



CITY OF GREER, SOUTH CAROLINA

**MINUTES of the FORMAL MEETING of GREER CITY COUNCIL
October 29, 2019**

MEETING LOCATION: Greer City Hall, 301 East Poinsett Street, Greer, SC 29651

I. CALL TO ORDER OF THE REGULAR MEETING Mayor Rick Danner – 6:32 P.M.

The following members of Council were in attendance:
Jay Arrowood, Kimberly Bookert, Lee Dumas, and
Wryley Bettis.

Councilmember Wayne Griffin arrived at 6:38 pm.
Councilmember Judy Albert was absent.

Others present: Ed Driggers, City Administrator, Mike
Sell, Assistant City Administrator, Tammela Duncan,
Municipal Clerk, Steve Owens, Communications
Manager, Police Officer Joel Galli and various other
staff and media.

II. PLEDGE OF ALLEGIANCE Mayor Rick Danner

III. INVOCATION Mayor Rick Danner

IV. PUBLIC FORUM

Janice Newell, 3100 Brushy Creek Rd, Greer spoke in opposition to Ordinance Number 20-2019.

Donna Strawhorn, 3046 Brushy Creek Rd, Greer spoke in opposition to Ordinance Number 20-2019.

Ken Strawhorn, 3046 Brushy Creek Rd, Greer, spoke in opposition to Ordinance Number 20-2019.

Tim Elder, 800 Regent Park Court, Greenville spoke in favor of Ordinance Number 20-2019.

Elisha Godfrey, 445 Alexander Rd, Greer spoke in opposition to Ordinance Number 20-2019.

Laura Allen, 38 Meadow Spring Lane, Greer spoke in opposition to Ordinance Number 20-2019.

Alan Carithers, 423 Alexander Rd, Greer spoke in opposition to Ordinance Number 20-2019.

V. MINUTES OF THE COUNCIL MEETING

October 8, 2019

ACTION – Councilmember Wryley Bettis made a motion that the minutes of October 8, 2019 be received as written. Councilmember Jay Arrowood seconded the motion.

VOTE - Motion carried unanimously.

VI. SPECIAL RECOGNITION

- A.** Mayor Rick Danner read Resolution Number 17-2019 recognizing and commending the following City of Greer Employees for their dedicated and faithful service:

Joshua Green has served in the Police Department for 5 years,
Phillip Hembree has served in the Parks and Recreation Department for 5 years,
Kathy Hiles has served in the Municipal Court Department for 5 years,
Joe Holbrooks has served in the Building and Development Standards Department for 5 years,
Christopher Krajenka has served in the Police Department for 5 years,
Chase Raper has served in the Fire Department for 5 years,
Lindsey Shaffer has served in the Parks and Recreation Department for 5 years,
Robin Byouk has served in the Parks and Recreation Department for 10 years,
Vicki Adams has served in the Administration Department for 15 years,
Kara Blackwell has served in the Police Department for 15 years,
Randall Hipp has served in the Fire Department for 15 years,
Carl Howell has served in the Fire Department for 15 years,
Brandon McMahan has served in the Building and Development Standards Department for 15 years,
Marty Knighton has served in the Parks and Recreation Department for 25 years,
and Eric Pressley has served in the Police Department for 25 years.

Councilmember Wayne Griffin left the Council Chambers at 7:00 pm and returned at 7:03 pm.

VII. DEPARTMENTAL REPORTS

- A.** Building and Development Standards, Finance, Fire Department, Municipal Court, Parks & Recreation, Police Department, Public Services and the Website Activity Reports for **September 2019** were included in the packet for informational purposes.

Finance

Susan Howell, Budget and Audit Manager presented the Financial Report for the period ending September 30, 2019. (Attached)

General Fund Cash Balance: \$11,260,893.

General Fund Revenue: \$1,806,357.

General Fund Expenditures: \$6,113,026.

Revenue Benchmark Variance: \$19,242.

Expenditure Benchmark Variance: (\$790,904.)

Overall Benchmark Variance: \$(771,662.)

The City is 3% under budget during this time period.

Hospitality Fund Cash Balance: \$1,809,821.
Storm Water Fund Cash Balance: \$1,378,396.

VIII. PRESENTATION

- A. Ruthie Helms, Building Official highlighted the Building and Development Standards September Activity Report.
- B. Steve Grant, City Engineer provided an update to the Brookshire Road Paving Project. (attachment)

IX. ADMINISTRATOR'S REPORT

Ed Driggers, City Administrator presented the following:

Calendar:

Classification and Compensation Study is taking place now. Results will be presented during Council's Annual Planning Retreat.

KnowB4 Cyber Training is taking place now. All employees must take the training. The deadline for the training is December 10, 2019.

Leaf Season will start soon, information has been distributed to the community.

Planning Retreat we are looking at February 17th and 18th if you have ideas, suggestions or concerns relative to the format of the conference please share that with us.

Municipal Parking Garage the bid opening was held today, five (5) bids were received. We will provide the result during the November 12th Council Meeting. Bids ranged from five million eight hundred fifty-four thousand nine hundred dollars (\$5,854,900.) for the base bid up to six million six hundred ninety-six thousand dollars (\$6,696,000.). All of the bids were within the amount we were anticipating.

Employee Appreciation Breakfast will be held Friday, December 13th at City Hall starting at 7:30 am.

Request to add one (1) item to Executive Session, no action requested.

1 Contractual Matter as allowed by State Statute Section 30-4-70(a)(2) pertaining to CSX Railroad.

X. APPOINTMENTS TO BOARD AND COMMISSIONS

A. Elections Commission

Ana Davis resigned effective September 11, 2019 her term expires 12/31/2024.

ACTION – Councilmember Jay Arrowood nominated Linda Parr to serve on the Election Commission. Councilmember Kimberly Bookert seconded the motion.

VOTE – Motion carried unanimously.

XI. OLD BUSINESS

A. Second and Final Reading of Ordinance Number 20-2019

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF PROPERTY OWNED BY LAVERNE MILLER, DARLENE DOCKINS, DENISE BARRETT AND JEFFERY THOMPSON LOCATED AT 3006 BRUSHY CREEK ROAD BY ONE HUNDRED PERCENT PETITION; AND TO ESTABLISH A ZONING CLASSIFICATION OF R-12 (SINGLE FAMILY RESIDENTIAL DISTRICT) FOR SAID PROPERTY.

Brandon McMahan, Planner presented the request. A representative of the owner was present. Mr. McMahan stated a Public Hearing was held June 17, 2019 the Planning Commission made a recommendation of R-15 Single Family Residential instead of the requested R-12 Single Family Residential. Staff requested the following amendments: amend the acreage from 13.67 to 14.04, the applicant added 0.37 acres from an adjacent parcel. Currently the property line goes to the center of the road on Alexander Road we have added language to the ordinance to exclude the right-of-way and the road of Alexander Road as it does not meet city standards.

Lengthy discussion held.

ACTION – Councilmember Jay Arrowood made a motion to approve Second and Final Reading of Ordinance Number 20-2019 with the following amendments; from 13.67 acres to 14.04 acres, excluding Alexander Road itself and the right-of-way from annexation and amending the zoning from R-12 to R-15. Councilmember Wayne Griffin seconded the motion.

Councilman Griffin stated for the record “We take what we do serious, and we are not robots and sometimes people do smile and say things but its not that you are laughing at anybody that’s just what happens in the course of business. We take what we do very seriously and we’ve been doing it for years and years and years. Not for people who come in just for one meeting and see just what’s happening just in that moment but we do take it seriously what we do with planning and all of the other things that go along with the subdivision.”

VOTE – Motion carried 5-1 with Councilmember Wryley Bettis voting in opposition.

B. Second and Final Reading of Ordinance Number 36-2019

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF PROPERTY OWNED BY BOBBY SAFRIT LOCATED AT 5204 WEST WADE HAMPTON BOULEVARD BY ONE

HUNDRED PERCENT PETITION; AND TO ESTABLISH A ZONING CLASSIFICATION OF C-3 (COMMERCIAL DISTRICT) FOR SAID PROPERTY.

Brandon McMahan, Planner stated the Planning Commission held a Public Hearing October 21, 2019 and the Planning Commission recommended approval.

ACTION – Councilmember Wayne Griffin made a motion to approve Second and Final Reading of Ordinance Number 36-2019. Councilmember Kimberly Bookert seconded the motion.

VOTE – Motion carried unanimously.

C. Second and Final Reading of Ordinance Number 37-2019

AN ORDINANCE TO AMEND THE CITY OF GREER LAND DEVELOPMENT REGULATIONS BY AMENDING ARTICLE 8 ROADWAY CLASSIFICATION AND DESIGN STANDARDS, SECTION 8.1 A. ROADWAY CLASSIFICATIONS BY ADDING SUBSECTION 3.

Steve Grant, City Engineer stated there was no new information.

ACTION – Councilmember Wryley Bettis made a motion to approve Second and Final Reading of Ordinance Number 37-2019. Councilmember Kimberly Bookert seconded the motion.

VOTE – Motion carried unanimously.

D. Second and Final Reading of Ordinance Number 38-2019

AN ORDINANCE AUTHORIZING THE EXECUTION AND DELIVERY OF A DEED WITH REGARD TO THE SYCAMORE GREER, LLC DOWNTOWN DEVELOPMENT; AND OTHER MATTERS RELATED THERETO.

Ed Driggers, City Administrator stated there was no new information.

ACTION – Councilmember Wryley Bettis made a motion to approve Second and Final Reading of Ordinance Number 38-2019. Councilmember Wayne Griffin seconded the motion.

VOTE – Motion carried unanimously.

XII. NEW BUSINESS

A. First Reading of Ordinance Number 39-2019

AN ORDINANCE AMENDING CHAPTER 2 ADMINISTRATION, ARTICLE II CITY COUNCIL, SECTION 2-37, OF THE CITY CODE TO PROVIDE THAT NEWLY

ELECTED COUNCIL MEMBERS AND A NEWLY ELECTED MAYOR BE INDUCTED INTO OFFICE DURING THE FIRST COUNCIL MEETING HELD IN JANUARY.

Ed Driggers, City Administrator presented the request.

ACTION – Councilmember Wryley Bettis made a motion to approve First Reading of Ordinance Number 39-2019. Councilmember Kimberly Bookert seconded the motion.

VOTE – Motion carried unanimously.

B. First Reading of Ordinance Number 40-2019

AN ORDINANCE TO CHANGE THE ZONING CLASSIFICATION OF PROPERTIES OWNED BY SYCAMORE GREER, LLC LOCATED AT 112 MAIN STREET AND JASON STREET FROM S-1 (SERVICE DISTRICT) TO C-1 (CENTRAL BUSINESS DISTRICT).

Brandon McMahan, Planner presented the request. Mr. McMahan stated the Planning Commission held a Public Hearing October 21, 2019 and recommended approval.

ACTION – Councilmember Wryley Bettis made a motion to approve First Reading of Ordinance Number 40-2019. Councilmember Kimberly Bookert seconded the motion.

Discussion held.

VOTE – Motion carried unanimously.

XIII. EXECUTIVE SESSION

ACTION – In (7:52 p.m.)

(A) Economic Development Matter – Project Carl

(B) Economic Development Matter – Project Homecoming

(C) Personnel Matter – Building and Development Standards

Council Added:

(D) Contractual Matter – CSX Railroad

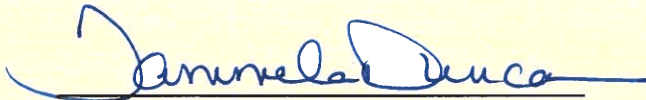
Councilmember Lee Dumas made a motion to enter into Executive Session to discuss an Economic Development matter pertaining to Project Carl; as allowed by State Statute Section 30-4-70(a)(5), an Economic Development Matter pertaining to Project Homecoming; as allowed by State Statute Section 30-4-70(a)(5), a Personnel Matter pertaining to the Building and Development Standard Department; as slowed by State Statute Section 30-4-70(a)(1) and a Contractual Matter pertaining to CSX Railroad; as allowed by State Statute Section 30-4-70(a)(2). Councilmember Jay Arrowood seconded the motion. Motion carried unanimously.

Mayor Danner stated during Executive Session they considered the above matter and no action was taken.

ACTION - Out (9:26 p.m.) – Councilmember Lee Dumas made a motion to come out of Executive Session. Councilmember Jay Arrowood seconded the motion. Motion carried unanimously.

XIV. ADJOURNMENT

9:27 P.M.



Tammela Duncan, Municipal Clerk



Richard W. Danner, Mayor

Notifications: Agenda posted in City Hall and email notifications sent to The Greenville News, The Greer Citizen, GreerToday.com and the Spartanburg Herald Journal Friday, October 25, 2019.



Public Forum Sign in

**October 29, 2019
6:30 pm**

(a) **Public Forum.** During a period of thirty (30) minutes at the beginning of each city council meeting, referred to as a public forum, the presiding officer may recognize citizens of the municipality or others who have standing in the municipality, such as business owners, who wish to address council on matters pertaining to items on that meeting's agenda.

Sign-up for Public Forum. At least fifteen (15) minutes prior to the commencement of a city council meeting, a potential speaker, who is not already a petitioner appearing on the agenda and is not a previous petitioner speaking on the same subject, wishing to appear before council must place his or her name, address, and whether he or she is for or against an agenda item on the public forum list. This list shall be maintained by the municipal clerk. Sign ups for public forums will be on a first come, first served basis. The municipal clerk shall make the public forum list available for council and public inspection. No names will be added to the list once the list is given to the presiding officer and the public forum has begun. The presiding officer will give equal time to those for and against the agenda items that are to be discussed during a public forum.

Name	Address	Agenda Item	In Favor / Oppose
• Junice Newell	300 Brushy Creek Rd.	20-2019	OPPOSE
• Donna Strawn	3046 Brushy Creek Rd	Brushy Creek	OPPOSE
• KEN STRAWHORN	3046 BRUSHY CREEK RD	PROPOSED SUBDIVISION	OPPOSE
• Tim Elder	500 Regent Park Ct Greenville	Brushy Creek	FOR
• DEBRA COOPER	445 Alexander Rd	Proposed Subdivision	Oppose
• Laura Allen	38 Meadow Springs Ln.	proposed sub @ Alexander & Brushy creek	OPPOSE
• Alan Carothers	423 Alexander Rd	proposed Alexander & Brushy	oppose



Financial Performance Summary

As of Month End September, 2019

Quick Look Indicators	This Month	This Year	Balance
General Fund Cash Balance	↓	↓	\$ 11,260,893
General Fund Revenue	↑	↑	\$ 1,806,357
General Fund Expenditures	↑	↑	\$ 6,113,026
Budget Percentage (Over) / Under	↓	↓	3%
Revenue Benchmark Variance	↑	↑	\$ 19,242
Expenditure Benchmark Variance	↓	↓	\$ (790,904)
Overall Benchmark Variance	↓	↓	\$ (771,662)
Hospitality Fund Cash Balance	↑	↑	\$ 1,809,821
Hospitality Fund Revenue	↓	↑	\$ 628,198
Hospitality Fund Expenditures	↑	↓	\$ 27,173
Storm Water Fund Cash Balance	↓	↑	\$ 1,378,396
Storm Water Fund Revenue	↑	↑	\$ 18,330
Storm Water Fund Expenditures	↑	↑	\$ 281,301