

**CITY COUNCIL MEETING  
CITY HALL COUNCIL CHAMBERS  
229 MAIN STREET  
CONWAY, SOUTH CAROLINA  
MONDAY – MARCH 17, 2014 – 5:30 PM**

---

**PRESENT:** Mayor Alys C. Lawson, Mayor Pro Tem William M. Goldfinch IV, and Council Members Randle L. Alford, Thomas J. Anderson II, Barbara Blain-Olds, Jean M. Timbes, and Larry A. White

**STAFF:** Bill Graham, City Administrator; Billy Joe Sawyer, Building Official; Reggie Gosnell, Police Chief; Foster Hughes, Director of Parks, Recreation and Tourism; Timmy Williams, Beautification Director; Rick Baker, Fire Chief; Michael Leinwand, Planning Director; Cindi Howard, Human Resources Director; Freddie DuBose, Public Utilities Director; Kevin Chestnut, Public Works Director; and Vicky Lefler, City Clerk

**OTHERS IN ATTENDANCE:** Kathy Ropp, Rev. Kyle Randle, Raven Grant, Robert Mosher, Zachary Jones, Jacob Hitchcock, Thorne Skipper, Jentry Ward, Jesse Rhodes, Jacob Ridout, Kristi Falk, Joey Singleton, and others

**CALL TO ORDER:** Mayor Lawson called the meeting to order.

**INVOCATION/PLEDGE OF ALLEGIANCE:** Mayor Lawson recognized Rev. Kyle Randle of First United Methodist Church who gave the invocation. City Council and those in attendance recited the Pledge of Allegiance.

**APPROVAL OF AGENDA:** **Motion:** Goldfinch made a motion, seconded by White, to approve the agenda contents. **Vote:** Unanimous. Motion carried.

**APPROVAL OF CONSENT AGENDA:**

**A. ORDINANCES FOR FINAL READING**

- 1. Ordinance #2014-03-17 (B) An ordinance authorizing the refunding of the 2005 Revenue Bond (Stormwater Projects)**
- 2. Ordinance #2014-03-17 (C) An ordinance authorizing the refunding of the 2010 Tax Increment Financing Bond**
- 3. Ordinance #2014-03-17 (D) An ordinance authorizing the refunding of the 2006A General Obligation Bond**
- 4. Ordinance #2014-03-17 (E) An ordinance authorizing the refunding of the 2006B General Obligation Bond**

**B. City Council minutes – March 3, 2014**

**Motion:** Anderson made a motion, seconded by Timbes, to approve the consent agenda. **Vote:** Unanimous. Motion carried.

**PUBLIC INPUT:** None.

**SPECIAL PRESENTATIONS:**

**A. Special event request – Earth Day Music Festival and Expo – April 19, 2014.** Kristi Falk of the Wellness Council for Coastal South Carolina submitted this special event request. The event is planned to be held April 19<sup>th</sup> in Riverfront Park from 11:00 am to 6:00 pm. Maps depicting the location of the event, event parking areas, and the alcohol consumption zone accompanied the special event application. Leinwand noted that the event is planned on Easter Weekend but emphasized that the park will remain open to the public and no admission will be charged for the event. The event sponsor has requested security and medical standby assistance, if necessary, from the City for the event. Staff recommended approval of the special event application with the cost of any support services provided to be absorbed by the City’s operating funds. **Motion:** Goldfinch made a motion, seconded by White, to approve the special event application for Earth Day Music Festival and Expo as presented by staff. **Vote:** Unanimous. Motion carried.

**B. Employees of the Month for February.** Employees from the Public Works’ Streets and Solid Waste Departments and PRT’s Beautification Department who have been clearing the City of debris from the February ice storm were recognized as February’s Employees of the Month. These employees received certificates and eight additional hours of annual leave. Although all were recognized for their hard work, those in attendance at this meeting were: Kevin Chestnut, Kevin Edwards, Darrell McDowell, Reggie Jenerette, Foster Hughes, Timmy Williams, Anthony Huggins, and Gene Paul.

**ORDINANCE FOR FINAL READING: Ordinance #2014-03-17 (A) Second Supplemental Ordinance authorizing the refunding of the 2008 Waterworks and Sewer System Refunding Revenue Bond.** At its March 3<sup>rd</sup> meeting, Council considered first reading of ordinances authorizing the refinancing of certain bonds. As suggested by Council Member Alford at that time, staff, with the assistance of Bond Counsel, analyzed the feasibility of reducing the term of the Water and Sewer Bond to increase the savings. As a result of this analysis, staff recommended that the remaining term on the Water and Sewer Bond be reduced from 14 years to 10 years. This will change the bond’s final maturity date to March 1, 2014, and result in a savings of \$424,873. Graham commented that staff also analyzed the impact of the \$56,000 increase in the annual bond payment that the shorter term would require and the Public Utilities Department could absorb that increase without a negative impact on the Department’s ability to cover its annual budget needs. Graham reported that the total projected net savings for the refinancing of all five bonds is now approximately \$626,000. Staff recommended final reading approval of Ordinance #2014-03-17 (A) as presented. **Motion:** Alford made a motion, seconded by Blain-Olds, to approve final reading of Ordinance #2014-03-17 (A) as recommended by staff. **Vote:** Unanimous. Motion carried.

**ITEM FOR CONSIDERATION: Acceptance of bid for water and sewer system improvements.** In FY 2013-14, \$1,537,200 was budgeted for water and sewer system improvements and upgrades. Of that budgeted amount, a balance of approximately \$425,000 remains. DuBose reported that the following four sections of much-needed water and sewer improvements were identified by the Public Utilities Department: Section 1 - Water line extension on 9<sup>th</sup> Avenue, Bell Street, 11<sup>th</sup> Avenue and Buck Street; Section 2 - Water line extension on 4<sup>th</sup> Avenue and Creel Street; Section 3 - New water tap on 4<sup>th</sup> Avenue and Jasmine Drive and short water line extension on Jasmine Drive; and Section 4 - Replacement of a 325' section of 16" ductile iron sewer force main at the intersection of 9<sup>th</sup> Avenue and Creel Street. Bids for this works were received on March 11<sup>th</sup>. The three bids with their total prices were: King Construction, \$569,854.50; Lawrimore Construction, \$271,327.00; and R.H. Moore Company, \$290,160.50. DuBose reported that funds from the remaining budgeted amount for water and sewer system improvements (\$425,000) can cover the cost of these improvements, and if low bid is accepted, a balance of \$153,000 would be left in that account for future water and sewer improvement projects. Staff recommended that Council accept the low bid. **Motion:** Blain-Olds made a motion, seconded by Anderson, to accept the low bid of \$271,327 which was submitted by Lawrimore Construction for the four sections of water and sewer improvements as recommended by staff. **Vote:** Unanimous. Motion carried.

## **ITEMS FOR INFORMATION**

- A. Update on Forest Glen Subdivision.** Leinwand gave an update on the status of the Forest Glen Subdivision. After the original developer defaulted on the mortgage for this project, most of the property was sold at foreclosure. Leinwand explained that a viable homeowners association (HOA) has never been established for this subdivision as was required by the PD narrative. The Planning Department has taken the position that the Forest Glen property owners were required to establish a viable HOA before building permits could be issued. To date, no viable HOA has been established; for over a year, no building permits have been issued. The owners of 39 lots in Forest Glen Phase 1 (Capital Partners LLC and Wellons LLC) had requested building permits and have made efforts to establish an HOA without success. Leinwand informed Council that, after consulting the City's legal counsel, staff believes, in order for development activity to move forward in Forest Glen, the City could begin issuing building permits as long as the provisions of the Forest Glen Planned Development are met for future construction. Leinwand also presented a letter that staff proposes to send to all property owners in the Forest Glen Subdivision informing them of these plans. There were no concerns expressed by Council with the plan for moving forward in the Forest Glen Subdivision as presented by staff. Mayor Lawson thanked Attorney Singleton for his assistance in this matter.
- B. Progress report on ice storm debris removal.** Graham reported the first sweep of debris removal from the City has been completed and the second sweep has begun. The first sweep resulted in the collection of about 1,300 tons of debris. The total cost incurred from the ice storm to date is approximately \$67,000 and FEMA reimbursement on that amount is expected to be at least \$50,000.

The Council meeting recessed after this item of business and reconvened in the Conference Room for the remainder of the meeting.

**WORKSHOP ITEM: Discussion on possible donation of property to City by Conway Shopping Center LLC.** Graham reported Council Member Goldfinch brought this possible property donation to staff's attention. The property is located along Ann Street and is adjacent to the Conway Shopping Center. It is currently zoned core commercial. There was brief discussion on potential uses of this property should it be acquired by the City. Graham advised that staff could foresee no reason not to accept the property should it be offered. If Council is agreeable to consider this donation, Council Member Goldfinch offered to contact the property owner to clarify arrangements for a property appraisal. **Outcome:** Council was in agreement to consider the donation of this property should it be offered.

**ADJOURNMENT: Motion:** Blain-Olds made a motion, seconded by White, to adjourn the meeting. **Vote:** Unanimous. Motion carried.

**APPROVAL OF MINUTES:** Minutes approved by City Council this 7<sup>th</sup> day of April, 2014.

  
\_\_\_\_\_  
Vicky Leffer, City Clerk