

MEETING MINUTES
NOVEMBER 10, 2020
9:00 A.M. – WORKSHOP MEETING – TED C. COLLINS LAW ENFORCEMENT CENTER
10:00 A.M. – MEETING – TED C. COLLINS LAW ENFORCEMENT CENTER

 **Roll Call.**

Present: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

CALL TO ORDER.....9:03 A.M.

 **Motion:** To Enter Closed Session to discuss potential sale of property, **Moved by** John Krajc, **Seconded by** Michael Chestnut.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).
Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

9:07 A.M.

 **Motion:** To Exit Closed Session, **Moved by** Jackie Hatley, **Seconded by** Mike Lowder.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).
Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley , John Krajc.

9:24 A.M.

Closed Workshop

CALL TO ORDER.....10:02 A.M.
INVOCATION.....Councilman Smith
PLEDGE OF ALLEGIANCE.....Councilman Smith

APPROVAL OF AGENDA.....

 **Motion:** Move 2020-46 and 2020-47 to the end of Agenda and Approve, **Moved by** Philip N. Render, **Seconded by** Mike Lowder.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).
Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley , John Krajc.

APPROVAL OF MINUTES.....October 27, 2020

 **Motion:** To Approve, **Moved by** Michael Chestnut, **Seconded by** Mike Lowder.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).
Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

APPROVAL OF WORKSHOP MINUTES.....November 5, 2020

 **Motion:** To Approve, **Moved by** Michael Chestnut, **Seconded by** Gregg Smith.



Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

PUBLIC REQUESTS, PRESENTATIONS, AWARDS, MEMORIALS:

1. MLK Commemoration – Marcella Swans, Wardell Brantley for the Carolina African-American Heritage Foundation.
 Mrs. Swans reviews plans of events to take place during the annual MLK celebrations for 2021.
2. Horry Georgetown Technical College Update – Dr. Marilyn Fore.
 Dr. Fore reviews student enrollment numbers and upcoming projects at HGTC. Projects consists of renovating three academic and administrative buildings, enhancing the existing storm water drainage systems, and modernizing the telecommunications infrastructure.
3. Recognition of Eagle Scout Cole Smith.
 Mark Kruea introduces Cole Smith who explains project that took place at Warbird Park.
4. Recognition of Athletic Department of the Year – Kirk Gallion
 Kirk Gallion thanks City Council for their support and recognition.
5. Proclamation recognizing Jase Skews for his efforts in raising funds for the Officer Jacob Hancher Memorial.
 Mark Kreau presents proclamation.
6. Proclamation for WBTW anchor Nicole Boone.
 Mark Kreau presents proclamation to Ms. Boone who thanks City Council and the City for the recognition.
7. Proclamation declaring November 28, 2020 as Small Business Saturday.
 Mark Kreau reads proclamation
8. Public Information Update – PIO Staff
 Chasity Pendergrass reviews past, present and future events.

CONSENT AGENDA – *The Consent Agenda covers items anticipated to be routine in nature. Any Councilmember may ask that an item be moved from the Consent Agenda to the Regular Agenda for lengthier discussion, or a member of the public may request that such an item be moved. Items remaining on the Consent Agenda will be briefly described by staff, and may be passed as a group with the APPROVAL OF THE AGENDA.*

Note: *City laws are known as ordinances. Before a City ordinance can be enacted it must be introduced (1st Reading), & then approved (2nd reading). Resolutions are normally actions through which City Council reinforces or makes policy not rising to the level of law. Motions are generally related to direction from City Council to City staff to take certain actions.*

CONSENT AGENDA

REGULAR AGENDA

1st Reading Ordinance 2020-046 approving the amendment of the redevelopment plan for the Oceanfront Redevelopment Project area providing for redevelopment of certain

additional area within the City of Myrtle Beach, South Carolina; designating such additional area as a redevelopment project area; making findings with respect to the additional redevelopment project area; designating additional redevelopment projects within and benefitting the redevelopment project area; and other matters relating thereto.

Tax Increment Financing is a redevelopment tool whereby tax values in a given district are frozen as to their availability to pay for local government operations. Any increases in tax revenues (the “tax increment”) arising from redevelopment are instead earmarked to pay for public infrastructure improvements supporting the redevelopment. The City has used TIF for development of Broadway at the Beach (1995-2009) and redevelopment of the former Myrtle Beach Air Base (2005-present).

The Oceanfront Redevelopment District was created in 2008 and covers parcels between the ocean and King’s Highway from 16th N. to 6th S. This amendment extends the boundaries:

- *Northward along the oceanfront to 21st N, including all parcels facing 21st.*
- *Then along King’s to take in the Arts & Innovation District, including all properties along the northwest side of the Highway, Broadway and Oak Streets.*
- *Along King’s Highway southward to 14th S.*

The amendment further adds \$258 million for projects that may be funded from incremental taxes or other sources consistent with the Downtown Master Plan, including, among other things:

- *A performing arts theatre.*
- *New library, and children’s museum.*
- *Renovations to the existing Chapin Library structure.*
- *City Square.*
- *Public utility and streetscape improvements.*
- *Restoration of transitional properties.*



Motion: To Approve 1st Reading, **Moved by** Michael Chestnut, **Seconded by** John Krajc.



Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

1st Reading Ordinance 2020-047 an ordinance of the City of Myrtle Beach, South Carolina providing for the creation of a parking system; and other matters related thereto.

Parking facilities previously were managed by the Downtown Redevelopment Corporation (DRC). Parking revenues have paid for parking facilities operations and have leveraged the \$10 million loan pool the City has used to spur redevelopment in target areas since 2015. Recently, the City has absorbed many of the redevelopment functions of DRC, which is being reconstituted to function as Managing Partner of City-owned properties being redeveloped with historic tax credits. The creation of a parking system allows for the use of parking revenues to pay operating expenses of the system and to pledge net revenues for debt repayment. With the amendment of the Oceanfront Redevelopment Area to include the Arts & Innovation District and other strategic redevelopment areas, the parking system allows the loan pool to continue to provide interim financing for Transitional Properties and other public improvements under the amended Oceanfront Redevelopment Plan.

Net system revenues will be used to pay interest on amounts outstanding in the loan pool. The pool will have a senior lien on these net revenues, a structure that is similar to that of the existing loan pool. Creation of the parking system segregates parking activities in a separate enterprise fund to facilitate the accounting and review of parking system financials for the City’s use as well as that of lenders in the pool.



Motion: To Approve 1st Reading, **Moved by** John Krajc, **Seconded by** Michael Chestnut.



Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

1st Reading Ordinance 2020-048 an ordinance to authorize the City Manager to execute a Purchase and Sale Agreement (and any other related documents, and/or minor modifications thereto) with Ponderosa, Inc. (current operators of the Pirateland Family Camping Resort) conveying City-owned properties totaling 63.92 acres identified as portions of PIN 460-00-00-0006/TMS192-00-01-022, PIN 460-00-00-0001/TMS 192-00-01-039, and PIN 460-00-00-0005/TMS 192-00-01-021 to that group at a price of \$26,442,361.

These city-owned parcels (located south of the current City limits) were conveyed to the City from the US Government in 1948, and have been leased to the purchaser and used for campground purposes since 1990. The property is currently under lease to the purchaser through February 28, 2025. The purchaser proposes to continue to use the property as a campground. No other use is contemplated.

The key business points of the proposed transaction are:

- *The sales price is a negotiated figure mid-way between the City’s appraisal of the property, and the proposed purchaser’s appraisal. Together with the City-owned parcels in 2020-049 below, the total sales price is \$60,000,000 (\$413,679/acre).*
- *Of that amount, a total of \$10,000,000 will be paid at closing (scheduled by 12/31/2020).*
- *The remaining \$50,000,000 will be paid within five years from the date of closing.*
 - *The City will hold a mortgage for that amount secured by these properties.*
 - *In order to incentivize the payment of the remainder within this five year period:*
 - *The interest rates applied to the unpaid balance increase each year.*
 - *A sales credit based on the 2020 lease amount is reduced each year.*
- *The purchaser will execute an “Annexation Petition” no earlier than five years after the Closing provided the Petition is legally permissible, the proposed City zoning allows all existing uses, and the City take over stormwater system maintenance (currently maintained by Horry County).*



Motion: To Approve 1st Reading, **Moved by** Mike Lowder, **Seconded by** Jackie Hatley.



Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

1st Reading Ordinance 2020-049 an ordinance to authorize the City Manager to execute a Purchase and Sale Agreement (and any other related documents, and/or minor modifications thereto) with the TBD (wholly owned by Lakewood Camping Resort) conveying City-owned properties totaling 81.12 acres identified as portions of PIN 460-00-00-0002/TMS 192-00-01-038, and PIN 460-00-00-0004/TMS 192-00-01-020 to that group at a price of \$33,557,639.

These city-owned parcels (located south of the current City limits) were conveyed to the City from the US Government in 1948, and have been leased to the purchaser and used for campground purposes since 1990. The property is currently under lease to the purchaser through February 28, 2025. The purchaser proposes to continue to use the property as a campground. No other use is contemplated.

The key business points of the proposed transaction are:

- *The sales price is a negotiated figure mid-way between the City’s appraisal of the property, and the proposed purchaser’s appraisal. Together with the City-owned parcels in 2020-048 above, the total sales price is \$60,000,000 (\$413,679/acre).*
- *Of that amount, a total of \$10,000,000 will be paid at closing (scheduled by 12/31/2020).*

- The remaining \$50,000,000 will be paid within five years from the date of closing.
 - The City will hold a mortgage for that amount secured by these properties.
 - In order to incentivize the payment of the remainder within this five year period:
 - The interest rates applied to the unpaid balance increase each year.
 - A sales credit based on the 2020 lease amount is reduced each year.
- The purchaser will execute an “Annexation Petition” no earlier than five years after the Closing provided the Petition is legally permissible, the proposed City zoning allows all existing uses, and the City take over stormwater system maintenance (currently maintained by Horry County).

 **Motion:** To Approve 1st Reading, **Moved by** Jackie Hatley, **Seconded by** Michael Chestnut.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).
 Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Resolution R2020-45 to amend R2017-6 setting forth hours of operation and other matters relating to the city’s paid parking program to add the “Oceanfront Employee Parking Decal Program” for employees of businesses located east of Kings Highway.

There is no City Code requirement that businesses provide employee parking. While some businesses east of Kings Highway provide offsite parking or make other arrangements at the employer’s expense, most employees are left to solve this themselves. The lack of an employee parking program often results in those employees parking in non-parking places, and in a volume of tickets for illegal parking. The purpose of this program is to provide a low-cost alternative to illegal parking through a program specifically for the employees of businesses located east of Kings Highway.

This proposal adds an annual \$50 Oceanfront Employee Parking Decal exclusively for employees of businesses located east of Kings Highway. These Decals could be used only at coin operated meters (street ends, paystation lots, and Mackay Meter spaces are considered prime parking spaces and could not be used for Oceanfront Employee Parking Decals). A number of workers east of Kings participate in the Non-Residential program, but that loss of revenue should be off-set by a greater volume of Oceanfront Employee Parking Decal sales.

 **Motion:** To Approve, **Moved by** Jackie Hatley, **Seconded by** John Krajc.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).
 Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

APPROVED

Motion M2020-139 to appoint/reappoint one member to the Human Rights Committee.

The term of Steve Gamble expires on November 14, 2020. He does not wish for reappointment. On file are the resumes of Adam Hayes (Non-Resident) and Tania M. Appel (Non-Resident). This term will expire November 14, 2023.

 **Motion:** To Appoint Adam Hayes, **Moved by** Gregg Smith, **Seconded by** Mike Lowder.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).
 Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-140 to approve a Special Event Permit to Bridgette Bolie/B-nice Creations for the “Welcome New Businesses Event” on November 14, 2020, from 9 am to 3 pm on 6th Avenue North. The City Manager is authorized to make changes to these plans as he deems necessary in keeping with the nature of the event and as circumstances dictate.

This event is designed to direct the public’s attention to new and existing businesses on Broadway Street. The event requires closing of the right-of-way adjacent to the businesses on 6th N. The applicant expects participation of approximately 100 people.

 **Motion:** To Approve, **Moved by** Jackie Hatley, **Seconded by** Michael Chestnut.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-141 to approve a Special Event Permit to Samantha Tipton/ Waccamaw co-operative for the “Holiday Farmers Market Bazaar”. The event will be held outside 44th and King Restaurant/Magnolia Row on Thursdays and in Valor Park and Grand Park on Saturdays from November 12th through December 19th. The City Manager is authorized to make changes to these plans as he deems necessary in keeping with the nature of the event and as circumstances dictate.

This event includes a community based farmers’ market and holiday themed artisan market. The event has been held since 2015 on Howard Avenue, but will be new to 44th and King. The applicant expects 15-20 vendors and up to 1,000 participants each day.

 Mayor Bethune recused as she owns Magnolia Row.

 **Motion:** To Approve, **Moved by** John Krajc, **Seconded by** Michael Chestnut.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-142 to approve a Special Event Permit to BEI-Beach, LLC for the “Annual Tree Lighting Ceremony and Holiday Events at The Market Common” in the area adjacent to the Grand 14 Cinema on November 21, 2020. The City Manager is authorized to make changes to these plans as he deems necessary in keeping with the nature of the event and as circumstances dictate.

This is the 13th year of this event, which is designed to drive traffic to the Market Common. The event includes a tree lighting ceremony in front of the movie theater. During this event Reed Street between Deville and Howard and Deville Street between Blizzard and Nevers will be closed. The other holiday events during the period covered by the permit include pictures with Santa, holiday vendors, and street music. No road closures are associated with those events.

 **Motion:** To Approve, **Moved by** Mike Lowder, **Seconded by** Jackie Hatley.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-143 to approve a Special Events Permit to the Ocean Front Merchants Association for “Goodbye 2020, Hello 2021” to be held in Plyler Park. The event will take place from 8:00 pm December 31st 2020 to 1:00 am on January 1st, 2021. The City Manager is authorized to make changes to these plans as he deems necessary in keeping with the nature of the event and as circumstances dictate.

This New Year’s” Eve celebration will include a DJ, various strolling entertainment and a caricature artist. Food along with beer and wine will be available. Other activities include bounce houses, a Secret Santa Shop, a holiday train, and glitter tattoo artists. The applicants are expecting 500 attendees.

 **Motion:** To Approve, **Moved by** Gregg Smith, **Seconded by** Jackie Hatley.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-144 to approve a Special Event Permit to BEI-Beach, LLC for the “Southern Times Square at The Market Common” from 9:00 pm on December 31, 2020 to 1:00 am on January 1, 2021. The City Manager is authorized to make changes to these plans as he deems necessary in keeping with the nature of the event and as circumstances dictate.

This is the 7th year for this event and the 3rd year it has been held entirely in the Valor Park area. This event will feature live music on a temporary stage, a movie screen with streaming video, a ball drop at midnight, kid’s activities, bounce houses, fireworks at midnight, street performers, and food vendors. The event grounds will encompass Valor Memorial Garden and various road closures for beer gardens.

 **Motion:** To Approve, **Moved by** Michael Chestnut, **Seconded by** Gregg Smith.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-145 to approve an agreement between City of Myrtle Beach Police Department and the Department of Veteran Affairs.

This agreement allows MBPD officers to enter onto the VA’s property and to assist VA law enforcement staff in order to provide law enforcement services.

 **Motion:** To Approve, **Moved by** Jackie Hatley, **Seconded by** Mike Lowder.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-146 authorizing the City Manager or his designee to apply for a grant of \$100,000 from the South Carolina Department of Parks, Recreation and Tourism’s Recreation Trails program for the purpose of constructing a pedestrian/bicycle bridge to connect the multi-use paths in Thunderbolt Park, to record the appropriation of such grant funds in the amount that may be approved, and to execute and deliver the grant agreement and such related documents as may be required to put the grant into effect.

This grant will cover the cost of constructing a pedestrian/bicycle bridge over the canal in Thunderbolt Park that feeds into the lake at the trailhead by the outdoor classroom and renovated Outdoor Recreation Center, picnic shelter and bicycle repair station. This bridge will connect the 1.2 miles of trails around the lakes to trails throughout the Market Common District and the city. A local match of 20% is required and \$25,000 has been allocated in the Capital Improvements Project account for Phase 4 of Thunderbolt Park landscaping and amenities.

 **Motion:** To Approve, **Moved by** Gregg Smith, **Seconded by** Michael Chestnut.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-147 authorizing the City Manager or his designee to apply for a grant of \$125,000 from The United States Conference of Mayor’s Childhood Obesity Prevention/Environmental Health and Sustainability awards program for the purpose of expanding the existing Crabtree Gym Youth and Teen Martial Arts and Self Defense recreation program to Pepper-Geddings and Mary C. Canty Recreation Centers, to record the appropriation of such grant funds in the amount that may be approved, and to execute and deliver the grant agreement and such related documents as may be required to put the grant into effect. No match required.

This grant will cover the cost of expanding the existing Crabtree Gym Youth and Teen Martial Arts and Self Defense recreation programs to Pepper-Geddings and Mary C. Canty Recreation Centers. K-5th grade are currently being bused to these centers for the afterschool program.

 **Motion:** To Approve, **Moved by** Jackie Hatley, **Seconded by** Michael Chestnut.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-148 to approve a pass-through agreement (the “Agreement”) between the City and the South Carolina Department of Health and Environmental Control (“DHEC”) for distribution of \$1,000,000 in appropriated state matching funds for Ocean Water Quality Outfall Initiatives for fiscal year 2020-21; to authorize the City Manager or his designee to execute and deliver the Agreement and to accept, and record the funds, which have been estimated and appropriated by Ordinance No. 2020-31 (the FY2020-21 Budget Ordinance) in accordance with the agreement.

This agreement is supported by appropriations from the state budget in 2020 in accordance with Proviso 34.59 which is effective for the fiscal year ending June 30, 2021. The \$1,000,000 state funds may support any of the following projects as outlined within the City’s funding request letter to enhance beachfront water quality, improve stormwater drainage, and remove open storm drains that currently run across the beach: construction of a potential header pipe for the existing 25th Avenue South ocean outfall, watershed-based Stormwater Master Plan implementation projects, and preliminary design of the future 24th Avenue North ocean outfall. Unexpended funds distributed pursuant to this agreement may be carried forward to succeeding fiscal years and expended for the same purposes. This agreement may be renewed annually for four additional one-year periods contingent upon available funding.

 **Motion:** To Approve, **Moved by** Jackie Hatley, **Seconded by** Mike Lowder.



Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-149 to declare certain vehicles abandoned or derelict pursuant to the authority of Article 41 of Title 56 South Carolina Code of Laws 2001.

This declaration is an effort to improve the appearance of both commercial and residential neighborhoods. This report includes vehicles that staff has tagged as abandoned or derelict. Council's approval allows these vehicles to be towed from their private property locations to a tow yard where they may be reclaimed by the current owner upon payment of the applicable towing and storage fees. If the vehicles are not claimed by the owner within 30 days of the required notice, then the tow company may sell the vehicle and keep the proceeds as compensation.



Motion: To Approve, **Moved by** Mike Lowder, **Seconded by** Philip N. Render.



Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

Motion M2020-150 to authorize the City Manager to enter into an Agreement with Habitat for Humanity of Horry County for the purposes of managing and executing the City's Workforce Housing Program.

Under the terms of the proposed contract the City's Workforce Housing program would be led by Habitat from Humanity of Horry County. The delegation allows the City to tap into Habitat's local expertise as well as that of their corporate office. Under the proposed terms of the Agreement, Habitat would be responsible for the following elements of the City's Workforce Housing Program:

- Task 1 – Land Acquisition and Needs Assessment.
- Task 2 - Identifying Team Partners.
- Task 3 - Land Acquisition.
- Task 4 - Workforce Housing Funding and Development.
 - Task 4A – New Residential Workforce Housing Development.
 - Task 4B - Residential Workforce Housing (Rehabilitation of Existing Housing Stock).
- Task 5 – Operations.
- Task 6 - Maintenance and Repair.

The proposed contract is for an 18 month period. The cost is \$72,000 for the rest of FY 2020-21, and \$144,000 for FY 2021-22. The source of funds for this contract is the City's Workforce Housing Fund. The money in this Fund is derived from Council's Workforce Housing Fee, a .25% charge made on the value of new construction less \$100,000. These funds may not be used for any purpose other than Workforce Housing.



Motion: To Approve, **Moved by** Gregg Smith, **Seconded by** John Krajc.



Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 6).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Gregg Smith, Jackie Hatley, John Krajc.

No: Philip N. Render.

COMMUNICATIONS FROM CITY COUNCIL AND CITY MANAGER

1. CM/ACM Update Solid Waste Update (Status of new ordinance and Transfer station Update)

 Janet Curry explains the needs define a standard level of service to provide fair allocation of the costs for service, provide a mechanism and fee structure for collections above the standard level of service, provide a mechanism for enforcement, seek financial recovery from violators, improve health, safety, community appearance, and quality of life.

EXECUTIVE SESSION - Council may take action on matters discussed in Executive Session which are deemed to be “emergency” concerns.

Note: South Carolina law requires that Council’s business is conducted in public with limited exceptions known as “Executive Sessions”. Subjects eligible for Executive Session include:

- Personnel matters.
- Negotiations concerning proposed contractual arrangements and proposed sale or purchase of property.
- The receipt of legal advice relating to:
 - A pending, threatened, or potential claim.
 - Other matters covered by the attorney-client privilege.
 - Settlement of legal claims, or the position of the City in other adversary situations.
- Discussions regarding development of security personnel or devices.
- Investigative proceedings regarding allegations of criminal misconduct.
- Matters relating to the proposed location, expansion, or provision of services encouraging location or expansion of industries or other businesses.

Motions to go into Executive Session must be made in public and specify one or more reason above. Council can take no votes or take action in Executive Session.

 **Motion:** To Enter Closed Session to discuss a contractual matter and Accommodations Tax Tourism Fees, **Moved by** Michael Chestnut, **Seconded by** John Krajc.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

2:53 P.M.

 **Motion:** To Exit Closed Session, **Moved by** Michael Chestnut, **Seconded by** Gregg Smith

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

4:34 P.M.

ADJOURNMENT

 **Motion:** To Adjourn, **Moved by** Mike Lowder, **Seconded by** Gregg Smith.

 **Vote:** Motion carried by unanimous roll call vote (**summary:** Yes = 7).

Yes: Mayor Brenda Bethune, Michael Chestnut, Mike Lowder, Philip N. Render, Gregg Smith, Jackie Hatley, John Krajc.

4:35 P.M.

ATTEST:

BRENDA BETHUNE, MAYOR

JENNIFER ADKINS, CITY CLERK