



**REGULAR MEETING OF CITY COUNCIL
MAY 16, 2019 – 5:30 PM
MUNICIPAL COURTROOM
GEORGETOWN, SOUTH CAROLINA**

1. CALL TO ORDER

Notice of this meeting has been made in accordance with the South Carolina Code of Laws as amended.

MEMBERS PRESENT

Mayor Brendon M. Barber, Sr.
Mayor Pro Tempore Rudolph A. Bradley
Council Member Sheldon A. Butts
Council Member Tupelo Humes
Council Member Carol R. Jayroe
Council Member Al Joseph
Council Member Clarence C. Smalls

ALSO PRESENT

Mr. Carey F. Smith, Interim City Administrator
Mrs. Elise Crosby, City Attorney
Ms. Stephanie Buccione, City Clerk
Mrs. Suzanne Anderson, HR Manager
Mrs. Debra Bivens, Director of Finance
Mr. Tim Chatman, Streets and Sanitation Manager
Mr. Will Gunter, Water Utilities Director
Chief Charlie Cribb, Georgetown Fire Department
Mr. Alan Loveless, Director of Electric Utilities
Ms. Angela Rambeau, Director of Planning and Community Development
Chief Kelvin Waites, Georgetown Police Department
Mr. Isaac Williams, Fleet Superintendent

ABSENT

Mr. Orlando Arteaga, Engineer

MEDIA

Georgetown Times - Mr. David Purtell
GAB News - Mr. Scott Harper

2. ANNOUNCEMENT CONCERNING ELECTRONIC DEVICES

Mayor Brendon M. Barber, Sr. called the Regular Meeting of City Council to order at 5:30 PM and requested all cell phones or electronic devices be turned off or placed on mute, with the exception of first responders, so as to not interrupt the meeting.

3. INVOCATION & PLEDGE OF ALLEGIANCE

Council Member Jayroe rendered the Invocation. Council Member Smalls led the Pledge of Allegiance.

4. PUBLIC COMMENTS

Mayor Barber opened the Public Comments portion of the meeting and recognized Mr. Terry Cooper. Mr. Cooper stated that there is a problem with the semi-truck traffic that flows by his house at 609 N. Fraser Street. He is concerned with houses cracking and yards are sinking. Mr. Cooper has invited Mayor and Council to stop by his house and discuss an easy solution to fix the problem.

Mayor Barber recognized Mr. Bessellieu Barron. Mr. Barron stated his concern regarding a sticker placed on his car that was parked in his yard. He was told that it had to be moved and that it was derelict and referenced C.C. 16-143. He stated that he was out of town and had the license plate off of the vehicle. Mr. Barron stated that he spoke to the City police and he was told that it had to be registered in order to be on his property. He stated that it should not matter if the car is being used every day if it is on personal property.

Mayor Barber recognized Mr. Dan Stacey. Mr. Stacey said that he represents Bowtie Properties, LLC. and he is present to answer any questions Mayor and Council may have regarding an Economic Development Incentive Agreement that is on the Agenda for approval.

5. INTRODUCTION OF NEW EMPLOYEES

Police Chief Kelvin Waites introduced four new employees, Officers Kyle Areias, Michael Bishop, Evan Myers, and Steve Priest.

6. PROCLAMATION

A. Motion to approve Proclamation proclaiming May 18-24, 2019 as National Safe Boating Week.

Mayor Pro Tempore Bradley moved, seconded by Council Member Jayroe.

Mayor Barber called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Rudolph A. Bradley, Mayor Pro Tempore
SECONDER:	Carol R. Jayroe, Council Member
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

7. HOUSING AND COMMUNITY DEVELOPMENT

A. Motion to approve an ordinance amending the City of Georgetown Zoning Ordinance Article III (definitions), Article VI (use districts), & Article VII, Section 703, (Master Planned District); furthermore renumbering all Subsequent Sections.

Council Member Joseph moved, seconded by Mayor Pro Tempore Bradley. Ms. Angela Rambeau stated they are asking to add a new zoning district. This is the Mater Planned District similar to the Planned District that we currently have but going from a required ten acres to three acres for Residential and 5 acres for Commercial. This will allow new developments to come to our City. This was approved unanimously by the Planning Commission on March 26, 2019.

Mayor Barber called for the vote.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Al Joseph, Council Member
SECONDER:	Rudolph A. Bradley, Mayor Pro Tempore
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

- B. Motion to approve an ordinance Rezoning approximately .59 Acres, Located on South Island Road, From Residential (R1) To Planned Development (PD), and furthermore, amend the Exterior Boundaries of The Harbor Club PD.**

Council Member Joseph moved, seconded by Council Member Jayroe. Ms. Angela Rambeau stated that the owner is asking for this lot to be added into the subdivision to be used as boat storage.

Mayor Barber called for the vote.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Al Joseph, Council Member
SECONDER:	Carol R. Jayroe, Council Member
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

- C. Motion to amend Chapter 17 Planning, Article IV, Economic Development Incentive Program, Sections 17.33 (B) of the City of Georgetown Code of Ordinances.**

Council Member Joseph moved, seconded by Council Member Butts. Ms. Rambeau stated the current Economic Development Incentive ordinance conflicted with the Fire Impact Fee ordinance and the Utility Bond ordinance. The revised Economic Development Incentive ordinance has removed the refund of fire impact fees and utility fees. Up to 50% of the building permit fees and up to 50% of the contractor license fees will remain unchanged.

Mayor Barber called for the vote.

RESULT:	APPROVED [UNANIMOUS] Next: 6/20/2019 5:30 PM
MOVER:	Al Joseph, Council Member
SECONDER:	Sheldon A. Butts, Council Member
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

D. Motion to approve an Economic Development Incentive Agreement between the City of Georgetown and Bowtie Properties, LLC for development of a 128 unit apartment complex as part of Richmond Place Planned Development.

Council Member Butts moved, seconded by Council Member Jayroe.

Mayor Barber called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Sheldon A. Butts, Council Member
SECONDER:	Carol R. Jayroe, Council Member
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

E. Motion to approve lease agreement for mooring buoy location in riverbed.

City Attorney, Mrs. Elise Crosby, referenced Section 2-41 (a)(8) of The Code of Ordinances which states an ordinance authorizing conveyance of lease of any lands of the City is required. This must be adopted prior to approval of a lease.

Motion to amend the agenda to add a motion to approve first reading of an ordinance by title only of a lease agreement for mooring buoy location in riverbed.

Moved by Mayor Pro Tempore Bradley, seconded by Council Member Smalls.

Mayor Barber called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Rudolph A. Bradley, Mayor Pro Tempore
SECONDER:	Clarence C. Smalls, Council Member
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

Motion to approve first reading of an ordinance by title only of a lease agreement for mooring buoy location in riverbed.

Council Member Butts moved, seconded by Council Member Humes.

Mayor Barber called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Sheldon A. Butts, Council Member
SECONDER:	Tupelo Humes, Council Member
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

8. FINANCE

A. Motion to Approve First Reading of an Ordinance to Adopt a Budget and Raise Revenue for the City of Georgetown, South Carolina, for Fiscal Year Ending June 30, 2020

Council Member Joseph moved, seconded by Council Member Humes. Mrs. Bivens stated the budget as presented is balanced and the total amount is \$33,138,631. She confirmed in the budget is a Business License Rate adjustment of 8%, which nets to \$160,000 of additional revenue in the General fund. Also included is the property tax increase of 3.4% or \$122,000. From the last budget, we had a surplus of \$17,000 but when we trued up the Enterprise Funds to the General Fund that resulted in a surplus of \$69,324 which will leave \$2,700,000 in the General Fund. In the last Budget workshop, we discussed and included in the budget for three part time positions that would include School Crossing Guards/Parking Attendants. The cost is approximately \$17,280. with an additional \$5,000 for training and uniforms. Also included in the budget is the handheld equipment that the Parking Attendant will use is approximately \$5,000. The Family Justice Center is not included in the budget. Mrs. Bivens said that she requested their budget and she will share the information with Mayor and Council. Mrs. Bivens stated that the compensation for Mayor and Council is not included in the budget as a means of approval. The approval process for compensation for Mayor and Council is done through a separate ordinance that requires two readings. Mrs. Bivens provided information to include in the budget of the expense if so desired. Mrs. Bivens took an average of the four cities that were comparable in size to the City of Georgetown from the list that was shared at the prior Budget workshop and came up with \$8,700 for Council and \$11,868 for Mayor. Compared to the compensation Mayor and Council currently receive, it would be a 65% increase for Council and a 44% increase for Mayor. The last increase for Mayor and Council was on January 2016 with a 10% increase and prior to that was in 1986. An ordinance would need to be created with two readings. The effective date for the new ordinance would be before the next general election which is on November 5, 2019 and the compensation would be effective in January 2020.

Mayor Barber called for the vote.

RESULT:	APPROVED [6 TO 1]	Next: 6/20/2019 5:30 PM
MOVER:	Al Joseph, Council Member	
SECONDER:	Tupelo Humes, Council Member	
AYES:	Barber Sr., Bradley, Jayroe, Joseph, Humes, Smalls	
NAYS:	Butts	

- B. Motion to Approve First Reading of an Ordinance to Amend the Water Utility Rates Contained in the City Clerk's Official Record of Utility Rates, Deposits, and Miscellaneous Fees and Charges for the City of Georgetown, South Carolina, Effective July 1, 2019.**

Council Member Smalls moved, seconded by Council Member Jayroe.

Mayor Barber called for the vote.

RESULT:	APPROVED [UNANIMOUS]	Next: 6/20/2019 5:30 PM
MOVER:	Clarence C. Smalls, Council Member	
SECONDER:	Carol R. Jayroe, Council Member	
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls	

- C. Motion to Approve First Reading of an Ordinance to Amend the Wastewater Utility Rates Contained in the City Clerk's Official Record of Utility Rates, Deposits, and Miscellaneous Fees and Charges for the City of Georgetown, South Carolina, Effective July 1, 2019.**

Council Member Joseph moved, seconded by Council Member Humes.

Mayor Barber called for the vote.

RESULT:	APPROVED [UNANIMOUS]	Next: 6/20/2019 5:30 PM
MOVER:	Al Joseph, Council Member	
SECONDER:	Tupelo Humes, Council Member	
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls	

9. ELECTRIC UTILITIES

- A. Motion to Approve Purchase of 45 HP Trencher and Payment to Ditch Witch of the Carolinas in the Amount of \$53,463.24.**

Council Member Joseph moved, seconded by Council Member Smalls. Mr. Alan Loveless stated this is included in the Capital Improvements plan. This will replace unit 1914 which is a 2006 model that is big, bulky, and difficult to use. This unit will be more useful than the current unit.

Mayor Barber called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Al Joseph, Council Member
SECONDER:	Clarence C. Smalls, Council Member
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

10. WATER UTILITIES

A. AN ORDINANCE TO AMEND CHAPTER 22, ARTICLE VII, OF THE CODE OF ORDINANCES OF THE CITY OF GEORGETOWN, SOUTH CAROLINA PROVIDING FOR CROSS-CONNECTION CONTROL PROGRAM.

Council Member Joseph moved, seconded by Council Member Jayroe. Mr. Will Gunter stated the Cross-Connection program has not been updated in many years and they have updated their procedures and requirements to residents of the City.

Mayor Barber called for the vote.

RESULT:	APPROVED [UNANIMOUS] Next: 6/20/2019 5:30 PM
MOVER:	Al Joseph, Council Member
SECONDER:	Carol R. Jayroe, Council Member
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

11. CITY ADMINISTRATOR REPORT

Mr. Carey Smith stated there are four candidates for the City Administrator position. The suggested dates for a social event and interviews is May 29 and May 30. Discussions with the School District regarding the TIF are progressing. Council Member Jayroe asked if there is an update on the feasibility study from the GAP analysis. Mr. Smith stated discussions are occurring and the GAP analysis can only be done when Mr. Wexler has received the final documents. They are in the process of getting that information and putting it together. Mr. Smith said the foundation and environmental requirements for the new City Hall has been satisfied and discussions are occurring with Creech & Associates. Mr. Smith proposed a Special Meeting/Workshop of City Council in early June to discuss the construction plan, financial plan, and obtain approval from Council to enter into contract with their design team. Mr. Smith plans to invite the Bond Attorney and Financial Advisor to the Special Meeting/Workshop.

12. MINUTES

Motion to approve minutes of City Council meetings dated February 7, 2019, February 21, 2019, and March 21, 2019.

Council Member Joseph moved, seconded by Council Member Humes.

Mayor Barber called for the vote.

RESULT: **APPROVED [UNANIMOUS]**

MOVER: Al Joseph, Council Member

SECONDER: Tupelo Humes, Council Member

AYES: Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

13. OLD BUSINESS

Mayor Pro Tempore Bradley asked in concern for the citizens from the Bethel AME Church in regards to the demolition of a house at 427 Broad Street of how the process was done because it was in the historical district and there was no notification. Ms. Angela Rambeau responded that the property the house was on is zoned commercial and it was considered a non-contributing structure. Ms. Rambeau did confirm that the area is in the historical district. Ms. Rambeau referenced the ordinance states that if it is a non-contributing structure and zoned commercial it does not have to go in front of the ARB (Architectural Review Board) for approval. Council Member Butts stated the lot has always been residential and should never have been demolished without direction of a board in reference to our historic district. Council Member Butts stated there needs to be an answer as to why the 100 year old structure was gone overnight. Mayor Barber stated all of the lots in question had residents on them, even though they were zoned commercial. We need clarification in the present and in the future to make sure it is done fairly and according to our ordinance.

Council Member Butts reported the West End Redevelopment Plan took a pause the last couple of years due to City employee turnover. Dialogue has been opened back up with community members, community organizations, and the new Planning Director. We are ready to move forward with the community taking ownership with the West End Redevelopment Sub-Committee. We are anticipating our first meeting to be held on May 23, 2019 at 5:30pm. Mayor Barber stated Mr. Smith, Ms. Rambeau, Council Member Butts, and himself met to discuss the West End Redevelopment Sub-Committee and came to an agreement that it should model all of the other committees and boards within the City which are citizen driven. With the leadership of Ms. Rambeau, we would move forward and review goals and objectives.

14. NEW BUSINESS

No new business.

15. DEPARTMENT MONTHLY REPORTS

Mayor Barber announced the department monthly reports are included in the agenda for Council's review.

A. GPD April 2019 Monthly Report

B. April 2019 Municipal Court Report

C. April 2019 Fire Report

- D. April 2019 Public Works Department Report
- E. April 2019 Fleet service Report
- F. April 2019 Electric Utility Department Report
- G. April 2019 Water Utilities Report
- H. April 2019 Engineering Monthly Report
- I. April 2019 Housing and Community Development Department Report
- J. April 2019 Finance & IT Reports

16. EXECUTIVE SESSION

Mayor Barber announced the Executive Session has been removed.

17. ADJOURNMENT

Motion to adjourn the Regular Meeting of City Council

Mayor Pro Tempore Bradley moved, seconded by Council Member Butts.

Mayor Barber called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Rudolph A. Bradley, Mayor Pro Tempore
SECONDER:	Sheldon A. Butts, Council Member
AYES:	Barber Sr., Bradley, Butts, Jayroe, Joseph, Humes, Smalls

The Regular meeting was adjourned at 6:52pm.

Stephanie Buccione
City Clerk

Date Approved: 07/25/19