



MINUTES

FORMAL MEETING OF CITY COUNCIL

City Hall, 206 S. Main Street, Council Chambers

Monday, June 12, 2023 - 5:30 p.m.

1. **CALL TO ORDER**

Mayor Pro Tem Lillian Flemming

2. **INVOCATION**

Mayor Pro Tem Lillian Flemming

3. **PLEDGE OF ALLEGIANCE**

4. **ROLL CALL**

The following members of City Council were in attendance: John DeWorken, Lillian Flemming, Ken Gibson, Wil Brasington, Russell Stall, and Dorothy Dowe.

Absent: Mayor Knox White

5. **APPROVAL OF THE MINUTES**

May 22, 2023; Approved as submitted

6. **COMMUNICATIONS / ANNOUNCEMENTS FROM THE MAYOR AND COUNCIL**

None

7. **CITIZENS WISHING TO ADDRESS COUNCIL**

John Slipke, 43 Tindal Avenue, spoke in support of Item 14c and commented on how the new development code will assist with future growth and long term housing issues in the City.

Ruth Patton, 1605 Parker Cone Way, spoke in support of affordable housing for individuals with disabilities and those who serve downtown Greenville businesses.

Erin Predmore, Greenville Connects and Impact Greenville Coalition, spoke in support of Item 14c and commended the City for its commitment to revisiting the code in six months.

Sherry Barrett, Upstate Forever Land Policy Director, spoke in support of Item 14c, and on behalf of Upstate Forever, she urged City Council to adopt the proposed code. Ms. Barrett stated Upstate Forever will be monitoring the City to insure code reviews.

Holly Douglas, 101 Kenwood Lane, spoke in support of Item 14c and stated the changes reflect a team and staff that is responsive and not reactive.

Danielle Fontaine, 236 Rhett Street Unit 204, spoke in support of Item 14c and encouraged the City to use the tools it has and to search for additional tools involving affordable housing.

Jack Logan, 5051 Old Augusta Road, Greenville, expressed appreciation for the City Manager and Police Chief who are retiring soon and shared concerns regarding policies for the selection of a future Police Chief and the need to select someone who is familiar with the community.

Bruce Wilson, 14 Freestone Street, Greenville, expressed appreciation for the City Manager and the Police Chief and referred to his relationship with both. Mr. Wilson shared concerns regarding potential policies for the selection of the next Police Chief and the importance of selecting someone familiar with the area.

8. PRESENTATION

None

9. PUBLIC HEARING

- a. Abandonment of Goodwin Street (AB-1-2023)
(Presented by City Engineer Paul Dow)

City Engineer Paul Dow presented a request from Palmetto Alliance Property Group LLC for a proposed abandonment of Goodwin Street located off West Stone Avenue for the purpose of combining properties to construct the Pete Hollis-Rutherford Townhome subdivision. No one spoke in opposition to the proposed abandonment.

Matt Carter, 12 East Lanneau Drive, offered to answer any questions, advised there is a town home development planned, and stated they anticipate going before the Planning Commission in August. Mr. Carter also stated that he is in attendance on behalf of the abutting landowners.

- b. Abandonment of Holiday Street (AB-2-2023)
(Presented by City Engineer Paul Dow)

Mr. Dow presented a request from West Greenville Investors LLC for a proposed abandonment for Holiday Street between East Bramlett Road and East Morgan Street for the purpose of combining the properties to construct the East Bramlett Townhomes subdivision. Mr. Dow stated conversations are still taking place with the community. No one spoke in support or opposition to the proposed abandonment.

- c. Abandonment of Alvins Alley (AB-3-2023)
(Presented by City Engineer Paul Dow)

Mr. Dow presented a request from city of Greenville for a proposed abandonment of Alvins Alley for the purpose of complying with city standards and to facilitate a proposed development, Parkhill Townhomes, to the north of the existing alley. No one spoke in support or opposition to the proposed abandonment.

Councilmember Stall referred to a property access concern. Mr. Dow responded the property in question does not use the alley.

10. RECOGNITIONS AND APPOINTMENTS – Boards and Commissions

Recognition and appreciation extended to Charles West for his service on the Springwood Cemetery Advisory Committee.

- a. Design Review Board – Neighborhood
Councilmember Dowe recommended the appointment of Mitch Lehde to a full two-year term ending April 30, 2025. There being no further nominations, the appointment was approved by unanimous consent.
- b. Springwood Cemetery Advisory Committee
Councilmember DeWorken recommended the appointment of Edward Stall to a full two-year term ending April 30, 2025. There being no further nominations, the appointment was approved by consent, with Councilmember Stall abstaining.

Councilmember DeWorken recommended the appointment of Mandy Merritt to an unexpired term ending April 30, 2024. There being no further nominations, the appointments were approved by unanimous consent.

CONSENT AGENDA

There will be no discussion of Consent Agenda items unless a Council member so requests in which event the item in question will be considered separately.

Councilmember Brasington moved, seconded by Councilmember DeWorken, to approve second and final reading of agenda item 11a of the Consent Agenda. The motion carried unanimously.

11. UNFINISHED BUSINESS – (Ordinances – Second and Final Reading)

- a. Ordinance to appropriate \$1,000,000 in the Miscellaneous Grant Fund for SCTF-6 a Regional Urban/Collapse Search and Rescue Team hosted by Greenville City Fire Department
(Presented by Fire Chief Brian Horton)

12. NEW BUSINESS – (Ordinance – First Reading)

None

13. NEW BUSINESS – (Resolutions – First and Final Reading)

None

REGULAR AGENDA

14. UNFINISHED BUSINESS – (Ordinances – Second and Final Reading)

- a. Ordinance to appropriate \$57,358,530 for the Fiscal Year 2023-24 Capital Budget for the Fiscal Year 2023-24 to Fiscal Year 2027-28 Capital Improvement Program
(Presented by Interim Office of Management and Budget Director Karen Crawford)

Councilmember Dowe moved, seconded by Councilmember Gibson, to approve second and final reading. The motion carried unanimously.

- b. Ordinance to provide for the adoption of a City operating budget, its execution and effect, for the fiscal period July 1, 2023, through June 30, 2024
(Presented by Interim Office of Management and Budget Director Karen Crawford)

Councilmember Dowe moved, seconded by Councilmember Brasington, to approve second and final reading. The motion carried unanimously.

- c. Ordinance to repeal Chapter 19, Land Management Ordinance, of the Code of Ordinances of the city of Greenville, South Carolina, and to replace with new Chapter 19, Greenville Development Code (Z-1-2023A) (REVISED)
(Presented by Assistant City Manager Shannon Lavrin)

Councilmember Dowe moved, seconded by Councilmember Stall, to approve second and final reading. The motion carried unanimously.

- d. Ordinance to replace the city of Greenville official zoning map with a new official zoning map consistent with the Greenville Development Code (Z-1-2023B)
(Presented by Assistant City Manager Shannon Lavrin)

Councilmember Dowe moved, seconded by Councilmember Stall, to approve second and final reading. The motion carried unanimously.

Assistant City Manager Shannon Lavrin expressed her thanks to the community for its support and participation in the updating of the new development code. Ms. Lavrin also expressed her appreciation to the code consultants, members of the Planning Commission, the Planning Development staff, and other city staff involved in the process.

15. NEW BUSINESS – (Ordinances – First Reading)

- a. Ordinance to approve an easement in favor of Duke Energy Carolinas, LLC for the purpose of providing utility service to city property located at the Greenville Zoo, 150 Cleveland Park Drive (Tax Map Number 006720100100)
(Presented by City Engineer Paul Dow)

Councilmember Gibson moved, seconded by Councilmember Dowe, to approve first reading. The motion carried unanimously.

- b. Ordinance to abandon Goodwin Street (AB-1-2023)
(Presented by City Engineer Paul Dow)

Councilmember Brasington moved, seconded by Councilmember Stall, to approve first reading. The motion carried unanimously.

- c. Ordinance to abandon Holiday Street (AB-2-2023)
(Presented by City Engineer Paul Dow)

Councilmember Gibson moved, seconded by Councilmember Dowe, to approve first reading. The motion carried unanimously.

- d. Ordinance to abandon Alvins Alley (AB-3-2023)
(Presented by City Engineer Paul Dow)

Councilmember Dowe moved, seconded by Councilmember DeWorken, to approve first reading. The motion carried unanimously.

- e. Ordinance to annex approximately 1.69 acres of real property located on Conwell Street and to provide the zoning designation of RM-2, Single-family and Multifamily residential district, or RN-A, Neighborhood-Scale A district (Tax Map Numbers 0112000900100, 0112000900600, 0112000900700, and a portion of 0112000902000)(AX-14-2023)
(Presented by Assistant City Manager Shannon Lavrin)

Councilmember Stall moved, seconded by Councilmember Dowe, to approve first reading.

Councilmember Dowe questioned a potential split parcel, and Ms. Lavrin responded the annexation will rectify any split parcel.

After discussion, the motion carried unanimously.

- f. Ordinance to appropriate \$3,930,495 in the Miscellaneous Grant Fund and Wastewater Fund for South Downtown Sewer Improvements
(Presented by City Engineer Paul Dow)

Councilmember Brasington moved, seconded by Councilmember Dowe, to approve first reading. The motion carried unanimously.

16. NEW BUSINESS – (Resolution – First and Final Reading)

- a. Resolution to approve a Memorandum of Understanding and Automatic Aid Agreement between the City of Greenville, for and on behalf of the Greenville Fire Department, and Greer Fire Department for certain emergency incidents within the designated areas of the City and Greer
(Presented by Fire Chief Brian Horton)

Councilmember Gibson moved, seconded by Councilmember Dowe, to approve first and final reading. The motion carried unanimously.

- b. Resolution approving the issuance by the Housing Authority of the city of Greenville, South Carolina of its not to exceed \$20,000,000 multifamily housing revenue bonds (Cherokee Landing Apartments Project), in one or more series, pursuant to section 147(f) of the Internal Revenue Code of 1986, as amended; providing certain other matters in connection therewith; and providing an effective date
(Presented by Bo Campbell, Attorney with The Greenville Housing Authority)

Councilmember Brasington moved, seconded by Councilmember Stall, to approve first and final reading.

Bo Campbell, Attorney with The Greenville Housing Authority, advised that the Tax Code requires approval from both City Council and County Council.

After discussion, the motion carried unanimously.

- c. Resolution of support for City Clerk Camilla G. Pitman, MMC, PLS, in submitting an application for candidacy to the Office of Vice President of the International Institute of Municipal Clerks, and to support her ascension to the Office of President
(Presented by City Manager John McDonough)

Councilmember Stall moved, seconded by Councilmember Gibson, to approve first and final reading. The motion carried unanimously.

- d. Resolution for the purpose of authorizing the establishment of a nonprofit corporation for economic development purposes
(Presented by Councilmember John DeWorken)

Councilmember Gibson moved, seconded by Councilmember DeWorken, to approve first and final reading.

Councilmember DeWorken stated the Resolution authorizes the establishment of a 501(c)3 nonprofit-corporation for economic development purposes and outlines the operation of the nonprofit corporation to be known as the Greenville City Economic Development Corporation. Councilmember DeWorken referred to the initial steps including a strategic plan, achieving goals, examining options, and recommendations. Councilmember DeWorken also referred to the proposed Board organizational chart and to metrics to measure success.

Councilmember Dowe requested MWBE (Minority and Women Owned Business Enterprise Program) be included as a part of the minority owned businesses references in the metrics.

After discussion, the motion carried unanimously.

Councilmember DeWorken thanked City Manager John McDonough for his assistance with the proposal.

17. STAFF REPORTS

Councilmember Gibson stated the inaugural Jazz Festival was a success, and he thanked Parks, Recreation, and Tourism Director Tara Eaker and staff for their work and assistance. Councilmember Gibson referred to this being a festival that was created by the City and stated he looks forward to it being bigger next year.

Mayor Pro Tem Flemming referred to the Juneteenth events this coming weekend and invited citizens to participate.

18. ADJOURN. There being no further business, the meeting adjourned at 6:32 p.m.

KNOX H. WHITE, MAYOR

CAMILLA G. PITMAN, MMC, Certified PLS
CITY CLERK

MEETING NOTICE POSTED AND MEDIA NOTIFIED ON JUNE 9, 2023.