

Mayor
Elise Partin

Mayor Pro-Tem
James E. Jenkins

Council Members
Tara S. Almond
Phil Carter
Eva Corley

City Manager
Brian Watkins



**CITY OF CAYCE
Regular Council Meeting
July 3, 2018**

The July Regular Council Meeting was held this evening at 6:00 p.m. in Council Chambers. Those present included Mayor Elise Partin, Council Members Tara Almond, Phil Carter and James Jenkins. Interim City Manager Rachelle Moody, Municipal Clerk Mendy Corder, City Attorney Danny Crowe, Planning and Development Director Carroll Williamson and Director of Public Safety Byron Snellgrove were also in attendance.

Mayor Partin asked if members of the press and the public were duly notified of the Council Meeting in accordance with the FOIA. Ms. Corder confirmed they were notified.

Call to Order

Mayor Partin called the meeting to order. Council Member Carter gave the invocation. Mayor Partin led the assembly in the Pledge of Allegiance. Mayor Partin stated that Council Member Corley was unable to attend the meeting.

Approval of Minutes

Council Member Almond made a motion to approve the June 5, 2018 Regular Council Meeting minutes and the June 20, 2018 and the June 22, 2018 Special Council Meeting minutes as written. Council Member Jenkins seconded the motion which was unanimously approved by roll call vote.

Public Comment Regarding Items on the Agenda

No one signed up for Public Comment.

Presentations and Proclamations

A. Presentation of Cayce Calendar Photo Contest Winners

Mayor Partin explained that every year the City has a photo contest for the Cayce Calendar that is given to all residents. Mr. Richard Banton's photo, "Color of Fall at Congaree Creek", was chosen as the winner and is featured on the cover of the calendar and for the month of October. Mayor Partin presented Mr. Banton with a \$100 check and thanked him for his beautiful photograph. Mr. Banton stated that he wanted to donate his check to the Cayce Public Safety Foundation. The Public Safety Foundation is a 501(c) (3) created for the purpose of providing a vehicle for the citizens

and local businesses to help strengthen Cayce's Public Safety team's capacity to protect, serve and support the quality of life in the community. The Foundation holds fund raisers to provide the members of Cayce Public Safety with equipment and resources to make their jobs and the community safer. Mayor Partin thanked Mr. Banton for his generous donation. She thanked all the winners for their participation in the Calendar Contest. She advised that calendars were available to be picked up at City Hall.

B. Presentation of Whole Sole Award

Mayor Partin stated that Mr. James Denny, City Parks Manager, was being awarded the City's Whole Sole Award. His nomination read "On June 18 Parks Manager, James Denny, was leaving Walmart after purchasing groceries to make dinner for his family. As he was getting in his vehicle he heard a loud noise and looked up to see an 18-wheeler truck come around the turn on Knox Abbott Drive and overturn pinning a small car underneath the trailer. Mr. Denny immediately ran to the intersection to check to see if anyone was hurt. Miraculously no one was seriously injured in the accident. The 18-wheeler truck spilt scrap metal and debris across Knox Abbott Drive. The accident blocked all lanes of traffic so Mr. Denny immediately started working to clear a lane of traffic. Once he had a lane open he directed traffic, keeping traffic moving safely, until Cayce Public Safety Officers arrived to take over the scene. Once officers arrived Mr. Denny assisted with clearing the debris and getting all lanes of traffic open." Mayor Partin thanked Mr. Denny for his brave act and for all that he does for the City and its residents.

Resolutions and Ordinances

A. Approval of Resolution Declaring Filing Dates for Candidacy for Municipal Elections

Mayor Partin stated that the Resolution states that the office of Mayor and the offices of District Two and District Four Council Member are up for re-election in November 2018. Books are open for filing beginning noon, July 20, 2018 and remain open during regular business hours until noon July 30, 2018. Council Member Jenkins made a motion to approve the Resolution declaring the elections open. Council Member Almond seconded the motion. The motion was unanimously approved by roll call vote.

B. Discussion and Approval of Ordinance 2018-08 Amending Zoning Map and Rezoning Properties Located at 1803 State Street (Tax Map Number 004655-04-020) from C-3 to RG-2 – First Reading

Mr. Williamson stated that Council approval was needed for the First Reading of an Ordinance to re-zone 1803 State Street. He stated that the applicant wishes to rezone the property from C-3 (Central Commercial District) to RG-2 (General Residential District, High Rise). The C-3 zoning classification is intended to promote the concentration and vitality of commercial and business areas of State Street, but the allowable residential uses in this district are limited. Mr. Williamson stated that the structure on the property was built as a residence, but has had commercial use most recently, in conformance with the current zoning. The property is currently vacant and to be used commercially, significant upgrades to meet building code requirements must be completed.

Mr. Williamson stated that the properties adjacent to this property to the east are currently zoned RG-2, but there are no RG-2 zoning districts on State Street. The RG-2 zoning district allows for the greatest amount of flexibility of size and use of the City's residential zoning districts, including multi-family uses. The property is 7,250 square feet and contains a structure that has 1,146 square feet of living area. The subject property is contiguous to RG-2 to the east, C-3 to the south and west, and RS-3 (Single-Family Residential) across Poplar Street to the north. He stated that the requested re-zoning is in compliance with the Zoning Ordinance and is permitted as an alternative zoning district according to the criteria of the Future Land Use Map.

Council Member Almond made a motion to approve Ordinance 2018-08 on First Reading. Council Member Carter seconded the motion which was unanimously approved by roll call vote.

C. Discussion and Approval of Ordinance 2018-09 Establishing the Standards for the Placement of Small Wireless Facilities in Covered Areas in the City of Cayce, South Carolina; and for Other Purposes – First Reading

Mr. Williamson stated that Council approval is needed for the First Reading of an Ordinance establishing the standards for the placement of small wireless facilities in covered areas in the City and for other purposes. He stated that the Ordinance will amend Zoning Ordinance Section 6.10-2 Permitted Uses by adding language concerning small wireless facilities in the Design Overlay District and to add Article 12 Standards for Placement of Small Wireless Facilities in Covered Areas.

Mr. Williamson stated that small wireless facilities are facilities mounted on poles in the right-of-way that improve the performance of wireless networks in populated areas. The current Zoning Ordinance does not address small wireless facilities, but they are becoming increasingly common in cities. He stated that the Ordinance is largely a model Ordinance that was created by the Municipal Association working with Cayce's attorney Danny Crowe. The Ordinance lists the application requirements as

well as the fees associated with the new permits. The permitting will be managed at the staff level. Additionally, staff has added some design standards to ensure that these facilities blend in with the surrounding area and do not disrupt the aesthetics of the City. Mr. Williamson stated that the amendment to the Design Overlay District specifically permits small wireless facilities in the Overlay District, which is located along Knox Abbott Drive and 12th Street Extension. This amendment is being added to distinguish small wireless facilities from communication towers, which are not permitted in the Overlay District.

Mr. Williamson stated that the Planning Commission met on June 18, 2018, to hear Public Comment about the suggested changes. One representative from AT&T was present at the meeting and answered several technical questions. The Planning Commission voted on the requested text amendment at the Planning Commission meeting on June 18, 2018.

Council Member Almond made a motion to approve Ordinance 2018-09 on First Reading. Council Member Carter seconded the motion which was unanimously approved by roll call vote.

City Manager's Report

Ms. Moody stated that the City would be closed July 4, 2018 in observance of Independence Day. She reminded everyone that the City permits the discharging or shooting of fireworks on the 4th of July between the hours of 10:00 a.m. and 10:00 p.m.

Committee Matters

- A. Approval to enter the following Committee approved Minutes into the City's Record
 - Events Committee – March 8, 2018
 - Cayce Housing Authority – April 10, 2018
 - Planning Commission – May 21, 2018

Council Member Almond made a motion to enter the Committee approved meeting minutes into the record. Council Member Jenkins seconded the motion which was unanimously approved by roll call vote.

Council Comments

Mayor Partin stated that Council Member Corley and her husband were expecting the birth of their second child any day. She and Council stated that they were excited to have a new junior Council Member.

Executive Session

- A. Receipt of legal advice relating to claims and potential claims by and against the City and other matters covered by the attorney-client privilege
- B. Discussion of Employment for City Manager Position
- C. Discussion of negotiations incident to proposed contractual arrangements relating to the Brickworks Apartments Project

Council Member Jenkins made a motion to move into Executive Session. Council Member Almond seconded the motion which was unanimously approved by roll call vote.

Reconvene

After the Executive Session was concluded, Council Member Carter made a motion to reconvene the Regular meeting. Council Member Jenkins seconded the motion which was unanimously approved by roll call vote. Mayor Partin announced that no vote was taken in Executive Session other than to adjourn and resume the Regular meeting.

Possible Actions by Council in follow up to Executive Session

Item VIII. A.

Council Member Almond made a motion to authorize the Interim City Manager to proceed as discussed in Executive Session regarding the State Street property. Council Member Carter seconded the motion which was unanimously approved by roll call vote.

Item VIII. B.

Council Member Almond made a motion to authorize the Mayor to proceed as discussed in Executive Session regarding the City Manager position. Council Member Jenkins seconded the motion which was unanimously approved by roll call vote.

Item VIII. C.

Council Member Almond made a motion to authorize the Mayor to proceed as discussed in Executive Session regarding the Brickworks Apartment Project. Council Member Carter seconded the motion which was unanimously approved by roll call vote.

Adjourn

There being no further business, Council Member Jenkins made a motion to adjourn the meeting. Council Member Carter seconded the motion which was unanimously approved by roll call vote. The meeting adjourned at 7:46 p.m.

Elise Partin, Mayor

ATTEST:

Mendy C. Corder, CMC, Municipal Clerk

IF YOU WOULD LIKE TO SPEAK ON A MATTER APPEARING ON THE MEETING AGENDA, PLEASE COMPLETE THE INFORMATION BELOW PRIOR TO THE START OF THE MEETING.* **THANK YOU.**

COUNCIL MEETING SPEAKERS' LIST

Date of Meeting July 3, 2018

Name	Address	Agenda Item

***Appearance of citizens at Council meetings - City of Cayce Code of Ordinances, Sec. 2-71.** Any citizen of the municipality may speak at a regular meeting of the council on a matter pertaining to municipal services and operation, with the exception of personnel matters, by notifying the office of the city manager at least five working days prior to the meeting and stating the subject and purpose for speaking. Additionally, during the **public comment period** as specified on the agenda of a regular meeting of the council, a member of the public may speak on a matter appearing on the meeting agenda, with the exception of personnel matters by signing a speakers list maintained by the city clerk prior to the start of the public comment period. At the discretion of the mayor or presiding officer, the length of time for any speaker's presentation may be limited and the number speakers also may be limited.