitled the "City of Georgetown, South Carolina Comprehensive Plan, 2011" and this plan was updated with the adoption of the "City of Georgetown Land Use Element, 2016"; and

WHEREAS, the State Code requires that the local planning commission develop and maintain a planning process which will result in the systematic preparation and continued reevaluation and updating of those elements considered critical, necessary, and desirable to guide development and redevelopment in its area of jurisdiction; and

WHEREAS, the Georgetown City Council has requested, by resolution adopted on March 16, 2017, that the Planning Commission consider and make recommendations as to certain Comprehensive Plan amendments related to adoption of the REDD within the Primary and Secondary Redevelopment Areas as illustrated on the Future Land Use Map (Map Exhibit LUM-6);

WHEREAS, the City of Georgetown Planning Commission has conducted a review and concluded that amendments to the City of Georgetown Comprehensive Plan are warranted;

NOW THEREFORE, THE CITY OF GEORGETOWN PLANNING COMMISSION, BY RESOLUTION, HEREBY RECOMMENDS FOR ADOPTION BY THE CITY COUNCIL THE FOLLOWING AMENDMENTS, AS LISTED BELOW AND ATTACHED HERETO, TO THE CITY OF GEORGETOWN, SOUTH CAROLINA COMPREHENSIVE PLAN, 2011 AND THE CITY OF GEORGETOWN LAND USE ELEMENT, 2016:

1. **ECONOMIC DEVELOPMENT ELEMENT** – Section entitled "Industrial Development" pages 41 and 42 (Attachment A);
2. **ECONOMIC DEVELOPMENT ELEMENT** – Section entitled "Goals and Objectives", Goal 4, pages 44 and 45 (Attachment A);
3. **HOUSING ELEMENT** – Section entitled "Goals and Objectives", Goal 4, page 110 and Goal 6, page 111 and 112 (Attachment B);
4. **LAND USE ELEMENT** – Section entitled "Goals and Objectives", Goal 4, pages 136 to 138; Goal 5, page 138; and Goal 8, pages 140 to 142 (Attachment C);

Resolution No. ____

**RESOLUTION
RECOMMENDING ADOPTION OF
AMENDMENTS TO THE
CITY OF GEORGETOWN COMPREHENSIVE PLAN**

5. **LAND USE ELEMENT** – Section entitled “Plan Implementation”, Short Term Projects and Initiatives, pages 145 and 146; and Medium Term Projects and Initiatives, page 146 (Attachment C);
6. **TRANSPORTATION ELEMENT** - Section entitled “Goals and Objectives”, Goal 4, pages 160 to 162 (Attachment D); and
7. **PLAN IMPLEMENTATION** – Section entitled “Overarching Theme: Promote Compatible and Sustainable Residential, Commercial, and Industrial Development”, Short Term Projects and Initiatives, Density, pages 195 and 196 (Attachment E).

By a vote of 6 to 0, this resolution was adopted by the City of Georgetown Planning Commission at its regular meeting held on March 28, 2017.

Winfred Pieterse

Winfred Pieterse, Chairman
City of Georgetown Planning Commission

3-30-17

Date

Debra Grant

Debra Grant, Secretary
City of Georgetown Planning Commission

3-30-17

Date

Attachment: Resolution Final Signed (2304 : Amend the 2011 Comprehensive Plan and 2016 Land Use Element)

Attachment A**ECONOMIC
DEVELOPMENT
ELEMENT***City of Georgetown Comprehensive Plan, 2011*

Educational Services (\$31,953) are higher than the average annual salaries of full-time, year round workers within the city. Investments in both of these areas can have a tremendous positive impact on the economic well-being of Georgetown residents.

The Population Element provides an overview of the educational attainment statistics of the adult population in Georgetown. Census data indicates that Georgetown lags behind many other communities throughout the state in terms of educational attainment. Research has proven that there is a strong correlation between educational attainment and lifelong earning potential. One of the major goals of this plan is to pursue a partnership with one of the state higher education institutions such as University of South Carolina, College of Charleston, Coastal Carolina University, or Clemson to invest in the development of a satellite or branch campus in the City of Georgetown. This type of facility would be highly beneficial to the city in several ways including lifelong learning opportunities for the adult workforce and the local retiree population, increased retention of younger residents, and improved workforce training programs for existing and prospective businesses. In addition, a higher education facility can serve as a social and cultural activity hub for the entire community.

A primary goal outlined in this comprehensive plan is to attract retirees to the Georgetown community. One of the major service needs of this population group is specialized health care service. Making further investments in the Georgetown Hospital System will be vital in attracting new retirees who have particular health care service needs while helping to meet the health care needs of current residents.

Industrial Development

Considering the relatively small geographic boundaries of the City of Georgetown, there is not much undeveloped land available to locate new industries within the city limits. To address this reality, it is important for the city to partner with Georgetown County in their industrial recruitment and development efforts. Employees of new industries that may locate in Georgetown County will certainly consider living in the city and will likely spend a significant amount of their incomes on retail goods and services, leisure activities, and dining in Georgetown.

If annexation is pursued as is recommended in the Land Use Element, the city could encourage industrial development in suitable land areas within the newly annexed territory. The first step will be to properly zone the annexed area and ensure that the adequate infrastructure needs such as water and sewer service and transportation access are provided. Any potential negative externalities such as noise, traffic, light, and air pollution should be mitigated to reduce impacts on nearby residential and commercial areas.

ECONOMIC DEVELOPMENT ELEMENT

Attachment A

City of Georgetown Comprehensive Plan, 2011

Adjacent to the city limits, there are existing industrial sites including the Port of Georgetown. Georgetown's port is one of only two coastal ports operated and maintained by the South Carolina Ports Authority. As of 2017, the future viability of the Port of Georgetown is uncertain. Declining use, the prohibitive cost of dredging, and the state's focus on the Port of Charleston and the inland ports at Greer and Dillon are significant obstacles to the port's continued operation.

After intermittent periods of inactivity, the steel mill at the western end of Georgetown's harbor ceased operations in 2015. This, coupled with a lack of new investment in the surrounding area, resulted in a review of the city's land use policies. Subsequently, the city amended its land use policies to encourage the transition from heavy industrial to mixed uses on this and adjacent sites (see the Land Use Element). In 2016, the Urban Land Institute (ULI) conducted a study on the area's future viability. Among the ULI recommendations, the study concluded that transitioning the site from industrial to mixed-use would constitute an appropriate adaptive reuse of the land.

It is anticipated that the redevelopment of these industrial sites will be a multi-year undertaking. The redevelopment of these sites will need to consider the identification and mitigation of environmental constraints and the extension and upgrade of infrastructure including planned streets. In addition, the city will need to amend its zoning ordinance to provide for the eventual discontinuance of heavy industrial uses, while providing development options that encourage the compatible use of these sites.

Part III. Economic Development Policies

GOALS & OBJECTIVES

GOAL 1: Support existing businesses and industries, as they are the foundation for future economic growth and development. *Objectives include:*

- Ensure that business retention is a major focus in the city's economic development strategy by:
 1. Expanding local SCORE program to ensure that local business owners have access to training, information resources, and business counseling;
 2. Surveying existing businesses to better understand local impediments to business growth; and
 3. Establishing a business retention technical committee which can help address business community concerns as they are identified.

**ECONOMIC
DEVELOPMENT
ELEMENT**

Attachment A

City of Georgetown Comprehensive Plan, 2011

2. State, federal, and local tax obligations;
3. Recommended business insurance needs;
4. Local workforce training resources; and
5. Local and state tax incentives and grant opportunities.

GOAL 4: Ensure that the downtown and historic district are a major component of long-term economic development efforts. Objectives include:

- Develop a strategy that clearly separates the historic district and the waterfront from adjacent industrial districts to minimize nuisances. Efforts could include:
 1. Improved landscaping and screening on adjacent industrial sites;
 2. Limit the expansion of nuisances through zoning standards; and
 3. Encourage the discontinuance of incompatible heavy industrial uses in the primary and secondary redevelopment areas (see Map Exhibit LUM-6). Provide, through amendments to the city's zoning ordinance, for the transitioning of these sites to compatible uses by the creation of a redevelopment district(s) (see also the Land Use Element).
- Monitor vacant storefronts on Front Street and work with businesses and property owners to minimize economic impacts.
- Develop an incentive program that reduces certain business fees for commercial enterprises that locate in a vacant building within the downtown business district.
- List available vacant properties on the city's website.
- Pursue "Main Street" designation through the National Trust for Historic Preservation.
- Pursue "Preserve America Community" designation through the Advisory Council on Historic Preservation.
- Continue to properly maintain and enhance the Haborwalk area, making it accessible and appealing to all users.
- Work with the Georgetown County Chamber of Commerce and other entities to market and promote Georgetown's downtown and local businesses. Develop specific marketing strategies such as:
 1. "Buy Local" Campaigns; and
 2. Promoting or featuring local businesses as part of the marketing for local festivals and events.
- Assess strategies that encourage US 17 motorists to visit the historic district of Georgetown. Strategies may include, but not be limited to the following:

Attachment A

ECONOMIC
DEVELOPMENT
ELEMENT*City of Georgetown Comprehensive Plan, 2011*

1. Continue to improve wayfinding signage so that visitors can easily navigate local roads and find parking, attractions, and local businesses. Make the wayfinding system efficient for both motorists and pedestrians. Utilize maps so that visitors can locate points of interest outside of the core downtown area such as East Bay Park; and
2. Enhance the aesthetics of the main transportation gateways so that visitors have a positive first impression of the City of Georgetown. Within primary and secondary redevelopment areas designated on the future land use map (Map Exhibit LUM-6), adopt zoning standards that prohibit new heavy industrial uses and encourage the discontinuance of incompatible uses. Require the mitigation of visual and other nuisances through the use of setbacks, screening, landscaping, and other mitigating techniques (see also the Land Use Element).

GOAL 5: Maintain a regional and global perspective when analyzing trends in the local economy. Objectives include:

- Utilize research assistance from higher education institutions such as Coastal Carolina University, Clemson University Cooperative Extension, and Horry-Georgetown Technical College.
- Continue to partner with regional economic development agencies such as the Myrtle Beach Regional Economic Development Corporation, Northeastern Strategic Alliance, and Georgetown County Economic Development Commission to maximize existing resources and pursue mutual economic interests.

GOAL 6: Pursue new opportunities to expand the city's tourism economy. Objectives include:

- Create a tourism management plan to address the following considerations:
 1. Full exploration of local tourism opportunities including festivals and events, ecotourism activities, cultural tourism activities, downtown dining and entertainment, etc;
 2. Identify current constraints to tourism growth (hotel capacity, public transportation availability, event parking limitations, etc.);
 3. Develop strategies to attract repeat visitors;
 4. Develop strategies to tap into regional and national tourism and travel markets;

HOUSING ELEMENT

Attachment B

City of Georgetown Comprehensive Plan, 2011

- Adopt and locally enforce the requirements of the *International Residential Code* for all new construction.
- Adopt and locally enforce the requirements of the *Property Maintenance Code*.
- Ensure the protection of dwellings from flooding to include:
 1. Enforce the requirements of the Flood Damage Prevention Ordinance;
 2. Require the installation of stormwater and drainage infrastructure for all new developments; and
 3. Continue efforts to retrofit older neighborhoods with adequate drainage infrastructure.
- Proactively encourage infill development.
- Explore the creation of priority investment zones in older neighborhoods with high numbers of vacant lots or deteriorating structures.
- Protect, through the use of zoning, residential areas from nuisances as defined in the Land Use Element.

GOAL 4: Build and maintain housing density within the city's core, older neighborhoods while ensuring housing compatibility. Objectives include:

- Raise density standards for portions of the core areas of the city from ten units per acre up to twenty units per acre. **Densities higher than twenty units per acre may be permitted within planned developments, the downtown, and primary and secondary redevelopment areas. Increased densities may be provided through density bonuses (see Goal 6).**
- Differentiate high density areas within the city's core (presently zoned R4 and R5) with those at the periphery of the city (presently zoned R4). Density should only be raised where the density criteria in the Land Use Element can be met.
- Develop design criteria for multi-family housing that ensure:
 1. The compatibility of the multi-family structure's form (scale and architectural style) with those of surrounding properties;
 2. Parking is located to the rear of multi-family structures, to the extent that is practicable. Large, multi-family parking facilities should be discouraged or, when appropriate, prohibited; and
 3. The avoidance of large apartment complexes. Consideration should be given, in lieu of stringent density standards, to limiting the number of units per structure (see also the Land Use Element).

HOUSING ELEMENT

Proposed Amendments **(Amended Passages are Highlighted)**

Page 110



Attachment B

HOUSING
ELEMENT*City of Georgetown Comprehensive Plan, 2011***GOAL 5: Recognize the importance of Georgetown's historic residential uses and structures. Objectives include:**

- Create and maintain an inventory of contributing structures and components.
- Encourage preservation and discourage demolition when appropriate.
- Maintain and refine the city's preservation guidelines as administered by the architectural review board.
- Require the rehabilitation of structures in accordance with Section 106 of the U.S. Department of Interior's standards.
- Refine zoning standards in the areas of lot size, density, and setback to ensure the continuation of historic structures and to allow new construction that is compatible (see also the Land Use Element).
- Promote the tourism value of Georgetown's historic homes and sites.

GOAL 6: Encourage innovation in housing design and development. Objectives include:

- Allow Planned Developments in cases where:
 1. A mixture of uses and housing types are proposed. Establish clear guidelines for defining mixed use and specify a minimum percentage of land or floor area to be devoted to nonresidential uses;
 2. The land area involved is greater than ten acres;
 3. The proposal cannot readily be accomplished through existing zoning;
 4. The proposal can easily be integrated into existing infrastructure and the established development pattern of the city; and
 5. The proposal would be for the long-term benefit of the community (see also the Land Use Element).
- Allow zero-lot-line developments in cases where:
 1. The proposal's density is in keeping with the density permitted in the zoning district;
 2. The proposal ensures the long-term access to and maintenance of structures;
 3. Open space is provided; and
 4. The proposal involves multiple lots. Zero-lot-line developments involving clusters of less than five lots should be discouraged; or
 5. The zero-lot-line component is to be collocated with or is a complementary component of an institutional use; or
 6. The proposal is part of an infill strategy or initiative for a designated area.

HOUSING ELEMENT

Attachment B

City of Georgetown Comprehensive Plan, 2011

- Provide density bonuses in the zoning ordinance for developments that provide:
 1. Affordable housing;
 2. Public parks or buildings;
 3. Streets and other rights-of-way illustrated on the official map; or
 4. Other amenities in addition to those required by the zoning ordinance or development regulations.
- Consider and provide other zoning techniques when in furtherance of this plan. This may include the use of development agreements, floating zones, cluster development, and other zoning techniques allowed by law.

GOAL 7: Promote sustainable development in Georgetown's neighborhoods.
Objectives include:

- Participate in the newly created Sustainable Communities Initiative administered by the US Department of Housing and Urban Development.
- Establish incentives such as stormwater fee discounts for residents to install green infrastructure lot and building components such as rain gardens and green roofs.
- Create walkable, active, and safe neighborhoods by incorporating sidewalks, common areas, and open space into neighborhood designs.
- Encourage residential development that meets US Green Building Council's LEED Neighborhood Development Certification Program criteria.

GOAL 8: Develop and implement strategies that address the need for affordable housing in Georgetown. *Objectives include:*

- Create market-based incentives for developers to incorporate affordable housing units into their residential development plans.
- Continue to work with the Waccamaw Regional Council of Governments Community Development Department to:
 1. Secure funds through the US Housing and Urban Development HOME Program which assists communities in expanding rental and homeowner affordable housing units; and
 2. Establish a community housing trust fund to ensure that matching funds are available for HOME Program projects and other grant opportunities administered through the Waccamaw Regional Council of Governments.

HOUSING ELEMENT

Proposed Amendments (Amended Passages are Highlighted)

Page 112



LAND USE ELEMENT

Attachment C

City of Georgetown Comprehensive Plan, 2016

- Require, where available, the use of sanitary sewer and public water for all new developments within the city limits.
- Prohibit illicit discharges into the city's storm sewer system or water bodies.
- Encourage the voluntary protection of naturally sensitive areas through the use of conservation easements. Consideration should be given to providing local incentives, such as density and height bonuses, for voluntary conservation initiatives. Bonuses could be granted, when compatible with adjacent uses, for the dedication of open or green space(s) adjacent to the city's rivers, marshes, and viewsheds.
- Retain and refine the use of the city's Conservation Preservation District to include the expansion of this district to unprotected marshland in the city or upon annexation.



A Grand View: Homes overlook the marsh of East Bay.

GOAL 4: Provide ample areas for residential development and implement density standards that consider property access and the availability of services. Objectives include:

- For all zoning requests, the loss of long standing residential districts or uses should be considered. Speculative commercial rezonings that result in the reduction of the city's viable housing stock should be discouraged.
- Plan for an increase in the city's population of one percent annually.
- Increase the permitted density within the core residential areas of the city and the downtown in keeping with the objectives of this element. Consideration should be given to:
 1. Developing design or form standards for multi-family housing; and
 2. Limiting the number of units per structure or the size of structures (in keeping with building mass/ or form of other structure in an area.)
- Define density as follows:
 1. Very low density – One or fewer units per acre.
 2. Low Density – Two to five dwelling units per acre.

Attachment C

LAND USE
ELEMENT*City of Georgetown Comprehensive Plan, 2016*

3. Medium Density – Six to nine dwelling units per acre.
 4. High Density – Ten to twenty dwelling units per acre.
 5. Very High Density – More than twenty dwelling units per acre.
- Restrict areas to very low density in cases where:
 1. Public water and sewer are unavailable to service the development;
 2. Public services such as fire, police, or sanitation cannot service a higher density without additional public costs;
 3. The development has limited access to a public street or the capacity of the existing street cannot support a higher density;
 4. A higher density would result in the loss or degradation of an environmentally sensitive area; or
 5. The property is located at the periphery of the city and a very low density is appropriate to maintain the density of the city's core.
 - Restrict areas to low density in cases where:
 1. Public facilities and infrastructure such as water, sewer, fire, police, or sanitation cannot service a higher density without additional public costs;
 2. The density is consistent with adjacent properties and planned uses, follows historic development patterns, or is designed to transition between areas of medium and very low development density; or
 3. The property is located at the periphery of the city and a low density is appropriate to maintain the density of the city's core.
 - Permit medium density in cases where:
 1. Public facilities and infrastructure such as water, sewer, police, fire, and sanitation can service the proposed density;
 2. The density is consistent with adjacent properties and planned uses, follows historic development patterns, or is part of a planned development;
 3. Streets adjacent to the site can support the proposed density without a reduction in the street's level of service; and
 4. The site is serviced by sidewalks.
 - Permit high density in cases where:
 1. Public facilities and infrastructure such as water, sewer, police, fire, and sanitation can service the proposed density;
 2. The density is consistent with adjacent properties and planned uses, follows historic development patterns, or is part of a planned development.
 3. Streets adjacent to the site can support the proposed density without a reduction in the street's level of service;

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- 4. The development is adjacent to or incorporates mixed uses;
- 5. The development will not result in loss or reduction of the city core's density; and
- 6. The site is serviced by sidewalks.
- Very high densities may be permitted in planned developments, the city's downtown, and primary and secondary redevelopment areas subject to the policies and standards of this plan.

GOAL 5: Adopt standards that protect residential uses from incompatible development. Objectives include:

- Mitigate the potential for nuisance creation through the use of zoning, development regulations, and other regulatory standards. Nuisances to residential occupancy include:
 1. Automobile lights, outdoor lighting, and illuminated signs;
 2. Loud noises and vibrations;
 3. Noxious odors, dust, smoke, fumes, and other air pollutants;
 4. Excessive traffic;
 5. Litter, junk, and overgrown lots;
 6. Dilapidated structures;
 7. Excessive outdoor storage or assembly; and/or
 8. Loss of privacy.
- Allow a mixture of residential, commercial, and professional uses in cases where the nonresidential uses do not create nuisances and the uses are compatible with residential structures in size, scale, height, mass, architecture, and placement. The zoning ordinance should provide that compatible nonresidential uses be permitted as special exceptions, conditional uses, and/or be subject to form based standards.
- Allow public and semi-public uses in residential areas where the uses do not create nuisances to residential occupancy. The zoning ordinance should provide that public and semi-public uses can be permitted in residential areas as conditional uses and/or be subject to form based standards.
- Prohibit incompatible and/or nuisance generating commercial, professional, public, and semi-public uses from locating in residential areas.
- Prohibit incompatible industrial uses from locating or expanding into residential areas.
- Mitigate the impacts of incompatibility through the utilization of fences, walls, physical barriers, vegetation, building and access orientation, separation, and/or building form.

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of adjacent properties; and

3. The zoning change is designed to benefit a single owner or provide a competitive advantage to a particular parcel to the detriment of the community or the surrounding neighborhood.

GOAL 7: Provide areas for future industrial development that minimize the impact to adjacent uses. *Objectives include:*

- New industrial districts within the city should be located in areas that are separated from residential districts, the historic district, and other incompatible uses to the extent that is practicable;
- Differentiate through zoning, heavy industrial uses from less intense, limited or light industrial activities. Heavy industrial uses include those activities which are likely to generate significant levels of truck traffic, noise, pollution, vibration, dust, fumes, odors, radiation, radioactivity, poisons, pesticides, herbicides, or other hazardous materials, fire or explosion hazards, or other undesirable conditions.
- The arrangement of new industrial districts and uses should consider:
 1. The transportation needs of planned industry including access to rail, the port, and major roadways. Industrial zoning districts should be arranged to reduce impacts on the existing transportation system;
 2. The potential nuisances created by the proposed siting and whether these nuisances can be abated;
 3. Compatibility of surrounding land uses;
 4. The potential for impacts on natural resources or sensitive areas; and
 5. Utility and public service costs.
- Engage in an active and continuous dialogue with the county to identify future industrial sites outside of the city limits.
- Encourage the county to adopt standards that minimize nuisances from industries in close proximity to the city.
- Plan for the long-term conversion of existing industrial districts and uses once these sites are abandoned or become obsolete.

GOAL 8: Provide for the harmonious redevelopment of existing industrial districts and uses located in the city's core and in other areas where the potential for nuisances and impacts on adjacent properties are high. Objectives include:

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- Prioritize areas and sites within the city for conversion and redevelopment. In general, heavy industrial uses are deemed incompatible when in close proximity to the city's downtown, waterfront, historic district, residential neighborhoods, and gateway corridors and intersections.
- Provide viable redevelopment options for property owners. The city's zoning ordinance should be amended to provide for a mixed-use/redevelopment district(s). This district(s) should:
 1. Allow for a mixture of uses;
 2. Prohibit new heavy industrial uses. The district(s) may permit, as a conditional use or special exception, certain limited or light industrial uses, provided these uses incorporate complementary architectural features, have a minimal potential for creating nuisances, and are compatible in intensity with surrounding nonindustrial uses;
 3. Promote setback, height, and other bulk and dimensional restrictions which are compatible with adjacent districts or provide for reasonable transition. Flexible design and dimensional standards should also be considered subject to district specific design standards and/or architectural/design review;
 4. Consider providing density, height, parking, or other development bonuses and design modifications contingent upon the provision of open space and public amenities;
 5. Protect adjacent streets. Consideration should be given to restricting new curb cuts, spacing points of ingress/egress, and limiting the size and location of surface parking areas to complement development along the city's historic corridors and maintain the level of service on adjacent arterial streets; and
 6. Protect adjacent waterfronts. Consideration should be given to protecting or creating viewsheds and encouraging proximal open space.
- Pursue the rezoning of prioritized redevelopment areas (see the future land use map).
- Provide for the continuation (as a nonconformity) of active industrial uses following rezoning. The continuation of nonconformities should be conditioned to promote the abatement of nuisances and the eventual discontinuance of incompatible uses. Consideration should be given to:
 1. Requiring that industrial sites be brought into conformance following the discontinuance of production or abandonment;
 2. Prohibiting expansion and/or reconstruction;
 3. Requiring buffering, screening, and other mitigation; and

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4. Requiring the date certain discontinuance and termination of nonconformities.

- Recognize that redevelopment may occur through means other than a traditional zoning district, e.g. as a planned development district, use of development agreements, floating zones, cluster developments, and other zoning techniques allowed by law. These zoning/development options should be considered when harmonious with this plan.
- Recognize that brownfield sites and their redevelopment may present environmental challenges. The city should actively work with property owners, the county, and/or other partners to identify grants for assessment and cleanup.
- Consider the creation of priority investment zones, tax increment financing districts, or similar tools to incentivize the redevelopment of former industrial sites.
- Recognize the importance of street interconnectivity and the city's historical grid pattern. The redevelopment of sites adjacent to the city's historic district, downtown, and West End should preserve and, where feasible, extend this street pattern.
- Recognize that the primary and secondary redevelopment areas as identified on the future land use map (Map Exhibit LUM-6) were the subject of additional study. The redevelopment of these sites should consider and, to the extent practicable, incorporate recommendations contained within the Urban Land Institute's (ULI) Advisory Services Panel Report, *Transforming Georgetown Economically, Physically, and Socially* (September 18-23, 2016).
- Examine zoning standards for adjacent properties subsequent to or in conjunction with the conversion/redevelopment of former industrial sites. This evaluation should consider possible complementary or ancillary uses, the incorporation of design standards, and a provision of similar redevelopment incentives.
- Consider the creation of a redevelopment corporation or similar public/private partnership to assist in planning, environmental assessment, community outreach, public improvement and facilities implementation, the marketing of sites, and similar activities.

GOAL 9: Ensure that the future location of public buildings and uses complement existing land uses and promote the goals of this element.
Objectives include:

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LAND USE
ELEMENT*City of Georgetown Comprehensive Plan, 2016***PLAN IMPLEMENTATION**

The City of Georgetown Comprehensive Plan, 2011 provides a unified plan implementation section. With the 2016 review of the plan, the land use element is the first of nine elements to be updated. Because of the interrelated nature of this plan's elements, it is anticipated that the implementation section for the entire plan will be updated at the conclusion of the planning commission's review process.

The land use element's implementation activities provided in the 2011 plan's final section are deemed to remain relevant. Reference to this portion of the plan should continue; however, this element's update contains significant policy clarifications and guidance with respect to the continuation and eventual cessation of heavy industrial uses in proximity to the city's downtown, waterfront, historic district, residential neighborhoods, and gateway corridors and intersections (see Goal 8 and the Future Land Use Map). Because of this, the activities listed below are considered an addendum to the 2011 plan's implementation initiatives:

Short Term Projects and Initiatives

- ✓ **Creation of a Mixed Use/Redevelopment District.** The city's zoning ordinance should be amended to create a mixed use/redevelopment district(s). The purpose of this district(s) is to provide for the optimum use and conversion of industrial sites and other large tracts. Because of the size of these tracts, unknown development constraints, and the need to provide appropriate transition between adjacent zoning districts, it is recommended that the district(s) provide for a variety of allowable uses. This district(s) should provide flexibility in dimensional requirements; however, the city may wish to consider the implementation of design guidelines to ensure transition, especially for redevelopment occurring immediately adjacent to the city's historic district, waterfront, and gateway corridors and intersections. **Responsible Entities:** Building and Planning Department, Planning Commission, and City Council.
- ✓ **Rezoning.** The future land use maps (Map Exhibits LUM-6 and LUM-7) illustrate primary and secondary redevelopment areas and corridors. The primary and secondary redevelopment areas illustrated on Map LUM-6 should be examined in the short term for rezoning(s). This may occur immediately following the creation of a mixed use/redevelopment district(s). **Responsible Entities:** Building and Planning Department, Planning Commission, and City Council.

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- **Redevelopment Corporation.** The city should investigate and consider the creation of a redevelopment corporation or similar public/private partnership to assist in planning, environmental assessment, community outreach, public improvement and facilities implementation, the marketing of sites, and similar activities within designated redevelopment districts. **Responsible Entities:** *City Administrator and City Council in conjunction with other identified partners.*
- ✓ **Official Map.** The city should pursue the creation of an official map. Priority should be given to identifying needed public sites and rights-of-way within the primary and secondary redevelopment areas and redevelopment corridors (see Map Exhibit LUM-6). **Responsible Entities:** *Building and Planning Department, Planning Commission, and City Council.*

Medium Term Projects and Initiatives

- ✓ **Annexation and Rezoning.** The Port of Georgetown and adjacent unincorporated properties are illustrated as a secondary redevelopment area on the Future Land Use for Studies Areas map (Map Exhibit LUM-7). The state's port facility has historically been an economic asset that contributed to the economic growth of the city and region; however, in recent years, declining tonnage and the need for dredging have reduced the port's impact. The anticipation in the short term is that the Port of Georgetown will remain an active industrial site. If port operations by the state discontinue in the future, the transition of this area to a mixed use/redevelopment district compatible with the city's historic waterfront should be encouraged. If annexed, properties within this secondary redevelopment area should be rezoned by the city to accommodate this transition. **Responsible Entities:** *Building and Planning Department, Planning Commission, and City Council.*
- ✓ **Redevelopment Corridors.** The city should examine zoning standards for properties adjacent to designated redevelopment districts. The redevelopment of large mixed use tracts adjacent to the waterfront and east of US 17 has the potential to increase the economic viability of the entire US 17 corridor. Upon redevelopment, zoning district requirements for adjacent properties should ensure the permissibility of complementary uses and compatible design standards. **Responsible Entities:** *Building and Planning Department, Planning Commission, and City Council.*

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2. Require the placement of bike lanes in the construction of new collector or arterial roadways.
3. Investigate the designation of bike lanes on existing streets.
4. Encourage new commercial developments to include bike racks and other amenities. Provide incentives, including a reduction in required parking, for developments providing bicyclist friendly amenities.
5. Seek national designation for the city's efforts to promote bicycle use.
6. Continue support for the East Coast Greenway and pursue improvements for Georgetown's section of the route including the construction of the Meeting Street Wooden Bridge.

GOAL 4: Improve the appearance, safety, and function of Georgetown's major corridors and intersections. Objectives include:

- Identify "gateway intersections" within Georgetown and upgrade with defined improvements, such as:
 1. Decorative and wayfinding signage;
 2. Internally illuminated street name signs;
 3. Improved pedestrian crossings that incorporate pavement textures, "street print", and/or decorative elements;
 4. A uniform landscaping motif; and
 5. Mast arm signalization.
- Prioritize gateway intersection improvements. When feasible, priority should be given to the following intersections (in rank order):
 1. Front and Fraser Streets;
 2. Five Points intersection;
 3. Church and St. James Streets;
 4. Black River Road and Church Streets;
 5. Highmarket and Fraser Streets; and
 6. Broad and Church Streets.
- Refine the "Design Overlay District for Main Corridors" standards within the zoning ordinance. Refinement should include:
 1. The creation of objective architectural standards to aid in administration and enforcement;
 2. Clarification of appeals and variance provisions related to traditional dimensional zoning standards and architectural standards; and
 3. The development of standards which address building orientation, signage, and landscaping for properties adjacent to "prioritized gateway intersections" as identified in this element.

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- Investigate the feasibility of roundabout installation at key secondary intersections. Intersections for possible consideration are: (1) Highmarket and Saint James, (2) Highmarket and Broad, (3) Highmarket and Cleland, and (4) South Island and Aviation Streets.
- Continue efforts to provide or upgrade wayfinding signage, internally illuminated street name signs, and entrance signage. Signage along the city's primary entrances should include "trailblazer signs" and large-scale banners to create a sense of arrival.
- Continuously monitor the need for additional signalization at intersections. Intersections for priority monitoring are:
 1. Church and St. James Streets;
 2. Church and Broad Streets;
 3. Church and Cleland/Fraser Alley;
 4. Highmarket and Washington (public safety use);
 5. Fraser and Montford/Oakley Streets; and
 6. South Island Road and Aviation Boulevard (see roundabout above).
- Pursue the creation of a truck bypass to improve safety and reduce damage to Fraser Street.
- Pursue improvements to Black River Road. This project should involve the installation of sidewalks and possible realignment to create an intersection with Cleland and Church Streets. Widening and the installation of turn lanes should also be considered.
- Pursue the widening and extension of Anthuan Maybank Drive.
- Prioritize improvements within and adjacent to primary and secondary redevelopment areas and redevelopment corridors (see Map Exhibit LUM-6). Standards should be adopted which, at a minimum, address:
 1. A development's traffic impact and the need to implement traffic impact mitigation measures;
 2. The protection of Front Street from freight traffic and other high traffic generating uses;
 3. The need to limit excessive curb cuts and to provide adequate spacing between site entrances;
 4. The creation and preservation of viewsheds through the use of setbacks, size, orientation, separation, and streetscape requirements; and
 5. The elimination of visual and other nuisances through landscaping, screening, and other mitigation techniques.
- Pursue the creation of an official map to identify needed public streets, rights-of-way, and other improvements within the city. This map may include the

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entire city or prioritize areas including but not limited to redevelopment areas and corridors.

GOAL 5: Ensure that new street construction is of the highest quality and provides safeguards to ensure proper maintenance and property access. Objectives include:

- Require that all newly created lots have frontage on and access to a public street. The use of private streets for primary property access should, except in cases of demonstrated hardship, be prohibited by the city's development regulations.
- Develop standards for new street creation. Standards should be based on the functional classification of the proposed street and should address:
 1. Grade;
 2. Compaction;
 3. Surfacing composition of required concrete or bituminous asphalt;
 4. Right-of-way width;
 5. Intersection alignment;
 6. Curve radii;
 7. Utility placement and the need for easements outside of the dedicated right-of-way;
 8. Drainage and the need for easements outside of the dedicated right-of-way;
 9. Sidewalks, bike lanes, and accessibility;
 10. Right-of-way trees and other plantings; and
 11. Curb and gutter installation; or
 12. Ditching, to include guidelines for shoulder width and slope.
- Formalize the process for bonding, street inspection, and dedication.
- Provide predictability in the acceptance of new streets into public ownership and maintenance. Acceptance policies/standards should be promulgated that:
 1. Require the dedication and subsequent public acceptance of new streets in cases where:
 - (a) subdivided lots derive their only frontage from the new street, or
 - (b) the new street connects two or more segments of an existing public street and the connection is deemed in the public interest;
 2. Encourage the dedication and subsequent public acceptance of new streets in cases where:

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PLAN
IMPLEMENTATION*City of Georgetown Comprehensive Plan, 2011***Overarching Theme: Promote Compatible and Sustainable Residential, Commercial, and Industrial Development**

Land use planning requires thorough consideration of existing transportation and utility infrastructure, economic development opportunities, appropriate locations for housing developments, community facility needs, and environmentally sensitive areas within the community. Land use planning has significant implications on many of the elements discussed throughout this comprehensive plan.



Short Term Projects and Initiatives: The following projects and initiatives are designed to be implemented within one to three years of the adoption of this plan.

✓ **Zoning Ordinance Review and Update.** Following the adoption of the comprehensive plan, a review of the city's zoning ordinance should be conducted:

- **Historic Area Review.** The primary emphasis of this review component is to quantify the effect of the current zoning on the city's historic areas. Prior to the commission's review, a street level assessment should be conducted to include: (1) Quantifying the number of nonconformities created by existing setbacks or lot size requirements; (2) Documenting architectural features or building arrangements contributing to nonconformity; (3) Quantifying the number of nonconformities created by existing use standards.

The examination and subsequent update by the planning commission should concentrate on promoting the continuation of historical uses, desirable architectural features, and building arrangements (where nuisances, if any, can be mitigated).

- **Zoning Ordinance Administration.** The primary emphasis of this review and update is to ensure the timely, efficient, and consistent decision making. Areas of potential update include: (1) The incorporation of text/map amendment review standards into the zoning ordinance (See §§1300-1303, *City of Georgetown Zoning Ordinance*); (2) Streamlining the zoning ordinance by eliminating the city's Intermediate Commercial District and the combination of the city's Medical Residential District with an enhanced Neighborhood Commercial District or the

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creation of a mixed use district; and (3) Specifying timelines for staff action on all administrative permits.

- **Traditional Neighborhoods.** The planning commission should examine the creation of a traditional neighborhood district or amend existing R-4 District provisions. The purpose of the traditional neighborhood district would be to promote the orientation of structures/porches close to the street (through reduced setbacks, build-to-lines, or a combination of both), encourage mixed use and density, and to implement design and streetscape standards (see Historic Area Review above).
- **Density.** In general, density within the city's core areas may be increased from ten units per acre to twenty units per acre. Very high densities may also be permitted for select areas within the city's core through the use of development bonuses. The increase in density should be coupled with the development of design standards and limitations on the number of units per structure. In areas designated for increased density, the planning commission should actively solicit the input of stakeholders.

Areas currently zoned for high density development at the periphery of the city that do not conform to the density criteria outlined in the goals and objectives of this plan should be considered for down zoning. Newly annexed areas should be zoned for low or very low density until such times as adequate municipal services are available.

Include provisions within the zoning ordinance for density bonuses for projects that incorporate community amenities or affordable housing units into development proposals. Density bonuses should be considered in the creation of priority investment zones for areas, especially those zones where infill development is encouraged. These bonuses may also be provided in primary and secondary redevelopment areas (see Map Exhibit LUM-6), thus, where conditions warrant, creating an option for high or very high density.

Responsible Entities: Building and Planning Department, Planning Commission, and City Council. **Relevant Comprehensive Plan Elements:** Land Use, Housing, Economic Development, Transportation, and Community Facilities (see note I-1).

- ✓ **Vacant Housing.** An inventory of vacant lots suitable for residential construction should be conducted annually to determine housing potential and to gauge the success of infill initiatives. **Responsible Entities:** Building and Planning Department, and Planning

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Educational Services (\$31,953) are higher than the average annual salaries of full-time, year round workers within the city. Investments in both of these areas can have a tremendous positive impact on the economic well-being of Georgetown residents.

The Population Element provides an overview of the educational attainment statistics of the adult population in Georgetown. Census data indicates that Georgetown lags behind many other communities throughout the state in terms of educational attainment. Research has proven that there is a strong correlation between educational attainment and lifelong earning potential. One of the major goals of this plan is to pursue a partnership with one of the state higher education institutions such as University of South Carolina, College of Charleston, Coastal Carolina University, or Clemson to invest in the development of a satellite or branch campus in the City of Georgetown. This type of facility would be highly beneficial to the city in several ways including lifelong learning opportunities for the adult workforce and the local retiree population, increased retention of younger residents, and improved workforce training programs for existing and prospective businesses. In addition, a higher education facility can serve as a social and cultural activity hub for the entire community.

A primary goal outlined in this comprehensive plan is to attract retirees to the Georgetown community. One of the major service needs of this population group is specialized health care service. Making further investments in the Georgetown Hospital System will be vital in attracting new retirees who have particular health care service needs while helping to meet the health care needs of current residents.

Industrial Development

Considering the relatively small geographic boundaries of the City of Georgetown, there is not much undeveloped land available to locate new industries within the city limits. To address this reality, it is important for the city to partner with Georgetown County in their industrial recruitment and development efforts. Employees of new industries that may locate in Georgetown County will certainly consider living in the city and will likely spend a significant amount of their incomes on retail goods and services, leisure activities, and dining in Georgetown.

If annexation is pursued as is recommended in the Land Use Element, the city could encourage industrial development in suitable land areas within the newly annexed territory. The first step will be to properly zone the annexed area and ensure that the adequate infrastructure needs such as water and sewer service and transportation access are provided. Any potential negative externalities such as noise, traffic, light, and air pollution should be mitigated to reduce impacts on nearby residential and commercial areas.



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Adjacent to the city limits, there are existing industrial sites including the Port of Georgetown. Georgetown's port is one of only two coastal ports operated and maintained by the South Carolina Ports Authority. As of 2017, the future viability of the Port of Georgetown is uncertain. Declining use, the prohibitive cost of dredging, and the state's focus on the Port of Charleston and the inland ports at Greer and Dillon are significant obstacles to the port's continued operation.

After intermittent periods of inactivity, the steel mill at the western end of Georgetown's harbor ceased operations in 2015. Since that time, the city has amended its land use policies to encourage the transition from heavy industrial to mixed uses on this and adjacent sites (see the Land Use Element). In 2016, the Urban Land Institute (ULI) conducted a study on the site's future viability. Among the ULI recommendations, the study concluded that transitioning the site from industrial to mixed-use would constitute an appropriate adaptive reuse of the land.

It is anticipated that the redevelopment of these industrial sites will be a multi-year undertaking. The redevelopment of these sites will need to consider the identification and mitigation of environmental constraints and the extension and upgrade of infrastructure including planned streets. In addition, the city will need to amend its zoning ordinance to provide for the discontinuance of heavy industrial uses, while providing development options that encourage the compatible use of these sites.

Part III. Economic Development Policies

GOALS & OBJECTIVES

GOAL 1: Support existing businesses and industries, as they are the foundation for future economic growth and development. *Objectives include:*

- Ensure that business retention is a major focus in the city's economic development strategy by:
 1. Expanding local SCORE program to ensure that local business owners have access to training, information resources, and business counseling;
 2. Surveying existing businesses to better understand local impediments to business growth; and
 3. Establishing a business retention technical committee which can help address business community concerns as they are identified.

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2. State, federal, and local tax obligations;
3. Recommended business insurance needs;
4. Local workforce training resources; and
5. Local and state tax incentives and grant opportunities.

GOAL 4: Ensure that the downtown and historic district are a major component of long-term economic development efforts. Objectives include:

- Develop a strategy that clearly separates the historic district and the waterfront from adjacent industrial districts to minimize nuisances. Efforts could include:
 1. Improved landscaping and screening along the steel mill site;
 2. Limit the expansion of nuisances through zoning standards; and
 3. Encourage the discontinuance of incompatible heavy industrial uses in the primary and secondary redevelopment areas (see Map Exhibit LUM-6). Provide, through amendments to the city's zoning ordinance, for the transitioning of these sites to compatible uses through the creation of a redevelopment district(s) (see also the Land Use Element).
- Monitor vacant storefronts on Front Street and work with businesses and property owners to minimize economic impacts.
- Develop an incentive program that reduces certain business fees for commercial enterprises that locate in a vacant building within the downtown business district.
- List available vacant properties on the city's website.
- Pursue "Main Street" designation through the National Trust for Historic Preservation.
- Pursue "Preserve America Community" designation through the Advisory Council on Historic Preservation.
- Continue to properly maintain and enhance the Haborwalk area, making it accessible and appealing to all users.
- Work with the Georgetown County Chamber of Commerce and other entities to market and promote Georgetown's downtown and local businesses. Develop specific marketing strategies such as:
 1. "Buy Local" Campaigns; and
 2. Promoting or featuring local businesses as part of the marketing for local festivals and events.
- Assess strategies that encourage US 17 motorists to visit the historic district of Georgetown. Strategies may include, but not be limited to the following:

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1. Continue to improve wayfinding signage so that visitors can easily navigate local roads and find parking, attractions, and local businesses. Make the wayfinding system efficient for both motorists and pedestrians. Utilize maps so that visitors can locate points of interest outside of the core downtown area such as East Bay Park; and
2. Enhance the aesthetics of the main transportation gateways so that visitors have a positive first impression of the City of Georgetown. Within primary and secondary redevelopment areas designated on the future land use map (Map Exhibit LUM-6), adopt zoning standards that prohibit new heavy industrial uses and encourage the discontinuance of incompatible uses. Require the mitigation of visual and other nuisances through the use of setbacks, screening, landscaping, and other mitigating techniques (see also the Land Use Element).

GOAL 5: Maintain a regional and global perspective when analyzing trends in the local economy. Objectives include:

- Utilize research assistance from higher education institutions such as Coastal Carolina University, Clemson University Cooperative Extension, and Horry-Georgetown Technical College.
- Continue to partner with regional economic development agencies such as the Myrtle Beach Regional Economic Development Corporation, Northeastern Strategic Alliance, and Georgetown County Economic Development Commission to maximize existing resources and pursue mutual economic interests.

GOAL 6: Pursue new opportunities to expand the city's tourism economy. Objectives include:

- Create a tourism management plan to address the following considerations:
 1. Full exploration of local tourism opportunities including festivals and events, ecotourism activities, cultural tourism activities, downtown dining and entertainment, etc;
 2. Identify current constraints to tourism growth (hotel capacity, public transportation availability, event parking limitations, etc.);
 3. Develop strategies to attract repeat visitors;
 4. Develop strategies to tap into regional and national tourism and travel markets;

HOUSING ELEMENT

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- Adopt and locally enforce the requirements of the *International Residential Code* for all new construction.
- Adopt and locally enforce the requirements of the *Property Maintenance Code*.
- Ensure the protection of dwellings from flooding to include:
 1. Enforce the requirements of the Flood Damage Prevention Ordinance;
 2. Require the installation of stormwater and drainage infrastructure for all new developments; and
 3. Continue efforts to retrofit older neighborhoods with adequate drainage infrastructure.
- Proactively encourage infill development.
- Explore the creation of priority investment zones in older neighborhoods with high numbers of vacant lots or deteriorating structures.
- Protect, through the use of zoning, residential areas from nuisances as defined in the Land Use Element.

GOAL 4: Build and maintain housing density within the city's core, older neighborhoods while ensuring housing compatibility. Objectives include:

- Raise density standards for portions of the core areas of the city from ten units per acre up to twenty units per acre. **Densities higher than twenty units per acre may be permitted within planned developments, the downtown, and primary and secondary redevelopment areas. Increased densities may be provided through density bonuses (see Goal 6).**
- Differentiate high density areas within the city's core (presently zoned R4 and R5) with those at the periphery of the city (presently zoned R4). Density should only be raised where the density criteria in the Land Use Element can be met.
- Develop design criteria for multi-family housing that ensure:
 1. The compatibility of the multi-family structure's form (scale and architectural style) with those of surrounding properties;
 2. Parking is located to the rear of multi-family structures, to the extent that is practicable. Large, multi-family parking facilities should be discouraged or, when appropriate, prohibited; and
 3. The avoidance of large apartment complexes. Consideration should be given, in lieu of stringent density standards, to limiting the number of units per structure (see also the Land Use Element).

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GOAL 5: Recognize the importance of Georgetown's historic residential uses and structures. Objectives include:

- Create and maintain an inventory of contributing structures and components.
- Encourage preservation and discourage demolition when appropriate.
- Maintain and refine the city's preservation guidelines as administered by the architectural review board.
- Require the rehabilitation of structures in accordance with Section 106 of the U.S. Department of Interior's standards.
- Refine zoning standards in the areas of lot size, density, and setback to ensure the continuation of historic structures and to allow new construction that is compatible (see also the Land Use Element).
- Promote the tourism value of Georgetown's historic homes and sites.

GOAL 6: Encourage innovation in housing design and development. Objectives include:

- Allow Planned Developments in cases where:
 1. A mixture of uses and housing types are proposed. Establish clear guidelines for defining mixed use and specify a minimum percentage of land or floor area to be devoted to nonresidential uses;
 2. The land area involved is greater than ten acres;
 3. The proposal cannot readily be accomplished through existing zoning;
 4. The proposal can easily be integrated into existing infrastructure and the established development pattern of the city; and
 5. The proposal would be for the long-term benefit of the community (see also the Land Use Element).
- Allow zero-lot-line developments in cases where:
 1. The proposal's density is in keeping with the density permitted in the zoning district;
 2. The proposal ensures the long-term access to and maintenance of structures;
 3. Open space is provided; and
 4. The proposal involves multiple lots. Zero-lot-line developments involving clusters of less than five lots should be discouraged; or
 5. The zero-lot-line component is to be collocated with or is a complementary component of an institutional use; or
 6. The proposal is part of an infill strategy or initiative for a designated area.

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- Provide density bonuses in the zoning ordinance for developments that provide:
 1. Affordable housing;
 2. Public parks or buildings;
 3. Streets and other rights-of-way illustrated on the official map; or
 3. Other amenities in addition to those required by the zoning ordinance or development regulations.
- Consider and provide other zoning techniques when in furtherance of this plan. This may include the use of development agreements, floating zones, cluster development, and other zoning techniques allowed by law.

GOAL 7: Promote sustainable development in Georgetown's neighborhoods.
Objectives include:

- Participate in the newly created Sustainable Communities Initiative administered by the US Department of Housing and Urban Development.
- Establish incentives such as stormwater fee discounts for residents to install green infrastructure lot and building components such as rain gardens and green roofs.
- Create walkable, active, and safe neighborhoods by incorporating sidewalks, common areas, and open space into neighborhood designs.
- Encourage residential development that meets US Green Building Council's LEED Neighborhood Development Certification Program criteria.

GOAL 8: Develop and implement strategies that address the need for affordable housing in Georgetown. *Objectives include:*

- Create market-based incentives for developers to incorporate affordable housing units into their residential development plans.
- Continue to work with the Waccamaw Regional Council of Governments Community Development Department to:
 1. Secure funds through the US Housing and Urban Development HOME Program which assists communities in expanding rental and homeowner affordable housing units; and
 2. Establish a community housing trust fund to ensure that matching funds are available for HOME Program projects and other grant opportunities administered through the Waccamaw Regional Council of Governments.

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- Require, where available, the use of sanitary sewer and public water for all new developments within the city limits.
- Prohibit illicit discharges into the city's storm sewer system or water bodies.
- Encourage the voluntary protection of naturally sensitive areas through the use of conservation easements. Consideration should be given to providing local incentives, such as density and height bonuses, for voluntary conservation initiatives. Bonuses could be granted, when compatible with adjacent uses, for the dedication of open or green space(s) adjacent to the city's rivers, marshes, and viewsheds.
- Retain and refine the use of the city's Conservation Preservation District to include the expansion of this district to unprotected marshland in the city or upon annexation.



A Grand View: Homes overlook the marsh of East Bay.

GOAL 4: Provide ample areas for residential development and implement density standards that consider property access and the availability of services. Objectives include:

- For all zoning requests, the loss of long standing residential districts or uses should be considered. Speculative commercial rezonings that result in the reduction of the city's viable housing stock should be discouraged.
- Plan for an increase in the city's population of one percent annually.
- Increase the permitted density within the core residential areas of the city and the downtown in keeping with the objectives of this element. Consideration should be given to:
 1. Developing design or form standards for multi-family housing; and
 2. Limiting the number of units per structure or the size of structures (in keeping with building mass/ or form of other structure in an area.)
- Define density as follows:
 1. Very low density – One or fewer units per acre.
 2. Low Density – Two to five dwelling units per acre.

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3. Medium Density – Six to nine dwelling units per acre.
 4. High Density – Ten to twenty dwelling units per acre.
 5. Very High Density – More than twenty dwelling units per acre.
- Restrict areas to very low density in cases where:
 1. Public water and sewer are unavailable to service the development;
 2. Public services such as fire, police, or sanitation cannot service a higher density without additional public costs;
 3. The development has limited access to a public street or the capacity of the existing street cannot support a higher density;
 4. A higher density would result in the loss or degradation of an environmentally sensitive area; or
 5. The property is located at the periphery of the city and a very low density is appropriate to maintain the density of the city's core.
 - Restrict areas to low density in cases where:
 1. Public facilities and infrastructure such as water, sewer, fire, police, or sanitation cannot service a higher density without additional public costs;
 2. The density is consistent with adjacent properties and planned uses, follows historic development patterns, or is designed to transition between areas of medium and very low development density; or
 3. The property is located at the periphery of the city and a low density is appropriate to maintain the density of the city's core.
 - Permit medium density in cases where:
 1. Public facilities and infrastructure such as water, sewer, police, fire, and sanitation can service the proposed density;
 2. The density is consistent with adjacent properties and planned uses, follows historic development patterns, or is part of a planned development;
 3. Streets adjacent to the site can support the proposed density without a reduction in the street's level of service; and
 4. The site is serviced by sidewalks.
 - Permit high density in cases where:
 1. Public facilities and infrastructure such as water, sewer, police, fire, and sanitation can service the proposed density;
 2. The density is consistent with adjacent properties and planned uses, follows historic development patterns, or is part of a planned development.
 3. Streets adjacent to the site can support the proposed density without a reduction in the street's level of service;

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4. The development is adjacent to or incorporates mixed uses;
 5. The development will not result in loss or reduction of the city core's density; and
 6. The site is serviced by sidewalks.
- Very high densities may be permitted in planned developments, the city's downtown, and primary and secondary redevelopment areas subject to the policies and standards of this plan.

GOAL 5: Adopt standards that protect residential uses from incompatible development. Objectives include:

- Mitigate the potential for nuisance creation through the use of zoning, development regulations, and other regulatory standards. Nuisances to residential occupancy include:
 1. Automobile lights, outdoor lighting, and illuminated signs;
 2. Loud noises and vibrations;
 3. Noxious odors, dust, smoke, fumes, and other air pollutants;
 4. Excessive traffic;
 5. Litter, junk, and overgrown lots;
 6. Dilapidated structures;
 7. Excessive outdoor storage or assembly; and/or
 8. Loss of privacy.
- Allow a mixture of residential, commercial, and professional uses in cases where the nonresidential uses do not create nuisances and the uses are compatible with residential structures in size, scale, height, mass, architecture, and placement. The zoning ordinance should provide that compatible nonresidential uses be permitted as special exceptions, conditional uses, and/or be subject to form based standards.
- Allow public and semi-public uses in residential areas where the uses do not create nuisances to residential occupancy. The zoning ordinance should provide that public and semi-public uses can be permitted in residential areas as conditional uses and/or be subject to form based standards.
- Prohibit incompatible and/or nuisance generating commercial, professional, public, and semi-public uses from locating in residential areas.
- Prohibit industrial uses from locating or expanding into residential areas.
- Mitigate the impacts of incompatibility through the utilization of fences, walls, physical barriers, vegetation, building and access orientation, separation, and/or building form.

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of adjacent properties; and

3. The zoning change is designed to benefit a single owner or provide a competitive advantage to a particular parcel to the detriment of the community or the surrounding neighborhood.

GOAL 7: Provide areas for future industrial development that minimize the impact to adjacent uses. *Objectives include:*

- New industrial districts within the city should be located in areas that are separated from residential districts, the historic district, and other incompatible uses to the extent that is practicable;
- Differentiate through zoning, heavy industrial uses from less intense, limited or light industrial activities. Heavy industrial uses include those activities which are likely to generate significant levels of truck traffic, noise, pollution, vibration, dust, fumes, odors, radiation, radioactivity, poisons, pesticides, herbicides, or other hazardous materials, fire or explosion hazards, or other undesirable conditions.
- The arrangement of new industrial districts and uses should consider:
 1. The transportation needs of planned industry including access to rail, the port, and major roadways. Industrial zoning districts should be arranged to reduce impacts on the existing transportation system;
 2. The potential nuisances created by the proposed siting and whether these nuisances can be abated;
 3. Compatibility of surrounding land uses;
 4. The potential for impacts on natural resources or sensitive areas; and
 5. Utility and public service costs.
- Engage in an active and continuous dialogue with the county to identify future industrial sites outside of the city limits.
- Encourage the county to adopt standards that minimize nuisances from industries in close proximity to the city.
- Plan for the long-term conversion of existing industrial districts and uses once these sites are abandoned or become obsolete.

GOAL 8: Provide for the harmonious redevelopment of existing industrial districts and uses located in the city's core and in other areas where the potential for nuisances and impacts on adjacent properties are high. *Objectives include:*

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- ✓ Prioritize areas and sites within the city for conversion and redevelopment. In general, heavy industrial uses are deemed incompatible when in close proximity to the city's downtown, waterfront, historic district, residential neighborhoods, and gateway corridors and intersections.
- ✓ Provide viable redevelopment options for property owners. The city's zoning ordinance should be amended to provide for a mixed-use/redevelopment district(s). This district(s) should:
 1. Allow for a mixture of uses;
 2. Prohibit heavy industrial uses. The district(s) may permit, as a conditional use or special exception, certain limited or light industrial uses, provided these uses incorporate complementary architectural features, have a minimal potential for creating nuisances, and are compatible in intensity with surrounding nonindustrial uses;
 3. Promote setback, height, and other bulk and dimensional restrictions which are compatible with adjacent districts or provide for reasonable transition. Flexible design and dimensional standards should also be considered subject to district specific design standards and/or architectural/design review;
 4. Consider providing density, height, parking, or other development bonuses and design modifications contingent upon the provision of open space and public amenities;
 5. Protect adjacent streets. Consideration should be given to restricting new curb cuts, spacing points of ingress/egress, and limiting the size and location of surface parking areas to complement development along the city's historic corridors and maintain the level of service on adjacent arterial streets; and
 6. Protect adjacent waterfronts. Consideration should be given to protecting or creating viewsheds and encouraging proximal open space.
- ✓ Pursue the rezoning of prioritized redevelopment areas (see the future land use map).
- ✓ Provide for the continuation (as a nonconformity) of active industrial uses following rezoning. The continuation of nonconformities should be conditioned to promote the abatement of nuisances and the eventual discontinuance of incompatible uses. Consideration should be given to:
 1. Requiring that industrial sites be brought into conformance following the discontinuance of production or abandonment;
 2. Prohibiting expansion and/or reconstruction;
 3. Requiring buffering, screening, and other mitigation; and

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4. Requiring the date certain discontinuance and termination of nonconformities.
- ✓ Recognize that redevelopment may occur through means other than a traditional zoning district, e.g. as a planned development district, use of development agreements, floating zones, cluster developments, and other zoning techniques allowed by law. These zoning/development options should be considered when harmonious with this plan.
 - ✓ Recognize that brownfield sites and their redevelopment may present environmental challenges. The city should actively work with property owners, the county, and/or other partners to identify grants for assessment and cleanup.
 - ✓ Consider the creation of priority investment zones, tax increment financing districts, or similar tools to incentivize the redevelopment of former industrial sites.
 - ✓ Recognize the importance of street interconnectivity and the city's historical grid pattern. The redevelopment of sites adjacent to the city's historic district, downtown, and West End should preserve and, where feasible, extend this street pattern.
 - ✓ Recognize that the primary and secondary redevelopment areas as identified on the future land use map (Map Exhibit LUM-6) were the subject of additional study. The redevelopment of these sites should consider and, to the extent practicable, incorporate recommendations contained within the Urban Land Institute's (ULI) Advisory Services Panel Report, *Transforming Georgetown Economically, Physically, and Socially* (September 18-23, 2016).
 - ✓ Examine zoning standards for adjacent properties subsequent to or in conjunction with the conversion/redevelopment of former industrial sites. This evaluation should consider possible complementary or ancillary uses, the incorporation of design standards, and a provision of similar redevelopment incentives.
 - ✓ Consider the creation of a redevelopment corporation or similar public/private partnership to assist in planning, environmental assessment, community outreach, public improvement and facilities implementation, the marketing of sites, and similar activities.

GOAL 9: Ensure that the future location of public buildings and uses complement existing land uses and promote the goals of this element.
Objectives include:

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*City of Georgetown Comprehensive Plan, 2016***PLAN IMPLEMENTATION**

The City of Georgetown Comprehensive Plan, 2011 provides a unified plan implementation section. With the 2016 review of the plan, the land use element is the first of nine elements to be updated. Because of the interrelated nature of this plan's elements, it is anticipated that the implementation section for the entire plan will be updated at the conclusion of the planning commission's review process.

The land use element's implementation activities provided in the 2011 plan's final section are deemed to remain relevant. Reference to this portion of the plan should continue; however, this element's update contains significant policy clarifications and guidance with respect to the continuation and eventual cessation of heavy industrial uses in proximity to the city's downtown, waterfront, historic district, residential neighborhoods, and gateway corridors and intersections (see Goal 8 and the Future Land Use Map). Because of this, the activities listed below are considered an addendum to the 2011 plan's implementation initiatives:

Short Term Projects and Initiatives

- ✓ **Creation of a Mixed Use/Redevelopment District.** The city's zoning ordinance should be amended to create a mixed use/redevelopment district(s). The purpose of this district(s) is to provide for the optimum use and conversion of industrial sites and other large tracts. Because of the size of these tracts, unknown development constraints, and the need to provide appropriate transition between adjacent zoning districts, it is recommended that the district(s) provide for a variety of allowable uses. This district(s) should provide flexibility in dimensional requirements; however, the city may wish to consider the implementation of design guidelines to ensure transition, especially for redevelopment occurring immediately adjacent to the city's historic district, waterfront, and gateway corridors and intersections. **Responsible Entities:** Building and Planning Department, Planning Commission, and City Council.
- ✓ **Rezoning.** The future land use maps (Map Exhibits LUM-6 and LUM-7) illustrate primary and secondary redevelopment areas and corridors. The primary and secondary redevelopment areas illustrated on Map LUM-6 should be examined in the short term for rezoning(s). This may occur immediately following the creation of a mixed use/redevelopment district(s). **Responsible Entities:** Building and Planning Department, Planning Commission, and City Council.

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- ✓ **Redevelopment Corporation.** The city should investigate and consider the creation of a redevelopment corporation or similar public/private partnership to assist in planning, environmental assessment, community outreach, public improvement and facilities implementation, the marketing of sites, and similar activities within designated redevelopment districts. **Responsible Entities:** *City Administrator and City Council in conjunction with other identified partners.*
- ✓ **Official Map.** The city should pursue the creation of an official map. Priority should be given to identifying needed public sites and rights-of-way within the primary and secondary redevelopment areas and redevelopment corridors (see Map Exhibit LUM-6). **Responsible Entities:** *Building and Planning Department, Planning Commission, and City Council.*

Medium Term Projects and Initiatives

- ✓ **Annexation and Rezoning.** The Port of Georgetown and adjacent unincorporated properties are illustrated as a secondary redevelopment area on the future land use map (LUM-7). The state's port facility has historically been an economic asset that contributed to the economic growth of the city and region; however, in recent years, declining tonnage and the need for dredging have reduced the port's impact. The anticipation in the short term is that the Port of Georgetown will remain an active industrial site. If port operations by the state discontinue in the future, the transition of this area to a mixed use/redevelopment district compatible with the city's historic waterfront should be encouraged. If annexed, properties within this secondary redevelopment area should be rezoned by the city to accommodate this transition. **Responsible Entities:** *Building and Planning Department, Planning Commission, and City Council.*
- ✓ **Redevelopment Corridors.** The city should examine zoning standards for properties adjacent to designated redevelopment districts. The redevelopment of large mixed use tracts adjacent to the waterfront and east of US 17 has the potential to increase the economic viability of the entire US 17 corridor. Upon redevelopment, zoning district requirements for adjacent properties should ensure the permissibility of complementary uses and compatible design standards. **Responsible Entities:** *Building and Planning Department, Planning Commission, and City Council.*

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**TRANSPORTATION
ELEMENT**

Attachment D

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2. Require the placement of bike lanes in the construction of new collector or arterial roadways.
3. Investigate the designation of bike lanes on existing streets.
4. Encourage new commercial developments to include bike racks and other amenities. Provide incentives, including a reduction in required parking, for developments providing bicyclist friendly amenities.
5. Seek national designation for the city's efforts to promote bicycle use.
6. Continue support for the East Coast Greenway and pursue improvements for Georgetown's section of the route including the construction of the Meeting Street Wooden Bridge.

GOAL 4: Improve the appearance, safety, and function of Georgetown's major corridors and intersections. *Objectives include:*

- Identify "gateway intersections" within Georgetown and upgrade with defined improvements, such as:
 1. Decorative and wayfinding signage;
 2. Internally illuminated street name signs;
 3. Improved pedestrian crossings that incorporate pavement textures, "street print", and/or decorative elements;
 4. A uniform landscaping motif; and
 5. Mast arm signalization.
- Prioritize gateway intersection improvements. When feasible, priority should be given to the following intersections (in rank order):
 1. Front and Fraser Streets;
 2. Five Points intersection;
 3. Church and St. James Streets;
 4. Black River Road and Church Streets;
 5. Highmarket and Fraser Streets; and
 6. Broad and Church Streets.
- Refine the "Design Overlay District for Main Corridors" standards within the zoning ordinance. Refinement should include:
 1. The creation of objective architectural standards to aid in administration and enforcement;
 2. Clarification of appeals and variance provisions related to traditional dimensional zoning standards and architectural standards; and
 3. The development of standards which address building orientation, signage, and landscaping for properties adjacent to "prioritized gateway intersections" as identified in this element.

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- Investigate the feasibility of roundabout installation at key secondary intersections. Intersections for possible consideration are: (1) Highmarket and Saint James, (2) Highmarket and Broad, (3) Highmarket and Cleland, and (4) South Island and Aviation Streets.
- Continue efforts to provide or upgrade wayfinding signage, internally illuminated street name signs, and entrance signage. Signage along the city's primary entrances should include "trailblazer signs" and large-scale banners to create a sense of arrival.
- Continuously monitor the need for additional signalization at intersections. Intersections for priority monitoring are:
 1. Church and St. James Streets;
 2. Church and Broad Streets;
 3. Church and Cleland/Fraser Alley;
 4. Highmarket and Washington (public safety use);
 5. Fraser and Montford/Oakley Streets; and
 6. South Island Road and Aviation Boulevard (see roundabout above).
- Pursue the creation of a truck bypass to improve safety and reduce damage to Fraser Street.
- Pursue improvements to Black River Road. This project should involve the installation of sidewalks and possible realignment to create an intersection with Cleland and Church Streets. Widening and the installation of turn lanes should also be considered.
- Pursue the widening and extension of Anthuan Maybank Drive.
- Prioritize improvements within and adjacent to primary and secondary redevelopment areas and redevelopment corridors (see Map Exhibit LUM-6). Standards should be adopted which, at a minimum, address:
 1. A development's traffic impact and the need to implement traffic impact mitigation measures;
 2. The protection of Front Street from freight traffic and other high traffic generating uses;
 3. The need to limit excessive curb cuts and to provide adequate spacing between site entrances;
 4. The creation and preservation of viewsheds through the use of setbacks, size, orientation, separation, and streetscape requirements; and
 5. The elimination of visual and other nuisances through landscaping, screening, and other mitigation techniques.
- Pursue the creation of an official map to identify needed public streets, rights-of-way, and other improvements within the city. This map may include the

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entire city or prioritize areas including but not limited to redevelopment areas and corridors.

GOAL 5: Ensure that new street construction is of the highest quality and provides safeguards to ensure proper maintenance and property access. Objectives include:

- Require that all newly created lots have frontage on and access to a public street. The use of private streets for primary property access should, except in cases of demonstrated hardship, be prohibited by the city's development regulations.
- Develop standards for new street creation. Standards should be based on the functional classification of the proposed street and should address:
 1. Grade;
 2. Compaction;
 3. Surfacing composition of required concrete or bituminous asphalt;
 4. Right-of-way width;
 5. Intersection alignment;
 6. Curve radii;
 7. Utility placement and the need for easements outside of the dedicated right-of-way;
 8. Drainage and the need for easements outside of the dedicated right-of-way;
 9. Sidewalks, bike lanes, and accessibility;
 10. Right-of-way trees and other plantings; and
 11. Curb and gutter installation; or
 12. Ditching, to include guidelines for shoulder width and slope.
- Formalize the process for bonding, street inspection, and dedication.
- Provide predictability in the acceptance of new streets into public ownership and maintenance. Acceptance policies/standards should be promulgated that:
 1. Require the dedication and subsequent public acceptance of new streets in cases where:
 - (a) subdivided lots derive their only frontage from the new street, or
 - (b) the new street connects two or more segments of an existing public street and the connection is deemed in the public interest;
 2. Encourage the dedication and subsequent public acceptance of new streets in cases where:

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Attachment E

PLAN
IMPLEMENTATION*City of Georgetown Comprehensive Plan, 2011***Overarching Theme: *Promote Compatible and Sustainable Residential, Commercial, and Industrial Development***

Land use planning requires thorough consideration of existing transportation and utility infrastructure, economic development opportunities, appropriate locations for housing developments, community facility needs, and environmentally sensitive areas within the community. Land use planning has significant implications on many of the elements discussed throughout this comprehensive plan.



Short Term Projects and Initiatives: The following projects and initiatives are designed to be implemented within one to three years of the adoption of this plan.

✓ **Zoning Ordinance Review and Update.** Following the adoption of the comprehensive plan, a review of the city's zoning ordinance should be conducted:

- **Historic Area Review.** The primary emphasis of this review component is to quantify the effect of the current zoning on the city's historic areas. Prior to the commission's review, a street level assessment should be conducted to include: (1) Quantifying the number of nonconformities created by existing setbacks or lot size requirements; (2) Documenting architectural features or building arrangements contributing to nonconformity; (3) Quantifying the number of nonconformities created by existing use standards.

The examination and subsequent update by the planning commission should concentrate on promoting the continuation of historical uses, desirable architectural features, and building arrangements (where nuisances, if any, can be mitigated).

- **Zoning Ordinance Administration.** The primary emphasis of this review and update is to ensure the timely, efficient, and consistent decision making. Areas of potential update include: (1) The incorporation of text/map amendment review standards into the zoning ordinance (See §§1300-1303, *City of Georgetown Zoning Ordinance*); (2) Streamlining the zoning ordinance by eliminating the city's Intermediate Commercial District and the combination of the city's Medical Residential District with an enhanced Neighborhood Commercial District or the

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creation of a mixed use district; and (3) Specifying timelines for staff action on all administrative permits.

- **Traditional Neighborhoods.** The planning commission should examine the creation of a traditional neighborhood district or amend existing R-4 District provisions. The purpose of the traditional neighborhood district would be to promote the orientation of structures/porches close to the street (through reduced setbacks, build-to-lines, or a combination of both), encourage mixed use and density, and to implement design and streetscape standards (see Historic Area Review above).
- **Density.** Density within the city's core areas should be increased from ten units per acre to twenty units per acre. The increase in density should be coupled with the development of design standards and limitations on the number of units per structure. In areas designated for increased density, the planning commission should actively solicit the input of stakeholders.

Areas currently zoned for high density development at the periphery of the city that do not conform to the density criteria outlined in the goals and objectives of this plan should be considered for down zoning. Newly annexed areas should be zoned for low or very low density until such times as adequate municipal services are available.

Include provisions within the zoning ordinance for density bonuses for projects that incorporate community amenities or affordable housing units into development proposals. Density bonuses should be considered in the creation of priority investment zones for areas, especially those zones where infill development is encouraged. These bonuses may also be provided in primary and secondary redevelopment areas (see Map Exhibit LUM-6), thus, where conditions warrant, creating an option for high or very high density.

Responsible Entities: Building and Planning Department, Planning Commission, and City Council. **Relevant Comprehensive Plan Elements:** Land Use, Housing, Economic Development, Transportation, and Community Facilities (see note I-1).

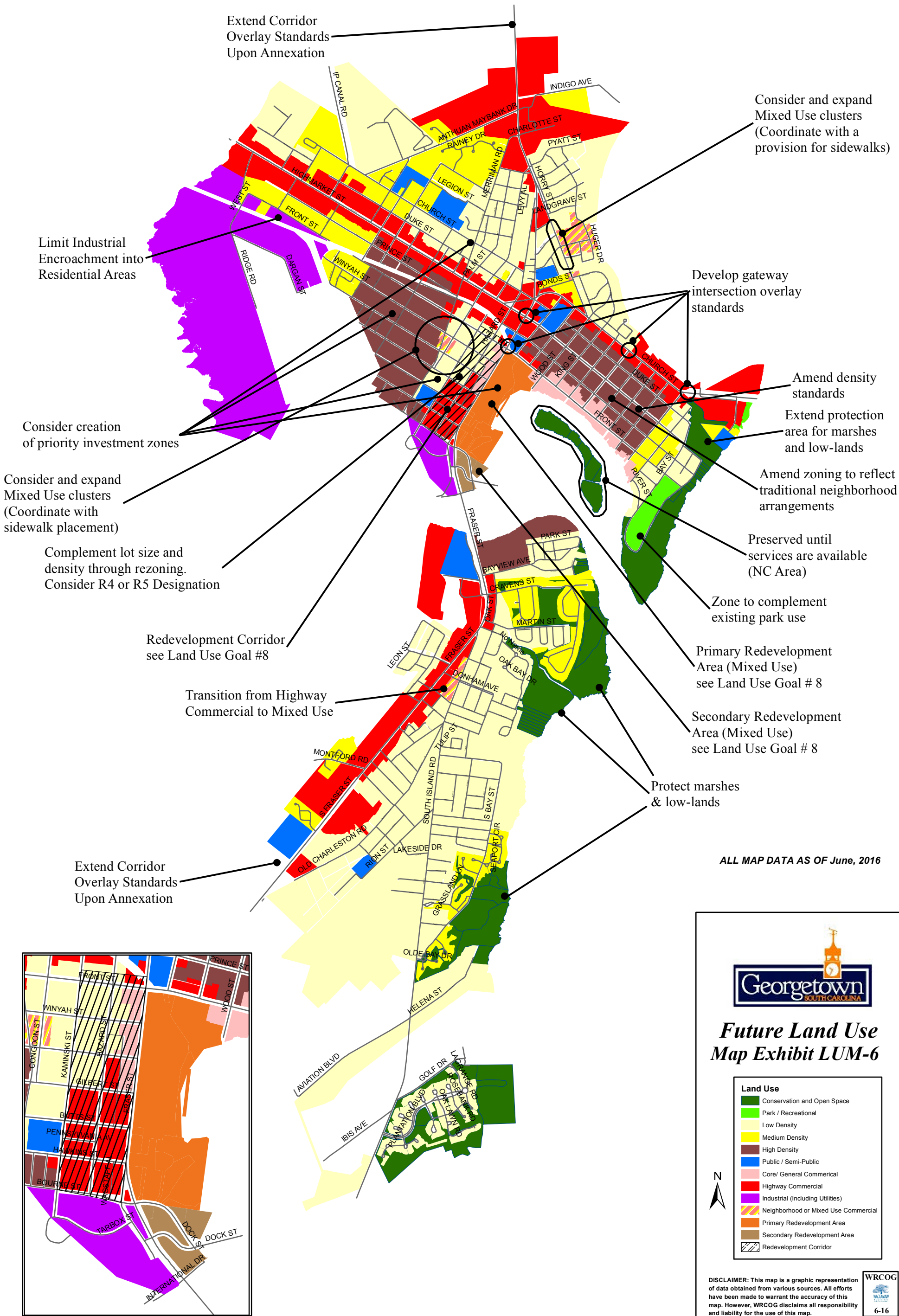
- ✓ **Vacant Housing.** An inventory of vacant lots suitable for residential construction should be conducted annually to determine housing potential and to gauge the success of infill initiatives. **Responsible Entities:** Building and Planning Department, and Planning Commission. **Relevant Comprehensive Plan Elements:** Housing, Land Use, Population, and Economic Development.

IMPLEMENTATION

Proposed Amendments (Amended Passages are Highlighted)

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120 North Fraser Street • Georgetown, SC 29440 • (843) 545-4000

ORDINANCE

DOC ID: 2417

Council Meeting Date:	16 November 2017
Department:	Housing and Community Development
Issue Under Consideration:	Motion to approve an ordinance amending the City of Georgetown Zoning Ordinance to add Article XXI, Redevelopment District (REDD); and furthermore supplemental amendments to Article V Section 514, Article XIII Section 1301, and Article XV Section 1504.
Amount Requested:	N/A
Is Item in Current Budget?	N/A
If no, please explain:	N/A
Financial Impact:	N/A
Points to Consider:	• City Council resolved to adopt zoning changes related to redevelopment on March 16, 2017 with a 4-3 vote in favor. • This is the proposed text amendment to add Article XXI, Redevelopment District (REDD) to the Zoning Ordinance. • This proposed text amendment is the first step in rezoning the "steel mill" area property. • Planning Commission held a public hearing on April 25, 2017 at 6pm at the Georgetown High School auditorium and they voted to deny the text amendment 4-3.
Options:	Approve or deny the request for a text amendment to add REDD to the Zoning Ordinance.
Staff Recommendation:	Staff recommends approving 1st reading to add Article XXI, Redevelopment District (REDD) to the City of Georgetown Zoning Ordinance.

Reviews:

Rick Martin Completed 11/13/2017 2:49 PM

City Attorney Skipped 11/13/2017 2:51 PM

City attorney has already reviewed this.

Updated: 11/13/2017 2:49 PM by Rick Martin

Page 1

Paul Gardner Skipped 11/13/2017 2:51 PM

City Administrator has already review this.

Ann U. Mercer Completed 11/13/2017 3:06 PM

Georgetown City Council Pending 11/16/2017 5:30 PM

Attachments:

1. 1 Article XXI REDD Text Amend Ord (PDF)
2. 2 REDD Amended Ordinance (DRAFT 11.9.17) (PDF)
3. 3 Division 1 Introductory Provisions (DRAFT 11.8.17) (PDF)
4. 4 Division 5 Supplemental Standards (DRAFT 11.8.17) (PDF)
5. 5 Division 7 REDD Nonconformity Standards (DRAFT 11.8.17) WITH NCU REMOVAL (PDF)
6. 6 Division 7 REDD Nonconformity Standards (DRAFT 11.8.17) WITHOUT NCU REMOVAL (PDF)
7. 7 LUM_6 (PDF)
8. 8 April 25 2017 PC Minutes (PDF)
9. 9 RESOLUTION REDD from Council Signed (PDF)

**MOTION TO APPROVE AN ORDINANCE AMENDING THE CITY OF GEORGETOWN
ZONING ORDINANCE TO ADD ARTICLE XXI, REDEVELOPMENT DISTRICT (REDD); AND
FURTHERMORE SUPPLEMENTAL AMENDMENTS TO ARTICLE V SECTION 514, ARTICLE
XIII SECTION 1301, AND ARTICLE XV SECTION 1504.**

AN ORDINANCE AMENDING THE CITY OF GEORGETOWN ZONING ORDINANCE TO ADD ARTICLE XXI, REDEVELOPMENT DISTRICT (REDD); AND FURTHERMORE SUPPLEMENTAL AMENDMENTS TO ARTICLE V SECTION 514, ARTICLE XIII SECTION 1301, AND ARTICLE XV SECTION 1504

- WHEREAS,** pursuant to Title 6, Chapter 29 of the Code of Laws of South Carolina, the City of Georgetown enacted the Zoning Ordinance of the City of Georgetown, South Carolina; and
- WHEREAS,** Article XVIII, Section 1800 of the Zoning Ordinance of the City of Georgetown provides that the Zoning Ordinance may be amended from time to time by the Mayor and City Council; and
- WHEREAS,** on March 16, 2017, the City Council of the City of Georgetown resolved to consider zoning code changes related to redevelopment of lands within the city located within the city's primary and secondary redevelopment areas, after public hearing and recommendation from the Planning Commission; and
- WHEREAS,** the City Council of the City of Georgetown incorporates herein its findings from the March 16, 2017 Resolution above-referenced; and
- WHEREAS,** the Planning Commission of the City of Georgetown, South Carolina held a public hearing on April 25, 2017 in the auditorium of the Georgetown High School for the proposed text amendments to the Zoning Ordinance; and
- WHEREAS,** following the public hearing on April 25, 2017, the Planning Commission voted 4-3 to recommend denial of the text amendments to the Zoning Ordinance; and
- WHEREAS,** the City Council of the City of Georgetown recognizes the importance to city residents and business owners of economic vitality, public health, safety, and welfare, and thoughtful economic development; and
- WHEREAS,** the Mayor and City Council of the City of Georgetown desire to amend the Zoning Ordinance in the best interests of the future of the City of Georgetown.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the City of Georgetown, South Carolina that Article XXI, Redevelopment District (REDD), as presented and incorporated herein, be added into the Zoning Ordinance of the City of Georgetown; and furthermore Articles V Section 514, XIII Section 1301, & XV Section 1504 be amended as proposed and incorporated herein to supplement the zoning district amendment. (see attachments)

ATTEST:

Ann U. Mercer, City Clerk

Jack M. Scoville, Jr., Mayor

Attachment: Article XXI REDD Text Amend Ord (2417 : Text Amendment for the Redevelopment District (REDD))

First Reading: _____

Approved as to Form:

Second Reading: _____

Elise F. Crosby, City Attorney

EXHIBIT A

REDD

TEXT AMENDMENT

CITY COUNCIL COPY
AMENDED DRAFT 11-9-2017

Attachment: REDD Amended Ordinance (DRAFT 11.9.17) (2417 : Text Amendment for the Redevelopment District (REDD))

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Article XXI Georgetown Redevelopment Districts (REDD)

Division 1 Introductory Provisions

Section 2100 Intent of the REDD

The Georgetown City Council has determined that heavy industrial uses are incompatible when in close proximity to the city's downtown, waterfront, historic district, residential neighborhoods, and gateway corridors and intersections. It has been further determined by the council that the discontinuance of incompatible industrial uses is in the long-term interest of the city. These areas should be redeveloped in a manner which improves property value, promotes economic development, and enhances the viability of surrounding residential neighborhoods and businesses, while providing the owners of affected sites flexibility in the transition and repurposing of their lands.

The intent of this Ordinance, and the districts created herein, is to provide a regulatory framework that promotes the thoughtful redevelopment of industrial sites, industrial districts, and adjacent properties in accordance with the City of Georgetown's Comprehensive Plan, including the future land use map, and the City of Georgetown's Official Map. Specifically, the provisions of this Ordinance are designed in furtherance of the comprehensive plan to encourage compatible redevelopment by:

1. Allowing a mixture of uses;
2. Prohibiting **new** heavy industrial uses while providing for the conditioned continuation of existing nonconformities;
3. Promoting setback, height, and other bulk and dimensional restrictions that are compatible with adjacent districts or provide for reasonable transition;
4. Providing density, height, parking, and other development bonuses and design modifications for developments that provide additional open spaces or public amenities;
5. Protecting adjacent streets; and
6. Protecting adjacent waterfronts and preserving and/or creating viewsheds.

It is recognized that some aspects of the redevelopment and repurposing of former industrial sites may occur in the short term and that other aspects may take years to accomplish. This article and the district created by it provide for short and long-term redevelopment with multiple options designed to afford flexibility to affected property owners. The purposes and intent of each district is further described in Division 2.

Section 2101 Summary of Article Provisions

This article creates four redevelopment districts, including a base redevelopment district and three floating zones. Each district allows, but does not require, a mixture of uses with permitted intensities and densities varying by zone. Heavy industrial and similarly incompatible uses are prohibited in the four districts and this article provides nonconformity standards to address the continuation and eventual cessation of these pre-existing uses.

Properties may be rezoned by the City Council to the REDD base district to accommodate the repurposing and transitioning of lands from incompatible industrial or other uses to activities and uses that are economically viable and harmonious with the city's longstanding commercial and

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Article XXI

Georgetown Redevelopment Districts (REDD)

residential districts. The base district allows for lower intensity nonindustrial development and retains many of the non-district specific requirements of the city's zoning ordinance.

Property owners may choose to proceed with development under the standards of the base district; however, this article provides the authority for the City Council to apply three floating zone options available within the base redevelopment district, each of which are described herein. Property owners may petition for the rezoning of their properties to one of these floating zones. The flexibility afforded by the floating zones varies. Two of the floating zones require the approval by the City Council of a development plan and development zoning text, collectively referred to as floating zone district standards. However, the proposed standards must be in agreement with the comprehensive plan and the requirements of this article and must be approved by the City Council. If approved by City Council, floating zone district standards govern future development of the property within the floating zone.

Table 2101 provides an overview of the different requirements and options provided under the four REDD districts.

Table 2101 Summary of REDD Districts				
STANDARDS	Base District	Floating Zones		
	REDD-B	REDD-F1	REDD-F2	REDD-F3
Development Plan (DP) Required	NO (Site Plan Required)	NO (Site Plan Required)	YES	YES
Development Zoning Text (ZT) Required	NO Standards Set by Article	NO Standards Set by Article	YES	YES
Density Bonus Available	NO	NO	YES	YES
Flexible Height Standards	NO	NO	YES	YES
Flexible Lot Size Standards	NO	NO	NO	YES
Flexible Parking Standards	NO	NO	YES	YES
Flexible Sign Standards	NO	NO	YES	YES
Flexible Use Standards	NO	NO	NO	YES
Subject to Design Overlay District Standards	YES	YES	OPTIONAL	OPTIONAL
Heavy Industry Permitted	NO	NO	NO	NO
Light Industry Permitted	NO	YES By Special Exception Only	YES If Authorized by the District's Standards	YES If Authorized by the District's Standards

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Article XXI Georgetown Redevelopment Districts (REDD)

Section 2102 Definitions Applicable to Article

In addition to the definitions set forth in Article III and elsewhere in this Ordinance, the following words, terms, and phrases when used in this article shall have the meanings ascribed to them by this section. All other words, terms, and phrases not defined by this Ordinance shall be given their common, ordinary meaning unless the context clearly requires otherwise.

2102.1 Abandon (Abandonment): The relinquishment of property, a change of use, or the discontinuance in the use of the property by the owner, regardless of intent, for a period of more than three hundred sixty five (365) consecutive days or more than three hundred sixty five (365) days in any two consecutive years.

2102.2 Affordable Housing: In the case of dwelling units for sale, housing in which mortgage, amortization, taxes, insurance, and condominium or association fees, if any, constitute no more than twenty-eight percent of the annual household income for a household earning no more than eighty percent of the area median income, by household size, for the metropolitan statistical area as published from time to time by the U.S. Department of Housing and Urban Development (HUD) and, in the case of dwelling units for rent, housing for which the rent and utilities constitute no more than thirty percent of the annual household income for a household earning no more than eighty percent of the area median income, by household size for the metropolitan statistical area as published from time to time by HUD.

2102.3 Building Coverage: The horizontal area measured within the outside of the exterior walls of the ground floor of all principal and accessory buildings. For properties in the REDD-B and REDD-F1, building coverage is expressed as a percentage of lot area. For properties in the REDD-F2 and REDD-F3, building coverage is expressed as a percentage of the net development area.

2102.4 Cluster Development (Clustering): The grouping of allowable uses within a subdivision or development site, permitting a reduction in the otherwise applicable lot size, while preserving substantial open space on the remainder of the parcel. Building and impervious coverage and density in the REDD-F2 and REDD-F3 are based on net development area (not individual lot area) allowing for clustering in these districts.

2102.5 Density: The number of dwelling units permitted per acre. For properties in the REDD-B and REDD-F1, the number of dwelling units permitted is based on lot area. For properties in the REDD-F2 and REDD-F3, the number of dwelling units permitted is based on the net development area.

2103.6 Development Bonus: The provision of additional development capacity in the form of an increase in allowable density, building coverage, impervious coverage or a decrease in required open area. A development bonus may be granted as an incentive for the voluntary provision of increased amenities or improvements of public benefit as identified in this article.

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2102.7 Development Zoning Text: Written standards adopted by legislative action of the City Council that, in addition to the standards imposed by this article and the approved development plan, establish zoning requirements within the floating zone.

2102.8 Floating Zone: The zones described in the text of this article and adopted by legislative action of the City Council, but which are unmapped unless a property owner petitions the City Council to have the floating zone applied to a particular parcel meeting the minimum zoning district area requirements of this Ordinance through action by the City Council, as authorized by S.C. Code 6-29-720(C)(2).

2102.9 Floating Zoning District Standards, or “district standards.” The REDD development plan and development zoning text that collectively, when adopted by the City Council, in accordance with this article, form the zoning requirements governing development in the REDD-F2 and REDD-F3 floating zones.

2102.10 Heavy Industry (heavy industrial): A use engaged in the basic processing and manufacturing of materials or products predominately from extracted or raw materials, or a use engaged in storage or manufacturing processes using flammable or explosive materials, or storage or manufacturing processes that potentially involve hazardous or commonly recognized offensive conditions such as smoke, noise, soot, dirt, vibrations, odor, noxious discharges, and adverse traffic generation. Heavy industrial uses include but are not limited to the manufacture of chemicals (including herbicides, insecticides, fungicides, disinfectants, solvents, and related industrial and household chemical compounds and any use involving the bulk storage of chemicals), fertilizers, paper, petroleum products (including plastics and rubber), and steel and other metals; concentrated feedlots; electric generation; oil and gas extraction and storage; incinerators; mining; animal slaughter, packaging, and rendering plants; lumber mills; and recycling and salvage yards.

2102.11 Impervious Coverage: The area covered by an impervious surface expressed as a percentage. For properties in the REDD-B and REDD-F1 districts, impervious coverage is expressed as a percentage of lot area. For properties in the REDD-F2 and REDD-F3 districts, impervious coverage is expressed as a percentage of the net development area.

2102.12 Impervious Surface: Any hard-surfaced, man-made area that does not readily absorb or retain water, including but not limited to building roofs, paved asphalt and concrete parking and driveway areas, ~~graveled areas~~, sidewalks, swimming pools, and other paved areas.

2102.13 Light Industry (light industrial): A use engaged in the manufacture, predominately from previously prepared materials, of finished products or parts, including processing, fabrication, assembly, treatment, packaging, incidental storage, sales, and distribution of such products, but excluding basic industrial processing. Light industry is capable of operation in such a manner as to control the external effects of the manufacturing process, such as smoke, noise, soot, dirt, vibration, odor, noxious discharges, and adverse traffic conditions.

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Georgetown Redevelopment Districts (REDD)

2102.14 Net Development Area: The cumulative area of all lots and land including open space within an individual district sharing common district standards but excluding streets, rights of way, dedicated easements, wetlands, and ponds.

2102.15 Nonconforming Lot: A lot, designated on a duly recorded subdivision plat, or duly recorded deed, or by other lawful means, that complied with the zoning and development standards applicable to it on the effective date of this Ordinance, but which no longer complies with the minimum area, lot width, frontage, or other standards now applicable to it.

2102.16 Nonconforming Feature: A characteristic of a lot, structure, or use, such as illumination, parking, impervious area, landscaping, or a similar appurtenance, that lawfully existed on the effective date of this article, but which no longer complies with the standards applicable to it.

2102.17 Nonconforming Structure: A building or structure that lawfully existed on the effective date of this article, but which no longer complies with the size, coverage, setback, building height, or other dimensional standards applicable to it.

2102.18 Nonconforming Use: A use that lawfully existed on the effective date of this article, but which is no longer allowed by the use regulations of the zoning district in which it is located. The term nonconforming use shall include all onsite buildings and structures associated with said use.

2102.19 Official Map: A map or maps showing the location of existing or proposed public streets, highways, and public utility rights-of-way, public building sites and public open spaces adopted by City Council in accordance with Section 6-7-1210 et seq. of the state code. A public building site is one on which a building is to be constructed for public use with public funds.

2102.20 Open Area: Land not occupied by buildings, parking lots, or structures. Open area includes yards, open space, active and passive parks, stormwater basins and swales, and other vegetated lands that are open from the ground to the sky. For properties in the REDD-B and REDD-F1, open space is expressed as a percentage of lot area. For properties in the REDD-F2 and REDD-F3, open space is expressed as a percentage of the net development area.

2102.21 Open Space: Noncommercial land not occupied by buildings, parking lots, or structures that has been set-aside, reserved, or dedicated for public use or for the general use and enjoyment of residents, employees, or patrons of a development. Open spaces are planned and clearly delineated areas. Open space may contain improvements (and incidental impervious surfaces) such as swimming pools, pedestrian walkways, boardwalks, play equipment for children or adults, ball fields, court games, picnic tables, etc. when included as part of approved district standards. Active and passive parks are considered open space. Open space does not include required yards or isolated (noncontiguous) areas of less than 1,000 square feet. For properties in the REDD-B and REDD-F1, open space is expressed as a percentage of lot area. For properties in the REDD-F2 and REDD-F3, open space is expressed as a percentage of the net development area.

Article XXI

Georgetown Redevelopment Districts (REDD)

2102.22 *Park (Active)*: A park that features recreation including swimming pools, gyms, playing fields and courts, or similar recreation.

2102.23 *Park (Passive)*: A park that features interpretive programs, open space, picnic areas, trails or similar amenities that take advantage of natural and scenic resources but not including recreational facilities, such as swimming pools, gyms, and playing fields.

2102.24 *REDD Development Plan*: A component of proposed floating zone district standards, drawn to scale and prepared by a licensed design professional, that depicts the location of proposed uses and structures and the existing and proposed conditions of the lot, including topography, vegetation, drainage, floodplains, marshes and waterways, open spaces, walkways, means of ingress and egress, utility services and other public improvements such as streets and sidewalks, landscaping, signs, lighting and screening devices, and any other information required by this article or that may be reasonably required in order that an informed decision can be made by the approving authority.

2102.25 *Retail Store, small*: A commercial use, conducted exclusively within an enclosed building, that engages in the sale of goods to ultimate consumers, usually in small quantities. Small retail stores are conducted in a building with a gross floor area of 5,000 square feet or less.

2102.26 *Retail Store, medium*: A commercial use, conducted exclusively within an enclosed building, that engages in the sale of goods to ultimate consumers, usually in small quantities. Medium retail stores are conducted in a building with a gross floor area of more than 5,000 but less than 10,000 square feet.

2102.27 *Retail Store, large*: A commercial use, conducted exclusively within an enclosed building, that engages in the sale of goods to ultimate consumers, usually in small quantities. Large retail stores are conducted in a building with a gross floor area of more than 10,000 square feet.

2102.28 *Site Plan*: A plan, drawn to scale and prepared by a design professional, that illustrates the location of existing and proposed structures, uses, parking, signs, points of ingress and egress, lots lines, and other features deemed necessary by the Zoning Administrator to determine compliance with this Ordinance.

2102.29 **[RESERVED]** ~~*Substantial Improvement*. Any repair, reconstruction, rehabilitation, addition or other improvement to a nonconforming use, structure, or site feature the cumulative cost of which in any five year period equals or exceeds fifty (50) percent of the structure or feature's appraised value for tax purposes before the start of construction of the improvement. This term also includes repairs and improvements to uses, structures, and site features that have been damaged or destroyed by any cause. Determinations of the costs of shall be made by the building official.~~

2102.30 *Traffic Impact Mitigation Measure*. Any measures or improvements taken by, or required of, the developer in order to lessen, abate, or reduce the impact of the development on the public streets and highway system.

Article XXI

Georgetown Redevelopment Districts (REDD)

2102.31 *Traffic Impact Study.* An engineered analysis of the effects of traffic generated by a development at build-out on the capacity, operations, and safety on the public streets and highway system and including an assessment of traffic impact mitigation measures necessary to reduce impact. This analysis and related calculations shall reference the most current edition of the Institute of Transportation Engineer's Trip Generation Manual.

2102.32 *Water Oriented Uses.* A use that is located over or is otherwise reliant on its proximity to the water. These uses include, but are not limited to, docks, piers, and wharfs.

Sections 2103 through 2119 [RESERVED]

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Article XXI Georgetown Redevelopment Districts (REDD)

Division 2 Redevelopment Districts

Section 2120 Creation of Redevelopment Districts

2120.1 REDD Districts. In addition to the districts and overlays provided by articles VI and XIII, the following districts are hereby created:

Base Redevelopment District (REDD-B)
Redevelopment District Floating Zone 1 (REDD-F1)
Redevelopment District Floating Zone 2 (REDD-F2)
Redevelopment District Floating Zone 3 (REDD-F3)

2120.2 District Citation. The individual districts may be cited by full title, e.g. Base Redevelopment District or by abbreviated reference, e.g. REDD-B or REDD-B district. Collectively these districts and affected properties may be referred to as “the REDD”, “REDD districts” or “REDD properties.” The requirements for properties in the REDD-F2 and REDD-F3 are based on the floating zone district standards approved by legislative action of the City Council. As these floating zones are applied, a unique name or identifier will be used as a prefix to the zone’s title, for example: “Georgetown Market Village” REDD-F3.

2120.3 District Assignment. Except as provided in this article, properties may be zoned REDD-B and REDD-F1 following the map amendment procedures as provided in Article XVIII of this Ordinance. The application of REDD-F2 and REDD-F3 floating zones to a particular parcel also constitutes a text and map amendment and requires compliance with Division 8 of this article, requisite to City Council consideration and action.

Section 2121 REDD-B District

2121.1 District Intent. The intent of the Base Redevelopment District is to provide for lower intensity nonindustrial development while protecting adjacent streets, waterways, and uses from encroachment. This district provides for varying uses but limits intensity through setback, lot size, coverage, density, and other standards. These standards are designed to promote compatible reuse while preserving the higher intensity redevelopment potential of properties. It is anticipated that in the future, properties or portions of the REDD-B district may be rezoned to the higher intensity floating zones as property and development conditions warrant.

2121.2 Eligibility for Designation. Notwithstanding the provisions of Section 513, any property, irrespective of lot size, within the city may be zoned as a Base Redevelopment District subject to conformity with the comprehensive plan and the requirements of this Ordinance. A request to rezone a property to an REDD-B may be initiated by the City Administrator, the Planning Commission, the City Council, or by the owner of the property.

2121.3 REDD-B Dimensional and Density Standards. The following standards shall apply to properties within the REDD-B district.

1. Minimum lot size. Each lot shall have a minimum area of ten (10) acres.

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2. Minimum lot width. Each lot shall have a minimum lot width of three hundred (300) feet.
3. Building coverage. The total lot coverage permitted for all buildings shall not exceed ten (10) percent of the lot area, **except as provided by Section 2171.1(3).**
4. Impervious coverage. The total lot coverage permitted for all impervious surfaces shall not exceed twenty (20) percent of the lot area, **except as provided by Section 2171.1(3).**
5. Height limit. Building and structure height shall not exceed thirty five (35) feet. No building shall exceed two (2) stories.
6. Setbacks. The minimum setback from property lines shall be as follows:
 1. Front yard: Ninety (90) feet;
 2. Rear yard: Fifty (50) feet;
 3. Side yard: Forty (40) feet; and
 4. Side yard abutting a public street: Sixty (60) feet.
7. Special setback from natural water body. The minimum setback from a natural water body shall be one-hundred (100) feet. For tidal rivers, bays, or inlets this distance is measured from the mean high water mark. This requirement does not apply to water-oriented uses that are approved as a special exception by the Board of Zoning Appeals.
8. Open Area Required. No less than sixty (60) percent of the lot area shall be open area.
9. Open Space. Except as may be required for a conditional or special exception use, open space is not required in this district.
10. Density. Where multi-family units are permitted as a special exception, density shall not exceed two (2) units per acre (or fractional equivalent thereof) of lot area. REDD floating zones may permit densities in excess of two (2) units per acre as expressly provided by this article.

2121.4 Uses. Uses permitted by right, by conditional use, and by special exception are provided in Division IV of this article.

Section 2122 REDD-FI District

2122.1 District Intent. The intent of the Redevelopment District Floating Zone 1 is to provide for development on smaller, pre-existing lots within the REDD. These lots by virtue of their size, location, or lot width may not readily accommodate the setback and coverage requirements of the base district. Also, due to their lot size, these smaller lots would not be eligible for consideration under the other floating zone options provided by this article. This floating zone permits uses similar to the base district and provides reduced setbacks and coverage requirements. This district also allows for light industrial uses as a special exception. It is further intended that this district only be assigned in cases where the orientation of lots allow for self-contained or stand-alone development that do not impact the development of adjacent properties or conflict with the city's official map.

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2122.2 Eligibility for Designation. Notwithstanding the provisions of Section 513, any property within the REDD-B district that constituted an existing lot of record of less than three (3) acres in area at the time of this article's adoption may be zoned as a Redevelopment District Floating Zone 1 subject to conformity with the comprehensive plan and the requirements of this Ordinance. A request to rezone a property to an REDD-F1 district may only be initiated by the owner(s) of the property(s).

2122.3 REDD-F1 Dimensional and Density Standards. The following standards shall apply to properties within the REDD-F1 district.

1. Minimum lot size. Each lot shall have a minimum area of one (1) acre.
2. Minimum lot width. Each lot shall have a minimum lot width of one hundred (100) feet.
3. Building coverage. The total lot coverage permitted for all buildings shall not exceed twenty five (25) percent of the lot area.
4. Impervious coverage. The total lot coverage permitted for all impervious surfaces shall not exceed thirty five (35) percent of the lot area.
5. Height limit. Building and structure height shall not exceed thirty five (35) feet. No building shall exceed two (2) stories.
6. Setbacks. The minimum setback from property lines shall be as follows:
 1. Front yard: Forty (40) feet;
 2. Rear yard: Twenty (20) feet;
 3. Side yard: Twenty (20) feet; and
 4. Side yard abutting a public street: Thirty (30) feet.
7. Special setback from natural water body. The minimum setback from a natural water body shall be one-hundred (100) feet. For tidal rivers, bays, or inlets this distance is measured from the mean high water mark. This requirement does not apply to water-oriented uses that are approved as a special exception by the Board of Zoning Appeals.
8. Open Area Required. No less than forty five (45) percent of the lot area shall be open area.
9. Open Space. Except as may be required for a conditional or special exception use, open space is not required in this district.
10. Density. Where multi-family units are permitted as a special exception, density shall not exceed three (3) units per acre (or fractional equivalent thereof) of lot area.

2122.4 Uses. Uses permitted by right, by conditional use, and by special exception are provided in Division IV of this article.

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Section 2123 REDD-F2 District

2123.1 District Intent. The intent of the Redevelopment District Floating Zone 2 is to provide for higher intensity development consistent with approved floating zoning district standards. Further, this district is intended to accommodate imminent development on tracts of three acres or greater. Uses within this district are prescribed by the article; however this district is intended to allow for design flexibility in setback, height, density, and parking standards and to allow for cluster development. In addition, architectural standards may be customized. This district is designed to encourage development that is compatible with adjacent nonindustrial districts, integration with surrounding development, and provide for the coordination of improvements outlined in the city's comprehensive plan and official map.

2123.2 Eligibility for Designation. Any property or combination of properties within the REDD-B or REDD-F1 districts that is three acres or greater of contiguous area may be zoned as a Redevelopment District Floating Zone 2 subject to conformity with the comprehensive plan and the requirements of this Ordinance. A request to rezone a property to an REDD-F2 district may only be initiated by the owner(s) of the property(s).

2123.3 REDD-F2 Dimensional and Density Standards. The following standards shall apply to properties within the REDD-F2 district.

1. Minimum lot size. Each lot shall have a minimum area of four thousand (4,000) square feet.
2. Minimum lot width. Each lot shall have a minimum lot width of twenty five (25) feet.
3. Building coverage. The total lot coverage is established by applicable district standards. The coverage for all building within the floating zone shall not exceed thirty five (35) percent of the net development area.
4. Impervious coverage. The total lot coverage is established by applicable district standards. Impervious coverage shall not exceed forty five (45) percent of the net development area.
5. Height limit. The maximum building and structure height is established by the district standards.
6. Setbacks. The minimum setbacks are established by applicable district standards.
7. Open Area Required. No less than forty (40) percent of the net development area shall be open area.
8. Open Space Required. No less than twenty five (25) percent of the net development area shall be open space.
9. Density. Density shall not exceed five (5) units per acre (or fractional equivalent thereof) of net development area.
10. Clustering. The REDD-F2's district standards may provide for cluster development.

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2123.4 Uses. Uses that may be permitted by right, by conditional use, and by special exception are provided in Division IV of this article. The REDD-F2's floating zone may further restrict allowable uses by requiring a higher level of approval procedure but not a lower level approval procedure than is shown in Division IV, Table 2142. Where uses are further restricted, the floating zone text shall specify those uses which are allowed by right, conditional use, or special exception and provide conditions, if any, requisite to the establishment of each use. A use which does not appear within Division IV, Table 2142 is an unlisted use and is not permitted within an REDD-F2 floating zone.

Section 2124 REDD-F3 District

2124.1 District Intent. The intent of the Redevelopment District Floating Zone 3 is to provide for higher intensity development consistent with approved floating zoning district standards. Unlike the REDD-F2, this district is intended for larger developments and affords the greatest amount of flexibility in design and permissibility of uses of any of the REDD districts. This district is designed to encourage large scale development that can occur in phases and that incorporates the design principles and improvements of the city's comprehensive plan and official map.

2124.2 Eligibility for Designation. Any property or combination of properties within the REDD-B, REDD-F1, or REDD-F2 districts that is ten (10) acres or greater of contiguous area may be zoned as a Redevelopment District Floating Zone 3 subject to conformity with the comprehensive plan and the requirements of this Ordinance. A request to rezone a property to an REDD-F3 district may only be initiated by the owner(s) of the property(s).

2124.3 REDD-F3 Dimensional and Density Standards. The following standards shall apply to properties within an REDD-F-3 floating zone.

1. Minimum lot size. The minimum lot size is established by the applicable district standards.
2. Minimum lot width. Each lot shall have a minimum lot width of twenty (20) feet.
3. Building coverage. The total lot coverage is established by the REDD-F3's district standards. The coverage for all building within the floating zone shall not exceed forty (40) percent of the net development area.
4. Impervious coverage. The maximum impervious coverage for each lot is established by the REDD-F3's district standards. Impervious coverage shall not exceed fifty (50) percent of the net development area.
5. Height limit. The maximum building and structure height is established by the approved district standards.
6. Setbacks. The minimum setbacks are established by the approved district standards.
7. Open Area Required. No less than thirty five (35) percent of the net development area shall be open area.

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9. Open Space Required. No less than twenty five (25) percent of the net development area shall be open space.
10. Density. Density shall not exceed seven (7) units per acre (or fractional equivalent thereof) of net development area.
11. Clustering. The REDD-F3's district standards may provide for cluster development.

2124.4 Uses. Permitted uses and their location within the district are established by the district standards. In addition to permitted uses, the development's zoning text may provide for alternate uses that may be permitted by right, as a conditional use, or as a special exception.

Section 2125 Summary of Dimensional and Density Standards

The dimensional and density standards of the REDD districts are summarized in Table 2125 below:

Table 2125					
Summary of REDD District Dimensional & Density Standards					
STANDARDS		Base District	Floating Zones		
		REDD-B	REDD-F1	REDD-F2	REDD-F3
Minimum Area for District Designation		None	None	3 acres	10 acres
Maximum Area For District Designation		None	Less than 3 acres	None	None
Minimum Lot Size		10 acres	1 acre	4,000 square feet	Set by DS
Minimum Lot Width		300 feet	100 feet	25 feet	20 feet
Maximum Building Coverage*		10%**	25%	35%	40%
Maximum Impervious Coverage*		20%**	35%	45%	50%
Height Limit		35 feet	35	Set by DS	Set by DS
Setbacks	Front	90 feet	40	Set by DS	Set by DS
	Rear	50 feet	20	Set by DS	Set by DS
	Side	40 feet	20	Set by DS	Set by DS
	Street Side Yard	60 feet	30	Set by DS	Set by DS
	Waterfront	100 feet	100	Set by DS	Set by DS
Minimum Open Area		60%	45%	40%	35%
Minimum Open Space		None	None	25%	25%
Density (Units per acre)*		2	3	5	7
Notes: The dimensional and density standards illustrated in Table 2125 are the minimum standards for the above districts. Where the text of this Ordinance provides more restrictive standards than those summarized above, the more restrictive standards shall apply. *Density and coverage bonuses are available in the REDD-F2 and REDD-F3 districts and shall not exceed any density limitations set forth in the comprehensive plan. **Section 2171.1(3) provides an exception to the maximum building and impervious coverage requirements of this division. DS = District Standards					

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Sections 2126 through 2129 [RESERVED]

Attachment: REDD Amended Ordinance (DRAFT 11.9.17) (2417 : Text Amendment for the Redevelopment District (REDD))

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Division 3 General Provisions Governing REDD Districts

Section 2130 Heavy Industrial Uses Prohibited in the REDD Districts

Notwithstanding any provision to the contrary, new heavy industrial uses are prohibited in the REDD districts. Heavy industrial uses that lawfully existed on the effective date of this article are nonconforming uses in the REDD.

Section 2131 Alternate Development Options Retained

This article provides various zoning district options and requirements for properties within the REDD. Nothing herein precludes an owner of an REDD property from requesting that it be rezoned to an alternate zoning district as provided in Article VI or petitioning for approval as a planned development district as provided in Article VII.

Section 2132 Affect of the Design Overlay District Standards

Properties located within the REDD-B and REDD-F1 are subject to the standards and requirements of Article XIII: Design Overlay District for Main Corridors. Properties located within the REDD-F2 and REDD-F3 are subject to the design and appearance standards as specified in the approved floating zone district standards for their respective floating zone.

Section 2133 REDD Districts Subject to Other Requirements of Zoning Ordinance

Except where specifically supplanted by this article or approved district standards applicable to a floating zone, all lands within the REDD are subject to this ordinance's requirements of general applicability affecting uses, lots, structures, parking, and other features.

Sections 2134 through 2139 [RESERVED]

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Attachment: REDD Amended Ordinance (DRAFT 11.9.17) (2417 : Text Amendment for the Redevelopment District (REDD))

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Division 4 Use Standards

Section 2140 Classification of Use in the REDD

2140.1 Referral to Zoning Administrator. All questions concerning the classification of uses within the REDD shall be referred to the Zoning Administrator for an interpretation of this Ordinance. The referral of the use classification question shall be accompanied by a written statement of facts listing the nature of the use and whether it involves dwelling activity, sales, processing, storage and the amount thereof, anticipated employment, types of products, transportation requirements, and any additional information determined necessary by the Zoning Administrator to classify the proposed use.

2140.2 Decision of the Zoning Administrator. The Zoning Administrator shall consider the nature and described performance of the proposed use and may assign a use classification descriptive of the use from Table 2142 “Schedule of Uses” or assign a use classification as is otherwise specifically provided by this Ordinance.

2140.3 Appeals. Appeals from the determinations of the Zoning Administrator are made to the Board of Zoning Appeals pursuant to Article XV of this Ordinance.

2140.4 Referral of Unlisted Uses. If the Zoning Administrator or the Board of Zoning Appeals, operating under parts (2) and (3) above, determines that a described use does not appear within this Ordinance, the Zoning Administrator or the Board of Zoning Appeals shall transmit a copy of the determination to the Planning Commission. The City Administrator, Planning Commission or City Council may initiate a text amendment to classify the proposed use.

2140.5 Unlisted Uses are Prohibited. Any use which does not appear within this Article shall be determined to be a Use Not Allowed within the REDD-B, REDD-F1, and REDD-F2 districts.

Section 2141 Use Types

Within the REDD-B, REDD-F1, and REDD-F2 districts, a use is either a Use Permitted by Right, a Conditional Use, a Special Exception Use, or a Use Not Allowed.

P

USES PERMITTED BY RIGHT

A “P” in the zoning district column of Table 2142 indicates that a use is permitted in the respective zoning district, subject to compliance with all other applicable regulations of this Ordinance (see Section 2144 for exception).

C

CONDITIONAL USES

A “C” in the zoning district column of Table 2142 indicates that a use is allowed in the respective zoning district only if it complies with use-specific conditions and all other applicable regulations of this Ordinance. A cross-reference to the applicable use-specific

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conditions can be found in the “Special Conditions” column of Table 2142 (see Section 2144 for exception).

SE

SPECIAL EXCEPTION USES

An “SE” in the zoning district column of Table 2142 indicates that a use is allowed only if reviewed and approved by the Board of Zoning Appeals in accordance with the special exception procedures of this Ordinance. In addition, special exception uses may be subject to compliance with the use-specific conditions and all other applicable regulations of this Ordinance. A cross-reference to the applicable use-specific conditions, if any, can be found in the “Special Conditions” column of Table 2142.



USES NOT ALLOWED

A blank cell in the zoning district column of Table 2142 indicates that a use is not allowed in the respective zoning district, unless said use is otherwise expressly allowed by other provisions within this Ordinance.

Section 2142 Use Table

Uses are allowed within the REDD-B, REDD-F1, and REDD-F2 districts in accordance with Table 2142 “REDD Schedule of Uses”. The REDD-F2’s floating zone may further restrict allowable uses by requiring a higher level of approval procedure but not a lower level approval procedure than is shown in Table 2142. Where uses are further restricted, the floating zone text approved by City Council shall specify those uses which are allowed by right, conditional use, or special exception and provide conditions, if any, requisite to the establishment of each use. A use which does not appear within Table 2142 is an unlisted use and is not permitted within an REDD-F2 floating zone (see also Section 2123.4).

Table 2142 REDD Schedule of Uses				
KEY: P=Permitted by Right C=Conditional Use SE=Special Exception Blank Cell=Use Not Allowed				
USE CLASSIFICATION	DISTRICT			SPECIAL CONDITIONS
	REDD-B	REDD-F1	REDD-F2	
Adult Day Care			P	
Armory	P	P	P	
Assembly Hall, Coliseums, Gymnasiums, and similar uses			P	
Automated Teller Machine (Free-Standing)	C	P	P	Section 418
Bakery	P	P	P	
Bank	P	P	P	
Barber Shop	P	P	P	

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Beauty Shop	P	P	P	
Bed and Breakfast			P	
Billiard Parlor			P	
Boat Sales, Service, and Supplies			P	
Bowling Alley			P	
Bus Station			P	
Church and other religious institutions			P	
Club			P	
Courthouse			P	
Day Care Center			P	
Dock, Pier and Wharf	SE	SE	P	Section 423
Family Day Care Home			P	
Financial Institutions			P	
Fire Station	P	P	P	
Fraternal Organizations			P	
Greenhouse/Horticulture Nursery	P	P	P	
Group Dwelling			P	
Horse Drawn Carriage		SE	P	Section 407
Hospital			P	
Hotel			P	
Industrial, Light		SE	P	Section 2143.1
Library	P	P	P	
Lodge			P	
Marina (Wet or Dry)			P	
Marine Related Storage			P	
Mini-Day Care Center			P	
Mini-shopping Center	SE	SE	P	
Multi-Family	SE	SE	P	Section 2143.2
Museum	P	P	P	
News Stand	P	P	P	
Office (Business, professional, government)	P	P	P	
Park, Active	SE	SE	P	
Park, Passive	P	P	P	
Parking Lot (principal use)	SE	SE	P	
Police Station	P	P	P	
Post Office			P	
Printing Establishment			P	
Produce Stand and Market	SE	SE	P	
Public Assembly Hall			P	
Publicly Owned and	P	P	P	

Attachment: REDD Amended Ordinance (DRAFT 11.9.17) (2417 : Text Amendment for the Redevelopment District (REDD))

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Operated Buildings, Facilities, and Land				
Restaurant (excluding drive-in)	SE	SE	P	
Retail Store, Small	P	P	P	
Retail Store, Medium	P	P	P	
Retail Store, Large	SE	SE	P	Section 2143.3
Schools			P	
Seafood Establishment (wholesale/retail)			P	
Single Family Dwelling			P	
Skating Rink			P	
Substation	SE	SE	P	Section 412
Taxi Stand			P	
Theater (indoor)	SE	SE	P	
Trucking Terminal/Transfer Company			P	
Two-Family Dwelling or Duplex			P	
Uses Located Over Water			P	
Watchmen/Caretaker Dwelling	P	P	P	
Water Tower	C	C	P	Section 411
Wholesale and warehouse in enclosed building		SE	P	Section 2143.1

Section 2143 Use Conditions

In addition to the district and supplemental requirements imposed on lands and uses by this Ordinance and the required findings for special exceptions in Section 1504, the following conditions shall apply in the REDD districts where a use is allowed as a conditional use or special exception as shown in Table 2142.

2143.1 Light Industry (including wholesale and warehouse uses). Light industry may be permitted in the REDD-F1 provided that:

1. Total building floor area shall not exceed 15,000 square feet;
2. The principal building and any permitted accessory structures shall observe a minimum rear yard setback of one hundred (100) feet and a side yard setback of fifty (50) feet;
3. The principal building and any permitted accessory structure shall not be placed any closer than four hundred (400) feet from Front Street nor placed any closer than two hundred (200) feet from any arterial street. This distance shall be measured in a straight line, without regard to intervening structures or objects, from the nearest

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- portion of the building to the nearest boundary of the Front Street or arterial street's right-of-way;
4. All activities associated with the use shall be contained within an enclosed building. No outdoor processes or storage of materials is permitted;
 5. An exterior landscaping buffer, a minimum of thirty (30) feet in width, shall be provided along the rear and side yards; and
 6. Vehicular access onto Front Street is prohibited.

2143.2 Multi-Family. Multi-family uses in the REDD-B and REDD-F1 require one thousand (1,000) square feet of open space per unit. An exterior landscaping buffer, a minimum of twenty (20) feet in width, shall be required around the entire development.

2143.3 Retail Store, large. Large retail stores may be permitted in the REDD-B and REDD-F1 provided that:

1. Total building floor area shall not exceed 40,000 square feet;
2. The principal building and any permitted accessory structure shall not be placed any closer than four hundred (400) feet from Front Street. No parking lot(s) and drive(s) associated with the retail store shall be placed closer than two hundred (200) feet from Front Street. This distance shall be measured in a straight line, without regard to intervening structures or objects, from the nearest portion of the building, parking lot, or drive to the nearest boundary of the Front Street right-of-way;
3. Vehicular access onto Front Street is prohibited; and
4. A traffic impact study is required.

Section 2144 Special Exception Required for High Intensity Uses

Notwithstanding the provisions of Section 2142, in the REDD-B and REDD-F1 uses that require new curb cuts or access points onto Front Street or uses that have the potential to generate three hundred (300) or more peak hour trips as determined by the Institute of Transportation Engineer's Trip Generation Manual (latest edition) are special exception uses and require approval by the Board of Zoning Appeals. The board shall require the submission of a traffic impact study and condition the special exception's approval on the implementation of traffic impact mitigation measures.

Sections 2145 through 2149 [RESERVED]

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Attachment: REDD Amended Ordinance (DRAFT 11.9.17) (2417 : Text Amendment for the Redevelopment District (REDD))

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Division 5 Supplemental Standards

Section 2150 Fences and Walls

In the REDD-B and REDD-F1, fences and walls shall not exceed eight (8) feet in height and shall not be placed within any required yard. In cases where a fence or wall is used to conceal or enclose a nonconforming industrial use or a utility use, is required by Sections 510 or 2151 of this Ordinance, or is required by a health or safety code (e.g. construction fencing), the Zoning Administrator may permit the placement of a fence or wall in a required yard provided such placement does not infringe on sight distance at an intersection or driveway. In the REDD-F2 and REDD-F3, the approved floating zone shall establish requirements for the placement of fences and walls.

Section 2151 Screening of Nonconforming Heavy Industrial Uses Required

In addition to the requirements imposed by Section 510, heavy industrial uses in the REDD-B and an REDD-F1 floating zone shall be screened from view from any public street or right-of-way with no less than a six foot high, sight obscuring fence, wall, or hedge, of not less than an eighty percent opacity. Notwithstanding the provisions of Division 7, heavy industrial uses shall conform with the requirements of this section no later than three hundred sixty-five (365) days from the effective date of this Ordinance. Where not in conflict with this section, screening installed after this article's effective date shall conform to the requirements of Article XIII of this Ordinance.

Section 2152 Outdoor Storage and Display

Except where expressly provided in REDD-F2 or REDD-F3 district standards approved by City Council, no merchandise, equipment (excluding licensed vehicles and trailers), machinery, bulk materials for processing or shipment, or recyclable, salvage, or junk materials shall be stored or displayed outside of an enclosed building in the REDD, except as follows:

1. Materials and associated recyclables may be stored outside of an enclosed building when appurtenant to a permitted construction or demolition project;
2. Outdoor storage, of less than twenty (24) total hours in any seven (7) day period and excluding outdoor sales or display, is permitted when incidental to the shipping, receiving, or stocking of a licensed business; or
3. Outdoor storage that lawfully existed on the effective date of this article is a nonconforming feature and is subject to the provisions of Section 2174. The area devoted to outdoor storage may not hereafter be enlarged.

Section 2153 Signs

2153.1 Review, Permitting, and Enforcement. Except where expressly provided otherwise in a REDD-F2 and REDD-F3 floating zone district, signs in the REDD districts are subject to the review, permitting, and enforcement standards contained in Article X and Article XIII of this Ordinance.

Attachment: REDD Amended Ordinance (DRAFT 11.9.17) (2417 : Text Amendment for the Redevelopment District (REDD))

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2153.2 Permitted Signs in REDD-B and REDD-F1. In addition to signs deemed exempt from the terms of this Ordinance, the following signs are permitted in REDD-B and REDD-F1 districts:

1. Monument freestanding sign: One (1) monument freestanding sign shall be permitted per lot. The maximum gross surface area per sign face shall not exceed sixty (60) square feet and the aggregate gross surface area of the sign shall not exceed one hundred twenty (120) square feet. The freestanding sign shall not exceed eight (8) feet in height and shall not be placed closer than fifteen (15) feet from any property line.
2. Wall signs. Each principal building shall be permitted one (1) wall sign. The maximum gross surface area of the wall sign shall not exceed sixty (60) square feet. In cases where a principal building is located on a corner lot, an additional wall sign is permitted provided that the gross surface area of the sign not exceed thirty (30) square feet.

2153.3 Permitted Signs in the REDD-F2 and REDD-F3. In the REDD-2 and REDD-F3 districts, signs shall be permitted in accordance with the approved floating zone district standards.

Section 2154 Parking and Access Standards

In the REDD-B and REDD-F1 districts, off-street parking shall be provided, constructed, and maintained in accordance with Articles XI and XIII of this Ordinance. In the REDD-2 and REDD-F3 districts, off-street parking shall be provided in accordance with the approved floating zone.

Section 2155 Application of District Standards; Clustering

In the REDD-B and REDD-F1, density, open area, open space, building coverage, impervious coverage, and other standards are applied uniformly to each lot. In the REDD-F2 and REDD-F3, density, open area, open space, building coverage, and impervious coverage are based on the net development area. Cluster development is permitted, if authorized in approved floating zone district standards. Individual lots within these districts may have varying densities and coverages, provided that cumulatively the lots within the district conform to the standards of this Ordinance and the comprehensive plan.

Section 2156 Frontage Requirements in the REDD

Notwithstanding the provisions of Section 501, all lots in the REDD districts shall have frontage on and access to a publically dedicated and accepted or publicly maintained street. The minimum frontage requirement shall be a distance equal to or greater than the minimum lot width requirement for the district in which the lot is located.

Section 2157 Exception for Small Lots in REDD-B and REDD-F1

In the REDD-B and REDD-F1, coverage and setback requirements shall not be applied to limit building coverage to less than 2,500 square feet or limit impervious coverage to less than 5,000 square feet on any lot. The Zoning Administrator is authorized to proportionally reduced setback requirements in accordance with this requirement (see also Section 2173).

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Section 2158 Development Bonuses Available in REDD-F2 and REDD-F3

2158.1 Development Bonuses Available for Certain Improvements. The owner of the property may propose a development bonus as part of an application for an REDD-F2 or REDD-F3 floating zone. Bonuses may be granted for:

1. The dedication of active and passive parks for public use;
2. The construction and dedication of pedestrian trails;
3. The construction and dedication of streets as illustrated on the official map or provided in the comprehensive plan; or
4. Affordable housing.

When in conformity with the density provisions of the comprehensive plan, development bonuses may be granted in accordance with Table 2158:

Table 2158 Schedule of Development Bonuses		
Improvement	Development Bonus	Maximum Development Bonus
Parks and Pedestrian Trails: The voluntary construction and dedication of onsite active or passive park area to the city or other entity for perpetual public use. The location of park areas should correspond with the locations and intended purposes as provided in the comprehensive plan.	For every ½ acre of park area, the district may be afforded one additional dwelling units per acre of net development area and an additional 1% in building and impervious surface coverage.	No more than four additional dwelling units per acre and no more than a 4% increase in allowable building and impervious surface coverage for the district.
Waterfront Parks and Pedestrian Trails: The voluntary construction and dedication of onsite, waterfront active or passive park area to the city or other entity for perpetual public use. The location of park areas should correspond with the locations and intended purposes as provided in the comprehensive plan.	For every ½ acre of waterfront park area, the district may be afforded two additional dwelling units per acre of net development area and an additional 1% of building and impervious surface coverage.	No more than eight additional units per acre and no more than a 4% increase in allowable building and impervious surface coverage for the district.
Street Dedication: The construction and dedication of onsite streets (and associated rights-of-way) as illustrated on the official map or as outlined in the comprehensive plan.	For every ½ acre of dedicated street right-of-way, the district may be afforded three additional dwelling units per acre of net development area and	No more than nine additional units per acre and no more than a 6% increase in allowable building and impervious surface coverage for the district.

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	an additional 2% of building and impervious surface coverage.	
Affordable Housing: The provision of affordable housing subject to sufficient instruments being provided to guarantee unit affordability for a period of no less than fifteen (15) years.	For every affordable unit provided, one additional market rate unit may be allowed (for the entire district).	May not increase density by more than 20% of district standards.

2158.2 *Application and Recommendation of Planning Commission.* The application and accompanying proposed district standards shall clearly describe the improvements and the requested development bonus. The Planning Commission in its report on the proposed floating zone to City Council shall make a recommendation on the requested development bonuses including the justifications for granting the request and its consistency with the comprehensive plan.

2158.3 *Approval of Development Bonus.* The City Council may, with the approval of an REDD floating zone, grant the requested development bonus. Where the requested bonus would involve the transfer of real property to the City of Georgetown, the acceptance of property and the corresponding granting of development bonuses is discretionary to the City Council. Improvements which are to be dedicated to the City shall follow the procedures as outlined in the City of Georgetown Development Regulations.

Section 2159 [RESERVED]

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Division 6 REDD Architectural and Design Standards

Sections 2160 through 2169 [RESERVED]

Attachment: REDD Amended Ordinance (DRAFT 11.9.17) (2417 : Text Amendment for the Redevelopment District (REDD))

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Division 7 REDD Nonconformity Standards

Section 2170 General Provisions Governing Nonconformities in REDD Districts

2170.1 Applicability. Notwithstanding the provisions of Section 400, nonconforming uses, structures, lots, and site features within the REDD districts are subject to the requirements of this article.

2170.2 Continuance. Any use, structure, lot, or other property feature that lawfully existed on this article's effective date may continue in accordance with and subject to the limitations imposed by this division.

2170.3 Determination of nonconformity status. The burden of establishing that a use, structure, lot, or site feature is a legal nonconformity, which lawfully existed on the effective date of this article shall, in all cases, be solely upon the property owner.

2170.4 [RESERVED] ~~Substantial improvements prohibited. A nonconformity shall not hereafter be substantially improved except where such improvement eliminates the nonconformity.~~

2170.5 Incidental Repairs and maintenance. Incidental repairs and normal maintenance of nonconformities shall be permitted unless such repairs are otherwise prohibited by this article. Nothing in this article shall be construed to prevent structures from being structurally strengthened or restored to a safe condition, in accordance with an official order of the building official or his/her designee.

2170.6 Change of tenancy or ownership. The status of a nonconformity is not affected by changes of tenancy, ownership, or management and the provisions of this division shall apply to current and subsequent owners and assigns of properties in the REDD.

Section 2171 Nonconforming Uses

2171.1 Expansion. A nonconforming use shall not be enlarged or expanded unless: ~~one of the following conditions exists:~~

1. Such expansion eliminates or reduces the nonconformity and such expansion or extension conforms to the provisions of this Ordinance; or
2. The expansion is into a part of an existing building or structure that was lawfully and manifestly designed or arranged for such use, provided that no such expansion shall be allowed if it displaces a conforming use ~~or constitutes a substantial improvement as defined herein;~~ or
3. The expansion is to a building or structure that contains a nonconforming use and the expansion does not cumulatively increase the building or structure's footprint by more than 25% of the footprint that existed at the time of this article's adoption. Such expansion shall conform to all other provisions of this article excluding the maximum impervious coverage and maximum building coverage requirements contained in Sections 2121.3 and 2125.

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2171.2 *Change of use.* A nonconforming use may not be changed to any use other than a use allowed in the zoning district in which it is located.

2171.3 *Abandonment and loss of nonconforming status.* Once a nonconforming use, which lawfully existed on the effective date of this Ordinance, is abandoned, the use's legal nonconforming status shall be lost and the re-establishment of a nonconforming use shall be prohibited. Any subsequent use of the property shall comply with the regulations of the REDD district in which it is located.

The abandonment of a nonconforming use and any related building(s) or structure(s) shall be deemed to have occurred upon any one or more of the following for more than three hundred sixty five (365) consecutive days or more than three hundred sixty five (365) days in any two consecutive years:

1. The cessation of production or processes for which the nonconforming use was intended; or
2. The vacating of the premises; or
3. Failure to secure or maintain licenses, permits, or regulatory approvals necessary for operation; or
4. Disconnecting utility service, such as water, gas, or electric service, serving the nonconforming use or property; or
5. Removal of buildings, equipment, or fixtures which are necessary for the operation of the nonconforming use; or
6. Any structure containing a nonconforming use that has fallen into disrepair and has been deemed unfit for occupancy by the building official, fire marshal, or other competent authority.

Within three (3) years of the abandonment or loss of nonconforming status of a nonconforming heavy industrial use, all nonconforming structures and features shall be brought into conformity with the provisions of this Ordinance. Structures and equipment that are manifestly and exclusively arranged for conducting the abandoned nonconforming use shall be removed from the property.

2171.4 *Damage or destruction and loss of legal nonconforming status.* A nonconforming use that is damaged or destroyed by any cause shall not be restored or re-established if the cumulative cost of the repair work (materials and labor) in any five year period is more than fifty (50) percent of its pre-damage appraised value for tax purposes. Determinations of the costs of repair work shall be made by the building official, based on receipts and other evidence indicating actual repair costs. Where damage is fifty (50) percent or less and such repairs are permitted, they shall in no way increase the extent of the nonconformity (pre-damage) and shall otherwise be in full compliance with the regulations of this Ordinance. Authorized repairs shall be completed within twelve (12) months of such damage and shall conform to the requirements of the building code.

2171.5 *Accessory uses.* No use that is accessory to a principal nonconforming use shall continue after the principal use has ceased, unless it complies with the regulations of this Ordinance.

2171.6 [RESERVED] ~~Discontinuance of Nonconforming Heavy Industrial Uses.~~

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1. ~~Except as provided below, heavy industrial uses shall be discontinued within five (5) years from the effective date of this Ordinance. Thereafter, all uses on the property shall comply with the requirements of this Ordinance.~~
2. ~~Within three (3) years of the discontinuance of a nonconforming heavy industrial use as required by subsection (1) above or (3) below, all nonconforming structures and features shall be brought into conformity with the provisions of this Ordinance. Structures and equipment that are manifestly and exclusively arranged for conducting the discontinued nonconforming use shall be removed from the property.~~
3. ~~At any time within four (4) years of the effective date of this division, an owner may apply to the Zoning Administrator for an extension to the timeframes for compliance set forth in subsection (1) or (2) above. The burden shall be on the applicant to demonstrate that these timeframes are not reasonable and do not afford sufficient time to protect a vested right or to recover costs, based some or all of the following factors:~~
 - ~~(a) capital investments made in the property before the property became nonconforming;~~
 - ~~(b) actual present or depreciated value of the land and improvements;~~
 - ~~(c) original purchase price;~~
 - ~~(d) the time period, if any, to amortize costs of the land and improvements, under the Internal Revenue Code;~~
 - ~~(e) the remaining useful life of capital improvements and equipment on the property;~~
 - ~~(f) annual income;~~
 - ~~(g) return on investment;~~
 - ~~(h) close out or demolition costs;~~
 - ~~(i) depreciation or appreciation in value of the property and capital investments;~~
 - ~~(j) salvage value of any nonconforming structures or equipment;~~
 - ~~(k) environmental clean-up costs, if any;~~
 - ~~(l) the remaining term of any leases on the property;~~
 - ~~(m) the availability of alternative business locations and the costs of relocation;~~
 - ~~(n) the suitability of existing capital investments and the property for uses that conform with the REDD;~~
 - ~~(o) the benefits to the public of amortizing the nonconforming use, based on the intent of this Article and the City's comprehensive plan, compared to the detriment to the property owner; and~~
 - ~~(p) any other factors supporting the applicant's assertion that the amortization and conformity timeframes set forth in subsections (1) and (2) above are not sufficient to protect a vested right under applicable law.~~

~~In making a determination under this subsection, the Zoning Administrator may rely on neutral experts in property appraisal, finance, and industry, based on reasonable economic practice and current market conditions. Appeals from the Zoning Administrator's determination shall be to the Board of Zoning Appeals as provided in this Ordinance.~~

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- ~~4. No less than one hundred eighty (180) days after the effective date of this division, the Zoning Administrator shall provide written notice to the current owner of a nonconforming use property setting forth the date of the required discontinuance and conformity under subsections (1) and (2) above and advising the owner of the opportunity to appeal the Administrator's determination or to apply for an extension as provided in subsection (3). The Zoning Administrator also shall record a copy of said notice with the Georgetown County Registrar of Deeds.~~
- ~~5. The affected property owner may, within ninety (90) days of the receipt of written notice provided by subsection (4), above, appeal the Zoning Administrator's determination that subsections (1) and (2) apply to the property, to the Board of Zoning Appeals as provided in Article XV of this Ordinance.~~

Section 2172 Nonconforming Structures

2172.1 Use. A nonconforming structure may be occupied by any use allowed in the underlying zoning district. When a nonconforming structure contains one or more nonconforming uses, the nonconforming use of the structure is subject to the requirements of Section 2171.

2172.2 Expansion. Except as provided in Section 2171.1, a nonconforming structure shall not be enlarged or altered in a way which increases its nonconformity ~~or constitutes a substantial improvement~~, but any structure or portion thereof may be altered to decrease its nonconformity.

2172.3 Moving or relocation. A nonconforming structure may be moved in whole or part to another location on the same lot if the movement or relocation does not increase the extent of nonconformity. A nonconforming structure may be moved to another lot provided that the dimensional and use requirements of the lot's underlying zoning district can be met.

2172.4 Damage or destruction and loss of nonconforming status. A nonconforming structure that is damaged or destroyed by any cause shall not be repaired, rebuilt, or altered if the cumulative cost of the repair work (materials and labor) in any five year period is more than fifty (50) percent of its pre-damage appraised value for tax purposes. Determinations of the costs of repair work shall be made by the building official, based on receipts and other evidence indicating actual repair costs. Where damage is fifty (50) percent or less and such repairs are permitted, they shall in no way increase the extent of the nonconformity (pre-damage) and shall otherwise be in full compliance with the regulations of this Ordinance. Authorized repairs shall be substantially complete within twelve (12) months of such damage and shall conform to the requirements of the building code.

Section 2173 Nonconforming Lots

2173.1 Vacant lots. Nonconforming vacant lots may be occupied by a use allowed by the underlying zoning district, provided that the use shall comply with all applicable setbacks. If the applicable zoning district permits a variety of uses or a variety of intensities and one or more uses or intensities would comply with setback and other district standards, while others would not, then only the uses or intensities that would comply with the applicable district standards shall be permitted.

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2173.2 Lots with building(s) or structure(s). If a nonconforming lot contains a building or structure on the date on which this article becomes applicable to it, then the owner may continue the use of that building or structure and may reasonably expand the structure in a way that does not increase the degree of nonconformity. For buildings or structures occupied by a permitted use, an increase in the building size shall not be deemed to increase the degree of nonconformity unless it increases the encroachment on a required yard or, in the case of residential occupancy, increases the number of dwelling units on the nonconforming lot.

Section 2174 Nonconforming Features

~~Nonconforming features.~~ Except as may be provided elsewhere in this Ordinance, nonconforming features to include a deficiency in the number of required parking spaces, paving, deficiency in landscaping, required illumination, excessive impervious coverage or similar site appurtenance may continue pursuant to the provisions of this section. Any change of principal use, ~~new construction, feature replacement, or the issuance of a zoning permit affecting the nonconforming feature,~~ or the feature's removal, replacement, or expansion will thereupon require that the nonconforming feature be brought into full compliance with the requirements of this Ordinance.

Section 2175 Surety

Prior to the expansion of a nonconforming heavy industrial use, structure, or building, under the provisions of Section 2171.1, the applicant shall post in favor of the City of Georgetown a surety instrument (bond, certified check, or other instrument readily convertible to cash) sufficient to guarantee the removal of the entire nonconformity upon abandonment or loss of nonconforming status, as provided in Section 2171.3. Surety shall be equal to at least one hundred twenty-five percent of the cost to remove all buildings and structures associated with the abandoned heavy industrial use. Failure to maintain sufficient surety will be a violation of this article and will be grounds for the denial of additional permits and certificates of occupancy. The posting of surety does not constitute a waiver of liability or eliminate the property owner's responsibility to remove the nonconformity in accordance with Section 2171.3.

Sections 2176 through 2179 [RESERVED]

Article XXI Georgetown Redevelopment Districts (REDD)

Division 8 REDD Zoning and Floating Zone Approval Process

Section 2180 REDD-B and REDD-F1

Except as provided by Sections 2121.2 and 2122.2, the rezoning of property to the REDD-B and REDD-F1 districts shall follow the amendment provisions of Article XVIII of this chapter.

Section 2181 REDD-F2 and REDD-F3

Designation of a parcel with the REDD-F2 or REDD-F3 floating zone shall follow the procedures as outlined in this article.

2181.1 Sketch Plan Prepared. A sketch plan shall be prepared illustrating the boundaries of the proposed areas to be rezoned, the proposed land uses, a proposed lot layout and street configuration, estimated gross densities the generalized location of proposed buildings and improvements, and estimated useable open space.

2181.2 Sketch Plan Review. The Zoning Administrator shall submit the sketch plan to the Planning Commission with a recommendation as to whether the proposed design concept is consistent with the comprehensive plan and the requirements of this article. Within sixty (60) days of the receipt of the sketch plan by the Zoning Administrator, the Planning Commission shall either request preparation of detailed district standards consistent with the proposed sketch plan or recommend revisions to the sketch plan.

2181.3 Content of Proposed Floating Zone. A proposal to have an REDD-F2 or REDD-F3 floating zone applied to a particular parcel shall be on forms approved by the Planning Commission. As part of the proposal, the applicant shall prepare and submit a detailed REDD development plan and zoning text for the entire proposed district to the Zoning Administrator for consideration by the City Council as provided herein. Floating zone district standards shall contain all relevant information deemed necessary by the Planning Commission and the Zoning Administrator. Relevant information and exhibits shall include but are not limited to the following:

1. REDD Development plan. A development plan shall be submitted that illustrates:
 - (a) The surveyed boundary of the district including approximate interior property lines when future division is permitted;
 - (b) Proposed land uses for each lot or tract within the district;
 - (c) The location of existing and proposed utilities, streets, easements, and other rights-of-way. Where offsite improvements are required, the plan shall illustrate the location and extent of improvements;
 - (d) The location(s) and proposed use(s) of existing and planned buildings;
 - (e) The location of parking lots, drives, and walkways;

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- (f) The location and acreage of passive and active parks and open spaces;
 - (g) A delineation of development phases, if applicable, with an estimated timeline for development (REDD-3 only);
 - (h) Topographical data including existing and proposed contour elevations, areas of special flood hazard, drainage easements, and storm water detention easements.
 - (i) Supplemental exhibits and written narratives that include:
 - 1. A traffic impact study including a description of traffic impact mitigation measures to be taken,
 - 2. A lighting plan denoting the types and locations of exterior fixtures and intensity of illumination,
 - 3. A signage plan,
 - 4. An analysis of public facility impacts,
 - 5. A detail of improvements to be constructed and dedicated to public use. This written narrative shall include a cost estimate and specify the intended ownership, use, and maintenance of improvements,
 - 6. An analysis of any special site conditions that require remediation or mitigation such as floodplains, wetlands, and brownfields,
 - 7. A listing of all onsite nonconformities and a schedule for their removal,
 - 8. If applicable, any requested development bonuses, and
 - 9. A statement of conformity with the city's comprehensive plan, this article, and the official map, and
 - 10. Any additional information the applicant believes to be pertinent.
2. District text. Proposed text that establishes the requirements of the REDD district shall be submitted. At a minimum, the proposed text shall include:
- (a) The name (prefix) of the REDD district, not duplicating the name of any other REDD district, planned development, or subdivision;
 - (b) A statement of the intent and objectives of the proposed district;
 - (c) A legal description of the district boundaries, including the location and acreage of varying densities, uses, or other areas subject to special requirements;
 - (d) Proposed land uses and dimensional requirements including:
 - 1. A listing of uses to be allowed within the proposed district the total acreage for each use and their location. This listing may include primary and alternate uses,
 - 2. Proposed maximum and average residential densities for each residential use, not in excess of those allowed by this Ordinance or the City comprehensive plan, if applicable,
 - 3. The maximum proposed floor area ratios, if any, and the maximum building and impervious coverage for each use,

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4. The maximum height for each use or for the district as a whole,
5. The minimum setbacks for each use or for the district as a whole,
6. The minimum separation distance, if any, between buildings or uses, and
7. Any other proposed use or dimensional requirements to be enforceable to the district.

(e) Requirements imposed on development within the district including, but not limited to: landscaping and streetscapes, signage, parking, pedestrian amenities, lighting, architectural, and/or orientation standards;

(f) A provision which establishes for the possible reversion of property if construction does not occur within a specified-time period; and

(g) A provision which enumerates, other than district requirements, the specific requirements of this chapter which are not applicable to or that are amended upon approval of applicable district standards.

Complete forms and required exhibits, together with an application fee to cover administrative costs, shall be filed with the Zoning Administrator. Any communication purporting to be an application for an amendment shall be regarded mere notice to seek relief until it is made in the form required.

2181.4 Planning Commission Review; Hearing; Recommendation. The Zoning Administrator shall promptly transmit all complete applications to have a floating zone applied to a particular parcel to the Planning Commission. The Planning Commission shall conduct a public hearing on the proposed REDD district floating zone following the notification and hearing procedures for text and map amendments as specified in Section 1802.3 of this Ordinance. At the hearing, any party may appear in person, or by agent, or by attorney. The Planning Commission shall have thirty days following the public hearing within which to submit its recommendation and report to the City Council. The report submitted to the City Council shall contain a summary of all significant issues or concerns presented at the public hearing. Criteria to be considered by the Planning Commission in making a recommendation include, but are not limited to, the following:

1. Whether or not the proposed district complies with the standards and intent of this article;
2. Whether or not the proposed district is consistent with the comprehensive plan, official map, and adopted land use standards (including the zoning ordinance and land development regulations);
3. Whether or not the city or other agencies will be able to provide necessary public services, facilities, and programs to serve the district at the time the property is developed; and
4. When applicable, whether the development bonus(es) requested are in agreement with this article and any applicable policies or density provisions set forth in the comprehensive plan.

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If the Planning Commission fails to submit a recommendation within the thirty day period, it shall be deemed to have recommended approval of the requested district.

2181.5 Action by the City Council. The Planning Commission shall promptly transmit its recommendation to the City Council for legislative action. For each district request, the City Council shall consider the recommendation of the Planning Commission; however, the City Council is not bound by the recommendation in making its final decision. The creation of the REDD district must be adopted as an ordinance in accordance with South Carolina law and the requirements of the Zoning Ordinance.

Section 2182 Reversion

Notwithstanding the provisions of Section 1803, the Planning Commission shall within two years of a rezoning, and periodically thereafter, review the assignment of an REDD-B or REDD-F1 districts to determine its continued appropriateness under the terms of the comprehensive plan. If warranted, the Planning Commission may initiate proceedings to reclassify the property.

In the REDD-F2 and REDD-F3, the timeline for development (including phased development in the REDD-F3) and process for evaluation and reversion are to be specified in the approved floating zone; however, nothing therein shall limit the authority of the City Council to amend the official zoning map or text as provided Title 6, Chapter 29 of the South Carolina Code of Laws or abridge the vesting of rights as provided in the City of Georgetown Development Regulations.

Section 2183 REDD Districts Subject to Land Development Regulations

When an REDD district provides for the dedication of land for rights-of-way, parks, or other public spaces; requires the division of property into two or more lots; requires easements; or necessitates the installation of other public improvements, zoning permits for property within the district shall not be issued until such time as a final plat has been approved by the Planning Commission in accordance with the Georgetown Land Development Regulations. The Planning Commission shall require the posting of a surety instrument to guarantee the installation and/or dedication of required improvements including traffic impact mitigation measures and any legal instruments necessary to accomplish public dedication.

All plats approved under the terms of this section shall be recorded in the Office of the Register of Deeds of Georgetown County.

Section 2184 Permitting

Following the adoption by the City Council of an REDD district and an applicant's compliance with this Ordinance, permits may be issued by the Zoning Administrator to allow construction. All permitting shall conform to the application and site plan review procedures as specified in Article XV of this chapter.

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Section 2185 REDD-F2 and REDD-F3 Floating Zone Amendments

2185.1 Minor Amendments. Minor changes in an REDD floating zone's district standards may be approved by the Zoning Administrator provided that such changes:

1. Do not increase the density of the district;
2. Do not change the exterior boundaries of the district or alter the permitted height of structures,
3. Do not increase the intensity of land use;
4. Do not increase the number of lots (where subdivision has been approved);
5. Do not materially change the location or amount of land devoted to a specific land use;
6. Do not alter or conflict with the district's zoning text; and,
7. May include, but not be limited to the minor shifting of buildings, proposed streets, public or private ways, utility easements, parks or other public open spaces, or other features of the plan. Minor shifting of buildings does not include encroaching into any required setback.

All minor changes approved by the Zoning Administrator and all amended plans or plats shall be recorded in the Office of the Clerk of Court of Georgetown County.

2185.2 Major Amendments. Major changes in an approved REDD floating zone's district standards shall be considered an amendment to the original ordinance and shall require a public hearing, review and recommendation by the Planning Commission, and approval by City Council as required by South Carolina law and the City Zoning Ordinance. Major changes may include, but are not limited to, the following:

- (1) Increases in density, within any limitations described in this Ordinance or the City comprehensive plan,
- (2) Changes in the exterior boundary lines of the REDD floating zone district or alterations in the district's lot size, density, or dimensional requirements;
- (4) Changes in the location or amount of land devoted to specific land uses;
- (5) The creation of any new lot; or
- (6) Any change that requires the zoning text of the floating zone district to be altered.

A major change(s) to an REDD floating zone district shall be approved or denied pursuant the procedures established in Section 2181.

Sections 2186 through 2199 [RESERVED]

Amendments to Sections 514, 1301, and 1504

PROPOSED AMENDMENTS ARE HIGHLIGHTED

Section 514 One Principal Use on a Lot

Only one principal use may be permitted on a parcel with the exception of the Planned Developments as defined in Section 713 and the REDD-F2 and REDD-F3 as provided in Article XXI. Parcels that have existing buildings prior to the adoption of this ordinance may continue uses of the building. If the existing use ceases to operate, a new use will not be permitted. If the uses ceases for a period of 90 days, the use will no longer be considered existing and will not be eligible for a permit to reopen. A property owner may subdivide the property if all the requirements established in Article VIII of the Zoning Ordinance can be met.

Section 1301 Delineation of District Boundaries

The boundaries of the Design Overlay District shall include all parcels partially or completely within the outlined Design Overlay District boundaries as illustrated on the Official Zoning Map and the map attached as approved by the Mayor and City Council and includes the following zoning districts within the district. (All properties annexed into the City of Georgetown after the adoption of said guidelines, partially or completely contiguous with Church Street, Highmarket Street, Fraser Street, access roads parallel to these said streets where visible from the main road, and or any street designated to be within the adopted Overlay district shall be required to comply with the adopted guidelines as set forth):

General Commercial (GC)
 Intermediate Commercial (IC)
 Planned Development District(s) (PD)
 Conservation Preservation (CP)
 High Density Residential (R-4)
 Heavy Industrial (HI)
 Low Density Residential (R-1)
 Public Service District (PS)
 Base Redevelopment District (REDD-B)
 Redevelopment District Floating Zone 1 (REDD-F1)

Specific zoning-related standards are established within the zoning ordinance and must be met prior to beginning development or redevelopment activities of the overlay zone. In addition to the requirements set forth in the Design Overlay Corridor District, all commercial, industrial, or Office development in the Design Overlay District shall meet all applicable zoning requirements set forth in the underlying zoning district.

Noncontributing commercial buildings located in the Designs Overlay District that are also located in the Historic District shall be exempt from ARB review.

PROPOSED TEXT AMENDMENTS

Amendments to Sections 514, 1301, and 1504

PROPOSED AMENDMENTS ARE HIGHLIGHTED

Section 1504 Powers

The Board of Zoning Appeals shall have the following powers:

1504.1 To hear and decide appeals where it is alleged there is error in an order, requirement, decision, or determination made by an administrative official in the enforcement of the Zoning Ordinance; **and**

1504.2 To hear and decide appeals for variances from the requirements of the Zoning Ordinance when strict application of the provisions of the Ordinance would result in unnecessary hardship. A variance may be granted in an individual case of unnecessary hardship if the Board make and explains in writing the following findings:

1504.201 There are extraordinary and exceptional conditions pertaining to the particular piece of property,

1504.202 These conditions do not generally apply to other property in the vicinity,

1504.203 Because of these conditions, the application of the Ordinance to the particular piece of property would effectively prohibit or unreasonably restrict the utilization of the property,

1504.204 The authorization of the variance will not be of substantial detriment to adjacent property or to the public good, and the character of the district will not be harmed by the granting of the variance, and

1504.205 The Board may not grant a variance the effect of which would be to extend physically a nonconforming use of land, or to change the zoning district boundaries shown on the Official Zoning Map. The fact that property may be utilized more profitably, should a variance be granted may not be considered grounds for a variance;

1504.3 To authorize the permitting of special exceptions subject to the terms and conditions for such uses as set forth by this Ordinance. The Board of Zoning Appeals may approve, approve with conditions, or deny a request for a special exception permit. Special exception permits may be approved only if the board finds that the proposed use:

1504.301 Is in fact a use specifically listed as a special exception for the zoning district in which the use is intended,

1504.302 Is consistent with the recommendations contained in the City of Georgetown Comprehensive Plan and the character of the underlying zoning district as indicated in the zoning district's intent,

1504.303 Is compatible with existing uses in the vicinity and will not adversely affect the general welfare or character of the immediate community,

PROPOSED TEXT AMENDMENTS

Amendments to Sections 514, 1301, and 1504

PROPOSED AMENDMENTS ARE HIGHLIGHTED

1504.304 Adequate provision is made for such items as setbacks, buffering, and screening (including fences and/or landscaping) to protect adjacent properties from the possible adverse influence of the proposed use such as noise, vibration, dust, glare, odor, traffic conditions, and similar factors,

1504.305 When applicable, will be developed in a way that will preserve and incorporate important natural features,

1504.306 Complies with all applicable rules, regulations, laws, and the standards of this chapter, and

1504.307 Will not hinder or endanger vehicular traffic or pedestrian movements on adjacent streets.

In granting a special exception permit, the board may attach to it such conditions regarding the location, character, or other features of the proposed structure or use as the board may consider advisable to protect established property values in the surrounding area or to promote the public health, safety, or general welfare; and

1504.4 To remand a matter to the Zoning Administrator, upon motion by a party or the board's own motion, if the board determines that the record is insufficient for review. A party's motion for remand may be denied if the board determines that the record is sufficient for review. The board must set a rehearing on the remanded matter without further public notice for a time certain within sixty days unless otherwise agreed by the parties. The board must maintain a list of persons who expressed an interest in being informed when the remanded matter is set for rehearing, and notice of the rehearing must be mailed to these persons prior to the rehearing.

1504.5 In exercising the above powers, the Board of Zoning Appeals may, in conformity with the provisions of this Ordinance, reverse or affirm, wholly or in part, or may modify the order, requirements, decision, or determination of the Zoning Administrator and to that end shall have all the powers of the officer from whom the appeal is taken and may issue or direct the issuance of a permit. The board, in the execution of the duties for which appointed, may subpoena witnesses and in case of contempt may certify such fact to the circuit court having jurisdiction. All final decisions and orders of the Board must be permanently filed in the office of the Board as a public record. All findings of fact and conclusions of law must be delivered to the parties of interest by certified mail.

PROPOSED TEXT AMENDMENTS

Article XXI Georgetown Redevelopment Districts (REDD)

Division 1 Introductory Provisions

Section 2100 Intent of the REDD

The Georgetown City Council has determined that heavy industrial uses are incompatible when in close proximity to the city’s downtown, waterfront, historic district, residential neighborhoods, and gateway corridors and intersections. It has been further determined by the council that the discontinuance of incompatible industrial uses is in the long-term interest of the city. These areas should be redeveloped in a manner which improves property value, promotes economic development, and enhances the viability of surrounding residential neighborhoods and businesses, while providing the owners of affected sites flexibility in the transition and repurposing of their lands.

The intent of this Ordinance, and the districts created herein, is to provide a regulatory framework that promotes the thoughtful redevelopment of industrial sites, industrial districts, and adjacent properties in accordance with the City of Georgetown’s Comprehensive Plan, including the future land use map, and the City of Georgetown’s Official Map. Specifically, the provisions of this Ordinance are designed in furtherance of the comprehensive plan to encourage compatible redevelopment by:

1. Allowing a mixture of uses;
2. Prohibiting new heavy industrial uses while providing for the conditioned continuation of existing nonconformities;
3. Promoting setback, height, and other bulk and dimensional restrictions that are compatible with adjacent districts or provide for reasonable transition;
4. Providing density, height, parking, and other development bonuses and design modifications for developments that provide additional open spaces or public amenities;
5. Protecting adjacent streets; and
6. Protecting adjacent waterfronts and preserving and/or creating viewsheds.

It is recognized that some aspects of the redevelopment and repurposing of former industrial sites may occur in the short term and that other aspects may take years to accomplish. This article and the district created by it provide for short and long-term redevelopment with multiple options designed to afford flexibility to affected property owners. The purposes and intent of each district is further described in Division 2.

Section 2101 Summary of Article Provisions

This article creates four redevelopment districts, including a base redevelopment district and three floating zones. Each district allows, but does not require, a mixture of uses with permitted intensities and densities varying by zone. Heavy industrial and similarly incompatible uses are prohibited in the four districts and this article provides nonconformity standards to address the continuation and eventual cessation of these pre-existing uses.

Properties may be rezoned by the City Council to the REDD base district to accommodate the repurposing and transitioning of lands from incompatible industrial or other uses to activities and uses that are economically viable and harmonious with the city’s longstanding commercial and

Attachment: Division 1 Introductory Provisions (DRAFT 11.8.17) (2417 : Text Amendment for the Redevelopment District (REDD))

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residential districts. The base district allows for lower intensity nonindustrial development and retains many of the non-district specific requirements of the city's zoning ordinance.

Property owners may choose to proceed with development under the standards of the base district; however, this article provides the authority for the City Council to apply three floating zone options available within the base redevelopment district, each of which are described herein. Property owners may petition for the rezoning of their properties to one of these floating zones. The flexibility afforded by the floating zones varies. Two of the floating zones require the approval by the City Council of a development plan and development zoning text, collectively referred to as floating zone district standards. However, the proposed standards must be in agreement with the comprehensive plan and the requirements of this article and must be approved by the City Council. If approved by City Council, floating zone district standards govern future development of the property within the floating zone.

Table 2101 provides an overview of the different requirements and options provided under the four REDD districts.

Table 2101 Summary of REDD Districts				
STANDARDS	Base District	Floating Zones		
	REDD-B	REDD-F1	REDD-F2	REDD-F3
Development Plan (DP) Required	NO (Site Plan Required)	NO (Site Plan Required)	YES	YES
Development Zoning Text (ZT) Required	NO Standards Set by Article	NO Standards Set by Article	YES	YES
Density Bonus Available	NO	NO	YES	YES
Flexible Height Standards	NO	NO	YES	YES
Flexible Lot Size Standards	NO	NO	NO	YES
Flexible Parking Standards	NO	NO	YES	YES
Flexible Sign Standards	NO	NO	YES	YES
Flexible Use Standards	NO	NO	NO	YES
Subject to Design Overlay District Standards	YES	YES	OPTIONAL	OPTIONAL
Heavy Industry Permitted	NO	NO	NO	NO
Light Industry Permitted	NO	YES By Special Exception Only	YES If Authorized by the District's Standards	YES If Authorized by the District's Standards

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Section 2102 Definitions Applicable to Article

In addition to the definitions set forth in Article III and elsewhere in this Ordinance, the following words, terms, and phrases when used in this article shall have the meanings ascribed to them by this section. All other words, terms, and phrases not defined by this Ordinance shall be given their common, ordinary meaning unless the context clearly requires otherwise.

2102.1 *Abandon (Abandonment):* The relinquishment of property, a change of use, or the discontinuance in the use of the property by the owner, regardless of intent, for a period of more than three hundred sixty five (365) consecutive days or more than three hundred sixty five (365) days in any two consecutive years.

2102.2 *Affordable Housing:* In the case of dwelling units for sale, housing in which mortgage, amortization, taxes, insurance, and condominium or association fees, if any, constitute no more than twenty-eight percent of the annual household income for a household earning no more than eighty percent of the area median income, by household size, for the metropolitan statistical area as published from time to time by the U.S. Department of Housing and Urban Development (HUD) and, in the case of dwelling units for rent, housing for which the rent and utilities constitute no more than thirty percent of the annual household income for a household earning no more than eighty percent of the area median income, by household size for the metropolitan statistical area as published from time to time by HUD.

2102.3 *Building Coverage:* The horizontal area measured within the outside of the exterior walls of the ground floor of all principal and accessory buildings. For properties in the REDD-B and REDD-F1, building coverage is expressed as a percentage of lot area. For properties in the REDD-F2 and REDD-F3, building coverage is expressed as a percentage of the net development area.

2102.4 *Cluster Development (Clustering):* The grouping of allowable uses within a subdivision or development site, permitting a reduction in the otherwise applicable lot size, while preserving substantial open space on the remainder of the parcel. Building and impervious coverage and density in the REDD-F2 and REDD-F3 are based on net development area (not individual lot area) allowing for clustering in these districts.

2102.5 *Density:* The number of dwelling units permitted per acre. For properties in the REDD-B and REDD-F1, the number of dwelling units permitted is based on lot area. For properties in the REDD-F2 and REDD-F3, the number of dwelling units permitted is based on the net development area.

2103.6 *Development Bonus:* The provision of additional development capacity in the form of an increase in allowable density, building coverage, impervious coverage or a decrease in required open area. A development bonus may be granted as an incentive for the voluntary provision of increased amenities or improvements of public benefit as identified in this article.

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2102.7 Development Zoning Text: Written standards adopted by legislative action of the City Council that, in addition to the standards imposed by this article and the approved development plan, establish zoning requirements within the floating zone.

2102.8 Floating Zone: The zones described in the text of this article and adopted by legislative action of the City Council, but which are unmapped unless a property owner petitions the City Council to have the floating zone applied to a particular parcel meeting the minimum zoning district area requirements of this Ordinance through action by the City Council, as authorized by S.C. Code 6-29-720(C)(2).

2102.9 Floating Zoning District Standards, or “district standards.” The REDD development plan and development zoning text that collectively, when adopted by the City Council, in accordance with this article, form the zoning requirements governing development in the REDD-F2 and REDD-F3 floating zones.

2102.10 Heavy Industry (heavy industrial): A use engaged in the basic processing and manufacturing of materials or products predominately from extracted or raw materials, or a use engaged in storage or manufacturing processes using flammable or explosive materials, or storage or manufacturing processes that potentially involve hazardous or commonly recognized offensive conditions such as smoke, noise, soot, dirt, vibrations, odor, noxious discharges, and adverse traffic generation. Heavy industrial uses include but are not limited to the manufacture of chemicals (including herbicides, insecticides, fungicides, disinfectants, solvents, and related industrial and household chemical compounds and any use involving the bulk storage of chemicals), fertilizers, paper, petroleum products (including plastics and rubber), and steel and other metals; concentrated feedlots; electric generation; oil and gas extraction and storage; incinerators; mining; animal slaughter, packaging, and rendering plants; lumber mills; and recycling and salvage yards.

2102.11 Impervious Coverage: The area covered by an impervious surface expressed as a percentage. For properties in the REDD-B and REDD-F1 districts, impervious coverage is expressed as a percentage of lot area. For properties in the REDD-F2 and REDD-F3 districts, impervious coverage is expressed as a percentage of the net development area.

2102.12 Impervious Surface: Any hard-surfaced, man-made area that does not readily absorb or retain water, including but not limited to building roofs, paved asphalt and concrete parking and driveway areas, ~~graveled areas~~, sidewalks, swimming pools, and other paved areas.

2102.13 Light Industry (light industrial): A use engaged in the manufacture, predominately from previously prepared materials, of finished products or parts, including processing, fabrication, assembly, treatment, packaging, incidental storage, sales, and distribution of such products, but excluding basic industrial processing. Light industry is capable of operation in such a manner as to control the external effects of the manufacturing process, such as smoke, noise, soot, dirt, vibration, odor, noxious discharges, and adverse traffic conditions.

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2102.14 Net Development Area: The cumulative area of all lots and land including open space within an individual district sharing common district standards but excluding streets, rights of way, dedicated easements, wetlands, and ponds.

2102.15 Nonconforming Lot: A lot, designated on a duly recorded subdivision plat, or duly recorded deed, or by other lawful means, that complied with the zoning and development standards applicable to it on the effective date of this Ordinance, but which no longer complies with the minimum area, lot width, frontage, or other standards now applicable to it.

2102.16 Nonconforming Feature: A characteristic of a lot, structure, or use, such as illumination, parking, impervious area, landscaping, or a similar appurtenance, that lawfully existed on the effective date of this article, but which no longer complies with the standards applicable to it.

2102.17 Nonconforming Structure: A building or structure that lawfully existed on the effective date of this article, but which no longer complies with the size, coverage, setback, building height, or other dimensional standards applicable to it.

2102.18 Nonconforming Use: A use that lawfully existed on the effective date of this article, but which is no longer allowed by the use regulations of the zoning district in which it is located. The term nonconforming use shall include all onsite buildings and structures associated with said use.

2102.19 Official Map: A map or maps showing the location of existing or proposed public streets, highways, and public utility rights-of-way, public building sites and public open spaces adopted by City Council in accordance with Section 6-7-1210 et seq. of the state code. A public building site is one on which a building is to be constructed for public use with public funds.

2102.20 Open Area: Land not occupied by buildings, parking lots, or structures. Open area includes yards, open space, active and passive parks, stormwater basins and swales, and other vegetated lands that are open from the ground to the sky. For properties in the REDD-B and REDD-F1, open space is expressed as a percentage of lot area. For properties in the REDD-F2 and REDD-F3, open space is expressed as a percentage of the net development area.

2102.21 Open Space: Noncommercial land not occupied by buildings, parking lots, or structures that has been set-aside, reserved, or dedicated for public use or for the general use and enjoyment of residents, employees, or patrons of a development. Open spaces are planned and clearly delineated areas. Open space may contain improvements (and incidental impervious surfaces) such as swimming pools, pedestrian walkways, boardwalks, play equipment for children or adults, ball fields, court games, picnic tables, etc. when included as part of approved district standards. Active and passive parks are considered open space. Open space does not include required yards or isolated (noncontiguous) areas of less than 1,000 square feet. For properties in the REDD-B and REDD-F1, open space is expressed as a percentage of lot area. For properties in the REDD-F2 and REDD-F3, open space is expressed as a percentage of the net development area.

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2102.22 *Park (Active)*: A park that features recreation including swimming pools, gyms, playing fields and courts, or similar recreation.

2102.23 *Park (Passive)*: A park that features interpretive programs, open space, picnic areas, trails or similar amenities that take advantage of natural and scenic resources but not including recreational facilities, such as swimming pools, gyms, and playing fields.

2102.24 *REDD Development Plan*: A component of proposed floating zone district standards, drawn to scale and prepared by a licensed design professional, that depicts the location of proposed uses and structures and the existing and proposed conditions of the lot, including topography, vegetation, drainage, floodplains, marshes and waterways, open spaces, walkways, means of ingress and egress, utility services and other public improvements such as streets and sidewalks, landscaping, signs, lighting and screening devices, and any other information required by this article or that may be reasonably required in order that an informed decision can be made by the approving authority.

2102.25 *Retail Store, small*: A commercial use, conducted exclusively within an enclosed building, that engages in the sale of goods to ultimate consumers, usually in small quantities. Small retail stores are conducted in a building with a gross floor area of 5,000 square feet or less.

2102.26 *Retail Store, medium*: A commercial use, conducted exclusively within an enclosed building, that engages in the sale of goods to ultimate consumers, usually in small quantities. Medium retail stores are conducted in a building with a gross floor area of more than 5,000 but less than 10,000 square feet.

2102.27 *Retail Store, large*: A commercial use, conducted exclusively within an enclosed building, that engages in the sale of goods to ultimate consumers, usually in small quantities. Large retail stores are conducted in a building with a gross floor area of more than 10,000 square feet.

2102.28 *Site Plan*: A plan, drawn to scale and prepared by a design professional, that illustrates the location of existing and proposed structures, uses, parking, signs, points of ingress and egress, lots lines, and other features deemed necessary by the Zoning Administrator to determine compliance with this Ordinance.

~~**2102.29** *Substantial Improvement*. Any repair, reconstruction, rehabilitation, addition or other improvement to a nonconforming use, structure, or site feature the cumulative cost of which in any five year period equals or exceeds fifty (50) percent of the structure or feature's appraised value for tax purposes before the start of construction of the improvement. This term also includes repairs and improvements to uses, structures, and site features that have been damaged or destroyed by any cause. Determinations of the costs of shall be made by the building official.~~

2102.30 *Traffic Impact Mitigation Measure*. Any measures or improvements taken by, or required of, the developer in order to lessen, abate, or reduce the impact of the development on the public streets and highway system.

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2102.31 *Traffic Impact Study.* An engineered analysis of the effects of traffic generated by a development at build-out on the capacity, operations, and safety on the public streets and highway system and including an assessment of traffic impact mitigation measures necessary to reduce impact. This analysis and related calculations shall reference the most current edition of the Institute of Transportation Engineer's Trip Generation Manual.

2102.32 *Water Oriented Uses.* A use that is located over or is otherwise reliant on its proximity to the water. These uses include, but are not limited to, docks, piers, and wharfs.

Sections 2103 through 2119 [RESERVED]

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Article XXI Georgetown Redevelopment Districts (REDD)

Division 5 Supplemental Standards

Section 2150 Fences and Walls

In the REDD-B and REDD-F1, fences and walls shall not exceed eight (8) feet in height and shall not be placed within any required yard. In cases where a fence or wall is used to conceal or enclose a nonconforming industrial use or a utility use, is required by Sections 510 or 2151 of this Ordinance, or is required by a health or safety code (e.g. construction fencing), the Zoning Administrator may permit the placement of a fence or wall in a required yard provided such placement does not infringe on sight distance at an intersection or driveway. In the REDD-F2 and REDD-F3, the approved floating zone shall establish requirements for the placement of fences and walls.

Section 2151 Screening of Nonconforming Heavy Industrial Uses Required

In addition to the requirements imposed by Section 510, heavy industrial uses in the REDD-B and an REDD-F1 floating zone shall be screened from view from any public street or right-of-way with no less than a six foot high, sight obscuring fence, wall, or hedge, of not less than an eighty percent opacity. Notwithstanding the provisions of Division 7, heavy industrial uses shall conform with the requirements of this section no later than three hundred sixty-five (365) days from the effective date of this Ordinance. Where not in conflict with this section, screening installed after this article's effective date shall conform to the requirements of Article XIII of this Ordinance.

Section 2152 Outdoor Storage and Display

Except where expressly provided in REDD-F2 or REDD-F3 district standards approved by City Council, no merchandise, equipment (excluding licensed vehicles and trailers), machinery, bulk materials for processing or shipment, or recyclable, salvage, or junk materials shall be stored or displayed outside of an enclosed building in the REDD, except as follows:

1. Materials and associated recyclables may be stored outside of an enclosed building when appurtenant to a permitted construction or demolition project;
2. Outdoor storage, of less than twenty (24) total hours in any seven (7) day period and excluding outdoor sales or display, is permitted when incidental to the shipping, receiving, or stocking of a licensed business; or
3. Outdoor storage that lawfully existed on the effective date of this article is a nonconforming feature and is subject to the provisions of Section 2174. The area devoted to outdoor storage may not hereafter be enlarged.

Section 2153 Signs

2153.1 Review, Permitting, and Enforcement. Except where expressly provided otherwise in a REDD-F2 and REDD-F3 floating zone district, signs in the REDD districts are subject to the review, permitting, and enforcement standards contained in Article X and Article XIII of this Ordinance.

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2153.2 Permitted Signs in REDD-B and REDD-F1. In addition to signs deemed exempt from the terms of this Ordinance, the following signs are permitted in REDD-B and REDD-F1 districts:

1. Monument freestanding sign: One (1) monument freestanding sign shall be permitted per lot. The maximum gross surface area per sign face shall not exceed sixty (60) square feet and the aggregate gross surface area of the sign shall not exceed one hundred twenty (120) square feet. The freestanding sign shall not exceed eight (8) feet in height and shall not be placed closer than fifteen (15) feet from any property line.
2. Wall signs. Each principal building shall be permitted one (1) wall sign. The maximum gross surface area of the wall sign shall not exceed sixty (60) square feet. In cases where a principal building is located on a corner lot, an additional wall sign is permitted provided that the gross surface area of the sign not exceed thirty (30) square feet.

2153.3 Permitted Signs in the REDD-F2 and REDD-F3. In the REDD-2 and REDD-F3 districts, signs shall be permitted in accordance with the approved floating zone district standards.

Section 2154 Parking and Access Standards

In the REDD-B and REDD-F1 districts, off-street parking shall be provided, constructed, and maintained in accordance with Articles XI and XIII of this Ordinance. In the REDD-2 and REDD-F3 districts, off-street parking shall be provided in accordance with the approved floating zone.

Section 2155 Application of District Standards; Clustering

In the REDD-B and REDD-F1, density, open area, open space, building coverage, impervious coverage, and other standards are applied uniformly to each lot. In the REDD-F2 and REDD-F3, density, open area, open space, building coverage, and impervious coverage are based on the net development area. Cluster development is permitted, if authorized in approved floating zone district standards. Individual lots within these districts may have varying densities and coverages, provided that cumulatively the lots within the district conform to the standards of this Ordinance and the comprehensive plan.

Section 2156 Frontage Requirements in the REDD

Notwithstanding the provisions of Section 501, all lots in the REDD districts shall have frontage on and access to a publically dedicated and accepted or publicly maintained street. The minimum frontage requirement shall be a distance equal to or greater than the minimum lot width requirement for the district in which the lot is located.

Section 2157 Exception for Small Lots in REDD-B and REDD-F1

In the REDD-B and REDD-F1, coverage and setback requirements shall not be applied to limit building coverage to less than 2,500 square feet or limit impervious coverage to less than 5,000 square feet on any lot. The Zoning Administrator is authorized to proportionally reduced setback requirements in accordance with this requirement (see also Section 2173).

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Section 2158 Development Bonuses Available in REDD-F2 and REDD-F3

2158.1 Development Bonuses Available for Certain Improvements. The owner of the property may propose a development bonus as part of an application for an REDD-F2 or REDD-F3 floating zone. Bonuses may be granted for:

1. The dedication of active and passive parks for public use;
2. The construction and dedication of pedestrian trails;
3. The construction and dedication of streets as illustrated on the official map or provided in the comprehensive plan; or
4. Affordable housing.

When in conformity with the density provisions of the comprehensive plan, development bonuses may be granted in accordance with Table 2158:

Table 2158 Schedule of Development Bonuses		
Improvement	Development Bonus	Maximum Development Bonus
Parks and Pedestrian Trails: The voluntary construction and dedication of onsite active or passive park area to the city or other entity for perpetual public use. The location of park areas should correspond with the locations and intended purposes as provided in the comprehensive plan.	For every ½ acre of park area, the district may be afforded one additional dwelling units per acre of net development area and an additional 1% in building and impervious surface coverage.	No more than four additional dwelling units per acre and no more than a 4% increase in allowable building and impervious surface coverage for the district.
Waterfront Parks and Pedestrian Trails: The voluntary construction and dedication of onsite, waterfront active or passive park area to the city or other entity for perpetual public use. The location of park areas should correspond with the locations and intended purposes as provided in the comprehensive plan.	For every ½ acre of waterfront park area, the district may be afforded two additional dwelling units per acre of net development area and an additional 1% of building and impervious surface coverage.	No more than eight additional units per acre and no more than a 4% increase in allowable building and impervious surface coverage for the district.
Street Dedication: The construction and dedication of onsite streets (and associated rights-of-way) as illustrated on the official map or as outlined in the comprehensive plan.	For every ½ acre of dedicated street right-of-way, the district may be afforded three additional dwelling units per acre of net development area and	No more than nine additional units per acre and no more than a 6% increase in allowable building and impervious surface coverage for the district.

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	an additional 2% of building and impervious surface coverage.	
Affordable Housing: The provision of affordable housing subject to sufficient instruments being provided to guarantee unit affordability for a period of no less than fifteen (15) years.	For every affordable unit provided, one additional market rate unit may be allowed (for the entire district).	May not increase density by more than 20% of district standards.

2158.2 *Application and Recommendation of Planning Commission.* The application and accompanying proposed district standards shall clearly describe the improvements and the requested development bonus. The Planning Commission in its report on the proposed floating zone to City Council shall make a recommendation on the requested development bonuses including the justifications for granting the request and its consistency with the comprehensive plan.

2158.3 *Approval of Development Bonus.* The City Council may, with the approval of an REDD floating zone, grant the requested development bonus. Where the requested bonus would involve the transfer of real property to the City of Georgetown, the acceptance of property and the corresponding granting of development bonuses is discretionary to the City Council. Improvements which are to be dedicated to the City shall follow the procedures as outlined in the City of Georgetown Development Regulations.

Section 2159 [RESERVED]

Article XXI Georgetown Redevelopment Districts (REDD)

Division 7 REDD Nonconformity Standards

Section 2170 General Provisions Governing Nonconformities in REDD Districts

2170.1 Applicability. Notwithstanding the provisions of Section 400, nonconforming uses, structures, lots, and site features within the REDD districts are subject to the requirements of this article.

2170.2 Continuance. Any use, structure, lot, or other property feature that lawfully existed on this article's effective date may continue in accordance with and subject to the limitations imposed by this division.

2170.3 Determination of nonconformity status. The burden of establishing that a use, structure, lot, or site feature is a legal nonconformity, which lawfully existed on the effective date of this article shall, in all cases, be solely upon the property owner.

2170.4 [RESERVED] ~~Substantial improvements prohibited. A nonconformity shall not hereafter be substantially improved except where such improvement eliminates the nonconformity.~~

2170.5 Incidental Repairs and maintenance. Incidental repairs and normal maintenance of nonconformities shall be permitted unless such repairs are otherwise prohibited by this article. Nothing in this article shall be construed to prevent structures from being structurally strengthened or restored to a safe condition, in accordance with an official order of the building official or his/her designee.

2170.6 Change of tenancy or ownership. The status of a nonconformity is not affected by changes of tenancy, ownership, or management and the provisions of this division shall apply to current and subsequent owners and assigns of properties in the REDD.

Section 2171 Nonconforming Uses

2171.1 Expansion.

1. A nonconforming use shall not be enlarged or expanded unless: ~~one of the following conditions exists:~~

- ~~(a)1-~~ Such expansion eliminates or reduces the nonconformity and such expansion or extension conforms to the provisions of this Ordinance; or
- ~~(b)2-~~ The expansion is into a part of an existing building or structure that was lawfully and manifestly designed or arranged for such use, provided that no such expansion shall be allowed if it displaces a conforming use ~~or constitutes a substantial improvement as defined herein; or~~
- ~~(c)3-~~ ~~In the REDD-B, the expansion is to a building or structure that contains a nonconforming industrial use and the expansion does not cumulatively increase the building or structure's footprint by more than 25% of the footprint that existed at the time of this article's adoption. Such expansion shall conform to all other~~

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TEXT AMENDMENT CREATING REDD DISTRICTS

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provisions of this article, excluding the maximum impervious coverage and maximum building coverage requirements contained in Sections 2121.3 and 2125.

2. As a condition of approval of any expansion under subsection 2171.1(3), above, within three (3) years of any abandonment of a nonconforming heavy industrial use, under subsection 2171.3:

- (a) all nonconforming structures and features, which may be used for a conforming use, shall be brought into conformity with the provisions of this Ordinance; and
- (b) all structures and equipment that are manifestly and exclusively arranged for conducting the abandoned nonconforming heavy industrial use shall be removed from the property.

As a further condition of approval of such an expansion, the applicant must post in favor of the City of Georgetown a surety instrument (bond, certified check, or other instrument readily convertible to cash) sufficient to guarantee the removal of all structures and equipment that are manifestly and exclusively arranged for conducting the abandoned nonconforming heavy industrial use and which would not be appropriate for undertaking conforming uses of a property. Surety shall be equal to at least one hundred twenty-five percent of the cost to remove all buildings and structures manifestly and exclusively arranged for conducting the abandoned nonconforming heavy industrial use. Failure to maintain sufficient surety will be a violation of this article and will be grounds for the denial of additional permits and certificates of occupancy. The posting of surety does not constitute a waiver of liability or eliminate the property owner's responsibility to remove the nonconformity in accordance with Section 2171.3.

2171.2 Change of use. A nonconforming use may not be changed to any use other than a use allowed in the zoning district in which it is located.

2171.3 Abandonment and loss of nonconforming status. Once a nonconforming use, which lawfully existed on the effective date of this Ordinance, is abandoned, the use's legal nonconforming status shall be lost and the re-establishment of a nonconforming use shall be prohibited. Any subsequent use of the property shall comply with the regulations of the REDD district in which it is located.

The abandonment of a nonconforming use and any related building(s) or structure(s) shall be deemed to have occurred upon any one or more of the following for more than three hundred sixty five (365) consecutive days or more than three hundred sixty five (365) days in any two consecutive years:

1. The cessation of production or processes for which the nonconforming use was intended; or
2. The vacating of the premises; or
3. Failure to secure or maintain licenses, permits, or regulatory approvals necessary for operation; or
4. Disconnecting utility service, such as water, gas, or electric service, serving the nonconforming use or property; or

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5. Removal of buildings, equipment, or fixtures which are necessary for the operation of the nonconforming use; or
6. Any structure containing a nonconforming use that has fallen into disrepair and has been deemed unfit for occupancy by the building official, fire marshal, or other competent authority.

~~Within three (3) years of the abandonment or loss of nonconforming status of a nonconforming heavy industrial use, all nonconforming structures and features shall be brought into conformity with the provisions of this Ordinance. Structures and equipment that are manifestly and exclusively arranged for conducting the abandoned nonconforming use shall be removed from the property.~~

2171.4 Damage or destruction and loss of legal nonconforming status. A nonconforming use that is damaged or destroyed by any cause shall not be restored or re-established if the cumulative cost of the repair work (materials and labor) in any five year period is more than fifty (50) percent of its pre-damage appraised value for tax purposes. Determinations of the costs of repair work shall be made by the building official, based on receipts and other evidence indicating actual repair costs. Where damage is fifty (50) percent or less and such repairs are permitted, they shall in no way increase the extent of the nonconformity (pre-damage) and shall otherwise be in full compliance with the regulations of this Ordinance. Authorized repairs shall be completed within twelve (12) months of such damage and shall conform to the requirements of the building code.

2171.5 Accessory uses. No use that is accessory to a principal nonconforming use shall continue after the principal use has ceased, unless it complies with the regulations of this Ordinance.

2171.6 [RESERVED] Discontinuance of Nonconforming Heavy Industrial Uses.

- ~~1. Except as provided below, heavy industrial uses shall be discontinued within five (5) years from the effective date of this Ordinance. Thereafter, all uses on the property shall comply with the requirements of this Ordinance.~~
- ~~2. Within three (3) years of the discontinuance of a nonconforming heavy industrial use as required by subsection (1) above or (3) below, all nonconforming structures and features shall be brought into conformity with the provisions of this Ordinance. Structures and equipment that are manifestly and exclusively arranged for conducting the discontinued nonconforming use shall be removed from the property.~~
- ~~3. At any time within four (4) years of the effective date of this division, an owner may apply to the Zoning Administrator for an extension to the timeframes for compliance set forth in subsection (1) or (2) above. The burden shall be on the applicant to demonstrate that these timeframes are not reasonable and do not afford sufficient time to protect a vested right or to recover costs, based some or all of the following factors:~~
 - ~~(a) capital investments made in the property before the property became nonconforming;~~
 - ~~(b) actual present or depreciated value of the land and improvements;~~
 - ~~(c) original purchase price;~~

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- (d) the time period, if any, to amortize costs of the land and improvements, under the Internal Revenue Code;
- (e) the remaining useful life of capital improvements and equipment on the property;
- (f) annual income;
- (g) return on investment;
- (h) close-out or demolition costs;
- (i) depreciation or appreciation in value of the property and capital investments;
- (j) salvage value of any nonconforming structures or equipment;
- (k) environmental clean-up costs, if any;
- (l) the remaining term of any leases on the property;
- (m) the availability of alternative business locations and the costs of relocation;
- (n) the suitability of existing capital investments and the property for uses that conform with the REDD;
- (o) the benefits to the public of amortizing the nonconforming use, based on the intent of this Article and the City's comprehensive plan, compared to the detriment to the property owner; and
- (p) any other factors supporting the applicant's assertion that the amortization and conformity timeframes set forth in subsections (1) and (2) above are not sufficient to protect a vested right under applicable law.

In making a determination under this subsection, the Zoning Administrator may rely on neutral experts in property appraisal, finance, and industry, based on reasonable economic practice and current market conditions. Appeals from the Zoning Administrator's determination shall be to the Board of Zoning Appeals as provided in this Ordinance.

4. No less than one hundred eighty (180) days after the effective date of this division, the Zoning Administrator shall provide written notice to the current owner of a nonconforming use property setting forth the date of the required discontinuance and conformity under subsections (1) and (2) above and advising the owner of the opportunity to appeal the Administrator's determination or to apply for an extension as provided in subsection (3). The Zoning Administrator also shall record a copy of said notice with the Georgetown County Registrar of Deeds.
5. The affected property owner may, within ninety (90) days of the receipt of written notice provided by subsection (4), above, appeal the Zoning Administrator's determination that subsections (1) and (2) apply to the property, to the Board of Zoning Appeals as provided in Article XV of this Ordinance.

Section 2172 Nonconforming Structures

2172.1 Use. A nonconforming structure may be occupied by any use allowed in the underlying zoning district. When a nonconforming structure contains one or more nonconforming uses, the nonconforming use of the structure is subject to the requirements of Section 2171.

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Georgetown Redevelopment Districts (REDD)**

2172.2 Expansion. Except as provided in Section 2171.1, a nonconforming structure shall not be enlarged or altered in a way which increases its nonconformity ~~or constitutes a substantial improvement~~, but any structure or portion thereof may be altered to decrease its nonconformity.

2172.3 Moving or relocation. A nonconforming structure may be moved in whole or part to another location on the same lot if the movement or relocation does not increase the extent of nonconformity. A nonconforming structure may be moved to another lot provided that the dimensional and use requirements of the lot's underlying zoning district can be met.

2172.4 Damage or destruction and loss of nonconforming status. A nonconforming structure that is damaged or destroyed by any cause shall not be repaired, rebuilt, or altered if the cumulative cost of the repair work (materials and labor) in any five year period is more than fifty (50) percent of its pre-damage appraised value for tax purposes. Determinations of the costs of repair work shall be made by the building official, based on receipts and other evidence indicating actual repair costs. Where damage is fifty (50) percent or less and such repairs are permitted, they shall in no way increase the extent of the nonconformity (pre-damage) and shall otherwise be in full compliance with the regulations of this Ordinance. Authorized repairs shall be substantially complete within twelve (12) months of such damage and shall conform to the requirements of the building code.

Section 2173 Nonconforming Lots

2173.1 Vacant lots. Nonconforming vacant lots may be occupied by a use allowed by the underlying zoning district, provided that the use shall comply with all applicable setbacks. If the applicable zoning district permits a variety of uses or a variety of intensities and one or more uses or intensities would comply with setback and other district standards, while others would not, then only the uses or intensities that would comply with the applicable district standards shall be permitted.

2173.2 Lots with building(s) or structure(s). If a nonconforming lot contains a building or structure on the date on which this article becomes applicable to it, then the owner may continue the use of that building or structure and may reasonably expand the structure in a way that does not increase the degree of nonconformity. For buildings or structures occupied by a permitted use, an increase in the building size shall not be deemed to increase the degree of nonconformity unless it increases the encroachment on a required yard or, in the case of residential occupancy, increases the number of dwelling units on the nonconforming lot.

Section 2174 Nonconforming Features

~~Nonconforming features.~~ Except as may be provided elsewhere in this Ordinance, nonconforming features to include a deficiency in the number of required parking spaces, paving, deficiency in landscaping, required illumination, excessive impervious coverage or similar site appurtenance may continue pursuant to the provisions of this section. Any change of principal use, ~~new construction, feature replacement, or the issuance of a zoning permit affecting the nonconforming feature,~~ **or the feature's removal, replacement, or expansion** will thereupon require **that the nonconforming feature be brought into** full compliance with the requirements of this Ordinance.

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Article XXI Georgetown Redevelopment Districts (REDD)

~~Section 2175—Surety~~

~~Prior to the expansion of a nonconforming heavy industrial use, structure, or building, as provided in Sections 2171.1 and 2172.2, the applicant shall post in favor of the City of Georgetown a surety instrument (bond, certified check, or other instrument readily convertible to cash) sufficient to guarantee the removal of the nonconformity upon abandonment or loss of nonconforming status, as provided in Sections 2171.3 and 2171.4. Surety shall be equal to at least one hundred twenty-five percent of the cost of removal. Failure to maintain sufficient surety will be a violation of this article and will be grounds for the denial of additional permits and certificates of occupancy. The posting of surety does not constitute a waiver of liability or eliminate the property owner's responsibility to remove the nonconformity in accordance with Section 2171.3.~~

Sections 217~~5~~⁶ through 2179 [RESERVED]

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Attachment: Division 7 REDD Nonconformity Standards (DRAFT 11.8.17) WITH NCU REMOVAL (2417 : Text Amendment for the Redevelopment

Article XXI Georgetown Redevelopment Districts (REDD)

Division 7 REDD Nonconformity Standards

Section 2170 General Provisions Governing Nonconformities in REDD Districts

2170.1 Applicability. Notwithstanding the provisions of Section 400, nonconforming uses, structures, lots, and site features within the REDD districts are subject to the requirements of this article.

2170.2 Continuance. Any use, structure, lot, or other property feature that lawfully existed on this article's effective date may continue in accordance with and subject to the limitations imposed by this division.

2170.3 Determination of nonconformity status. The burden of establishing that a use, structure, lot, or site feature is a legal nonconformity, which lawfully existed on the effective date of this article shall, in all cases, be solely upon the property owner.

2170.4 [RESERVED] ~~Substantial improvements prohibited. A nonconformity shall not hereafter be substantially improved except where such improvement eliminates the nonconformity.~~

2170.5 Incidental Repairs and maintenance. Incidental repairs and normal maintenance of nonconformities shall be permitted unless such repairs are otherwise prohibited by this article. Nothing in this article shall be construed to prevent structures from being structurally strengthened or restored to a safe condition, in accordance with an official order of the building official or his/her designee.

2170.6 Change of tenancy or ownership. The status of a nonconformity is not affected by changes of tenancy, ownership, or management and the provisions of this division shall apply to current and subsequent owners and assigns of properties in the REDD.

Section 2171 Nonconforming Uses

2171.1 Expansion. A nonconforming use shall not be enlarged or expanded unless: ~~one of the following conditions exists:~~

1. Such expansion eliminates or reduces the nonconformity and such expansion or extension conforms to the provisions of this Ordinance; or
- (b)2. The expansion is into a part of an existing building or structure that was lawfully and manifestly designed or arranged for such use, provided that no such expansion shall be allowed if it displaces a conforming use ~~or constitutes a substantial improvement as defined herein; or~~
3. In the REDD B, the expansion is to a building or structure that contains a nonconforming industrial use and the expansion does not cumulatively increase the building or structure's footprint by more than 25% of the footprint that existed at the time of this article's adoption. Such expansion shall conform to all other provisions of this article, excluding the maximum impervious coverage and maximum building coverage requirements contained in Sections 2121.3 and 2125.

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TEXT AMENDMENT CREATING REDD DISTRICTS

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**Article XXI
Georgetown Redevelopment Districts (REDD)**

2171.2 Change of use. A nonconforming use may not be changed to any use other than a use allowed in the zoning district in which it is located.

2171.3 Abandonment and loss of nonconforming status. Once a nonconforming use, which lawfully existed on the effective date of this Ordinance, is abandoned, the use's legal nonconforming status shall be lost and the re-establishment of a nonconforming use shall be prohibited. Any subsequent use of the property shall comply with the regulations of the REDD district in which it is located.

The abandonment of a nonconforming use and any related building(s) or structure(s) shall be deemed to have occurred upon any one or more of the following for more than three hundred sixty five (365) consecutive days or more than three hundred sixty five (365) days in any two consecutive years:

1. The cessation of production or processes for which the nonconforming use was intended; or
2. The vacating of the premises; or
3. Failure to secure or maintain licenses, permits, or regulatory approvals necessary for operation; or
4. Disconnecting utility service, such as water, gas, or electric service, serving the nonconforming use or property; or
5. Removal of buildings, equipment, or fixtures which are necessary for the operation of the nonconforming use; or
6. Any structure containing a nonconforming use that has fallen into disrepair and has been deemed unfit for occupancy by the building official, fire marshal, or other competent authority.

~~Within three (3) years of the abandonment or loss of nonconforming status of a nonconforming heavy industrial use, all nonconforming structures and features shall be brought into conformity with the provisions of this Ordinance. Structures and equipment that are manifestly and exclusively arranged for conducting the abandoned nonconforming use shall be removed from the property.~~

2171.4 Damage or destruction and loss of legal nonconforming status. A nonconforming use that is damaged or destroyed by any cause shall not be restored or re-established if the cumulative cost of the repair work (materials and labor) in any five year period is more than fifty (50) percent of its pre-damage appraised value for tax purposes. Determinations of the costs of repair work shall be made by the building official, based on receipts and other evidence indicating actual repair costs. Where damage is fifty (50) percent or less and such repairs are permitted, they shall in no way increase the extent of the nonconformity (pre-damage) and shall otherwise be in full compliance with the regulations of this Ordinance. Authorized repairs shall be completed within twelve (12) months of such damage and shall conform to the requirements of the building code.

2171.5 Accessory uses. No use that is accessory to a principal nonconforming use shall continue after the principal use has ceased, unless it complies with the regulations of this Ordinance.

2171.6 [RESERVED] Discontinuance of Nonconforming Heavy Industrial Uses.

TEXT AMENDMENT CREATING REDD DISTRICTS

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**Article XXI
Georgetown Redevelopment Districts (REDD)**

1. ~~Except as provided below, heavy industrial uses shall be discontinued within five (5) years from the effective date of this Ordinance. Thereafter, all uses on the property shall comply with the requirements of this Ordinance.~~
2. ~~Within three (3) years of the discontinuance of a nonconforming heavy industrial use as required by subsection (1) above or (3) below, all nonconforming structures and features shall be brought into conformity with the provisions of this Ordinance. Structures and equipment that are manifestly and exclusively arranged for conducting the discontinued nonconforming use shall be removed from the property.~~
3. ~~At any time within four (4) years of the effective date of this division, an owner may apply to the Zoning Administrator for an extension to the timeframes for compliance set forth in subsection (1) or (2) above. The burden shall be on the applicant to demonstrate that these timeframes are not reasonable and do not afford sufficient time to protect a vested right or to recover costs, based some or all of the following factors:~~
 - ~~(a) capital investments made in the property before the property became nonconforming;~~
 - ~~(b) actual present or depreciated value of the land and improvements;~~
 - ~~(c) original purchase price;~~
 - ~~(d) the time period, if any, to amortize costs of the land and improvements, under the Internal Revenue Code;~~
 - ~~(e) the remaining useful life of capital improvements and equipment on the property;~~
 - ~~(f) annual income;~~
 - ~~(g) return on investment;~~
 - ~~(h) close out or demolition costs;~~
 - ~~(i) depreciation or appreciation in value of the property and capital investments;~~
 - ~~(j) salvage value of any nonconforming structures or equipment;~~
 - ~~(k) environmental clean up costs, if any;~~
 - ~~(l) the remaining term of any leases on the property;~~
 - ~~(m) the availability of alternative business locations and the costs of relocation;~~
 - ~~(n) the suitability of existing capital investments and the property for uses that conform with the REDD;~~
 - ~~(o) the benefits to the public of amortizing the nonconforming use, based on the intent of this Article and the City's comprehensive plan, compared to the detriment to the property owner; and~~
 - ~~(p) any other factors supporting the applicant's assertion that the amortization and conformity timeframes set forth in subsections (1) and (2) above are not sufficient to protect a vested right under applicable law.~~

~~In making a determination under this subsection, the Zoning Administrator may rely on neutral experts in property appraisal, finance, and industry, based on reasonable economic practice and current market conditions. Appeals from the Zoning Administrator's determination shall be to the Board of Zoning Appeals as provided in this Ordinance. —~~

TEXT AMENDMENT CREATING REDD DISTRICTS

Article XXI Georgetown Redevelopment Districts (REDD)

4. ~~No less than one hundred eighty (180) days after the effective date of this division, the Zoning Administrator shall provide written notice to the current owner of a nonconforming use property setting forth the date of the required discontinuance and conformity under subsections (1) and (2) above and advising the owner of the opportunity to appeal the Administrator's determination or to apply for an extension as provided in subsection (3). The Zoning Administrator also shall record a copy of said notice with the Georgetown County Registrar of Deeds.~~
5. ~~The affected property owner may, within ninety (90) days of the receipt of written notice provided by subsection (4), above, appeal the Zoning Administrator's determination that subsections (1) and (2) apply to the property, to the Board of Zoning Appeals as provided in Article XV of this Ordinance.~~

Section 2172 Nonconforming Structures

2172.1 Use. A nonconforming structure may be occupied by any use allowed in the underlying zoning district. When a nonconforming structure contains one or more nonconforming uses, the nonconforming use of the structure is subject to the requirements of Section 2171.

2172.2 Expansion. Except as provided in Section 2171.1, a nonconforming structure shall not be enlarged or altered in a way which increases its nonconformity ~~or constitutes a substantial improvement~~, but any structure or portion thereof may be altered to decrease its nonconformity.

2172.3 Moving or relocation. A nonconforming structure may be moved in whole or part to another location on the same lot if the movement or relocation does not increase the extent of nonconformity. A nonconforming structure may be moved to another lot provided that the dimensional and use requirements of the lot's underlying zoning district can be met.

2172.4 Damage or destruction and loss of nonconforming status. A nonconforming structure that is damaged or destroyed by any cause shall not be repaired, rebuilt, or altered if the cumulative cost of the repair work (materials and labor) in any five year period is more than fifty (50) percent of its pre-damage appraised value for tax purposes. Determinations of the costs of repair work shall be made by the building official, based on receipts and other evidence indicating actual repair costs. Where damage is fifty (50) percent or less and such repairs are permitted, they shall in no way increase the extent of the nonconformity (pre-damage) and shall otherwise be in full compliance with the regulations of this Ordinance. Authorized repairs shall be substantially complete within twelve (12) months of such damage and shall conform to the requirements of the building code.

Section 2173 Nonconforming Lots

2173.1 Vacant lots. Nonconforming vacant lots may be occupied by a use allowed by the underlying zoning district, provided that the use shall comply with all applicable setbacks. If the applicable zoning district permits a variety of uses or a variety of intensities and one or more uses or intensities would comply with setback and other district standards, while others would not, then only the uses or intensities that would comply with the applicable district standards shall be permitted.

TEXT AMENDMENT CREATING REDD DISTRICTS

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Article XXI Georgetown Redevelopment Districts (REDD)

2173.2 *Lots with building(s) or structure(s).* If a nonconforming lot contains a building or structure on the date on which this article becomes applicable to it, then the owner may continue the use of that building or structure and may reasonably expand the structure in a way that does not increase the degree of nonconformity. For buildings or structures occupied by a permitted use, an increase in the building size shall not be deemed to increase the degree of nonconformity unless it increases the encroachment on a required yard or, in the case of residential occupancy, increases the number of dwelling units on the nonconforming lot.

Section 2174 Nonconforming Features

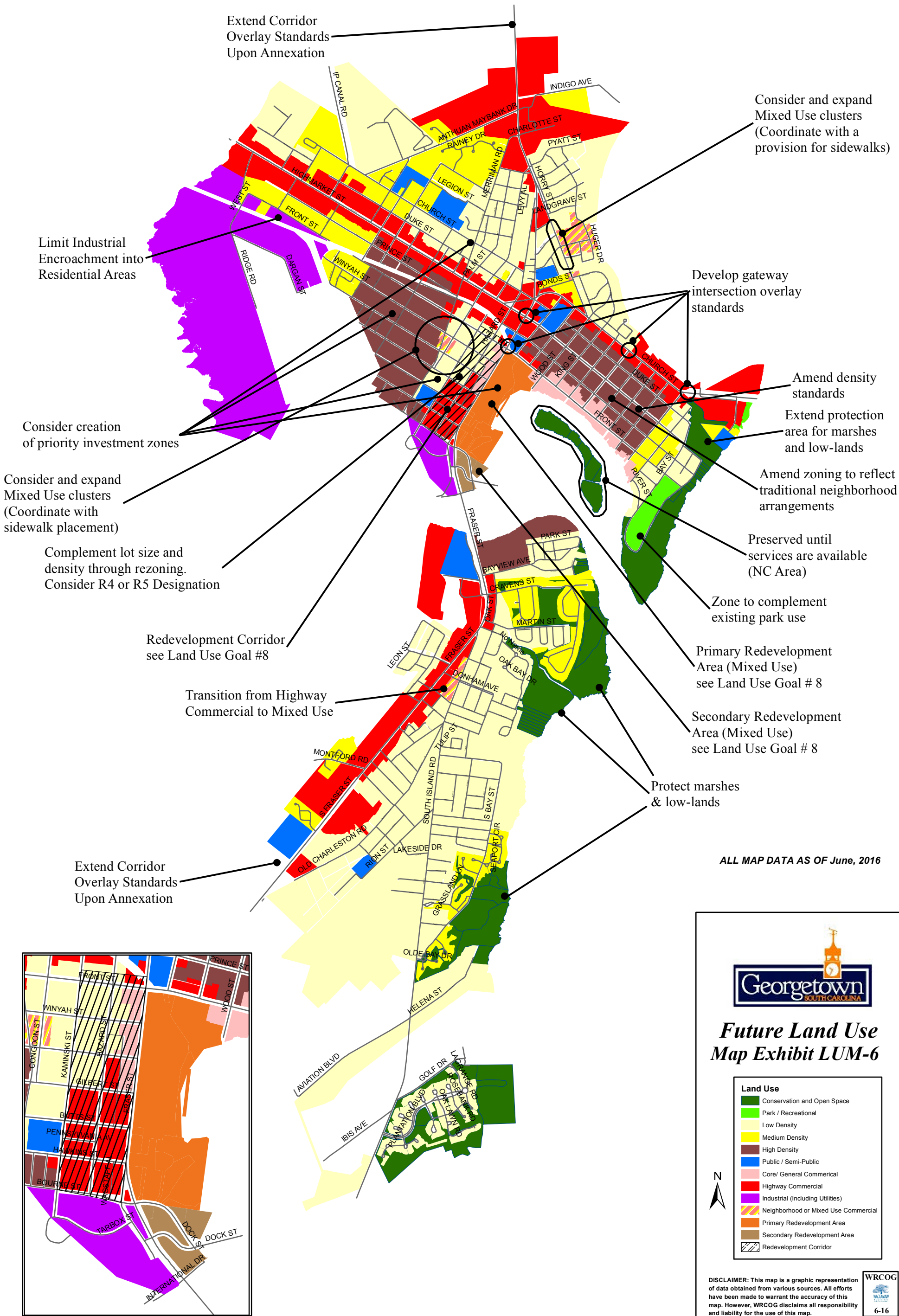
~~Nonconforming features.~~ Except as may be provided elsewhere in this Ordinance, nonconforming features to include a deficiency in the number of required parking spaces, paving, deficiency in landscaping, required illumination, excessive impervious coverage or similar site appurtenance may continue pursuant to the provisions of this section. Any change of principal use, ~~new construction, feature replacement, or the issuance of a zoning permit affecting the nonconforming feature,~~ or the feature's removal, replacement, or expansion will thereupon require that the nonconforming feature be brought into full compliance with the requirements of this Ordinance.

~~Section 2175—Surety~~

~~Prior to the expansion of a nonconforming heavy industrial use, structure, or building, as provided in Sections 2171.1 and 2172.2, the applicant shall post in favor of the City of Georgetown a surety instrument (bond, certified check, or other instrument readily convertible to cash) sufficient to guarantee the removal of the nonconformity upon abandonment or loss of nonconforming status, as provided in Sections 2171.3 and 2171.4. Surety shall be equal to at least one hundred twenty-five percent of the cost of removal. Failure to maintain sufficient surety will be a violation of this article and will be grounds for the denial of additional permits and certificates of occupancy. The posting of surety does not constitute a waiver of liability or eliminate the property owner's responsibility to remove the nonconformity in accordance with Section 2171.3.~~

Sections 2175~~6~~ through 2179 [RESERVED]

TEXT AMENDMENT CREATING REDD DISTRICTS



Attachment: LUM_6 (2417 : Text Amendment for the Redevelopment District (REDD))

**Planning Commission
Minutes
April 25, 2017**

MEMBERS PRESENT: Winfred Pieterse, Gerald Williams, Bernard Jones, Paul Smith, Brittany Johnson, Chris Moore, & Joan Schmid

MEMBERS ABSENT: None

OTHERS PRESENT: Matt Millwood, Elise Crosby, Rick Martin, & Debra Grant

I. Call to Order

Pledge & Prayer

II. Public Hearing:

- **Mr. Gordon Spelich/Representing Liberty Group** addressed the Commissioners and told them that they have signed a letter of intent with the owners of the Georgetown Steel Mill. Mr. Spelich said he is present to see what the outcome of this meeting will be, because they would like to make Georgetown their first US venture. The hope is to clean the property and be a good neighbor by being a green/steel company. Several thousand dollars will be allocated to the cleanup and to make the site aesthetically pleasing. This venture will create jobs for the area.
- **Mr. Keith Nagel/Representing Arcelor Mittal** told the Commissioners that the rezoning of the site will restrict them from making this operation viable. Mr. Nagel says he believes the Liberty Group's sale is a sustainable opportunity to reopen and offer high paying jobs to the citizens of Georgetown. The rezoning that the City is seeking is incompatible to the use of the mill, instead the plan is for retail, residential, and offices that will be extended over the next 25 years. The new zoning is not realistic, and the 5 years given for the use of producing steel is not reasonable and is a death sentence to the steel mill. If this ordinance passes and hinder this sale and/or future sales of the mill, they will have no choice but to seek legal actions for damages. They are asking that the Planning Commission make a recommendation against the rezoning and that City Council will delay its rezoning efforts while there is an opportunity to reopen the steel mill.
- **Mr. James Sanderson Jr. /President of the Steel Union (Not a citizen of the City of Georgetown)** Mr. Sanderson is in opposition of the rezoning of the steel mill property. Mr. Sanderson said the mill was in operation since 1969 and stop operation in 2015. There was an agreement made on April 21, 2017 for the purchase and reopening the steel mill, and it appears that the efforts of the City to rezone the property was fast tracked to prevent this.
- **Ms. Tessa Warren/Partner in the law firm representing the United Steel Workers (Not a citizen of the City of Georgetown)** the steel mill workers believe this business will again be a viable business and they are in opposition to the rezoning of the property.
- **Mr. Bill Duncan/ local attorney (Not a citizen of the City of Georgetown)** is in opposition of the rezoning of the property and in support of the reopening of the mill, because if it is rezoned it will put our neighbors out of a good job.
- **Ms. Zane Wilson (citizen of the City of Georgetown)** is in favor of the reopening of the mill, if there is someone willing to reopen it.
- **Mr. Eric Solheim (not a citizen of the City of Georgetown)** is in support of the reopening of the steel mill. Mr. Solheim said he feels the Mayor does not care about the City's well-being and said the plans of the ULI is fiction for this area.

- **Alice Kester (citizen of the City of Georgetown)** said she feels the rezoning of the property is in the best interest of the city.
- **John Kester (citizen of the City of Georgetown)** is in favor of the rezoning of the steel mill, because of the air quality and all the damages caused to the homes and trees in the city.
- **Charles Smith (citizen of the City of Georgetown)** is in opposition of the rezoning and the text amendment. This text amendment prevents any type of manufacturing companies from coming into the city.
- **Tupelo Humes (citizen of the City of Georgetown)** is a steel mill worker and in favor of the reopening of the mill because of the opportunities that will be given to the citizens to make a living. Mr. Humes said if someone has come forward to reopen the mill the rezoning should be put aside. Mr. Humes said he feels the rezoning is a personal agenda for some of the members of City Council.
- **Pete Olmstead (citizen of the City of Georgetown)** is in favor of the rezoning of the steel mill property.
- **Ryan Gibson (citizen of the City of Georgetown)** does not feel that the rezoning would prohibit the operation of the mill, and is in favor of the rezoning.
- **Ms. Lucas (citizen of the City of Georgetown)** is not in favor of the rezoning and would like to see the mill reopened.

III. Regular Meeting

Motion to close Public Hearing and enter into regular meeting; Motion made by Mr. Moore and seconded by Mr. Jones.

IV. Public Input: None

- V. Minutes:** The minutes for March 28, 2017; **Mr. Chris Moore made a motion to approve the minutes as written, seconded by Mr. Bernard Jones; the motion carried unanimously.**

VI. Commission Considerations:

- 1. Review and recommend a text amendment to the City of Georgetown Zoning Ordinance to add the proposed zoning district, Article XXI, Redevelopment District (REDD), and supplemental amendments to Article V Section 514, Article XIII Section 1301, and Article XV Section 1504.**
- 2. Recommend for adoption a rezoning of the following parcels:**

05-0025-059-03-00	05-0028-023-00-00	05-0028-024-01-01
05-0026A-001-00-00	05-0028-023-01-00	05-0028-024-02-00
05-0026A-002-00-00	05-0028-023-01-00	05-0028-024-03-00
05-0026A-004-00-00	05-0028-023-01-00	05-0028-025-00-00
05-0026A-005-00-00	05-0028-023-02-00	05-0028-022-00-00
05-0028-022-00-00	05-0028-024-00-00	05-0028-024-00-00
05-0028-022-01-00	05-0028-024-01-00	

From Limited Industrial (LI), Heavy Industrial (HI), & Core Commercial (CC) to Base Redevelopment District (REDD-B) (see attached LUM-6 for detailed location); and furthermore amend the Official Zoning Map of the City of Georgetown.

Staff Input: Matt Millwood told the Commissioners that he did not have a power point, however he had included all pertinent information in their packets. All notices were sent out to the surrounding property owners. The packets also included the current zoning map and the proposed zoning map. Mr. Millwood also explained why the Planning Commission is hearing this case tonight; stating that the Planning Commission's bylaws found in the City's Code of Ordinances requires a Public Hearing for all amendments to the zoning ordinance

and maps to come before the Planning Commission. City Council voted on a resolution on March 16, 2017 which was a directive from the Council and Mayor to this Commission to review and make a recommendation on the text amendment and rezoning.

Mr. Pieterse/Board Chair asked if the County owned any of the property listed on the map. **Matt Millwood/City Staff** said no the County is not listed as owning any property on the map.

Motion: **Mr. Gerald Williams** made a motion to disapprove the proposal for rezoning the property to the new Redevelopment District (REDD) zone and that the City makes all the necessary speed to work with the Liberty Group to help them reopen the steel mill to allow jobs and benefit the City of Georgetown.

Seconded: **Ms. Brittany Johnson** seconded the motion, the motion carried 4 to 3 by a roll call vote.

VII. Information for Board

Updates from staff on the West End Redevelopment Sub-Committee meeting that was held on Monday, April 24, 2017 at 6 pm.

Matt Millwood/City Staff said the meeting was held at the Mitney building and the discussion was on trash pickup, mobile homes, housing & zoning elements, and the Economic Development Director, Ms. Gloria Tinubu gave the future and current goals of the committee.

Ms. Brittany Johnson also mention the discussion of properties that are too small for development.

VIII. Executive Session

- a. Motion to adjourn the regular April meeting of the Planning Commission and enter Executive Session pursuant to SC Code Sections 30-4-70 (a) (2) and (5) to discuss and receive legal advice on matters related to zoning, covered by attorney-client privilege, concerning agenda items VI, 1-2. **Motion was made by Mr. Chris Moore, seconded by Mr. Bernard Jones.**
- b. Motion at adjourn Executive Session and reconvene the regular meeting of the Planning Commission.

No formal action was taken in Executive Session.

After reconvening from Executive Session, **Mr. Gerald Williams** made a motion to **disapprove the proposed text amendment to the City of Georgetown Zoning Ordinance, seconded by Mr. Bernard Jones; the motion carried 4 to 3 by roll call vote.** This extra motion was recommended by the City Attorney to make sure both items for consideration on the agenda were voted on.

IX. Adjournment: With there being no further business the meeting was adjourned. *Submitted By,*

Debra Grant
Board Secretary

STATE OF SOUTH CAROLINA)

RESOLUTION

CITY OF GEORGETOWN)

WHEREAS, the City of Georgetown has undertaken efforts to reimagine and revitalize lands on and around its inner harbor waterfront adjacent to the City's West End neighborhood and the City's National Register Historic District and historic downtown, which has the ability to transform the larger community; and

WHEREAS, the City of Georgetown wishes to leverage the community's assets, expanding on its resources, providing economic opportunity to its residents, and attracting outside investment; and

WHEREAS, on April 7, 2016, the City of Georgetown Planning Commission's Comprehensive Plan Sub-Committee held a meeting to discuss the Land Use Element of the 2016 Comprehensive Plan update as a precursor to rezoning and the intent to explore redevelopment along Highway 17 and near the city's inner harbor waterfront; and

WHEREAS, a working group comprised of representatives from the City of Georgetown, Georgetown County, South Carolina Department of Commerce, South Carolina State Ports Authority, Santee Cooper, and local businesses evaluated various community planning options and determined the best approach for Georgetown's inner harbor waterfront was an Urban Land Institute Advisory Services Panel Program; and

WHEREAS, in 2016, the City engaged the Urban Land Institute ("ULI") to undertake a study of the areas near the harbor, evaluating Market Opportunities, Planning and Development Options, and an Action Plan and Priority Recommendations, and soon thereafter full ULI briefing books were provided to the Mayor and City Council members; and

WHEREAS, on August 23, 2016, after a public meeting, the Planning Commission recommended revisions to the Land Use Element of the Comprehensive Plan related to the redevelopment of areas of the inner harbor; and

WHEREAS, the ULI Panel engaged by the working group visited the community from September 18-23, 2016, and subsequently produced a report outlining its recommendations for redevelopment of the inner harbor waterfront and responding to specific questions and issues raised by the working group; and

WHEREAS, during the ULI Panel engagement, a Public Town Hall meeting was held on September 19, 2016 at Howard Auditorium and the ULI Panel Report was presented at a public meeting at Winyah Auditorium on September 23, 2016; and

WHEREAS, on October 27, 2016, following a public hearing, the City Council adopted revisions to the Land Use Element of the City's Comprehensive Plan related to the redevelopment of areas of the inner harbor; and

WHEREAS, the Comprehensive Plan Land Use Element adopted in October 2016 recommended creation of a mixed use/redevelopment district to provide for the optimum use and conversion of industrial sites and other large tracts; and

WHEREAS, the City of Georgetown has designated on the Future Land Use Map of its Comprehensive Plan's Land Use Element, certain Primary and Secondary Redevelopment Areas comprising the inner harbor waterfront; and

WHEREAS, the Primary and Secondary Redevelopment Areas are located within the City's Design Overlay District for Main Corridors (MCOD), and also about Front Street, Georgetown's historic riverfront core commercial district; and

WHEREAS, following adoption of the amendments to the Land Use Element, the City staff, in partnership with the Waccamaw River Council of Governments, worked to develop zoning text amendments for the Georgetown Redevelopment Districts (REDD) for the areas within the Primary and Secondary Redevelopment Areas of the Comprehensive Plan's Future Land Use Map; and

WHEREAS, City staff recommends adoption of the REDD within all or some of the lands within the Primary and Secondary Redevelopment Areas of the Comprehensive Plan's Future Land Use Map; and

WHEREAS, on January 19, 2017, the City Council authorized an Intergovernmental Agreement to work together with Georgetown County in planning for the redevelopment of the areas around the inner harbor; and

WHEREAS, the recommended zoning ordinance text of the REDD and proposed areas for rezoning are on file with the City and are open to public inspection; and

WHEREAS, the City's Comprehensive Plan Land Use Element identifies a goal to provide for the harmonious redevelopment of existing industrial districts and uses located in the city's core and in other areas where the potential for nuisances and impacts on adjacent properties are high; and

WHEREAS, the City of Georgetown held town hall meetings on March 2, March 6, and March 7, 2017 to receive public input on redevelopment of the lands generally within the Primary and Secondary Redevelopment Areas; and

WHEREAS, the City of Georgetown recognizes the importance to the community of implementing the recommendations of its Comprehensive Plan and the ULI Panel Report;

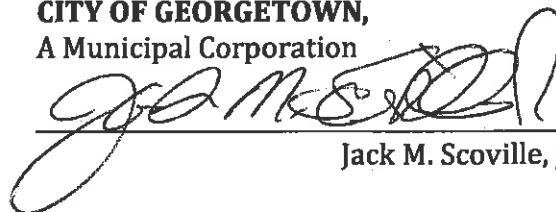
NOW THEREFORE BE IT RESOLVED THAT,

1. The draft Zoning Code text amendment establishing the Georgetown Redevelopment Districts (REDD) is attached to this Resolution as Exhibit A, and the City Council is hereby resolved to adopt such or similar text, with or without modifications, subject to a public hearing, public input, and the recommendations of the Planning Commission, as provided below;

2. The attached Exhibit B, Comprehensive Plan Future Land Use Map, indicates the lands ("Primary and Secondary Redevelopment Areas") the City Council will consider for rezoning to REDD-Base, as provided in the REDD ordinance attached as Exhibit A;
3. The City Council hereby requests the Planning Commission, at its regular March 28, 2017 meeting, consider and make recommendations as to certain Comprehensive Plan amendments related to adoption of the REDD within the Primary and Secondary Redevelopment Areas;
4. The City Council hereby requests the Planning Commission hold a public hearing on the proposed draft REDD text and associated map amendments, at its regular meeting of April 25, 2017 and to make a report and recommendation to the City Council as provided by state law and City code;
5. The City Council hereby directs and authorizes City staff to advertise the public hearings related to the proposed Zoning Code text and map amendments and to any proposed Comprehensive Plan amendments recommended by the Planning Commission at its March 28, 2017 meeting, following such meeting and report from the Planning Commission;
6. The City Council hereby resolves that consideration at first reading of the proposed Zoning Code text and map amendment ordinances shall follow the required report and recommendation from the Planning Commission, and may be held as soon as May 18, 2017;
7. The City Council of the City of Georgetown is hereby resolved to consider the particular scheme of zoning recommended by City staff, related to the revitalization of its inner harbor waterfront, as shown in the REDD in Exhibit A, within the Primary and Secondary Redevelopment Areas, as shown in Exhibit B, based on public input and the report and recommendation of the Planning Commission; and
8. The REDD zoning shall be subject to the pending ordinance doctrine within the Primary and Secondary Redevelopment Areas of the City's Comprehensive Plan Future Land Use Map, shown in Exhibit B.

AND IT IS SO RESOLVED, this 16th day of March 2017.

CITY OF GEORGETOWN,
A Municipal Corporation

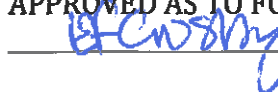


Jack M. Scoville, Jr., Mayor

ATTEST:


Ann U. Mercer, City Clerk

APPROVED AS TO FORM:



Elise Crosby, City Attorney



120 North Fraser Street • Georgetown, SC 29440 • (843) 545-4000

ORDINANCE

DOC ID: 2290 B

Council Meeting Date:	16 November 2017
Department:	Housing and Community Development
Issue Under Consideration:	Motion to approve an ordinance rezoning twenty (20) parcels from Heavy Industrial (HI), Limited Industrial (LI), and Core Commercial (CC) to Base Redevelopment District (REDD-B); and furthermore amend the Official Zoning Map of the City of Georgetown.
Amount Requested:	N/A
Is Item in Current Budget?	N/A
If no, please explain:	N/A
Financial Impact:	N/A
Points to Consider:	• This proposed ordinance is to rezone the property in the "steel mill" area from Heavy Industrial (HI), Limited Industrial (LI), and Core Commercial (CC) to Base Redevelopment District (REDD-B). • This rezoning coincided with the proposed text amendment to add Article XXI, Redevelopment District (REDD), to the Zoning Ordinance of the City of Georgetown. • This proposed rezoning will make the area Mixed-Use for future development (see attached LUM-6).
Options:	Approve or deny first reading of this rezoning ordinance.
Staff Recommendation:	Staff recommends approving this rezoning.

Reviews:

Rick Martin	Completed	05/09/2017 1:44 PM
Paul Gardner	Completed	05/09/2017 2:40 PM
Debra Bivens	Completed	08/08/2017 5:34 PM
Ann U. Mercer	Completed	08/11/2017 1:48 PM
Georgetown City Council	Completed	09/21/2017 5:30 PM

Attachments:

1. 1 REDD Rezoning Ord (PDF)
2. 2 LUM_6 (PDF)
3. 3 Current Zoning Map (PDF)
4. 4 Proposed Zoning Map (PDF)

**MOTION TO APPROVE AN ORDINANCE REZONING TWENTY (20) PARCELS FROM
HEAVY INDUSTRIAL (HI), LIMITED INDUSTRIAL (LI), AND CORE COMMERCIAL (CC) TO
BASE REDEVELOPMENT DISTRICT (REDD-B); AND FURTHERMORE AMEND THE
OFFICIAL ZONING MAP OF THE CITY OF GEORGETOWN.**

AN ORDINANCE REZONING THE FOLLOWING TWENTY (20) PARCELS FROM LIMITED INDUSTRIAL (LI), HEAVY INDUSTRIAL (HI), & CORE COMMERCIAL (CC) TO BASE REDEVELOPMENT DISTRICT (REDD-B) (see attached LUM-6); AND FURTHERMORE AMEND THE OFFICIAL ZONING MAP OF THE CITY OF GEORGETOWN

05-0025-059-03-00	05-0028-023-00-00	05-0028-024-01-01
05-0026A-001-00-00	05-0028-023-01-00	05-0028-024-02-00
05-0026A-002-00-00	05-0028-023-01-00	05-0028-024-03-00
05-0026A-004-00-00	05-0028-023-01-00	05-0028-025-00-00
05-0026A-005-00-00	05-0028-023-02-00	05-0028-022-00-00
05-0028-022-00-00	05-0028-024-00-00	05-0028-024-00-00
05-0028-022-01-00	05-0028-024-01-00	

WHEREAS, pursuant to Title 6, Chapter 29 of the Code of Laws of South Carolina, the City of Georgetown enacted the Zoning Ordinance of the City of Georgetown, South Carolina; and

WHEREAS, Article XVIII, Section 1800 of the Zoning Ordinance of the City of Georgetown provides that the Zoning Ordinance may be amended from time to time by the Mayor and City Council; and

WHEREAS, on March 16, 2017, the City Council of the City of Georgetown resolved to consider rezoning the above-reference parcels; and

WHEREAS, the City Council of the City of Georgetown incorporates herein its findings from the March 16, 2017 Resolution above-referenced; and

WHEREAS, the Planning Commission of the City of Georgetown, South Carolina held a public hearing April 25, 2017, to receive public input regarding the rezoning request; and

WHEREAS, following the public hearing the Planning Commission voted 4-3 to recommend denial of the rezoning request; and

WHEREAS, the City Council of the City of Georgetown recognizes the importance to the city of the locations proposed for rezoning, sited at Georgetown's southern gateway, between the US Highway 17 and the Sampit River; and

WHEREAS, the Mayor and City Council of the City of Georgetown have determined it is in the best interests of the future economic vitality and public health, safety, and welfare of the city that the requested zoning boundaries as shown on the Official Zoning Map be revised and amended as follows:

Rezoning of the aforementioned twenty (20) parcels from Limited Industrial (LI), Heavy Industrial (HI), & Core Commercial (CC) to Base Redevelopment District (REDD-B).

For a specific description of said properties, please see attached map (LUM-6).

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the City of Georgetown, in Council duly assembled, that the Official Zoning Map of the City

of Georgetown be amended by revising and amending the zoning boundaries of the Official Zoning Map, together with all explanatory matter herein as follows:

Rezoning of the aforementioned twenty (20) parcels from Limited Industrial (LI), Heavy Industrial (HI), & Core Commercial (CC) to Base Redevelopment District (REDD-B), see map (LUM-6).

BE IT FURTHER ORDAINED, that such changes shall be made on the Official Zoning Map. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.

ATTEST:

Ann U. Mercer, City Clerk

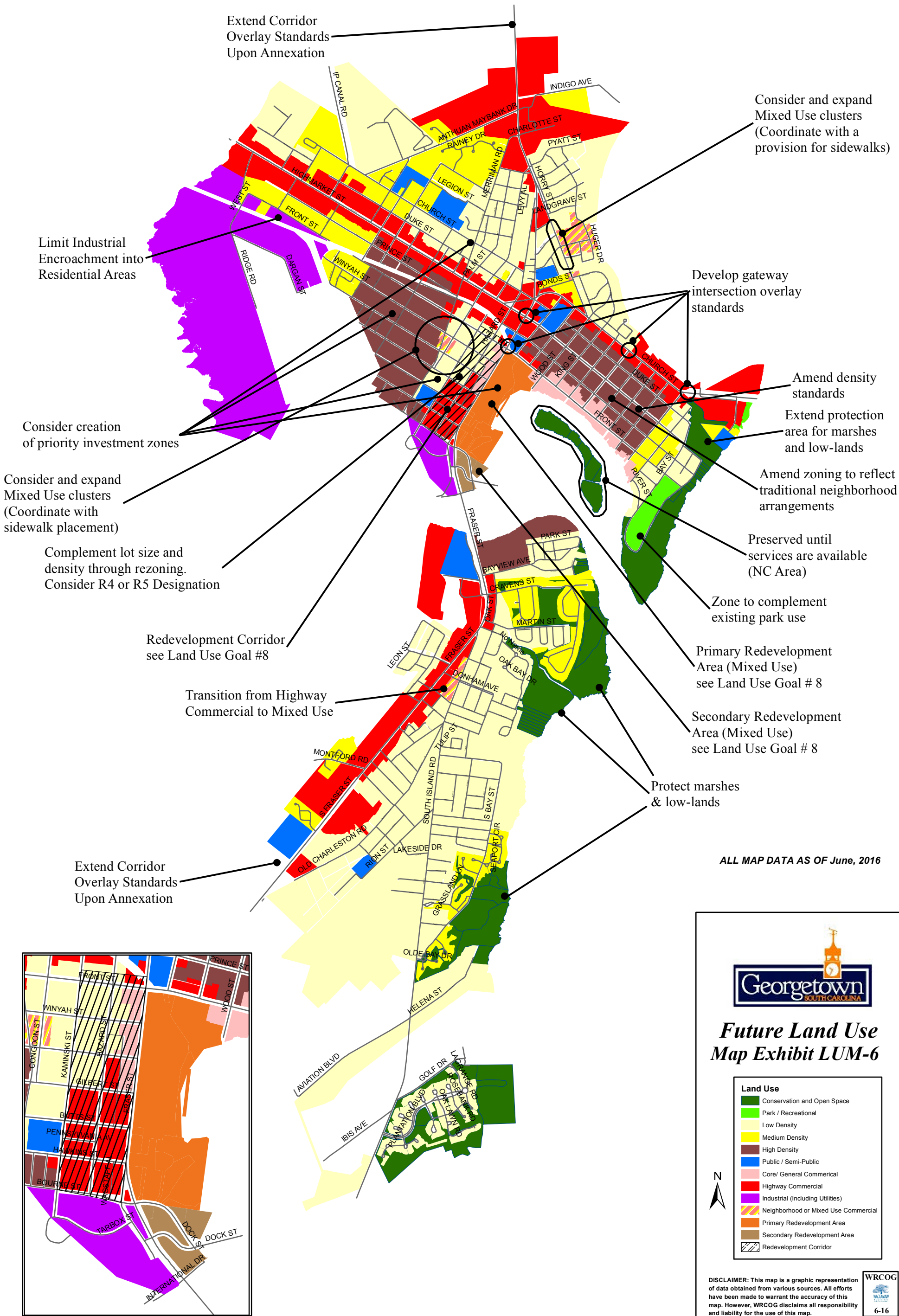
Jack M. Scoville, Jr., Mayor

First Reading: _____

Approved as to Form:

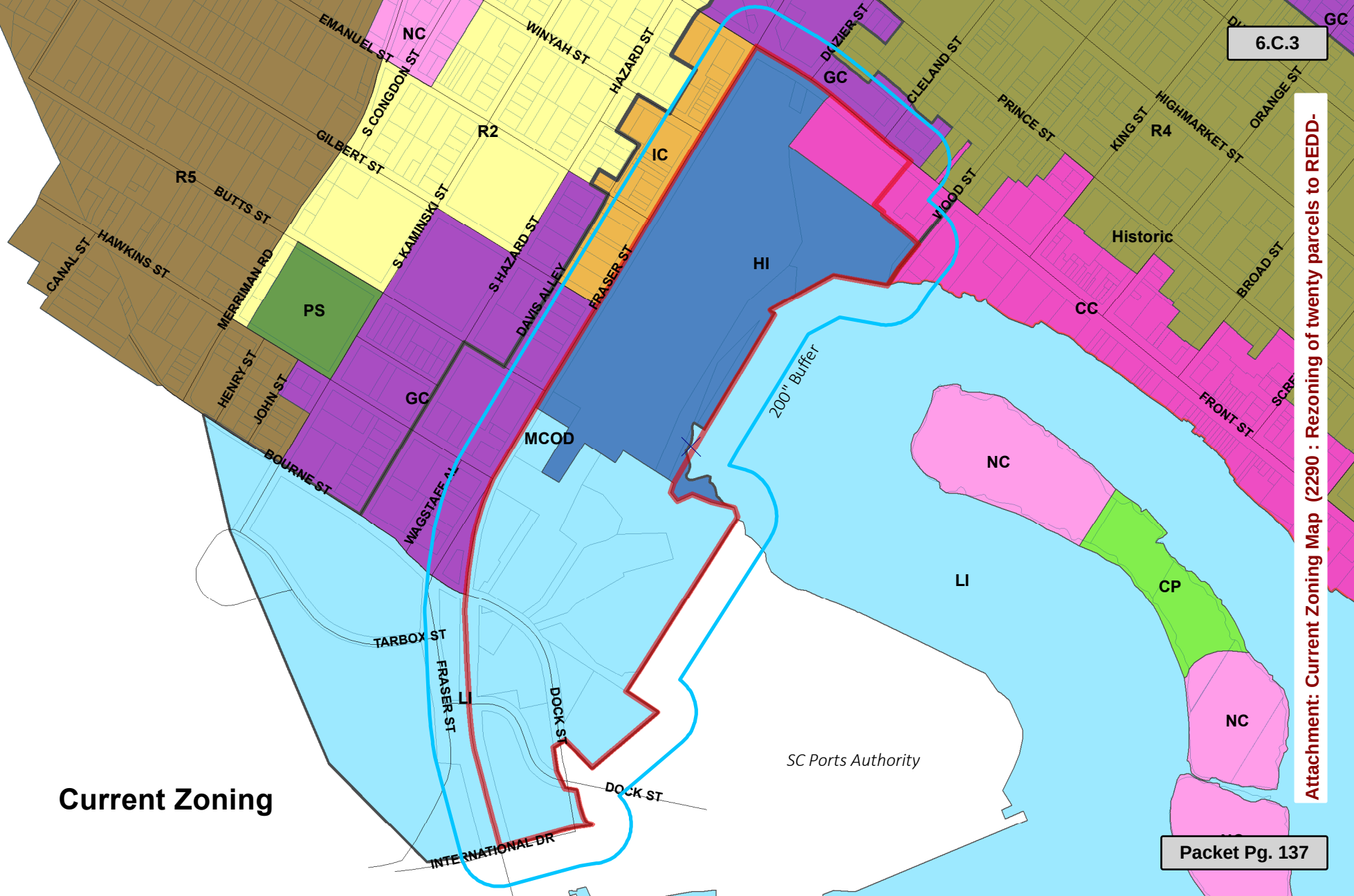
Second Reading: _____

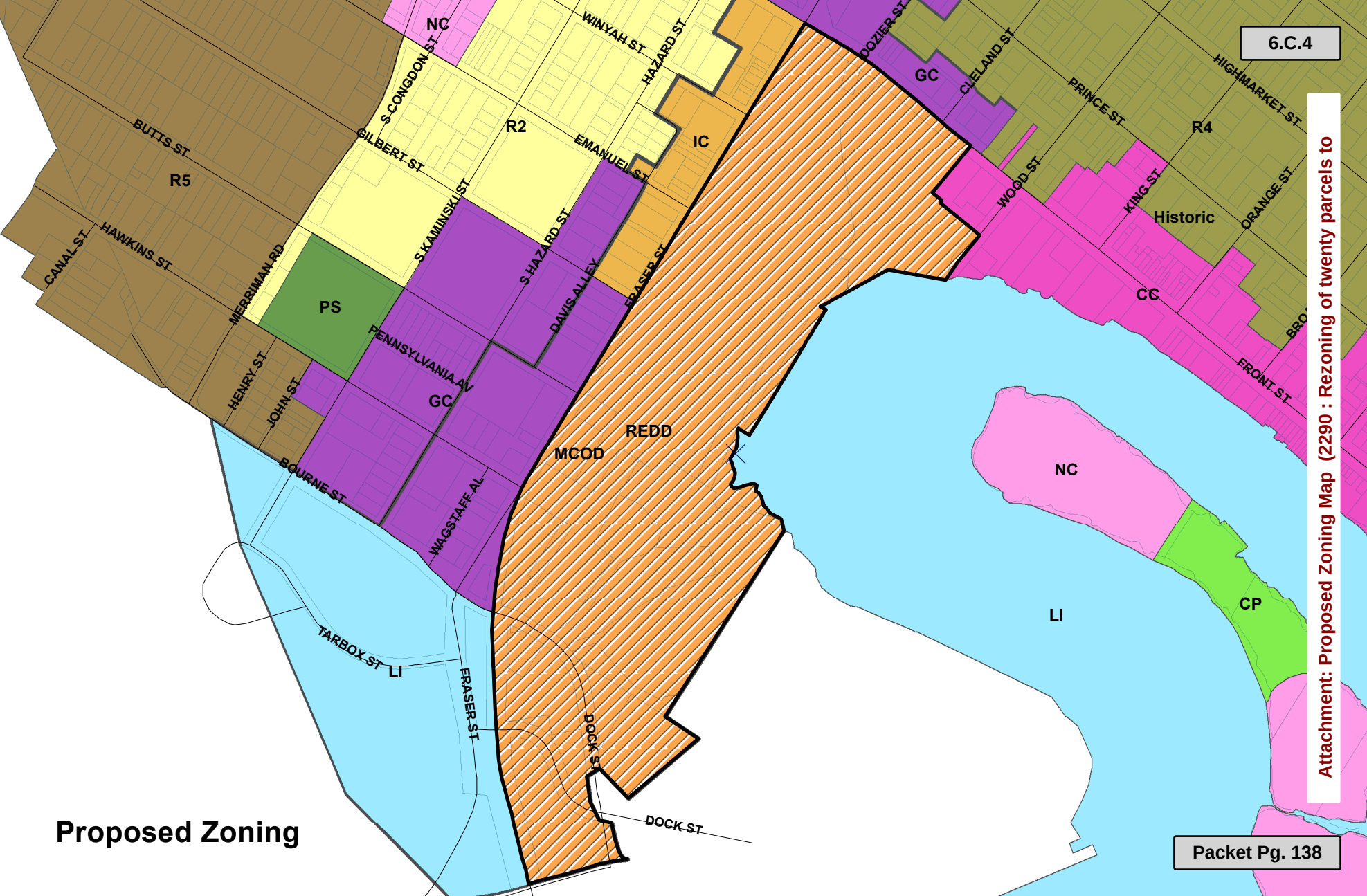
Elise F. Crosby, City Attorney



Attachment: LUM_6 (2290 : Rezoning of twenty parcels to REDD-B and amend zoning map)

Current Zoning





Proposed Zoning

6.C.4

Attachment: Proposed Zoning Map (2290 : Rezoning of twenty parcels to

Packet Pg. 138



120 North Fraser Street • Georgetown, SC 29440 • (843) 545-4000

ACTION ITEM

DOC ID: 2410

Council Meeting Date:	16 November 2017
Department:	Engineering
Issue Under Consideration:	Motion to approve bid and make payment to Hydrostructures, PA for the cleaning and televising inspection of approximately 40,000 feet of the sanitary sewer system in the West End District for a not to exceed amount of \$114,135.00.
Amount Requested:	\$114,135
Is Item in Current Budget?	Yes
If no, please explain:	
Financial Impact:	None
Points to Consider:	This the lowest qualified bid from a total of five bids submitted. Engineer of record and staff have reviewed the qualifications of bidder (Hydrostructures, PA) and it appears to be well qualified to perform this work.
Options:	None
Staff Recommendation:	Approve Hydrostructures, PA based on cost and qualifications.

Reviews:

Orlando Arteaga Completed 11/07/2017 11:37 AM
 Finance Completed 11/07/2017 12:25 PM
 City Attorney Completed 11/07/2017 2:03 PM
 contract to follow
 Paul Gardner Completed 11/08/2017 7:37 AM
 Ann U. Mercer Completed 11/08/2017 11:51 AM
 Georgetown City Council Pending 11/16/2017 5:30 PM

Attachments:

1. 1 HYDROSTRUCTURES (PDF)
2. 2 1 SUBMITTAL LISTING(PDF)
3. 3 Bid Certification (PDF)
4. 4 Engineer Recommendation Letter (PDF)
5. 5 Bid Comparison Sheet (PDF)
6. 6 Addendum-1 (PDF)

Updated: 11/7/2017 11:37 AM by Orlando Arteaga (Page 1)

Bid for the West End Sewer Rehab - Sanitary Sewer System Cleaning and Televising Project #1812



November 2, 2017 • 2:30 p.m.

HYDROSTRUCTURES®
Utility Consulting and Evaluation



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	Cover Letter
	Mandatory Vendor Submittal Form
1	Bid Form and Employment Eligibility Verification Requirement Form
2	Bid Bond

HYDROSTRUCTURES®

November 1, 2017

City of Georgetown
Attn: Purchasing - Bid Proposal
West End Sewer Rehab - Sanitary Sewer System
Cleaning and Televising Project #1812
2377 Anthuan Maybank Drive
Georgetown, SC 29440

RE: Bid from Hydrostructures for the West End Sewer Rehab - Sanitary Sewer Cleaning and Televising, Project #1812

Dear Selection Committee:

Hydrostructures is pleased to submit our bid for the City's West End Sewer Rehab - Sanitary Sewer Cleaning and Televising, Project #1812. We have been providing CCTV Inspection and Cleaning Services and related tasks for more than 18 years.

Hydrostructures was founded in 1999 to provide wastewater, water, and stormwater engineering and evaluation services to local area governments, industries, and commercial clients. The services we provide assist system operators in evaluating the overall condition of their facilities, identifying specific problems or shortcomings, and designing the improvements needed to address these concerns. We offer comprehensive in-house services, including flow metering/monitoring, rain gauge installation, data collection, sanitary sewer evaluation studies, condition assessment reporting, rehabilitation design, construction inspection and management, CCTV inspection and cleaning, and Geographic Information Systems (GIS) development. We cater to an expanding client base that spans North Carolina, South Carolina, Georgia, Maryland, Virginia, and Tennessee.

We are headquartered in central North Carolina in the Town of Pittsboro, with offices in Cayce, South Carolina; Winston-Salem, North Carolina; Virginia Beach, Virginia; and Arbutus, Maryland. We have 70 full-time employees across these offices including 6 Registered Professional Engineers, more than 30 employees who have PACP/MACP/LACP certifications, an electrical engineer, and employees who are Certified Stormwater BMP Inspection and Maintenance Professionals, and Certified Stormwater BMP Reviewers.

Why Choose Hydrostructures?

*Your project is the type of work we do
EVERY DAY.*

1725 12th Street • Cayce, SC 29033
(p) 803.563.5237 • (f) 803.563.5244
www.hydrostructures.com

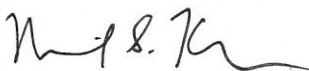
Small Business Designation

We are a Federally classified small business in the Central Contractor Registration, validated by the Small Business Act (DUNS #183679690, NAICS Code 541330, Engineering Services [primary] & NAICS Code 237110, Water and Sewer). We are a certified small business vendor (Cert #5B12-15928) under the Small Business Reserve Procurement program in the State of Maryland. We are also a certified small business in the State of Virginia by the Department of Minority Business Enterprise, SWaM Cert #701016. We also maintain corporate Professional Engineering licenses in North Carolina (#C-1895), Virginia (#0405001652), Maryland (#48021) and South Carolina (Certificate of Authorization #5525).

We look forward to beginning a successful partnership with the City of Georgetown. Should you have any questions, please contact me at 919.542.5002, extension number 222.

Thank you for considering Hydrostructures.

Sincerely,
HYDROSTRUCTURES



Michael S. Koonce, P.E.
President

Benefits for the City of Georgetown

Multiple Resource Availability

Our turn-key approach provides you with one contact for the duration of the project. Our offices have the ability to communicate, share data, and access resources at any time during your project. We can provide the City of Georgetown with our services quickly, effectively, and efficiently.

***We have the resources to get
started immediately.***



HYDROSTRUCTURES®

SANITARY SEWER SYSTEM
CLEANING AND TELEVISIONING

CITY OF GEORGETOWN
SOUTH CAROLINA



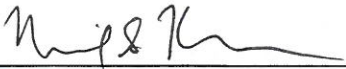
MANDATORY VENDOR SUBMITTAL FORM

**AN ORDINANCE TO AMEND
CHAPTER 2 ADMINISTRATION - ARTICLE IV
PROCUREMENT
SECTION 2-185 COMPETITIVE SEALED PROPOSALS LOCAL VENDOR
PREFERENCE**

**ARTICLE IV.
PROCUREMENT
DIVISION 2. ETHICS IN CITY CONTRACTING**

☐ I certify that [Company Name] _____
is a **Resident Bidder** of Georgetown City/County as defined in the City of Georgetown
Ordinance Chapter 2 Administration, Article IV Procurement, Section 2-185, and our principal
place of business is _____ [City and State].

☒ I certify that [Company Name] **Hydrostructures** _____
is a **Non-Resident Bidder** of Georgetown City/County as defined in the City of Georgetown
Ordinance Chapter 2 Administration, Article IV Procurement, Section 2-185, and our principal
place of business is **Pittsboro, NC - with office in** _____ [City and State].
Cayce, SC

(X) 

Signature of Company Officer

INFORMATION FOR BIDDERS
00100-7

Attachment: HYDROSTRUCTURES (2410 : Approval of sanitary sewer system cleaning and televising contract in the West End District.)

**SANITARY SEWER SYSTEM
CLEANING AND TELEVISIONING**

**CITY OF GEORGETOWN
SOUTH CAROLINA**

**SECTION 00311
BID FORM**

**WEST END SEWER REHAB -SANITARY SEWER
SYSTEM CLEANING AND TELEVISIONING
PROJECT #1812**

FOR THE
THE CITY OF GEORGETOWN
SOUTH CAROLINA

Georgetown, S.C.

Date: 11.02.2017

PROPOSAL OF Hydrostructures, P.A.

(Hereinafter called "Bidder"), a NC Corporation (State)

Corporation / partnership / individual (Strike out inapplicable terms) doing business as

Hydrostructures, P.A.

TO: Mrs. Daniella Howard
Purchasing Agent
City of Georgetown

Gentlemen:

The Bidder, in compliance with your invitation for bids for the **Sanitary Sewer System Cleaning and Televising** having examined the drawings and specifications with related documents and the site of the proposed work, and being familiar with all of the conditions surrounding the construction of the proposed project, including the availability of materials and labor, hereby proposes to furnish all labor, materials, and supplies, and to construct the project in accordance with the Contract Documents, within the time set forth therein, for the Sum of:

One-Hundred Fourteen Thousand, One-Hundred Thirty-Four Dollars **Zero** Cents

(\$ **114,134.00**)

The price indicated above shall include all labor, materials, overhead, profit, insurance, taxes, fees, etc., to cover all expenses incurred in performing the work required under the Contract Documents, of which this proposal is a part.

BID FORM – UNIT PRICE
00311-1

**SANITARY SEWER SYSTEM
CLEANING AND TELEVISIONING**

**CITY OF GEORGETOWN
SOUTH CAROLINA**

Bidder hereby agrees to commence work under this contract on or before a date to be specified in written "Notice to Proceed" of the Owner and to fully complete the project within **Sixty (60) consecutive calendar days** thereafter as stipulated in the specifications.

Bidder further agrees to pay as liquidated damages the sum of **\$250.00** for each consecutive calendar day thereafter as hereinafter provided in Paragraph 19 of the General Conditions.

The specifications and addenda are complementary of each other. What is called for by one shall be as binding as if called for by all. If a conflict between any of the above is discovered by the contractor, the problem shall be referred to the Owner as soon as possible for resolution by the Owner. Should a conflict occur which is not resolved before bid time and/or is necessary to comply with mandatory requirements (i.e., codes, ordinances, etc.), it shall be the contractor's responsibility to price and bid the more expensive method.

Bidder acknowledges receipt of the following addendum:

No.: 1 Dated: 10.31.2017

No.: Dated:

No.: Dated:

No.: Dated:

No.: Dated:

Bidder understands that the Owner reserves the right to reject any or all bids and to waive any informality in the bidding.

The Bidder agrees that this Bid shall be good and may not be withdrawn for a period of sixty (60) calendar days after the scheduled closed time for receiving bids.

BID FORM – UNIT PRICE
00311-2

**SANITARY SEWER SYSTEM
CLEANING AND TELEVISIONING**

**CITY OF GEORGETOWN
SOUTH CAROLINA**

SCHEDULE OF UNIT PRICES

Additions and deletions from the Work shall be paid in accordance with the Unit Prices indicated below.

Item No.	Estimated Quantity	Unit	Description	Unit Price	Total Price
1	1	LS	Mobilization (Maximum of 3% of Total Construction Cost)	\$ 5,000.00	\$ 5,000.00
2	470	LF	Televising (15" Diam. Sewer Main)	\$ 1.50	\$ 705.00
3	1,700	LF	Televising (12" Diam. Sewer Main)	\$ 1.25	\$ 2,125.00
4	2,070	LF	Televising (10" Diam. Sewer Main)	\$ 1.15	\$ 2,380.00
5	35,187	LF	Televising (8" Diam. Sewer Main)	\$ 1.00	\$ 35,187.00
6	370	LF	Cleaning (15" Diam. Sewer Main)	\$ 1.50	\$ 555.00
7	1,300	LF	Cleaning (12" Diam. Sewer Main)	\$ 1.25	\$ 1,625.00
8	1,670	LF	Cleaning (10" Diam. Sewer Main)	\$ 1.15	\$ 1,920.00
9	28,087	LF	Cleaning (8" Diam. Sewer Main)	\$ 1.00	\$ 28,087.00
10	100	LF	Heavy Cleaning (sands, grease, root cutting, etc.) (15" Diam. Sewer Main)	\$ 3.00	\$ 300.00
11	400	LF	Heavy Cleaning (sands, grease, root cutting, etc.) (12" Diam. Sewer Main)	\$ 2.50	\$ 1,000.00
12	400	LF	Heavy Cleaning (sands, grease, root cutting, etc.) (10" Diam. Sewer Main)	\$ 2.00	\$ 800.00
13	7,100	LF	Heavy Cleaning (sands, grease, root cutting, etc.) (8" Diam. Sewer Main)	\$ 2.00	\$ 14,200.00
14	15	EA	Reverse Set-ups	\$ 200.00	\$ 3,000.00
15	20	EA	Remove Protruding Service	\$ 350.00	\$ 7,000.00
16	15	EA	Locate and Uncover Manhole	\$ 350.00	\$ 5,250.00
17	1	LS	Traffic Control	\$ 5,000.00	\$ 5,000.00
			Total Project Price	\$	114,134.00

The above Unit Prices shall include all labor, materials, equipment, overhead, profit, insurance, taxes, fees, etc., to complete the finished work called for.

BID FORM – UNIT PRICE
00311-3

**SANITARY SEWER SYSTEM
CLEANING AND TELEVISIONING**

**CITY OF GEORGETOWN
SOUTH CAROLINA**

The undersigned declares that his firm is (delete those not applicable):

A corporation organized and existing under the laws of the

State of NC.

A partnership consisting of

_____.

The undersigned declares that the person or persons signing this proposal is fully authorized to sign the proposal on behalf of the firm listed and to fully bind the firm listed to all the conditions and provisions thereof.

It is agreed that no person or persons or company other than the firm listed below or as otherwise indicated hereinafter has any interest whatsoever in this proposal or the contract that may be entered into as a result thereof, and that in all respects the proposal is legal and fair, submitted in good faith, without collusion or fraud.

Respectfully Submitted:

Hydrostructures

Contractor

By:

Michael S. Koonce

Michael S. Koonce, P.E.

(Type/Print Name)

President

(Title)

1725 12th Street

(Street Address)

Cayce, SC 29033

(City, State, Zip Code)

(SEAL – if bid is by a Corporation)



S.C. General Contractor's License No. Professional Engineering Firm - SC COA #:5525

FID No. 56-2154425 and/or SSN _____

(END OF SECTION)

BID FORM – UNIT PRICE
00311-4



**SANITARY SEWER SYSTEM
CLEANING AND TELEVISIONING**

**CITY OF GEORGETOWN
SOUTH CAROLINA**

**SECTION 00600
EMPLOYMENT ELIGIBILITY VERIFICATION REQUIREMENT**

- A. Contractor is required to comply with all applicable State and Federal employment eligibility verification requirements including but not limited to the following:
1. By signing its bid or proposal, Contractor certifies that it will comply with the applicable requirements of Title 41, Chapter 8 of the South Carolina Code of Laws and agrees to provide to the City of Georgetown upon request any documentation required to establish either: (a) that Title 41, Chapter 8 is inapplicable both to Contractor and its subcontractors or sub-subcontractors are in compliance with Title 41, Chapter 8. Pursuant to Section 41-8-70, "In addition to other penalties provided by law, a person who knowingly makes or files any false, fictitious, or fraudulent document, statement, or report pursuant to this chapter is guilty of a felony, and upon conviction, must be fined within the discretion of the court or imprisoned for not more than five years, or both. "Contractor agrees to include in any contracts with its subcontractors language requiring its subcontractors to (a) comply with the applicable requirement of Title 41, Chapter 8, and (b) include in their contracts with the sub-subcontractors language requiring the sub-subcontractors to comply with the applicable requirements of Title 41, Chapter 8.
- B. Contractor is required to complete and submit the attached affidavit along with the executed contract documents.
- C. E-Verify.
1. In addition to completing and maintaining the federal employment eligibility verification form (Form I-9), Contractor must, within three (3) business days after employing a new employee, verify the employee's work authorization through the E-Verify federal work authorization program administered by the U.S. Department of Homeland Security. Employers may no longer confirm a new employee's employment authorization with a driver's license or state identification card.
 2. Contractor shall enroll in E-Verify at www.dhs.gov/e-verify.

EMPLOYMENT VERIFICATION
00600-1

**SANITARY SEWER SYSTEM
CLEANING AND TELEVISIONING**

**CITY OF GEORGETOWN
SOUTH CAROLINA**

CONTRACTOR AFFIDAVIT

SOUTH CAROLINA ILLEGAL IMMIGRATION REFORM ACT (Amended)

In accordance with the requirements of the South Carolina Illegal Immigration Reform Act, Contractor hereby certifies that it is currently in compliance with the requirements of Title 40, Chapter 8 of the S.C. Code Annotated and will remain in compliance with such requirements throughout the term of its contract with the Owner.

The Contractor hereby acknowledges that in order to comply with requirements of S.C. Code Annotated Section 41-8-20:

- (A) All private employers in South Carolina shall be imputed a South Carolina employment license, which permits a private employer to employ a person in this State. A private employer may not employ a person unless the private employer's South Carolina employment license and any other applicable licenses as defined in Section 41-8-10 are in effect and are not suspended or revoked. A private employer's employment license shall remain in effect provided the private employer complies with the provisions of this chapter.
- (B) All private employers who are required by federal law to complete and maintain federal employment eligibility verification forms or documents must register and participate in the E-Verify federal work authorization program, or its successor, to verify the work authorization of every new employee within three business days after employing a new employee. A private employer who does not comply with the requirements of this subsection violates the private employer's licenses.
- (C) The South Carolina Department of Employment and Workforce shall provide private employers with technical advice and electronic access to the E-Verify federal work authorization program's website for the sole purpose of registering and participating in the program.
- (D) Private employers shall employ provisionally a new employee until the new employee's work authorization has been verified pursuant to this section. A private employer shall submit a new employee's name and information for verification even if the new employee's employment is terminated less than three business days after becoming employed. If a new employee's work authorization is not verified by the federal work authorization program, a private employer must not employ, continue to employ, or reemploy the new employee.
- (E) To assist private employers in understanding the requirements of this chapter, the director shall send written notice of the requirements of this section to all South Carolina employers, and shall publish the information contained in the notice on its

EMPLOYMENT VERIFICATION
00600-2

**SANITARY SEWER SYSTEM
CLEANING AND TELEVISIONING**

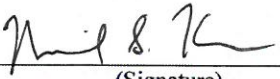
**CITY OF GEORGETOWN
SOUTH CAROLINA**

website. Nothing in this section shall create a legal requirement that any private employer receive actual notice of the requirements of this chapter through written notice from the director, nor create any legal defense for failure to receive notice.

- (F) If a private employer is a contractor, the private employer shall maintain the contact phone numbers of all subcontractors and sub-subcontractors performing services for the private employer. The private employer shall provide the contact phone numbers or a contact phone number, as applicable, to the director pursuant to an audit or investigation within seventy-two hours of the director's request.

The Contractor agrees to provide to the Owner upon request any documentation required to establish the applicability of the South Carolina Illegal Immigration Reform Act (Amended) to the contractor, subcontractor or sub-subcontractor. The Contractor further agrees that it will upon request provide the Owner with any documentation required to establish that the Contractor and any subcontractors or sub-subcontractors are in compliance with the requirements of Title 41, Chapter 8 of the S.C. Code Annotated.

Date: 11.02.2017


(Signature)

By: Michael S. Koonce, P.E.

Title: President

(END OF SECTION)

EMPLOYMENT VERIFICATION
00600-3

**SANITARY SEWER SYSTEM
CLEANING AND TELEVISIONING**

**CITY OF GEORGETOWN
SOUTH CAROLINA**

**SECTION 00350
BID BOND**

KNOW ALL MEN BY THESE PRESENT:

That we, the undersigned Hydrostructures, P.A., as Principal, and Hartford Casualty Insurance Company, as Surety, are hereby held and firmly bound unto the City of Georgetown, South Carolina, as Owner, in the penal sum of Five percent of amount bid Dollars XX Cents (\$ 5%), for the payment of which, well and truly to be made, we hereby jointly and severally bind ourselves, successors and assigns.

Signed this 2nd day of November, 20 17.

The condition of the above obligation is such that:

WHEREAS, the Principal has submitted to City of Georgetown, South Carolina a certain Bid, attached hereby and by reference made a part hereof, to enter into a contract in writing for the West End Sewer Rehab - Sanitary Sewer System Cleaning and Televisioning - Project #1812 Georgetown, SC

NOW, THEREFORE,

- (A) If said Bid shall be rejected, or
- (B) If said Bid shall be accepted and the Principal shall execute and deliver a contract in the Form of Contract attached hereto (properly completed in accordance with said Bid) and shall furnish a Bond for faithful performance of said contract, and for the payment of all persons performing labor furnishing materials in connection therewith, and shall in all other respects perform the agreement created by the acceptance of said Bid, then this obligation shall be void; otherwise the same shall remain in force and effect - it being expressly understood and agreed that the liability of the Surety for any and all claims hereunder shall, in no event, exceed the penal amount of this obligation as herein stated.

The Surety, for value received, hereby stipulates and agrees that the obligations of said Surety and its Bond shall be in no way impaired or affected by an extension of the time within which the Owner may accept such Bid, and said Surety does hereby waive notice of any such extension.

IN WITNESS WHEREOF, the Principal and Surety have hereunto set their hands and seals, and such of them as are corporations have caused their corporate seals to be hereto affixed and these presents to be signed by their proper officers, the day and year first set forth above.

BID BOND
00350-1

**SANITARY SEWER SYSTEM
CLEANING AND TELEVISIONING**

**CITY OF GEORGETOWN
SOUTH CAROLINA**

Hydrostructures, P.A.

Principal

By:  (L.S)

(Corporate Seal)



Hartford Casualty Insurance Company

Surety

By:  (L.S)
Scott D. Mathers

(Corporate Seal)

Important:

Surety companies executing Bonds must appear on the Treasury Department's most current list (Circular 570 as amended) and be authorized to transact business in the state where the project is located.

Note:

Bond must be countersigned by a South Carolina resident agent.

(END OF SECTION)

BID BOND
00350-2

Attachment: HYDROSTRUCTURES (2410 : Approval of sanitary sewer system cleaning and televising contract in the West End District.)

POWER OF ATTORNEY

THE HARTFORD

Bond T-12
One Hartford Plaza
Hartford, Connecticut 06155
Bond.Claims@thehartford.com

call: 888-266-3488 or fax: 860-757-5835)

Agency Code: SurePath

KNOW ALL PERSONS BY THESE PRESENTS THAT:

- ☐ Hartford Fire Insurance Company, a corporation duly organized under the laws of the State of Connecticut
- ☒ Hartford Casualty Insurance Company, a corporation duly organized under the laws of the State of Indiana
- ☐ Hartford Accident and Indemnity Company, a corporation duly organized under the laws of the State of Connecticut
- ☐ Hartford Underwriters Insurance Company, a corporation duly organized under the laws of the State of Connecticut
- ☐ Twin City Fire Insurance Company, a corporation duly organized under the laws of the State of Indiana
- ☐ Hartford Insurance Company of Illinois, a corporation duly organized under the laws of the State of Illinois
- ☐ Hartford Insurance Company of the Midwest, a corporation duly organized under the laws of the State of Indiana
- ☐ Hartford Insurance Company of the Southeast, a corporation duly organized under the laws of the State of Florida

having their home office in Hartford, Connecticut (hereinafter collectively referred to as the "Companies") do hereby make, constitute and appoint

Scott D. Mathers of Raleigh NC

their true and lawful Attorney-in-Fact, to sign its name as surety(ies) only as delineated above by ☒, and to execute, seal and acknowledge the following bond, undertaking, contract or written instrument:

Bond No. Bid Bond on behalf of Hydrostructures, P.A.

City of Georgetown, SC

as Oblige in the amount of See Bond For

on behalf of the Companies in their business of guaranteeing the fidelity of persons, guaranteeing the performance of contracts and executing guaranteeing bonds and undertakings required or permitted in any actions or proceedings allowed by law.

In Witness Whereof, and as authorized by a Resolution of the Board of Directors of the Companies on May 6, 2015 the Companies have caused these presents to be signed by its Senior Vice President and its corporate seals to be hereto affixed, duly attested by its Assistant Secretary. Further, pursuant to Resolution of the Board of Directors of the Companies, the Companies hereby unambiguously affirm that they are and will be bound by any mechanically applied signatures applied to this Power of Attorney.



John Gray, Assistant Secretary

M. Ross Fisher, Senior Vice President

STATE OF CONNECTICUT

ss. Hartford

COUNTY OF HARTFORD

On this 11th day of January, 2016, before me personally came M. Ross Fisher, to me known, who being by me duly sworn, did depose and say: that he resides in the County of Hartford, State of Connecticut; that he is the Senior Vice President of the Companies, the corporations described in and which executed the above instrument; that he knows the seals of the said corporations; that the seals affixed to the said instrument are such corporate seals; that they were so affixed by authority of the Boards of Directors of said corporations and that he signed his name thereto by like authority.



Kathleen T. Maynard

Kathleen T. Maynard
Notary Public

My Commission Expires July 31, 2021

CERTIFICATE

I, the undersigned, Assistant Vice President of the Companies, DO HEREBY CERTIFY that the above and foregoing is a true and correct copy of the Power of Attorney executed by said Companies, which is still in full force effective as of November 2, 2017

Signed and sealed at the City of Hartford.



Kevin Heckman, Assistant Vice President

Contact us to see how we can help you

Corporate Headquarters - North Carolina

126 Commerce Court • PO Box 1537 • Pittsboro, NC 27312

919.542.5002

Winston-Salem, North Carolina Office

3909 Westpointe Blvd. • Suite E • Winston-Salem, NC 27103

336.497.5798

Maryland Office

4717 Washington Blvd. • Suite A • Arbutus, MD 21227

410.242.3247

Virginia Office

5269 Cleveland Street • Suite 101 • Virginia Beach, VA 23462

757.631.7989

South Carolina Office

1725 12th Street • Cayce, SC 29033

803.563.5237

HYDROSTRUCTURES®

www.hydrostructures.com



CITY OF GEORGETOWN



SUBMITTAL LISTING

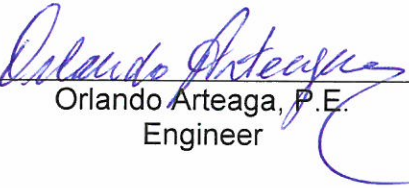
PROJECT:	West End Sewer Rehab Sanitary Sewer System Cleaning and Televising Proj #1812	DATE OF BID OPENING:	Thursday, November 2, 2017 2.30 pm
		PLACE:	2377 Anthuan Maybank Drive

SIGNED: Danella Howard

COMPANY NAME	MAILING ADDRESS	BID AMOUNT	COMMENTS:
COMPLIANCE ENVIROSYSTEMS	1401 SEABOARD DRIVE BATON ROUGE LA 70810	126,510.75	RECEIVED ON TIME - CURRENTLY UNDER REVIEW
LAWRIMORE CONTSTUCTION INC	6240 CYPRESS SWAMP ROAD CONWAY SC 2527	196,459.25	RECEIVED ON TIME - CURRENTLY UNDER REVIEW
PERFORMANCE CONTRACTING INC	7914 UNITY CHURCH RD DENVER NC 28037	122,112.98	RECEIVED ON TIME - CURRENTLY UNDER REVIEW
BIO-NOMIC SERVICES INC	516 ROUNTREE RD CHARLOTTE NC 28217	124,473.89	RECEIVED ON TIME - CURRENTLY UNDER REVIEW
HYDROSTRUCTURES PA	1725 12TH STREET CAYCE SC 29033	114,134.00	RECEIVED ON TIME - CURRENTLY UNDER REVIEW

Attachment: 1 SUBMITTAL LISTING (2410 : Approval of sanitary sewer system cleaning and televising contract in the West End District.)

**CERTIFIED AS A TRUE AND CORRECT
TABULATION OF BIDS RECEIVED**


Orlando Arteaga, P.E.
Engineer

CERTIFIED BIDS RECEIVED

PROJECT: City of Georgetown
West End Sewer Rehab – Sanitary Sewer System Cleaning and
Televising

PROJECT NO.: 1812

PLACE: City of Georgetown
2377 Anthuan Maybank Drive, Georgetown, SC

DATE: November 2, 2017

TIME: 2:30 P.M.

Contractor		Amount of Base Proposal	Order of Base Proposal
Hydrostructures, P.A.	Cayce, SC	\$114,135.00	1
Performing Contracting, Inc.	Denver, NC	\$122,129.10	2
Bio-Nomic Services, Inc.	Charlotte, NC	\$124,473.89	3
Compliance EnviroSystems, LLC	Baton Rouge, LA	\$126,510.75	4
Lawrimore Construction, Inc.	Conway, SC	\$196,459.25	5



November 6, 2017

Mr. Orlando Arteaga, P.E.
Civil Engineer
City of Georgetown
2377 Anthuan Maybank Drive
Georgetown, SC 29440

RE: West End Sewer Rehab
Sanitary Sewer System Cleaning and Televising
Letter of Recommendation
AECOM Project No.: 60555165

Dear Mr. Arteaga:

At your request, AECOM has reviewed of the bid packages received by the City of Georgetown for the referenced project.

Bids for the project were received at 2:30 P.M. on November 2, 2017 at the City of Georgetown. Each of the sealed bids were publicly opened and read aloud by the City. A total of five (5) bids were received ranging from a low of \$114,135.00 to a high bid of \$196,459.25.

Based on our review, the bid forms were found to be in order and the submitted bid prices from each bidder reasonably reflect the current market value for services in the referenced project. It is therefore our recommendation the contract be awarded to the lowest bidder provided the bidder meets the City's procurement policy requirements.

Enclosed is a prepared Certified Bid Tabulation for the City to sign. If you should have any questions, please do not hesitate to call.

Very truly yours,

AECOM


Carl Ragos, P.E.
Project Engineer

Enclosures

cc: Will Cook, City of Georgetown
Bryan Fowler, AECOM

Attachment: Engineer Recommendation Letter (2410 : Approval of sanitary sewer system cleaning and televising contract in the West End

Historic District Manhole Rehabilitation				Hydrostructures, P.A.		Performance Contracting, Inc.		Bio-Nomic Services, Inc.		Compliance EnviroSystems		Lawrimore Construction	
Item No.	Qty	Unit	Description	Unit Price	Total	Unit Price	Total	Unit Price	Total	Unit Price	Total	Unit Price	Total
1	LS	1	Mobilization (Maximum of 3% of Total Construction Cost)	\$ 5,000.00	\$ 5,000.00	\$ 3,479.22	\$ 3,479.22	\$ 2,000.00	\$ 2,000.00	\$ 3,500.00	\$ 3,500.00	\$ 3,500.00	\$ 3,500.00
2	LF	470	Televising (15" Diam. Sewer Main)	\$ 1.50	\$ 705.00	\$ 1.59	\$ 747.30	\$ 1.00	\$ 470.00	\$ 1.45	\$ 681.50	\$ 1.65	\$ 775.50
3	LF	1,700	Televising (12" Diam. Sewer Main)	\$ 1.25	\$ 2,125.00	\$ 1.35	\$ 2,295.00	\$ 1.00	\$ 1,700.00	\$ 1.45	\$ 2,465.00	\$ 1.55	\$ 2,635.00
4	LF	2,070	Televising (10" Diam. Sewer Main)	\$ 1.15	\$ 2,380.50	\$ 1.32	\$ 2,732.40	\$ 1.00	\$ 2,070.00	\$ 1.25	\$ 2,587.50	\$ 1.50	\$ 3,105.00
5	LF	35,187	Televising (8" Diam. Sewer Main)	\$ 1.00	\$ 35,187.00	\$ 1.19	\$ 41,872.53	\$ 1.00	\$ 35,187.00	\$ 1.25	\$ 43,983.75	\$ 1.50	\$ 52,780.50
6	LF	370	Cleaning (15" Diam. Sewer Main)	\$ 1.50	\$ 555.00	\$ 2.58	\$ 954.60	\$ 4.90	\$ 1,813.00	\$ 2.25	\$ 832.50	\$ 3.00	\$ 1,110.00
7	LF	1,300	Cleaning (12" Diam. Sewer Main)	\$ 1.25	\$ 1,625.00	\$ 2.50	\$ 3,250.00	\$ 3.95	\$ 5,135.00	\$ 1.85	\$ 2,405.00	\$ 2.25	\$ 2,925.00
8	LF	1,670	Cleaning (10" Diam. Sewer Main)	\$ 1.15	\$ 1,920.50	\$ 2.15	\$ 3,590.50	\$ 1.25	\$ 2,087.50	\$ 1.50	\$ 2,505.00	\$ 2.25	\$ 3,757.50
9	LF	28,087	Cleaning (8" Diam. Sewer Main)	\$ 1.00	\$ 28,087.00	\$ 1.22	\$ 34,266.14	\$ 0.97	\$ 27,244.39	\$ 1.50	\$ 42,130.50	\$ 2.25	\$ 63,195.75
10	LF	100	Heavy Cleaning (root cutting, grease removal, etc.) (15" Diam. Sewer Main)	\$ 3.00	\$ 300.00	\$ 9.16	\$ 916.00	\$ 5.10	\$ 510.00	\$ 1.45	\$ 145.00	\$ 4.50	\$ 450.00
11	LF	400	Heavy Cleaning (root cutting, grease removal, etc.) (12" Diam. Sewer Main)	\$ 2.50	\$ 1,000.00	\$ 4.48	\$ 1,792.00	\$ 4.05	\$ 1,620.00	\$ 1.25	\$ 500.00	\$ 4.00	\$ 1,600.00
12	LF	400	Heavy Cleaning (root cutting, grease removal, etc.) (10" Diam. Sewer Main)	\$ 2.00	\$ 800.00	\$ 3.87	\$ 1,548.00	\$ 1.35	\$ 540.00	\$ 1.25	\$ 500.00	\$ 3.50	\$ 1,400.00
13	LF	7,100	Heavy Cleaning (root cutting, grease removal, etc.) (8"Diam. Sewer Main)	\$ 2.00	\$ 14,200.00	\$ 2.01	\$ 14,271.00	\$ 1.07	\$ 7,597.00	\$ 1.00	\$ 7,100.00	\$ 3.50	\$ 24,850.00
14	EA	15	Reverse Set-ups	\$ 200.00	\$ 3,000.00	\$ 169.75	\$ 2,546.25	\$ 250.00	\$ 3,750.00	\$ 150.00	\$ 2,250.00	\$ 650.00	\$ 9,750.00
15	EA	20	Remove Protruding Service	\$ 350.00	\$ 7,000.00	\$ 207.75	\$ 4,155.00	\$ 300.00	\$ 6,000.00	\$ 200.00	\$ 4,000.00	\$ 650.00	\$ 13,000.00
16	EA	15	Locate and Uncover Manhole	\$ 350.00	\$ 5,250.00	\$ 160.89	\$ 2,413.35	\$ 450.00	\$ 6,750.00	\$ 395.00	\$ 5,925.00	\$ 475.00	\$ 7,125.00
17	LS	1	Traffic Control	\$ 5,000.00	\$ 5,000.00	\$ 1,299.81	\$ 1,299.81	\$ 20,000.00	\$ 20,000.00	\$ 5,000.00	\$ 5,000.00	\$ 4,500.00	\$ 4,500.00
			GRAND TOTAL		\$ 114,135.00		\$ 122,129.10		\$ 124,473.89		\$ 126,510.75		\$ 196,459.25

10.31.2017



WEST END SEWER REHAB

SANITARY SEWER SYSTEM CLEANING AND TELEVISIONING PROJECT #1812

ADDENDUM I

Answers to Questions

1. The bid document states 60 calendar days for completion of work. Does this apply only to the field work, or to the field work and final report documents?
Also - if the 60 calendar days refers only to the actual field work only, then how many days beyond 60 calendar days until the final report is due?

60 Calendar days to perform field work AND deliver Final Report should be sufficient.

2. Will the service laterals need to be inspected? If so, please furnish an approximate quantity.

No laterals will be inspected.



120 North Fraser Street • Georgetown, SC 29440 • (843) 545-4000

ACTION ITEM

DOC ID: 2419

Council Meeting Date:	16 November 2017
Department:	Engineering
Issue Under Consideration:	Motion to approve bid and make payment to Waccamaw Landscaping and Construction, Inc. for a not to exceed amount of \$62,905 for the landscape improvements at Highway 17 median.
Amount Requested:	\$62,905
Is Item in Current Budget?	Yes, \$60,000 was budgeted.
If no, please explain:	
Financial Impact:	None
Points to Consider:	The watering of the new plant material will be performed by the City. Warranty of plant material is for a period of 75 days. This constitutes an \$8,000 in savings from the original bid quote of \$70,905.
Options:	Only two bids were received at bid opening. The second bid was deemed unresponsive due to incomplete information on bid form and lack of acknowledgement of Addendum no. 1.
Staff Recommendation:	Approve revised bid proposal from Waccamaw Landscaping.

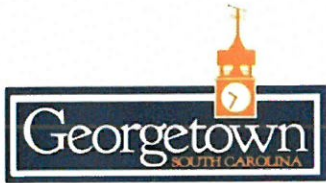
Reviews:

Orlando Arteaga Completed 11/13/2017 2:27 PM
 Finance Completed 11/13/2017 2:41 PM
 City Attorney Completed 11/13/2017 2:57 PM
 Paul Gardner Skipped 11/13/2017 3:08 PM
 Verbally approved by Administrator.
 Ann U. Mercer Completed 11/13/2017 3:09 PM
 Georgetown City Council Pending 11/16/2017 5:30 PM

Attachments:

1. 1 Submittal Listing (PDF)
2. 2 Waccamaw Landscaping (PDF)
3. 3 Hwy 17-South Fraser St Streetscape Enhancements Bid Package 9-18-17 (PDF)
4. 4 Georgetown Fraser Streetscape Bid 11-13-17 (PDF)

Updated: 11/13/2017 2:41 PM by Debra Bivens (Page 1)



CITY OF GEORGETOWN



SUBMITTAL LISTING

PROJECT: Median Landscaping - Highway 17 South Proj #1208	DATE OF BID OPENING: Thursday, November 2, 2017 2.00 pm
	PLACE: 2377 Anthuan Maybank Drive

SIGNED: *Danessa Howard*

COMPANY NAME	MAILING ADDRESS	BID AMOUNT	COMMENTS:
SEED SLINGERS LLC	PO BOX 665 AYNOR SC 29511	54,595.00	RECEIVED ON TIME - NOT RESPONSIVE
WACCAMAW LANDSCAPING	PO BOX 213 PAWLEYS ISLAND SC 29585	70,905.00	RECEIVED ON TIME - CURRENTLY UNDER REVIEW

Attachment: 1 Submittal Listing (2419 : Approval of Highway 17 Median Landscape bid)



REQUEST FOR BID (RFB)

REQUESTOR: City of Georgetown
 1134 North Fraser Street
 Georgetown, SC 29440
 Contact: Daniella Howard, Purchasing Agent
 Email: dhoward@cogsc.com
 Phone: 843.545.4043

PROJECT: Median Landscaping-Highway 17 South
 Project #1208

DATE OF ISSUE: Wednesday, October 18, 2017

DUE: On or before 2.00 pm EST (local time) Thursday, November 2, 2017

Return to physical or mailing address:

Physical Address:

City of Georgetown
 Attn: Purchasing - Bid Proposal
 Median Landscape-Highway 17S
 2377 Anthuan Maybank Drive
 Georgetown, SC 29440

Mailing Address:

City of Georgetown
 Attn: Purchasing – Bid Proposal
 Median Landscape-Highway 17 S
 PO Drawer 939
 Georgetown, SC 29442

Attachment: Waccamaw Landscaping (2419 : Approval of Highway 17 Median Landscape bid)

Background

The City of Georgetown is located on the coast of South Carolina between Myrtle Beach and Charleston and has a population of approximately 10,000. Georgetown operates under the Mayor-Council form of government as set forth in the State of South Carolina Code Chapter II, Article I, Section 2-1. Additional information is available on our website at www.cogsc.com.

Purpose

The City of Georgetown is seeking bids from qualified and licensed landscape contractors to perform landscape work as detailed on the landscape drawings prepared by Waccamaw Landscaping.

Submit Bid Form and Request for Bid (RFB) documents. Please return RFB document with Bidder's initials at the bottom of each page.

All bids must be submitted on the required Bid Forms. The entire form must be completed in ink or typewritten and executed by a legal duly authorized officer of the contractor submitting the RFB. In addition, all contractors must return and initial each page of the RFB with the Bid Forms. By initialing each page, contractors will be indicating that they have read and understood the requirements of the RFB, and their price is based on such requirements.

The City reserves the right to reject any or all bids as deemed to be in its best interest, and to accept all or part of the scope of work herein as its project timeline and/or budget allows. The bid's price shall be valid for a period of 60 calendar days from the date of bid opening.

The City of Georgetown reserves the right to issue addenda to this RFB up to two (2) days before the RFB due date as needed to clarify the City of Georgetown's desires, or to make corrections or changes to the RFB document or submittal process. The bidders will acknowledge receipt of all issued addenda in their submittals, if applicable.

Attachments: Landscaping Plans (Sheets 1/3, 2/3 and 3/3 dated 9/18/2017)

Project Description

Project consists of landscaping work including but not limited to addition of planting material along the Highway 17 Median on the south end of the City's limit.

Submission of bid implies that the contractor has visited the site and is familiar with the existing conditions of the site.

Attachment: Waccamaw Landscaping (2419 : Approval of Highway 17 Median Landscape bid)

General Scope of Services/Special Work Requirements

The City is responsible to secure the SCDOT road encroachment permit and will be provided to the successful bidder at the time a Notice to Proceed is issued.

The contractor shall be responsible to setup proper traffic control devices in compliance with SCDOT standards for the protection of workers and vehicular traffic. Contractor shall comply with all applicable OSHA standards.

The contractor shall be responsible for calling PUPPS for the purposes of marking out any underground utilities in advance of any excavation or planting work.

The contractor shall work during regular daytime hours (7 AM to 5 PM).

Contractor shall be responsible for providing all materials, labor, tools, and equipment necessary for the completion of the project. Contractor shall responsible for the cost of hauling and disposing any excess spoils from the job site.

Contractor shall be responsible for plant maintenance for a minimum of 30 days after date of final acceptance.

Contractor shall be responsible to warranty all planting material for a period of one year and watering for this period of time. Warranty period starts on date of final acceptance.

Questions

For questions regarding the City's Request for Bids process or services sought, please submit your questions in writing and email them to dhoward@cogsc.com by the deadline of 4.00 pm Wednesday, October 25, 2017.

Process

The City will conduct the selection of a qualified landscape contractor for the median landscaping project in the City of Georgetown, South Carolina.

The award for this project will be handled in the following manner:

1. The RFB and Bid Form documents will be available on our website, www.cogsc.com and clicking on "Bids".
2. The bids will be received and evaluated as described in this RFB.
3. Lowest qualified bid will be presented to the Georgetown City Council for approval.
4. After Council approval, the City of Georgetown will issue Notice of Award.

Project Schedule

The following is the schedule of events listed in the order of occurrence, showing the major milestones from issuance of the RFP to the contract award:

MILESTONE EVENT	DATE
1. RFB ISSUED	WEDNESDAY, OCTOBER 18, 2017
2. DEADLINE FOR QUESTIONS	4.00 PM, WEDNESDAY, OCTOBER 25, 2017
3. DEADLINE FOR ADDENDA(S) TO BE POSTED TO CITY'S WEBSITE WWW.COGSC.COM UNDER "BIDS".	4.00 PM, FRIDAY, OCTOBER 27, 2017
4. BID DUE DATE	2.00 PM, THURSDAY, NOVEMBER 2, 2017
5. APPROVAL OF CONTRACT BY CITY COUNCIL (TENTATIVE)	THURSDAY, NOVEMBER 16, 2017
6. CONTRACT AWARD (TENTATIVE)	NOVEMBER 2017
7. PROJECT START DATE (TENTATIVE)	DECEMBER 1, 2017
8. PROJECT COMPLETION DATE	45 CALENDAR DAYS AFTER START DATE

The City of Georgetown reserves the right to change the project schedule as it deems necessary. In the event of a major date change, the City of Georgetown will notify known participants.

The City also reserves the right to cancel or reissue the RFP and/or revise the project schedule at any time.

The proposer will acknowledge receipt of all issued addenda in their submittals, if applicable. The City reserves the right to reject any or all bids as deemed to be in its best interest, and to accept all or part of the scope of work herein as its project timeline and/or budget allows. All information will be updated and posted on the City's website www.cogsc.com under "Bids". It is the proposer's responsibility to obtain the information directly from the City's website regarding this project.

Bid Submittal Instructions

To be considered, interested parties must submit the following in a sealed envelope:

1. One (1) initialed copy of this RFB
2. One (1) Bid Form
3. One (1) Mandatory Vendor Submittal Form

On or before the deadline, 2:00 pm, Thursday, November 2, 2017 EST (local time) to:

Physical Address:

City of Georgetown
Attn: Purchasing - Bid Proposal
Median Landscaping Proj. #1208
2377 Anthuan Maybank Drive
Georgetown, SC 29440

Mailing Address:

City of Georgetown
Attn: Purchasing – Bid Proposal
Median Landscaping Proj. #1208
PO Drawer 939
Georgetown, SC 29442

1. Sealed bids should be clearly marked on the outside of the package, "Median Landscaping Project #1208". It is the sole responsibility of the bidders to have bids delivered to the City of Georgetown before the closing hour and date. Bids that are faxed, e-mailed, or received late will not be accepted or considered for any reason. The official clock shall be that of the City's Purchasing Agent.
2. All bids must be valid for a period of sixty (60) days following the bid opening date.
3. Bids must address all RFB requirements. Partial or incomplete bids may be rejected.
4. All costs incurred in preparing the bids, or costs incurred in any other manner by the bidder in responding to this RFB will be wholly the responsibility of the bidder. All materials and documents submitted by the bidder in response to this bid become the property of the City of Georgetown and will not be returned.
5. Any proprietary information contained in the proposal should be so indicated as follows:
Vendor Disclosure—Notice of SC Freedom of Information Act
"The parties acknowledge that all material submitted may be subject to release under the South Carolina Freedom of Information Act (FOIA) and will be released to the public unless exempt from disclosure under the FOIA. We discourage you from including any information you consider propriety or trade secret, as this material is subject to the FOIA once it's in the City's possession. If you must include any such information in your submission, please identify it by color, labeling, and/or bold font so that it can be readily recognized. In the event the City receives a request for this material, the City will notify those parties who have identified information they believe is proprietary or trade secret of the request. The City has a fifteen (15) day deadline to produce the material. This is your window to file an action challenging the release. Please be on notice that if the City is not served with such an action, the information will be released."
6. Bids must be made in the official name of the company or individual under which business is conducted (showing official business address) and must be signed in ink by a person duly authorized to legally bind the person, partnership, company or corporation submitting the bid. Bids having any erasures or corrections must be initialed in ink by the bidder.
7. List of Professional References for Similar Work Performed – Must list at least two recent references of similar work with telephone number and name of person to contact.

8. Disqualification and Rejection of Bids – The City of Georgetown reserves the right to reject any bid of a contractor who has failed to perform satisfactorily, or complete on time, or in a manner consistent with the bid documents, contract of similar nature, or to reject the bids of a contractor who is not in a position to perform such a contract satisfactorily. The City expressly reserves the right to award the contract to the contractor that best meets the requirements as set forth herein.
9. Assignment of Contract – Assignment by the selected contractor of any contract to be entered into in accordance with this RFB will not be recognized by the City of Georgetown unless such assignment has prior written approval of the City.

Attachment: Waccamaw Landscaping (2419 : Approval of Highway 17 Median Landscape bid)

Bid Submittal Evaluation

Contracts shall be awarded to the lowest responsive and responsible contractor. In determining lowest responsive and responsible contractor, in addition to price, the Purchasing Agent, Department Head, and/or the City Administrator or designee shall consider:

- (a) The ability, capacity, and skill of the contractor to perform the contract to provide the service required;
- (b) Whether the contractor can perform or provide the service promptly, or within the time specified, without delay or interference;
- (c) The character, integrity, reputation, judgment, experience, and efficiency of the contractor;
- (d) The quality of performance of previous contracts or services provided by the contractor;
- (e) The previous and existing compliance by the contractor with laws and ordinances relating to the contract or services;
- (f) The sufficiency of the financial resources and ability of the contractor to perform the contract or provide the service; and
- (g) Whether the contractor has met the criteria of the RFB requirements, terms and conditions.

General Contractual Requirements

1. Compliance With Law – The selected contractor and its agents and employees shall be bound and comply with all federal, state and local laws, ordinance rules and regulations, as well as all other governing bodies having legal jurisdiction with respect to the area where such work is performed and relating to the technical environment and requirements of the project. The contractor shall hold the City harmless and indemnify same in the event of non-compliance.
2. Force Majeure - The bidder shall not be liable for any excess costs if the failure to perform the contract arises out of causes beyond the control and without the fault or negligence of the bidder. Such causes may include, but are not limited to acts of God or of the public enemy, acts of Governments in either its sovereign or contractual capacity, fires, floods, epidemics, quarantine restriction, strikes, freight embargoes, and unusually severe weather; but in every case the failure to perform must be beyond the control and without the fault or negligence of the bidder.
3. Governing Law - Except to the extent that this agreement may be governed by any federal law, including federal bankruptcy law, this Agreement shall be governed by, constructed and interpreted under, and enforced exclusively in accordance with the laws of the State of South Carolina, and the courts in the State of South Carolina shall have jurisdiction with respect to any dispute arising hereunder.
4. Qualifications - Bidder must, upon request of the City, furnish satisfactory evidence of its ability to furnish services in accordance with the terms and conditions of this bid request. The City of Georgetown Finance Department reserves the right to make the final determination as to the contractor's ability to provide the services herein.
5. Contractor's Responsibility - Contractor shall fully acquaint him/herself with conditions relating to the scope and restrictions attending the execution of the work under the conditions of this RFB. It is expected that this will sometimes require on-site observation. The failure or omission of the contractor to acquaint him/herself with existing conditions shall in no way relieve him/her of any obligation with respect to this RFB or to a contract.
6. Affirmative Action - The proposer will take affirmative action in complying with all federal and state requirements concerning fair employment and employment of the handicapped, and concerning the treatment of all employees without regard or discrimination by reason of race, color, religion, sex, national origin or physical handicap.

7. WMBE Statement - It is the policy of the City of Georgetown to provide minorities, and women equal opportunity for participating in all aspects of the City's contracting and procurement programs, including but not limited to employment, construction projects, and lease agreements consistent with the laws of the State of South Carolina. It is further the policy of the City of Georgetown to prohibit discrimination against any person or business in pursuit of these opportunities on the basis of race, color, national origin, religion, sex, age, handicap, or veteran status. It is further the policy of the City of Georgetown to conduct its contracting and procurement programs so as to prevent such discrimination and to resolve any and all claims of such discrimination.
8. Termination - Subject to the following provisions, any contract resulting from this request for bids may be terminated by the City provided a thirty (30) day advance notice in writing by the City Administrator, or his designee, is given to the bidder:
 - 7.1 Non-Appropriations - Funds for this contract are payable from local appropriations. If the sufficient appropriations are not made to pay the charges under the contract it shall terminate without any obligation to the City, if applicable.
 - 7.2. Convenience - In the event that this contract is terminated or canceled upon request and for the convenience of the City without the required thirty (30) day advance written notice, then the City shall negotiate reasonable termination costs, if applicable.
 - 7.3 Cause - Termination by the City for the cause, default or negligence on part of the contractor, shall be excluded from the foregoing provisions; termination costs, if any shall not apply. The thirty (30) day advance notice requirement is waived and the default provision herein shall apply.
9. Prime Contractor Responsibilities - The contractor will be required to assume sole responsibility for the complete effort as required by this RFB. The City will consider the contractor to be the sole point of contact with regard to all project matters.
10. Subcontracting - If any part of the work covered by this RFB is to be subcontracted, the contractor shall identify the subcontracting organization and the contractual arrangements made therewith at the time of the offer. All subcontractors must be approved by the City. The successful contractor will also furnish the corporate or company name and the names of the officers of any subcontractors engaged by the bidder, if any.
11. Contract Amendments - Amendments to any agreement between the City and the contractor must be reviewed and approved in writing by the City of Georgetown City Administrator or his designee.
12. Assignment - No contract or its provisions may be assigned, sublet, or transferred without the written consent of the City of Georgetown Finance Department.
13. Independent Contractor Status - The parties hereby agree that the contractor is an independent contractor of the City and that nothing in an agreement with the City shall be deemed to place the parties in a relationship of employer/employee, partners, or joint ventures. Neither party shall have the right to obligate or bind the other in any manner. Each party agrees and acknowledges that it will not hold itself out as an authorized agent with the power to bind the other party in any manner. Each party shall only be responsible for any withholding taxes, payroll taxes, disability insurance payments, unemployment taxes, or other similar taxes or charges with respect to its activities in relation to performance of its obligations of an agreement.
14. Representations of Contractor - Contractor represents, warrants, and covenants that:
 - (a) In providing the services contractor shall utilize the care and skill used by members of its profession practicing under similar circumstances at the same time and in the same locality.
 - (b) All employees provided by the contractor to the City shall have the qualifications, skills and experience necessary to perform his/her job in accordance with the requirements of the project. City may request removal of any employee for good cause.

- (c) Contractor is a business, validly existing and in good standing under the Laws of the State of South Carolina.
15. Indemnity Provisions - Contractor agrees to and shall indemnify and hold the City harmless from and against all liability, loss, damages or injury, and all costs and expenses (Including attorney fees and costs of any suit related thereto) suffered or incurred by the City, arising from or related to the terms of this project, or proposer's performance hereunder.
 16. Insurance - The selected contractor will be required to provide and maintain proof of insurance throughout the project term in the amount of \$1,000,000 as follows:
 - Comprehensive General Liability (per occurrence)
 - Comprehensive Auto Liability (per occurrence)
 - Workers' Compensation Liability (as required by State of South Carolina statutes)

The City of Georgetown is to be named as additional insured on the above insurance coverage as respect to the City's interest under the contract. Certificates showing proof of insurance shall be submitted to the City prior to commencement of services under an Agreement. Further, it shall be an affirmative obligation upon the proposer to advise the City's Risk Manager at Fax No. 843.527.6173; email lbell@cogsc.com, PO Box 939, Georgetown, SC 29442, within two days of the cancellation herein, and failure to do so shall be construed to be a breach of an agreement.
 17. City Business License - The selected contractor shall be required to obtain all applicable City of Georgetown permits and business licenses **prior to work commencing**. The business license department may be reached at 843.545.4041. The building and planning department may be reached at 843.545.4017. These expenses shall be included in the total proposal cost.
 18. Bid and Performance Bonds – Not Applicable
 19. Local Vendor Preference Option is applicable in accordance with Section 2-185 of the city's Procurement Code as approved by City Council on 1.19.2017.

The Purchasing Agent shall make the award of bid after obtaining the approval from City Council. The award letter shall be issued by the Purchasing Agent or designee to the lowest responsible and responsive bidder meeting the requirements set forth in the Request for Bid.

(a) The division/department head is responsible for obtaining the required insurance certificates and Business License verification for submittal to the Purchasing Agent and Risk Manager for approval.

(b) A bid may be canceled and/or all bids rejected upon written recommendation of the division/department manager, and approval of the Purchasing Agent.

Attachment: Waccamaw Landscaping (2419 : Approval of Highway 17 Median Landscape bid)

10.26.2017



Median Landscaping

Highway 17 South - Project #1208

ADDENDUM I

Answers to Questions

1. What are liquidated damages for work not being completed by end of January 2018? Assessed daily or weekly and value?

It is understood and mutually agreed by and between the Contractor and the Owner that the date of beginning and the date of completion is specified in the contract documents. Liquidated damages are for the sum of **\$100.00** for each consecutive calendar day of delays caused by or attributed to the Contractor.

2. Will the City uphold the note on the specifications page that a 5% retainage will be held until the end of the one year warranty?

Yes.

3. How will the City monitor the required waterings (25 events listed in bid form)?

Contractor must notify the City at least 24-hours in advance.

4. Will there be a need to back fill the median with compaction soil and top soil?

No soil will be needed for this project. Contractor is to layout beds per drawings, spray planting areas with post-emergent herbicide at a minimum of 3 days prior to bed preparation, cut out/remove dead vegetation prior to plant layout, layout plants, and then get approval from Landscape Architect or City Representative prior to installation. Plantings must be field adjusted to work with existing drainage (ex. Ditch & catch basins) without impeding drainage flow or redirecting drainage flow.

5. If so, will there be a need for drainage pipes?

No drainage pipe or structures are needed for this project.

Attachment: Waccamaw Landscaping (2419 : Approval of Highway 17 Median Landscape bid)



MANDATORY VENDOR SUBMITTAL FORM

☒ I certify that [Company Name] WACCAMAW LANDSCAPING & CONSTRUCTION, INC is a **Resident Bidder** of Georgetown City/County as defined in the City of Georgetown Ordinance Chapter 2 Administration, Article IV Procurement, Section 2-185, and our principal place of business is PAULEYS ISLAND, SC [City and State].

☐ I certify that [Company Name] _____ is a **Non-Resident Bidder** of Georgetown City/County as defined in the City of Georgetown Ordinance Chapter 2 Administration, Article IV Procurement, Section 2-185, and our principal place of business is _____ [City and State].

(X) 

Signature of Company Officer

Attachment: Waccamaw Landscaping (2419 : Approval of Highway 17 Median Landscape bid)

BID FORM

MEDIAN LANDSCAPING HIGHWAY 17 SOUTH, PROJECT #1208.
For the City of Georgetown, SC

Date: 11.2.17

PROPOSAL OF WACCAMAW LANDSCAPING & CONSTRUCTION, INC.

(hereinafter called "Bidder"), a SOUTH CAROLINA (State)

corporation/~~partnership~~/~~individual~~ (Strike out inapplicable terms) doing business as

WACCAMAW LANDSCAPING & CONSTRUCTION, INC.

TO: City of Georgetown, SC

The Bidder, in compliance with your request for bids for the MEDIAN LANDSCAPING HIGHWAY 17 SOUTH, PROJECT #1208 having examined the drawings and specifications with related documents and the site of the proposed work, and being familiar with all of the conditions surrounding the construction of the proposed project, including the availability of materials and labor, hereby proposes to furnish all labor, materials, and supplies, and to construct the project in accordance with the Contract Documents, within the time set forth therein, for the Lump Sum of:

SEVENTY THOUSAND NINE HUNDRED FIVE + ⁰⁰/₁₀₀ Dollars \$ (70,905.⁰⁰)

The lump sum price indicated above shall include all labor, materials, overhead, profit, insurance, taxes, fees, etc., to cover all expenses incurred in performing the work required under the Contract Documents, of which this proposal is a part.

Bidder hereby agrees to commence work under this contract on or before a date to be specified in written "Notice to Proceed" of the Owner and to fully complete the project within **Forty-Five (45)** consecutive calendar days after specified date on Notice to Proceed.

The specifications and addenda are complementary of each other. What is called for by one shall be as binding as if called for by all. If a conflict between any of the above is discovered by the contractor, the problem shall be referred to the Owner as soon as possible for resolution by the Owner. Should a conflict occur which is not resolved before bid time and/or is necessary to comply with mandatory requirements (i.e., codes, ordinances, etc.), it shall be the contractor's responsibility to price and bid the more expensive method.

Bidder acknowledges receipt of the following addendum:

No.: 1 Dated: 10-26-17

No.: Dated:

No.: Dated:

Bidder understands that the Owner reserves the right to reject any or all bids and to waive any informality in the bidding.

The Bidder agrees that this Bid shall be good and may not be withdrawn for a period of sixty (60) Calendar days after the scheduled closed time for receiving bids.

The undersigned declares that his firm is (delete those not applicable): A corporation organized and existing under the laws of the State of SOUTH CAROLINA

A partnership consisting of:

The undersigned declares that the person or persons signing this proposal is fully authorized to sign the proposal on behalf of the firm listed and to fully bind the firm listed to all the conditions and provisions thereof.

It is agreed that no person or persons or company other than the firm listed below or as otherwise indicated hereinafter has any interest whatsoever in this proposal or the contract that may be entered into as a result thereof, and that in all respects the proposal is legal and fair, submitted in good faith, without collusion or fraud.

Respectfully Submitted:

Contractor

(SEAL – if bid is by a Corporation)

By: 

(Type/Print Name) CHRIS BRALEY

(Title) PROJECT MANAGER

(Street Address) 1066 PETIGRU DRIVE

(City, State, Zip Code) PAULEYS ISLAND, SC 29585

S.C. General Contractor's License No. 6115750

FID No.: 57-0824358 and/or SSN



Attachment: Waccamaw Landscaping (2419 : Approval of Highway 17 Median Landscape bid)

MEDIAN LANDSCAPING PROJECT BID FORM

PLANT SPECIFICATIONS						
KEY	BOTANICAL NAME	COMMON NAME	ROOT	QTY.	UNIT	EXT.
LIN	<i>Lagerstroemia indica</i> 'Natchez'	NATCHEZ GRAPE MYRTLE	30 Gal.	15	295.00	4425.00
LIM	<i>Lagerstroemia indica</i> 'Miami'	MIAMI GRAPE MYRTLE	30 Gal.	12	295.00	3540.00
CH	<i>Chamaerops humilis</i>	EUROPEAN FAN PALM	15 Gal.	30	254.00	7620.00
RMB	<i>Rhaphiolepis</i> 'Majestic Beauty'	MAJESTIC BEAUTY HAWTHORN	3 Gal.	108	37.50	4050.00
PT	<i>Pittosporum tobira</i>	PITTOSPORUM	3 Gal.	68	37.00	2516.00
SM	<i>Sabal minor</i>	DWARF PALMETTO	3 Gal.	324	57.00	18468.00
LCD	<i>Loropetalum chinense</i> 'Purple Diamond'	LOROPETALUM PURPLE DIAMOND	3 Gal.	112	32.00	3584.00
LCM	<i>Loropetalum chinense</i> 'Purple Daydream'	LOROPETALUM PURPLE DAYDREAM	3 Gal.	20	31.00	620.00
DR-P	<i>Rosa</i> 'Meidrifora'	DRIFT ROSE - PINK	3 Gal.	198	39.50	7821.00
DR-R	<i>Rosa</i> 'Meidrifora'	DRIFT ROSE - RED	3 Gal.	198	39.50	7821.00
		PINE STRAW MULCH (1 PER 40 SQFT)	BALE	305	8.00	2440.00
		WATERING OF PLANT MATERIAL	PER EVENT	25	320.00	8000.00
					TOTAL BID	\$ 70,905.00

The above prices include all labor, materials, equipment, overhead, profit, insurance, taxes, fees, etc. to complete the project.



WACCAMAW
LANDSCAPING
 AND CONSTRUCTION

REFERENCES

Hwy 17 Bypass Overpass Project

Design - Bid - Build

Mr. Richard Kirby
 City of Myrtle Beach
 RKirby@cityofmyrtlebeach.com
 Myrtle Beach, SC 29577
 (843) 918-2390

Litchfield Beautification Foundation Litchfield Medians – Pawleys Island, SC

Design - Bid - Build - Maintenance

Mrs. Vonne Pannucci
 Pawleys Island, SC 29585
 (843) 235-0455

Pawleys Island Beautification Foundation Pawleys Island Medians – Pawleys Island, SC

Design - Bid - Build - Maintenance

Mr. Leo Harootyan
 Pawleys Island, SC 29585
 (843) 235-8907

Attachment: Waccamaw Landscaping (2419 : Approval of Highway 17 Median Landscape bid)

South Carolina Unified DBE Directory

WAB Environmental & Occupational Health Services, LLC **Area of Work:** Environmental and Occupational Health Consulting

Walter Woods
106 Bennington Circle
Columbia, SC 29229

Phone: (803)979-6253 Fax:

Email: walter.woods@wabenv.com

Web: www.wabenv.com

NAICS CODES:

562910

541620

541618

DATE CERT: 4/8/2014 **DBE**

☒ **SUB** ☐ **MANUFACTURER**

☒ **CONSULTANT** ☐ **DEALER**

Waccamaw Landscaping & Construction, Inc.

Area of Work:

Landscaping, Landscape Construction, Irrigation, Landscape Maintenance, Landscape Architecture, Seeding, Drainage, Erosion Control and Site Features

Jean Rothrock

Post Office Box 213

Pawleys Island, SC 29585

Phone: (843)237-2224 Fax: 1(843) 237-1116

Email: jean@waccamawlandscaping.com

Web: www.waccamawlandscaping.com

NAICS CODES:

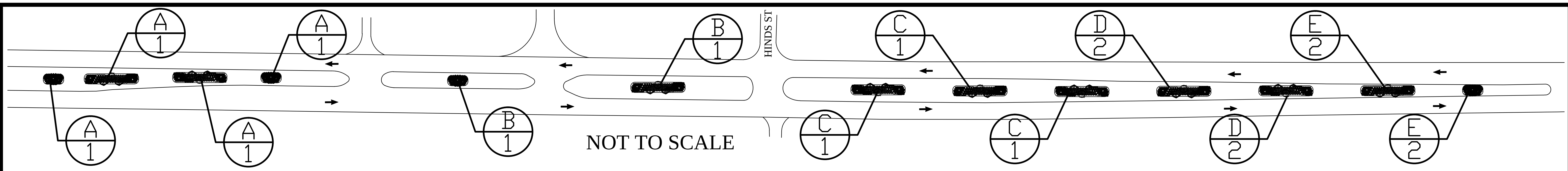
561730

541320

DATE CERT: 9/29/1993 **DWBE**

☒ **SUB** ☐ **MANUFACTURER**

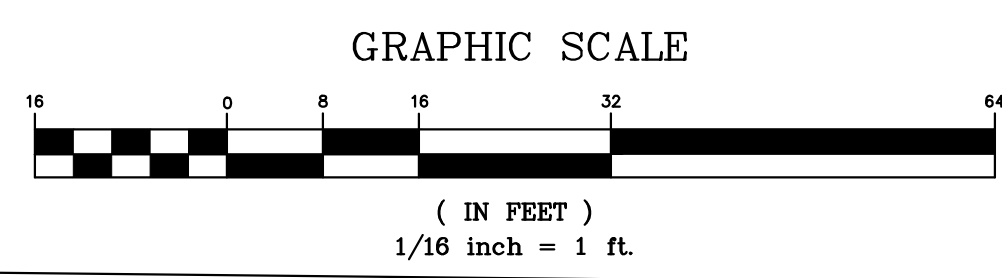
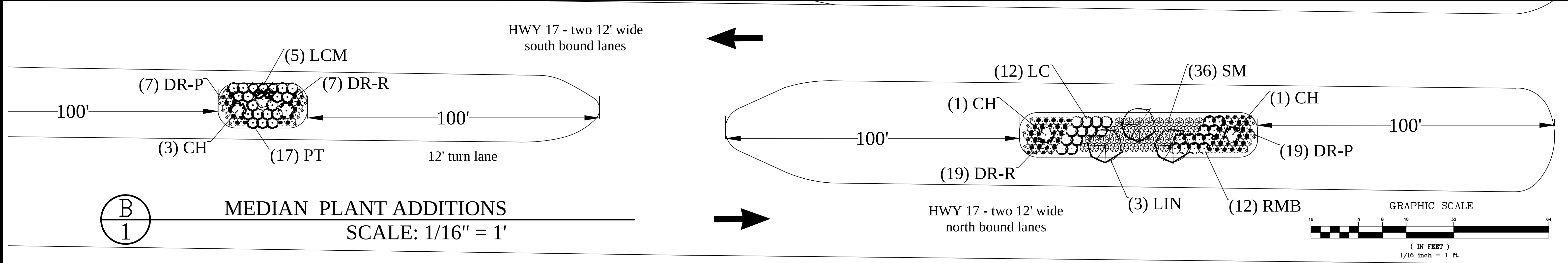
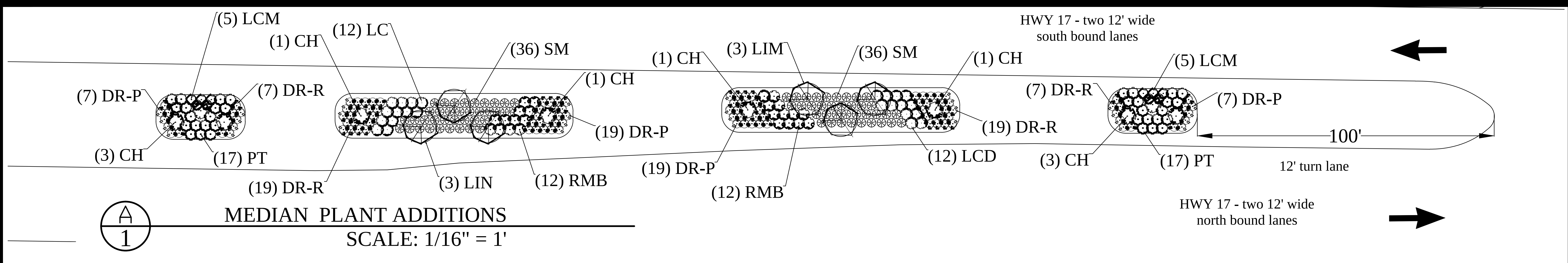
☒ **CONSULTANT** ☐ **DEALER**



LOCATION MAP: US HWY 17/FRASER STREET

DESIGN
SPEED
65 mph

TRAFFIC VOLUME = 16,500 ADT



WACCAMAW LANDSCAPING AND CONSTRUCTION
PAWLEYS ISLAND, S.C.

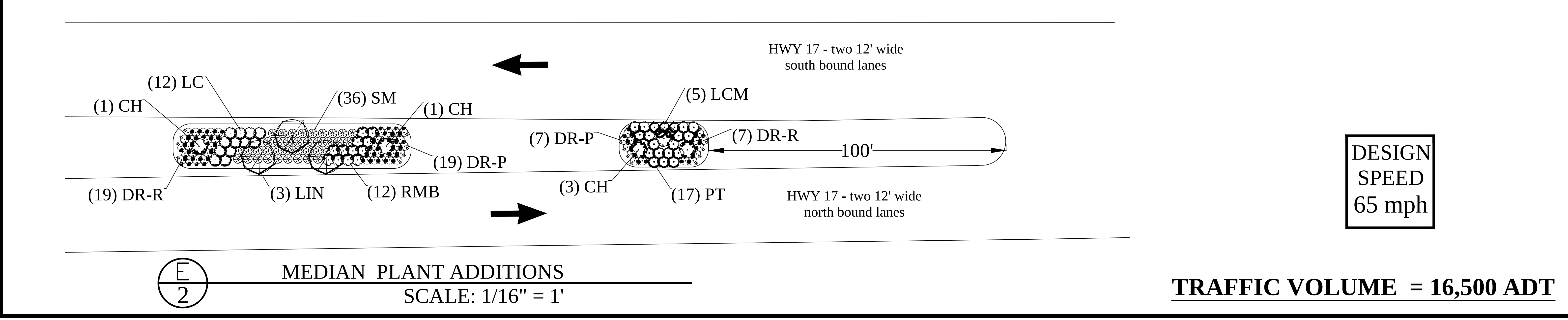
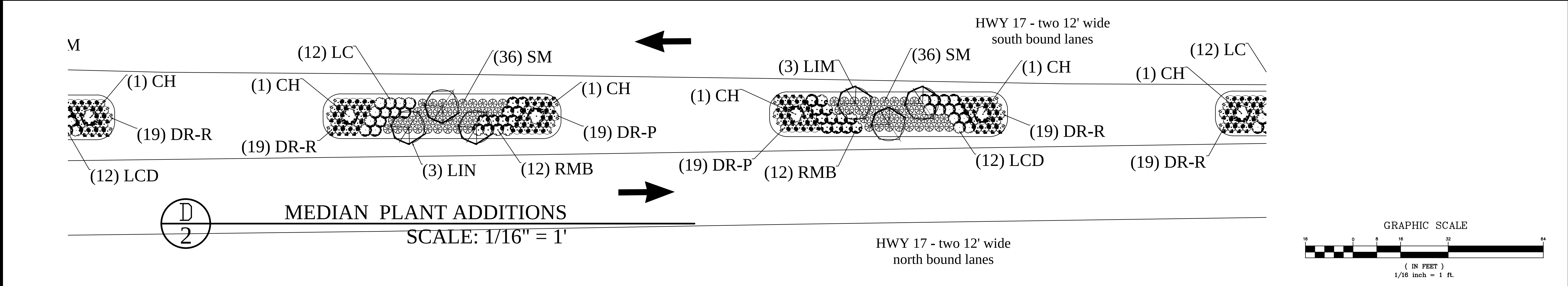
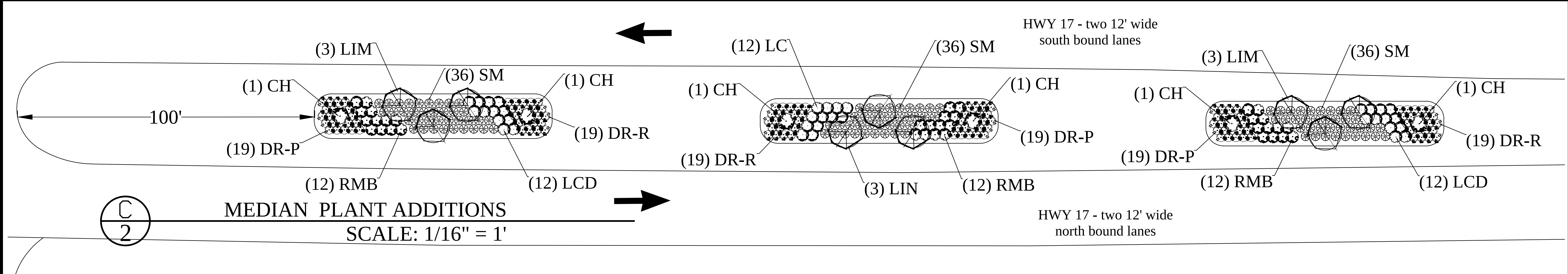
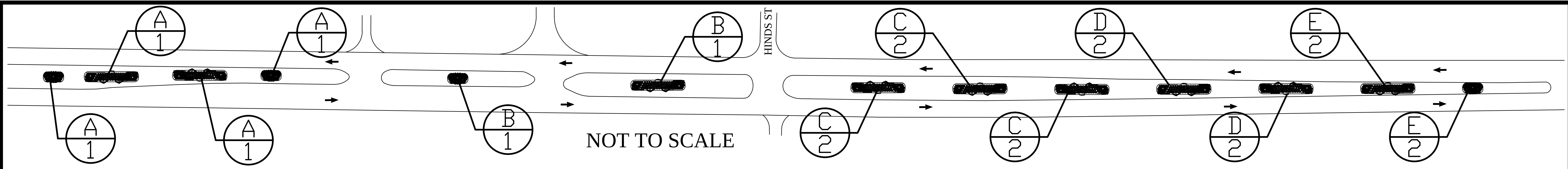
NOTE: THIS PLAN IS THE PROPERTY OF WACCAMAW LANDSCAPING AND CONSTRUCTION CO. INC., PAWLEYS ISLAND, SOUTH CAROLINA.

P.O. Box 213
1066 Petigru Dr.
Pawleys Island, SC 29585
843-237-2224
843-237-1116 fax

CITY OF GEORGETOWN - FRASER STREET
HIGHWAY 17 MEDIAN PLANT ADDITIONS
GEORGETOWN, SOUTH CAROLINA

SHEET TITLE:
HWY. 17 MEDIAN PLANT ADDITIONS
DRAWN BY:
JCR/CO/CB
DATE:
9/18/17
REVISIONS:

SHEET NUMBER



TRAFFIC VOLUME = 16,500 ADT



P.O. Box 213
1066 Petigru Dr.
Pawleys Island, SC 29585
843-237-2224
843-237-1116 fax

CITY OF GEORGETOWN - FRASER STREET
HIGHWAY 17 MEDIAN PLANT ADDITIONS
GEORGETOWN, SOUTH CAROLINA

SHEET TITLE:
HWY. 17 MEDIAN
PLANT ADDITIONS
DRAWN BY:
JCR/CO/CB
DATE:
9/18/17
REVISIONS:

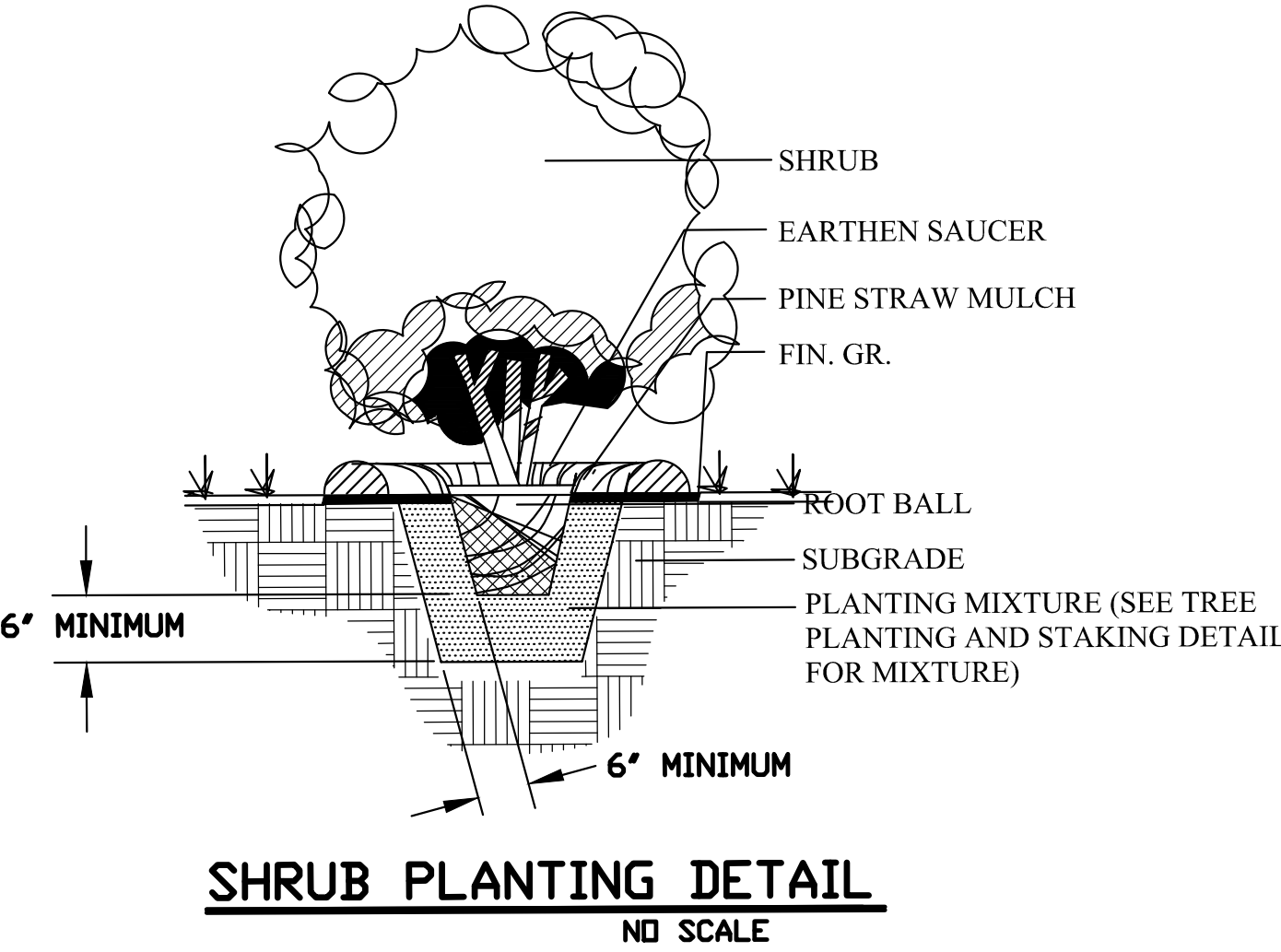
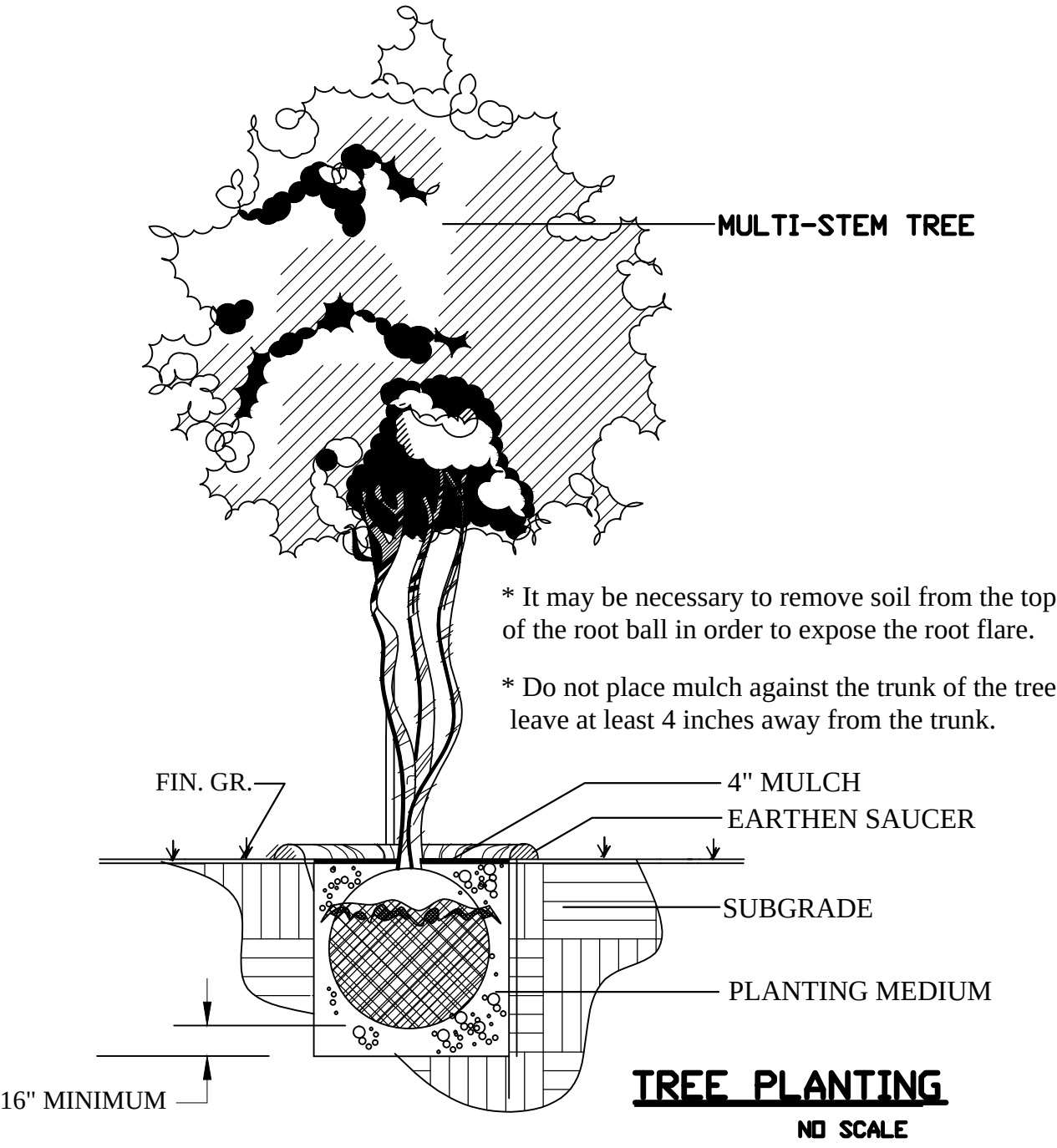
SHEET NUMBER

2
OF 3

PLANTING NOTES:

- * THE LANDSCAPE CONTRACTOR WILL BE HELD RESPONSIBLE FOR VERIFYING THE QUANTITY OF PLANTS SHOWN ON THE PLANTING PLAN. THE QUANTITY SHOWN IN THE PLANT MATERIAL LIST IS FOR CONVENIENCE ONLY.
- * CONTRACTOR VERIFIES THAT ALL PLANT MATERIAL IS DETERMINED AVAILABLE AS SPECIFIED WHEN BID/PROPOSAL IS SUBMITTED.
- * ANY DEVIATIONS FROM THE PLANT MATERIALS LIST MUST BE APPROVED PRIOR TO BIDDING, ORDERING, AND INSTALLATION BY THE LANDSCAPE ARCHITECT.
- * THE LANDSCAPE ARCHITECT RETAINS THE RIGHT TO REFUSE ALL PLANTS THAT DO NOT MEET ALL MINIMUM SPECIFICATIONS IN THE PLANT MATERIAL LIST.
- * ALL TREES, SHRUBS, AND GROUNDCOVERS SHALL MEET ALL MINIMUM SPECIFICATIONS FOR HEIGHT, WIDTH, AND STRUCTURE FOR THE ENTIRE PLANT.
- * ALL PLANT MATERIAL SIZES SHALL MEET OR EXCEED CURRENT AMERICAN STANDARDS FOR NURSERY STOCK.
- * DEAD OR DAMAGED LIMBS AND FRONDS ARE TO BE REMOVED FROM ALL EXISTING TREES THROUGHOUT THE SITE AND DISPOSED OF OFF SITE BY CONTRACTOR.
- * ALL LANDSCAPE AREAS ARE TO BE TREATED WITH HERBICIDE AND PRE-EMERGENCE PRIOR TO PLANT MATERIAL INSTALLATION.
- * ALL LANDSCAPE BEDS & NATURAL AREAS ARE TO RECEIVE PINE STRAW MULCH AT AN AVERAGE DEPTH OF NO LESS THAN 4 INCHES
- * THE LANDSCAPE CONTRACTOR WILL BE RESPONSIBLE FOR STAKING AND LAYOUT OF PLANTINGS ON THIS PROJECT. THE LANDSCAPE ARCHITECT OR OWNER SHALL BE ADVISED WHEN STAKES ARE READY FOR INSPECTION ON VARIOUS PLANTING AREAS. ALL LAYOUT WORK SHALL BE INSPECTED AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO OPENING ANY PLANT PITS. PLANTING BEDS TO START NO LESS THAN 100' FROM MEDIAN CROSSINGS.
- * NO EXCAVATION OR PLANTING PIT SHALL BE LEFT OPEN OVERNIGHT.
- * FINE HAND GRADING TO INCLUDE REMOVING DEBRIS AND PROVIDING A SMOOTH RAKED SURFACE FOR ALL AREAS RECEIVING PLANTINGS, SOD/SEED, AND PINE STRAW MULCH.
- * CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL UTILITY LOCATIONS. CONTACT PUPS (PALMETTO UTILITY PROTECTION SERVICE) @ 1-800-922-0983 AT LEAST 3 WORKING DAYS PRIOR TO DIGGING. CONTRACTOR SHALL BEAR ALL RESPONSIBILITY FOR FEES AND ANY DAMAGES DONE TO UTILITIES DURING CONSTRUCTION.
- * THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR MAINTENANCE FOR A MINIMUM OF 30 DAYS AFTER DATE OF FINAL ACCEPTANCE.
- * ALL PLANT MATERIAL WILL BE GUARANTEED FOR ONE CALENDAR YEAR FROM DATE OF FINAL ACCEPTANCE. PLANTS MUST BE IN SATISFACTORY CONDITION AT THE END OF THE GUARANTEED PERIOD. LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR WATERING PLANTINGS AS NECESSARY DURING ONE YEAR WARRANTY.
- * THE OWNER IS RESPONSIBLE FOR PROPER MAINTENANCE DURING THE WARRANTY PERIOD. THE CONTRACTOR SHALL NOTIFY THE OWNER IN WRITING IF MAINTENANCE IS UNSATISFACTORY. CONTINUATION OF IMPROPER MAINTENANCE OR ACTS OF GOD OR VANDALISM WILL VOID WARRANTY. CONTRACTOR SHALL PROVIDE MAINTENANCE INSTRUCTIONS TO THE OWNER BEFORE FINAL PAYMENT IS MADE. OWNER WILL HOLD 5% RETAINAGE UNTIL END OF WARRANTY PERIOD. RETAINAGE WILL BE RELEASED WHEN ALL PLANT REPLACEMENTS HAVE BEEN SATISFIED.
- * INSTALLATION TO START IN DECEMBER 2017 & BE COMPLETED NO LATER THAN JANUARY 31, 2018.

PLANT SPECIFICATIONS						
KEY	BOTANICAL NAME	COMMON NAME	ROOT	QTY.	UNIT	EXT.
LIN	<i>Lagerstroemia indica</i> 'Natchez'	NATCHEZ CRAPE MYRTLE	30 Gal.	15		
LIM	<i>Lagerstroemia indica</i> 'Miami'	MIAMI CRAPE MYRTLE	30 Gal.	12		
CH	<i>Chamaerops humilis</i>	EUROPEAN FAN PALM	15 Gal.	30		
RMB	<i>Rhaphiolepis</i> 'Majestic Beauty'	MAJESTIC BEAUTY HAWTHORN	3 Gal.	108		
PT	<i>Pittosporum tobira</i>	PITTOSPORUM	3 Gal.	68		
SM	<i>Sabal minor</i>	DWARF PALMETTO	3 Gal.	324		
LCD	<i>Loropetalum chinense</i> 'Purple Diamond'	LOROPETALUM PURPLE DIAMOND	3 Gal.	112		
LCM	<i>Loropetalum chinense</i> 'Purple Daydream'	LOROPETALUM PURPLE DAYDREAM	3 Gal.	20		
DR-P	<i>Rosa</i> 'Meidrifora'	DRIFT ROSE - PINK	3 Gal.	198		
DR-R	<i>Rosa</i> 'Meidrifora'	DRIFT ROSE - RED	3 Gal.	198		
		PINE STRAW MULCH (1 PER 40 SQFT)	BALE	305		
		WATERING OF PLANT MATERIAL	PER EVENT	25		
					TOTAL BID	



DESIGN
SPEED
65 mph

TRAFFIC VOLUME = 16,500 ADT

WACCAMAW
LANDSCAPING

AND CONSTRUCTION
PAWLEYS ISLAND, S.C.

P.O. Box 213
1066 Petigru Dr.
Pawleys Island, SC 29585
843-237-2224
843-237-1116 fax

NOTE: THIS PLAN IS THE PROPERTY OF WACCAMAW LANDSCAPING AND CONSTRUCTION CO. INC., PAWLEYS ISLAND, SOUTH CAROLINA.

CITY OF GEORGETOWN - FRASER STREET
HIGHWAY 17 MEDIAN PLANT ADDITIONS
GEORGETOWN, SOUTH CAROLINA

SHEET TITLE:
HWY. 17 MEDIAN
PLANT ADDITIONS
DRAWN BY:
JCR/CO/CB

DATE:
9/18/17

REVISIONS:

SHEET NUMBER

3

November 2, 2017



Received by City of Georgetown
on 11-13-2017

PROPOSAL FOR LANDSCAPE CONSTRUCTION

Location: Georgetown Fraser St Streetscape
Including: Labor, Equipment, & Materials

Plantings

<u>QTY.</u>	<u>DESCRIPTION</u>	<u>SIZE</u>	<u>UNIT</u>	<u>EXT</u>
15	Natchez Crape Myrtle	30 gallon	\$ 295.00	\$ 4,425.00
12	Miami Crape Myrtle	30 gallon	\$ 295.00	\$ 3,540.00
30	European Fan Palm	15 gallon	\$ 254.00	\$ 7,620.00
108	Majestic Beauty Hawthorn	3 gallon	\$ 37.50	\$ 4,050.00
68	Pittosporum	3 gallon	\$ 37.00	\$ 2,516.00
324	Dwarf Palmetto	3 gallon	\$ 57.00	\$ 18,468.00
112	Purple Diamond Loropetalum	3 gallon	\$ 32.00	\$ 3,584.00
20	Purple Daydream Loropetalum	3 gallon	\$ 31.00	\$ 620.00
198	Pink Drift Rose	3 gallon	\$ 39.50	\$ 7,821.00
198	Red Drift Rose	3 gallon	\$ 39.50	\$ 7,821.00
305	Pine Straw Mulch	bale	\$ 8.00	\$ 2,440.00
TOTAL PROPOSAL AMOUNT				<u>\$ 62,905.00</u>

NOTE:

This proposal includes a 75 day plant warranty starting the date of completion.

This proposal includes watering of new plant material by WL&C at installation only. City of Georgetown is responsible for watering after initial installation.

Due to lack of warranty after the 75 day period, no retainage is to be held as part of this proposal.

This proposal includes preparation of beds per addendum 1.

Attachment: Georgetown Fraser Streetscape Bid 11-13-17 (2419 : Approval of Highway 17 Median Landscape bid)



120 North Fraser Street • Georgetown, SC 29440 • (843) 545-4000

ACTION ITEM

DOC ID: 2415

Council Meeting Date:	16 November 2017
Department:	Electric
Issue Under Consideration:	Motion to Approve Purchase Order With Wolf Tree Services of Knoxville, Tennessee and Payment in the Amount of \$140,000 for Contract Tree Clearance Services
Amount Requested:	\$140,000.00
Is Item in Current Budget?	Yes
If no, please explain:	
Financial Impact:	
Points to Consider:	We have used contract tree services in past years to assist our City tree crew with maintaining tree clearance around electric distribution lines. This is a vital part of maintaining the safety and reliability of our electric system. After not using contract tree services in 2016/2017 (except for Hurricane Matthew) additional help is needed this year and was approved in the current budget. This work was advertised for bids and two responses were received. Wolf Tree Services of Knoxville, TN was the lowest bidder. References were checked. Upon approval, Wolf can have a crew in place in January.
Options:	Approve or disapprove
Staff Recommendation:	Staff recommends approval.

Reviews:

Alan Loveless Completed 11/08/2017 11:41 AM
 Debra Bivens Completed 11/08/2017 12:55 PM
 Paul Gardner Completed 11/08/2017 5:15 PM
 Ann U. Mercer Completed 11/09/2017 10:10 AM
 Georgetown City Council Pending 11/16/2017 5:30 PM

Attachments:

- 1 SKMBT_C22417110813030 (PDF)



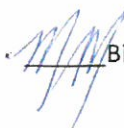
BID FORM

Tree Crew Services Attachment A

Due: Monday, October 9, 2017 on or before 2:00 PM

Company Name: Wolf Tree, Inc.

<u>Personnel: Working Foreman</u>	\$ <u>37.80</u>	<u>per hour</u>
<u>Personnel: Tree Trimmer</u>	\$ <u>33.60</u>	<u>per hour</u>
<u>Personnel: Groundman</u>	\$ <u>29.40</u>	<u>per hour</u>
<u>Chip Trucks</u>	\$ <u>12.00</u>	<u>per hour</u>
<u>Chippers</u>	\$ <u>6.50</u>	<u>per hour</u>
<u>Chainsaws (ea)</u>	\$ <u>0.90</u>	<u>per hour</u>
<u>Other Equipment</u> Aerial Lift 55'	\$ <u>16.45</u>	<u>per hour</u>
	\$ <u>136.65</u>	<u>Total</u>

 Bidders Initials



BID FORM

Tree Crew Services Attachment A

Due: Monday, October 9, 2017 on or before 2:00 PM

Company Name: Rick's Tree Service

<u>Personnel:</u>	\$ <u>35.00</u> per hour
<u>Personnel:</u>	\$ <u>25.00</u> per hour
<u>Personnel:</u>	\$ <u>25.00</u> per hour
<u>Chip Trucks</u>	\$ <u>30.00</u> per hour
<u>Chippers</u>	\$ <u>20.00</u> per hour
<u>Chainsaws</u>	\$ <u>20.00</u> per hour
<u>Other Equipment</u>	\$ <u>20.00</u> per hour
	\$ <u>175.00</u> Total



120 North Fraser Street • Georgetown, SC 29440 • (843) 545-4000

ACTION ITEM

DOC ID: 2413

Council Meeting Date:	16 November 2017
Department:	Administration
Issue Under Consideration:	Motion to approve a \$175 Year-end Bonus for FT/Employees & \$87.50 for PT/Employees
Amount Requested:	\$175/FT Employee \$87.50/PT Employee
Is Item in Current Budget?	Yes due to return of surplus from SCMIT
If no, please explain:	
Financial Impact:	\$30,537.50
Points to Consider:	The City's Return of Surplus from SCMIT was \$33,581.83. There was no return of surplus from SCMIRF this year. We can use this refund to fund the employee bonuses which total \$30,537.50 and still have \$3,044.33 left over to apply towards our SCMIRF / SCMIT Premiums/WC Audit Invoice.
Options:	1. Approve Bonus 2. Do Not Approve Bonus
Staff Recommendation:	1. Approve Bonus

Reviews:

Paul Gardner Completed 11/08/2017 7:36 AM

Debra Bivens Completed 11/08/2017 8:18 AM

Ann U. Mercer Completed 11/08/2017 11:09 AM

Georgetown City Council Pending 11/16/2017 5:30 PM

Attachments:

**Georgetown City Council**

120 North Fraser Street
Georgetown, SC 29442

SCHEDULED**MONTHLY REPORT (ID # 2418)**

Meeting: 11/16/17 05:30 PM
Department: Police Department
Category: Report
Prepared By: Kelvin Waites
Initiator: Kelvin Waites
Sponsors:
DOC ID: 2418

October 2017 GPD Report

MAYOR
JACK, M. SCOVILLE, Jr.



POLICE CHIEF
KELVIN WAITES

City of Georgetown

POLICE DEPARTMENT
OFFICE 843-545-4300
FAX 843-520-5848

November 8, 2017

Honorable Mayor Jack M. Scoville, Jr.
And the Members of City Council
City of Georgetown, South Carolina

Dear Mayor Scoville and Council Members:

The following is a list of activities involving the Georgetown Police Department during the month of October 2017:

During the month of October the Georgetown Police Department sent 35 survey letters to the citizens who had some type of contact with an employee from the department. The department received zero response during the month of October.

During the month of October 2017 the Georgetown Police Department went active with E-ticketing and collision/traffic accident reports. This has increased the efficiency of our officer's report and minimized the time spent on traffic stops and accident scenes. They can now scan in driver's license with the information populating without having to hand write the tickets and accidents reports. The officers are enjoying the new technology.

During the month October 2017 the Georgetown Police Department utilized Narcan for a second time to save the life of someone who had overdosed on heroin. The victim had stopped breathing and we were able to revive them. We are currently speaking with Tideland's Health System to discuss a partnership between us to come up with some type of campaign to help educate people about the heroin epidemic in our region.

During the month of October 2017 the Georgetown Police Department worked the Wooden Boat Show and the Bridge to Bridge Run. These two events brought many visitors to our jurisdiction. As a result of good planning and a lot of hard work from all city departments these two major events took place without any major issues.

On Monday October 9th the Georgetown Police Department hosted a Social Media training which was sponsored by the South Carolina Attorney General's Office. Those in attendance were school counselors, mental health professionals, law enforcement officers from surrounding counties. The free training focused on investigative tools and how to access them on social media.

Honorable Mayor and City Council Members
November 8, 2017
Page Two

On Tuesday October 10th Chief Waites hosted a Police Community Advisory Board meeting at the Georgetown Police Department.

On October 12th Chief Waites attended an AMI Kids board meeting in Georgetown.

On October 19th Chief Waites was the key note speaker for the Georgetown County Out of School Time Collaborative group. The group focusses on after school programming for the local youths in Georgetown County. Chief Waites spoke about the importance of after school programming and reminded everyone that “even though we are doing a good job with some afterschool programs we still have young people who don’t have access.”

During the week of October 23rd – 27th the Georgetown Police Department hosted a mental health training for our officers. The free training was sponsored by the National Alliance on Mental Illness (NAMI). This training will assist our officers by helping us to better understand mental illness.

On October 25th the Georgetown Police Department worked the annual Anti Bullying Parade. There were hundreds of people in attendance and it was a great event.

On October 26th the Georgetown Police Department partnered with the Georgetown County Sheriff’s Office and Bo ‘jangles to do a “Coffee with a Cop” event at our local Bo ‘jangles on N. Fraser Street. Law enforcement officers were able to sit down with residents and discuss everyday issues over a cup of coffee. We will do more of these events in the future.

On October 31st the Georgetown Police Department participated with the Annual Fall Festival at the Georgetown County Courthouse where we made popcorn for the community. After that event we went to Front Street to hand out candy to the many trick or treaters.

Sincerely,



Kelvin Waites
Chief of Police

KW: pc

Attachments

Attachment: SKMBT_C22417111310310 (2418 : October 2017 GPD Report)

GEORGETOWN POLICE DEPARTMENT **2017 YEAR-TO-DATE ACTIVITY REPORT**

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
ARRESTS	126	94	90	85	127	91	81	80	86	99		

TOTAL ARRESTS

959

CRIMINAL INCIDENTS	164	171	139	113	213	191	188	182	168	205		
DOMESTIC INCIDENTS	13	5	6	4	3	3	9	5	7	7		
TOTALS	177	176	145	117	216	194	197	187	175	212	0	0

TOTAL INCIDENTS

1,796

GEORGETOWN POLICE DEPARTMENT **2017 YEAR-TO-DATE ACTIVITY REPORT**

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
SPEEDING CITATIONS	47	67	74	71	56	55	82	81	86	127		
OTHER TRAFFIC CITATIONS	107	128	111	93	115	83	88	87	96	151		
WARNING - SPEEDING	102	86	121	110	91	78	116	98	98	177		
WARNING - OTHER	195	150	134	82	114	103	83	82	132	188		
PARKING CITATIONS	19	17	14	13	5	12	12	14	12	34		
TOTALS	470	448	454	369	381	331	381	362	424	677	0	0

TOTAL CITATIONS

4,297

STATE ACCIDENTS	44	38	51	55	46	45	39	56	7	25		
PARKING LOT ACCIDENTS	13	8	11	4	7	13	7	10	35	5		
TOTALS	57	46	62	59	53	58	46	66	42	30	0	0

TOTAL ACCIDENTS

519

**Georgetown City Council**

120 North Fraser Street
Georgetown, SC 29442

SCHEDULED**MONTHLY REPORT (ID # 2412)**

Meeting: 11/16/17 05:30 PM

Department: Municipal Court

Category: Report

Prepared By: Cindy Owens

Initiator: Cindy Owens

Sponsors:

DOC ID: 2412

October 2017 Municipal Court Report

Municipal Court Report October 2017

14.B.1

Cases Disposed

Disposition	# of Cases Disposed	Fine Amounts
Paid	75	\$11,981.50
Served Time	8	\$ 5,352.50
Scheduled Time Payment	35	\$ 16,826.73
NRVC	30	\$ 4,051.11
Bench Warrant	32	\$ 20,487.50
Parking Tickets Paid	4	\$ 40.00
Nolle Prosequi/Dismissed/ Not Guilty	70	
Transferred to General Sessions Court	30	
Voided	1	
Fine Suspended	2	\$ 2,757.50
Total	287	\$61,496.84
Actual fine revenue collected in June		\$32,103.31
Bond hearings held	26	
Warrants Prepared	30	
Bench Warrants Issued	29	
Payments posted	167	
Tickets entered	403	
Expungements processed	70	
Cases Filed & scheduled for court	446	
Tickets transmitted to DMV	271	
Juror notices prepared	0	

Attachment: Municipal court report (2412 : October 2017 Municipal Court Report)

Municipal Court Report October 2017

14.B.1

Throughout the month of October 82 defendants were seen in bond court with a total of 140 charges.

On November 6, we received a mandate by the SC Chief Justice regarding disposition of Uniform Traffic Tickets and warrants and the Right to Counsel. As a result, all of our previous issued bench warrants have been recalled. On the next municipal court report for November, bench warrants will no longer be listed as a line item. We now have new procedures in place for many court processes and procedures.

Attachment: Municipal court report (2412 : October 2017 Municipal Court Report)

**Georgetown City Council**

120 North Fraser Street
Georgetown, SC 29442

SCHEDULED**MONTHLY REPORT (ID # 2406)**

Meeting: 11/16/17 05:30 PM

Department: Public Works

Category: Report

Prepared By: Natrona Simmons

Initiator: Tim Chatman

Sponsors:

DOC ID: 2406

October 2017 Public Works Department Report



**OCTOBER, 2017
PUBLIC WORKS DEPT.
CITY COUNCIL MONTHLY REPORT**

RESIDENTIAL SANITATION

1. Crews completed work orders requests for roll-out carts repairs, new roll out cart deliveries and/or replacements; recycle bins; and collected yard waste, brown and white goods.
2. Crews collected yard waste, brown and white goods, dead animals along city right of ways.
3. Delivered roll out carts, barricades and tents for special events.

STREETS and GROUND MAINTENANCE

1. Grounds Maintenance Crews supported residential sanitation crews with garbage collections.
2. Crews completed work orders for sidewalk, curbside collections and street maintenance.
3. Grounds Maintenance completed maintenance of City Parks, Welcome Sign areas and right of ways.

**Georgetown City Council**

120 North Fraser Street
Georgetown, SC 29442

SCHEDULED**MONTHLY REPORT (ID # 2409)**

Meeting: 11/16/17 05:30 PM

Department: Fleet Services

Category: Report

Prepared By: Glenn Dixon

Initiator: Glenn Dixon

Sponsors:

DOC ID: 2409

October 2017 Fleet Services Report



FLEET SERVICES DEPARTMENT

OCTOBER 2017 MONTHLY REPORT

• Repairs	66
• PM Services	17
• Tires repaired or replaced	22
• Services past due	50

Attachment: Monthly Report (2409 : OCTOBER 2017 Fleet Services Report)

Drawer 939
Georgetown, SC 29442

**Georgetown City Council**

120 North Fraser Street
Georgetown, SC 29442

SCHEDULED**MONTHLY REPORT (ID # 2407)**

Meeting: 11/16/17 05:30 PM

Department: Electric

Category: Report

Prepared By: Alan Loveless

Initiator: Alan Loveless

Sponsors:

DOC ID: 2407

October 2017 Electric Utility Department Report

JACK M. SCOVILLE, JR.
Mayor

PAUL GARDNER
City Administrator



ALAN J. LOVELESS, P.E.
Director of Electric Utility

ELECTRIC UTILITY DEPARTMENT

OFFICE: (843) 545-4600

FAX: (843) 527-7591

November 6, 2017

Following is a brief summary of major activities in the Electric Utility Department for September and October 2017:

Peak shaving operation successfully predicted the Santee Cooper system peak for September, but unfortunately we missed it for October. October weather was unusually warm and difficult to predict. Santee Cooper's peak occurred at 2:00 pm on a warm Sunday when the temperature was in the high-80s. It is highly unusual for a peak to occur on a Sunday regardless of temperature (this is the first time since we have been monitoring load that a Sunday peak has happened), but it is also highly unusual for a hot weather peak to occur at 2:00 (also a first). Hot weather peaks usually occur between 4:00 and 7:00 pm. We were monitoring load on that day, but did not start looking at it until almost 3:00 because we did not expect a peak at 2:00. Construction commenced for the permanent peak shaving plant in late September. Site work and formation of the concrete pads took a couple of weeks and the electrical subcontractor has been installing conduit for the past couple of weeks. There is over 6,000 ft of conduit in this small site. Everything is on schedule for concrete to be poured by mid-November so that it can cure for a couple of weeks before the engine generator equipment is delivered in early December.

The contractor crew has completed their work on the first block of Screven Street. This block looks much better now that this work is done. The crew has replaced a few bad poles, and they are now working on some line relocations and distribution work that is required for the new peak shaving plant.

An RFQ for engineering services for the Front St UG Infrastructure Upgrade project was released in August. This budgeted CIP project will replace all UG primary and secondary conductors, replace existing transformer enclosures with standard padmounted transformers, and make accommodations for the transformer locations that are located in areas subject to flooding. Qualifications packages were received from three engineering firms. These packages were reviewed by a team of three City staff members. Utility Technology Engineers Consultants was the chosen firm due to their familiarity with Georgetown and their detailed understanding of what the project required. Engineering is commencing on this project.

Three calls have been received in that past couple of months concerning customer-side solar generation. It appears that this is gaining customer interest and therefore we have started the process of discussing our philosophy concerning rates and connection issues. A meeting was held with Santee Cooper staff to obtain their input and information on their rates and connection protocol. This could be a time-consuming process over the next few months. Rate issues are important so that we prevent all customers from subsidizing solar installations for a few customers. Progress will be slow on this.....Santee Cooper continues to assist in providing information.

Progress has regressed slightly on our staffing situation this month. One of the two Line Technician C's that started to work for us in August left to accept a position with a contractor for a small salary increase. We have had discussions with an experienced Line Technician A candidates for one of our remaining vacancies, but it appears that he is not going to accept an offer due to salary considerations.

Cooper continues to provide us with replacement water nodes as warranty replacements to allow us to do a better job of staying ahead of failed nodes prior to billing reads. They have, however, fallen several months behind on their shipments and we are facing increased re-reads. Cooper is in the process of releasing a new version of these nodes with improved software functions. Production setbacks continue to delay our receipt of new water nodes. This is resulting in a higher than desirable number of re-read orders for our Meter and Customer Service staff to deal with. I attended Cooper's user's group conference in October and discussed this with them while there. They have now promised us delivery of some new nodes in December. Arrangements are being made for an update to the Yukon software package used by the AMI system in order to be able to communicate with the new nodes.

Meetings continue with representatives of Tideland's Health concerning electric service to the new surgical wing being constructed at the hospital. The hospital's contractor has placed conduit for our feed to the new transformer for this addition. The transformer was set for this service in mid-July and the service was energized in early August. We will continue to work with them as needed as they continue construction on this facility.

There has been no additional information received about the development of commercial property across from Wal Mart adjacent to the new credit union.

LED street lights from three different manufacturers have been installed on Merriman Road in the areas around Emmanuel and Gilbert streets. A small (for primarily residential areas) and a large (for commercial and high traffic corridors) have been installed from each manufacturer, though one small light is scheduled to be received in early November. Input from Council members and the public is welcome. We are in the process of getting some information out via social media to solicit input from anyone who wishes to comment.

We continue to work with a couple of customers in Maryville regarding electrical noise that is interfering with their hobby of amateur radio operation. These customers have been patient and understand that it is difficult for us to devote time to this with a limited workforce. The customers have obtained equipment which is designed to locate the sources of noise. We have performed maintenance work on the poles that they have pinpointed, but this work did not eliminate the noise. I've asked the telephone and cable TV companies to inspect their equipment on these poles. I obtained some assistance from Santee Cooper on this issue. Someone from their communications staff who is experienced with locating radio frequency noise (and has the equipment necessary to do so) visited us and located a couple sets of lightning arresters that were causing the bulk of the noise. These arresters were replaced and both radio operators were happy for a few days, but then some different noise began bothering one of them. Additional work has been done on a couple of poles adjacent to one of the homes

and noise subsided for a few weeks. It has returned, and I have asked Santee Cooper for assistance again. technician visited a couple of weeks ago and last week provided a report of what he found. He named four poles that are possible sources for this noise. We will work these poles into the schedule as we can during the busy holiday season.

A significant amount of time has been devoted to the implementation of a new inventory system during August. We are migrating to an inventory system embedded in our existing New World financial package. Training has been held, new inventory numbers have been entered. The system has gone live and there are still issues to be worked out.

Shane Ard and I made a presentation at Carver's Bay High School on October 4th for Construction Week. We met with a class to discuss the field of electric utility work and what is involved in being a line technician. The presentation went very well and the students appeared to be very interested.

A couple of meetings were held with representatives of the Wooden Boat Show to ensure preparation for this year's show. Preparations and cooperation were positive and this year's show was very successful as usual.

A meeting was held with HTC to review the strength of the fiber system in south Maryville with the upcoming addition of the new Fire Station in mind, along with the future use of the Eagle property. HTC will be making recommendations for upgrades that will be needed to ensure adequate data service.

Safety meetings were held on September 21st and October 21st. The topics of Human Performance and Hazard Prevention and Control were covered. The safety consultant also spent some time with the Line Crew and the Tree Crew for observation of work.

Other statistics of interest for July:

• Cut-on – regular	148
• Cut-off – regular	80
• Cut-off – non-pay	218
• Non-pay restores	199
• Re-read orders	595
• CNP finals	46
• Accidents – lost time	0
• Accidents – first aid/property damage	0
• PUPS locates	102
• Total orders worked	1311

**Georgetown City Council**

120 North Fraser Street
Georgetown, SC 29442

SCHEDULED**MONTHLY REPORT (ID # 2408)**

Meeting: 11/16/17 05:30 PM

Department: Water Utilities

Category: Report

Prepared By: Will Cook

Initiator: Will Cook

Sponsors:

DOC ID: 2408

October 2017 Water Utilities Report

OCTOBER 2017 WATER UTILITIES REPORT

Water Treatment Plant

• WTP Filtered Water Total	38.501 MG
• Average Daily Flow Finished Water	1.242 MGD
• King Well	7.436 MG
• Maryville Well	8.026 MG

Wastewater Treatment Plant

• Influent Flow Total	120.353 MG
• Average Daily Influent Flow	3.882 MGD
• Effluent Flow Total	101.965 MG
• Average Daily Effluent Flow	3.289 MGD
• Rainfall Total	3.27 inches

Water Distribution

- Completed 77 work orders
- Repaired 60 water leaks
- Replaced 9 water meters
- Completed 102 locates

Wastewater Collection

- Completed 40 work orders
- Responded to 32 backups
- Routine line cleaning
- Completed 102 locates

Maintenance

- Completed 46 work orders
- Completed 13 work orders on pump stations throughout City
- Completed 13 work orders for the WWTP
- Completed 2 work orders for the WTP

Stormwater

- Completed 12 work orders
- Completed 102 locates
- Routine line and ditch cleaning

Customer Surveys

- We received a score of 5 out of 5 this month.

**Georgetown City Council**

120 North Fraser Street
Georgetown, SC 29442

SCHEDULED**MONTHLY REPORT (ID # 2405)**

Meeting: 11/16/17 05:30 PM

Department: Engineering

Category: Report

Prepared By: Orlando Arteaga

Initiator: Orlando Arteaga

Sponsors:

DOC ID: 2405

October 2017 Engineering Report



**City of Georgetown
Engineering Monthly Report
October 2017**

Engineering - Orlando Arteaga, PE

Date: November 3, 2017

CAPITAL IMPROVEMENT PROJECTS

- 1. Drainage Improvements Project for Congdon, Highmarket, Lynch/Duke Streets Phase I and Phase II-** New 60", 48", 42", 36", 24", 18" storm drain pipe, catch basins, manholes, yard inlets, headwalls, junction chambers, ditch excavation, sidewalk, curb/gutter and street restoration.
 - Contractor: Green Wave Contracting, Inc.
 - Phase I Bid Amount: \$1,967,970.48-Revised
 - Phase II Bid Amount: \$323,739.68-Revised
 - CSX permit approved on 5/12/2017.
 - SCDOT permit approved on 5/18/2017.
 - Phase I contract approved by SC Department of Commerce (CDBG) on 6/5/2017.
 - Phase II contract approved by RIA on 5/23/2017.
 - Notice of Award: 6/6/2017
 - Notice to Proceed: 7/20/2017
 - Project duration: Phase I: 300 calendar days; Phase II: 390 calendar days.
 - Change Order no. 1- \$51,500 approved.
 - Status: Contractor has not mobilized and no construction work has started as of this date. A meeting was held with contractor, owner, and engineer on 10/5/2017 to discuss submittal approvals, alternate construction start-up areas and possible mobilization dates. Contractor indicated he has ordered all the plastic pipe material to avoid a price escalation of 7% due to the flooding in Houston. All pipe resin material comes from Houston, TX. Contractor intends to bill for HDPE (plastic) pipe material delivered. A second round of submittals (re-designed jack and bore plan and dewatering plan) has been prepared by AECOM and the City and filed to CSX on 10/25/2017 for approval. A CSX permit amendment is necessary due to the fact that casing pipe size changed from 54-in to 60-in. on the design plans.

Attachment: Engineering Monthly Report_October 2017 (2405 : October 2017 Engineering Report)



**City of Georgetown
Engineering Monthly Report
October 2017**

Engineering - Orlando Arteaga, PE

Date: November 3, 2017

2. East Bay Park - Bathrooms

- Contractor: CP&G
- Bid: \$210,000
- Notice of Award: 7/31/2017
- Notice to Proceed: 9/5/2017
- Project duration: 100 calendar days
- Status: Construction work started the week of 10/9/2017. Foundation work has been completed.

3. East Bay Park - Boat Trailer Parking (35 spaces)

- Contractor: Gaster's Grading Company
- Bid: \$565,000
- Notice of Award: 7/17/2017
- Notice to Proceed: 9/5/2017
- Project duration: 90 calendar days
- Status: Construction work started week of 9/18/17. Concrete curb and stone gravel base are complete.

4. East Bay Park – Recreational Walking Trail

- Engineer: Cagle Consulting Engineers, LLC
- Design Fee: \$9,750
- Design Start: 2/8/2017
- Design Finish: 5/30/2017
- Design is 100% complete
- Bid Date: 9/6/2017
- Status: Bids submitted on 9/6/2017. The City decided to cancel this bid, value-engineer this project and request new bids.

Attachment: Engineering Monthly Report_October 2017 (2405 : October 2017 Engineering Report)



**City of Georgetown
Engineering Monthly Report
October 2017**

Engineering - Orlando Arteaga, PE

Date: November 3, 2017

5. Georgetown Fire Station #2

- Design-Builder: Coastal Structures Corporation
- Contract Amount: \$1,849,725.00
- Sitework Construction Start: 4/11/2017
- Sitework Construction Finish: 6/11/2017
- Pre-Construction Meeting: 6/20/2017
- Notice to Proceed: 6/21/2017
- Building Construction Start: 7/10/2017
- Building Construction Finish: 2/14/2018 (Planned)
- Scope of work: New 8,000 SF Fire Station Building
- Status: Construction work continues. Foundation is complete. Concrete masonry walls at Apparatus Bay are complete. Exterior wall light-gauge steel framing, sheathing and felt paper are complete. Cement board siding is complete. Roof trusses are installed. Roof decking and ice and water is complete. Installation of metal roof is pending. Water and sewer services connections are complete.
- Change Order #1: \$52,190.54 approved by City Council on 7/20/2017. CO #1 has been approved by USDA.

6. North Side Water Storage Tank

- Contractor: Caldwell Tanks, Inc.
- Bid: \$1,574,700
- Notice of Award: 10/3/2017
- Scope: New elevated water storage tank with a capacity of 250,000 gallons located behind Middle School. Project includes open cut, HDD and Jack & Bore trenching for a 12-in. water main. Agencies involved: DHEC and SCDOT.
- Status: Contract has been executed by both Contractor and the City. A pre-construction meeting must be held prior to Notice to Proceed.

Attachment: Engineering Monthly Report_October 2017 (2405 : October 2017 Engineering Report)



**City of Georgetown
Engineering Monthly Report
October 2017**

Engineering - Orlando Arteaga, PE

Date: November 3, 2017

7. Historic District Water Mains

- Engineer: AECOM
- Design Fee: \$63,200.00
- Design Start: 10/2/2017
- Design Finish: 7/15/2019 (Planned)
- Design is 1% complete
- Bid Date: TBD
- Status: Field survey is scheduled for some time in November.

8. Kaminski & Heyward Streets Water Mains

- Engineer: Weston & Sampson
- Design Fee: \$27,250.00
- Design Start: 10/5/2017
- Design Finish: 6/30/2018 (Planned)
- Design is 1% complete
- Bid Date: TBD
- Status: Survey scheduled for early November.

9. West End Sewer Rehabilitation

- Engineer: AECOM
- Design Fee: \$219,500.00
- Design Start: 10/2/2017
- Design Finish: 11/15/2019 (Planned)
- Design is 5% complete
- Status: Performed smoke testing of sewer mains.

Attachment: Engineering Monthly Report_October 2017 (2405 : October 2017 Engineering Report)



**City of Georgetown
Engineering Monthly Report
October 2017**

Engineering - Orlando Arteaga, PE

Date: November 3, 2017

10. West End Sanitary Sewer System Cleaning & Televising

- Bid Ad: 10/25/2017
- Bid Date: 11/2/2017
- Bid Amount: \$114,134 (Subject to City Council approval)
- Contractor: Hydrostructures, PA (Subject to City Council approval)

11. Bulkhead Replacement at Constitution Park

- Engineer: McSweeney Engineers, LLC
- Design Fee: \$ 13,393
- Design Start: 10/5/2017
- Design Finish: 6/30/2018
- Design is 60% complete
- Bid Date: TBD
- Status: 60% documents under review by the City.

12. Median Landscaping on Highway 17 S

- Designer: Waccamaw Landscaping
- Design is 100% complete
- Bid Date: 11/2/2017
- Bid Amount: TBD
- Status: Bids submitted under review.

PRIVATE DEVELOPMENT PROJECTS: None

SCDOT ENCROACHMENT PERMITS: Three (3)

Attachment: Engineering Monthly Report_October 2017 (2405 : October 2017 Engineering Report)

**Georgetown City Council**

120 North Fraser Street
Georgetown, SC 29442

SCHEDULED**MONTHLY REPORT (ID # 2414)**

Meeting: 11/16/17 05:30 PM

Department: Housing and Community Development

Category: Report

Prepared By: Rick Martin

Initiator: Rick Martin

Sponsors:

DOC ID: 2414

October 2017 Housing & Community Development Report

**Housing & Community Development
Monthly Report
October 2017**

Building Official

Inspections and Permits

Checked areas for non-permitted as well as permitted work, site conditions, and responded to calls.

Monthly Report:

Business License	4
Stop Work	0
Re-Inspection	0
Footings	2
Rough Inspections	22
Electrical	16
Mobile Home	1
On-site	19
CO	2
CC	1
TRC	2
Plan Review & Sign	0
City Alarm System	0
Total	69

Meetings: ARB 5; ARB Special meeting 1; Items, BZA 1 Item; KGB 1 meeting; CBA, CAB, PC no meetings

Review Meetings/On-site visits

Safety inspections

Other Meeting

Weekly Staff Meeting

Monthly Safety Meeting

Monthly Council Meeting

Council Workshops

Monthly Updates on Projects for March

Honorable Mayor & Council:

- Construction continues at the Georgetown Hospital and the new Surgical Wing Renovations.
- Construction is ongoing for the S. Island Assisted Living, the Harbor Walk Marina, the Maryville Fire Station, & the East Bay Park improvements, Family Justice Center, the Peak Shaving building, and 4 residential homes.
- The Maritime Museum received their final.
- Updates are complete for the Historic District Guidelines
- Janet is extremely busy with overgrown lots, helping with signage and ARB.
- Cindy is busy with Keep Georgetown Beautiful and working on our parks and entrances and areas around City Hall, she is doing site visits on the main corridors and Front Street each Monday and Friday
- Matt is working with all departments and completed the meeting with the ISO representative for the CRS cycle visit and working on organizing & revising the proposed REDD.
- Debra is doing an excellent job as our office manager issuing permits, scheduling and recording meetings as the Board Secretary, scheduling inspections and meetings for the office

- Debra, Janet, Cindy, and Matt have worked extremely hard to make sure that all request were handled efficiently and that our citizen's needs were met in a timely manner. We would like to thank you for your support.

Thanks Again,
Rick Martin

Code Enforcement

Overgrown Lots/Trash Violations/Business Licenses/Streets & Sanitation

Total Letters Issued for Overgrown Lots	58
Total Letters Issued for Neglect of Structures	0
Total letters issued for Yard Debris/Solid Waste/Construction Debris/Inoperable Vehicles/Electronic Devices	12
Total Letter Issued for Vision Clearance	0
Total Work Orders Sent to Streets and Sanitation	0
Total Letters Sent for Dilapidated Structures	3
Total Letters sent for Sign Violations	0
Total Referrals for Water and Sewer	0
Total Citations Issued for Overgrown Lots	0
Total Citations Issued for Trash Violations	0
Total Citations Issued for Business Licenses	3
Total Citations Issued for Dilapidated Structures	0
Total Citations Issued for Hospitality Taxes	0
Total Violations Issued for Signage	0

Total Demolitions

Total Dilapidated Structures Removed 0	
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Permits

Total Letters Issued for Encroachments	0
Total Citations Issued for Encroachments	0

Complaints

Total Complaints	6
Total referrals to Electric-Tree Crew	0

Administrative Assistant II

Board & Commissions:

ARB:

- 222 Cannon St. is seeking approval for shutters.
- 1020 Duke St. is seeking approval for a fence.
- 417 Prince St. is seeking approval for gutters.
- 530 Prince St. is seeking approval for porch columns.
- 310 Wood St. is seeking approval for a privacy fence.

6. 113 St. James St. is seeking approval for porch balusters & railings.

ARB (On-Site):

None

BZA:

None

Planning Commission:

None

CAB (Community Appearance Board):

None

CBA (Construction Board of Appeals):

None

TRC:

None

FOIA:

None

Permit Valuation Report:

Commercial Addition	0
Commercial Alteration	0
Commercial Electric	0
Commercial Gas	0
Commercial Mechanical	3
Commercial New Build	3
Commercial Plumbing	0
Commercial Roofing	3
Demolition	0
Mobile Home	0
Residential Addition	0
Residential Alteration	7
Residential Electrical	3
Residential Gas	1
Residential Mechanical	2
Residential New Build	1
Residential Plumbing	0
Residential Roofing	13

Administrative Assistant's Daily Duties:

- Daily operation of the front desk
- Transcribing minutes for the Board(s) meetings
- Daily scheduling of inspections
- Preparing timesheets
- Put the packets together for Board meetings

Community Planner/GIS Technician

- After the CRS Cycle Visit at the end of last month, I had some corrections and additional documentation that need to be submitted. This information was gathered and organized and sent to our ISO Specialist.
- Sign Permits: Taco Bell and Tideland's Georgetown Memorial surgical wing
- Temporary Sign Permits: Georgetown School & First Baptist Church Upward Sports event boards.
- Held a Technical Review Committee (TRC) meeting on some apartments/condos to be constructed as part of the development behind the Post Office, which is part of the Richmond Place Planned Development (PD).
- Continue to add and edit information on the city website like meetings, special events, board minutes, and documents such as the new Design Review Standards for the ARB.
- Plat approval for 2021 Asbury St, 2327 East Bay Street, and 2807 South Island Rd.
- Worked with City Administrator and Economic Developer on creating a GIS layer for a newly proposed Tax Increment Financing (TIF) district, which incorporates areas along Front, Highmarket, North & South Fraser, Duke, and South Congdon Streets. Also had to get some parcel data and perform some analysis and calculations for this project.
- Large format prints for other department of maps, plans, etc.
- Finally heard back on the Hazard Mitigation Grant from the 2015 rain/flood event from the SC Emergency Management Division, and I got Ms. Haselden of 201 Bolick Street the grant to elevate her home out of the flood zone. This is about a \$123,000 grant.
- Put together and delivered information packets for the upcoming BZA meeting on November 1st. Only one item on the agenda for this month for a garden shed at 902 Highmarket St.
- Helped enforce sign code and picked up illegal signs in the right-of-ways around town.
- Off two days on personal leave this month.

Keep Georgetown Beautiful

- Processed and sent out over 100 letters to City Businesses that will be effected by the newly passed Outdoor Open Display Ordinance. The letter included information concerning the new ordinance as well as a copy of and contact information for any questions.
- Met with City Business Owner concerning the Outdoor Open Display Ordinance as to help in the transition of coming into compliance with it.
- Keep Georgetown Beautiful Board Meeting. Discussed several upcoming projects to include several landscaping ones.
- Pruned and planted shrubs in Screven and Front Street Parks. Went and purchased mums with grant money.
- Keep Georgetown Beautiful helped to sponsor the Georgetown County Hazardous Waste event as to promote it for them and assist with volunteers.
- Awarded 36 trees (crepe myrtles, dogwoods, red maple and oak trees) from Palmetto Pride.
- Arranged for pick up from Columbia.
- Assisted with the City Fire Department Open House.
- Ordered Keep Georgetown Beautiful t-shirts with grant money for Board members and distributed them.
- Organized the Riversweep Clean Up on Friday, October 20th. Had over 20 volunteers and collected approximately over 300 lbs. in two hours.
- Inventoried basement of the Stewart Parker House for City items. Will begin moving and cleaning out shortly.
- Sent letters, made phone calls, and visits concerning Code violations.

- Follow up on Code violations.
- Worked on, completed and submitted the Keep South Carolina Affiliate Grant from Palmetto Pride.

FRIENDS OF THE KAMINSKI HOUSE REPORT – September 2017

October was a busy month at the museum. Visitors to the Kaminski House were up 144% over last October and they came from 31 different states and seven foreign countries.



The month kicked off with a wonderful book talk by Rebecca Godwin who discussed her book, *Keeper of the House* based on her 1994 novel about Sunset Lodge.



Family Fun & Literacy Day 2017 was a huge success! Funded by a grant from International Paper, this annual event partners the museum with Miss Ruby's Kids, A Father's Place, Healthy Learners, and Freedom Readers to bring a fun and educational event to local children and their parents.



Andrews Elementary School participated in the museum's second grade field trip for three days in October. The students' visit included hands-on activities and a tour of the Kaminski House, incorporating key points from the second grade curriculum.



The Denny Hess Trio and Kevin Jayroe rounded out the month's activities with a wonderful Jazz Under the Oaks concert. More than 200 people were in attendance on the museum's lawn to hear this wonderful music.

Volunteers continue to play a vital role in the daily operation of the Kaminski House Museum. In October, our volunteers worked the hours equivalent of 5 full-time employees.

Robin Gabriel, Executive Director

**Georgetown City Council**

120 North Fraser Street
Georgetown, SC 29442

SCHEDULED**MONTHLY REPORT (ID # 2416)**

Meeting: 11/16/17 05:30 PM

Department: Economic Development

Category: Report

Prepared By: Gloria Tinubu

Initiator: Gloria Tinubu

Sponsors:

DOC ID: 2416

October 2017 Economic Development Report

ECONOMIC DEVELOPMENT MONTHLY REPORT (OCTOBER 2017) TO THE MAYOR AND CITY COUNCIL

PREPARED BY: GLORIA BROMELL TINUBU, DIRECTOR
NOVEMBER 7, 2017

1. City-wide

Overview: The Department organizes its activities into City-wide and five economic development districts (EDDs) patterned after the five Fire Districts, i.e., Maryville, West End, Historic, North Highmarket (aka Airport), and Willowbank.

- City of Georgetown Redevelopment Plan:** Currently drafting, with the City Administrator, the City's Redevelopment Plan that is required for the proposed TIF (Tax Increment Financing District). The proposed Redevelopment Area is 233 acres and represents approximately 5% of the total acreage within the City. The boundaries of the Redevelopment Area include a portion of Highmarket Street from Alex Alford Road on the west to Dozier Street on the east. The northern boundary of this segment is Duke, Exchange and Church Streets. The southern boundary of the segment is Front Street from Alex Alford Road to S. Fraser Street. Another section consists of the City's primary Core Commercial area on Front Street from S. Fraser on the west to Cannon Street on the east. The final section runs north to south along S. Fraser from Front Street to Bourne Street. The eastern border of this section is S. Fraser Street and the western border is Hazard Street.
- SC Arts Commission Lunch Meeting:** I organized a meeting to be held on November 15, to discuss opportunities for arts-based economic development for the City. Topics for discussion include: 1) Cultural District Designation; 2) City Artist-in-Residence Program; 3) Business training for artists through the Arts Ventures Initiative and ArtsGrow through HGTC; 4) Funding for a documentary on the City of Georgetown to mark its 290 anniversary in 2019; 5) Funding opportunities for Arts-related businesses: IDA, Loans or Grants; 6) Opportunity to host renowned trumpeter, Hannibal Lokumbe in 2018; 7) Fraser Street Prototyping Festival; 8) Potential Arts-based business development workshop/symposium between January 1 and April 30, 2018; 9) potential of Kudzu property being developed as workspace and exhibit space for Artists; and 10) identification of potential partners.
- Main Street South Carolina:** Met with Beppie LeGrand to discuss details of the City hosting Main Street South Carolina's annual meeting which be held June 20 – 22, 2018. Also discussed the Economic Development Departments efforts to use the Main Street Approach city-wide.

ECONOMIC DEVELOPMENT MONTHLY REPORT (OCTOBER 2017) TO THE MAYOR AND CITY COUNCIL

PREPARED BY: GLORIA BROMELL TINUBU, DIRECTOR
NOVEMBER 7, 2017

- **EPA Grant:** In charge of preparing the grant proposal for a \$400,000 Environmental Protection Agency (EPA) Brownfield Community Wide Assessment Grant. Proposals are due November 16, 2017.
- **Georgetown County School District and Boeing Day:** To be held in the City of Georgetown on November 14, the goal is to inspire future generations of South Carolinians to pursue careers in Science, Technology, Engineering and Mathematics (STEM) and introduce citizens to Boeing. I worked with the Regional Workforce Advisor for the South Carolina Department of Commerce to schedule a meeting for students from the West End with Boeing and to tour certain locations downtown. They day is designed to have open discussions with Boeing officials about the future of advanced manufacturing and STEM-related jobs in South Carolina and to let our students know about career opportunities.

2. Historic Economic Development District

Overview: The Historic District is defined as east of Fraser Street and south of Church Street to the waterfront on east and south.

- **Proposed Hotel Project for Downtown:** During the month of October, a large part of my time was spent on research, analysis, and meetings concerning the proposed public/private partnership to finance the development of an 85-room hotel on the waterfront. This project has the potential for far-reaching economic impact on the City of Georgetown. If developed, it will be first TIF (Tax Increment Financing) District to be created in the County of Georgetown.
- **Norris Thermal Technologies:** Continued conversations and meeting with the president and consultant of the company to further their efforts to establish a Southeastern Regional Office for their **Game Changer Smoker**, a commercial electric convection smoker and dehydrator. They are headquartered in Tippecanoe, Indiana.

ECONOMIC DEVELOPMENT MONTHLY REPORT (OCTOBER 2017) TO THE MAYOR AND CITY COUNCIL

PREPARED BY: GLORIA BROMELL TINUBU, DIRECTOR
NOVEMBER 7, 2017

- **ULI Competition:** Our City's waterfront has been selected to be the subject site for ULI Carolina's design competition to be held in Greenville, February 12 – 13, 2018. I prepared the site description and with help of the planning staff, provided maps and other images for the competition. Now working on briefing book which is due in December.

3. West End Economic Development District

Overview: The West End is defined as west of Fraser Street and the south side of Highmarket Street to the city limits.

- **West End Redevelopment Sub-Committee (West End RSC):** Held its last meeting on October 16. The sub-committee organized into Transformation Teams and identified prioritized action items. The next meeting is scheduled for November 13 at 6:00 pm at the Howard Center located at 1610 Hawkins Streets. All are welcomed to attend and refreshments will be served.
- **CPAT (Community Planning Assistance Team) Application:** Collected information/data to prepare application to both the national CPAT and the SC CPAT. CPAT, a project of the American Planning Association, is a team of volunteers who are experts in their fields who provide pro bono planning and redevelopment assistance to communities with limited resources.
- Met with community resident to discuss the possibility of adding more zoning for Neighborhood Commercial along Alex Alford.

4. Willowbank Economic Development District

Overview: Willowbank is defined as the area east of Fraser Street and the north side of Church Street to the city limits.

- **Bethel AME Church's Waterfront Inn Redevelopment Project:** In an effort to support the redevelopment of the site, the City is working to issue a RFQ for a Conceptual Master Plan/Site Plan for two concepts.

ECONOMIC DEVELOPMENT MONTHLY REPORT (OCTOBER 2017) TO THE MAYOR AND CITY COUNCIL

PREPARED BY: GLORIA BROMELL TINUBU, DIRECTOR
NOVEMBER 7, 2017

5. North Highmarket (aka Airport) Economic Development District

Overview: North Highmarket is defined as the area east of Fraser Street and the north side of Highmarket Street to the city limits.

- **Proposed mixed-use development:** Continuing to work with local property owner to develop property.
- **Family Entertainment Center:** Connected with the owner of a family entertainment business who will consider the City of Georgetown for expansion.

6. Maryville Economic Development District

Overview: Willowbank is defined as the area of the City south of the Sampit River to the city limits.

- **Eagle Electric Building:** Continued to show the nearly 45,000 square feet industrial facility and identify potential highest and best use.

7. Attended and/or Participated:

- **SC Community Development Association Fall Meeting:** The meeting focused on the redevelopment of dilapidated structures and was held in Columbia on October 12, 2017
- **Horry-Georgetown Technical College Apprenticeship Opportunities in Hospitality & Culinary Arts Workshop:** Held on October 24, the workshop identified grant opportunities offered by Apprenticeship Carolina to assist companies in funding educational opportunities through HGTC.

**Georgetown City Council**

120 North Fraser Street
Georgetown, SC 29442

SCHEDULED**MONTHLY REPORT (ID # 2411)**

Meeting: 11/16/17 05:30 PM

Department: Finance

Category: Report

Prepared By: Debra Bivens

Initiator: Debra Bivens

Sponsors:

DOC ID: 2411

October 2017 Finance & IT Reports

October 2017 Finance and IT Departments Report

Statistics:

New Business Licenses Issued: 620 Prince, Baker Electric Service, Lowcountry Hospitality Services, Northstar Renovations, The Lounge.

Projects Progress:

Grants: Please see the attached schedule for the detail on each grant award.

Year End Audit: Our Auditors are currently on site completing the field work and financial statements, which should be completed before the Thanksgiving holiday. A full report will be presented to Council at the December or January meeting.

FEMA: We continue to work with FEMA to provide all of the necessary documentation for Hurricane Matthew, as well as the Flood of 2015. This is a very time consuming process.

Upcoming Procurement Projects:

- Fire Station II
- Drainage Project (Phase I & Phase II)
- East Bay Park Improvements
- Peak Shaving Project
- North Side Water Storage Tank
- Constitution Park Bulkhead Project
- Front Street UG System Upgrade Project
- WWTP Modifications

Attached are the Budget Performance Reports for October 2017.

Ref	Grantor	Program	Award Amount	Match Amount	Expenditures	Balance	Award #	Status
<u>FEDERAL GRANTS</u>								
1	US Department of Agriculture	Rural Business Enterprise Grant	44,000.00	-	46,119.94	-	00-01	
2	SC Department of Commerce	Highmarket & Duke Drainage Improvements (CDBG)	1,000,000.00	1,190,470.48	161,640.00	2,028,830.48	CDBG #4-CI-15-012	
3	SC Department of Archives & History	FY 2016 Federal Historic Preservation Grant: COG Design Guidelines	24,225.00	24,225.00	48,433.40	-	-	
4	Federal Highway Administration	East Bay Park Recreational Trail (SCPRT)	77,758.60	19,439.65	6,750.00	90,448.25	P28051500715	
5	SC Department of Commerce	Ladder Fire Truck	500,000.00	340,000.00	12,000.00	828,000.00	CDBG #4-CE-16-003	
<u>STATE GRANTS</u>								
6	SC Rural Infrastructure Authority	N. Congdon St & CSX Drainage Ditch Improvement Project	159,365.00	133,720.00	53,181.00	239,904.00	#R-16-1094	
7	SC Muni Insurance Trust	2017 Public Works Equipment	2,000.00	2,000.00	3,922.96	77.04	-	
8	SC Muni Insurance Trust	2017 Soft Body Armor	2,000.00	2,000.00	3,124.92	875.08	-	
<u>OTHER GRANTS</u>								
9	Palmetto Pride	Keep South Carolina Beautiful 2017	8,000.00	-	7,158.35	841.65	-	
TOTAL			1,817,348.60	1,711,855.13	342,330.57	3,188,976.50		



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
Fund 0010 - General Fund								
REVENUE								
Department 00 - Revenue								
Property Taxes								
311.001	Property Taxes - Real	3,065,142.00	18,321.61	.00	27,442.55	3,037,699.45	1	3,031,250.76
311.003	Property Taxes - Vehicles	270,000.00	26,014.53	.00	71,142.86	198,857.14	26	286,244.78
311.005	Prop Tax-Penalties & Cost	31,000.00	.00	.00	.00	31,000.00	0	35,674.17
	Property Taxes Totals	\$3,366,142.00	\$44,336.14	\$0.00	\$98,585.41	\$3,267,556.59	3%	\$3,353,169.71
Licenses and Permits								
321.001	Business Licenses	2,500,000.00	10,692.31	.00	78,703.52	2,421,296.48	3	2,704,578.74
321.002	Business Lic - Penalties	11,000.00	2,511.92	.00	6,219.78	4,780.22	57	11,321.29
322.001	Cable TV Franchise	75,000.00	21,914.30	.00	25,105.10	49,894.90	33	121,838.13
322.002	S.C. Electric & Gas Co.	42,000.00	.00	.00	.00	42,000.00	0	39,536.78
323.001	Electrical Permits	3,500.00	138.00	.00	2,199.00	1,301.00	63	5,976.00
323.002	Plumbing Permits	1,000.00	645.00	.00	1,348.00	(348.00)	135	6,030.00
323.003	Gas Permits	600.00	42.00	.00	210.00	390.00	35	853.00
323.004	Building Permits	85,000.00	9,986.00	.00	20,660.00	64,340.00	24	151,114.55
323.005	Yard Sale Permits	100.00	12.00	.00	33.00	67.00	33	81.00
323.006	Mobile Home Permits	100.00	.00	.00	150.00	(50.00)	150	375.00
323.007	Demolition & Clearance	1,500.00	.00	.00	450.00	1,050.00	30	36,934.00
323.008	Mechanical Permits	6,000.00	379.00	.00	2,973.00	3,027.00	50	6,922.00
323.010	Bus Lic Inspection Fee	1,000.00	25.00	.00	400.00	600.00	40	1,300.00
323.014	Construct Parking Permit	50.00	.00	.00	.00	50.00	0	.00
323.015	Reinspection Fee	250.00	75.00	.00	375.00	(125.00)	150	150.00
323.016	Permit Not Posted On-Site	.00	.00	.00	75.00	(75.00)	+++	75.00
323.018	Moving Permit	.00	.00	.00	.00	.00	+++	100.00
323.019	Stop Work Order Fee	200.00	48.00	.00	84.00	116.00	42	120.00
323.020	Board of Appeals Fee	500.00	150.00	.00	150.00	350.00	30	600.00
323.021	Zoning Fees	1,000.00	.00	.00	.00	1,000.00	0	755.00
323.022	Plan Review Fee	15,000.00	3,691.50	.00	5,401.50	9,598.50	36	61,479.50
323.023	Sign Permit Fee	4,500.00	182.00	.00	1,204.00	3,296.00	27	4,510.00
323.024	Planning Commission Fees	200.00	.00	.00	.00	200.00	0	300.00
323.025	ARB Fees	900.00	210.00	.00	570.00	330.00	63	1,005.00
323.026	Plat Approval Fees	300.00	100.00	.00	160.00	140.00	53	460.00
323.027	Special Events Permit	500.00	36.00	.00	336.00	164.00	67	659.00
323.028	Miscellaneous permits	500.00	.00	.00	.00	500.00	0	795.91



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
364.000	Housing Authority FILOT	36,000.00	.00	.00	.00	36,000.00	0	43,024.87
	Licenses and Permits Totals	\$2,786,700.00	\$50,838.03	\$0.00	\$146,806.90	\$2,639,893.10	5%	\$3,200,894.77
	Impact Fees							
324.008	Fire Impact Fee	60,000.00	31,302.00	.00	33,501.00	26,499.00	56	205,904.26
	Impact Fees Totals	\$60,000.00	\$31,302.00	\$0.00	\$33,501.00	\$26,499.00	56%	\$205,904.26
	Fines and Forfeitures							
351.001	Police Fines	170,000.00	9,451.00	.00	39,520.58	130,479.42	23	165,355.56
351.003	Parking Fines	2,000.00	40.00	.00	260.00	1,740.00	13	1,170.00
351.008	Victim's Asst. Fees-(%)	15,000.00	1,278.86	.00	4,902.80	10,097.20	33	18,734.99
351.009	Victim's Asst. Flat Fees	7,000.00	502.16	.00	2,170.48	4,829.52	31	8,806.38
351.012	Traffic Education Program Fees	1,000.00	.00	.00	280.00	720.00	28	980.00
	Fines and Forfeitures Totals	\$195,000.00	\$11,272.02	\$0.00	\$47,133.86	\$147,866.14	24%	\$195,046.93
	Charges for Services							
344.005	SRO Reimbursement	65,000.00	.00	.00	.00	65,000.00	0	70,578.00
351.010	Misc Police Revenue	2,000.00	98.00	.00	1,662.70	337.30	83	6,949.72
363.001	Fees for GIS/B&P Documents	25.00	.00	.00	15.50	9.50	62	22.50
363.005	FOIA Fees	100.00	3.00	.00	56.50	43.50	56	109.75
	Charges for Services Totals	\$67,125.00	\$101.00	\$0.00	\$1,734.70	\$65,390.30	3%	\$77,659.97
	State Shared							
311.004	Inventory Tax	132,978.00	33,244.53	.00	33,244.53	99,733.47	25	132,978.12
311.006	Homestead Exemption Tax	128,000.00	.00	.00	.00	128,000.00	0	131,476.18
311.007	Manufacturer's Tax Reduce	20,000.00	.00	.00	.00	20,000.00	0	30,684.98
311.008	Motor Carrier Lieu of Tax	8,000.00	2,526.66	.00	5,646.11	2,353.89	71	10,825.81
335.001	Local Government Fund	185,000.00	51,740.99	.00	51,740.99	133,259.01	28	209,845.96
351.007	Sunday Liquor Sales	15,000.00	1,750.00	.00	1,750.00	13,250.00	12	19,280.00
	State Shared Totals	\$488,978.00	\$89,262.18	\$0.00	\$92,381.63	\$396,596.37	19%	\$535,091.05
	Local Grants							
332.008	Other Local Grants	8,000.00	.00	.00	.00	8,000.00	0	8,501.41
	Local Grants Totals	\$8,000.00	\$0.00	\$0.00	\$0.00	\$8,000.00	0%	\$8,501.41
	Federal Grants							
335.004	Fema Recovery	75,000.00	42,789.98	.00	42,789.98	32,210.02	57	162,739.86
	Federal Grants Totals	\$75,000.00	\$42,789.98	\$0.00	\$42,789.98	\$32,210.02	57%	\$162,739.86
	Investment Earnings							
361.001	Investment Earnings	30,000.00	5,876.74	.00	17,241.10	12,758.90	57	29,892.73
	Investment Earnings Totals	\$30,000.00	\$5,876.74	\$0.00	\$17,241.10	\$12,758.90	57%	\$29,892.73
	Miscellaneous							



Budget Performance Report

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Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
362.000	Rents and Royalties	24,000.00	5,442.50	.00	8,484.50	15,515.50	35	34,059.30
364.001	Steel Mill FILOT	.00	.00	.00	.00	.00	+++	22,155.07
368.000	Work Comp Reimbursement	600.00	.00	.00	.00	600.00	0	34,954.13
369.000	Cash Over & Short	.00	1,050.10	.00	2,614.41	(2,614.41)	+++	(411.30)
369.002	Miscellaneous Revenue	3,000.00	.00	.00	10,628.38	(7,628.38)	354	32,738.03
369.003	Insurance Proceeds	15,000.00	(6,265.15)	.00	(6,265.15)	21,265.15	-42	75,573.98
369.005	Set-off Debt Collection Fees	1,500.00	.00	.00	.00	1,500.00	0	1,025.00
369.013	Returned Check Fees	4,500.00	60.00	.00	990.00	3,510.00	22	3,930.00
370.000	Overpayments	.00	.00	.00	.00	.00	+++	15,558.00
	Miscellaneous Totals	\$48,600.00	\$287.45	\$0.00	\$16,452.14	\$32,147.86	34%	\$219,582.21
	Operating Transfers In							
392.001	From Electric Fund	1,400,000.00	233,333.26	.00	466,666.52	933,333.48	33	1,399,999.56
392.003	From Accom Tax Fund	29,000.00	25,907.61	.00	25,907.61	3,092.39	89	30,364.32
392.009	From Hospitality Fund	108,000.00	18,000.00	.00	36,000.00	72,000.00	33	108,000.00
394.002	Transfer from fund balance	86,864.00	.00	.00	.00	86,864.00	0	.00
	Operating Transfers In Totals	\$1,623,864.00	\$277,240.87	\$0.00	\$528,574.13	\$1,095,289.87	33%	\$1,538,363.88
	Financing Proceeds							
393.003	GO Bond Proceeds	2,000,000.00	.00	.00	.00	2,000,000.00	0	.00
	Financing Proceeds Totals	\$2,000,000.00	\$0.00	\$0.00	\$0.00	\$2,000,000.00	0%	\$0.00
	Sale of Assets							
391.001	Sale of Assets	5,000.00	.00	.00	215.00	4,785.00	4	9,260.90
	Sale of Assets Totals	\$5,000.00	\$0.00	\$0.00	\$215.00	\$4,785.00	4%	\$9,260.90
	Department 00 - Revenue Totals	\$10,754,409.00	\$553,306.41	\$0.00	\$1,025,415.85	\$9,728,993.15	10%	\$9,536,107.68
	REVENUE TOTALS	\$10,754,409.00	\$553,306.41	\$0.00	\$1,025,415.85	\$9,728,993.15	10%	\$9,536,107.68
	EXPENSE							
	Department 01 - Administration							
	Personal Services							
400.101	Regular Pay	340,000.00	15,518.18	.00	94,311.43	245,688.57	28	348,439.49
401.103	Overtime	5,000.00	20.80	.00	1,112.57	3,887.43	22	2,201.41
405.114	FICA	27,539.00	1,183.98	.00	7,121.68	20,417.32	26	26,071.30
406.116	Retirement	39,970.00	2,361.78	.00	12,941.17	27,028.83	32	38,192.34
408.125	SCMIT Worker's Comp Ins.	4,500.00	.00	.00	2,829.64	1,670.36	63	5,236.85
410.001	Health Claims Cost	26,000.00	1,520.96	.00	6,111.36	19,888.64	24	19,837.00
	Personal Services Totals	\$443,009.00	\$20,605.70	\$0.00	\$124,427.85	\$318,581.15	28%	\$439,978.39
	Supplies							
500.101	Supplies and Materials	5,000.00	289.93	.00	1,905.96	3,094.04	38	6,180.18



Budget Performance Report

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Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
500.102	Equipment	2,000.00	.00	.00	.00	2,000.00	0	1,375.59
500.103	Furniture	8,500.00	.00	.00	.00	8,500.00	0	.00
500.105	Printing and Binding	100.00	1,199.07	.00	1,914.96	(1,814.96)	1915	84.53
	Supplies Totals	\$15,600.00	\$1,489.00	\$0.00	\$3,820.92	\$11,779.08	24%	\$7,640.30
	Other Services & Charges							
610.111	Communications- Landline	6,000.00	130.53	.00	1,730.01	4,269.99	29	5,112.35
610.112	Postage	1,000.00	154.62	.00	677.68	322.32	68	677.06
610.1110	Communications- Wireless	3,800.00	267.75	.00	802.43	2,997.57	21	2,917.93
620.114	Advertising	300.00	819.00	.00	884.00	(584.00)	295	390.00
640.124	Travel Expense	7,750.00	70.09	.00	1,494.85	6,255.15	19	2,795.51
650.127	Electricity	5,954.00	199.13	.00	2,056.99	3,897.01	35	6,306.85
650.128	Water	1,128.00	83.34	.00	167.67	960.33	15	632.92
650.129	Wastewater	1,487.00	110.69	.00	228.56	1,258.44	15	848.77
650.130	Sanitation	643.00	78.59	.00	314.36	328.64	49	810.08
650.133	Stormwater	400.00	56.54	.00	226.16	173.84	57	484.44
650.134	Security Lights	1,700.00	157.50	.00	630.00	1,070.00	37	1,890.00
650.1271	Electricity- Sales Tax	282.00	24.07	.00	117.68	164.32	42	292.39
660.139	Fleet Services Materials	1,200.00	.00	.00	99.13	1,100.87	8	1,059.32
660.145	Gasoline & Oil	1,500.00	126.80	.00	243.93	1,256.07	16	1,445.91
660.1391	Fleet Services Labor	1,000.00	.00	.00	192.50	807.50	19	536.25
670.156	Equipment Rental/Lease	7,200.00	977.26	.00	2,657.39	4,542.61	37	6,979.95
685.180	Membership Dues and Fees	3,400.00	1,779.40	.00	2,289.95	1,110.05	67	3,021.95
685.182	Other Operating Expenses	3,000.00	137.37	.00	849.87	2,150.13	28	8,758.81
685.186	Training	2,250.00	.00	.00	11.80	2,238.20	1	529.00
685.1801	Subscriptions	300.00	.00	.00	51.45	248.55	17	63.05
686.187	Professional Services	100.00	.00	.00	.00	100.00	0	103.28
686.189	Employee Medical	200.00	.00	.00	.00	200.00	0	.00
686.195	Repair/Maint Svc Contract	1,000.00	.00	.00	.00	1,000.00	0	42.00
686.1895	Employee wellness services	1,250.00	79.77	.00	265.18	984.82	21	1,573.35
	Other Services & Charges Totals	\$52,844.00	\$5,252.45	\$0.00	\$15,991.59	\$36,852.41	30%	\$47,271.17
	Other Objects							
795.001	IT Internal Allocations	16,750.00	245.16	.00	4,086.59	12,663.41	24	26,138.14
795.995	GF Cost Distribution	(215,000.00)	(17,916.66)	.00	(71,666.64)	(143,333.36)	33	(215,000.04)
	Other Objects Totals	(\$198,250.00)	(\$17,671.50)	\$0.00	(\$67,580.05)	(\$130,669.95)	34%	(\$188,861.90)
	Sub Department 02 - Mayor and Council							
	Personal Services							

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
400.101	Regular Pay	110,414.00	4,911.27	.00	31,606.12	78,807.88	29	111,239.10
405.114	FICA	7,225.00	294.81	.00	2,052.61	5,172.39	28	7,254.93
406.116	Retirement	11,235.00	591.69	.00	3,744.11	7,490.89	33	10,765.22
410.001	Health Claims Cost	51,266.00	3,405.92	.00	13,623.68	37,642.32	27	42,072.62
Personal Services Totals		\$180,140.00	\$9,203.69	\$0.00	\$51,026.52	\$129,113.48	28%	\$171,331.87
Supplies								
500.101	Supplies and Materials	1,200.00	.00	.00	(85.17)	1,285.17	-7	1,710.23
500.102	Equipment	1,500.00	.00	.00	.00	1,500.00	0	.00
500.105	Printing and Binding	1,000.00	37.50	.00	365.69	634.31	37	.00
Supplies Totals		\$3,700.00	\$37.50	\$0.00	\$280.52	\$3,419.48	8%	\$1,710.23
Other Services & Charges								
610.111	Communications- Landline	800.00	43.52	.00	205.75	594.25	26	571.16
610.112	Postage	1,000.00	10.12	.00	48.57	951.43	5	140.88
610.1110	Communications- Wireless	3,500.00	336.57	.00	977.70	2,522.30	28	6,301.39
620.114	Advertising	500.00	39.00	.00	71.50	428.50	14	1,283.75
640.124	Travel Expense	14,500.00	.00	.00	1,572.95	12,927.05	11	8,952.07
670.156	Equipment Rental/Lease	10,000.00	810.00	14,580.00	3,240.00	(7,820.00)	178	9,720.00
685.180	Membership Dues and Fees	1,200.00	.00	.00	.00	1,200.00	0	.00
685.182	Other Operating Expenses	17,400.00	.00	.00	.00	17,400.00	0	1,817.77
685.186	Training	3,100.00	.00	.00	.00	3,100.00	0	5,460.30
685.1801	Subscriptions	2,600.00	.00	.00	.00	2,600.00	0	1,360.20
686.187	Professional Services	150.00	.00	.00	294.25	(144.25)	196	309.84
686.1895	Employee wellness services	2,700.00	186.12	.00	618.75	2,081.25	23	1,430.78
Other Services & Charges Totals		\$57,450.00	\$1,425.33	\$14,580.00	\$7,029.47	\$35,840.53	38%	\$37,348.14
Other Objects								
795.001	IT Internal Allocations	6,700.00	49.03	.00	951.24	5,748.76	14	9,287.20
Other Objects Totals		\$6,700.00	\$49.03	\$0.00	\$951.24	\$5,748.76	14%	\$9,287.20
Sub Department 02 - Mayor and Council Totals		\$247,990.00	\$10,715.55	\$14,580.00	\$59,287.75	\$174,122.25	30%	\$219,677.44
Department 01 - Administration Totals		\$561,193.00	\$20,391.20	\$14,580.00	\$135,948.06	\$410,664.94	27%	\$525,705.40
Department 04 - Finance								
Personal Services								
400.101	Regular Pay	429,498.00	19,643.42	.00	137,340.11	292,157.89	32	443,044.39
401.103	Overtime	3,000.00	226.56	.00	675.51	2,324.49	23	1,725.06
405.114	FICA	30,932.00	1,382.86	.00	9,952.17	20,979.83	32	32,098.62
406.116	Retirement	52,565.00	3,021.64	.00	18,801.07	33,763.93	36	50,781.69
408.125	SCMIT Worker's Comp Ins.	2,500.00	.00	.00	1,551.26	948.74	62	2,870.94



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
410.001	Health Claims Cost	58,000.00	4,721.52	.00	18,886.08	39,113.92	33	52,429.14
	Personal Services Totals	\$576,495.00	\$28,996.00	\$0.00	\$187,206.20	\$389,288.80	32%	\$582,949.84
	Supplies							
500.101	Supplies and Materials	8,000.00	.00	.00	2,423.48	5,576.52	30	5,812.33
500.102	Equipment	1,500.00	.00	.00	.00	1,500.00	0	160.50
500.103	Furniture	1,000.00	.00	.00	.00	1,000.00	0	.00
500.105	Printing and Binding	100.00	.00	.00	.00	100.00	0	.00
	Supplies Totals	\$10,600.00	\$0.00	\$0.00	\$2,423.48	\$8,176.52	23%	\$5,972.83
	Other Services & Charges							
610.111	Communications- Landline	3,500.00	163.03	.00	1,049.00	2,451.00	30	2,989.62
610.112	Postage	4,000.00	571.41	.00	2,087.93	1,912.07	52	5,366.69
610.1110	Communications- Wireless	2,000.00	150.79	.00	451.89	1,548.11	23	1,786.14
620.114	Advertising	200.00	.00	.00	.00	200.00	0	.00
640.124	Travel Expense	3,500.00	825.72	.00	825.72	2,674.28	24	2,837.19
650.127	Electricity	5,103.00	170.69	.00	1,763.14	3,339.86	35	5,405.88
650.128	Water	967.00	71.43	.00	143.70	823.30	15	542.52
650.129	Wastewater	1,274.00	94.88	.00	195.92	1,078.08	15	727.53
650.130	Sanitation	551.00	67.36	.00	269.44	281.56	49	694.32
650.133	Stormwater	320.00	48.47	.00	193.88	126.12	61	415.32
650.134	Security Lights	1,460.00	135.00	.00	540.00	920.00	37	1,620.00
650.1271	Electricity- Sales Tax	242.00	20.63	.00	100.87	141.13	42	250.61
670.156	Equipment Rental/Lease	7,000.00	621.42	.00	2,114.52	4,885.48	30	8,056.02
685.180	Membership Dues and Fees	1,150.00	.00	.00	320.00	830.00	28	1,135.05
685.182	Other Operating Expenses	38,000.00	283.92	.00	11,035.85	26,964.15	29	35,024.89
685.184	Continuing Education	1,000.00	.00	.00	695.00	305.00	70	1,589.00
685.186	Training	3,500.00	.00	.00	504.00	2,996.00	14	1,600.22
685.1801	Subscriptions	500.00	.00	.00	.00	500.00	0	484.80
686.187	Professional Services	500.00	.00	.00	.00	500.00	0	51.64
686.189	Employee Medical	200.00	.00	.00	.00	200.00	0	45.00
686.195	Repair/Maint Svc Contract	3,000.00	.00	.00	154.50	2,845.50	5	1,031.27
686.1895	Employee wellness services	2,500.00	212.71	.00	707.14	1,792.86	28	2,183.83
	Other Services & Charges Totals	\$80,467.00	\$3,437.46	\$0.00	\$23,152.50	\$57,314.50	29%	\$73,837.54
	Other Objects							
795.001	IT Internal Allocations	16,750.00	294.19	.00	4,957.42	11,792.58	30	30,277.56
795.995	GF Cost Distribution	(412,530.00)	(34,377.50)	.00	(137,510.00)	(275,020.00)	33	(415,855.56)
	Other Objects Totals	(\$395,780.00)	(\$34,083.31)	\$0.00	(\$132,552.58)	(\$263,227.42)	33%	(\$385,578.00)

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
Department 04 - Finance Totals		\$271,782.00	(\$1,649.85)	\$0.00	\$80,229.60	\$191,552.40	30%	\$277,182.21
Department 05 - Police								
Sub Department 05 - Police Staff Services								
Personal Services								
400.101	Regular Pay	1,578,064.00	75,380.55	.00	481,882.12	1,096,181.88	31	1,612,937.68
401.103	Overtime	85,000.00	1,873.70	.00	20,781.83	64,218.17	24	103,226.99
401.105	On-call pay	5,200.00	400.00	.00	1,600.00	3,600.00	31	4,500.00
405.114	FICA	125,482.00	5,555.60	.00	36,195.59	89,286.41	29	124,551.26
406.116	Retirement	250,810.00	13,570.32	.00	80,191.36	170,618.64	32	239,049.91
408.125	SCMIT Worker's Comp Ins.	70,000.00	970.40	.00	43,156.33	26,843.67	62	91,023.49
410.001	Health Claims Cost	233,011.00	19,597.66	.00	79,262.08	153,748.92	34	210,268.40
410.002	Health Claim Costs-Retire	40,232.00	3,764.44	.00	13,571.08	26,660.92	34	38,133.02
Personal Services Totals		\$2,387,799.00	\$121,112.67	\$0.00	\$756,640.39	\$1,631,158.61	32%	\$2,423,690.75
Supplies								
500.101	Supplies and Materials	33,000.00	1,863.07	.00	5,444.87	27,555.13	16	24,937.46
500.102	Equipment	11,260.00	.00	.00	417.28	10,842.72	4	27,322.64
500.103	Furniture	5,000.00	.00	.00	.00	5,000.00	0	2,098.18
501.101	Uniforms and Clothing	32,000.00	2,249.72	.00	6,548.11	25,451.89	20	19,548.58
Supplies Totals		\$81,260.00	\$4,112.79	\$0.00	\$12,410.26	\$68,849.74	15%	\$73,906.86
Other Services & Charges								
610.111	Communications- Landline	7,500.00	358.69	.00	2,329.73	5,170.27	31	6,594.36
610.112	Postage	2,000.00	8.51	.00	472.69	1,527.31	24	313.44
610.1110	Communications- Wireless	68,040.00	4,994.27	27,366.77	19,461.54	21,211.69	69	50,091.15
620.114	Advertising	1,500.00	190.00	.00	190.00	1,310.00	13	632.30
640.124	Travel Expense	12,054.00	.00	.00	4,027.70	8,026.30	33	6,363.39
650.127	Electricity	25,311.00	2,141.28	.00	10,362.55	14,948.45	41	27,921.61
650.128	Water	3,724.00	175.41	.00	729.04	2,994.96	20	3,130.08
650.129	Wastewater	1,981.00	168.48	.00	709.32	1,271.68	36	2,324.89
650.130	Sanitation	2,255.00	182.46	.00	729.84	1,525.16	32	2,189.52
650.133	Stormwater	1,190.00	198.20	.00	792.80	397.20	67	1,370.40
650.134	Security Lights	3,351.00	309.89	.00	1,239.56	2,111.44	37	3,718.68
650.1271	Electricity- Sales Tax	1,120.00	91.24	.00	463.56	656.44	41	1,213.45
660.133	Repairs & Maint. Services	30,350.00	427.25	.00	5,957.76	24,392.24	20	25,120.89
660.139	Fleet Services Materials	33,000.00	1,880.74	1,854.28	7,368.42	23,777.30	28	21,574.23
660.145	Gasoline & Oil	60,000.00	5,185.27	.00	13,875.26	46,124.74	23	59,154.61
660.1391	Fleet Services Labor	37,000.00	1,656.85	.00	11,455.91	25,544.09	31	43,130.80



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
670.156	Equipment Rental/Lease	7,200.00	651.59	.00	1,729.93	5,470.07	24	6,571.76
682.1721	Prisoner Housing	183,000.00	7,560.00	.00	28,729.00	154,271.00	16	155,515.82
685.180	Membership Dues and Fees	1,815.00	.00	.00	.00	1,815.00	0	1,921.75
685.182	Other Operating Expenses	15,000.00	160.50	.00	4,383.30	10,616.70	29	14,812.20
685.186	Training	11,255.00	1,697.00	.00	2,676.00	8,579.00	24	6,973.22
685.187	Special Projects	5,375.00	.00	.00	936.80	4,438.20	17	2,200.00
685.189	Reserve Program	2,000.00	.00	.00	.00	2,000.00	0	.00
685.1801	Subscriptions	7,025.00	601.57	.00	1,175.99	5,849.01	17	5,070.24
685.1821	Hurricane/Storm Expense	.00	.00	.00	1,163.79	(1,163.79)	+++	.00
685.1861	Law Enforce Accreditation	4,350.00	.00	.00	3,426.00	924.00	79	.00
686.186	Legal Services	.00	490.64	.00	523.44	(523.44)	+++	196.89
686.187	Professional Services	.00	.00	.00	.00	.00	+++	103.28
686.189	Employee Medical	14,550.00	140.00	.00	425.00	14,125.00	3	11,097.66
686.194	Other Prof/Tech Services	75,000.00	.00	112,500.00	18,750.00	(56,250.00)	175	53,000.00
686.195	Repair/Maint Svc Contract	41,100.00	623.90	2,700.00	3,263.43	35,136.57	15	25,966.19
686.1895	Employee wellness services	15,000.00	1,010.37	.00	3,358.92	11,641.08	22	17,375.11
687.203	Contract Services	44,500.00	399.95	.00	1,599.80	42,900.20	4	42,303.18
Other Services & Charges Totals		\$717,546.00	\$31,304.06	\$144,421.05	\$152,307.08	\$420,817.87	41%	\$597,951.10
Other Objects								
795.001	IT Internal Allocations	33,500.00	490.32	.00	8,387.37	25,112.63	25	54,703.56
795.010	911 Expense Billing	(1,900.00)	(157.30)	.00	(737.75)	(1,162.25)	39	(2,863.10)
Other Objects Totals		\$31,600.00	\$333.02	\$0.00	\$7,649.62	\$23,950.38	24%	\$51,840.46
Sub Department 05 - Police Staff Services Totals		\$3,218,205.00	\$156,862.54	\$144,421.05	\$929,007.35	\$2,144,776.60	33%	\$3,147,389.17
Sub Department 07 - Victim's Advocate								
Personal Services								
400.101	Regular Pay	32,115.00	1,537.28	.00	9,864.24	22,250.76	31	32,741.31
401.103	Overtime	2,000.00	.00	.00	202.06	1,797.94	10	1,580.05
405.114	FICA	2,387.00	97.71	.00	680.21	1,706.79	28	2,347.68
406.116	Retirement	4,054.00	228.56	.00	1,352.83	2,701.17	33	3,873.71
408.125	SCMIT Worker's Comp Ins.	550.00	.00	.00	344.72	205.28	63	637.98
410.001	Health Claims Cost	3,453.00	574.36	.00	2,297.44	1,155.56	67	4,128.82
Personal Services Totals		\$44,559.00	\$2,437.91	\$0.00	\$14,741.50	\$29,817.50	33%	\$45,309.55
Supplies								
500.101	Supplies and Materials	975.00	.00	.00	193.67	781.33	20	387.77
501.101	Uniforms and Clothing	400.00	194.52	.00	405.92	(5.92)	101	.00
Supplies Totals		\$1,375.00	\$194.52	\$0.00	\$599.59	\$775.41	44%	\$387.77

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
	Other Services & Charges							
610.111	Communications- Landline	180.00	10.88	.00	51.44	128.56	29	142.79
610.112	Postage	500.00	.00	.00	150.00	350.00	30	.00
610.1110	Communications- Wireless	1,000.00	110.04	493.16	345.91	160.93	84	778.33
640.124	Travel Expense	1,750.00	.00	.00	.00	1,750.00	0	947.44
660.133	Repairs & Maint. Services	250.00	.00	.00	.00	250.00	0	.00
660.139	Fleet Services Materials	100.00	.00	.00	.00	100.00	0	.00
660.145	Gasoline & Oil	1,500.00	151.72	.00	379.59	1,120.41	25	.00
660.1391	Fleet Services Labor	100.00	.00	.00	.00	100.00	0	.00
670.156	Equipment Rental/Lease	450.00	.00	.00	.00	450.00	0	341.37
685.180	Membership Dues and Fees	75.00	.00	.00	.00	75.00	0	52.90
685.182	Other Operating Expenses	500.00	.00	.00	.00	500.00	0	.00
685.186	Training	400.00	.00	.00	.00	400.00	0	500.00
685.187	Special Projects	600.00	.00	.00	18.32	581.68	3	.00
686.189	Employee Medical	425.00	.00	.00	.00	425.00	0	.00
686.195	Repair/Maint Svc Contract	500.00	.00	.00	.00	500.00	0	375.00
686.1895	Employee wellness services	.00	26.59	.00	88.40	(88.40)	+++	254.39
	Other Services & Charges Totals	\$8,330.00	\$299.23	\$493.16	\$1,033.66	\$6,803.18	18%	\$3,392.22
	Other Objects							
795.001	IT Internal Allocations	3,350.00	49.03	.00	790.44	2,559.56	24	3,831.62
	Other Objects Totals	\$3,350.00	\$49.03	\$0.00	\$790.44	\$2,559.56	24%	\$3,831.62
	Sub Department 07 - Victim's Advocate Totals	\$57,614.00	\$2,980.69	\$493.16	\$17,165.19	\$39,955.65	31%	\$52,921.16
	Sub Department 26 - Grants							
	Supplies							
500.101	Supplies and Materials	4,200.00	.00	.00	154.98	4,045.02	4	486.53
500.102	Equipment	500.00	.00	.00	.00	500.00	0	.00
501.101	Uniforms and Clothing	800.00	.00	.00	.00	800.00	0	439.84
	Supplies Totals	\$5,500.00	\$0.00	\$0.00	\$154.98	\$5,345.02	3%	\$926.37
	Other Services & Charges							
610.1110	Communications- Wireless	3,000.00	252.08	986.30	952.25	1,061.45	65	1,914.89
640.124	Travel Expense	1,200.00	.00	.00	.00	1,200.00	0	1,079.47
660.133	Repairs & Maint. Services	1,000.00	.00	.00	.00	1,000.00	0	.00
660.139	Fleet Services Materials	1,200.00	.00	.00	.00	1,200.00	0	1,005.44
660.145	Gasoline & Oil	2,000.00	300.27	.00	495.75	1,504.25	25	1,273.68
660.1391	Fleet Services Labor	1,000.00	32.04	.00	155.84	844.16	16	807.10
685.182	Other Operating Expenses	2,500.00	.00	.00	553.80	1,946.20	22	790.56

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
685.186	Training	1,300.00	.00	.00	.00	1,300.00	0	500.00
685.187	Special Projects	2,000.00	.00	.00	.00	2,000.00	0	.00
	Other Services & Charges Totals	\$15,200.00	\$584.39	\$986.30	\$2,157.64	\$12,056.06	21%	\$7,371.14
	Sub Department 26 - Grants Totals	\$20,700.00	\$584.39	\$986.30	\$2,312.62	\$17,401.08	16%	\$8,297.51
	Sub Department 28 - Safe Streets							
	Supplies							
500.101	Supplies and Materials	.00	.00	.00	.00	.00	+++	276.21
	Supplies Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$276.21
	Other Services & Charges							
685.182	Other Operating Expenses	.00	.00	.00	.00	.00	+++	819.74
685.187	Special Projects	.00	.00	.00	11.56	(11.56)	+++	.00
	Other Services & Charges Totals	\$0.00	\$0.00	\$0.00	\$11.56	(\$11.56)	+++	\$819.74
	Sub Department 28 - Safe Streets Totals	\$0.00	\$0.00	\$0.00	\$11.56	(\$11.56)	+++	\$1,095.95
	Department 05 - Police Totals	\$3,296,519.00	\$160,427.62	\$145,900.51	\$948,496.72	\$2,202,121.77	33%	\$3,209,703.79
	Department 09 - Housing and Community Dev.							
	Personal Services							
400.101	Regular Pay	219,388.00	10,404.11	.00	66,913.58	152,474.42	31	223,899.82
401.103	Overtime	3,000.00	180.74	.00	602.95	2,397.05	20	3,741.43
405.114	FICA	15,755.00	735.06	.00	4,843.48	10,911.52	31	16,117.64
406.116	Retirement	26,692.00	1,554.61	.00	9,089.00	17,603.00	34	25,681.29
408.125	SCMIT Worker's Comp Ins.	2,200.00	.00	.00	1,364.54	835.46	62	2,525.37
410.001	Health Claims Cost	49,126.00	2,794.40	.00	11,177.60	37,948.40	23	40,437.24
	Personal Services Totals	\$316,161.00	\$15,668.92	\$0.00	\$93,991.15	\$222,169.85	30%	\$312,402.79
	Supplies							
500.101	Supplies and Materials	2,411.00	581.97	.00	1,509.40	901.60	63	3,628.00
500.102	Equipment	3,627.00	.00	.00	.00	3,627.00	0	3,810.78
500.103	Furniture	200.00	.00	.00	.00	200.00	0	90.00
500.105	Printing and Binding	2,030.00	.00	.00	993.67	1,036.33	49	808.48
	Supplies Totals	\$8,268.00	\$581.97	\$0.00	\$2,503.07	\$5,764.93	30%	\$8,337.26
	Other Services & Charges							
610.111	Communications- Landline	1,500.00	54.40	.00	535.47	964.53	36	1,563.92
610.112	Postage	1,500.00	131.86	.00	484.73	1,015.27	32	716.53
610.1110	Communications- Wireless	1,500.00	163.17	.00	488.79	1,011.21	33	1,703.23
620.114	Advertising	2,041.00	117.00	.00	195.00	1,846.00	10	2,835.48
640.124	Travel Expense	574.00	51.00	.00	69.67	504.33	12	475.20
650.127	Electricity	3,403.00	113.79	.00	1,175.43	2,227.57	35	3,603.91



Budget Performance Report

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Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
650.128	Water	645.00	47.62	.00	95.80	549.20	15	361.70
650.129	Wastewater	850.00	63.25	.00	130.60	719.40	15	485.01
650.130	Sanitation	367.00	44.91	.00	179.64	187.36	49	462.92
650.133	Stormwater	213.00	32.31	.00	129.24	83.76	61	276.84
650.134	Security Lights	973.00	90.00	.00	360.00	613.00	37	1,080.00
650.1271	Electricity- Sales Tax	163.00	13.76	.00	67.25	95.75	41	167.06
660.139	Fleet Services Materials	500.00	.00	.00	19.95	480.05	4	324.86
660.145	Gasoline & Oil	1,500.00	195.88	.00	576.89	923.11	38	1,688.31
660.1391	Fleet Services Labor	2,000.00	23.16	.00	126.39	1,873.61	6	2,375.41
670.156	Equipment Rental/Lease	7,500.00	223.15	.00	2,631.98	4,868.02	35	11,024.42
685.180	Membership Dues and Fees	955.00	80.00	.00	80.00	875.00	8	1,552.88
685.182	Other Operating Expenses	1,000.00	130.00	.00	632.98	367.02	63	1,699.62
685.184	Continuing Education	840.00	.00	.00	.00	840.00	0	154.65
685.186	Training	10,039.00	.00	.00	3,581.10	6,457.90	36	1,743.23
685.192	KGB Operations	7,000.00	125.43	.00	603.26	6,396.74	9	5,962.69
685.1801	Subscriptions	50.00	.00	.00	.00	50.00	0	39.00
685.1921	KGB grant expenses	7,000.00	2,523.46	.00	2,523.46	4,476.54	36	8,501.41
686.187	Professional Services	.00	.00	.00	.00	.00	+++	103.28
686.191	Contract Services/Studies	92,000.00	3,195.00	(4,839.99)	8,875.00	87,964.99	4	78,889.45
686.195	Repair/Maint Svc Contract	500.00	77.25	.00	154.50	345.50	31	196.50
686.1895	Employee wellness services	1,000.00	132.95	.00	441.97	558.03	44	1,562.75
Other Services & Charges Totals		\$145,613.00	\$7,629.35	(\$4,839.99)	\$24,159.10	\$126,293.89	13%	\$129,550.26
Other Objects								
795.001	IT Internal Allocations	13,400.00	245.16	.00	3,952.49	9,447.51	29	19,168.44
Other Objects Totals		\$13,400.00	\$245.16	\$0.00	\$3,952.49	\$9,447.51	29%	\$19,168.44
Department 09 - Housing and Community Dev. Totals		\$483,442.00	\$24,125.40	(\$4,839.99)	\$124,605.81	\$363,676.18	25%	\$469,458.75
Department 10 - Municipal Court								
Personal Services								
400.101	Regular Pay	97,532.00	5,092.80	.00	32,695.27	64,836.73	34	101,637.44
401.103	Overtime	4,700.00	316.42	.00	1,777.91	2,922.09	38	4,979.81
401.105	On-call pay	4,830.00	400.00	.00	1,600.00	3,230.00	33	5,100.00
405.114	FICA	7,825.00	430.53	.00	2,650.31	5,174.69	34	8,173.48
406.116	Retirement	12,737.00	796.33	.00	4,701.69	8,035.31	37	12,359.15
408.125	SCMIT Worker's Comp Ins.	1,300.00	.00	.00	847.46	452.54	65	1,568.40
410.001	Health Claims Cost	19,125.00	1,334.84	.00	5,339.36	13,785.64	28	16,030.52
Personal Services Totals		\$148,049.00	\$8,370.92	\$0.00	\$49,612.00	\$98,437.00	34%	\$149,848.80



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
	Supplies							
500.101	Supplies and Materials	3,000.00	243.18	.00	727.49	2,272.51	24	3,588.38
500.102	Equipment	5,000.00	.00	.00	548.48	4,451.52	11	1,720.63
500.103	Furniture	.00	.00	.00	.00	.00	+++	1,591.00
	Supplies Totals	\$8,000.00	\$243.18	\$0.00	\$1,275.97	\$6,724.03	16%	\$6,900.01
	Other Services & Charges							
610.111	Communications- Landline	550.00	32.64	.00	154.31	395.69	28	428.38
610.112	Postage	3,500.00	130.04	.00	666.56	2,833.44	19	2,140.01
610.1110	Communications- Wireless	350.00	34.32	.00	102.74	247.26	29	403.82
640.124	Travel Expense	1,555.00	17.66	.00	659.36	895.64	42	232.95
650.127	Electricity	4,660.00	398.19	.00	1,927.00	2,733.00	41	5,192.25
650.128	Water	568.00	26.75	.00	111.16	456.84	20	477.30
650.129	Wastewater	302.00	25.69	.00	108.16	193.84	36	354.47
650.130	Sanitation	120.00	9.67	.00	38.68	81.32	32	116.04
650.133	Stormwater	188.00	17.39	.00	69.56	118.44	37	208.68
650.134	Security Lights	412.00	38.11	.00	152.44	259.56	37	457.32
650.1271	Electricity- Sales Tax	201.00	16.97	.00	86.20	114.80	43	225.65
660.133	Repairs & Maint. Services	1,500.00	.00	.00	.00	1,500.00	0	5,334.13
660.139	Fleet Services Materials	300.00	.00	.00	490.70	(190.70)	164	226.65
660.145	Gasoline & Oil	500.00	38.64	.00	149.39	350.61	30	545.88
660.1391	Fleet Services Labor	300.00	.00	.00	330.00	(30.00)	110	233.75
670.156	Equipment Rental/Lease	3,000.00	173.66	.00	173.66	2,826.34	6	1,946.56
685.180	Membership Dues and Fees	75.00	.00	.00	.00	75.00	0	88.91
685.182	Other Operating Expenses	3,300.00	85.39	.00	673.39	2,626.61	20	3,564.43
685.186	Training	445.00	.00	.00	.00	445.00	0	75.00
686.187	Professional Services	.00	.00	.00	.00	.00	+++	51.64
686.195	Repair/Maint Svc Contract	1,000.00	.00	.00	193.55	806.45	19	293.28
686.1895	Employee wellness services	600.00	79.77	.00	265.18	334.82	44	926.25
	Other Services & Charges Totals	\$23,426.00	\$1,124.89	\$0.00	\$6,352.04	\$17,073.96	27%	\$23,523.35
	Other Objects							
795.001	IT Internal Allocations	10,050.00	245.16	.00	4,006.19	6,043.81	40	20,990.36
	Other Objects Totals	\$10,050.00	\$245.16	\$0.00	\$4,006.19	\$6,043.81	40%	\$20,990.36
	Department 10 - Municipal Court Totals	\$189,525.00	\$9,984.15	\$0.00	\$61,246.20	\$128,278.80	32%	\$201,262.52
	Department 11 - Fire							
	Personal Services							
400.101	Regular Pay	1,140,000.00	58,773.23	.00	377,320.25	762,679.75	33	1,196,840.44



Budget Performance Report

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Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
401.103	Overtime	90,000.00	2,388.18	.00	33,311.04	56,688.96	37	93,087.74
402.111	Volunteer Employees	7,000.00	495.00	.00	2,340.00	4,660.00	33	4,635.00
405.114	FICA	88,236.00	4,383.42	.00	28,758.26	59,477.74	33	90,648.74
406.116	Retirement	184,431.00	11,188.24	.00	65,793.74	118,637.26	36	178,178.78
408.125	SCMIT Worker's Comp Ins.	35,000.00	.00	.00	22,910.46	12,089.54	65	41,819.78
410.001	Health Claims Cost	266,987.00	19,499.04	.00	77,615.92	189,371.08	29	219,896.79
410.002	Health Claim Costs-Retire	39,353.00	4,551.30	.00	18,205.20	21,147.80	46	41,170.08
Personal Services Totals		\$1,851,007.00	\$101,278.41	\$0.00	\$626,254.87	\$1,224,752.13	34%	\$1,866,277.35
Supplies								
500.101	Supplies and Materials	18,000.00	810.11	.00	3,320.69	14,679.31	18	29,324.20
500.102	Equipment	41,000.00	2,621.27	.00	2,621.27	38,378.73	6	56,298.81
500.103	Furniture	2,000.00	.00	.00	.00	2,000.00	0	2,000.02
500.105	Printing and Binding	1,000.00	82.51	.00	82.51	917.49	8	108.73
500.107	Technology Supplies	5,000.00	44.75	.00	1,662.57	3,337.43	33	4,041.64
501.101	Uniforms and Clothing	28,900.00	1,406.91	.00	3,851.60	25,048.40	13	33,286.44
515.121	Safety Supplies	5,000.00	.00	.00	855.85	4,144.15	17	4,805.48
515.128	Medical Supplies	10,000.00	894.04	.00	3,572.00	6,428.00	36	10,088.05
531.140	Haz Mat Supplies/Equipmnt	10,000.00	1,671.10	.00	1,765.87	8,234.13	18	9,978.90
Supplies Totals		\$120,900.00	\$7,530.69	\$0.00	\$17,732.36	\$103,167.64	15%	\$149,932.27
Other Services & Charges								
610.111	Communications- Landline	6,500.00	228.30	.00	1,857.85	4,642.15	29	5,401.90
610.112	Postage	500.00	.00	.00	57.37	442.63	11	979.86
610.1110	Communications- Wireless	28,200.00	1,850.90	31,629.10	9,158.56	(12,587.66)	145	30,096.09
620.114	Advertising	750.00	.00	.00	253.50	496.50	34	156.00
630.121	Fire Prevention Materials	9,054.00	258.84	.00	2,495.10	6,558.90	28	9,520.09
640.124	Travel Expense	4,321.00	.00	.00	1,922.96	2,398.04	45	699.30
650.127	Electricity	21,196.00	1,382.32	.00	6,484.13	14,711.87	31	23,883.97
650.128	Water	1,780.00	189.36	.00	704.05	1,075.95	40	1,865.97
650.129	Wastewater	2,430.00	214.01	.00	869.63	1,560.37	36	2,485.20
650.130	Sanitation	973.00	78.76	.00	315.04	657.96	32	945.12
650.133	Stormwater	711.00	116.10	.00	467.80	243.20	66	838.80
650.134	Security Lights	1,633.00	151.00	.00	604.00	1,029.00	37	1,812.00
650.1271	Electricity- Sales Tax	2,168.00	55.90	.00	343.95	1,824.05	16	982.95
660.103	Emergency Preparedness	5,000.00	.00	.00	315.37	4,684.63	6	931.24
660.133	Repairs & Maint. Services	26,000.00	1,157.61	.00	7,453.82	18,546.18	29	37,943.31
660.139	Fleet Services Materials	26,000.00	1,559.57	.00	6,145.44	19,854.56	24	29,566.11



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
660.145	Gasoline & Oil	18,000.00	2,060.33	.00	6,116.21	11,883.79	34	19,608.88
660.1391	Fleet Services Labor	15,000.00	418.39	.00	3,190.07	11,809.93	21	15,093.67
660.1392	Fleet Svcs- Outside Vends	20,000.00	1,226.38	.00	13,803.10	6,196.90	69	12,473.39
670.156	Equipment Rental/Lease	6,500.00	1,658.25	.00	2,804.95	3,695.05	43	9,318.38
682.169	Laundry & Linen	2,500.00	89.28	.00	289.08	2,210.92	12	1,923.40
685.180	Membership Dues and Fees	1,355.00	.00	.00	45.00	1,310.00	3	760.78
685.182	Other Operating Expenses	5,000.00	.00	.00	366.83	4,633.17	7	10,690.55
685.184	Continuing Education	5,000.00	.00	.00	594.00	4,406.00	12	.00
685.186	Training	20,210.00	145.00	.00	1,867.26	18,342.74	9	18,524.30
685.1801	Subscriptions	8,718.00	.00	1,545.00	457.73	6,715.27	23	11,812.56
685.1821	Hurricane/Storm Expense	.00	235.48	.00	3,687.59	(3,687.59)	+++	.00
686.187	Professional Services	.00	.00	.00	.00	.00	+++	154.92
686.189	Employee Medical	13,500.00	8,127.00	9,275.00	8,763.00	(4,538.00)	134	16,591.45
686.195	Repair/Maint Svc Contract	59,074.00	4,938.87	.00	9,828.02	49,245.98	17	63,949.02
686.1895	Employee wellness services	8,000.00	771.09	.00	2,563.40	5,436.60	32	10,140.63
	Other Services & Charges Totals	\$320,073.00	\$26,912.74	\$42,449.10	\$93,824.81	\$183,799.09	43%	\$339,149.84
	Other Objects							
795.001	IT Internal Allocations	18,100.00	294.19	.00	4,957.42	13,142.58	27	30,277.56
	Other Objects Totals	\$18,100.00	\$294.19	\$0.00	\$4,957.42	\$13,142.58	27%	\$30,277.56
	Capital Outlay							
900.915	CIP Projects - Current Year	2,000,000.00	.00	.00	.00	.00	+++	.00
900.3000	Buildings & Improvements	.00	191,121.67	1,479,815.03	397,976.40	122,208.57	94	241,938.92
	Capital Outlay Totals	\$2,000,000.00	\$191,121.67	\$1,479,815.03	\$397,976.40	\$122,208.57	94%	\$241,938.92
	Department 11 - Fire Totals	\$4,310,080.00	\$327,137.70	\$1,522,264.13	\$1,140,745.86	\$1,647,070.01	62%	\$2,627,575.94
	Department 12 - Public Works							
	Personal Services							
400.101	Regular Pay	500,000.00	17,392.32	.00	121,985.95	378,014.05	24	441,752.89
401.103	Overtime	32,000.00	1,202.35	.00	5,451.34	26,548.66	17	30,708.04
405.114	FICA	34,164.00	1,258.71	.00	8,885.79	25,278.21	26	33,191.47
406.116	Retirement	55,326.00	2,740.37	.00	16,361.56	38,964.44	30	52,755.98
408.125	SCMIT Worker's Comp Ins.	17,000.00	.00	.00	9,681.06	7,318.94	57	18,251.06
410.001	Health Claims Cost	108,096.00	6,680.39	.00	28,908.79	79,187.21	27	88,927.53
410.002	Health Claim Costs-Retire	23,395.00	2,219.44	.00	8,877.76	14,517.24	38	24,411.52
	Personal Services Totals	\$769,981.00	\$31,493.58	\$0.00	\$200,152.25	\$569,828.75	26%	\$689,998.49
	Supplies							
500.101	Supplies and Materials	20,000.00	956.30	.00	4,162.16	15,837.84	21	18,146.64



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
500.102	Equipment	14,000.00	1,164.94	.00	1,516.97	12,483.03	11	10,373.68
500.103	Furniture	2,500.00	.00	.00	.00	2,500.00	0	2,731.32
500.105	Printing and Binding	2,500.00	.00	.00	35.31	2,464.69	1	1,836.88
501.101	Uniforms and Clothing	16,000.00	1,688.31	.00	7,352.62	8,647.38	46	20,063.76
513.112	Asphalt/Concrete/Gravel	15,000.00	357.50	.00	1,012.01	13,987.99	7	16,468.03
515.121	Safety Supplies	7,000.00	.00	.00	82.50	6,917.50	1	4,787.92
	Supplies Totals	\$77,000.00	\$4,167.05	\$0.00	\$14,161.57	\$62,838.43	18%	\$74,408.23
	Other Services & Charges							
610.111	Communications- Landline	3,500.00	43.35	.00	1,194.74	2,305.26	34	3,647.73
610.112	Postage	100.00	.00	.00	.00	100.00	0	92.61
610.1110	Communications- Wireless	5,000.00	412.76	.00	1,216.26	3,783.74	24	5,044.67
620.114	Advertising	1,500.00	.00	.00	.00	1,500.00	0	1,217.10
640.124	Travel Expense	1,000.00	120.12	.00	284.98	715.02	28	593.81
650.127	Electricity	1,057.00	71.89	.00	329.73	727.27	31	1,079.45
650.128	Water	414.00	34.88	.00	140.40	273.60	34	398.63
650.129	Wastewater	546.00	46.04	.00	185.22	360.78	34	526.19
650.130	Sanitation	470.00	38.04	.00	152.16	317.84	32	456.48
650.133	Stormwater	121.00	34.87	.00	139.48	(18.48)	115	134.04
650.134	Security Lights	482.00	44.54	.00	178.16	303.84	37	534.48
650.1271	Electricity- Sales Tax	4.00	.17	.00	1.54	2.46	38	3.71
660.133	Repairs & Maint. Services	10,000.00	629.23	.00	1,796.70	8,203.30	18	7,905.60
660.139	Fleet Services Materials	22,000.00	.00	.00	5,010.08	16,989.92	23	26,915.06
660.145	Gasoline & Oil	18,120.00	1,780.67	.00	5,328.04	12,791.96	29	19,134.56
660.1391	Fleet Services Labor	38,000.00	1,467.84	.00	8,533.96	29,466.04	22	50,409.17
663.142	Street Sign Maintenance	3,500.00	.00	.00	1,839.86	1,660.14	53	4,071.03
663.144	Sidewalk Repairs	.00	.00	.00	.00	.00	+++	15,426.92
663.148	Maintenance of Parks	20,000.00	1,344.30	8,050.06	9,273.90	2,676.04	87	25,419.68
670.156	Equipment Rental/Lease	3,000.00	203.96	.00	859.92	2,140.08	29	3,673.62
685.180	Membership Dues and Fees	400.00	.00	.00	212.00	188.00	53	671.41
685.182	Other Operating Expenses	3,000.00	.00	.00	217.02	2,782.98	7	16,191.67
685.186	Training	3,000.00	.00	.00	.00	3,000.00	0	2,827.22
685.1821	Hurricane/Storm Expense	.00	.00	.00	632.72	(632.72)	+++	.00
686.187	Professional Services	5,000.00	300.00	9,942.02	300.00	(5,242.02)	205	3,082.71
686.189	Employee Medical	1,800.00	45.00	.00	45.00	1,755.00	2	894.56
686.195	Repair/Maint Svc Contract	7,500.00	278.72	.00	3,726.40	3,773.60	50	15,924.10
686.1895	Employee wellness services	3,505.00	345.66	.00	1,149.11	2,355.89	33	5,033.31



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

14.J.3

		Adopted	Current Month	YTD	YTD	Budget - YTD	% Used/	
Account	Account Description	Budget	Transactions	Encumbrances	Transactions	Transactions	Rec'd	Prior Year Total
687.203	Contract Services	23,500.00	1,235.00	.00	7,750.00	15,750.00	33	29,260.51
	Other Services & Charges Totals	\$176,519.00	\$8,477.04	\$17,992.08	\$50,497.38	\$108,029.54	39%	\$240,570.03
	Other Objects							
700.105	Matched Expenses	.00	.00	.00	.00	.00	+++	1,351.42
795.001	IT Internal Allocations	6,700.00	49.03	.00	817.44	5,882.56	12	4,747.68
	Other Objects Totals	\$6,700.00	\$49.03	\$0.00	\$817.44	\$5,882.56	12%	\$6,099.10
	Department 12 - Public Works Totals	\$1,030,200.00	\$44,186.70	\$17,992.08	\$265,628.64	\$746,579.28	28%	\$1,011,075.85
	Department 13 - Information Technology							
	Personal Services							
400.101	Regular Pay	69,543.00	3,443.90	.00	22,998.37	46,544.63	33	71,050.48
405.114	FICA	5,113.00	246.96	.00	1,693.39	3,419.61	33	5,220.26
406.116	Retirement	8,469.00	510.25	.00	3,125.15	5,343.85	37	8,144.93
408.125	SCMIT Worker's Comp Ins.	650.00	.00	.00	344.72	305.28	53	637.98
410.001	Health Claims Cost	8,359.00	578.48	.00	2,313.92	6,045.08	28	7,006.56
	Personal Services Totals	\$92,134.00	\$4,779.59	\$0.00	\$30,475.55	\$61,658.45	33%	\$92,060.21
	Supplies							
500.101	Supplies and Materials	5,000.00	.00	.00	.00	5,000.00	0	3,470.53
500.102	Equipment	10,000.00	.00	.00	.00	10,000.00	0	2,537.00
500.107	Technology Supplies	500.00	.00	.00	.00	500.00	0	.00
	Supplies Totals	\$15,500.00	\$0.00	\$0.00	\$0.00	\$15,500.00	0%	\$6,007.53
	Other Services & Charges							
610.111	Communications- Landline	700.00	32.64	.00	154.31	545.69	22	428.38
610.112	Postage	50.00	.00	.00	.00	50.00	0	11.57
610.1110	Communications- Wireless	1,000.00	64.39	.00	192.93	807.07	19	765.10
640.124	Travel Expense	1,000.00	.00	.00	.00	1,000.00	0	501.77
650.127	Electricity	1,701.00	56.89	.00	587.68	1,113.32	35	1,801.98
650.128	Water	322.00	23.81	.00	47.90	274.10	15	180.84
650.129	Wastewater	425.00	31.63	.00	65.32	359.68	15	242.53
650.130	Sanitation	184.00	22.44	.00	89.76	94.24	49	231.33
650.133	Stormwater	107.00	28.12	.00	112.48	(5.48)	105	138.36
650.134	Security Lights	487.00	45.00	.00	180.00	307.00	37	540.00
650.1271	Electricity- Sales Tax	81.00	6.88	.00	33.63	47.37	42	83.53
685.180	Membership Dues and Fees	100.00	.00	.00	.00	100.00	0	35.00
685.182	Other Operating Expenses	500.00	.00	.00	.00	500.00	0	156.76
685.186	Training	500.00	.00	.00	.00	500.00	0	.00
685.1801	Subscriptions	50.00	.00	.00	.00	50.00	0	.00



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
686.184	Technology Services	185,340.00	.00	247,741.14	61,401.27	(123,802.41)	167	184,749.13
686.194	Other Prof/Tech Services	10,000.00	.00	.00	2,646.00	7,354.00	26	4,582.88
686.195	Repair/Maint Svc Contract	13,000.00	.00	.00	.00	13,000.00	0	5,664.29
686.1895	Employee wellness services	245.00	26.59	.00	88.40	156.60	36	320.48
	Other Services & Charges Totals	\$215,792.00	\$338.39	\$247,741.14	\$65,599.68	(\$97,548.82)	145%	\$200,433.93
	Other Objects							
795.001	IT Internal Allocations	(334,997.00)	(4,707.08)	.00	(73,211.67)	(261,785.33)	22	(277,241.39)
	Other Objects Totals	(\$334,997.00)	(\$4,707.08)	\$0.00	(\$73,211.67)	(\$261,785.33)	22%	(\$277,241.39)
	Capital Outlay							
900.3950	Computer Software	7,000.00	.00	9,986.25	.00	(2,986.25)	143	9,618.48
900.4300	Other Equipment	5,000.00	.00	.00	.00	5,000.00	0	.00
	Capital Outlay Totals	\$12,000.00	\$0.00	\$9,986.25	\$0.00	\$2,013.75	83%	\$9,618.48
	Department 13 - Information Technology Totals	\$429.00	\$410.90	\$257,727.39	\$22,863.56	(\$280,161.95)	65406%	\$30,878.76
	Department 14 - Fleet Services							
	Personal Services							
400.101	Regular Pay	118,486.00	4,949.48	.00	29,530.10	88,955.90	25	130,591.87
401.103	Overtime	4,000.00	19.47	.00	523.58	3,476.42	13	3,593.82
405.114	FICA	8,578.00	336.29	.00	2,108.58	6,469.42	25	9,452.89
406.116	Retirement	14,858.00	740.53	.00	4,097.60	10,760.40	28	15,157.52
408.125	SCMIT Worker's Comp Ins.	7,000.00	.00	.00	2,413.08	4,586.92	34	9,324.56
410.001	Health Claims Cost	26,167.00	1,271.22	.00	5,084.88	21,082.12	19	20,744.53
410.002	Health Claim Costs-Retire	.00	.00	.00	(2,119.84)	2,119.84	+++	.00
	Personal Services Totals	\$179,089.00	\$7,316.99	\$0.00	\$41,637.98	\$137,451.02	23%	\$188,865.19
	Supplies							
500.101	Supplies and Materials	9,000.00	1,321.37	.00	1,954.49	7,045.51	22	8,588.95
500.102	Equipment	1,500.00	.00	.00	788.57	711.43	53	1,386.62
500.105	Printing and Binding	500.00	.00	.00	.00	500.00	0	154.37
501.101	Uniforms and Clothing	5,300.00	255.52	.00	1,224.30	4,075.70	23	5,501.43
515.121	Safety Supplies	1,000.00	.00	.00	.00	1,000.00	0	481.94
	Supplies Totals	\$17,300.00	\$1,576.89	\$0.00	\$3,967.36	\$13,332.64	23%	\$16,113.31
	Other Services & Charges							
610.111	Communications- Landline	1,500.00	10.88	.00	457.17	1,042.83	30	1,517.13
610.112	Postage	100.00	.00	.00	.00	100.00	0	.00
610.1110	Communications- Wireless	800.00	54.39	.00	162.93	637.07	20	643.35
640.124	Travel Expense	500.00	.00	.00	.00	500.00	0	.00
650.127	Electricity	9,291.00	644.32	.00	2,857.00	6,434.00	31	9,902.19

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
650.128	Water	414.00	34.86	.00	140.31	273.69	34	398.30
650.129	Wastewater	546.00	46.01	.00	185.11	360.89	34	525.75
650.130	Sanitation	456.00	36.90	.00	147.60	308.40	32	442.80
650.133	Stormwater	117.00	63.41	.00	253.64	(136.64)	217	130.08
650.134	Security Lights	460.00	42.57	.00	170.28	289.72	37	510.84
650.1271	Electricity- Sales Tax	483.00	32.34	.00	149.09	333.91	31	488.62
660.139	Fleet Services Materials	1,000.00	.00	.00	800.00	200.00	80	889.43
660.145	Gasoline & Oil	1,700.00	110.38	.00	326.47	1,373.53	19	1,559.94
660.1391	Fleet Services Labor	1,000.00	.00	.00	.00	1,000.00	0	591.25
662.140	Building Repairs	4,000.00	.00	.00	.00	4,000.00	0	808.91
685.182	Other Operating Expenses	200.00	.00	.00	.00	200.00	0	3,475.99
685.186	Training	500.00	.00	.00	.00	500.00	0	.00
686.189	Employee Medical	200.00	.00	.00	92.00	108.00	46	147.55
686.195	Repair/Maint Svc Contract	6,150.00	62.50	.00	355.00	5,795.00	6	8,238.44
686.1895	Employee wellness services	1,000.00	79.77	.00	265.18	734.82	27	1,232.30
Other Services & Charges Totals		\$30,417.00	\$1,218.33	\$0.00	\$6,361.78	\$24,055.22	21%	\$31,502.87
Other Objects								
735.122	Services Billed	(225,884.00)	(8,771.06)	.00	(56,231.69)	(169,652.31)	25	(262,066.27)
795.001	IT Internal Allocations	.00	.00	.00	53.70	(53.70)	+++	1,821.92
Other Objects Totals		(\$225,884.00)	(\$8,771.06)	\$0.00	(\$56,177.99)	(\$169,706.01)	25%	(\$260,244.35)
Department 14 - Fleet Services Totals		\$922.00	\$1,341.15	\$0.00	(\$4,210.87)	\$5,132.87	-457%	(\$23,762.98)
Department 20 - General Government								
Personal Services								
410.001	Health Claims Cost	1,000.00	.00	.00	.00	1,000.00	0	283.46
410.002	Health Claim Costs-Retire	35,000.00	75.24	.00	14,553.12	20,446.88	42	31,875.24
Personal Services Totals		\$36,000.00	\$75.24	\$0.00	\$14,553.12	\$21,446.88	40%	\$32,158.70
Supplies								
500.103	Furniture	1,000.00	.00	.00	.00	1,000.00	0	.00
510.106	Cleaning & Sanitation Sup	2,200.00	17.95	.00	613.75	1,586.25	28	2,081.86
Supplies Totals		\$3,200.00	\$17.95	\$0.00	\$613.75	\$2,586.25	19%	\$2,081.86
Other Services & Charges								
600.110	SCMIRF Property/Liab Ins	250,000.00	2,832.58	.00	150,378.36	99,621.64	60	267,882.01
600.112	Survivors Health Ins	500.00	16.48	.00	65.92	434.08	13	83.90
600.1051	Employee Wellness & Safety	23,300.00	325.00	.00	1,421.50	21,878.50	6	19,991.41
600.1052	Unemployment Insurance	3,500.00	.00	.00	.00	3,500.00	0	.00
620.114	Advertising	200.00	.00	.00	.00	200.00	0	.00



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
650.133	Stormwater	715.00	65.71	.00	262.84	452.16	37	788.52
660.133	Repairs & Maint. Services	10,000.00	.00	.00	.00	10,000.00	0	59,303.35
662.140	Building Repairs	2,000.00	.00	.00	41.07	1,958.93	2	.00
685.180	Membership Dues and Fees	3,800.00	.00	.00	.00	3,800.00	0	3,606.41
685.182	Other Operating Expenses	100,000.00	2,935.12	12,200.00	30,663.22	57,136.78	43	116,238.90
685.187	Special Projects	5,000.00	.00	.00	.00	5,000.00	0	2,552.97
685.1821	Hurricane/Storm Expense	.00	.00	.00	80.02	(80.02)	+++	.00
686.186	Legal Services	100,000.00	1,028.01	47,034.13	14,415.33	38,550.54	61	133,156.39
686.187	Professional Services	2,000.00	.00	.00	950.00	1,050.00	48	950.00
686.189	Employee Medical	250.00	.00	.00	.00	250.00	0	.00
686.190	Consulting Services	1,000.00	.00	.00	.00	1,000.00	0	.00
686.192	Elections	6,500.00	775.75	.00	775.75	5,724.25	12	10,417.90
686.194	Other Prof/Tech Services	5,000.00	.00	.00	.00	5,000.00	0	.00
686.195	Repair/Maint Svc Contract	8,200.00	98.53	.00	2,969.12	5,230.88	36	13,851.88
686.199	Internal Engineering	30,000.00	.00	.00	8,689.99	21,310.01	29	31,519.64
686.1871	Audit Services	40,000.00	.00	.00	.00	40,000.00	0	41,500.00
686.1895	Employee wellness services	4,000.00	.00	.00	117.50	3,882.50	3	2,047.66
687.203	Contract Services	18,000.00	.00	36,000.00	.00	(18,000.00)	200	24,007.29
Other Services & Charges Totals		\$613,965.00	\$8,077.18	\$95,234.13	\$210,830.62	\$307,900.25	50%	\$727,898.23
Other Objects								
795.995	GF Cost Distribution	(112,788.00)	(9,399.00)	.00	(37,596.00)	(75,192.00)	33	(112,788.00)
Other Objects Totals		(\$112,788.00)	(\$9,399.00)	\$0.00	(\$37,596.00)	(\$75,192.00)	33%	(\$112,788.00)
Capital Outlay								
900.3000	Buildings & Improvements	5,000.00	.00	.00	.00	5,000.00	0	.00
Capital Outlay Totals		\$5,000.00	\$0.00	\$0.00	\$0.00	\$5,000.00	0%	\$0.00
Department 20 - General Government Totals		\$545,377.00	(\$1,228.63)	\$95,234.13	\$188,401.49	\$261,741.38	52%	\$649,350.79
EXPENSE TOTALS		\$10,689,469.00	\$585,126.34	\$2,048,858.25	\$2,963,955.07	\$5,676,655.68	47%	\$8,978,431.03
Fund 0010 - General Fund Totals								
REVENUE TOTALS		10,754,409.00	553,306.41	.00	1,025,415.85	9,728,993.15	10%	9,536,107.68
EXPENSE TOTALS		10,689,469.00	585,126.34	2,048,858.25	2,963,955.07	5,676,655.68	47%	8,978,431.03
Fund 0010 - General Fund Totals		\$64,940.00	(\$31,819.93)	(\$2,048,858.25)	(\$1,938,539.22)	\$4,052,337.47		\$557,676.65
Fund 0012 - Capital Projects Reserve Fund								
REVENUE								
Department 00 - Revenue								
Capital Contributions								

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

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14.J.3

		Adopted	Current Month	YTD	YTD	Budget - YTD	% Used/	
Account	Account Description	Budget	Transactions	Encumbrances	Transactions	Transactions	Rec'd	Prior Year Total
371.002	Capital Contrib-Grants	450,000.00	.00	.00	.00	450,000.00	0	.00
	Capital Contributions Totals	\$450,000.00	\$0.00	\$0.00	\$0.00	\$450,000.00	0%	\$0.00
	Department 00 - Revenue Totals	\$450,000.00	\$0.00	\$0.00	\$0.00	\$450,000.00	0%	\$0.00
	REVENUE TOTALS	\$450,000.00	\$0.00	\$0.00	\$0.00	\$450,000.00	0%	\$0.00
	EXPENSE							
	Supplies							
501.101	Uniforms and Clothing	.00	.00	.00	(494.10)	494.10	+++	.00
	Supplies Totals	\$0.00	\$0.00	\$0.00	(\$494.10)	\$494.10	+++	\$0.00
	Department 00 - Revenue							
	Other Services & Charges							
686.1911	Grants	.00	.00	.00	.00	.00	+++	(32,090.00)
	Other Services & Charges Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	(\$32,090.00)
	Department 00 - Revenue Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	(\$32,090.00)
	Department 26 - Special Projects							
	Capital Outlay							
900.903	Sidewalk Program	100,000.00	.00	.00	.00	100,000.00	0	75,450.00
900.904	Street Re-Surfacing Program	25,000.00	.00	.00	.00	25,000.00	0	50,980.05
900.918	Ladder One	800,000.00	.00	28,000.00	.00	772,000.00	4	12,000.00
900.3000	Buildings & Improvements	40,000.00	.00	.00	.00	40,000.00	0	14,200.00
900.4100	Vehicles	58,000.00	29,128.00	83,454.00	29,128.00	(54,582.00)	194	116,211.00
900.4200	Heavy Equipment	.00	.00	.00	.00	.00	+++	23,204.92
900.4300	Other Equipment	119,808.00	63,086.67	.00	63,086.67	56,721.33	53	183,919.65
900.6000	Other Improvements	.00	.00	.00	4,732.20	(4,732.20)	+++	13,539.52
900.9002	Harborwalk Fire Protection	.00	.00	.00	.00	.00	+++	302,509.00
	Capital Outlay Totals	\$1,142,808.00	\$92,214.67	\$111,454.00	\$96,946.87	\$934,407.13	18%	\$792,014.14
	Department 26 - Special Projects Totals	\$1,142,808.00	\$92,214.67	\$111,454.00	\$96,946.87	\$934,407.13	18%	\$792,014.14
	EXPENSE TOTALS	\$1,142,808.00	\$92,214.67	\$111,454.00	\$96,452.77	\$934,901.23	18%	\$759,924.14
	Fund 0012 - Capital Projects Reserve Fund Totals							
	REVENUE TOTALS	450,000.00	.00	.00	.00	450,000.00	0%	.00
	EXPENSE TOTALS	1,142,808.00	92,214.67	111,454.00	96,452.77	934,901.23	18%	759,924.14
	Fund 0012 - Capital Projects Reserve Fund Totals	(\$692,808.00)	(\$92,214.67)	(\$111,454.00)	(\$96,452.77)	(\$484,901.23)		(\$759,924.14)
	Fund 0017 - Federal Grants							
	REVENUE							
	Department 00 - Revenue							
	Federal Grants							

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		Adopted	Current Month	YTD	YTD	Budget - YTD	% Used/	
Account	Account Description	Budget	Transactions	Encumbrances	Transactions	Transactions	Rec'd	Prior Year Total
331.000	Federal Grants	.00	4,840.01	.00	4,840.01	(4,840.01)	+++	18,128.38
	Federal Grants Totals	\$0.00	\$4,840.01	\$0.00	\$4,840.01	(\$4,840.01)	+++	\$18,128.38
	Department 00 - Revenue Totals	\$0.00	\$4,840.01	\$0.00	\$4,840.01	(\$4,840.01)	+++	\$18,128.38
	REVENUE TOTALS	\$0.00	\$4,840.01	\$0.00	\$4,840.01	(\$4,840.01)	+++	\$18,128.38
	EXPENSE							
	Department 69 - Federal Grants							
	Supplies							
500.101	Supplies and Materials	.00	.00	.00	.00	.00	+++	650.36
	Supplies Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$650.36
	Other Services & Charges							
685.186	Training	.00	.00	.00	.00	.00	+++	50.00
686.191	Contract Services/Studies	.00	3,195.00	(4,840.01)	8,035.00	(3,194.99)	+++	16,181.70
	Other Services & Charges Totals	\$0.00	\$3,195.00	(\$4,840.01)	\$8,035.00	(\$3,194.99)	+++	\$16,231.70
	Department 69 - Federal Grants Totals	\$0.00	\$3,195.00	(\$4,840.01)	\$8,035.00	(\$3,194.99)	+++	\$16,882.06
	EXPENSE TOTALS	\$0.00	\$3,195.00	(\$4,840.01)	\$8,035.00	(\$3,194.99)	+++	\$16,882.06
	Fund 0017 - Federal Grants Totals							
	REVENUE TOTALS	.00	4,840.01	.00	4,840.01	(4,840.01)	+++	18,128.38
	EXPENSE TOTALS	.00	3,195.00	(4,840.01)	8,035.00	(3,194.99)	+++	16,882.06
	Fund 0017 - Federal Grants Totals	\$0.00	\$1,645.01	\$4,840.01	(\$3,194.99)	(\$1,645.02)		\$1,246.32
	Fund 0020 - State Accommodations Tax							
	REVENUE							
	Department 00 - Revenue							
	State Shared							
318.001	Accommodations Tax	110,000.00	43,152.10	.00	43,152.10	66,847.90	39	132,286.54
	State Shared Totals	\$110,000.00	\$43,152.10	\$0.00	\$43,152.10	\$66,847.90	39%	\$132,286.54
	Investment Earnings							
361.001	Investment Earnings	500.00	.00	.00	256.42	243.58	51	824.62
	Investment Earnings Totals	\$500.00	\$0.00	\$0.00	\$256.42	\$243.58	51%	\$824.62
	Department 00 - Revenue Totals	\$110,500.00	\$43,152.10	\$0.00	\$43,408.52	\$67,091.48	39%	\$133,111.16
	REVENUE TOTALS	\$110,500.00	\$43,152.10	\$0.00	\$43,408.52	\$67,091.48	39%	\$133,111.16
	EXPENSE							
	Department 33 - State Accommodations Tax							
	Other Services & Charges							
620.114	Advertising	2,000.00	.00	.00	.00	2,000.00	0	52.00
683.173	Tourism Related	55,500.00	15,073.00	.00	15,073.00	40,427.00	27	45,289.06

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Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
683.174	Tourism Advertise/Promote	24,000.00	.00	.00	.00	24,000.00	0	32,185.97
	Other Services & Charges Totals	\$81,500.00	\$15,073.00	\$0.00	\$15,073.00	\$66,427.00	18%	\$77,527.03
	Other Objects							
750.124	Transfers to General Fund	29,000.00	25,907.61	.00	25,907.61	3,092.39	89	30,364.32
	Other Objects Totals	\$29,000.00	\$25,907.61	\$0.00	\$25,907.61	\$3,092.39	89%	\$30,364.32
	Department 33 - State Accommodations Tax Totals	\$110,500.00	\$40,980.61	\$0.00	\$40,980.61	\$69,519.39	37%	\$107,891.35
	EXPENSE TOTALS	\$110,500.00	\$40,980.61	\$0.00	\$40,980.61	\$69,519.39	37%	\$107,891.35
	Fund 0020 - State Accommodations Tax Totals							
	REVENUE TOTALS	110,500.00	43,152.10	.00	43,408.52	67,091.48	39%	133,111.16
	EXPENSE TOTALS	110,500.00	40,980.61	.00	40,980.61	69,519.39	37%	107,891.35
	Fund 0020 - State Accommodations Tax Totals	\$0.00	\$2,171.49	\$0.00	\$2,427.91	(\$2,427.91)		\$25,219.81
	Fund 0022 - Local Hospitality / ATax							
	REVENUE							
	Department 00 - Revenue							
	Fees							
324.001	Hospitality Fee	680,000.00	53,597.95	.00	246,368.95	433,631.05	36	714,008.37
324.002	Accommodation Fees	190,000.00	16,503.02	.00	83,040.46	106,959.54	44	201,606.01
	Fees Totals	\$870,000.00	\$70,100.97	\$0.00	\$329,409.41	\$540,590.59	38%	\$915,614.38
	State Grants							
332.015	DBA State Grant	.00	.00	.00	.00	.00	+++	89,789.70
	State Grants Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$89,789.70
	Federal Grants							
331.000	Federal Grants	.00	.00	.00	.00	.00	+++	13,500.00
	Federal Grants Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$13,500.00
	Investment Earnings							
361.001	Investment Earnings	5,000.00	.00	.00	4,868.98	131.02	97	18,770.89
	Investment Earnings Totals	\$5,000.00	\$0.00	\$0.00	\$4,868.98	\$131.02	97%	\$18,770.89
	Miscellaneous							
367.001	Operating Contributions	.00	.00	.00	.00	.00	+++	35,000.00
	Miscellaneous Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$35,000.00
	Operating Transfers In							
394.002	Transfer from fund balance	1,007,630.00	.00	.00	.00	1,007,630.00	0	.00
	Operating Transfers In Totals	\$1,007,630.00	\$0.00	\$0.00	\$0.00	\$1,007,630.00	0%	\$0.00
	Department 00 - Revenue Totals	\$1,882,630.00	\$70,100.97	\$0.00	\$334,278.39	\$1,548,351.61	18%	\$1,072,674.97
	REVENUE TOTALS	\$1,882,630.00	\$70,100.97	\$0.00	\$334,278.39	\$1,548,351.61	18%	\$1,072,674.97



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Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
EXPENSE								
	Department 08 - Winyah Auditorium							
	Other Services & Charges							
650.127	Electricity	7,368.00	461.07	.00	2,360.34	5,007.66	32	7,467.22
	Other Services & Charges Totals	\$7,368.00	\$461.07	\$0.00	\$2,360.34	\$5,007.66	32%	\$7,467.22
	Department 08 - Winyah Auditorium Totals	\$7,368.00	\$461.07	\$0.00	\$2,360.34	\$5,007.66	32%	\$7,467.22
	Department 23 - Old Hospitality Fees							
	Other Services & Charges							
620.114	Advertising	.00	.00	.00	117.00	(117.00)	+++	.00
620.1141	Advertising- Other	.00	.00	.00	.00	.00	+++	448.50
685.182	Other Operating Expenses	2,500.00	.00	.00	783.65	1,716.35	31	1,568.02
	Other Services & Charges Totals	\$2,500.00	\$0.00	\$0.00	\$900.65	\$1,599.35	36%	\$2,016.52
	Other Objects							
750.124	Transfers to General Fund	108,000.00	18,000.00	.00	36,000.00	72,000.00	33	108,000.00
	Other Objects Totals	\$108,000.00	\$18,000.00	\$0.00	\$36,000.00	\$72,000.00	33%	\$108,000.00
	Capital Outlay							
900.905	Park Improvements	900,000.00	122,431.71	1,360,687.08	145,792.88	(606,479.96)	167	117,819.60
	Capital Outlay Totals	\$900,000.00	\$122,431.71	\$1,360,687.08	\$145,792.88	(\$606,479.96)	167%	\$117,819.60
	Department 23 - Old Hospitality Fees Totals	\$1,010,500.00	\$140,431.71	\$1,360,687.08	\$182,693.53	(\$532,880.61)	153%	\$227,836.12
	Department 24 - New Hospitality Fees							
	Other Services & Charges							
683.174	Tourism Advertise/Promote	115,500.00	.00	.00	1,490.00	114,010.00	1	35,704.12
685.180	Membership Dues and Fees	7,500.00	.00	.00	.00	7,500.00	0	7,500.00
685.182	Other Operating Expenses	12,100.00	920.57	25,089.25	23,018.92	(36,008.17)	398	28,423.26
685.187	Special Projects	429,500.00	.00	10,400.00	5,300.00	64,300.00	20	18,812.97
685.1871	Way-finding project	35,000.00	.00	.00	.00	35,000.00	0	4,336.06
686.195	Repair/Maint Svc Contract	21,400.00	539.00	15,200.00	11,649.00	(5,449.00)	125	20,388.00
	Other Services & Charges Totals	\$621,000.00	\$1,459.57	\$50,689.25	\$41,457.92	\$179,352.83	34%	\$115,164.41
	Capital Outlay							
900.905	Park Improvements	38,000.00	.00	(20,145.76)	28,037.83	30,107.93	21	433,060.16
900.1000	Infrastructure Improvemts	.00	.00	.00	.00	214,500.00	0	.00
900.2500	Land Improvements	.00	.00	.00	.00	60,000.00	0	.00
900.3000	Buildings & Improvements	.00	.00	.00	.00	75,000.00	0	.00
900.4300	Other Equipment	.00	.00	.00	.00	.00	+++	53,312.29
	Capital Outlay Totals	\$38,000.00	\$0.00	(\$20,145.76)	\$28,037.83	\$379,607.93	2%	\$486,372.45
	Department 24 - New Hospitality Fees Totals	\$659,000.00	\$1,459.57	\$30,543.49	\$69,495.75	\$558,960.76	15%	\$601,536.86



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Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
Department 29 - Kaminski House								
Other Services & Charges								
600.110	SCMIRF Property/Liab Ins	13,500.00	.00	.00	6,512.00	6,988.00	48	13,024.00
650.127	Electricity	2,162.00	183.06	.00	701.32	1,460.68	32	2,103.86
650.133	Stormwater	.00	113.40	.00	453.60	(453.60)	+++	151.20
650.1271	Electricity- Sales Tax	100.00	8.06	.00	31.38	68.62	31	93.53
685.182	Other Operating Expenses	.00	.00	.00	.00	.00	+++	36,460.00
687.203	Contract Services	190,000.00	47,500.00	.00	95,000.00	95,000.00	50	190,000.00
	Other Services & Charges Totals	\$205,762.00	\$47,804.52	\$0.00	\$102,698.30	\$103,063.70	50%	\$241,832.59
	Department 29 - Kaminski House Totals	\$205,762.00	\$47,804.52	\$0.00	\$102,698.30	\$103,063.70	50%	\$241,832.59
	EXPENSE TOTALS	\$1,882,630.00	\$190,156.87	\$1,391,230.57	\$357,247.92	\$134,151.51	93%	\$1,078,672.79
	Fund 0022 - Local Hospitality/ATax Totals							
	REVENUE TOTALS	1,882,630.00	70,100.97	.00	334,278.39	1,548,351.61	18%	1,072,674.97
	EXPENSE TOTALS	1,882,630.00	190,156.87	1,391,230.57	357,247.92	134,151.51	93%	1,078,672.79
	Fund 0022 - Local Hospitality/ATax Totals	\$0.00	(\$120,055.90)	(\$1,391,230.57)	(\$22,969.53)	\$1,414,200.10		(\$5,997.82)
	Fund 0030 - Electric Utility Fund							
	REVENUE							
Department 00 - Revenue								
Operating Revenues								
301.000	Sale Of Utilities	12,250,000.00	944,067.88	.00	4,202,658.30	8,047,341.70	34	10,669,597.74
301.002	New Turn Ons	5,000.00	320.00	.00	1,350.00	3,650.00	27	4,245.00
301.004	Security Lights	250,000.00	22,051.00	.00	89,416.35	160,583.65	36	261,911.00
301.012	Restores	60,000.00	7,030.96	.00	13,879.24	46,120.76	23	79,947.38
302.000	Other Operating Revenues	.00	.00	.00	.00	.00	+++	4,106.09
302.001	Penalties	125,000.00	11,276.30	.00	46,033.22	78,966.78	37	119,904.77
302.002	Pole Rental	200,000.00	.00	.00	.00	200,000.00	0	186,230.00
302.003	Fiber Rental	32,000.00	9,521.00	.00	11,521.00	20,479.00	36	27,000.00
	Operating Revenues Totals	\$12,922,000.00	\$994,267.14	\$0.00	\$4,364,858.11	\$8,557,141.89	34%	\$11,352,941.98
	Federal Grants							
335.004	Fema Recovery	125,925.00	31,784.64	.00	31,784.64	94,140.36	25	126,865.64
	Federal Grants Totals	\$125,925.00	\$31,784.64	\$0.00	\$31,784.64	\$94,140.36	25%	\$126,865.64
	Investment Earnings							
306.001	Investment Earnings	35,000.00	2,802.65	.00	12,854.24	22,145.76	37	48,434.23
	Investment Earnings Totals	\$35,000.00	\$2,802.65	\$0.00	\$12,854.24	\$22,145.76	37%	\$48,434.23
	Miscellaneous							



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Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
301.001	Revenue from Energu Efficiency Program	45,000.00	5,189.75	.00	21,103.03	23,896.97	47	61,265.25
307.002	Sale Of Scrap	500.00	.00	.00	.00	500.00	0	14,784.00
369.002	Miscellaneous Revenue	2,000.00	46,108.47	.00	185,555.88	(183,555.88)	9278	3,225.93
	Miscellaneous Totals	\$47,500.00	\$51,298.22	\$0.00	\$206,658.91	(\$159,158.91)	435%	\$79,275.18
	Operating Transfers In							
394.002	Transfer from fund balance	(149,732.00)	.00	.00	.00	(149,732.00)	0	.00
	Operating Transfers In Totals	(\$149,732.00)	\$0.00	\$0.00	\$0.00	(\$149,732.00)	0%	\$0.00
	Department 00 - Revenue Totals	\$12,980,693.00	\$1,080,152.65	\$0.00	\$4,616,155.90	\$8,364,537.10	36%	\$11,607,517.03
	REVENUE TOTALS	\$12,980,693.00	\$1,080,152.65	\$0.00	\$4,616,155.90	\$8,364,537.10	36%	\$11,607,517.03
	EXPENSE							
	Department 19 - Electric							
	Personal Services							
400.101	Regular Pay	719,850.00	28,956.60	.00	181,782.32	538,067.68	25	614,982.04
401.103	Overtime	25,000.00	77.86	.00	2,293.51	22,706.49	9	31,600.91
401.105	On-call pay	10,400.00	800.00	.00	3,200.00	7,200.00	31	10,400.00
401.106	Contract Labor	440,000.00	.00	320,000.00	.00	120,000.00	73	.00
401.107	Labor Billed	.00	.00	.00	.00	.00	+++	(79.10)
405.114	FICA	48,878.00	2,064.51	.00	13,438.38	35,439.62	27	47,096.79
406.116	Retirement	78,300.00	4,386.50	.00	25,292.73	53,007.27	32	74,313.24
408.125	SCMIT Worker's Comp Ins.	38,000.00	.00	.00	24,154.59	13,845.41	64	44,890.65
410.001	Health Claims Cost	110,000.00	7,747.32	.00	30,624.96	79,375.04	28	102,475.22
410.002	Health Claim Costs-Retire	27,000.00	1,984.18	.00	7,936.72	19,063.28	29	18,392.95
410.003	OPEB cost	11,500.00	.00	.00	.00	11,500.00	0	10,166.09
	Personal Services Totals	\$1,508,928.00	\$46,016.97	\$320,000.00	\$288,723.21	\$900,204.79	40%	\$954,238.79
	Supplies							
500.101	Supplies and Materials	15,300.00	2,607.00	.00	8,115.01	7,184.99	53	19,578.89
500.102	Equipment	6,500.00	.00	.00	.00	6,500.00	0	229.13
500.103	Furniture	1,000.00	.00	.00	.00	1,000.00	0	.00
500.105	Printing and Binding	600.00	.00	.00	.00	600.00	0	.00
501.101	Uniforms and Clothing	13,700.00	235.69	.00	3,831.40	9,868.60	28	12,676.16
514.114	Wire Expense	8,000.00	362.20	.00	1,175.79	6,824.21	15	15,930.39
514.115	Christmas Decorations	10,000.00	1,203.74	.00	1,203.74	8,796.26	12	14,469.52
514.116	Pole Line Hardware	7,000.00	498.91	.00	2,288.39	4,711.61	33	7,951.82
514.117	Poles & Crossarms	4,000.00	407.00	.00	407.00	3,593.00	10	5,209.62
514.118	Fuel for Peak Shaving Generation	80,000.00	9,433.41	106,506.11	34,624.29	(61,130.40)	176	83,429.94
515.121	Safety Supplies	.00	.00	.00	.00	.00	+++	266.43



Budget Performance Report

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Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
515.123	Special Dept Supplies	14,000.00	.00	.00	14,822.73	(822.73)	106	14,088.13
521.128	Meter Supplies	48,000.00	255.23	1,950.00	2,353.65	43,696.35	9	32,414.49
523.133	Street Light Supplies	14,000.00	3,226.80	.00	6,940.06	7,059.94	50	20,457.84
531.143	Security Lights	18,000.00	5,163.00	.00	6,921.59	11,078.41	38	15,987.12
531.145	Transformer Supplies	8,000.00	.00	.00	2,121.54	5,878.46	27	28,254.73
540.150	Power Purchases	8,000,000.00	52,327.98	.00	2,319,867.06	5,680,132.94	29	7,474,784.00
	Supplies Totals	\$8,248,100.00	\$75,720.96	\$108,456.11	\$2,404,672.25	\$5,734,971.64	30%	\$7,745,728.21
	Other Services & Charges							
540.153	Energy Efficiency Program	60,000.00	.00	.00	27,253.35	32,746.65	45	81,613.68
600.110	SCMIRF Property/Liab Ins	250,000.00	.00	.00	126,012.19	123,987.81	50	246,036.87
610.111	Communications- Landline	5,000.00	177.68	.00	1,456.04	3,543.96	29	4,226.06
610.112	Postage	2,000.00	413.47	.00	1,449.48	550.52	72	5,684.21
610.1110	Communications- Wireless	8,000.00	668.68	.00	2,003.01	5,996.99	25	9,104.92
620.114	Advertising	600.00	87.75	.00	204.75	395.25	34	1,258.27
640.124	Travel Expense	5,650.00	101.33	.00	693.93	4,956.07	12	2,414.07
650.127	Electricity	20,140.00	1,174.25	.00	6,589.80	13,550.20	33	23,047.77
650.128	Water	1,227.00	107.36	.00	450.48	776.52	37	1,351.00
650.129	Wastewater	1,706.00	149.40	.00	624.80	1,081.20	37	1,864.02
650.130	Sanitation	2,085.00	168.66	.00	674.64	1,410.36	32	2,023.92
650.133	Stormwater	469.00	123.02	.00	492.08	(23.08)	105	520.56
650.134	Security Lights	9,182.00	849.00	.00	3,396.00	5,786.00	37	10,188.00
650.1271	Electricity- Sales Tax	2,529.00	135.44	.00	530.54	1,998.46	21	49,607.88
660.133	Repairs & Maint. Services	25,000.00	.00	.00	1,909.33	23,090.67	8	1,392.51
660.139	Fleet Services Materials	16,000.00	417.60	.00	6,626.44	9,373.56	41	19,081.31
660.140	Hydraulic Repair	12,000.00	.00	.00	5,327.27	6,672.73	44	4,077.17
660.145	Gasoline & Oil	18,000.00	2,033.97	.00	5,341.55	12,658.45	30	18,727.58
660.1391	Fleet Services Labor	20,000.00	823.40	.00	4,890.60	15,109.40	24	22,730.20
662.140	Building Repairs	2,000.00	.00	.00	.00	2,000.00	0	.00
663.145	Sub-Station Maintenance	3,000.00	.00	.00	.00	3,000.00	0	3,758.30
663.146	Transformers Repairs	6,000.00	.00	.00	.00	6,000.00	0	4,521.66
664.101	Community Education	1,500.00	.00	.00	.00	1,500.00	0	.00
670.156	Equipment Rental/Lease	3,800.00	178.87	.00	685.58	3,114.42	18	2,827.71
670.157	Equipment Lease	156,600.00	.00	365,124.76	78,338.62	(286,863.38)	283	286,883.74
682.170	Infrared Test	800.00	.00	.00	590.00	210.00	74	565.00
682.171	Safety Testing/Compliance	3,500.00	.00	.00	526.33	2,973.67	15	615.67
682.172	Ground Maint. Expenses	1,000.00	.00	.00	.00	1,000.00	0	9.63



Budget Performance Report

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Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
682.173	Tree Crew Maintenance	14,000.00	1,179.70	.00	2,740.25	11,259.75	20	11,042.81
685.180	Membership Dues and Fees	16,915.00	.00	.00	8,070.24	8,844.76	48	17,026.85
685.182	Other Operating Expenses	22,000.00	2,571.66	.00	8,763.77	13,236.23	40	179,434.42
685.183	Depreciation	452,551.00	33,088.16	.00	133,831.54	318,719.46	30	393,173.49
685.186	Training	11,800.00	2,925.96	.00	3,624.96	8,175.04	31	1,876.22
685.187	Special Projects	2,500.00	.00	.00	.00	2,500.00	0	49.06
685.190	Landfill Fees	1,500.00	.00	.00	520.00	980.00	35	951.80
685.1801	Subscriptions	40.00	.00	.00	.00	40.00	0	115.50
685.1821	Hurricane/Storm Expense	.00	1,578.33	.00	4,740.72	(4,740.72)	+++	.00
686.186	Legal Services	10,000.00	.00	.00	.00	10,000.00	0	.00
686.187	Professional Services	11,700.00	1,001.15	28,665.88	3,074.72	(20,040.60)	271	11,774.32
686.188	Architect/Engineer Servcs	25,000.00	.00	.00	2,400.00	22,600.00	10	22,318.12
686.189	Employee Medical	700.00	.00	.00	302.00	398.00	43	464.55
686.190	Consulting Services	20,000.00	.00	.00	.00	20,000.00	0	.00
686.191	Contract Services/Studies	3,600.00	87.30	.00	527.78	3,072.22	15	2,371.50
686.195	Repair/Maint Svc Contract	28,000.00	1,869.09	.00	6,031.64	21,968.36	22	28,344.50
686.199	Internal Engineering	15,000.00	.00	.00	4,345.00	10,655.00	29	15,759.84
686.1895	Employee wellness services	9,000.00	106.36	.00	353.57	8,646.43	4	6,401.79
687.202	Utility Billing Services	40,000.00	388.21	.00	17,796.88	22,203.12	44	40,364.93
689.800	Equipment Charges	.00	.00	.00	.00	.00	+++	(105.63)
Other Services & Charges Totals		\$1,322,094.00	\$52,405.80	\$393,790.64	\$473,189.88	\$455,113.48	66%	\$1,535,495.78
Other Objects								
720.001	Provision for Bad Debts	40,000.00	3,333.33	.00	13,333.32	26,666.68	33	26,478.51
720.006	Public Assistance Program	10,000.00	.00	.00	.00	10,000.00	0	10,000.00
750.124	Transfers to General Fund	1,400,000.00	233,333.26	.00	466,666.52	933,333.48	33	1,399,999.56
795.001	IT Internal Allocations	85,000.00	1,225.80	.00	19,227.22	65,772.78	23	77,684.10
795.995	GF Cost Distribution	365,350.00	30,445.83	.00	121,783.32	243,566.68	33	365,349.72
Other Objects Totals		\$1,900,350.00	\$268,338.22	\$0.00	\$621,010.38	\$1,279,339.62	33%	\$1,879,511.89
Capital Outlay								
900.906	SCDOT US 17/521 Improvements	400,000.00	.00	.00	.00	400,000.00	0	5,000.00
900.952	Peak Shaving Generation	3,100,000.00	167,098.15	2,883,314.82	388,307.50	(171,622.32)	106	1,320,555.63
900.3100	Electric Distribution	1,130,000.00	28,163.46	113,220.42	162,988.80	853,790.78	24	257,903.88
900.4300	Other Equipment	560,000.00	.00	.00	.00	560,000.00	0	24,956.26
9999.9999	Assets Reclassified	(5,190,000.00)	(180,934.50)	.00	(536,969.19)	(4,653,030.81)	10	(1,608,415.77)
Capital Outlay Totals		\$0.00	\$14,327.11	\$2,996,535.24	\$14,327.11	(\$3,010,862.35)	+++	\$0.00
Department 19 - Electric Totals		\$12,979,472.00	\$456,809.06	\$3,818,781.99	\$3,801,922.83	\$5,358,767.18	59%	\$12,114,974.67

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
Department	36 - Fiber Optics							
	Other Services & Charges							
685.183	Depreciation	1,221.00	101.72	.00	406.86	814.14	33	1,220.52
	Other Services & Charges Totals	\$1,221.00	\$101.72	\$0.00	\$406.86	\$814.14	33%	\$1,220.52
	Department 36 - Fiber Optics Totals	\$1,221.00	\$101.72	\$0.00	\$406.86	\$814.14	33%	\$1,220.52
	EXPENSE TOTALS	\$12,980,693.00	\$456,910.78	\$3,818,781.99	\$3,802,329.69	\$5,359,581.32	59%	\$12,116,195.19
	Fund 0030 - Electric Utility Fund Totals							
	REVENUE TOTALS	12,980,693.00	1,080,152.65	.00	4,616,155.90	8,364,537.10	36%	11,607,517.03
	EXPENSE TOTALS	12,980,693.00	456,910.78	3,818,781.99	3,802,329.69	5,359,581.32	59%	12,116,195.19
	Fund 0030 - Electric Utility Fund Totals	\$0.00	\$623,241.87	(\$3,818,781.99)	\$813,826.21	\$3,004,955.78		(\$508,678.16)
	Fund 0031 - Water Utility Fund							
	REVENUE							
Department	00 - Revenue							
	Operating Revenues							
301.000	Sale Of Utilities	2,014,135.00	179,148.38	.00	744,208.25	1,269,926.75	37	2,010,366.64
301.002	New Turn Ons	3,000.00	265.00	.00	1,145.00	1,855.00	38	3,670.00
301.009	New Service Taps	11,000.00	.00	.00	925.00	10,075.00	8	24,588.84
301.013	Meter Installation	1,500.00	.00	.00	150.00	1,350.00	10	2,100.00
302.001	Penalties	28,000.00	4,176.13	.00	16,021.48	11,978.52	57	26,223.26
	Operating Revenues Totals	\$2,057,635.00	\$183,589.51	\$0.00	\$762,449.73	\$1,295,185.27	37%	\$2,066,948.74
	Impact Fees							
324.020	Water Impact Fee	6,000.00	9,165.00	.00	9,715.00	(3,715.00)	162	31,720.00
	Impact Fees Totals	\$6,000.00	\$9,165.00	\$0.00	\$9,715.00	(\$3,715.00)	162%	\$31,720.00
	Charges for Services							
324.007	Fees- Services	2,000.00	.00	.00	.00	2,000.00	0	1,253.59
	Charges for Services Totals	\$2,000.00	\$0.00	\$0.00	\$0.00	\$2,000.00	0%	\$1,253.59
	Federal Grants							
335.004	Fema Recovery	32,000.00	15,411.90	.00	15,411.90	16,588.10	48	58,507.37
	Federal Grants Totals	\$32,000.00	\$15,411.90	\$0.00	\$15,411.90	\$16,588.10	48%	\$58,507.37
	Investment Earnings							
306.001	Investment Earnings	15,000.00	2,295.70	.00	8,918.72	6,081.28	59	21,939.21
	Investment Earnings Totals	\$15,000.00	\$2,295.70	\$0.00	\$8,918.72	\$6,081.28	59%	\$21,939.21
	Miscellaneous							
369.002	Miscellaneous Revenue	5,000.00	860.00	.00	1,645.00	3,355.00	33	1,655.52
	Miscellaneous Totals	\$5,000.00	\$860.00	\$0.00	\$1,645.00	\$3,355.00	33%	\$1,655.52



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Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
	Capital Contributions							
371.003	Cap Contributions-Develop	.00	.00	.00	.00	.00	+++	350,000.00
	Capital Contributions Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$350,000.00
	Operating Transfers In							
394.002	Transfer from fund balance	391,976.00	.00	.00	.00	391,976.00	0	.00
	Operating Transfers In Totals	\$391,976.00	\$0.00	\$0.00	\$0.00	\$391,976.00	0%	\$0.00
	Sale of Assets							
391.001	Sale of Assets	500.00	.00	.00	.00	500.00	0	2,015.00
	Sale of Assets Totals	\$500.00	\$0.00	\$0.00	\$0.00	\$500.00	0%	\$2,015.00
	Department 00 - Revenue Totals	\$2,510,111.00	\$211,322.11	\$0.00	\$798,140.35	\$1,711,970.65	32%	\$2,534,039.43
	REVENUE TOTALS	\$2,510,111.00	\$211,322.11	\$0.00	\$798,140.35	\$1,711,970.65	32%	\$2,534,039.43
	EXPENSE							
	Department 15 - Water Distribution							
	Personal Services							
400.101	Regular Pay	178,000.00	6,983.40	.00	44,919.87	133,080.13	25	147,288.27
401.103	Overtime	12,000.00	329.21	.00	2,458.97	9,541.03	20	15,439.60
401.105	On-call pay	5,200.00	400.00	.00	1,600.00	3,600.00	31	5,200.00
405.114	FICA	15,460.00	597.62	.00	3,561.59	11,898.41	23	12,273.60
406.116	Retirement	25,000.00	1,225.29	.00	6,611.56	18,388.44	26	19,084.03
408.125	SCMIT Worker's Comp Ins.	7,000.00	.00	.00	4,768.72	2,231.28	68	8,825.52
410.001	Health Claims Cost	21,200.00	1,253.74	.00	5,055.68	16,144.32	24	18,827.32
410.002	Health Claim Costs-Retire	12,177.00	996.46	.00	3,985.84	8,191.16	33	8,308.08
410.003	OPEB cost	4,000.00	.00	.00	.00	4,000.00	0	3,025.67
	Personal Services Totals	\$280,037.00	\$11,785.72	\$0.00	\$72,962.23	\$207,074.77	26%	\$238,272.09
	Supplies							
500.101	Supplies and Materials	5,060.00	125.82	.00	766.79	4,293.21	15	2,871.76
500.102	Equipment	10,350.00	.00	.00	2,595.71	7,754.29	25	1,286.01
501.101	Uniforms and Clothing	4,550.00	141.00	.00	1,332.03	3,217.97	29	3,143.32
513.112	Asphalt/Concrete/Gravel	23,680.00	1,270.75	46,196.75	5,197.00	(27,713.75)	217	20,832.64
514.110	Water Dist System Supply	32,750.00	4,041.60	.00	8,243.01	24,506.99	25	34,109.83
515.121	Safety Supplies	300.00	.00	.00	87.00	213.00	29	.00
521.128	Meter Supplies	.00	.00	.00	.00	.00	+++	(808.13)
523.136	Hydrant Replacement	8,000.00	.00	.00	.00	8,000.00	0	5,422.80
532.148	Small Hand Tools	550.00	.00	.00	.00	550.00	0	671.41
	Supplies Totals	\$85,240.00	\$5,579.17	\$46,196.75	\$18,221.54	\$20,821.71	76%	\$67,529.64
	Other Services & Charges							



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Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
515.129	Permit Fees Due To Others	870.00	.00	.00	.00	870.00	0	599.08
600.110	SCMIRF Property/Liab Ins	20,000.00	.00	.00	9,037.57	10,962.43	45	17,645.72
610.112	Postage	750.00	62.54	.00	210.79	539.21	28	947.26
610.1110	Communications- Wireless	660.00	54.39	.00	162.93	497.07	25	636.17
620.114	Advertising	750.00	.00	.00	.00	750.00	0	871.59
640.124	Travel Expense	948.00	.00	.00	.00	948.00	0	402.23
650.127	Electricity	6,293.00	494.77	.00	2,106.12	4,186.88	33	6,369.93
650.128	Water	22,857.00	1,319.74	.00	5,339.45	17,517.55	23	17,510.20
650.129	Wastewater	17,832.00	622.18	.00	2,682.52	15,149.48	15	13,347.69
650.130	Sanitation	692.00	55.96	.00	223.84	468.16	32	671.52
650.133	Stormwater	2,660.00	393.88	.00	1,575.52	1,084.48	59	3,050.76
650.1271	Electricity- Sales Tax	283.00	22.03	.00	101.60	181.40	36	294.32
660.133	Repairs & Maint. Services	22,500.00	142.16	.00	718.50	21,781.50	3	19,180.30
660.139	Fleet Services Materials	9,000.00	.00	.00	3,302.93	5,697.07	37	8,428.60
660.145	Gasoline & Oil	7,000.00	535.86	.00	1,839.28	5,160.72	26	6,764.67
660.1391	Fleet Services Labor	8,000.00	269.49	.00	1,517.07	6,482.93	19	8,767.09
670.156	Equipment Rental/Lease	560.00	.00	.00	.00	560.00	0	.00
685.180	Membership Dues and Fees	360.00	.00	.00	230.00	130.00	64	60.00
685.182	Other Operating Expenses	10,240.00	839.89	.00	3,213.64	7,026.36	31	9,119.97
685.183	Depreciation	334,873.00	28,718.62	.00	114,742.09	220,130.91	34	307,511.19
685.186	Training	2,210.00	2,925.97	.00	3,122.97	(912.97)	141	1,924.00
685.187	Special Projects	.00	.00	.00	.00	60,000.00	0	.00
686.187	Professional Services	2,080.00	175.00	2,418.60	404.02	(742.62)	136	750.54
686.189	Employee Medical	360.00	.00	.00	.00	360.00	0	150.00
686.191	Contract Services/Studies	2,400.00	87.30	.00	527.79	1,872.21	22	1,956.37
686.195	Repair/Maint Svc Contract	1,440.00	.00	.00	510.50	929.50	35	2,450.22
686.199	Internal Engineering	15,000.00	.00	.00	4,345.00	10,655.00	29	15,759.84
686.1895	Employee wellness services	1,860.00	79.77	.00	265.18	1,594.82	14	1,839.83
687.202	Utility Billing Services	7,000.00	58.73	.00	2,691.95	4,308.05	38	6,072.43
Other Services & Charges Totals		\$499,478.00	\$36,858.28	\$2,418.60	\$158,871.26	\$398,188.14	29%	\$453,081.52
Other Objects								
702.106	Interest- Bonds	120,095.00	9,626.60	.00	38,531.82	81,563.18	32	120,093.55
702.110	Bond Principal	300,000.00	5,378.84	.00	21,489.94	278,510.06	7	297,918.36
703.109	Agents Fee	3,000.00	.00	.00	2,862.50	137.50	95	4,475.00
720.001	Provision for Bad Debts	8,000.00	666.67	.00	2,666.68	5,333.32	33	33,754.81
795.995	GF Cost Distribution	75,415.00	6,284.58	.00	25,138.32	50,276.68	33	75,414.96

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
7999.9999	Principal Reclassified	(300,000.00)	.00	.00	.00	(300,000.00)	0	(297,918.36)
	Other Objects Totals	\$206,510.00	\$21,956.69	\$0.00	\$90,689.26	\$115,820.74	44%	\$233,738.32
	Inter-Dept. Allocations							
795.999	Allocation G&A Services	85,000.00	2,126.33	.00	16,858.83	68,141.17	20	59,394.24
	Inter-Dept. Allocations Totals	\$85,000.00	\$2,126.33	\$0.00	\$16,858.83	\$68,141.17	20%	\$59,394.24
	Capital Outlay							
900.907	High Service Pumps & Drives	.00	.00	.00	.00	.00	+++	135,641.20
900.915	CIP Projects - Current Year	2,684,000.00	.00	.00	.00	.00	+++	.00
900.3000	Buildings & Improvements	.00	.00	.00	7,949.00	6,051.00	57	.00
900.3500	Water Distribution	.00	.00	150,978.96	4,715.02	2,324,306.02	6	275,720.30
900.4200	Heavy Equipment	.00	.00	207,344.00	.00	(102,344.00)	197	.00
900.4300	Other Equipment	.00	.00	45,905.40	.00	(20,905.40)	184	23,251.49
9999.9999	Assets Reclassified	(2,684,000.00)	.00	.00	(12,664.02)	(2,671,335.98)	0	(434,612.99)
	Capital Outlay Totals	\$0.00	\$0.00	\$404,228.36	\$0.00	(\$464,228.36)	-674%	\$0.00
	Department 15 - Water Distribution Totals	\$1,156,265.00	\$78,306.19	\$452,843.71	\$357,603.12	\$345,818.17	70%	\$1,052,015.81
	Department 16 - Filtration							
	Personal Services							
400.101	Regular Pay	235,000.00	10,916.38	.00	63,145.57	171,854.43	27	172,474.95
401.103	Overtime	6,000.00	110.93	.00	1,531.10	4,468.90	26	11,227.14
401.105	On-call pay	7,020.00	533.36	.00	2,133.44	4,886.56	30	6,933.68
405.114	FICA	15,950.00	779.90	.00	4,694.44	11,255.56	29	13,651.45
406.116	Retirement	25,000.00	1,688.19	.00	8,668.39	16,331.61	35	20,853.18
408.125	SCMIT Worker's Comp Ins.	7,500.00	.00	.00	4,294.72	3,205.28	57	7,948.29
410.001	Health Claims Cost	33,337.00	2,814.22	.00	10,156.39	23,180.61	30	28,930.34
410.002	Health Claim Costs-Retire	10,525.00	862.58	.00	3,450.32	7,074.68	33	6,269.37
410.003	OPEB cost	5,000.00	.00	.00	.00	5,000.00	0	3,797.30
	Personal Services Totals	\$345,332.00	\$17,705.56	\$0.00	\$98,074.37	\$247,257.63	28%	\$272,085.70
	Supplies							
500.101	Supplies and Materials	3,000.00	193.77	.00	933.18	2,066.82	31	3,781.14
500.102	Equipment	3,200.00	.00	.00	1,579.84	1,620.16	49	1,497.64
501.101	Uniforms and Clothing	3,300.00	437.49	.00	777.80	2,522.20	24	1,986.82
512.108	Chemicals	219,920.00	3,442.50	154,638.38	59,367.18	5,914.44	97	170,111.80
512.109	Laboratory Supplies	13,252.00	.00	3,918.26	7,172.22	2,161.52	84	14,161.50
515.121	Safety Supplies	600.00	.00	.00	342.00	258.00	57	615.40
532.148	Small Hand Tools	490.00	.00	.00	.00	490.00	0	130.80
540.151	IP Raw Water Contract-Cty	19,364.00	1,537.65	.00	4,534.07	14,829.93	23	17,732.66



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
540.152	Raw Water Pump Maint.	47,000.00	749.72	.00	14,420.59	32,579.41	31	52,835.43
540.157	Treated Water Purchase	500.00	13.00	.00	26.00	474.00	5	71.50
	Supplies Totals	\$310,626.00	\$6,374.13	\$158,556.64	\$89,152.88	\$62,916.48	80%	\$262,924.69
	Other Services & Charges							
515.129	Permit Fees Due To Others	22,000.00	.00	.00	20,665.00	1,335.00	94	20,503.00
600.110	SCMIRF Property/Liab Ins	15,000.00	.00	.00	7,042.66	7,957.34	47	13,750.68
610.111	Communications- Landline	1,200.00	91.95	.00	366.54	833.46	31	1,095.10
610.112	Postage	2,000.00	.00	.00	10.74	1,989.26	1	1,083.07
610.1110	Communications- Wireless	420.00	34.45	.00	102.87	317.13	24	396.57
620.114	Advertising	1,000.00	.00	.00	.00	1,000.00	0	435.50
640.124	Travel Expense	861.00	.00	.00	.00	861.00	0	21.34
650.127	Electricity	82,142.00	6,627.87	.00	27,533.83	54,608.17	34	83,672.39
650.130	Sanitation	929.00	75.20	.00	340.13	588.87	37	902.40
650.133	Stormwater	.00	179.55	.00	718.20	(718.20)	+++	100.80
650.134	Security Lights	1,428.00	132.00	.00	528.00	900.00	37	1,584.00
650.1271	Electricity- Sales Tax	106.00	9.83	.00	38.03	67.97	36	110.83
660.133	Repairs & Maint. Services	28,000.00	1,109.61	3,479.96	11,111.63	13,408.41	52	31,700.25
660.139	Fleet Services Materials	3,000.00	.00	.00	73.50	2,926.50	2	2,269.38
660.145	Gasoline & Oil	1,000.00	142.34	.00	450.00	550.00	45	1,009.25
660.1391	Fleet Services Labor	2,500.00	60.90	.00	351.23	2,148.77	14	2,922.78
664.101	Community Education	500.00	.00	.00	.00	500.00	0	.00
670.156	Equipment Rental/Lease	.00	.00	.00	.00	.00	+++	613.37
685.180	Membership Dues and Fees	350.00	.00	.00	105.00	245.00	30	540.00
685.182	Other Operating Expenses	1,000.00	.00	.00	144.00	856.00	14	1,641.76
685.183	Depreciation	325,304.00	26,371.09	.00	105,606.58	219,697.42	32	317,918.83
685.186	Training	5,335.00	824.00	.00	2,500.66	2,834.34	47	2,810.00
685.1821	Hurricane/Storm Expense	.00	62.28	.00	62.28	(62.28)	+++	.00
686.187	Professional Services	34,740.00	94.00	.00	1,884.00	32,856.00	5	12,396.58
686.189	Employee Medical	220.00	.00	.00	171.00	49.00	78	165.00
686.195	Repair/Maint Svc Contract	3,240.00	.00	.00	947.27	2,292.73	29	4,039.69
686.199	Internal Engineering	12,000.00	.00	.00	4,345.00	7,655.00	36	15,759.84
686.1895	Employee wellness services	1,680.00	132.95	.00	441.97	1,238.03	26	2,052.27
	Other Services & Charges Totals	\$545,955.00	\$35,948.02	\$3,479.96	\$185,540.12	\$356,934.92	35%	\$519,494.68
	Other Objects							
795.995	GF Cost Distribution	67,180.00	5,598.25	.00	22,393.00	44,787.00	33	67,179.00
	Other Objects Totals	\$67,180.00	\$5,598.25	\$0.00	\$22,393.00	\$44,787.00	33%	\$67,179.00



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
	Inter-Dept. Allocations							
795.999	Allocation G&A Services	85,000.00	2,126.33	.00	16,858.83	68,141.17	20	59,394.24
	Inter-Dept. Allocations Totals	\$85,000.00	\$2,126.33	\$0.00	\$16,858.83	\$68,141.17	20%	\$59,394.24
	Capital Outlay							
900.915	CIP Projects - Current Year	450,000.00	.00	.00	.00	.00	+++	.00
900.3300	Water Filtration Plant	.00	.00	.00	.00	450,000.00	0	.00
900.4300	Other Equipment	.00	.00	.00	.00	.00	+++	29,884.87
9999.9999	Assets Reclassified	(450,000.00)	.00	.00	.00	(450,000.00)	0	(29,884.87)
	Capital Outlay Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$0.00
	Department 16 - Filtration Totals	\$1,354,093.00	\$67,752.29	\$162,036.60	\$412,019.20	\$780,037.20	42%	\$1,181,078.31
	Department 41 - General & Administrative							
	Personal Services							
400.101	Regular Pay	103,290.00	5,116.02	.00	32,265.74	71,024.26	31	107,548.03
401.103	Overtime	500.00	3.69	.00	3.69	496.31	1	(2.76)
405.114	FICA	7,660.00	368.40	.00	2,384.30	5,275.70	31	7,970.96
406.116	Retirement	12,541.00	754.57	.00	4,371.04	8,169.96	35	12,290.58
408.125	SCMIT Worker's Comp Ins.	2,000.00	347.21	.00	1,654.29	345.71	83	2,419.04
410.001	Health Claims Cost	17,225.00	1,059.88	.00	3,923.68	13,301.32	23	11,796.37
410.003	OPEB cost	5,000.00	.00	.00	.00	5,000.00	0	1,648.77
	Personal Services Totals	\$148,216.00	\$7,649.77	\$0.00	\$44,602.74	\$103,613.26	30%	\$143,670.99
	Supplies							
500.101	Supplies and Materials	4,700.00	460.86	.00	1,586.83	3,113.17	34	5,564.24
500.102	Equipment	900.00	.00	.00	.00	900.00	0	.00
500.103	Furniture	1,400.00	.00	.00	998.09	401.91	71	476.97
501.101	Uniforms and Clothing	675.00	.00	.00	293.68	381.32	44	488.98
	Supplies Totals	\$7,675.00	\$460.86	\$0.00	\$2,878.60	\$4,796.40	38%	\$6,530.19
	Other Services & Charges							
600.110	SCMIRF Property/Liab Ins	31,000.00	.00	.00	14,508.48	16,491.52	47	28,327.58
610.111	Communications- Landline	4,200.00	250.06	.00	1,465.02	2,734.98	35	4,149.00
610.112	Postage	500.00	.00	.00	.00	500.00	0	135.23
610.1110	Communications- Wireless	2,820.00	194.33	.00	601.50	2,218.50	21	2,160.08
620.114	Advertising	500.00	.00	.00	.00	500.00	0	.00
640.124	Travel Expense	435.00	.00	.00	.00	435.00	0	183.01
650.127	Electricity	2,352.00	184.98	.00	946.94	1,405.06	40	2,574.61
650.128	Water	844.00	38.55	.00	151.57	692.43	18	437.41
650.129	Wastewater	528.00	27.20	.00	105.40	422.60	20	252.44



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
650.130	Sanitation	486.00	39.33	.00	117.99	368.01	24	471.96
650.133	Stormwater	977.00	165.94	.00	663.76	313.24	68	1,184.88
650.134	Security Lights	573.00	53.00	.00	212.00	361.00	37	636.00
650.1271	Electricity- Sales Tax	105.00	8.77	.00	45.26	59.74	43	115.30
660.133	Repairs & Maint. Services	5,800.00	.00	8,150.00	85.00	(2,435.00)	142	352.13
660.139	Fleet Services Materials	4,000.00	.00	.00	477.10	3,522.90	12	3,819.55
660.145	Gasoline & Oil	1,200.00	180.94	.00	553.89	646.11	46	1,518.32
660.1391	Fleet Services Labor	1,800.00	74.71	.00	679.72	1,120.28	38	1,974.23
670.156	Equipment Rental/Lease	2,960.00	212.93	.00	763.23	2,196.77	26	3,300.03
685.180	Membership Dues and Fees	1,235.00	.00	.00	360.00	875.00	29	1,230.00
685.182	Other Operating Expenses	500.00	.00	.00	14.63	485.37	3	155.64
685.183	Depreciation	190.00	15.81	.00	63.28	126.72	33	189.84
685.186	Training	660.00	.00	.00	.00	660.00	0	710.00
686.187	Professional Services	1,425.00	.00	.00	.00	1,425.00	0	51.67
686.189	Employee Medical	60.00	.00	.00	.00	60.00	0	45.00
686.195	Repair/Maint Svc Contract	3,160.00	.00	.00	928.64	2,231.36	29	3,593.12
686.1895	Employee wellness services	480.00	186.12	.00	618.75	(138.75)	129	1,781.72
Other Services & Charges Totals		\$68,790.00	\$1,632.67	\$8,150.00	\$23,362.16	\$37,277.84	46%	\$59,348.75
Other Objects								
795.001	IT Internal Allocations	80,000.00	1,421.93	.00	22,496.66	57,503.34	28	96,664.69
Other Objects Totals		\$80,000.00	\$1,421.93	\$0.00	\$22,496.66	\$57,503.34	28%	\$96,664.69
Inter-Dept. Allocations								
795.999	Allocation G&A Services	(305,128.00)	(10,631.65)	.00	(84,294.19)	(220,833.81)	28	(296,971.13)
Inter-Dept. Allocations Totals		(\$305,128.00)	(\$10,631.65)	\$0.00	(\$84,294.19)	(\$220,833.81)	28%	(\$296,971.13)
Capital Outlay								
900.4100	Vehicles	27,500.00	.00	54,118.00	.00	(26,618.00)	197	.00
9999.9999	Assets Reclassified	(27,500.00)	.00	.00	.00	(27,500.00)	0	.00
Capital Outlay Totals		\$0.00	\$0.00	\$54,118.00	\$0.00	(\$54,118.00)	+++	\$0.00
Department 41 - General & Administrative Totals		(\$447.00)	\$533.58	\$62,268.00	\$9,045.97	(\$71,760.97)	-15954%	\$9,243.49
Department 42 - Engineering Services								
Personal Services								
400.101	Regular Pay	126,000.00	5,844.44	.00	37,459.90	88,540.10	30	113,387.61
405.114	FICA	9,640.00	392.39	.00	2,646.83	6,993.17	27	7,952.82
406.116	Retirement	14,700.00	856.14	.00	5,051.66	9,648.34	34	12,849.76
410.001	Health Claims Cost	13,179.00	1,297.68	.00	5,190.72	7,988.28	39	14,005.35

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
	Personal Services Totals	\$163,519.00	\$8,390.65	\$0.00	\$50,349.11	\$113,169.89	31%	\$148,195.54
	Supplies							
500.101	Supplies and Materials	450.00	.00	.00	76.88	373.12	17	365.19
500.102	Equipment	5,400.00	.00	.00	168.50	5,231.50	3	1,371.37
500.103	Furniture	150.00	.00	.00	.00	150.00	0	900.00
500.105	Printing and Binding	100.00	.00	.00	.00	100.00	0	619.32
501.101	Uniforms and Clothing	600.00	123.02	.00	464.39	135.61	77	501.33
515.121	Safety Supplies	570.00	29.85	.00	29.85	540.15	5	.00
515.124	Department Supplies	.00	.00	.00	.00	.00	+++	238.86
	Supplies Totals	\$7,270.00	\$152.87	\$0.00	\$739.62	\$6,530.38	10%	\$3,996.07
	Other Services & Charges							
610.112	Postage	100.00	.00	.00	.00	100.00	0	83.97
610.1110	Communications- Wireless	1,200.00	.00	.00	.00	1,200.00	0	.00
620.114	Advertising	150.00	.00	.00	.00	150.00	0	.00
640.124	Travel Expense	1,138.00	.00	.00	.00	1,138.00	0	804.14
685.180	Membership Dues and Fees	325.00	.00	.00	.00	325.00	0	334.00
685.184	Continuing Education	600.00	.00	.00	.00	600.00	0	.00
685.186	Training	1,100.00	.00	.00	.00	1,100.00	0	1,045.00
686.187	Professional Services	1,400.00	.00	.00	.00	1,400.00	0	1,306.47
686.189	Employee Medical	100.00	.00	.00	.00	100.00	0	.00
686.1895	Employee wellness services	500.00	372.25	.00	1,237.50	(737.50)	248	2,990.47
	Other Services & Charges Totals	\$6,613.00	\$372.25	\$0.00	\$1,237.50	\$5,375.50	19%	\$6,564.05
	Other Objects							
735.122	Services Billed	(177,202.00)	.00	.00	(43,449.96)	(133,752.04)	25	(157,598.25)
	Other Objects Totals	(\$177,202.00)	\$0.00	\$0.00	(\$43,449.96)	(\$133,752.04)	25%	(\$157,598.25)
	Department 42 - Engineering Services Totals	\$200.00	\$8,915.77	\$0.00	\$8,876.27	(\$8,676.27)	4438%	\$1,157.41
	EXPENSE TOTALS	\$2,510,111.00	\$155,507.83	\$677,148.31	\$787,544.56	\$1,045,418.13	58%	\$2,243,495.02
	Fund 0031 - Water Utility Fund Totals							
	REVENUE TOTALS	2,510,111.00	211,322.11	.00	798,140.35	1,711,970.65	32%	2,534,039.43
	EXPENSE TOTALS	2,510,111.00	155,507.83	677,148.31	787,544.56	1,045,418.13	58%	2,243,495.02
	Fund 0031 - Water Utility Fund Totals	\$0.00	\$55,814.28	(\$677,148.31)	\$10,595.79	\$666,552.52		\$290,544.41
	Fund 0032 - Wastewater Fund							
	REVENUE							
	Department 00 - Revenue							
	Operating Revenues							



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
301.000	Sale Of Utilities	2,379,256.00	204,080.25	.00	846,444.58	1,532,811.42	36	2,336,024.67
301.002	New Turn Ons	3,300.00	255.00	.00	1,085.00	2,215.00	33	3,455.00
301.009	New Service Taps	10,000.00	.00	.00	1,750.00	8,250.00	18	1,000.00
301.014	Fixed Charges - Andrews	120,000.00	10,119.80	.00	40,479.20	79,520.80	34	121,437.60
301.015	Fixed Charges - GCWSD	225,000.00	19,241.87	.00	76,967.48	148,032.52	34	230,902.44
301.016	Fixed Charges - COG	300,000.00	27,651.27	.00	110,605.08	189,394.92	37	331,815.24
301.017	Volume Charges - Andrews	280,000.00	23,009.57	.00	83,442.22	196,557.78	30	243,468.92
301.018	Volume Charges - GCWSD	350,000.00	31,564.43	.00	116,742.56	233,257.44	33	395,037.98
301.019	Volume Charges - COG	1,025,000.00	119,177.23	.00	405,040.69	619,959.31	40	1,091,023.40
301.026	Fixed- Elim Georgetown	(300,000.00)	(27,651.27)	.00	(110,605.08)	(189,394.92)	37	(331,815.24)
301.029	Volume-Elim-Georgetown	(1,025,000.00)	(119,177.23)	.00	(405,040.69)	(619,959.31)	40	(1,091,023.40)
302.001	Penalties	35,000.00	5,194.58	.00	20,048.73	14,951.27	57	32,442.93
303.006	Septic Tank Dumping	15,000.00	5,040.00	.00	13,880.00	1,120.00	93	12,585.00
	Operating Revenues Totals	\$3,417,556.00	\$298,505.50	\$0.00	\$1,200,839.77	\$2,216,716.23	35%	\$3,376,354.54
	Impact Fees							
324.017	Wastewater Impact Fee	7,000.00	.00	.00	.00	7,000.00	0	6,900.00
	Impact Fees Totals	\$7,000.00	\$0.00	\$0.00	\$0.00	\$7,000.00	0%	\$6,900.00
	Investment Earnings							
306.001	Investment Earnings	3,300.00	.00	.00	1,335.91	1,964.09	40	7,233.44
	Investment Earnings Totals	\$3,300.00	\$0.00	\$0.00	\$1,335.91	\$1,964.09	40%	\$7,233.44
	Miscellaneous							
369.002	Miscellaneous Revenue	3,000.00	.00	.00	.00	3,000.00	0	1,388.00
369.003	Insurance Proceeds	.00	3,874.21	.00	3,874.21	(3,874.21)	+++	.00
	Miscellaneous Totals	\$3,000.00	\$3,874.21	\$0.00	\$3,874.21	(\$874.21)	129%	\$1,388.00
	Operating Transfers In							
394.002	Transfer from fund balance	3,673.00	.00	.00	.00	3,673.00	0	.00
	Operating Transfers In Totals	\$3,673.00	\$0.00	\$0.00	\$0.00	\$3,673.00	0%	\$0.00
	Sale of Assets							
391.001	Sale of Assets	.00	.00	.00	.00	.00	+++	7,025.00
	Sale of Assets Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$7,025.00
	Department 00 - Revenue Totals	\$3,434,529.00	\$302,379.71	\$0.00	\$1,206,049.89	\$2,228,479.11	35%	\$3,398,900.98
	REVENUE TOTALS	\$3,434,529.00	\$302,379.71	\$0.00	\$1,206,049.89	\$2,228,479.11	35%	\$3,398,900.98
	EXPENSE							
	Department 18 - Wastewater Collections							
	Personal Services							
400.101	Regular Pay	240,083.00	8,478.99	.00	53,436.85	186,646.15	22	191,308.95



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
401.103	Overtime	12,000.00	452.48	.00	884.84	11,115.16	7	13,411.68
401.105	On-call pay	4,420.00	433.32	.00	1,433.28	2,986.72	32	4,733.16
405.114	FICA	15,411.00	596.22	.00	3,766.98	11,644.02	24	14,350.15
406.116	Retirement	24,758.00	1,355.68	.00	6,546.68	18,211.32	26	22,600.48
408.125	SCMIT Worker's Comp Ins.	10,000.00	.00	.00	7,957.44	2,042.56	80	19,726.94
410.001	Health Claims Cost	67,921.00	4,047.77	.00	16,547.06	51,373.94	24	52,588.90
410.002	Health Claim Costs-Retire	.00	965.28	.00	824.96	(824.96)	+++	.00
410.003	OPEB cost	3,000.00	.00	.00	.00	3,000.00	0	2,819.89
Personal Services Totals		\$377,593.00	\$16,329.74	\$0.00	\$91,398.09	\$286,194.91	24%	\$321,540.15
Supplies								
500.101	Supplies and Materials	7,600.00	133.61	.00	835.53	6,764.47	11	6,139.99
500.102	Equipment	13,350.00	.00	.00	2,305.08	11,044.92	17	12,443.84
501.101	Uniforms and Clothing	9,920.00	363.73	.00	2,175.57	7,744.43	22	4,924.34
512.108	Chemicals	4,700.00	.00	.00	.00	4,700.00	0	200.88
513.112	Asphalt/Concrete/Gravel	26,000.00	.00	53,965.00	517.50	(28,482.50)	210	37,337.12
514.111	WW Collection Syst Supply	6,400.00	102.69	.00	1,514.25	4,885.75	24	5,838.51
515.121	Safety Supplies	900.00	.00	.00	87.00	813.00	10	.00
532.148	Small Hand Tools	510.00	.00	.00	.00	510.00	0	592.09
532.1481	Small Hand Tools - Maintenance	700.00	.00	.00	84.51	615.49	12	558.18
Supplies Totals		\$70,080.00	\$600.03	\$53,965.00	\$7,519.44	\$8,595.56	88%	\$68,034.95
Other Services & Charges								
600.110	SCMIRF Property/Liab Ins	31,000.00	.00	.00	15,510.36	15,489.64	50	30,216.09
610.112	Postage	1,340.00	56.62	.00	190.85	1,149.15	14	717.21
610.1110	Communications- Wireless	2,160.00	181.51	.00	551.98	1,608.02	26	1,931.54
620.114	Advertising	1,000.00	.00	.00	.00	1,000.00	0	14.93
640.124	Travel Expense	750.00	.00	.00	.00	750.00	0	42.68
650.127	Electricity	68,021.00	7,271.04	.00	29,576.61	38,444.39	43	70,009.48
650.133	Stormwater	628.00	800.95	.00	3,203.80	(2,575.80)	510	1,659.24
650.134	Security Lights	1,309.00	121.00	.00	484.00	825.00	37	1,452.00
650.1271	Electricity- Sales Tax	2,709.00	250.57	.00	1,130.32	1,578.68	42	2,718.04
660.133	Repairs & Maint. Services	60,000.00	179.00	.00	6,656.18	53,343.82	11	47,086.32
660.139	Fleet Services Materials	16,000.00	.00	.00	9,986.88	6,013.12	62	34,594.59
660.145	Gasoline & Oil	20,000.00	1,346.40	.00	3,176.20	16,823.80	16	15,917.08
660.1391	Fleet Services Labor	24,000.00	847.72	.00	6,515.90	17,484.10	27	26,170.16
670.156	Equipment Rental/Lease	6,000.00	.00	.00	.00	6,000.00	0	.00
685.180	Membership Dues and Fees	585.00	.00	.00	70.00	515.00	12	175.00



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
685.182	Other Operating Expenses	8,500.00	699.91	.00	3,157.69	5,342.31	37	9,832.67
685.183	Depreciation	318,991.00	22,966.68	.00	91,814.01	227,176.99	29	262,590.91
685.186	Training	1,400.00	.00	.00	.00	1,400.00	0	990.50
685.187	Special Projects	.00	.00	.00	.00	.00	+++	(817.90)
685.1821	Hurricane/Storm Expense	.00	3,752.22	.00	3,752.22	(3,752.22)	+++	.00
686.187	Professional Services	5,080.00	45.00	1,639.82	674.80	2,765.38	46	2,050.86
686.189	Employee Medical	480.00	.00	.00	.00	480.00	0	432.55
686.191	Contract Services/Studies	2,460.00	87.33	.00	527.96	1,932.04	21	1,956.95
686.195	Repair/Maint Svc Contract	16,440.00	.00	.00	510.52	15,929.48	3	2,450.44
686.199	Internal Engineering	13,000.00	.00	.00	4,345.00	8,655.00	33	15,759.84
686.1895	Employee wellness services	3,000.00	53.18	.00	176.79	2,823.21	6	2,269.63
687.202	Utility Billing Services	6,000.00	53.16	.00	2,437.28	3,562.72	41	5,509.67
Other Services & Charges Totals		\$610,853.00	\$38,712.29	\$1,639.82	\$184,449.35	\$424,763.83	30%	\$535,730.48
Other Objects								
702.106	Interest- Bonds	75,008.00	589.51	.00	2,373.18	72,634.82	3	7,360.62
702.110	Bond Principal	18,980.00	1,065.41	.00	5,866.50	13,113.50	31	18,978.42
720.001	Provision for Bad Debts	7,500.00	625.00	.00	2,500.00	5,000.00	33	43,720.76
795.995	GF Cost Distribution	70,000.00	5,833.33	.00	23,333.32	46,666.68	33	69,999.96
7999.9999	Principal Reclassified	(18,980.00)	.00	.00	.00	(18,980.00)	0	(18,978.42)
Other Objects Totals		\$152,508.00	\$8,113.25	\$0.00	\$34,073.00	\$118,435.00	22%	\$121,081.34
Inter-Dept. Allocations								
795.999	Allocation G&A Services	70,000.00	2,657.91	.00	21,073.55	48,926.45	30	74,242.81
Inter-Dept. Allocations Totals		\$70,000.00	\$2,657.91	\$0.00	\$21,073.55	\$48,926.45	30%	\$74,242.81
Capital Outlay								
900.911	Sewer Improvement Projects	.00	.00	421,000.00	.00	14,000.00	97	66,870.57
900.915	CIP Projects - Current Year	667,000.00	.00	.00	.00	.00	+++	.00
900.3700	Wastewater Collection Sys	.00	.00	.00	.00	120,000.00	0	1,316.53
900.4200	Heavy Equipment	.00	.00	.00	.00	.00	+++	103,472.00
900.4300	Other Equipment	.00	.00	45,905.40	10,148.95	55,945.65	50	13,745.65
9999.9999	Assets Reclassified	(667,000.00)	.00	.00	(10,148.95)	(656,851.05)	2	(185,404.75)
Capital Outlay Totals		\$0.00	\$0.00	\$466,905.40	\$0.00	(\$466,905.40)	+++	\$0.00
Department 18 - Wastewater Collections Totals		\$1,281,034.00	\$66,413.22	\$522,510.22	\$338,513.43	\$420,010.35	67%	\$1,120,629.73
Department 34 - Regional Wastewater Plant								
Personal Services								
400.101	Regular Pay	274,172.00	11,577.62	.00	77,140.80	197,031.20	28	282,150.27
401.103	Overtime	10,000.00	303.41	.00	2,853.54	7,146.46	29	14,986.84



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
401.105	On-call pay	7,020.00	533.32	.00	2,133.28	4,886.72	30	6,933.16
405.114	FICA	20,814.00	826.68	.00	5,688.35	15,125.65	27	21,279.59
406.116	Retirement	34,710.00	1,817.15	.00	10,784.11	23,925.89	31	33,767.54
408.125	SCMIT Worker's Comp Ins.	2,700.00	.00	.00	1,723.64	976.36	64	3,189.96
410.001	Health Claims Cost	66,924.00	4,268.82	.00	17,804.56	49,119.44	27	56,832.15
Personal Services Totals		\$416,340.00	\$19,327.00	\$0.00	\$118,128.28	\$298,211.72	28%	\$419,139.51
Supplies								
500.101	Supplies and Materials	5,500.00	255.04	.00	1,281.78	4,218.22	23	7,466.29
500.102	Equipment	6,550.00	1,012.30	.00	1,012.30	5,537.70	15	6,584.42
501.101	Uniforms and Clothing	4,250.00	317.61	.00	772.11	3,477.89	18	4,088.78
512.108	Chemicals	94,900.00	10,170.00	40,940.00	35,449.27	18,510.73	80	75,613.60
512.109	Laboratory Supplies	19,760.00	4,716.32	4,837.84	8,870.99	6,051.17	69	18,040.25
515.121	Safety Supplies	1,200.00	.00	.00	732.00	468.00	61	879.50
532.148	Small Hand Tools	510.00	.00	.00	.00	510.00	0	563.30
Supplies Totals		\$132,670.00	\$16,471.27	\$45,777.84	\$48,118.45	\$38,773.71	71%	\$113,236.14
Other Services & Charges								
515.129	Permit Fees Due To Others	7,900.00	.00	2,660.00	5,170.07	69.93	99	7,527.37
600.110	SCMIRF Property/Liab Ins	14,000.00	.00	.00	6,498.59	7,501.41	46	12,688.40
610.111	Communications- Landline	2,520.00	.00	.00	732.92	1,787.08	29	2,312.53
610.112	Postage	500.00	.00	.00	.00	500.00	0	42.92
610.1110	Communications- Wireless	420.00	36.86	.00	106.59	313.41	25	424.77
620.114	Advertising	500.00	.00	.00	.00	500.00	0	.00
640.124	Travel Expense	1,950.00	.00	.00	146.53	1,803.47	8	273.17
650.127	Electricity	294,709.00	38,684.83	.00	143,279.17	151,429.83	49	342,019.66
650.128	Water	1,344.00	88.43	.00	406.32	937.68	30	985.04
650.130	Sanitation	3,240.00	262.13	.00	1,048.52	2,191.48	32	3,145.56
650.133	Stormwater	825.00	210.53	.00	842.12	(17.12)	102	1,065.72
650.134	Security Lights	3,750.00	347.00	.00	1,388.00	2,362.00	37	4,164.00
650.1271	Electricity- Sales Tax	12,855.00	1,867.86	.00	6,821.01	6,033.99	53	15,389.48
660.133	Repairs & Maint. Services	86,000.00	11,075.20	13,761.65	35,227.23	37,011.12	57	203,265.98
660.139	Fleet Services Materials	4,000.00	.00	.00	148.03	3,851.97	4	4,148.35
660.145	Gasoline & Oil	2,000.00	248.95	.00	632.76	1,367.24	32	1,728.34
660.1391	Fleet Services Labor	2,200.00	39.36	.00	246.43	1,953.57	11	2,390.00
670.156	Equipment Rental/Lease	3,820.00	205.10	.00	1,009.95	2,810.05	26	3,873.53
685.180	Membership Dues and Fees	385.00	70.00	.00	140.00	245.00	36	370.00
685.182	Other Operating Expenses	2,000.00	.00	.00	.00	2,000.00	0	17,138.79



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
685.183	Depreciation	.00	68.15	.00	68.15	(68.15)	+++	.00
685.186	Training	5,355.00	608.00	.00	1,143.00	4,212.00	21	1,455.00
685.190	Landfill Fees	52,650.00	4,576.36	.00	13,351.37	39,298.63	25	22,207.91
686.186	Legal Services	1,000.00	.00	.00	.00	1,000.00	0	.00
686.187	Professional Services	168,860.00	16,331.42	89,160.28	19,531.42	60,168.30	64	68,127.09
686.189	Employee Medical	400.00	.00	.00	.00	400.00	0	124.00
686.195	Repair/Maint Svc Contract	3,660.00	.00	.00	1,324.87	2,335.13	36	4,685.29
686.199	Internal Engineering	25,000.00	.00	.00	8,689.99	16,310.01	35	31,519.64
686.1895	Employee wellness services	820.00	239.30	.00	795.53	24.47	97	2,510.49
Other Services & Charges Totals		\$702,663.00	\$74,959.48	\$105,581.93	\$248,748.57	\$348,332.50	50%	\$753,583.03
Other Objects								
702.106	Interest- Bonds	231,240.00	17,961.70	.00	71,846.80	159,393.20	31	223,878.16
702.110	Bond Principal	544,746.00	.00	.00	.00	544,746.00	0	525,768.00
703.109	Agents Fee	4,500.00	.00	.00	2,862.50	1,637.50	64	4,475.00
795.995	GF Cost Distribution	46,500.00	3,875.00	.00	15,500.00	31,000.00	33	46,500.00
7999.9999	Principal Reclassified	(544,746.00)	.00	.00	.00	(544,746.00)	0	(525,768.00)
Other Objects Totals		\$282,240.00	\$21,836.70	\$0.00	\$90,209.30	\$192,030.70	32%	\$274,853.16
Inter-Dept. Allocations								
795.999	Allocation G&A Services	75,000.00	2,657.91	.00	21,073.55	53,926.45	28	74,242.81
Inter-Dept. Allocations Totals		\$75,000.00	\$2,657.91	\$0.00	\$21,073.55	\$53,926.45	28%	\$74,242.81
Capital Outlay								
900.909	Headworks Modifications - Phase I	.00	.00	.00	.00	.00	+++	15,923.00
900.910	SBR Reactor #3 Modifications	.00	138,570.93	(136,459.35)	384,637.07	962,422.28	21	1,928,272.08
900.915	CIP Projects - Current Year	1,326,400.00	.00	.00	.00	.00	+++	.00
900.3000	Buildings & Improvements	.00	.00	.00	8,178.00	3,822.00	68	.00
900.3900	Wastewater Treatment Plnt	.00	21,130.00	260,480.00	21,130.00	(188,810.00)	303	.00
900.4300	Other Equipment	.00	9,916.55	10,216.57	9,916.55	(9,133.12)	183	.00
9999.9999	Assets Reclassified	(1,326,400.00)	(169,617.48)	.00	(423,861.62)	(902,538.38)	32	(1,944,195.08)
Capital Outlay Totals		\$0.00	\$0.00	\$134,237.22	\$0.00	(\$134,237.22)	+++	\$0.00
Sub Department 17 - Wastewater Treatment								
Personal Services								
410.003	OPEB cost	.00	.00	.00	.00	.00	+++	4,522.29
Personal Services Totals		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$4,522.29
Other Services & Charges								
685.183	Depreciation	544,582.00	47,316.52	.00	189,436.46	355,145.54	35	543,755.32
Other Services & Charges Totals		\$544,582.00	\$47,316.52	\$0.00	\$189,436.46	\$355,145.54	35%	\$543,755.32

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
	Sub Department 17 - Wastewater Treatment Totals	\$544,582.00	\$47,316.52	\$0.00	\$189,436.46	\$355,145.54	35%	\$548,277.61
	Department 34 - Regional Wastewater Plant Totals	\$2,153,495.00	\$182,568.88	\$285,596.99	\$715,714.61	\$1,152,183.40	46%	\$2,183,332.26
	EXPENSE TOTALS	\$3,434,529.00	\$248,982.10	\$808,107.21	\$1,054,228.04	\$1,572,193.75	54%	\$3,303,961.99
	Fund 0032 - Wastewater Fund Totals							
	REVENUE TOTALS	3,434,529.00	302,379.71	.00	1,206,049.89	2,228,479.11	35%	3,398,900.98
	EXPENSE TOTALS	3,434,529.00	248,982.10	808,107.21	1,054,228.04	1,572,193.75	54%	3,303,961.99
	Fund 0032 - Wastewater Fund Totals	\$0.00	\$53,397.61	(\$808,107.21)	\$151,821.85	\$656,285.36		\$94,938.99
	Fund 0033 - Stormwater Utility Fund							
	REVENUE							
	Department 00 - Revenue							
	Operating Revenues							
301.000	Sale Of Utilities	690,000.00	72,656.62	.00	285,405.11	404,594.89	41	502,907.88
302.001	Penalties	6,000.00	843.38	.00	3,013.17	2,986.83	50	6,136.04
	Operating Revenues Totals	\$696,000.00	\$73,500.00	\$0.00	\$288,418.28	\$407,581.72	41%	\$509,043.92
	Investment Earnings							
361.001	Investment Earnings	9,000.00	.00	.00	2,707.87	6,292.13	30	11,516.23
	Investment Earnings Totals	\$9,000.00	\$0.00	\$0.00	\$2,707.87	\$6,292.13	30%	\$11,516.23
	Capital Contributions							
371.002	Capital Contrib-Grants	.00	.00	.00	.00	.00	+++	16,375.00
	Capital Contributions Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$16,375.00
	Operating Transfers In							
394.002	Transfer from fund balance	287,698.00	.00	.00	.00	287,698.00	0	.00
	Operating Transfers In Totals	\$287,698.00	\$0.00	\$0.00	\$0.00	\$287,698.00	0%	\$0.00
	Department 00 - Revenue Totals	\$992,698.00	\$73,500.00	\$0.00	\$291,126.15	\$701,571.85	29%	\$536,935.15
	REVENUE TOTALS	\$992,698.00	\$73,500.00	\$0.00	\$291,126.15	\$701,571.85	29%	\$536,935.15
	EXPENSE							
	Department 40 - Storm Water Utility Exp.							
	Personal Services							
400.101	Regular Pay	180,000.00	8,195.20	.00	52,657.98	127,342.02	29	201,698.66
401.103	Overtime	6,000.00	8.81	.00	807.57	5,192.43	13	8,704.28
401.105	On-call pay	2,600.00	100.00	.00	700.00	1,900.00	27	2,200.00
405.114	FICA	13,500.00	520.26	.00	3,685.71	9,814.29	27	14,706.87
406.116	Retirement	25,300.00	1,206.67	.00	7,276.37	18,023.63	29	23,911.54
408.125	SCMIT Worker's Comp Ins.	8,500.00	.00	.00	5,443.80	3,056.20	64	10,554.27
410.001	Health Claims Cost	59,312.00	3,706.92	.00	14,827.68	44,484.32	25	48,084.52



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
410.002	Health Claim Costs-Retire	17,596.00	1,442.22	.00	5,768.88	11,827.12	33	14,549.69
410.003	OPEB cost	4,000.00	.00	.00	.00	4,000.00	0	3,953.48
Personal Services Totals		\$316,808.00	\$15,180.08	\$0.00	\$91,167.99	\$225,640.01	29%	\$328,363.31
Supplies								
500.101	Supplies and Materials	2,660.00	68.82	.00	347.24	2,312.76	13	1,883.09
500.102	Equipment	7,200.00	1,166.30	.00	2,478.69	4,721.31	34	2,304.22
501.101	Uniforms and Clothing	5,100.00	206.04	.00	1,591.57	3,508.43	31	4,125.34
513.112	Asphalt/Concrete/Gravel	5,460.00	701.83	.00	701.83	4,758.17	13	3,507.05
514.112	SW Collection Syst Supply	4,400.00	.00	.00	374.98	4,025.02	9	1,916.55
515.121	Safety Supplies	600.00	.00	.00	305.28	294.72	51	.00
532.148	Small Hand Tools	180.00	.00	.00	.00	180.00	0	28.91
Supplies Totals		\$25,600.00	\$2,142.99	\$0.00	\$5,799.59	\$19,800.41	23%	\$13,765.16
Other Services & Charges								
600.110	SCMIRF Property/Liab Ins	5,000.00	.00	.00	2,508.76	2,491.24	50	4,898.31
610.111	Communications- Landline	1,200.00	.00	.00	414.95	785.05	35	1,168.43
610.112	Postage	200.00	19.53	.00	65.81	134.19	33	281.52
610.1110	Communications- Wireless	660.00	54.39	.00	162.93	497.07	25	643.35
620.114	Advertising	300.00	.00	.00	117.00	183.00	39	356.15
640.124	Travel Expense	228.00	.00	.00	.00	228.00	0	51.39
650.127	Electricity	1,817.00	181.55	.00	707.15	1,109.85	39	1,637.85
650.128	Water	376.00	30.66	.00	122.64	253.36	33	350.16
650.129	Wastewater	194.00	17.00	.00	68.00	126.00	35	188.16
650.133	Stormwater	.00	1,373.40	.00	5,493.60	(5,493.60)	+++	1,814.40
650.134	Security Lights	.00	80.00	.00	320.00	(320.00)	+++	960.00
650.1271	Electricity- Sales Tax	20.00	1.00	.00	6.31	13.69	32	13.25
660.133	Repairs & Maint. Services	12,250.00	789.19	167,300.02	23,698.45	(178,748.47)	1559	14,931.93
660.139	Fleet Services Materials	15,000.00	.00	.00	6,695.86	8,304.14	45	18,681.16
660.145	Gasoline & Oil	13,000.00	1,781.25	.00	4,536.46	8,463.54	35	17,489.83
660.1391	Fleet Services Labor	22,000.00	887.08	.00	5,412.08	16,587.92	25	25,510.45
670.156	Equipment Rental/Lease	280.00	.00	.00	.00	280.00	0	.00
685.180	Membership Dues and Fees	190.00	.00	.00	.00	190.00	0	271.24
685.182	Other Operating Expenses	3,880.00	233.30	.00	892.68	2,987.32	23	3,137.63
685.183	Depreciation	409,645.00	34,626.65	.00	138,506.82	271,138.18	34	412,027.96
685.186	Training	150.00	.00	.00	.00	150.00	0	249.00
686.187	Professional Services	63,610.00	45.00	1,639.82	1,756.26	60,213.92	5	507.11
686.189	Employee Medical	300.00	.00	.00	.00	300.00	0	.00



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
686.195	Repair/Maint Svc Contract	2,290.00	.00	.00	1,372.92	917.08	60	3,251.75
686.199	Internal Engineering	25,000.00	.00	.00	8,689.99	16,310.01	35	31,519.64
686.1895	Employee wellness services	2,100.00	159.53	.00	530.36	1,569.64	25	2,688.76
687.202	Utility Billing Services	2,200.00	18.34	.00	840.45	1,359.55	38	1,899.89
Other Services & Charges Totals		\$581,890.00	\$40,297.87	\$168,939.84	\$202,919.48	\$210,030.68	64%	\$544,529.32
Other Objects								
720.001	Provision for Bad Debts	1,400.00	116.67	.00	466.68	933.32	33	1,746.38
795.995	GF Cost Distribution	42,000.00	3,500.00	.00	14,000.00	28,000.00	33	42,000.00
Other Objects Totals		\$43,400.00	\$3,616.67	\$0.00	\$14,466.68	\$28,933.32	33%	\$43,746.38
Inter-Dept. Allocations								
795.999	Allocation G&A Services	25,000.00	1,063.17	.00	8,429.43	16,570.57	34	29,697.03
Inter-Dept. Allocations Totals		\$25,000.00	\$1,063.17	\$0.00	\$8,429.43	\$16,570.57	34%	\$29,697.03
Capital Outlay								
900.915	CIP Projects - Current Year	2,342,000.00	.00	.00	.00	.00	+++	.00
900.1000	Infrastructure Improvemts	.00	1,299.00	3,974,868.96	52,680.00	(2,009,548.96)	200	46,807.78
900.4200	Heavy Equipment	.00	.00	.00	.00	.00	+++	185,211.49
950.962	Drainage Improvements	.00	.00	658,854.36	7,806.00	(342,660.36)	206	18,187.50
9999.9999	Assets Reclassified	(2,342,000.00)	(1,299.00)	.00	(60,486.00)	(2,281,514.00)	3	(250,206.77)
Capital Outlay Totals		\$0.00	\$0.00	\$4,633,723.32	\$0.00	(\$4,633,723.32)	+++	\$0.00
Department 40 - Storm Water Utility Exp. Totals		\$992,698.00	\$62,300.78	\$4,802,663.16	\$322,783.17	(\$4,132,748.33)	516%	\$960,101.20
EXPENSE TOTALS		\$992,698.00	\$62,300.78	\$4,802,663.16	\$322,783.17	(\$4,132,748.33)	516%	\$960,101.20
Fund 0033 - Stormwater Utility Fund Totals								
REVENUE TOTALS		992,698.00	73,500.00	.00	291,126.15	701,571.85	29%	536,935.15
EXPENSE TOTALS		992,698.00	62,300.78	4,802,663.16	322,783.17	(4,132,748.33)	516%	960,101.20
Fund 0033 - Stormwater Utility Fund Totals		\$0.00	\$11,199.22	(\$4,802,663.16)	(\$31,657.02)	\$4,834,320.18		(\$423,166.05)
Fund 0035 - Waste Management Fund								
REVENUE								
Department 00 - Revenue								
Charges for Services								
344.001	Refuse Col Chge-Resident	775,000.00	65,208.00	.00	261,523.84	513,476.16	34	779,597.77
344.002	Refuse Col Chge-Comm	128,000.00	11,289.45	.00	44,627.60	83,372.40	35	131,880.54
344.003	Sanitation Fee Penalties	15,000.00	1,369.53	.00	5,427.06	9,572.94	36	16,499.39
Charges for Services Totals		\$918,000.00	\$77,866.98	\$0.00	\$311,578.50	\$606,421.50	34%	\$927,977.70
Miscellaneous								
369.002	Miscellaneous Revenue	100.00	1,838.00	.00	1,838.00	(1,738.00)	1838	664.20



Budget Performance Report

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Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
	Miscellaneous Totals	\$100.00	\$1,838.00	\$0.00	\$1,838.00	(\$1,738.00)	1838%	\$664.20
	Operating Transfers In							
394.002	Transfer from fund balance	36,881.00	.00	.00	.00	36,881.00	0	.00
	Operating Transfers In Totals	\$36,881.00	\$0.00	\$0.00	\$0.00	\$36,881.00	0%	\$0.00
	Sale of Assets							
391.001	Sale of Assets	.00	.00	.00	.00	.00	+++	6,585.79
	Sale of Assets Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$6,585.79
	Department 00 - Revenue Totals	\$954,981.00	\$79,704.98	\$0.00	\$313,416.50	\$641,564.50	33%	\$935,227.69
	REVENUE TOTALS	\$954,981.00	\$79,704.98	\$0.00	\$313,416.50	\$641,564.50	33%	\$935,227.69
	EXPENSE							
	Department 31 - Residential Sanitation							
	Personal Services							
400.101	Regular Pay	212,857.00	10,995.19	.00	65,807.15	147,049.85	31	226,010.67
401.103	Overtime	20,000.00	1,108.35	.00	4,975.71	15,024.29	25	21,629.21
401.109	Seasonal City employee labor	58,000.00	.00	.00	.00	58,000.00	0	.00
405.114	FICA	16,816.00	804.42	.00	4,943.07	11,872.93	29	17,308.39
406.116	Retirement	28,719.00	1,778.89	.00	9,562.03	19,156.97	33	27,810.41
408.125	SCMIT Worker's Comp Ins.	24,000.00	.00	.00	13,717.24	10,282.76	57	29,918.58
410.001	Health Claims Cost	57,339.00	4,174.40	.00	14,392.16	42,946.84	25	46,608.25
410.002	Health Claim Costs-Retire	12,996.00	1,062.92	.00	4,251.68	8,744.32	33	8,478.96
410.003	OPEB cost	5,000.00	.00	.00	.00	5,000.00	0	5,083.04
	Personal Services Totals	\$435,727.00	\$19,924.17	\$0.00	\$117,649.04	\$318,077.96	27%	\$382,847.51
	Supplies							
500.101	Supplies and Materials	5,000.00	374.47	.00	1,870.23	3,129.77	37	5,580.37
500.102	Equipment	.00	.00	.00	.00	.00	+++	(224.70)
501.101	Uniforms and Clothing	19,000.00	1,625.07	.00	8,170.32	10,829.68	43	22,809.28
515.121	Safety Supplies	2,000.00	.00	.00	82.50	1,917.50	4	784.77
	Supplies Totals	\$26,000.00	\$1,999.54	\$0.00	\$10,123.05	\$15,876.95	39%	\$28,949.72
	Other Services & Charges							
600.110	SCMIRF Property/Liab Ins	25,000.00	.00	.00	12,090.40	12,909.60	48	23,606.32
610.111	Communications- Landline	300.00	10.77	.00	50.90	249.10	17	141.66
610.112	Postage	150.00	39.52	.00	133.21	16.79	89	500.63
610.1110	Communications- Wireless	500.00	.00	.00	.00	500.00	0	.00
620.114	Advertising	500.00	.00	.00	.00	500.00	0	1,545.46
650.127	Electricity	1,057.00	71.89	.00	329.72	727.28	31	1,079.70
650.128	Water	414.00	34.88	.00	140.40	273.60	34	398.63



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
650.129	Wastewater	640.00	53.96	.00	217.11	422.89	34	616.78
650.130	Sanitation	456.00	36.92	.00	147.68	308.32	32	443.04
650.133	Stormwater	326.00	4.28	.00	17.12	308.88	5	361.80
650.134	Security Lights	475.00	43.89	.00	175.56	299.44	37	526.68
650.1271	Electricity- Sales Tax	4.00	.17	.00	1.54	2.46	38	3.46
660.136	Container Repairs	5,000.00	.00	.00	3,737.75	1,262.25	75	4,915.30
660.139	Fleet Services Materials	35,000.00	.00	.00	6,134.31	28,865.69	18	35,363.84
660.145	Gasoline & Oil	32,000.00	3,471.71	.00	10,169.68	21,830.32	32	33,466.73
660.1362	Roll-Out Purchases	25,000.00	.00	.00	11,291.66	13,708.34	45	21,064.55
660.1391	Fleet Services Labor	64,000.00	2,348.08	.00	14,682.70	49,317.30	23	64,834.70
660.1392	Fleet Svcs- Outside Vends	2,000.00	.00	.00	55.00	1,945.00	3	1,966.25
685.182	Other Operating Expenses	1,500.00	279.96	.00	1,071.21	428.79	71	3,106.47
685.183	Depreciation	87,132.00	4,967.26	.00	19,164.38	67,967.62	22	165,374.31
685.190	Landfill Fees	5,000.00	.00	.00	451.72	4,548.28	9	1,537.87
686.189	Employee Medical	1,800.00	.00	.00	105.00	1,695.00	6	45.00
686.195	Repair/Maint Svc Contract	2,800.00	.00	.00	489.37	2,310.63	17	2,310.00
686.1895	Employee wellness services	3,000.00	53.18	.00	176.79	2,823.21	6	3,167.53
687.202	Utility Billing Services	4,000.00	37.11	.00	1,701.25	2,298.75	43	3,845.87
687.203	Contract Services	65,000.00	5,033.81	26,417.05	20,135.24	18,447.71	72	61,639.01
Other Services & Charges Totals		\$363,054.00	\$16,487.39	\$26,417.05	\$102,669.70	\$233,967.25	36%	\$431,861.59
Other Objects								
720.001	Provision for Bad Debts	1,500.00	125.00	.00	500.00	1,000.00	33	6,202.65
720.005	Loss on Asset Disposal	.00	.00	.00	.00	.00	+++	6,563.00
730.120	Recycling Labor	37,000.00	2,921.88	21,455.62	9,233.13	6,311.25	83	32,089.21
730.122	Recycling Operating	7,500.00	325.17	.00	241.79	7,258.21	3	10,007.44
795.001	IT Internal Allocations	7,000.00	98.08	.00	1,527.49	5,472.51	22	5,851.56
795.995	GF Cost Distribution	77,200.00	6,156.17	.00	24,624.68	52,575.32	32	77,199.96
Other Objects Totals		\$130,200.00	\$9,626.30	\$21,455.62	\$36,127.09	\$72,617.29	44%	\$137,913.82
Capital Outlay								
900.4100	Vehicles	.00	.00	.00	.00	.00	+++	50,652.88
900.4200	Heavy Equipment	145,185.00	.00	.00	.00	145,185.00	0	140,756.00
900.4300	Other Equipment	38,500.00	.00	.00	.00	38,500.00	0	17,954.60
9999.9999	Assets Reclassified	(183,685.00)	.00	.00	.00	(183,685.00)	0	(209,363.48)
Capital Outlay Totals		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$0.00
Department 31 - Residential Sanitation Totals		\$954,981.00	\$48,037.40	\$47,872.67	\$266,568.88	\$640,539.45	33%	\$981,572.64
EXPENSE TOTALS		\$954,981.00	\$48,037.40	\$47,872.67	\$266,568.88	\$640,539.45	33%	\$981,572.64

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

Account	Account Description	Adopted Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
Fund 0035 - Waste Management Fund Totals								
	REVENUE TOTALS	954,981.00	79,704.98	.00	313,416.50	641,564.50	33%	935,227.69
	EXPENSE TOTALS	954,981.00	48,037.40	47,872.67	266,568.88	640,539.45	33%	981,572.64
Fund 0035 - Waste Management Fund Totals		\$0.00	\$31,667.58	(\$47,872.67)	\$46,847.62	\$1,025.05		(\$46,344.95)
Fund 0086 - Seized and Forfeited								
	REVENUE							
	Department 00 - Revenue							
	Fines and Forfeitures							
367.000	Drug Enforcement Revenue	2,000.00	.00	.00	.00	2,000.00	0	.00
	Fines and Forfeitures Totals	\$2,000.00	\$0.00	\$0.00	\$0.00	\$2,000.00	0%	\$0.00
	Local Grants							
332.008	Other Local Grants	.00	.00	.00	.00	.00	+++	4,000.00
	Local Grants Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	+++	\$4,000.00
	Operating Transfers In							
394.002	Transfer from fund balance	65,480.00	.00	.00	.00	65,480.00	0	.00
	Operating Transfers In Totals	\$65,480.00	\$0.00	\$0.00	\$0.00	\$65,480.00	0%	\$0.00
	Department 00 - Revenue Totals	\$67,480.00	\$0.00	\$0.00	\$0.00	\$67,480.00	0%	\$4,000.00
	REVENUE TOTALS	\$67,480.00	\$0.00	\$0.00	\$0.00	\$67,480.00	0%	\$4,000.00
	EXPENSE							
	Department 05 - Police							
	Supplies							
500.101	Supplies and Materials	250.00	.00	.00	43.61	206.39	17	318.43
500.103	Furniture	500.00	.00	.00	.00	500.00	0	.00
501.101	Uniforms and Clothing	800.00	112.12	.00	562.24	237.76	70	6.44
	Supplies Totals	\$1,550.00	\$112.12	\$0.00	\$605.85	\$944.15	39%	\$324.87
	Other Services & Charges							
610.1110	Communications- Wireless	2,880.00	243.35	.00	678.28	2,201.72	24	134.78
640.124	Travel Expense	2,000.00	.00	.00	487.24	1,512.76	24	380.34
660.133	Repairs & Maint. Services	5,000.00	.00	.00	.00	5,000.00	0	.00
660.134	Radio Repairs	2,000.00	.00	.00	.00	2,000.00	0	.00
660.145	Gasoline & Oil	200.00	386.25	.00	827.09	(627.09)	414	63.97
685.180	Membership Dues and Fees	1,250.00	.00	.00	890.00	360.00	71	150.00
685.182	Other Operating Expenses	6,000.00	.00	.00	.00	6,000.00	0	.00
685.186	Training	1,000.00	.00	.00	.00	1,000.00	0	149.00
685.191	Canine Unit Operations	10,000.00	752.52	.00	904.30	9,095.70	9	5,582.01



Budget Performance Report

Fiscal Year to Date 10/31/17

Exclude Rollup Account

		Adopted	Current Month	YTD	YTD	Budget - YTD	% Used/	
Account	Account Description	Budget	Transactions	Encumbrances	Transactions	Transactions	Rec'd	Prior Year Total
686.194	Other Prof/Tech Services	10,000.00	.00	.00	.00	10,000.00	0	1,000.00
	Other Services & Charges Totals	\$40,330.00	\$1,382.12	\$0.00	\$3,786.91	\$36,543.09	9%	\$7,460.10
	Capital Outlay							
900.4100	Vehicles	25,600.00	.00	.00	.00	25,600.00	0	.00
900.4300	Other Equipment	.00	.00	.00	.00	.00	+++	9,865.40
	Capital Outlay Totals	\$25,600.00	\$0.00	\$0.00	\$0.00	\$25,600.00	0%	\$9,865.40
	Department 05 - Police Totals	\$67,480.00	\$1,494.24	\$0.00	\$4,392.76	\$63,087.24	7%	\$17,650.37
	EXPENSE TOTALS	\$67,480.00	\$1,494.24	\$0.00	\$4,392.76	\$63,087.24	7%	\$17,650.37
	Fund 0086 - Seized and Forfeited Totals							
	REVENUE TOTALS	67,480.00	.00	.00	.00	67,480.00	0%	4,000.00
	EXPENSE TOTALS	67,480.00	1,494.24	.00	4,392.76	63,087.24	7%	17,650.37
	Fund 0086 - Seized and Forfeited Totals	\$0.00	(\$1,494.24)	\$0.00	(\$4,392.76)	\$4,392.76		(\$13,650.37)
	Grand Totals							
	REVENUE TOTALS	34,138,031.00	2,418,458.94	.00	8,632,831.56	25,505,199.44	25%	29,776,642.47
	EXPENSE TOTALS	34,765,899.00	1,884,906.62	13,701,276.15	9,704,518.47	11,360,104.38	67%	30,564,777.78
	Grand Totals	(\$627,868.00)	\$533,552.32	(\$13,701,276.15)	(\$1,071,686.91)	\$14,145,095.06		(\$788,135.31)

Attachment: BudgetPerformanceReport-October 2017 (2411 : October 2017 Finance & IT Reports)