

City of West Columbia, SC

Attachment VIII.A

Regular Council Meeting

December 2, 2014 at 6 p.m.

Members Present:

Joe Owens, Mayor
Casey Jordan Hallman, Mayor Pro-Tem
Eric L. Fowler
L. Dale Harley
Boyd J. Jones
Temus C. Miles, Jr.
Tommy Parler
Teddy Wingard
B.J. Unthank

Members Absent:

None

Others Present:

Jenny Cunningham, City Administrator
Myron Corley, Deputy City Administrator
Brian Carter, Assistant City Administrator
Donna Smith, Economic Development
Rick Hodge, Financial Consultant
Jamie Hook, Sanitation/Streets/Parks Superintendent
Mardi Valentino, Human Resources Director
Anna Huffman, IT Systems Administrator
Kelli Brazell, City Clerk
Sid Varn, Director of Planning & Engineering

Wyatt Coleman, Fire Chief
Ken Ebener, Municipal Judge
John Norman, Police Department
Justin Black, City Treasurer
Stuart Jones, Building Official
Shane Phillips, Police Department

Members of the Public and Press

Agenda Item I – Call to Order

Chairperson Unthank called the meeting to order at 6 p.m. and noted a quorum was present. *The State, Free Times, Lexington County Chronicle, Cayce-West Columbia News, The Columbia Star* and radio and television stations were notified of the meeting by e-mail on November 26, 2014.

Agenda Item II – Determination of Quorum

Chairperson Unthank noted a quorum was present to conduct business.

Agenda Item III – Invocation

Captain Shane Phillips gave the invocation followed by the Pledge of Allegiance.

Agenda Item IV – Pledge of Allegiance

All attendees at the meeting recited the Pledge of Allegiance before the flag of the United States of America.

Agenda Item V – Election of Council Chairperson

Chairperson Unthank motioned to open nominations for the election of a new council chairperson. Council Member Wingard nominated Mayor Joe Owens. Council Member Miles nominated Chairperson Unthank. Chairperson Unthank asked for a motion to close the nominations. Council Member Parler so moved and Council Member Miles seconded. The motion passed unanimously.

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Agenda Item V – Election of Council Chairperson continued

Chairperson Unthank then asked for a vote. Council Members Harley, Jones, Fowler, Unthank, Parler and Miles voted in favor of Council Member Unthank continuing as chairperson. Mayor Owens, Mayor Pro-Tem Hallman and Council Member Wingard voted in opposition of Council Member Unthank. Council Member BJ Unthank was re-elected as Chairperson six votes to three votes.

Agenda Item VI – Announcements/Communications by the Mayor

Chairperson Unthank recognized Mayor Joe Owens. Mayor Owens informed Council of the 10th Annual Christmas Tree Lighting on December 5, 2014 at 6:30 p.m. Joe Pinner would be emcee and Northside Middle School would be performing, as well as USC's Carolina Alive.

The Beautification Foundation 2nd Annual Christmas on the River tour of homes was the next announcement by the Mayor. The tour of homes was scheduled for December 7, 2014 from 2-6 p.m. City Administrator Jenny Cunningham explained that the tours of Bridgepointe and Congaree Park will be from 2-6 p.m. and the reception at Stone River will be from 5-8 p.m. The reception will include heavy hors d'oeuvres and a cash bar. The band Heart N' Soul is the featured entertainment. Tickets can be purchased in advance or at the door. The tour only is \$25 per person and the combination tour and reception is \$40 per person.

Agenda Item VII – Requests for Appearances/Citizen Comment Period

- A. Chairperson Unthank recognized Ms. Jimmie Ewing of Safe Cats Coalition. Ms. Ewing provided an update on the trap/neuter/return program the city established two years and one month ago. Ms. Ewing stated the City of West Columbia Animal Control and Safe Cats Coalition had worked together to spay, neuter and ear clip 681 free roaming cats. Ms. Ewing wanted to reiterate there was no cost to the city or taxpayers. The program is funded strictly by donations. The goal of the Safe Cats Coalition is to trap/neuter/spay and vaccinate every free roaming cat in West Columbia.
- B. Chairperson Unthank stated Mr. Hall, Mr. Speed and Mr. Wilson with Wilson & Kibler Real Estate were not in attendance.
- C. Chairperson Unthank recognized Ms. Karen Hoover of 1027 Rutland Avenue. Ms. Hoover requested a 10-inch easement for the roofing and rain gutters on her building at 351 Meeting Street. Ms. Hoover's contractor, Steve Bouleware of Old South Roofing & Construction, was also present. Mr. Bouleware stated the building at 351 Meeting Street had a flat roof that leaked. The architect suggested a pitched roof. The plans were submitted and approved by the city. The building official inspected the site and stopped construction for the reason that rain falling from gutters could not flow onto city property. Ms. Hoover stated there were only two options available to finish construction of the building. The first option is to cut off the roof and the second is to ask for a 10-inch easement. Ms. Hoover requested the 10-inch easement to make sure the esthetics of the building remain visually pleasing. After much discussion, Chairperson Unthank stated council needed to review the request and how it impacted the part of city property for sale where the easement would encroach. Chairperson Unthank stated there needed to be an action item on the next agenda so council may vote to grant or deny the easement.

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Agenda Item VIII – Approval of Minutes for Previous Meetings

Chairperson Unthank entertained a motion to approve minutes for the regular council meeting held November 17, 2014. Council Member Harley so moved and Council Member Hallman seconded. The motion passed unanimously.

Agenda Item IX – Unfinished Business

- A. Chairperson Unthank entertained a motion for second reading consideration of an amendment to the Water/Sewer rate ordinance to include Appendix A of the schedule for South Carolina Department of Health & Environmental Control (SCDHEC) unit contributory loadings. Council Member Jones so moved and Council Member Miles seconded. Mayor Pro-Tem Hallman, Chairperson Unthank and Council Members Harley, Jones, Fowler, Parler and Miles voted in favor. Mayor Owens and Council Member Wingard voted in opposition. The vote passed seven votes to two votes.
- B. Chairperson Unthank entertained a motion for second reading consideration of the Planning Commission's recommendation to approve a text amendment to establish an ordinance regulating vehicle sales, vehicle service, tire sales, and tire service businesses. Council Member Miles so moved and Council Member Jones seconded. The motion passed unanimously.
- C. Chairperson Unthank entertained a motion for second reading consideration of the Planning Commission's recommendation to approve a text amendment to change the maximum height of structures in R3 and R4 (low-density residential) zoning districts. Council Member Harley so moved and Council Member Miles seconded. The motion passed unanimously.

Agenda Item X – New Business

- A. Chairperson Unthank entertained a motion for first reading consideration of the Planning Commission's recommendation to establish the zoning classification of recently annexed property located at 101 Adams Street (TMS# 004660-03-009) as R-3 (low-density residential). Chairperson Unthank asked for discussion and there was none. Council Member Miles so moved and Council Member Harley seconded. The motion passed unanimously.
- B. Chairperson Unthank entertained a motion for a resolution to recognize Mr. Gus Manos of Zesto's for his outstanding contributions to South Carolina's hospitality industry. Council Member Parler so moved and Mayor Pro-Tem Hallman seconded. The motion passed unanimously.
- C. Chairperson Unthank entertained a motion to extend the contract of sale of city property at 136 Sunset Boulevard. Mayor Owens so moved and Council Member Wingard seconded. Council Member Fowler questioned the extension of time. Council Member Miles stated that the county paperwork was delaying the sale. The motion passed unanimously.
- D. Chairperson Unthank entertained a motion for consideration to request a budget transfer for the purchase of a new copier. Chairperson Unthank recognized Justin Black, City Treasurer. Mr. Black stated the copier was not a budgeted item. The purchase price is \$8,180.00. Digital Office Solutions will maintain and service the copier under a state contract. Chairperson Unthank asked for questions. There were none. Council Member Harley so moved and Council Member Fowler seconded. The motion passed unanimously.

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Agenda Item XI – Adjourn to Executive Session to Discuss a Legal/Personnel Matter

Chairperson Unthank entertained a motion to adjourn to executive session. Council Member Parler so moved and Council Member Fowler seconded. The motion passed unanimously. Council adjourned to executive session at 6:55 p.m.

Agenda Item XII – Reconvene to Regular Session

Chairperson Unthank entertained a motion to adjourn executive session and reconvene to regular session. Council Member Parler so moved and Council Member Miles seconded. The motion passed unanimously. Council reconvened to regular session at 7:12 p.m. Chairperson Unthank stated that no action was taken in executive session.

Council Member Miles made a motion to amend the agenda by adding consideration to approve the settlement of legal claims as recommended by the city's labor attorney. Council Member Jones seconded and the motion passed unanimously.

Council Member Miles made a motion to approve the settlement of legal claims as recommended by the city's labor attorney. Council Member Jones seconded and the motion passed unanimously.

Agenda Item XIII – Adjournment

Chairperson Unthank entertained a motion to adjourn. Council Member Jones so moved and Council Member Parler seconded. The motion passed unanimously. Council adjourned at 7:14 p.m.

Respectfully submitted,

Kelli Brazell
City Clerk