



**SPECIAL MEETING/WORKSHOP OF CITY COUNCIL
MAY 28, 2020 – 4:00 PM
TELECONFERENCE**

LIVESTREAM:

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

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.
Council Member Tupelo Humes
Council Member Al Joseph
Council Member Hobson H. Milton
Council Member Clarence C. Smalls

MEMBERS ABSENT

Mayor Pro Tempore Rudolph A. Bradley
Council Member Carol R. Jayroe

ALSO PRESENT

Dr. Sandra E. Yúdice, City Administrator
Mrs. Elise Crosby, City Attorney
Ms. Stephanie Buccione, City Clerk
Mr. Orlando Arteaga, Engineer
Mrs. Debra Bivens, Director of Finance
Chief Charlie Cribb, Georgetown Fire Department
Mr. Will Gunter, Water Utilities Director
Mrs. Gladys Rutledge-Livingston, Human Resources/Risk Manager
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

2. ANNOUNCEMENT CONCERNING ELECTRONIC DEVICES

Mayor Brendon M. Barber, Sr. called the Special Meeting/Workshop of City Council to order at 4:00 p.m. 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. ROLL CALL

4. PLANNING AND COMMUNITY DEVELOPMENT

A. Proposal to make the demolition of dilapidated houses process more efficient.

Ms. Rambeau stated she would review a list of options that they came up with to improve the process and would like to get Council's feedback. She said the first option would be to use a professional company to do the title work. Ms. Rambeau says currently our City attorney subcontracts with another local attorney to do this work. She said that it can take 2-4 months to complete this process and it may reduce that time if a title company handles this part of the process. There would be no cost to the City. Ms. Rambeau said the second option would be to remove the requirement that a lien be placed on the property. This would help the process move faster but it may cost the City more money. The third option would be the City would allow lien waivers for low income property owners. She said this option would open up more structures but the need to verify income and the cost to the City could make the process complicated. The fourth option would for the City to continue to remove the structures but allow the fee to be paid in interest free installments on either a monthly utility bill or as an assessment added to a tax bill. Ms. Rambeau stated this should help the residents to allow the City to remove their properties and the property owners would still be paying the City to do so. Ms. Rambeau stated currently the City puts a lien on the property as suggested by the State. The fifth option would be to do the demolition in house using City equipment and staff. She said this option would save the City from obtaining bids and contracting out the work. The sixth option would be to do the demolition in house but charge the property owner a nominal fee, such as the landfill cost. The seventh option would be for the City to compile a master list of companies that would complete the demolition to eliminate a couple months to obtain bids. The eighth option would be to take out a building permit to rehab a dilapidated structure. Ms. Rambeau said currently a property owner has eighteen months to complete the work. She said this was approved by Council and pointed out that the State only requires six months. Ms. Rambeau said the last option would be for the property owner to take out a demolition permit and they would have eighteen months to take the structure down. She said this option would not cost the City additional money. She said staff recommends to continue to use a private contractor to do the demolition but allow the interest free fee be billed on a monthly utility bill or an assessment on a tax bill. She said they suggest creating a master list of contractors with signed agreements in place. Ms. Rambeau said staff suggests reducing the time for building and demolition permits for dilapidated houses from eighteen to six months as the State suggests. She said an extension could be given on a case by case scenario. Discussions followed. Mayor Barber stated the consensus from Council would be to reduce the permit time to six months and do the demolition work using City equipment and staff. Mrs. Crosby explained the legalities regarding the fees and liens. Mayor Barber requested a clear process be written up and brought to Council to take action at the June meeting.

5. ADJOURNMENT

Motion to adjourn the Special Meeting of City Council.

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:	Milton, Barber Sr., Joseph, Humes, Smalls
ABSENT:	Bradley, Jayroe

The Special Meeting of City Council was adjourned at 4:39pm.

Stephanie Buccione
City Clerk

Date Approved: 06/18/20