

Walterboro City Council  
Regular Meeting  
July 9, 2013

## **MINUTES**

A Regular Meeting of Walterboro City Council was held at City Hall on Tuesday, July 9, 2013 at 6:15 P.M., with Mayor Bill Young presiding.

**PRESENT WERE:** Mayor Re-Elect Bill Young, Council Member Elect Jimmy Syfrett, Council Member Paul Siegel, Council Member Re-Elect Tom Lohr, Council Member Bobby Bonds, and Council Member Elect James Broderick. City Manager Jeff Lord, City Clerk Betty Hudson, and City Attorney George Cone were also present. Council Member Randy Peters was absent. There were approximately 47 persons present in the audience.

There being a quorum present, Mayor Young called the meeting to order and welcomed everybody to the meeting. He commented that it was good to see such a good crowd, including the family members, who came for the swearing-in of our Council Members and the Mayor. He also welcomed the members and guests of the Colleton Prep Academy Softball Team.

The Mayor then gave the invocation, and Council Member Elect Broderick led the pledge of allegiance to our flag.

### **SWEARING-IN OF NEWLY ELECTED COUNCIL MEMBERS:**

Next, Council Member Elect James Broderick was officially sworn into office by the City Attorney George Cone. His wife, Becky Broderick, stood by holding the Bible during the swearing in.

Next, Council Member Elect James Syfrett was officially sworn into office by the City Attorney George Cone. His wife, Kaye Syfrett, stood by holding the Bible during the swearing in, along with his daughter, Hannah Syfrett.

Next, Council Member Re-Elect W. Thomas Lohr was officially sworn into office by the City Attorney George Cone. His wife, Patti Lohr, stood by holding the Bible.

Next, Mayor Re-Elect William T. Young, Jr. was officially sworn into office by City Attorney George Cone. His wife, Janice Young, stood by holding the Bible during the swearing-in, along with his son, Bill Young, III.

Council Members Broderick, Syfrett, Lohr and Mayor Young were then seated on Council.

### **PUBLIC INPUT ON AGENDA ITEMS:**

No public comments on agenda items were given.

### **PROCLAMATIONS AND RESOLUTIONS:**

1. Proclamation No. 2013-05, to Recognize the Colleton Preparatory Academy War Hawks

A motion was made by Council Member Bonds, seconded by Council Member Siegel, to adopt Proclamation No. 2013-05 to honor and recognize the Colleton Preparatory Academy War Hawks, who won the 2013 SCISA Class A State Softball Championship on May 14, 2013. The motion passed unanimously, except Council Member Peters was absent and did not vote.

The Mayor then asked Head Coach Mallory Crawford and several members of the softball team to come to the podium as he read the proclamation in its entirety into the

**MINUTES/Page II**

records and presented it to Ms. Crawford. Present on behalf of the softball team were: Hannah Syfrett, Kendall Jumper, Courtney Kramer, Jaime McLaine, Laura Reynolds, and others. A copy of said proclamation is attached as part of these minutes.

**PRESENTATION:**

Mr. Mike Katchuk, a city resident, appeared before Council with a complaint about the language in the Unified Development Ordinance (UDO) and problems with the Code Enforcement function.

Mr. Katchuk stated that he is bringing his concerns to Council after reading the new UDO and checking on the website regarding non-conformities, which are listed in the UDO. He said, I find many entries that are very restrictive. One that reads "The ordinance will impose more restrictive standards than any or other statutes." He said, this will include our adopted standard building codes, that we have had in use for many years. Mr. Katchuk stated that he would like to see all the amendments to Section 13.3, Nonconforming Use, of the UDO. He pointed out that the language in this section, 13.3.2 and 13.3.4 needs to be revised. As it is written, it is too restrictive. This includes the existing homes that we have in the City limits. It states that if the home is unoccupied for 6 months, then it falls into another category of non-conforming. It also, from my past experience, will put you into another code as far as requirements to bring it up to code. He said, these buildings are mostly older buildings or buildings that have been around for quite some time in the area, and they need special attention and extra cost to maintain and keep up. This will include unrented homes in the area, homes for sales, summer homes, and extended vacation homes. Mr. Katchuk noted that there is a broad spectrum of circumstances that could easily take you away from your home for six months. He said, I think if we took a good look at the economics right now, it could easily drive you away from your home for a period of time.

Mr. Katchuk stated that he would like to see the City make amendments to the language on the Walterboro website, under Government Code Enforcement Functions. It states on page 6 that once each year, the building inspector or his deputy shall (underline the word shall) make an inspection of any building in the corporate city limits of the city and with such purpose, he or his deputies, may enter any building without molestation by anyone. Mr. Katchuk pointed out that in the new UDO code, "shall means "will," so he (the City inspector) has the right enter your buildings or your property without any type of update or information. He also pointed out that this is a direct violation of the people's fourth amendment rights and is in violation of the adopted Building Code 104.6, that the City adopted in 2003 or 2006. In there, it says a right to enter under the International Building Code. Mr. Katchuk stated, this new UDO seems like another layer of the laws out there, to add confusion, to mislead or misuse. Our long time adopted building code section 104.6 right to enter, under the International Building Code adopted in 2003 or 2006, "the building officials have reasonable cause to believe that there exists in a structure or upon premises, a condition which makes the structure or premises unsafe." Mr. Katchuk pointed out that there is no other reason that someone (like the building inspector) may enter your property or come onto your property. He said this does not allow for random coming and going, and checking and taking pictures or whatever the case may be.

**APPROVAL OF THE MINUTES:**

The Minutes of the May 14, 2013 Regular Meeting and the Minutes of the June 11, 2013 Regular Meeting were approved as submitted on the motion of Council Member Bonds, seconded by Council Member Siegel, and passed with all members voting in favor, except Council Member Peters was absent and did not vote.

**MINUTES/Page III**

**OLD BUSINESS:**

There was no Old Business before Council.

**NEW BUSINESS:**

1. Nomination of Mayor Pro-Tem

Council Member Bonds nominated Council Member Tom Lohr as Mayor Pro-Tem. Council Member Siegel seconded the motion. Council approved unanimously to elect Council Member Tom Lohr as Mayor Pro-Tem. Council Member Peters was absent and did not vote.

2. Council Internal/External Committee Appointments by the Mayor

Mayor Young then made the following Council Internal/External Committee appointments for 2 year terms:

Airport & Finance - Randy Peters

Airport - Franklin Smalls

Lowcountry Council of Governments - Bobby Bonds

N. Lemacks St. Revitalization Committee - Paul Siegel

Economic Development Commission - Randy Peters and Paul Siegel

City Appearance Board - James Broderick

Fireman Insurance Fund - Jimmy Syfrett

Joint Railroad Right of Way - Bobby Bonds

Walterboro Youth Commission - Tom Lohr

Budget Committee - Tom Lohr, Chairman  
James Broderick  
Jimmy Syfrett

The Mayor announced that by statute the Mayor represents the City on the Airport Commission and the Tourism Commission.

3. Funding Recommendations from the Accommodations Tax Advisory Board

Next, Council reviewed the funding recommendations from the Accommodations Tax Advisory Board. The following funding recommendations from the A-Tax Board were submitted for approval:

Requests for 30% Tourism Fund	Requested	Approved
Walterboro Tourism Commission	\$53,000	\$53,000
Total 30% Requests	\$53,000	\$53,000
Requests for 65% Tourism Fund		
Colleton Museum & Farmers' Market	\$ 1,000	\$ 1,000
Wings & Wheels 2013 - W.T.C.	6,500	5,000

Walterboro City Council  
Regular Meeting  
July 9, 2013

**MINUTES/Page IV**

Walterboro Exit 53 Merchants Association	\$12,000	\$ 6,000
S.C. Artisans Center - Marketing & Promotion	\$13,000	\$12,000
Lowcountry & Resort Island Tourism Com.	\$13,200	\$ 7,000
Colleton County Rice Festival	\$15,000	\$ 8,000
City of Walterboro Billboard Program	\$21,000	\$20,000
Downtown Walterboro Criterium 2014	\$21,000	\$15,000
Walterboro Rocks Advertising Group-WTC	<u>\$46,000</u>	<u>\$40,000</u>
Total 65% Requests	\$148,700	\$114,000

A motion was made by Council Member Broderick, seconded by Council Member Lohr, to approve the funding requests as submitted by the A-Tax Board. The motion passed with all members voting in favor, except Council Member Peters was absent and did not vote.

**COMMITTEE REPORTS:**

Council Member Tom Lohr gave a brief report on the Youth Committee. He stated that he would bring Council up-to-date on the youth activities in the community. In the last few weeks, both newspapers did a story on all the local teams participating in sports. There are many children participating on the teams.

He also announced that the Library has a wide extension of materials for children, teenagers, and young adults. He also reported that there are ongoing activities at the Colleton Center. There is a lot of vacation bible school. The St. Peters AME Church and the local First Baptist Church are having an activity this week, which started July 8 and runs through this week. This is called the Backyard Bible Club Meet. They will be meeting at Pinckney Park and will have activities each morning from 10:00 A.M. to noon. The participants are ages 3-10 years' old. Again, I commend both of those churches, the ministers and the congregation for supporting something like this to support a spirit of cooperation.

Council Member Lohr stated that there are a lot of activities available for our children. A newspaper ad a couple of weeks ago said "looking for club scout members." Mr. William Dixon, who is the assistant of the associate superintendent, is the head person to organize some basketball teams that cover grades 4-12. Mr. Lohr also pointed out that there is also a local tennis club for children 4-10 years old, which his wife is also involved in. Mr. Lohr also announced that the Rec. Center has agreed to take part in a soccer program for the children. He also noted that the two local newspapers are doing a great job in covering community events.

**EXECUTIVE SESSION:**

The Mayor then entertained a motion to enter an Executive Session. Council Member Siegel So Moved and Council Member Bonds seconded the motion. The motion passed unanimously, except Council Member Peters was absent and did not vote. The Mayor announced that the meeting will convene into an Executive Session for a personnel matter, Boards and Commissions Appointments and a discussion of negotiations incident to proposed contractual arrangements.

The meeting then entered into an Executive Session.

The meeting returned to Open Session and a motion was made by Council Member Siegel to reappoint George Cone as City Attorney for another term. Council

Walterboro City Council  
Regular Meeting  
July 9, 2013

**MINUTES/Page V**

Member Bonds seconded the motion that passed with all members voting in favor, except Council Member Peters was absent and did not vote.

There being no further business to consider a motion to adjourn was made by Council Member Bonds, seconded by Council Member Siegel and passed unanimously. The Mayor adjourned the meeting at 7:50 P.M. Notice of this meeting was distributed to all local media and posted on the City Hall bulletin board at least twenty-four hours prior to meeting time.

Respectfully,

Betty J. Hudson  
City Clerk

**APPROVED: August 20, 2013**