



**REGULAR MEETING OF CITY COUNCIL
FEBRUARY 17, 2022 – 5:30 PM
MUNICIPAL COURTROOM
2222 HIGHMARKET STREET
GEORGETOWN, SOUTH CAROLINA
AND LIVESTREAM:**

<https://www.facebook.com/cityofgtown/>

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 Carol Jayroe
Council Member Jonathan Angner
Council Member Jim Clements
Mayor Pro Tempore Al Joseph
Council Member Hobson H. Milton
Council Member Jimmy Morris
Council Member Clarence C. Smalls

ALSO PRESENT

Dr. Sandra E. Yúdice, City Administrator
Mrs. Elise Crosby, City Attorney
Mr. Nick Ard, IT Technician
Ms. Stephanie Buccione, City Clerk
Mr. Orlando Arteaga, Engineer
Mr. John Barfield, Director of Finance
Chief Charlie Cribb, Georgetown Fire Department
Mr. Will Gunter, Water Utilities Manager
Mr. Christopher Inglese, Interim Planning and Community Development Director
Chief William Pierce, Georgetown Police Department
Ms. Natrona Simmons, Public Works Manager
Mr. Scott Whittier, Utilities & Public Works Director
Mr. Isaac Williams, Fleet Superintendent

MEDIA

Georgetown Times – Mr. Richard Caines
GAB News - Mr. Scott Harper

2. ANNOUNCEMENT CONCERNING ELECTRONIC DEVICES

3. INVOCATION & PLEDGE OF ALLEGIANCE

Father James Touzeau from St. Mary Our Lady Of Ransom Catholic Church rendered the invocation and Lieutenant Johnell Sparkman led the Pledge of Allegiance.

4. PUBLIC COMMENTS

Mayor Jayroe recognized Ms. Tamika Obeng. Ms. Obeng spoke as the Community Outreach Representative for St. James Health & Wellness, Inc. Ms. Obeng reviewed a list of services that are available to all Georgetown County residents and said to contact her at 843-312-1730 for more information.

Mayor Jayroe recognized Ms. Linda Lynah. Ms. Lynah spoke as the Community Relations Specialist and Outreach Supervisor for St. James Health & Wellness. She said she is also a Navigator for the health insurance marketplace. She said it is important for residents to know what is available.

Mayor Jayroe recognized Mr. Dan Stacy. Mr. Stacy said he is available for any questions when agenda item 7. B is presented for approval.

Mayor Jayroe recognized Mr. Richard Heusel. Mr. Heusel said he is here to speak about the Urban Core Overlay District. He stated a similar plan was done in Greenville and it was a success.

Mayor Jayroe recognized Ms. Dana Bryant. Ms. Bryant stated her family lives in the City and recently turned their apartment into an Airbnb. Ms. Bryant said before she lived in Georgetown she was unaware that there was a downtown in the City. She said it is vital for the City to make travelers aware that there is a downtown for growth and revenue and to make it a destination City.

Mayor Jayroe recognized Mr. Rodney Long. Mr. Long stated Georgetown is the only coastal town on the eastern seaboard with negative population growth since 1970. He said although the population has declined since 1970, the City staff and services have tripled since then. He said eventually taxes and other services will need to be increased to pay for it. He said the City is outdated on zoning and infrastructure. Mr. Long is in support of the Urban Core Overlay District. He said it is a major step in the right direction.

Mayor Jayroe recognized Ms. Jacque Williams. Ms. Williams said she reviewed the video from last month's Council Meeting and timed her speech during Public Comments. She said she went over the time limit by thirteen seconds. Ms. Williams said she disagrees with the measures that Council is considering to be put in place regarding public comments.

Mayor Jayroe called for a five minute recess. The Regular Meeting adjourned at 5:55pm and reconvened at 6:00pm.

Mayor Jayroe recognized Mr. Marvin Neal. Mr. Neal said he understands leadership by being retired from the U.S. Army and Santee Cooper. He said leadership should

practice empathy and apologize when it is warranted.

Mayor Jayroe recognized Mr. Boris Gibson. Mr. Gibson said he has been employed with Liberty Steel for 24 years. Mr. Gibson said he does not understand why you would want to try to get rid of jobs in the City. Mr. Gibson said the electrical billing system needs fixed because the City is paying pennies and the residents are paying dollars to Santee Cooper. Mr. Gibson said the dredging of the Port needs to be addressed.

Mayor Jayroe recognized Ms. Marilyn Hemmingway. Ms. Hemmingway said there is a major disconnect in the City between leadership and concerned citizens. She said she wanted to be a part of the solution.

Mayor Jayroe recognized Ms. Sallie Parker. Ms. Parker said she is speaking for citizens concerned with the building height requirements in the UCOD. She said more buildings will increase traffic. Ms. Parker submitted a petition from citizens that do not support an ordinance that allows 6-8 story buildings, but do support a 35 foot height limit.

Mayor Jayroe recognized Ms. Janette Graham. Ms. Graham said she is concerned with the nasty and disgusting ditches in the West End. She said people from out of town come into the City and dump their trash in the ditches along vacant lots. She said they need to be looked into and cleaned. Ms. Graham said there are about 20 ditches with trash and debris in them. She suggested setting up a camera to catch the violators.

5. INTRODUCTION OF NEW EMPLOYEES

Chief Pierce introduced Mr. Josh Cormier, Mr. Matthew Jacoby, and Mr. Cory Southoff for the Police Department.

Dr. Yúdice introduced Mr. Scott Whittier as Director of Utilities and Public Works Department.

6. PRESENTATION

A. Presentation of the FY21 Annual Comprehensive Financial Report by Greene Finney, LLP.

Ms. Emily Sobczak from Greene Finney, LLP reviewed the 2021 audit for the City. Ms. Sobczak stated their responsibility is to make sure financial statements are materially correct. She said they do not address the financial condition of the City. Ms. Sobczak said they issue an unmodified opinion and that is the best the City can receive. Ms. Sobczak stated the General Fund balance increased by \$1.4M from last year. She said the unassigned fund balance is \$4.1M which is 34% of budgeted 2022 expenditures. She reviewed a list of reasons to maintain an adequate General Fund balance. Ms. Sobczak reviewed a list of General Fund expenditures from 2021. She said total governmental funds had an excess of \$586,000 in 2021. Ms. Sobczak

reviewed the Enterprise Funds and stated rate increases in 2022 are very much needed. She stated mandated rate increases in the health and retirement system will impact the operating budget over the next several years. She said they implemented a new accounting principle, GASB #84 which is fiduciary activities. She said the Firefighters 1/% balances and activities should be reported by the City in a special revenue fund and not reported in a fiduciary fund. Ms. Sobczak reviewed GASB #87, Leases that will need to be implemented by the end of this fiscal year. Council Member Clements asked if the utilities is one of the greatest financial risks to the City. Ms. Sobczak confirmed that it is typically because it relies so heavily on infrastructure and it is costly to maintain and repair.

7. PLANNING AND COMMUNITY DEVELOPMENT

A. Motion to approve second reading of an ordinance rezoning approximately 1.52 acres, owned by the City of Georgetown, from Residential (R1) to General Commercial (GC).

Council Member Angner moved, seconded by Mayor Pro Tempore Joseph. Council Member Milton stated for the record that he voted no last month and he is voting no again because he is concerned with rezoning this area because of the wetlands on the back of the property.

Mayor Jayroe called for the vote.

RESULT:	ADOPTED [6 TO 1]
MOVER:	Jonathan Angner, Council Member
SECONDER:	Al Joseph, Mayor Pro Tempore
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Smalls
NAYS:	Milton

B. Motion to approve second reading of an ordinance rezoning approximately .37 acre, owned by NTT Georgetown, LLC, from Residential (R1) to General Commercial (GC).

Council Member Angner moved, seconded by Council Member Clements.

Mayor Jayroe called for the vote.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Jonathan Angner, Council Member
SECONDER:	Jim Clements, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

C. Motion to approve second reading of an ordinance amending the City of Georgetown Zoning Ordinance, Article XIII, "Design Overlay Districts" to include all text amendments and to add an Urban Core Overlay District (UCOD) provided that the Planning and Community Development Department works with the Waccamaw Regional Council of Governments to propose

amendments to clarify processes and procedures and further improve the language of the ordinance over the next two months.

Mayor Pro Tempore Joseph moved, seconded by Council Member Milton.

Mayor Jayroe called for the vote.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Al Joseph, Mayor Pro Tempore
SECONDER:	Hobson H. Milton, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

D. Motion to approve first reading of an ordinance amending the City of Georgetown zoning ordinance, Article XVII, Community Appearance Board, Section 1700 Creation Of The Community Appearance Board (CAB).

Mayor Pro Tempore Joseph moved, seconded by Council Member Angner.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [5 TO 2]	Next: 3/17/2022 5:30 PM
MOVER:	Al Joseph, Mayor Pro Tempore	
SECONDER:	Jonathan Angner, Council Member	
AYES:	Angner, Clements, Morris, Jayroe, Joseph	
NAYS:	Milton, Smalls	

8. FINANCE

A. Motion to approve use of Capital Project Reserve Fund funding for Water and Wastewater Needs.

Council Member Smalls moved, seconded by Council Member Angner.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Clarence C. Smalls, Council Member
SECONDER:	Jonathan Angner, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

B. Motion to approve amending personnel Policy No. 21 to clarify language that holiday time does not constitute time worked for calculation of overtime or compensatory time.

Mayor Pro Tempore Joseph moved, seconded by Council Member Angner.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Al Joseph, Mayor Pro Tempore
SECONDER:	Jonathan Angner, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

9. FIRE

- A. Motion to Approve Purchase and Payment of 2022 Ford Explorer from Vic Bailey Ford in the amount of \$35,366.00.**

Council Member Smalls moved, seconded by Council Member Milton.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Clarence C. Smalls, Council Member
SECONDER:	Hobson H. Milton, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

- B. Motion to Approve Purchase and Payment of Pierce Pumper Fire Truck from Spartan Fire and Emergency Apparatus in the amount of \$549,750.00.**

Council Member Smalls moved, seconded by Council Member Morris.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Clarence C. Smalls, Council Member
SECONDER:	Jimmy Morris, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

10. WATER UTILITIES

- A. Motion to approve purchasing a 2022 Ford F550 Crane Truck for the Wastewater Collections Division in the Water Utilities Department in the amount of \$89,065.00 with FY2021-2022 funds.**

Mayor Pro Tempore Joseph moved, seconded by Council Member Angner.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Al Joseph, Mayor Pro Tempore
SECONDER:	Jonathan Angner, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

- B. Motion to approve purchasing a 2022 Ford F150 extended cab pickup truck for the Water Plant in the Water Utilities Department in the amount of \$27,308.00 with FY2021-2022 funds.**

Council Member Smalls moved, seconded by Council Member Milton.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Clarence C. Smalls, Council Member
SECONDER:	Hobson H. Milton, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

11. ELECTRIC UTILITIES

A. Motion to approve second reading of an ordinance granting Easement to HTC on Kaminski House property.

Mayor Pro Tempore Joseph moved, seconded by Council Member Angner.

Mayor Jayroe called for the vote.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Al Joseph, Mayor Pro Tempore
SECONDER:	Jonathan Angner, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

12. ADMINISTRATION

A. Motion to approve second reading of an ordinance amending Chapter 2, Article II, Division 2, Sections 2-19, 2-18, 2-30 and 2-31 of the Code of Ordinances for the City Of Georgetown.

Council Member Angner moved, seconded by Mayor Pro Tempore Joseph.

Mayor Jayroe called for the vote.

RESULT:	ADOPTED [5 TO 2]
MOVER:	Jonathan Angner, Council Member
SECONDER:	Al Joseph, Mayor Pro Tempore
AYES:	Angner, Clements, Morris, Jayroe, Joseph
NAYS:	Milton, Smalls

B. Motion to approve Habitat for Humanity for Georgetown County South Carolina's Guidelines and Work Flow Process Using City of Georgetown ARPA Funds for Home Repairs for Low-Income, Owner-Occupied Homes within Georgetown City Limits.

Mayor Pro Tempore Joseph moved, seconded by Council Member Angner. Mayor Pro Tempore Joseph executed a recusal statement from voting due to the fact his company does business with Habitat for Humanity.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [6 TO 0]
MOVER:	Al Joseph, Mayor Pro Tempore
SECONDER:	Jonathan Angner, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Milton, Smalls
RECUSED:	Joseph

13. CITY ADMINISTRATOR REPORT

Dr. Yúdice said we had a 2021 SCMIRF/SCMIT review with the insurance representative. She said it was a good review overall but there is room for improvement to decrease our experience modifier. She stated we will receive a surplus refund of \$40,373. in June from SCMIT and that is the funding source for our end-of-the-year safety bonus check for employees. Dr. Yúdice stated we will continue to focus on educating our employees to have safety first. She said the less claims we have, the higher the refund we will receive to fund the safety bonus checks at the end of the year. She stated we are working with our insurance representative to develop a safety infographic to distribute to our employees. Dr. Yúdice stated we will not receive a refund from SCMIRF this year. Dr. Yúdice reported that SCDOT has blocked the southbound lane of the Sampit River Bridge and will begin repair work. Dr. Yúdice said we are looking into developing an email distribution list for residents to opt in to receive weekly emails that list a schedule of all city meetings for the upcoming week.

14. MINUTES

Motion to approve minutes of January 20 and January 27, 2022 Council Meetings.

Council Member Milton moved, seconded by Council Member Clements.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Hobson H. Milton, Council Member
SECONDER:	Jim Clements, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

15. OLD BUSINESS

Council Member Smalls requested for dilapidated houses be put on an incoming agenda. Council Member Clements requested that abandoned cars be put on an upcoming agenda.

Dr. Yúdice stated she forgot to mention in her City Administrator's Report that we just signed the environmental review assessments for the CDBG Demolition Grant and we are ready to start the project. She said the deadline to complete the project is December 2022.

Mayor Jayroe said there is \$15,000 budgeted to convert the tennis court at the corner of Front Street and Hazard Street into a basketball court. She said Dr. Yúdice, Mr. Arteaga, and herself have been searching for an area in the West End to put in a basketball court rather than tearing up the tennis court. She said she would like to deter this project until they are able to discuss with the County about some of their property at Howard School. She said it would be a good County and City project to collaborate on. Discussions followed.

16. NEW BUSINESS

None

17. DEPARTMENT MONTHLY REPORTS

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

- A. January 2022 Electric Utility Department Report**
- B. Engineering Monthly Report_January 2022**
- C. January 2022 Fire Report**
- D. January 2022 Fleet Service Report**
- E. GPD - January 2022 Monthly Report**
- F. January 2022 HR/Risk Management Report**
- G. January 2022 Municipal Court Report**
- H. P&CD February 2022**
- I. January 2022 Public Works Department Report**
- J. January 2022 Water Utilities Report**
- K. January 2022 Monthly Finance and IT Report**

18. EXECUTIVE SESSION

Motion to adjourn Regular Meeting and enter into Executive Session pursuant to Section 30-4-70(a)(1)(2) to discuss employment and compensation; to discuss negotiations and receive legal advice related to contractual arrangements related to real estate property and economic development matters; and to receive quarterly legal update from the city attorney on pending cases and cases adjudicated since last update.

Mayor Pro Tempore Joseph moved, seconded by Council Member Morris.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Al Joseph, Mayor Pro Tempore
SECONDER:	Jimmy Morris, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

The Regular Meeting adjourned at 7:30pm.

Motion to adjourn Executive Session and reconvene Regular Meeting.

Mayor Pro Tempore Joseph moved, seconded by Council Member Clements.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Al Joseph, Mayor Pro Tempore
SECONDER:	Jim Clements, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

Executive Session adjourned and Regular Meeting reconvened at 8:15pm.

NO FORMAL ACTION WAS TAKEN IN EXECUTIVE SESSION.

City Council may take action on items discussed in Executive Session.

Motion to ratify and authorize the City Administrator to extend, finalize, and execute an offer of employment to Tammy Kinsley as Director of the Department of Planning and Community Development.

Mayor Pro Tempore Joseph moved, seconded by Council Member Morris.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Al Joseph, Mayor Pro Tempore
SECONDER:	Jimmy Morris, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

Motion to authorize City Administrator to negotiate a contract for sale of public property located at 113 Cleland Street.

Council Member Milton moved, seconded by Council Member Clements.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Hobson H. Milton, Council Member
SECONDER:	Jim Clements, Council Member
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

Motion to authorize the City Administrator to retain outside counsel for the BZA Board.

Council Member Clements moved, seconded by Mayor Pro Tempore Joseph.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Jim Clements, Council Member
SECONDER:	Al Joseph, Mayor Pro Tempore
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

19. ADJOURNMENT

Motion to adjourn the Regular Meeting of City Council.

Council Member Milton moved, seconded by Mayor Pro Tempore Joseph.

Mayor Jayroe called for the vote.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Hobson H. Milton, Council Member
SECONDER:	Al Joseph, Mayor Pro Tempore
AYES:	Angner, Clements, Morris, Jayroe, Joseph, Milton, Smalls

The Regular Meeting adjourned at 8:15pm.

Stephanie Buccione
City Clerk

Date Approved: