CITY COUNCIL MEETING  
CITY HALL COUNCIL CHAMBERS  
MONDAY, AUGUST 19, 2019 – 5:30 PM

PRESENT: Mayor Barbara Jo Blain-Bellamy, William Goldfinch, Mayor Pro Tem, and Council Members Tom Anderson, Shane Hubbard, Jean Timbes, and Larry White

STAFF: Adam Emrick, City Administrator; Braxton Fleming, Public Works Superintendent; Dale Long, Police Chief; Reggie Jenerette, Solid Waste Director; Ashley Smith, Recreation Director; Timmy Williams, Director of Parks and Ground Maintenance; Allison Williams, Finance Director; Lynn Smith, Human Resources Director; Le Hendrick, Fire Chief; Alex Cook, Plan Reviewer; James Friday, Public Utilities Director; Kent Bitting, Public Utilities Superintendent; David Crotts, Assistant Finance Director; Wanda Lilly, Plans Designs Landscape/Arborist; Robert Cooper, Building Official; Taylor Newell, Public Information Officer; and Barbara Tessier, City Clerk

OTHERS: Alex Hyman, Betty and Ed Woodward, Joey Ray, Kathy Ropp

CALL TO ORDER: Mayor Blain-Bellamy called the meeting to order. Captain Carl Melton of the Salvation Army gave the invocation. City Council and those in attendance recited the Pledge of Allegiance.

The requirements for posting notice of this meeting under South Carolina’s Freedom of Information Act (FOIA) were met.

APPROVAL OF AGENDA: **Motion:** Anderson made a motion, seconded by Goldfinch, to approve the August 19, 2019 agenda. **Vote:** Unanimous. Motion carried.

CONSENT AGENDA:

A. Final reading of Ordinance #ZA2019-08-19 (A) An ordinance to annex, approximately 2.2 acres of property located on Highway 378 (PIN 337-15-04-0003) and request to rezone from Horry County Commercial Forest Agriculture (CFA) to City of Conway Heavy Industrial (HI).

B. Final reading of Ordinance #ZA2019-08-19 (B) An ordinance to rezone 3 parcels, approximately 10.25 acres of property located at 2501 East Highway 501 (TMS 151-00-03-060, 061, 021 | PIN 383-13-01-0069, 0070, 0071 from City of Conway Highway Commercial (HC) to Light Industrial (LI).
C. Final reading of Ordinance #ZA2019-08-19 (C) An ordinance to rezone, 27.9 acres of property located off Highway 378 behind Shady Moss Court (TMS 136-00-03-028 | PIN 337-00-00-0021 from City of Conway Residential (Low/Medium Density R1 and Medium Density R2) to High Density Residential (R3).

D. Final reading of Ordinance #ZA2019-08-19 (D) An ordinance to rezone, 0.818 acres of property located at 2900 Fourth Avenue (TMS 136-12-03-013 | PIN 368-08-03-0008 from City of Conway Low/Medium Density Residential (R1) to Highway Commercial (HC).

E. Final reading of Ordinance #ZA2019-08-19 (E) An Ordinance to annex approximately 0.40 acres of property located at 609 Johnson Street (TMS 136-12-12-003 | PIN 369-12-03-0020) and request to rezone from Horry County Residential (SF20) to City of Conway Low/Medium Density Residential District (R-1).

F. Purchase of two side-by-side utility vehicles (budgeted)

H. Replacement of self-contained breathing apparatus (SCBA) and additional cylinders (budgeted)

I. Purchase of Street Sweep (budgeted)

J. Concrete canal repair at 1606 McKeithan Street

K. Approval of proposal from Stubbs Muldrow Herin Architects for Programming and Master Planning for the Conway City Hall

L. Purchase of vehicles for various department (budgeted)

M. Special Event – Snowball Drop

N. Minutes of City Council meeting – August 5, 2019 Council Meeting and Special Workshop

Motion: Blain-Bellamy made a motion, seconded by Timbes, to approve the Consent Agenda. Vote: Unanimous. Motion carried.

PUBLIC INPUT: There was no public input. Motion: Goldfinch made a motion, seconded by Anderson to close public input. Vote: Unanimous. Motion carried.
SPECIAL PRESENTATIONS:

A. Special Event – Alive in the Alleys. A. Smith informed Council that this event was for an Open Mic Night that would be held on Saturday nights from September 7th through November 9th beginning at 7 p.m. and ending at 10:00 p.m. The City will market the event, but Cecily Hennigan will arrange for the performers and she will also be performing for the duration of the event. Kingston Park, Normans Alley and at the Burroughs mural lot at the corner of Main Street and Third Avenue will be used for the event locations. **Motion:** Anderson made a motion, seconded by White to close public input. **Vote:** Unanimous. Motion carried.

B. Employee of the month – Officer Johnathan Barrett – Police Department. Long presented the award to Officer Barrett for his excellent handling of a health-related traffic stop.

FINAL READING:

Final reading of Ordinance #2019-08-19 (F) An ordinance to adjust the tax millage rate in the FY 2019-20 budget. A. Williams advised Council that Tax year 2019 is a required reassessment year for real property in Horry County. On July 5th, the Horry County Assessor’s Office provided tax reassessment results to Horry County municipalities. As a result of that reassessment, the City of Conway is required by SC Code Section 12-37-251 (E) to calculate a “rollback millage” rate. Staff has now completed that calculation based on the tax assessment values provided by the Assessor’s Office. That calculation results in a 7.4 mill decrease in the City’s millage rate from 82.4 mills to 75 mills. Based on historical information, staff is recommending to add one mill back to cover any discrepancies in the reassessment that would result in properties successfully appealing. This one mill increase, along with the rollback millage of 75 mills, will bring the total new millage for FY 2019-2020 to 76 mills. Discussion followed about the pros and cons of this request. **Motion:** Goldfinch made a motion, seconded by Anderson, to approve final reading of Ordinance #2019-08-19 (F). **Vote:** Anderson, Hubbard, White, and Goldfinch voted in the affirmative. Blain-Bellamy and Timbes voted in the negative. Motion carried.

ITEMS FOR CONSIDERATION:

A. Consideration of FEMA lots for individual leasing. Emrick informed Council that there were a number of lots all together forming one large parcel that could be used for flood remediation in the future. However, there are more lots that the City now owns that could be leased to adjacent neighbors for $1.00 a year to essentially increase the size of their yard. The leasing of the lots would require the leasee to maintain the lot and remove that burden from the City. No structure will be permitted, but fences would be allowed provided the fence does not slow down the flow of water, and a building permit would be required. Should a need arise for the City to have use of the lots, a 30-day notice would be given to the leasee. Emrick
said the lots would be leased on a first come first serve basis. Emrick was asked if RVs could be parked on the lots, and he replied that they could not because by the letter of the law, it was all front yard. **Motion:** Goldfinch made a motion, seconded by White, to approve the leasing of FEMA flood lots to adjacent neighbors on a first come first serve basis in the amount of $1.00 per year. **Vote:** Unanimous. Motion carried.

**B. Flood-related replacements**

1. **Vendor Selection for Sherwood Park playground redevelopment.** A. Smith informed Council that the replacement of the park’s playground equipment had been in limbo until the City received funds from FEMA. The funding was approved, and on July 30, 2019, the City solicited proposals from playground vendors. As required by the RFP, interested bidders visited the Sherwood site. Based on funds available from FEMA, as well as discussions with playground vendors, the City proposed a budget of $100,000 for the equipment. Proposals were opened on August 14, 2019, and a committee comprised of staff reviewed and scored the proposals based on design, flood resistance, price, and meeting the requirement of the City’s requirements. Eight proposals were received and upon review by staff, the highest scoring vendor was Bliss Products of Lithia Springs, Georgia. Staff recommends the City award the contract to Bliss Products. All bidders were notified that the playground equipment must be installed and operational no later than September 30, 2019 in time for the grand opening during Conway Strong Day on October 5. **Motion:** Anderson made a motion, seconded by Timbes, to approve Bliss Products as the vendor for equipment at Sherwood Park in the amount of $99,306.15. **Vote:** Unanimous. Motion carried.

2. **Recommendation on selection of firm to provide installation of new landscaping throughout Riverfront Park.** Lilly advised Council that the majority of the ornamental plant material in Riverfront Park has perished due to the flooding in 2018. An RFP was issued on July 11, 2019 being advertised on SCBO and the City Web Page. Two bids were received on August 5, 2019, with only one complete. Plants Direct was the lowest proposal in the amount of $40,187.50. Price includes tax and shipping. Staff recommends selection of Plants Direct to provide installation of new landscaping throughout the Riverfront Park. Once approved by Council, the installation of plants will begin immediately. **Motion:** Anderson made a motion, seconded by Timbes, to approve the selection of Plants Direct to provide and install new landscaping throughout Riverfront Park in the amount of $40,187.50. **Vote:** Unanimous. Motion carried.

**CITY ADMINISTRATOR’S REPORT:**

- Five parcels remain in the FEMA buyout Stage 1. These properties all have some issues with ownership, insurance coverage, etc., and have been slow to move forward. A final date will be set for them to move forward, sometime in October, and sufficient notice will be made to the property owners. The hope is to have these five finalized before the alternatives have been approved.
• Crews have passed Main Street’s intersection and are approaching Laurel Street with the 4th Avenue utility conversion. There have been no unexpected major issues. The next phase should be less complicated.
• On August 15th, staff conducted a disaster preparation meeting. These meetings are to assure staff is prepared to handle future disasters.
• The Inclusive Playground build started today.
• Bid opening for the Riverfront Playground is Friday, August 23. Whoever is selected for this project will have 100 days to complete the build due to the complexity of the playground.
• Another Pop-Up Splash Pad will happen again soon. Keep informed via social media to know when and where.
• Election filing begins on Friday at noon and remains open until Friday, September 6th at noon.
• There are new voting machines this year and all poll workers will have to be trained on them.

COUNCIL INPUT:

William Goldfinch congratulated Ashley Smith, the new Recreation Director, not only the appearance of the Recreation Center, but on the attitude and helpfulness of the staff.

Tom Anderson was appreciative of City staff.

Jean Timbes commented that the Main Street Bridge was looking much better, that the clean-up at Lakeside Cemetery looked very good, and she thanked Office Prosser for capturing the raccoon in her yard.

Larry White inquired about active shooter training. Long replied that on Thursday night the Police Department was having active shooter training at Conway Church of God. This training is open to anyone, but more directed at business owners.

Mayor Blain-Bellamy mentioned that the new building being constructed at 900 Main Street was not keeping the site cleaned up, which led to the request for staff look into hiring a second code enforcement officer before the next fiscal year because one code enforcement officer was not enough for the size of the City.

She and Council Member White recently attended the Regional Advocacy meeting. There seems to be a continual attack on Home Rule, which is something very important in the State, and it seems the state legislature frequently overrides the things that fall in the purview of the municipalities. Senator Luke Rankin does speak out in favor of Home Rule.

She attended the Conway Superstars competition, which was held at McCown Auditorium this past weekend. The talent was phenomenal, the acoustics were great, and she commented that it should always be held indoors. Staff was congratulated on their handling of this event.
EXECUTIVE SESSION: By consensus, Council entered into executive session to consider appointments to boards, commissions, to consider employment of employees, and pending legal claims.

RECONVENE FROM EXECUTIVE SESSION: Motion: White made a motion, seconded by Anderson, to come out of executive session. Vote: Unanimous. Motion carried.

POSSIBLE ACTION ON MATTER DISCUSSED IN EXECUTIVE SESSION:

Consideration of appointments to boards, commissions and committees [pursuant to SC Code §30-4-70(a)(1)]. Motion: Anderson made a motion, seconded by Hubbard, following appointments as discussed in executive session. Vote: Unanimous. Motion carried.

Community Appearance Board: Appointed Duc Watts to a fill a vacancy that expires on December 31, 2020. He will replace Sheila Walberg-O’Neil.

Election Commission: Carol Woodard, who was appointed to this commission early this year, has resigned. Appointed in her place is Anne Taylor for a six-year term expiring on April 26, 2025.

Consideration of the employment of employees [pursuant to SC Code §30-4-70(a)(1)]. Motion: Anderson made a motion, seconded by White, to promote John Rogers and Mary Catherine Hyman each to the position of Co-Deputy Administrator concurrent with their current positions with the City. Vote: Unanimous. Motion carried.

Discussion on pending legal claims [pursuant to SC Code §30-4-70(a)(2)]. Motion: Goldfinch made a motion, seconded by White, to authorize the City Administrator to offer $25,000 to settle a claim related to the City’s blight remediation of the lot on Fourth Avenue where the Abundant Life Church once stood. Vote: Unanimous. Motion carried.

ADJOURNMENT: Motion: Anderson made a motion, seconded by Hubbard to adjourn the meeting. Vote: Unanimous. Motion carried.

APPROVAL OF MINUTES: Minutes approved by City Council this ___ day of September, 2019.

Barbara A. Tessier, City Clerk