

**MINUTES OF MEETING  
CONWAY CITY COUNCIL  
CITY HALL COUNCIL CHAMBERS  
229 MAIN STREET  
CONWAY, SOUTH CAROLINA  
MONDAY – JULY 16, 2012 – 5:30 p.m.**

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

**STAFF:** Bill Graham, City Administrator; Michael Hardee, Finance Director; Billy Joe Sawyer, Building Official; Foster Hughes, Parks, Recreation and Tourism Director; Reggie Gosnell, Police Chief; Jerry Barnhill, Public Works Director, Freddie DuBose, Public Utilities Director; Rick Baker, Fire Chief; Michael Leinwand, Planning Director; and Vicky Lefler, City Clerk

**OTHERS IN ATTENDANCE:** Kathy Ropp, Steve Jones, William Gaghum, Wanda G. Vereen, Hillary Howard, and others

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

**INVOCATION/PLEDGE OF ALLEGIANCE:** Mayor Lawson recognized Rev. Randy Riddle of Westminster Presbyterian Church who gave the invocation. Rev. Riddle expressed appreciation to City Council for the work they do on behalf of the City. City Council and those in attendance recited the Pledge of Allegiance.

**BUSINESS SESSION**

**APPROVAL OF AGENDA: Motion:** White made a motion, seconded by Blain-Olds, to approve the agenda contents. Mayor Lawson asked that the agenda be amended to remove the proposal from Grand Strand Housing and Community Development Corporation to assist the City with its 2012-2013 housing rehabilitation program. **Amended Motion:** White amended his motion, seconded by Blain-Olds, to approve the agenda with the item omitted as requested by Mayor Lawson. **Vote:** Unanimous among those present. Motion carried.

**APPROVAL OF CONSENT AGENDA: City Council minutes – June 25, 2012. Motion:** Goldfinch made a motion, seconded by Anderson, to approve the consent agenda. **Vote:** Unanimous among those present. Motion carried.

**PUBLIC INPUT:** None.

**SPECIAL PRESENTATIONS:**

**A. Special event requests:**

- 1. Third Annual Harvest Fest on the Hill, September 22, 2012, 8:00 am – 6:00 pm.** Cherry Hill Baptist Church has requested a special event permit for this event at which approximately 300-500 attendees are expected. The closure of 5<sup>th</sup> Avenue from Church

Street to Smith Street and Whitts Alley for the event is requested; these being the same street closures as for last year's event. Staff recommended approval of the request with the cost of City services provided to be absorbed by the City's operating budget. Mr. William Gaghum was present in support of the church's request and invited Council to attend the event. **Motion:** Anderson made a motion, seconded by Blain-Olds, to approve the special event application for Harvest Fest as presented. **Vote:** Unanimous among those present. Motion carried.

Mayor Lawson abstained from the discussion and vote on the special event request for Conway Fall Festival because her place of employment may be a participant in the event. Mayor Pro Tem White presided over the meeting for this item of business.

2. **Conway Fall Festival, October 6, 2012, 10:00 am – 6:00 pm.** The City's Parks, Recreation and Tourism Department has requested a special event permit for this event. The closure of 3<sup>rd</sup> Avenue from Main Street to Elm Street and Laurel Avenue from 2<sup>nd</sup> Avenue to 4<sup>th</sup> Avenue from 11 pm on October 1<sup>st</sup> to 9 pm on October 2<sup>nd</sup> was requested. In addition, the closure of Laurel Street from 4<sup>th</sup> Avenue to 5<sup>th</sup> Avenue from 6 am to 9 pm on October 2<sup>nd</sup> was requested. As a part of the festival, Conway Downtown Alive requested that local businesses within the designated special event area be allowed to sell beer and wine for public consumption from their establishments if they so desire between the hours of 11:30 am and 5:00 pm. A map showing the proposed designated special event area for the public consumption of beer and wine during the event was included in the application. Staff recommended approval of the request. **Motion:** Goldfinch made a motion, seconded by Blain-Olds, to approve the special event application for the Conway Fall Festival as presented. **Vote:** Mayor Lawson abstained, Timbes voted in the negative, all others voted in the affirmative. Motion carried. See attachment.

Mayor Lawson presided over the remainder of the meeting.

- B. **Employee Longevity Awards** were presented to John Underwood, Fire Department, 5 years; Reggie Jenerette and James Warren, Public Works Department; Nate Nelson, Fire Department; and Tyrone Williams, Police Department; 15 years; and Ken Senn, Public Utilities/Procurement, 20 years. The presentation was made by Council Member Timbes and the City Administrator. Braxton Fleming, Public Works Department, and Alonzo Thomas, Parks, Recreation, and Tourism, 5 years, were recognized for their service but were unable to attend the meeting.
- C. **2012 MASC Annual Achievement Award – Conway Recreation Center.** The MASC's Achievement Awards Program video of the City of Conway's Recreation Center was shown. The Recreation Center won the 2012 MASC Achievement Award in the population 10,001-20,000 category and the trophy was presented to the City at the recent MASC Annual Meeting. Noting the Horry Independent Readers' Choice award earlier in the year, Hughes announced he had received notice that the Recreation Center had also earned the SC Recreation and Park Association's Park Achievement Award which will be presented in September.

**ORDINANCE FOR FIRST READING: Ordinance #ZA2012-08-06 (A) Accepting the petition of Zebedee A. Pack to annex approximately 1.59 acres of property located at 3565 South Highway 701 and 3564 Copperhead Road (TMS# 149-00-03-002) and to rezone the**

**property Low Density Residential (R-1) upon annexation.** The property owner has requested to connect to the Conway sewer system and, because the property is contiguous to the municipal city limits, annexation will be required before this service can be provided. Leinwand advised Council that the property currently has two single family rental houses on it and, if the property is annexed and zoned R-1, the uses would become nonconforming. He further stated that he has explained to Mr. Pack the ramifications of these uses being nonconforming and the provisions of the moratorium that is currently in effect. Staff recommended first reading approval. **Motion:** Anderson made a motion, seconded by Blain-Olds, to approve first reading of Ordinance #ZA 2012-08-06 (A). **Vote:** Unanimous among those present. Motion carried.

**ITEM FOR CONSIDERATION: Bids for construction materials – Recreation Complex wooden bridge and walkway.** The Parks, Recreation and Tourism Department has budgeted funds of \$39,030 for the construction of a wooden bridge and walkway from the fire lane at the Recreation Center to and across the open canal near the new football fields. A Request for Proposals was issued for the hardware & lumber to construct the bridge and walkway. Two bids were received for the hardware and four bids were received for the lumber. Staff recommended that Council accept the low bids which were \$2,876.69 for hardware which was submitted by Coastal Fasteners & Supplies, and \$13,740.96 for lumber which was submitted by Lumber Express. If Council accepts the low bids, a balance of \$22,412.35 will remain for the cost of the railings, concrete and pile driving. **Motion:** Goldfinch made a motion, seconded by Timbes, to accept staff's recommendation. **Vote:** Unanimous among those present. Motion carried.

**ADMINISTRATOR'S REPORT:** Graham called on Chief Gosnell to report on the newly created Street Crimes Unit. Gosnell reported this two-man Street Crimes Team began operations on this day and will focus its efforts exclusively on investigating reported drug, prostitution, and other street level criminal activities within the City. The Street Crimes Team will maintain a close working relationship with the Drug Enforcement Unit in order to take full advantage of the resources, personnel, and capabilities that each can provide. The Street Crimes Team will also work cooperatively with the Horry County Police Department's Street Crimes Team once that team becomes operational within the next several weeks. Gosnell also discussed with Council other possible opportunities for increasing police visibility.

#### **COUNCIL INPUT:**

**White** reported an incident of cars racing on Racepath Street.

**Timbes** asked if there had been inquiries from the public in regard to the extreme heat and about precautions for City workers. Graham reported that City workers are reminded to take safety measures and he and Gosnell reported that they had received no contact by the public.

#### **Anderson**

- expressed excitement about the recognitions being awarded the Recreation Center and asked staff to check on baby changing stations.
- asked for a picture employee directory. Graham reported staff is working on this directory.
- Spoke of the need to encourage employee advancement and perhaps look into increasing the employee educational assistance program.

**Goldfinch** wished his wife a happy anniversary and, speaking of the time away from home that being on City Council sometimes requires, he publicly thanked her for her support.

**Blain-Olds** commented on her attendance at the recent MASC Annual Meeting and her ideas in follow-up: (1) The need to grow young leaders—how to get them interested and the need to get their input and (2) stated her desire to work with Hughes, City Officials, and others in a “Riverfront Read Aloud,” event perhaps in mid-November, and briefly shared ideas for this event.

**Mayor Lawson** also reported on attendance at the MASC Annual Meeting and commented on the many positive aspects of this conference.

The business session was then recessed and the Council meeting reconvened in the Conference Room for the workshop session.

### **WORKSHOP SESSION**

**A. Presentation by Coast RTA on a park and ride facility.** Mr. Myers Rollins introduced to Council the members of the Coast RTA Board of Directors: Mr. Ivory Wilson, Mr. Bernard Silverman, Ms. Kitty D’Angelo, Mr. Joseph Lazzara, Ms. Lillie Jean Johnson, Mr. Wilbert James, Dr. Nicholas Twigg, Mr. James Frazier and Dr. Covia Stanley. Printed information in support of the Coast RTA’s request to build a park and ride facility at the old City Shop site was presented and reviewed by Mr. Rollins. In response to concerns regarding the average trip time from Conway to Myrtle Beach and if using this service would be a question of efficiency for choice riders, Rollins noted that an express commuter service may be an option and part of the service would be a guaranteed ride home in case of an emergency. He further stated that the amount of acreage needed would be determined by the facilities desired and that the City would have the final decision. The impact of Highway 501 egress and ingress would be included in the consultant’s feasibility studies. Mr. Rollins also informed Council that the old Piggly Wiggly site had been considered for this project but its purchase was found not to be feasible; however, Coast RTA does currently lease that property. With the appropriate interagency agreement in place between Coast RTA and the City, Mr. Rollins pointed out that the value of the land can be quantified and that quantified amount can be used to leverage federal funds for the project. He confirmed that Coast RTA would be able to show how the total quantified amount is put back into the Conway community. There was discussion on parking restrictions, Santee Cooper’s future plans for adjoining property, and how a park and ride facility might mesh with the City’s bike and pedestrian plans. **Outcome:** Accepted as information. This topic will be scheduled for another workshop session.

### **B. Unified Development Ordinance (UDO) items:**

- 1. Materials for trim, accents, and windows in non-residential areas and the Historic Design Review Districts.** Workshop discussions were held on this topic on March 26<sup>th</sup> and April 23<sup>rd</sup>. At a previous meeting, staff was asked to make recommendations for an ordinance that would permit the use of vinyl materials for trim, accents and windows in the non-residential areas and the Historic Design Review Districts. Graham reported that staff had checked with the South Carolina Department of Archives and History and had been advised that it would not be detrimental to allow the use of vinyl materials for trim, accents, and windows in the non-residential areas and the HDRDs; however, the appropriateness of the use of these materials for trim and accents for properties listed

individually by the National Register of Historic Placers and contributing properties listed in the National Register Historic Districts should be considered on a case-by-case basis by the CAB. Leinwand presented proposed wording changes for the UDO that would allow uses of certain synthetic materials for trim, accents and windows in accordance with information presented by Graham. Maps of Conway's Historic Districts and a list of properties on the Historic Register were shared with Council. Graham advised that, if Council approves, the proposed text amendment will be reviewed by the Planning Commission and the CAB before being scheduled for a public hearing. **Outcome:** No opposition was voiced to the proposed text amendment.

2. **Electronic message centers.** Council also discussed this issue on March 26<sup>th</sup> and April 23<sup>rd</sup> and staff was requested to follow-up with additional research. Leinwand reviewed the results of staff's research and recommendations. Based on a site visit, Graham informed Council that it had been determined 12 square feet is too small for an electronic message center and cannot be read; therefore, the size had been increased to 30 square feet and no greater than 50% of the total sign area. The recommendation that the color of the text and numerical digits be displayed only in amber, white or clear lights prompted much discussion. At the conclusion of these discussions, Mayor Lawson stated that she believed these recommendations represented a compromise on this issue and that the majority of Council supports sending the recommendations to the Planning Commission as presented. **Outcome:** Mayor Lawson suggested that the City Administrator contact Council Member Koon and if Koon is in favor, the proposed text amendment will be sent to the Planning Commission as presented. No other comment was voiced.
3. **Nonconforming mobile homes and mobile home parks.** A proposed amendment relating to nonconforming mobile homes and mobile home parks, developed by staff with the assistance of the City Attorney, was presented. Graham advised Council that this addition to the UDO would set the ground rules for how mobile homes/mobile home parks can continue once they are annexed into the City and that this proposal was developed to address Council's concerns of placing undue burden on these property owners who are required to annex under the City's restrictive covenant. There was discussion on the need to fill "donut holes" and avoid the creation of new ones, the proposed regulations for mobile homes and mobile home parks in comparison to other nonconforming uses, the advantages and disadvantages of annexing properties with mobile homes/mobile home parks when the opportunity arises, and setting annexation boundaries. Graham advised Council that it could set boundaries as a matter of policy but annexing some properties and not others would be difficult to explain and he recommended that Council continue to abide by its current annexation policy. Staff recommended that a public hearing be scheduled on the proposed amendment as presented. **Outcome:** Schedule a public hearing/first reading on the proposed amendment for the August 6<sup>th</sup> Council meeting.

Before adjournment, Blain-Olds and Anderson asked staff to check on floodlights at several locations on Main Street that need to be directed away from the street.

**ADJOURNMENT:** **Motion:** Goldfinch made a motion, seconded by Anderson, to adjourn the meeting. **Vote:** Unanimous. Motion carried.

**APPROVAL OF MINUTES:** Minutes approved by City Council this \_\_\_\_\_ day of

\_\_\_\_\_, 2012.

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Vicky Lefler, City Clerk