

MINUTES
Town of Lexington

REGULAR COUNCIL MEETING
July 15, 2013

Town Council held an Executive Session at 5:15 p.m. followed by a Council Work Session in the Eli Mack, Sr. room, followed by the Regular Council meeting in the Council Chambers on July 15, 2013. The meetings were attended by: Mayor Randy Halfacre, Mayor Pro-Tem Hazel Livingston, Council Members Kathy Maness, Ted Stambolitis, Todd Shevchik, and Steve MacDougall. Councilmember Danny Frazier was absent.

Staff members present were: Town Administrator Britt Poole, Assistant Town Administrator Stuart Ford, Municipal Attorney Brad Cunningham, Police Chief Terrence Green, Director of Planning, Building and Technology John Hanson, Community and Economic Catalyst Johnny Jeffcoat, Utilities and Engineering Director Allen Lutz, Finance Director Kathy Roberts, Events and Media Coordinator Jennifer Dowden, Grants Administrator Wesley Crosby, I.T. Manager Josh Emory, Assistant Municipal Clerk Karen Hanner, and Municipal Clerk Becky Hildebrand.

There were approximately forty (40) citizens present for the Council meeting and one member from the news media.

EXECUTIVE SESSION REPORT

Mayor Halfacre reported the *Executive Session* during the Council Work Session.

INVOCATION, PLEDGE OF ALLEGIANCE AND CALL TO ORDER: Mayor Halfacre welcomed everyone to the meeting and apologized for the late start of the meeting. He introduced the Council Members. Councilmember Maness gave the invocation. Councilmember Stambolitis led in the Pledge of Allegiance. Mayor Halfacre called the meeting to order at 7:17 p.m.

DELETIONS

Mayor Halfacre requested that Item #8 (Policy for the Sale of Town Property) and Item #9 (Lexington County Capital Projects Commission Municipal Appointment) be deleted from the agenda. There being no objections from Council, the items were deleted.

PRESENTATIONS

1. **Saxe Gotha Girl Scout Troop #2228 Dog Park Project – Miss Katie Kollmansder and Miss Camryn Sprowl:** The Girl Scout Troop had selected the Town's Dog Park as a project site to install an obstacle course for dogs. They

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showed a Power Point presentation with pictures of the dog tunnel, jump hoop, ramp, weave poles, caution signs, and painted fire hydrants that they plan to install.

Mayor Halfacre thanked the Girl Scouts for their interest in the Town's Dog Park.

VISION PLAN UPDATE

Mayor Halfacre gave a brief review of the Town's Vision Plan: (1) "Front porches" off I-20 would soon be started and bids will be opened July 2nd. (2) The beautification corridor is pending Council's approval tonight and the design work would begin soon.

TRAFFIC UPDATE

Mayor Pro-Tem Livingston gave the update as follows: (1) The Phase I Traffic Plan is under construction and is 25% complete. The weather has created some delay but it is scheduled to be complete in the spring of 2014. All the companies involved have been very good to work with and stay in touch with Town Staff. (2) The Town opened bids for the I-20/Sunset Blvd. beautification project and construction is expected to start in early fall. (3) The Town expects to issue a notice to proceed with a \$1.2 million road resurfacing and repair project which includes roads primarily in Town neighborhoods. Citizens were asked to call 359-1027 if anyone had any traffic issues. The next Traffic Committee meeting will be held on August 20, 2013 at 8:00 a.m. in the Eli Mack, Sr. Room.

PUBLIC HEARINGS

Mayor Halfacre called the Public Hearing to order and requested that those wishing to speak limit their comments to five minutes.

1. An Ordinance Annexing Lexington County Tax Map #3500-04-068.
2. An Ordinance Providing for an Increase in Towing Fees for Vehicles Towed for the Town of Lexington.

There being no comments, Mayor Halfacre declared the Public Hearings closed.

OLD BUSINESS

1. A motion was made by Councilmember MacDougall and seconded by Mayor Pro-Tem Livingston to approve **Final Reading of Accommodations Tax Committee Awards as submitted**. Mayor Halfacre recused himself from the discussion or vote on the item based on his position with the Lexington Chamber, one of the applicants. Mayor Pro-Tem Livingston presided. Councilmember Stambolitis stated that the funds had been adjusted in Council's discussion during the previous Work Session. Councilmember Shevchik made an amended motion and stated that the funds should be distributed as he recommended during the Work Session as follows: \$5,000 to Capital City Lake

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Murray; \$2,000 to Topspin Adult Classic; \$2,000 to Topspin Junior Classic; \$20,000 to the Lexington Chamber; \$6,000 to the Lexington County Museum Cell Phone Tour; and \$3,000 to the Town's Snowball Festival (other amounts would remain as submitted). Councilmember Maness seconded the amended motion. Town Administrator Poole stated that the new figures do not total the distribution amount and is \$2,000 short. Councilmember Shevchik agreed to add \$2,000 back to the Chamber for a total of \$22,000 (in addition to the \$33,000 they receive as the Visitors Center for the Town). Mayor Pro-Tem Livingston reminded the Council that the Chamber is the Town's Visitor's Center and they do a lot of advertising for the Dixie Youth World Series and other projects. Councilmember Stambolitis stated that \$3,000 should go back to the Chamber which would come from Capital City Lake Murray. He read his amended distribution as follows:

| | | |
|-----|----------------------------------|-----------------|
| 1. | Capital City Lake Murray | \$ 2,000 |
| 2. | Columbia Metropolitan Convention | \$ 2,000 |
| 3. | Columbia Museum of Art | \$ 0 |
| 4. | Columbia Regional Sports Council | \$ 0 |
| 5. | Crossover Athletics Adult | \$ 2,000 |
| 6. | Crossover Athletics Youth | \$ 2,000 |
| 7. | Community Open Land Trust | \$ 0 |
| 8. | Cultural Council of Richland/Lex | \$ 1,000 |
| 9. | Lexington Chamber | \$25,000 |
| 10. | Lexington Cty Arts Asso. | \$ 0 |
| 11. | Lexington Cty Choral Society | \$ 1,000 |
| 12. | Lexington County Museum | \$ 6,000 |
| 13. | Lexington County Soccer Club | \$ 2,000 |
| 14. | Lexington Dixie Baseball | \$ 5,000 |
| 15. | Town of Lex Snowball Festival | \$ 3,000 |
| 16. | White Knoll High Baseball | <u>\$ 1,000</u> |
| | | \$52,000 |

Councilmember Maness seconded the amended motion and called for the vote. The motion was carried with a vote of four (4) in favor (Livingston, Maness, Shevchik, Stambolitis); one (1) opposed (MacDougall); and one (1) recused (Halfacre).

2. A motion was made by Councilmember Stambolitis and seconded by Councilmember Shevchik to approve **Final Reading of an Ordinance Annexing Lexington County Tax Map #3500-04-068 (Stivers Realty, LLC)**. Town Administrator Poole stated that the property will be used for an office complex. Mr. Hanson stated that he does not yet know what type of office will be located on the property. Mr. Keith Frost, Chairman Planning Commission, stated that the Planning Commission does not always know the exact business, but the Commission looks at zoning requirements and with General Commercial, it could be a gas station or an office building. He added that they looked at the

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surrounding area to determine if it was appropriate. Mr. Frost stated that Stivers approached the Town to be annexed. Mayor Pro-Tem Livingston stated that some businesses could not go there because of the school in the area. The motion was unanimously carried by all those present.

3. A motion was made by Councilmember Shevchik and seconded by Councilmember MacDougall to approve **Final Reading of an Ordinance Providing for an Increase in Towing Fees for Vehicles Towed for the Town of Lexington** as follows:

| | | |
|------------|--|----------|
| New Rates: | Violation & accident tows for the general public | \$160 |
| | Tows for Town of Lexington Vehicles | \$ 65 |
| | Storage for the general public | \$25/day |

The motion was unanimously carried by all those present.

NEW BUSINESS

1. **First Reading of An Ordinance Annexing Lexington County Tax Map #4200-02-020 located at 168 Highway 378 West:** Mr. Henry Charles Dooley owns .62 acres located at 168 Highway 378 West and petitioned for annexation. Dooley's Bait Shop is located on the property. Properties in Town near this property are zoned General Commercial (GC) and Highway 378 West is classified as an Arterial Road. The Planning Commission reviewed this annexation during their July meeting and recommended the same zoning and road classification for this property.

A motion was made by Councilmember Shevchik and seconded by Councilmember MacDougall to approve First Reading as stated. The motion was unanimously carried by all those present.

2. **First Reading of an Ordinance Rezoning 294 Cedarcrest Drive:** Mr. Thomas Peele submitted a request to rezone a property located at 294 Cedarcrest Drive from Protected Residential (PR) to a commercial zoning. Mr. Peele suggested that he may build a multi-tenant office building on the site. The Planning Commission reviewed the request during their June meeting and recommended that the property be split zoned. The Commission recommended that the first 200 feet of the property inward from Cedarcrest Drive be zoned Office Commercial (OC) and the remainder of the property continue to be zoned Protected Residential (PR).

A motion was made by Councilmember MacDougall and seconded by Councilmember Maness to approve First Reading as stated. Councilmember MacDougall confirmed that residential property backs up to this property and that is why the Planning Commission decided to do a split zoning. Councilmember Maness stated that the property

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owners were at the Planning Commission in opposition of the zoning, but the Planning Commission did a good job reviewing the issues. The motion was unanimously carried by all those present.

3. **First Reading of An Ordinance Amending Section 155.05.01 of the Zoning Ordinance, Density of Residential Development:** After comparing the Residential Density limits allowed in town to those allowed by Lexington County, the Planning Commission recommended an amendment to the Town's Zoning Ordinance reducing the maximum number of units allowed on Zero Lot Line, Condominiums, Townhouses, and Residential Multiple developments on Local Roads from nine units per acre to eight units per acre.

A motion was made by Mayor Pro-Tem Livingston and seconded by Councilmember Stambolitis to approve First Reading as stated. Councilmember Stambolitis stated that this was a good idea. The motion was unanimously carried by all those present.

4. **First Reading of An Ordinance Limiting the Time of Day that Commercial Garbage Collection Can Occur in Town:** The Planning Commission was asked to consider possibly recommending an ordinance limiting the time of day that bulk commercial garbage collection can occur in Town. During their June meeting, the Planning Commission recommended Town Council adopt an ordinance allowing this activity to occur only between 7:00 a.m. and 7:00 p.m.

A motion was made by Councilmember Maness and seconded by Councilmember Stambolitis to approve First Reading as stated. The motion was unanimously carried by all those present.

5. **Approval of Proposal to Provide a Corridor Study for Sunset Boulevard:** In April, the Town requested proposals for a corridor study of Sunset Boulevard. The purpose of the study is to create a template for developing welcoming "front porch" entrances/gateways and thoroughfares around the Town of Lexington. The finished product is intended to establish a distinct feel that will define the Town. In June, the Town's Architecture and Appearance Board was asked to review the five submittals received. After reviewing each submittal, the Board recommended that the Town award the project to Kenneth B. Simmons and Associates if their firm could complete the study within the proposed budget for the project. Staff met with Mr. Simmons and he agreed to provide the study for \$24,418 which is under budget for the project. The Board recommended Mr. Simmons' firm because of the landscape architecture based approach that their proposal utilized and because their firm is located in the area.

A motion was made by Councilmember Stambolitis and seconded by Councilmember Maness to approve the recommended company as Kenneth B. Simmons and Associates as stated. The motion was unanimously carried by all those present.

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6. **Rental Fee Waiver, New Bethel AME Church Sponsorship Banquet:** The New Bethel AME Church Sponsorship Committee is sponsoring a scholarship banquet for award recipients to assist in funding their college education. The organization asked for a fee waiver for Saturday, November 16, 2013 for use of the Conference Center. A \$250 deposit is still required. (Request letter attached.) Following is the value for the New Bethel AME Church Scholarship event:

| | |
|------------------------------|-------|
| Conference Center (11/16/13) | |
| Rental Fee | \$600 |
| Technology Fee | \$ 75 |

A motion was made by Councilmember Maness and seconded by Councilmember MacDougall to approve the rental fee waiver as requested. The motion was unanimously carried by all those present.

7. **Appointments to Board of Zoning Appeals:** Mr. Timothy Wicker requested to serve on the Town's Board of Zoning Appeals. The Board has one vacancy. (Copy of Talent Bank form attached.)

A motion was made by Councilmember Shevchik and seconded by Councilmember MacDougall to approve the appointment of Mr. Timothy Wicker as stated. The motion was unanimously carried by all those present.

8. (Deleted.) **Proposed Policy for the Sale of Town Property.**
9. (Deleted.) **Lexington County Capital Projects Commission Municipal Appointment.**
10. **First Reading of An Ordinance to Purchase Property on Cromer Road:** The Town has negotiated the purchase of approximately one (1) acre of property on Cromer Road for a future pump station for \$88,650. The parcel is a portion of TMS #004497-03-002. The pump station will expand the Town's flow capacity from the Mill Stream Pump Station to the Cayce Wastewater Treatment Facility.

A motion was made by Councilmember Maness and seconded by Councilmember Shevchik to approve First Reading as stated. The motion was unanimously carried by all those present.

COMMENTS

Mayor Randy Halfacre wished Happy Birthday to all employees celebrating birthdays in July. Mayor Halfacre expressed his condolences to: Councilmember MacDougall in the recent loss of his brother; to Pastor Ken Jumper in the recent loss of his wife; and to the family of Larry Porth. Mayor Halfacre reminded everyone of the Town's Farmers Market every Saturday from 9:00 to 1:00 through October 26th. He announced that

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Movie in the Park Night was postponed until July 27th. He stated that it has been a busy summer so far including a ribbon cutting for AVTEC located in the Town and many other great things going on in the region. He added that it is only 45 days until USC plays the Tar Hills at the opening game. Mayor Halfacre thanked Councilmember Maness for her involvement in the recent Teacher Induction conference.

Mayor Pro-Tem Hazel Livingston announced that Brittany Owens and Lexington Young Professionals will move forward to host Oktoberfest this year. She announced the birth of her seventh grandchild, Tucker Dooley, who is now seven weeks old. She wished her older grandson Happy 8th Birthday on July 27th. Mayor Pro-Tem Livingston expressed condolences to Councilmember MacDougall and his family in the loss of his brother. She asked everyone to keep Fred Sons, Election Commission, in their prayers who will go through several medical procedures tomorrow.

Councilmember Kathy Maness expressed her condolences to Councilmember MacDougall in the recent tragic loss of his brother and to Pastor Ken Jumper in the recent loss of his wife. She stated that the summer is almost over and when Council meets again it will be the first day of school so she hoped everyone enjoys the rest of their summer. She thanked Mayor Halfacre and Councilmember MacDougall for helping with the recent Teacher Induction conference.

Councilmember Ted Stambolitis expressed his condolences to Councilmember MacDougall in the loss of his brother. He also expressed condolences to the Pastor Ken Jumper in the loss of his wife and to the family of Larry Porth, the former Finance Director for Lexington County. He wished everyone a good summer.

Councilmember Todd Shevchik expressed his condolences to Councilmember MacDougall in the loss of his brother. He expressed his sympathy to Pastor Ken Jumper in the recent loss of his wife. He added that it was an inspiration to watch Pastor Jumper with his wife during the last 10 years and what it is to be a good husband. He announced that Dayna Britt Rowland recently had a baby girl. Councilmember Shevchik stated that he looked forward to the upcoming MASC Conference in Greenville to learn new ideas and to represent Lexington.

Councilmember Steve MacDougall thanked everyone for all their support to him and his family during a very difficult time and it meant a lot to them.

Town Administrator Britt Poole introduced Kaitlyn Ferraro who is serving as an intern with the Town this summer.

NEWS MEDIA: None.

PUBLIC COMMENT: None.

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ADJOURNMENT

Mayor Halfacre thanked the Council Members and citizens for attending the Council meeting. He thanked those at home for viewing the Council meeting on Channel 2 and it will also be replayed several times during the week.

A motion was made by Councilmember Maness and seconded by Councilmember Shevchik to adjourn the Council Meeting. The motion was unanimously carried by all those present.

The Regular Council meeting was adjourned at 8:06 p.m.

Respectfully submitted,

Becky P. Hildebrand, CMC
Municipal Clerk

APPROVED:

T. Randall Halfacre
Mayor

FOIA COMPLIANCE – Public notification of this meeting was published, posted and mailed in compliance with the Freedom of Information Act and the Town of Lexington requirements.