



CITY OF COLUMBIA
CITY COUNCIL MEETING
MINUTES
WEDNESDAY, MAY 17, 2006
10:00 A.M.
CITY HALL COUNCIL CHAMBERS
1737 MAIN STREET

The City of Columbia City Council conducted a Meeting on Wednesday, May 17, 2006 in the City Hall Council Chambers located at 1737 Main Street, Columbia, South Carolina. The Honorable Mayor Robert D. Coble called the meeting to order at 10:02 a.m. The following City Council members were present: The Honorable E.W. Cromartie, II, The Honorable Anne M. Sinclair, The Honorable Sam Davis and The Honorable Tameika Isaac Devine. The Honorable Daniel J. Rickenmann was absent. Also present were Mr. Charles P. Austin, Sr., City Manager and Ms. Erika D. Salley, City Clerk.

APPROVAL OF MINUTES

1. Minutes of April 19, 2006

Upon motion by Mr. Cromartie, seconded by Ms. Sinclair, Council voted unanimously to approve the Minutes of April 19, 2006 as presented.

PRESENTATIONS

2. National Public Works Week Proclamation – Mr. Robert Anderson, Acting Public Works Director

Mr. Robert Anderson, Acting Public Works Director, stated that the week of May 22 to May 26, 2006 is recognized as National American Public Works Week. He said that they typically introduce the leaders of the Divisions, but today they wanted to introduce the backbone of the Divisions, the people that do the work. The Public Works Department is comprised of Animal Services, the Street Division, Traffic Engineering, Forestry and Beautification, Solid Waste and Fleet Services.

Mayor Coble and the members of Council declared the week of May 22 to May 26, 2006 as Public Works Week in the City of Columbia.

ZONING PUBLIC HEARING

- **Council opened the Zoning Public Hearing at 10:10 a.m.**

ANNEXATION WITH REZONING – FIRST READING

3. 143.81 acres, N/S Screaming Eagle Road, TMS# 31600-02-18; rezone from Richland County RU (Rural) to RS-3.
Ordinance No.: 2006-032 - Annexing 144+/- acres, S/S Percival Road and N/S Screaming Eagle Road, Richland County TMS #31600-02-18

Mr. Chip Land, Annexation Coordinator, explained that this is the continuance of the May 10, 2006 Zoning Public Hearing as requested by the Applicant. He stated that Council should give the matter first reading consideration today.

Councilor-Elect Kirkman Finlay III asked Mr. Land to explain why staff recommended denial and if anything could be done to change that.

Mr. Chip Land, Annexation Coordinator, outlined the reasons for denial as follows: fiscal impact, difficulty of getting services out to the property, staff believes that the property should maintain its rural character with low-density residential land use patterns, which does not prohibit development, and the potential negative impact to Fort Jackson missions. He suggested that an impact fee might help to pay for some of the extensions to the site. He explained that a private sewer provider services the entire area so the city is not responsible for doing so. He estimated that it would cost \$1.5 million to extend water to the site. He suggested that the Applicant install private wells, a piping system or obtain service from Lugoff-Elgin.

Mayor Coble stated that it is critical to grow the City, especially in high growth areas. He said that a lot of the annexations in that same area were difficult. He explained that the City should annex undeveloped land before homes are built and not appear to be cherry picking annexations.

Councilor-Elect Kirkman Finlay III stated that this matter is already draining District Four. He recommended that Council develop a cohesive annexation policy. He said that they are creating little pockets of the City in the County. He said that if the City annexes the property they should have the right to provide the Water and Sewer services in the future. He asked again if there was anything they could do to make staff comfortable with the request. He suggested the development of an annexation committee.

Mr. Chip Land, Annexation Coordinator, stated that their decision goes beyond water and sewer concerns and cost factors. He said that they are building a station at Woodcreek Farms, but it would be too far away from the site based upon the 1.5-mile rule. He said that there might be a need to place a station on Percival Road or near the site in the future.

Councilor E.W. Cromartie, II stated that they have not taken a holistic approach to annexation and that City Council needs to be a part of developing that approach. He said that he would like to view the corridor around the outer edges of I-20, over to the State Hospital, both sides of Farrow Road around to Northeast Columbia. He said that the City has lost a lot of commercial space to other municipalities.

Councilor Sam Davis stated that there are immediate needs within the City that need to be addressed. He offered to serve on a committee of staff to address the doughnut holes within the City.

Councilor Anne M. Sinclair recalled the experience of annexing parcels in Harbison. She stated that she is concerned about another entity providing water services to the site and that it would behoove the City to make this work.

Mr. John Dooley, Director of Utilities and Engineering, stated that it would be expensive to provide water to the site. He said that the site is remote to and at the dead end of the City's water system. He did not know which entity would be capable of providing water service to the site.

Mr. Stewart Mungo, Developer for the Mungo Company, explained that a future middle school site is 3,000 feet from this site. He noted that the Richland District Two Middle School has already been annexed into the City. He said that the site is closer to the City than the back of Woodcreek Farms and it is contiguous to the City. The City's Water Main Extension Agreement is too costly due to the length of the extension. He proposed that the City allow them to take the entire risk of running the water line to their property and that they recoup their own money. He said that staff denied the variance. He said that a contract has been approved for Lugoff-Elgin to provide water services, but they are willing to negotiate with the City of Columbia.

Councilor Cromartie stated that he doesn't want another municipality involved in what the City does within Richland County. He said that it would have to work out, because it affects the possibility of future revenue for Columbia City government.

Upon motion by Mayor Coble, seconded by Ms. Sinclair, Council voted unanimously to give first reading approval to the Annexation and Rezoning of 143.81 Acres N/S Screaming Eagle Road; Mr. James Meggs, City Attorney and staff were directed to work on the water provision issues either by determining what is necessary for them to get water from Kershaw County or what is necessary to amend the Water Main Extension Agreement with the Mungo Company for the City of Columbia to provide water services to the site. Mr. Charles P. Austin, Sr., City Manager was directed to create an ad-hoc committee to study the current annexation policies and to formulate a holistic approach to future growth.

- **Council closed the Zoning Public Hearing at 10:38 a.m.**

CONSENT AGENDA

Upon motion by Mr. Cromartie, seconded by Mayor Coble, Council voted unanimously to approve the **Consent Agenda Items 4. through 6. and 9. through 19.** on a single motion. **Items 7. and 8.** were approved by a separate motion.

CONSIDERATION OF BIDS AND AGREEMENTS

4. Council is asked to approve an Annual Maintenance Contract for the Storage Area Network, as requested by the Information Technology Department. Award to MCPC, as a sole source procurement in the amount of \$11,063.22. *Funding Source: 1011120-638200 - Approved*
5. Council is asked to approve the Purchase of One (1) Self Propelled Stump Grinder, as requested by the Forestry and Beautification Department. Award to J.P. Carlton Company, the lowest bidder, in the amount of \$12,581.14. This vendor is located in Spartanburg, SC. *Funding Source: GL-1011213-658500 - Approved*
6. Council is asked to approve the Purchase of Thirty-Nine (39) Water / Sand Filled Barriers, as requested by the Emergency Operations Center. Award to Safety Zone, the lowest bidder, in the amount of \$14,772.03. This vendor is located in Lakeland, FL. *Funding Source: GL-1011213-658500 The City will be reimbursed for this purchase by SLED via a Homeland Security Grant. - Approved*
7. Council is asked to approve the Purchase of Video Equipment, as requested by the Public Relations Department. Award to Advanced Video, the lowest acceptable bidder, in the amount of \$19,944.16. This vendor is located in Columbia, SC. *Funding Source: 1011118-639900 - Approved*

Upon motion by Ms. Sinclair, seconded by Ms. Devine, Council voted unanimously to approve the Purchase of Video Equipment, as requested by the Public Relations Department. Award to Advanced Video, the lowest acceptable bidder, in the amount of \$19,944.16.

8. Council is asked to approve the Renewal of a Professional Services Contract for Providing Insurance Brokerage Services to the City, as requested by the Risk Management Division. Award to Willis of North Carolina, the current broker, in the amount of \$40,000.00. This firm is located in Charlotte, NC. *Funding Source: GL-6058935-644100, 644200, 644300, 64400, and 644500 will cover various levels of commercial coverage and GL-6038932/6088938/6068936 (split in 1/3) –636200 will cover excess tort liability insurance through the Legal Department. - Approved*

Upon motion by Ms. Sinclair, seconded by Ms. Devine, Council voted unanimously to approve the Renewal of a Professional Services Contract for Providing Insurance Brokerage Services to the City, as requested by the Risk Management Division. Award to Willis of North Carolina, the current broker, in the amount of \$40,000.00.

ORDINANCES – SECOND READING

9. Ordinance No.: 2006-015 – Granting encroachment to David Chase for installation and maintenance of landscaping and sidewalks adjacent to his *First reading approval was given on May 10, 2006. – Approved on second reading subject to the following recommendation: Forestry and Beautification recommends the approval of the Encroachment Ordinance with the signed agreement by the applicant, Mr. David Chase. 1) Mr. Chase will remove the shrubbery in the City right of way. This would be the junipers and hollies on Assembly Street and Whaley Street. These plants will be replaced with landscaped beds and sod, thus eliminating a site hazard exiting the businesses. The areas will be irrigated. 2) The eight Red Sunset maples existing in the City right-of-way are in extremely poor condition. This species has struggled with scale and has not done well under the heat and dry conditions. These City trees will be removed and replaced with a more tolerant street tree, of medium height (under the SCE&G wires) and more drought/heat resistant. The Chinese Pistache has been chosen and the tree will match others of the same species in the Assembly Street corridor. These trees will be placed at the appropriate intervals by Forestry staff. Trees will be added to the Whaley Street right of way where none have existed before. The proposed sidewalks may not happen soon. The landscaping above will be done at the expense of Mr. Chase. Mr. Chase will restore any disturbance by future sidewalk construction.*
10. Ordinance No.: 2006-028 – Annexing 1828 Pineview Road, Richland County TMS# 19000-01-08 *First reading approval was given on May 10, 2006. – Approved on second reading*

CONFIRM ZONING OF PREVIOUSLY ANNEXED PROPERTY – SECOND READING

11. 620 & 624 Riverhill Circle, TMS# 07314-01-01 and 03; confirm RS-1 zoning. *First reading approval was given on May 10, 2006. – Approved on second reading*

MAP AMENDMENTS / REZONING – SECOND READING

12. 601 to 621 Main Street (Mixed-use Development), TMS# 11303-13-03, and 06 through 10; rezone from C-3, -DD to PUD-R, -DD. *First reading approval was given on May 10, 2006. – Approved on second reading, subject to (1) the applicant working with staff and installing the appropriate traffic safeguards and (2) the applicant updating the traffic study.*
13. 4600 Trenholm Road, TMS# 13914-01-06; rezone from RS-1 to PUD-C. *First reading approval was given on May 10, 2006. – Approved on second reading, provided (1) minor and major changes are defined in accordance with §17-305 (10) (a.) and (b.) of Zoning Ordinance, and (2) signage shall be in accordance with C-1 zoning requirements.*
14. 2301 Wayne Street, TMS# 09011-01-01; rezone from M-1 to PUD-R. *First reading approval was given on May 10, 2006. – Approved on second reading noting that the front yard setback may be reduced to 10 feet.*

15. 2000 Block of Two Notch Road, TMS# 11509-09-01A(P); rezone from PUD-R to PUD-C. *First reading approval was given on May 10, 2006. – Approved on second reading, provided that minor changes are defined in accordance with §17-305 (10) (a.).*
16. 519-525 Laurel Street and 1801-1813 Pulaski Street, NX 612 Richland Street, 1817 Wayne Street, 617-619 Laurel Street, 615 Laurel Street, 603-605 Laurel Street, 1808-1809½ Pulaski Street, 1812-1812½ Pulaski Street, 1814 Pulaski Street, TMS# 09010-16-18; 09010-03-04, 05, 08, 09, 10, 12, 13, and 14, 09010-03-03(P), 15(P); rezone from RG-3, -DD to PUD-R, -DD. *First reading approval was given on May 10, 2006. – Approved on second reading.*
17. 532 Hillcrest Avenue, TMS# 09210-02-08; rezone from RS-1 to RS-3. *First reading approval was given on May 10, 2006. – Approved on second reading.*
18. 300 Sumter Street and 1300 Wheat Street/USC Band and Dance Facility, TMS# 11302-08-02 and 03; rezone from C-1, -PD and C-3, -PD to C-3, -PD. *First reading approval was given on May 10, 2006. – Approved on second reading.*

ANNEXATION WITH REZONING – SECOND READING

19. +/- 7.2 acres, 6720 Pennington Road at Peyton Street, TMS# 16407-06-01; rezone from Richland County M-1 to PUD-R. *First reading approval was given on May 10, 2006. Ordinance No.: 2006-033 - Annexing 6720 Pennington Road, Richland County TMS #16407-06-01 First reading approval was given on May 10, 2006. – Approved on second reading.*

CONSIDERATION OF BIDS, AGREEMENTS AND CHANGE ORDERS

Upon motion by Mr. Cromartie, seconded by Ms. Sinclair, Council voted unanimously to approve **Items 20.** and **21.** on a single motion.

20. Council is asked to approve Landscape Improvements at Finlay Park, as requested by the Parks and Recreation Department. Award to Capital Services, the lowest bidder, in the amount of \$79,998.00. This firm is located in Lexington, SC. *Funding Source: GL-4039999-659300 and JL-PK005601-659300 - Approved*
21. Council is asked to approve Change Order #1 to Agreement for Engineering Services for the Preparation of an Electrical Master Plan to Coordinate Electrical Work Efforts among Three Consulting Firms that are Currently Designing Major Upgrade Projects at the Metro Plant, as requested by Engineering Operations. Award to Hazen and Sawyer, P.C., for a lump sum fee not to exceed \$248,450.00. This firm is headquartered in Raleigh, NC. *Funding Source: Fiscal Year 2005/2006 Capital Improvements Program Budget - Approved*

ORDINANCES – FIRST READING

22. Ordinance No.: 2006-024 – Granting encroachment to The Whig for six tables and twelve chairs for outdoor dining and two decorative planters within the sidewalk right of way of the 1200 block of Gervais Street

Upon motion by Mr. Cromartie, seconded by Ms. Sinclair, Council voted unanimously to give first reading approval to Ordinance No.: 2006-024 – Granting encroachment to The Whig for six tables and twelve chairs for outdoor dining and two decorative planters within the sidewalk right of way of the 1200 block of Gervais Street, subject to the following conditions: 1) Mr. Jonathan Robertson (the Applicant) should adhere to all commitments related to time, locations, planters, number/size of tables, and cleanliness as outlined in the letter of request; 2) Materials used must be of commercial grade; and 3) The type of planters, tables, and other street furniture should be consistent with City Center Design Guidelines, and applicant should coordinate with DDRC staff.

Upon motion by Mr. Davis, seconded by Ms. Sinclair, Council voted unanimously to give first reading approval on a single motion to **Items 23.** and **24.**

23. Ordinance No.: 2006-035 – Annexing 1110 Mason Road, Richland County TMS# 11712-04-02 – *Approved on first reading.*
24. Ordinance No.: 2006-037 – Amending the 1998 Codes of Ordinances of the City of Columbia, South Carolina, Chapter 24, Vehicles for Hire, to add Article V, Pedicabs – *Approved on first reading.*

RESOLUTIONS

25. Resolution No.: R-2006-021 – Encouraging the development and adoption of a plan to make Columbia a Bicycle Friendly Community

Upon motion by Mayor Coble, seconded by Mr. Cromartie, Council voted unanimously to approve Resolution No.: R-2006-021 – Encouraging the development and adoption of a plan to make Columbia a Bicycle Friendly Community.

OTHER MATTERS

26. Council is asked to approve the Disposition of Sixty (60) Bicycles, as requested by the Columbia Police Department's Property and Evidence Unit. The Bicycles will be released as follows: Park Rangers (6); Somalians (5), We Care Christian Center (5) and Epworth Children's Home (44).

Upon motion by Mr. Cromartie, seconded by Ms. Sinclair, Council voted unanimously to approve the Disposition of Sixty- (60) Bicycles, as requested by the Columbia Police Department's Property and Evidence Unit. The Bicycles will be released as follows: Park Rangers (6); Somalians (5), We Care Christian Center (5) and Epworth Children's Home (44), subject to some bicycles being allocated to Second Nazareth Baptist Church.

APPEARANCE OF PUBLIC HAVING BUSINESS WITH CITY COUNCIL

Ms. April Heyward stated that on Friday evening she submitted a letter to the Editor of The Columbia Star for the May 19, 2006 edition entitled Setting the Record Straight for the City of Columbia. She stated that the City has been getting a lot of bad press. She said that it was an effort to put something positive out there about the City. She noted that her comments were solely by April Heyward and not an attack on the author of the commentary.

Mr. Jonathan Gibson appeared before the members of Council to discuss the proposed linear park in Northeast Columbia. He commended Mayor Coble for leading the Bicycle Summit and working to make Columbia a bicycle friendly community. He said that he has concerns about the railroad right of way that runs from Lady Street up to Park Street. He said that this property is owned by the City and is essential to North Columbia and the bicycle routes that are proposed. He suggested that a study be completed to encumber an easement for the potential trail system. Mr. Gibson noted that Spartanburg recently completed their railroad right of way that runs through the middle of town and they have identified a bicycle trail. The North Columbia extension of this would link to Randolph Cemetery, Elmwood Park, Earlewood, Palmetto Richland Heart Center, and the State Hospital to the Drew Wellness Center.

There was a consensus of Council to direct staff to review the request and report back to Council.

Mr. Temple Ligon, The Columbia Star, invited the members of Council to take a Tour of Columbia's Past and a Peak into Columbia's Future on Sunday and Monday, May 21 and 22, 2006 at 6:45 p.m. at the Town Theatre, 1012 Sumter Street. Mr. Temple Ligon will host these illustrated lectures and proceeds will benefit the Spring Valley High School Players. They will represent South Carolina at the International Fringe Festival in Scotland.

- **Council adjourned the meeting at 11:01 a.m. to reconvene the Work Session.**

Respectfully submitted by:

Erika D. Salley
City Clerk