

Walterboro City Council

City Hall

September 5, 2023

Minutes

A Regular Meeting of Walterboro City Council was held at City Hall on Tuesday, September 5, 2023, at 6:15 P.M., with Mayor Bill Young presiding.

Present: Joined in the meeting were: Mayor Bill Young, Councilmembers: Ladson Fishburne, Greg Pryor, James Broderick, Paul Siegel, Judy Bridge, and Carl Brown. City Manager Jeff Molinari, Assistant City Manager Ryan McLeod, City Clerk Adrienne Nettles, Finance Director Amy Risher, City Attorney Brown McLeod, Deputy Police Chief Kevin Martin, Ann Carmichael, Nicole Bryan, and Kenleigh Crosby.

Call to Order:

With the above-mentioned Councilmembers present, Mayor Young called the meeting to order, and invited everyone to join in as he gave the invocation. Councilmember Fishburne led the Pledge of Allegiance to our flag.

Public Input on Agenda Items:

Ms. Nicole Bryan owner of Gypsy's Boutique stated Mr. Mayor I would like to speak with you all about business licenses. I spoke with Councilmember Broderick about a year ago because I was denied a business license. We struggle to set up in other areas unless it is an approved event. Here recently I was granted a business license to do a private event inside the Press & Standard. I was instructed that I could not set up my mobile trailer in the parking lot. I would like you all to take into consideration that there are other businesses besides brick-and-mortar buildings that would like to participate inside city limits. I hope we will be able to come up with an ordinance or guidelines so we can obtain a business license and work out of our mobile boutiques.

Approval of Minutes:

Upon motion of Councilmember Brown, Seconded by Councilmember Fishburne, the following minutes were approved:

1. Regular Meeting – August 1, 2023.

New Business:

1. **Ordinance # 2023-11**, AN ORDINANCE TO AMEND THE ZONING MAP OF THE CITY OF WALTERBORO, SOUTH CAROLINA, TO PROVIDE FOR CHANGES IN THE ZONING DISTRICTS OF THE CITY OF WALTERBORO BY CHANGING THE ZONING CLASSIFICATION OF ONE PARCEL OF LAND DESIGNATED AS TMS # 163-15-00-062 FROM INDUSTRIAL DISTRICT (ID) TO MEDIUM DENSITY RESIDENTIAL (MDR) (Introduction and First Reading).

City Manager Jeff Molinari stated Mr. Mayor and members of City Council you have in your agenda packet an ordinance and resolution that was passed by the Planning Commission. The Planning Commission held a public hearing on August 15, 2023, to consider a change in zoning from Industrial District to Medium Density Residential for a property on Sanders Street, TMS # 163-15-00-062. The Planning Commission has unanimously recommended that the property be changed to Medium Density Residential.

Motion: Councilmember Broderick; Seconded by Councilmember Pryor

Discussion: None

Carried: All ayes

2. **Ordinance # 2023-12**, AN ORDINANCE PURSUANT TO TITLE 5, CHAPTER 3, SECTION 5-3-150, SUBSECTION 3, OF THE CODE OF LAWS OF SOUTH CAROLINA, 1976, AS AMENDED, TO ANNEX AN AREA, KNOWN AS TMS # 147-15-00-009 INTO THE CITY OF WALTERBORO, A SOUTH CAROLINA MUNICIPAL CORPORATION (Introduction and First Reading).

City Manager Jeff Molinari stated Mr. Mayor and members of City Council you have in your agenda packet an ordinance and annexation petition to bring Genesis Health Care into the city, which is adjacent to Walgreens. This will be for first reading, and this is a 100% petition annexation. Staff recommends annexing the property. The Planning Commission will have a Special Called Meeting at the end of September to make a recommendation regarding the zoning of the parcel. The plan is to bring this to City Council in October for second and final reading.

Motion: Councilmember Bridge; Seconded by Councilmember Brown

Discussion: None

Carried: All ayes

3. **Resolution # 2023-R-04**, A RESOLUTION COMMITTING THE CITY OF WALTERBORO TO PROVIDE A LOCAL MATCH IN THE AMOUNT OF \$2,500 FOR A MUNICIPAL ASSOCIATION OF SOUTH CAROLINA HOMETOWN ECONOMIC DEVELOPMENT GRANT.

City Manager Jeff Molinari stated Mr. Mayor and members of City Council the last time the city applied for a Municipal Association Hometown Economic Development Grant was in 2016. We were awarded \$25,000 for the Walterboro Wildlife Center project. City staff would like to apply for another MASC Grant in the amount of \$25,000. This would be used to begin a Facade Improvement Grant Program for businesses in the city, with special consideration for properties in the downtown area. The grant could be used for signage, painting of buildings, doors, windows, lighting, landscaping, and restoring original materials. The city portion of this grant is 10% or \$2,500. The applications are due at the end of the month. One of the requirements is for the Council to pass a resolution. Staff asks for Council's favorable consideration.

Councilmember Broderick asked, Mr. Molinari will this be something the businesses repay?

City Manager Jeff stated we looked at several cities around the state, and usually how it works is on a reimbursement basis. For example, a business owner purchases and installs a new sign for \$2,500. The city would provide a 50% match. The business owner would be reimbursed 50% or \$1,250 for the cost of the improvements.

Motion: Councilmember Siegel; Seconded Councilmember Bridge

Discussion: None

Carried: All ayes

4. A Proclamation to designate September 2023 as National Recovery Month.

Motion: Councilmember Pryor; Seconded by Councilmember Broderick

Discussion: None

Carried: All ayes

5. Consideration of a request from Association WMU (Yellow Jacket Prayer Walk for School) on Saturday, September 16, 2023, at 8:00 AM.

City Manager Jeff Molinari stated Mr. Mayor and members of City Council you have in your agenda packet the parade request and Chief Marvin has already signed off on it.

Motion: Councilmember Brown; Seconded by Councilmember Fishburn

Discussion: None

Carried: All ayes

6. Consideration of a request from In His Name Colleton to use the city parking lot on Saturday, December 2, 2023, from 7:00 AM until 3:00 PM for its Annual Free Christmas Dinner.

Motion: Councilmember Broderick; Seconded by Councilmember Pryor

Discussion: None

Carried: All ayes

7. Consideration of a request from the Walterboro Rotary Club for its 9th Annual Ireland Creek Bridge Run to be held on Thursday, October 12, 2023.

Motion: Councilmember Pryor; Seconded by Councilmember Brown

Discussion: None

Carried: All ayes

8. Consideration of a request to use the lot behind 300 Hampton Street for FestiVELO participants to camp from November 6 – November 12, 2023.

Assistant City Manager Ryan McLeod stated they have used this space the last 3-4 years as a company site. 40-60 people will utilize this space. They have always been a great partner with the city, and they always leave the area clean.

Motion: Councilmember Fishburne; Seconded by Councilmember Pryor

Discussion: None

Carries: All ayes

City Manager's Report:

1. Consideration of a request to resurface the tennis courts at Forest Hills Tennis Center.

City Manager Jeff Molinari stated Mr. Mayor and members of City Council you have in your agenda packet a request to resurface the six (6) tennis courts at Forest Hills Tennis Center. We are recommending using Carolina Sport Surface Inc. out of Sullivans Island, SC in the amount of \$81,720. In accordance with Section 2-240 of the City's procurement code, we are recommending using sole-source procurement given

the level of expertise required. We would like to get this work done correctly. The amount of \$81,720 will be paid from the accumulated interest in the city's American Rescue Plan Act fund.

Councilmember Pryor asked have they given a timetable on when this will be completed.

City Manager Jeff Molinari stated we are trying to get on the schedule for the fall. It will be after the tennis season ends on October 15th. We just need to coordinate the resurfacing with the tennis community.

Councilmember Pryor asked are they going to dig the foundation up?

City Manager Jeff Molinari stated they are going to target and address the cracks. We had them come out and look at it 6 months ago. We initially were thinking that we would have to do a complete overhaul of the courts. Mr. Scarpa, the owner of the company, said the foundation of the courts were in good condition, and that the resurfacing of the courts would be a great investment. The company does very good work and this project is much needed.

Councilmember Brown stated I am happy with the price. How are we paying for this project?

City Manager Jeff Molinari stated the funds will come out of the interest we have accumulated in our American Rescue Plan Act fund.

Councilmember Broderick asked did they say how long the resurfacing should last?

Assistant City Manager Ryan McLeod stated the resurfacing should last 4-6 years, depending on how much the courts get used. This project is long overdue.

Councilmember Broderick stated the reason I ask that question is because maybe we should allow some money in the budget each year so we can take care of it in the future.

City Manager Jeff Molinari stated we have resources in the budget dedicated to the upkeep of the tennis courts.

Councilmember Bridge asked is October 15th the end of school tennis season?

City Manager Jeff Molinari stated yes, it is.

Councilmember Bridge asked do we know if the USTA has a calendar of matches.

Ms. Ann Carmichael stated we have talked about this. If we need to play our matches away, we will make it work till the courts are done.

Motion: Councilmember Broderick; Seconded by Councilmember Pryor

Discussion: None

Carried: All ayes

2. Consideration of a request to contract for maintenance of the medians on Jefferies Boulevard and Sniders Highway and maintenance of landscaping at Exit 53 and Exit 57 interchanges on I-95.

City Manager Jeff Molinari stated Mr. Mayor and members of City Council you have in your agenda packet a memo and supporting documentation for a proposed contract for landscape maintenance of the I-95 Business Loop and the maintenance of the interchanges at exits 53 and 57 on I-95. We have a low bid from Palmetto Landscaping based out of Summerville, SC in the amount of \$63,382.00. The fiscal year 2023-2024 Parks Department budget allocated \$65,000 for contractual services. City staff recommends awarding

the contract to Palmetto Landscaping in the amount of \$63,382 to be paid by the Parks Department. As we have improved the look of the city it has led to more work for our Parks Department. We would like to maximize the resources we have in house, but also contract out some things. We went through this very thoroughly and it was Jonathan's recommendation that the interchanges and medians are the most labor intense. He would like to contract that out and would allow us to spend more time on the Wildlife Sanctuary and Ireland Creek.

Councilmember Brown asked did you check the companies' references.

Assistant City Manager Ryan McLeod said yes, we did.

Councilmember Bridge asked the roadside areas that lead up to the exchanges is that the city's responsibility or is that DOT?

City Manager Jeff Molinari stated that is DOT's responsibility.

Assistant City Manager Ryan McLeod stated we do not have any equipment that can go up that steep of an angle. This is usually an ongoing conversation with DOT to see if we can work together.

Motion: Councilmember Broderick; Seconded by Councilmember Bridge

Discussion: None

Carried: All ayes

3. Consideration of Work Order No. 6 from WSP to conduct a boundary survey, topographic survey and underground utilities survey, and initial project coordination for the Ireland Creek Greenway Park and Stream Restoration project.

City Manager Jeff Molinari stated Mr. Mayor and members of City Council you have in your agenda packet a memo and supporting documentation with a proposal from our engineer WSP to complete the boundary survey, underground survey, and initial project coordination for the Ireland Creek Greenway and Stream Restoration in the amount of \$139,9555. This will be paid from the Capital Project Sales Tax. We were awarded ten million dollars for that project. Staff recommends approval of this work order.

4. Recognition of Finance Director, Amy Risher, and the Finance Department for receiving the GFOA Certificate of Achievement for Excellence in Financial Reporting for FY 2021-2022 (11th consecutive year).

City Manager Jeff Molinari stated Mr. Mayor and members of City Council I am very pleased to recognize our Finance Director and our Finance Department for receiving the GFOA certificate for the fiscal year ending June 30, 2022. This is the 11th consecutive year that Amy and the Finance Department have received this award. This is a testament to the outstanding work that Amy and her staff do daily.

A motion was made to go into Executive Session by Councilmember Brown, seconded by Councilmember Fishburne. Mayor Young explained that City Council would be going into Executive Session to discuss Contractual Matters – Project Suds, Provision of Water/Sewer to Northwest Waltherboro, Receipt of Legal Advice – Water/Sewer Capacity Fee, and Potential purchase of property.

Executive Session:

1. Contractual Matter – Project Suds.
2. Provision of Water/Sewer Service to Northwest Walterboro.
3. Receipt of Legal Advice – Water/Sewer Capacity Fee.
4. Potential purchase of property.

A motion to come out of Executive Session was made by Councilmember Brown, seconded by Councilmember Pryor. All in favor, motion carries.

A motion to authorize the City Manager to sign the task order from Hybrid Engineering in the amount of \$323,063, was made by Councilmember Broderick, seconded by Councilmember Fishburne. All in favor, motion carries.

There being no further business to consider, a motion to adjourn was made by Councilmember Broderick, seconded by Councilmember Bridge, and passed unanimously. Mayor Young adjourned the meeting at 7:22 P.M. Notice of the meeting was distributed with the agenda packets, to all local media, posted on City Hall bulletin board and posted on the City's website at least twenty-four hours prior to the meeting.

Respectfully,

Adrienne Nettles
City Clerk