

September 8, 2020 – 1st reading.  
September 22, 2020 – Presented for Approval.

---

1 **2020-042 (2<sup>nd</sup> READING): TO AMEND ORDINANCE 2020-31, THE 2020-21**  
2 **MUNICIPAL BUDGET ORDINANCE, TO APPROPRIATE VARIOUS FUNDING**  
3 **SOURCES TO FINANCE INFRASTRUCTURE IMPROVEMENTS AND BUILDING**  
4 **RENOVATIONS IN THE ARTS AND INNOVATION DISTRICT.**

---

5 **Staff/Purpose:** Staff / amend the FY 2020-21 Budget Ordinance to appropriate proceeds derived  
6 from various sources to implement projects in accordance with the Downtown Master Plan.

7  
8 **Brief:**

- 9 • On 3-12-2019 Council approved R2019-20, designating the “Downtown Master Plan” as  
10 a general blueprint for redevelopment of the City’s traditional downtown areas & accepting  
11 the “Preliminary Downtown Plan Implementation Action Plan - Phase 1”.
- 12 • Projects proposed in this budget amendment include:
- |    |  |                |
|----|--|----------------|
| 13 | o Professional Fees & Building Contingency                     | (\$500,000).   |
| 14 | o Performing Arts Theater Demolition                           | (\$100,000).   |
| 15 | o 9 <sup>th</sup> Avenue Buildings & Co-work Space Renovations | (\$1,750,040). |
| 16 | o Nance Plaza Corridor & Back Lot Parking                      | (\$1,626,525). |
| 17 | o Underground Utility Conversion                               | (\$2,300,000). |
| 18 | o Library Professional Fees                                    | (\$87,275).    |
| 19 | o Phase I Infrastructure Professional Fees                     | (\$722,675).   |
- 20 • Proposed funding sources are:
- |    |                                 |                |
|----|---------------------------------|----------------|
| 21 | o Santee Cooper Franchise Funds | (\$2,300,000). |
| 22 | o HTC Grant Funding             | (\$125,000).   |
| 23 | o Downtown Development Fund     | (\$300,000).   |
| 24 | o Tax Increment Financing Bonds | (\$4,361,515). |
- 25 • No changes since 1<sup>st</sup> reading

26  
27 **Issues:** These projects are necessary for continued implementation of the Downtown Master Plan.

28  
29 **Public Notification:** Normal advertising for agenda items.

30  
31 **Alternatives:** Council may make any change to proposed budget amendment.

32  
33 **Financial Impact:** Proceeds from parking revenues, & rents received on the buildings on 9<sup>th</sup> North  
34 will be used to satisfy annual debt obligations until such time as the Tax Increment Financing  
35 District begins to generate revenue sufficient to service the debt.

36  
37 **Financial Impact:** No direct impact.

38  
39 **Manager’s Recommendation:**

- 40 • I recommend 1<sup>st</sup> reading (9/8/2020).  
41 • I recommend approval (9/22/2020).

42  
43 **Attachment(s):** Proposed ordinance.

CITY OF MYRTLE BEACH  
COUNTY OF HORRY  
STATE OF SOUTH CAROLINA

ORDINANCE NO. 2020-31, THE  
MUNICIPAL BUDGET ORDINANCE FOR  
THE FISCAL YEAR BEGINNING JULY 1,  
2020, AND ENDING JUNE 30, 2021, TO  
APPROPRIATE FUNDING TO IMPLEMENT  
ELEMENTS OF THE DOWNTOWN  
MASTER PLAN.

WHEREAS, Section 5-13-30(3) of the Code of Laws of South Carolina requires that a municipal council shall act by ordinance to adopt budgets and to levy taxes pursuant to public notice; and

WHEREAS, Ordinance 2020-31, the City’s Budget Ordinance for FY 2020-21 was adopted by City Council on June 23, 2020; and

WHEREAS, the City Council has determined that Economic Development is a priority for this community; and

WHEREAS, the City Council adopted Resolution 2019-20 designating the “Downtown Master Plan” to serve as the general blueprint for redevelopment of the City’s traditional downtown areas and accepting the “Preliminary Downtown Plan Implementation Action Plan - Phase 1” on March 12, 2019; and

WHEREAS, the City Council adopted Ordinance 2019-47 amending Appendix A Zoning to create a new Arts & Innovation (ART) zoning district in accordance with the Downtown Master Plan on September 24, 2019; and

WHEREAS, it is necessary to amend the 2020-21 Municipal Budget in order to appropriate \$7,086,515 for the purpose of infrastructure improvements and building renovations in the Arts and Innovation District.

WHEREAS, the approval of this amendment does not change the millage rates previously enacted or any provision originally approved in Ordinance 2020-31.

NOW, THEREFORE, BE IT ORDAINED by the governing body of the City of Myrtle Beach in Council duly assembled and by the authority of the same, that Ordinance No. 2020-31, the 2020-21 Budget Ordinance is hereby amended as follows.

Sec. 1. Estimate of Financing Sources.

Revenues and Other Funding sources are hereby estimated to be available as follows for the construction of projects:

Santee-Cooper Franchise Funds	\$ 2,300,000
HTC Grant Funding	125,000
Downtown Redevelopment Fund	300,000
Tax Increment Bonds (Revolving Loan Fund)	<u>4,361,515</u>
TOTAL REVENUE	\$ 7,086,515

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34

**Sec. 2. Appropriation of Expenditures.**

Expenditures for Downtown Redevelopment Projects are hereby appropriated as follows:

Professional Fees & Building Contingency	\$ 500,000
Performing Arts Theater Demolition	100,000
9 <sup>th</sup> Avenue Buildings & Co-work Space	1,750,040
Nance Plaza Corridor & Back Lot Parking	1,626,525
Underground Utility Conversion	2,300,000
Library Professional Fees	87,275
Phase I Infrastructure Professional Fees	<u>722,675</u>
TOTAL EXPENDITURES	<u>\$7,086,515</u>

**Sec. 3. Validity of the ordinance.** If, for any reason, any sentence, clause or provision of this ordinance shall be declared invalid, such declaration shall not affect the remaining provisions thereof.

**Sec. 4. Conflicts with preceding ordinances.** Should conflicts arise between this and any preceding ordinances, this ordinance shall prevail with respect to the conflicting sections.

**This ordinance shall become effective upon its adoption.**

\_\_\_\_\_  
BRENDA BETHUNE, MAYOR

ATTEST:

\_\_\_\_\_  
JENNIFER ADKINS, CITY CLERK

1<sup>st</sup> Reading: 9-8-2020  
2<sup>nd</sup> Reading: 9-22-2020