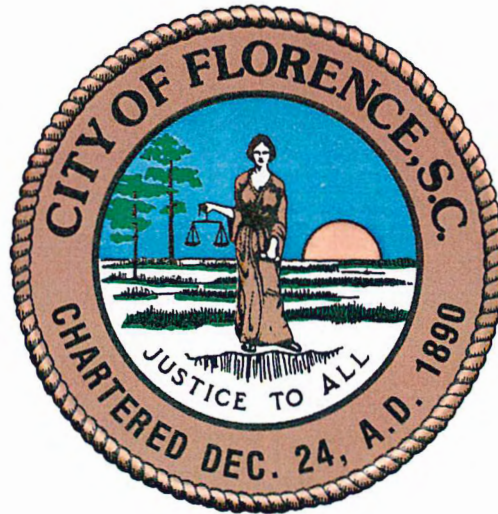


REGULAR MEETING
OF
FLORENCE CITY COUNCIL



COUNCIL CHAMBERS
324 W. EVANS STREET
FLORENCE, SOUTH CAROLINA

MONDAY
JULY 9, 2018
1:00 P.M.

REGULAR MEETING OF FLORENCE CITY COUNCIL

MONDAY, JULY 9, 2018 – 1:00 P.M.

CITY CENTER – COUNCIL CHAMBERS

324 WEST EVANS STREET

FLORENCE, SOUTH CAROLINA

I. CALL TO ORDER

II. INVOCATION

Pledge of Allegiance to the American Flag

III. APPROVAL OF MINUTES

May 7-8, 2018 – Work Session/Retreat

June 7, 2018 – Special Meeting – Budget Work Session

June 11, 2018 – Regular Meeting

IV. HONORS AND RECOGNITIONS

SERVICE RECOGNITIONS

Travis Scott – 10 years – Police

Adgie Kelly – 45 years – Equipment Maintenance

Jerome Daniels – 25 years – Distribution Operations

Lacy King – 20 years – Waste Water Maintenance

Robert Drulis – 20 years – Police

Michael Brandt – 20 years – Police

EDUCATIONAL RECOGNITION

Tremon Shannon – Passed his “E” Water Operator Certification Exam on May 24, 2018.

Michael Morris – Has completed the Wastewater Certification Program through Central Carolina Technical College.

James Joyce – Passed his “D” Water Operator Certification Exam on June 1, 2018.

Edward McElveen – Passed his “D” Wastewater Operator Certification Exam on June 6, 2018.

V. ORDINANCES IN POSITION

a. Bill No. 2018-19 – Second Reading

An Ordinance to annex and zone the property located at 2508 West Edgefield Road, said property being specifically designated in the Florence County Tax Records as Tax Map Parcel 01221-01-053.

VI. INTRODUCTION OF ORDINANCES

a. Bill No. 2018-20 – First Reading

An Ordinance to annex and zone the property located along Lake Oakdale, said property being specifically designated in the Florence County Tax Records as Tax Map Parcels 00052-01-001, 00052-01-005, 00052-01-049, 00052-01-061, 00052-01-068, 00052-01-069, 00075-01-022, 00522-01-027 and a portion of Tax Map Parcel 00751-01-049.

b. Bill No. 2018-22 – First Reading

An Ordinance to amend the City of Florence Unified Development Ordinance, Table 1-2.7.4, Section 1-2.8.4, and Division 7-25.2.

c. Bill No. 2018-24 – First Reading

An Ordinance to rezone the property located at the intersection of Hoffmeyer Road and Clark Branch Road, said property being specifically designated in the Florence County Tax records as Tax Map Parcel 00098-01-003.

d. Bill No. 2018-25 – First Reading

An Ordinance to annex the property located on Grove Boulevard within The Grove subdivision, said property being specifically designated in the Florence County Records as a portion of Tax Map Parcel 00075-01-221

VII. INTRODUCTION OF RESOLUTION

a. Resolution No. 2018 - 09

A Resolution honoring Soule' Cafe's contributions to the efforts to revitalize Downtown Florence.

- b. Resolution No. 2018 – 10
A Resolution of Recognition for Brian Emmen*

VIII. REPORTS TO COUNCIL

- a. Appointments to Boards and Commissions*

IX. ADJOURN

**WORK SESSION OF FLORENCE CITY COUNCIL
MAY 7-8, 2018
MOREE'S SPORTSMAN'S PRESERVE
1217 MOREE ROAD
SOCIETY HILL, SOUTH CAROLINA**

MEMBERS PRESENT: Mayor Wukela called the Work Session to order at 1:07 p.m. with the following members present: Councilman Brand; Councilwoman Ervin; Councilwoman Williams-Blake; Councilman Jebaily; Councilwoman Moore and Councilman Willis.

ALSO PRESENT: Drew Griffin, City Manager; Dianne M. Rowan, Municipal Clerk; James W. Peterson, Jr., City Attorney; Scotty Davis, Director of Community Services; Chief Allen Heidler, Florence Police Department; Chuck Pope, Director of Public Works; Thomas Chandler, Director of Finance; Michael Hemingway, Director of Utilities; Jerry Dudley, Planning Manager; Clint Moore, Development Manager; Shannon Tanner, Deputy Fire Chief; Bryan Bynum, Kevin Rawlinson, Brian Barley, Hannah Davis, Amanda Pope, Tim Wilson, Adam Swindler, Darlene Buchanan, Dave McClure, Jennifer Leach, and Josh Whittington.

Notices of this Work Session Retreat of the Florence City Council were sent to the media and individuals requesting a copy of the agenda.

MEDIA PRESENT: Nia Watson, with WMBF News.

INVOCATION

Councilwoman Ervin gave an invocation which was followed by the Pledge of Allegiance.

MAY 7, 2018

WORK SESSION

Mr. Drew Griffin, City Manager opened the meeting with an overview of what would be discussed during the Retreat. Mr. Griffin stated this would be a high-level discussion about the future of the City of Florence but not necessarily the future as relates to the next 6 months to one year. It is to talk about the direction the City will go over time.

The first item was for everyone in attendance to answer 15 questions relating to long range planning for the City. These same 15 questions will be answered at the end of the retreat to measure any changes in opinion after receiving information presented by staff on the various topics.

BREAK: 1:38 p.m. to 1:47 p.m.

Mr. Griffin stated the first presentation will be on communications and will be presented by Amanda Pope and Hannah Davis. This will be an in-depth discussion regarding internal and external communication and the direction that staff believes would be beneficial for the City to move into.

Communications – Presented by Amanda Pope and Hannah Davis

Communication Priorities: As the City advances forward as a leading municipality in the state, what area of communication with the public should be the City's priority?

**WORK SESSION OF FLORENCE CITY COUNCIL
MAY 7-8, 2018 – PAGE 2**

- ***External Marketing** – How is the City promoting ourselves through all the channels of advertising, PR and marketing to people who live outside of our community.
- ***Internal Marketing** – How do we talk to people who already live in Florence.
- ***Marketing for Tourism and Special Events** - Should we prioritize marketing for tourism? What is in Florence that is a singular tourism icon? How do you bring those people in and it is worth developing a plan to bring them in? Or should the focus be on the citizens and the people we want to have come to Florence and start or relocate their businesses here.
- ***Citizen Engagement** – What is being done to make a citizen feel passionate about the community that they live in? What are some things that can be done to make people feel connected to the community?
- ***Public Information** – City should be presented as a trustworthy resource.

Current Methods:

- *Print Media (press releases, CMO office serves as public info office)
- *Digital Media (website, digital news)
- *Water bill messages/inserts, door hangers
- *E-newsletter
- *Channel 11
- *Social Media (Facebook, Twitter, Instagram)
- *Emergency messaging (radio station, recorded messages)

Opportunities:

- *Citibot (new auto-response FAQ texting based) – Being used in Charleston, SC
- *Social Media (Pinterest, Snapchat) – City is already on Facebook, Instagram and Twitter. Is it worth going on Pinterest and Snapchat? How much is too much?
- *Website upgrades – mobile responsive vs mobile friendly
- *City App

Community Branding

The City of Florence adopted a new community brand in March 2017 that reflects Florence's full steam ahead pace and richness of life. Moving into the next phases of implementation, how does the City continue to be the guidepost and strongest ambassador for the brand? Branding is about how the City makes you feel. It is about promises that were made to the citizens and promises that are made to visitors. It is about how the city is presenting itself to individuals who may be opening a business here or may be looking to relocate here.

Moving forward should the City of Florence develop a long-range communications strategy?

- *City Comprehensive Plan
- *Development and promotion of a sustainable urban image
 - *What do we do when there is "no news?"
- *Proactive vs reactive communications
 - *Transparency
 - *Mitigation of citywide issues

Mr. Griffin closed this presentation by stating that the challenge the City of Florence faces is how to get the people here and sustain them. How do we make them want to live here and stay here.

BREAK: 2:54 p.m. to 3:13 p.m.

This session focuses on how the City communicates with its employees. Jennifer Krawiec, Human Resources Manager and Scotty Davis, Director of Community Services gave the following presentation.

Recruitment and Retention

One goal of the City of Florence is to keep our local talent in Florence. This is a list of how we are communicating with our local talent.

External Communication:

- *Website – job videos for police, fire, administration
- *Social Media
- *Newspaper advertisements (3 local newspapers)
- *SC Works
- *Radio advertisements
- *Job Fairs
- *Printed materials
- *Word of mouth – current and former employees
- *Channel 11
- *Email

Staff is also looking at visiting the classrooms of local high schools, Florence Darlington Technical College and Francis Marion University.

The City of Florence strives to attract, select, promote, and retain a diverse and inclusive workforce. This is being done with a diverse recruitment team to attend job fairs and events with an emphasis on historically black colleges and universities. Also there are promotional tools such as videos, brochures, and standups to promote diverse workforce and highlight available positions. The City has also partnered with minority or urban radio stations to target potential police candidates.

Police recruitment is ongoing throughout the year with approximately 1 in every 15 candidates successfully completing the selection process.

Firefighter positions are posted as needed. Candidates who are not selected but completed the process are placed on an eligibility list.

The Human Resources Department is striving to create equity, create diversity and find out the best ways to accomplish that.

Challenges include compensation and benefits. Without a yearly COLA, starting salaries are artificially low and issues with compression continue. Retirement benefits for SCRS and PORS are not as attractive due to the S.C. Retirement Systems recent increases in employee/employer contributions as well as increases in required years of service.

Recruitment strategies that are working: 1) the City of Florence website – 60% of applicants learned of the position by this method; 2) 30% heard about the position from a current or former employee; and 10% heard from all other forms.

Education and training opportunities include: 1) the National Apprenticeship Program; 2) City of Florence Education Reimbursement Program; 3) City of Florence Supervisory Training; and 4) Employee Engagement and Relations Training.

In January 2017, the City of Florence partnered with Central Carolina Technical College (CCTC) to offer a Water and Wastewater apprenticeship program. This program is registered with the Department of Labor and is a part of the national apprenticeship program. The program prepares workers for employment in skilled occupations; allows on the job learning; and participants are able to take classes to help obtain licenses or go toward an Associate's Degree at no cost to the employee.

**WORK SESSION OF FLORENCE CITY COUNCIL
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When an employee leaves the City of Florence an exit interview is conducted to provide feedback as to why they left. The top three reasons given: Supervision/management issues; limited career advancement; and dissatisfied with pay. 89% of employees leaving said they would recommend the City of Florence to friends and family.

Employee Communication – How are employees being reached:

- *City of Florence website/The Insider Intranet
- *Quarterly employee meeting with Human Resources
- *Monthly Newsletter
- *Newsflash emails to include all employees with City email and to be posted on bulletin boards
- *City of Florence Facebook City page and Employee Wellness page
- *Bulletin boards throughout the City
- *Information included with pay advice
- *Suggestion boxes

The HR department is communicating open positions; salary and benefits; wellness; workers compensation; McLeod EAP; Diversity and Events.

Mr. Scotty Davis gave the next presentation on future employment trends. Examples are:

“Culture Casting” – An innovative technique for quantifying our existing culture, measuring the gap between where you are right now and where you want your culture to be in the future and developing a roadmap to get there.

Artificial Intelligence embedded in the workplace

Employee Training – more training and development will be utilized to fill the gaps in employee skill sets and will help companies work to full capacity in an improving economy.

Leaders encourage more human interaction – Companies will encourage interactions between employees across departments and teams.

Transparency – Increased transparency in the application and interview process.

Aging workforce – The overall workforce is continuing to age, with baby boomers retiring later than their generational predecessors.

BREAK: 4:21 p.m. to 4:40 p.m.

FINANCIAL ISSUES

Financial Overview

Mr. Thomas Chandler and Mr. Kevin Rawlinson presented information on the City’s financial issues.

Mr. Rawlinson stated the three main operating funds are the General Fund; the Water and Sewer Enterprise Fund and the Stormwater Enterprise Fund. The Water & Sewer Enterprise Fund and the Stormwater Fund are principally supported by fees that are charged for those services. The General Fund funds services of the Police, Fire, Sanitation, Public Works, and Recreation and is supported by taxes, business license fees and other fees generated by the public. The 5-year annual average growth of budget requests is 6% while the 5-year annual average overall General Fund revenue increase is 3%; leaving a shortfall of 3% that must be made up by budget cuts or additional revenues.

**WORK SESSION OF FLORENCE CITY COUNCIL
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- Budget Challenges:**
- *Rising Personnel Costs
 - *Cost of living and merit raises
 - *Additional staff will be needed with City's continued growth and development
 - *Expanding Services
 - *Public Safety and Public Works operational & staffing needs resulting from expanding service/coverage areas
 - *Additional staff & operating requirements for new Recreation & Athletic program/amenities
 - *Capital Improvement Needs
 - *Development of Capital Planning Model
 - *Changing Economic Conditions
 - *Recession cycles
 - *Inflation and interest rates
- Limitations:**
- *Generating new revenue – limited by State Statute
 - *Millage cap imposed by State Statute
- Bond Ratings:**
- *Moody's: Aa2
 - *Standard & Poor's: AA-
This is a split rating but is considered a high grade of rating, which is excellent and is very strong. The goal is to get to a non-split rating.
- Cash Position:**
- *The three major components: Property Taxes (collected mostly between November and February), Business Licenses (typically collected beginning in May and run through June) and Franchise Fees (two collected annually and two that are quarterly). When these fees are collected it affects the fund balance of the City. The fund balance is used for capital projects; land acquisitions and one-time special projects.

Roll Cart & Equipment Replacement Fund

This fund was originally adopted in 1996 and set at 75¢ per month. In 2012, Council authorized the use of funds generated from the 75¢ fee to be used for debt service on scheduled replacement of residential sanitation trucks in addition to roll carts and recycle bins. The fee remains at 75¢.

The projection for FY 2019 is the General Fund will have to supplement the debt service for sanitation trucks. Raising the garbage fee from \$2.00 to \$2.75 in FY 2019 will allow the Roll Cart Fund to continue providing for replacement of roll carts and recycle bins and continue replacement of residential sanitation truck fleet with no impact on the General Fund. An increase in the fee will also ensure funding of newly added equipment and routes due to development and growth within the City.

Water & Sewer 10 Year Rate Study

The process of adopting 10 year water and sewer rates began in 1990. The third 10-year rate study was begun in early 2009 and completed in March 2010. City Council adopted the most recent 10 year rate schedule beginning July 1, 2010 and ending June 30, 2020.

The rate study for fiscal years 2021 – 2030 will begin in early 2019. The new 10 year rates would be effective from July 1, 2020 through June 30, 2030.

Timmons ville will have a tiered rate structure and will be included in the 10 year study.

Stormwater Construction Funding

Stormwater Funding – In 2006 a \$4,000,000 Stormwater Improvement Bond was issued and then refinanced in 2011 at a lower interest rate. This bond will mature on June 1, 2021.

The current rate is \$3.34 per equivalent residential unit and has not changed in 12 years. Annually \$100,000 is transferred to the Construction Fund Budget. The debt service payment for 2019 is \$352,000 (25% of total budget). Planning for the future includes issuing new debt in FY 2022 for future stormwater projects and/or including stormwater in the rate study that will be done for water and sewer.

ADJOURN: 6:24 p.m.

May 8, 2018

Mr. Jerry Dudley, Planning Manager and Mr. Clint Moore, Development Manager gave the presentation on Growth and Development. Topics that will be covered in this presentation are:

- *Unified Development Ordinance Update
- *2020 Comprehensive Plan
- *Long Range Planning
- *Downtown Development
- *Neighborhood Revitalization
- *Growth and Annexation

Growth and Development

The Unified Development Ordinance was adopted by the City in January, 2018. Since its adoption the Planning Research and Development office has processed a little over 200 permits for various uses. As staff works through this document there will be things that need changing, i.e., wording that is not quite clear. From time to time Council will be asked to amend the text of the Unified Development Ordinance. Future edits and upcoming issues:

Sign Ordinance – The current sign code is quite dated and does not have a good way to deal with old and abandoned signs. Staff will possibly look at some updates to address animated signs and digital signs and how to regulate them. Staff will also look at ways to encourage common signage in certain areas to cut out sign clutter and encourage lower street level signs.

Short Term Rentals (Air BnBs) – There have been a few issues with this throughout the City. Staff has looked into what other communities are doing. Some communities ban them while others limit them to certain areas. The City is currently regulating them only as traditional Bed and Breakfasts, which are only allowed in the City's Historic Neighborhood. At this point staff does not have a mechanism to allow short term rentals or Air BnBs. Staff will have to decide moving forward what constitutes a short term rental and if and where this type of use will be allowed in the City.

Food Trucks – At present the food trucks that are operating in the City are being told they must be on private property and have permission to be there. They are not allowed on any city owned or public property within the city. Staff may look at designating areas where they would be allowed to operate. Once again, staff will look at how other communities are regulating these vendors.

2020 Comprehensive Plan

The 2010 Comprehensive Plan was adopted in 2011 and the Comp Plan Update was adopted in 2017. The Comp Plan covers the City's community character and growth and gives a snapshot of where the city is at the present time. When the process of the 2020 Comprehensive Plan begins, staff will be looking at the existing conditions and how the neighborhoods are being stabilized, where downtown is and summarizing where we are as a city. It also covers community mobility; how the city works with PDRTA; how to create more walkable communities; how to bring connections to the downtown; how to access healthy food; all of the connections that need to be made within the neighborhoods and between one another; economic development; housing and neighborhoods. Following this will be discussions on how to implement the new Comprehensive Plan over the next 10 years.

The old Comp Plan focused on the neighborhood revitalization and gave guidance for downtown redevelopment and connectivity throughout the city. A great deal of what the 2010 Comp Plan outlined has been accomplished. There are even higher expectations and goals for the 2020 Comp Plan from our citizens, business owners and outsiders.

The Comp Plan is a very important document for the city. Every plan that is created follows this plan. Starting in late 2018 or early 2019 groups of individuals will begin meeting to create the 2020 Comprehensive Plan. An important function of the Comp Plan is to keep the city moving forward. It is also the vision of the city, the mission and the strategic steps forward for the city. The creation of the 2020 Comp Plan will involve not only elected officials as well as appointed officials, but also the Planning Commission and Design Review Board, citizens at large, business owners in town as well as staff. There will be committees and groups brought together to find that direction of diversity, diverse age groups and getting everyone involved.

What kind of City do we want to be? If you could live in any other City than Florence, where would that be? Things to consider are: why do you like that place? What do they have that Florence doesn't that could make our city better? Is it a place? Is it a safe environment? Is there something more intangible as to what makes that place special? For years Florence was a railroad town and that was the identity of the City of Florence. Then the City moved into more of a shopping destination. Florence was also known as a stopping point on the way to Myrtle Beach. For some time Florence has lacked an identity. However, as the downtown and the neighborhoods redevelop, the City will begin to regain an identity. Florence is about the 10th largest city in the state from a population standpoint. All of this is coming together to make Florence the premier city of the Pee Dee. Florence is still the shopping and dining core for this area. Do we want to be the city with the strong downtown, do we want to have events, parks, gardens, places; do we want to be a destination city for different things.

In addition, public transportation will be an important component to the 2020 Comp Plan. Growth trends are also a part of the plan. How can the city work with the school district and the county, how do you address where the city is growing, how do you create a walkable, livable city that has these amenities and that can grow in a healthy way? Partnerships with other entities will be crucial for the city to grow forward.

Another component that can not be overlooked is what inter-mingles with the City. The Florence Center, the Magnolia Mall, Downtown and the neighborhoods need to be marketed together. Transportation will be a large part of bringing all of these areas together. The key will be to get them to compliment one another.

Council discussed what it would take to make the redevelopment of Jeffries Creek a priority and the best ways to accomplish this goal.

Florence was once known as the hub of the Pee Dee. Looking at what made Florence the hub, the shopping, the bus station, the train station and eventually the airport, features that other places around Florence did not have that drew the people here. Florence had a history of good communities around the downtown. When these communities began to be neglected and homes were allowed to deteriorate; the

city began to lose its identity as the hub. The City will need to develop as a unit, being inclusive and find ways to maintain the existing areas and promote development on the outskirts.

Over the past 10 years the City has been able to achieve a lot of great things with this Comp Plan; the gymnasium, the downtown, and the soccer complex. One of the next major steps for the City is to figure out how to piece all of these accomplishments together. How do we connect the walking and biking trails? PDRTA will help make these connections so people can easily go between all those amenities.

ANNEXATION & GROWTH

The annexation map and all the areas that have been annexed from 1995 to 2018 was reviewed and discussed. Annexations prior to the recession occurred mostly in the south Florence area. According to estimates done by the Planning Department, these annexations reflect about 4300 housing units. That is about a 10% growth in the city. Post recession was mostly to the west.

Staff is looking at:

- Housing trends (mixed use and accessory dwelling units)
- Vibrant neighborhoods in core of City
- Direction and strategies that affect growth
- Expansion of overlay districts
- Creation of hospitality overlay
- Corridor enhancements (Hwy. 52 and Hwy. 76)
- Creation of diverse recreation and entertainment

The 2020 Comp Plan can help with this. These need to be considered along with “the next thing the City does”.

These are things that have to be thought about:

- Direction of Residential Growth – looking at the West Florence area
- Direction of Commercial Growth – Do not get a lot of annexation on commercial because of annexation laws. Mostly occurs on Radio Drive and hospitality areas.

Impacts Related to:

- *Extension of water & sewer infrastructure
- *Sanitation Services
- *Fire Services
- *Police Services
- *Recreation
- *Streets & Stormwater

Community Growth

Do we want to continue annexing property that reaches the limit of our growth boundary?

A lot of positives come along with that. There is growth, new tax base, we help create developments that are walkable, help lead some of the more progressive developments but at the same time it begins to strain the city services, it creates more “donut holes”, and in a way the City becomes more reactive instead of planning.

Common Municipal Strategies:

Some municipalities have impact fees, however this often is passed on to the home buyer. A Special Purpose Taxing District is usually lead by the property owners in the area. Existing residents tend to have issues with this as they now see a new tax.

Some objectives of the 2010 Comp Plan are:

- *Unified Development Ordinance – The creation of the UDO helped the City create more of an infill environment and develop those around the existing infrastructure, helped keep the city limits a little tighter and expand in a healthy way. The UDO allowed the developers to be a little more creative with their subdivision plans.
- *Study Infrastructure needs – Staff has studied the infrastructure needs; looked at the wastewater and sewer.
- *Created bonuses or incentives (similar to CDBG and H-1 District)
- *Neighborhood Revitalization - spurs development within our existing neighborhoods

Prospective Strategies:

- *Expand feasibility study beyond sewer and water utilities (include fire, police and sanitation costs)
- *Develop a municipal infrastructure service plan to include an analysis of fee structures
 - *Adopt utility extension and public service policies
 - *Existing subdivision annexation (75% or 100% method)
 - *Adequately served by municipal services
 - *Infrastructure capacity

Downtown Development

Hannah Davis, Administrative Coordinator for Downtown Development gave the presentation on Downtown Development.

Critical Mass: Housing Opportunities

One of the most important things for a strong and prosperous downtown, according to the National Main Street organization, is second story residential dedicated in the Historic Commercial District. There is a lot of building inventory in downtown Florence and a lot of second floors that are available and a lot of building owners that have second floor property. However, the International Building Codes are such that it makes it so expensive and challenging to create those housing opportunities.

- *Benefits for second floor residential redevelopment
 - *Increase tax base
 - *Perception of safety increases when you have “neighbors” living upstairs
 - *Increased daily residential foot traffic
 - *Increases the downtown “coolness” factor
- *Challenges for second floor residential redevelopment
 - *How does the City incentivize this type of development? What are other cities doing?
 - *Cost of improvement in light of more stringent building codes
- *City will need to figure out where to locate new multi-family developments

Where do we grow next?

Patterns of growth and opportunities in Downtown Florence will have a direct impact on where future development extends to next.

- *South Carolina Opportunity Zone designation – This is a program established by Congress designed to stimulate long term private investments in the low income areas. The entire census tract that encompasses downtown has just received this designation. This program is a federal tax incentive for tax payers who reinvest unrealized capital gains into opportunity funds. They are able to roll existing capital gains into opportunity funds

with no up front tax bill. There is a 5 year holding; it increases the rolled over capital gains basis by 10%. If you hold those for 7 years it increases by 15%. Investors can defer their tax bill until December 31, 2026 or until they sell their opportunities funds. Opportunity Fund investments held as long as 10 years are not taxed for capital gains. This is huge for major developments and very attractive for coming downtown. We hope this will spur some additional growth.

- *West Evans expansion makes the most sense because the City has under option a large percentage of properties in that area, but how far down West Evans do we go before we are no longer downtown?
- *Challenges of growing south on Irby Street:
 - *Barriers to growth – Irby Street extending the boundary of downtown all the way to Cherokee Road. Challenges that exist are property owners on South Irby Street not being interested in being a part of those overlay districts.
 - *Should the City extend the boundaries of the Maintenance and Appearance Codes to include the S. Irby Street corridor to Cherokee Road? If so, incentive boundaries would also need to be adjusted.
 - *Food, Artisan and Warehouse District
 - *Attracting small sustainable “craft” manufacturing. This is an overlay district that will hopefully attract some small scale manufacturing and bring it to the downtown area.

Millennials & Generation Z: Why do they matter?

- *Millennials are the largest and most diverse generation yet, with over 80 million people in the U.S. alone.
 - *The Millennials Advisory Committee has prioritized more green space for downtown, places where their families can come and spend the day. At present there is nothing downtown that is constantly open that creates a staying power for downtown.
 - *Millennials are returning to Florence. Most have left for school and are now returning to Florence to work, live and raise their families here.
 - *The 18 – 25 year olds want rentable multi-family units for housing. The 25 – 35 age group wants single-family housing. We will need to find that balance of where to place them and what kind of infill development can be done.
 - *How can the community better engage and embrace millennials as they seek entrepreneurial opportunities downtown? Should the City look at diversifying the make up of the boards and commissions for the City. Millennials are supposedly the most entrepreneurial generation, however a lot of them are afraid to start a business because of debt they have incurred. How does the City support their entrepreneurial spirit and attract those future business owners to downtown.

The Future of Retail

What is the future of Downtown Florence retail as the success of traditional bricks and mortar establishments decline with the invention of the internet and e-commerce.

*How does the City continue to attract retailers? We will need to find a way to identify and attract retailers who have that experiential retail component or have a webrooming component. Dining and entertainment continue to be the most sustainable types of businesses that exist downtown.

*What should the City do to help to recruit future retailers? The FDDC did a business competition and was able to get an existing out of town retailer to open an additional business in downtown Florence.

The Big Attraction: If we build it, will they come?

Downtown Florence has the potential to be the “tourism icon” of Florence. What measures should be put in place now to ensure we are on the right track?

- *Wayfinding on inbound arteries and wayfinding downtown – Outbound wayfinding is good; will need to look at long term ways to guide people once they get downtown.
- * As we continue to improve existing downtown common areas and green space how does the City continue to support and maintain these projects when resources are already stretched?
- *Is there a single significant attraction that would focus Downtown Florence as a tourism destination?

Break: 10:48 a.m. – 11:05 a.m.

Neighborhood Redevelopment

Brian Bynum, Community Services Manager gave the next presentation on neighborhood redevelopment.

Neighborhood redevelopment plan was a bold idea but was a much needed idea. Downtown was revitalized and now efforts are spreading out into the neighborhoods that surround downtown; neighborhoods that needed investment that was not there for a long time.

Housing/Rental Outlook

- *The population for Florence by 2020 is estimated at 42,650; an annual increase of 3%.
- *The median sales price in Florence is \$159,500, up 6.3% from March 2017.
- *There are currently 6,012 renters with 3,852 renters paying between \$500-\$999 a month. The average rent for a three bedroom is \$929 a month. The houses being built by the City will be three bedrooms and the price is being taken into consideration to target the mortgage amount to be around \$1,000.

Activities we have done as far as the homebuyers program are:

- *Offering a monthly Homebuyer Education Class (averages 40 participants). This class coaches people on how to improve their credit and how to budget. Representatives from five local banks also attend the class and speak to those attending, building relationships and starting them on the process of how to improve their credit.
- *Most individuals coming through the program either have bad credit or do not have money for a down payment. To help with the down payment portion of the program, the City started the Individual Development Account (IDA) program with availability for 20 participants. This program teaches individuals how to save. If they save \$1,000 the City will match that with \$4,000 to be used towards their down payment on the purchase of a home or they could use it to start a business or purchase a business in downtown or for returning to school.

In 2013, City Council budgeted \$3 million for Neighborhood Revitalization. The current balance remaining is about \$1.7 million and will be expended over the next two years.

Accomplishments: Acquired about 60 properties in North, Northwest, and East Florence
Completed three new homes on Vista Street – one has sold,
one is under contract, and one is currently available
Vista Place – 3 completed homes and 2 more planned for FY 2018

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Sumter Streetscapes – Project should be completed in the next few months and also will be working with Habitat For Humanity on the construction of 3 infill homes

Historic Pine – 2 homes starting end of FY 2018; streetscape FY 2019

Old Carver Station – Streetscape will be FY 2018 and 6 homes starting in FY 2019

Should the City fund neighborhood revitalization over the next 10 years to continue the progress of the Neighborhood Revitalization Plan? If so, how could the City fund the continuation of the Plan?

Discussion:

The City currently funds approximately \$100,000 per year for implementation of the housing revitalization program.

The City is partnering with NeighborWorks to implement a Community Development Corporation (CDC) which would replace the City as the master developer in our revitalization effort.

Will the City financially support the non-profit Community Development Corporation (CDC)?

At the end of 2020 when the City has exhausted its available funding, is it reasonable to financially support the non-profit CDC by applying our implementation funding (\$100,000 annually) to the CDC?

Codes Enforcement

Lt. Brian Barley of the Florence Police Department gave some information on Codes Enforcement and the next steps for the City.

For the past three years the City has been working to get the Codes Enforcement Department running smoothly and preparing if for this phase of Neighborhood Redevelopment. Staff has researched what other cities are doing that was successful and will try and implement those things here in Florence. A lot of the things that Florence is getting ready to do with dilapidated structures is modeled after Greenville and Charleston.

It has taken some time for the Codes Enforcement Department to catch up to where it needs to be relative to enforcement. The International Codes has been adopted by City Council and is ready to use. The Department now has three full time Codes Enforcement Officers, including one officer that works within the Planning Department on planning and zoning. Another huge resource is the creation of the Construction and Maintenance Board of Adjustment and Appeals. This board, along with having a City Building Department and having a housing official, enable Codes Enforcement with the authority to move forward with what needs to be done.

Dilapidated Structures

364 Abandoned or Vacant Houses in Target Area

***Prioritization of repair or demolition**

There are 364 Abandoned or Vacant Houses in the Target Area. The biggest question there is when it comes to abandoned and/or vacant houses is what to do with them. One method to completely get rid of the abandoned and/or vacant houses is to demolish them.

The key with demolition is how the property is prioritized. Staff has developed guidelines to place these houses at Level 1, Level 2 or Level 3. Level 1 is the highest priority; meaning these houses

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check either all of the boxes or they check most of them and they are located in the targeted area. Some of the things staff looks at when trying to determine the level is:

***The location of the property:** Is the property in close proximity to a school, daycare, church, community center, neighborhood park. These things make it a higher priority.

***The degree of dilapidation:** How bad is the house; how dangerous is it; is it so unfit that it could come down at any moment; will a bad storm push the walls down. Staff will work with the Building Department in collaboration with planning to help with these decisions. The Building Department has the essential education and certifications to help with the structural aspect.

***The criminal or nuisance activity that is associated with the property:** With the Codes Department being under the guidance of the Police Department, staff will have easy access to police reports. With three Class I Police Officers on the Codes staff, they will be able to actually go out and speak to patrol shifts and find out where they are having the most drug and loitering cases, squatting cases, or where people are filing reports for open doors on vacant structures. The Codes Officers can then target those specific areas.

***Citizens complaints:** Where staff receives the most complaints from draws them to those properties so the citizens can receive help with whatever their complaint is. People who call the most usually get the most services.

***Property values:** This is near the bottom; it is not necessarily something that is going to push something into the higher tier. It is a consideration because if the city is spending money to revitalize a neighborhood you don't want a dilapidated house right next to a new house.

Enforcement Options – Administrative vs Criminal

When it comes to enforcement options you have the administrative vs criminal. Administrative would be the demo orders. That is something that can be done on a house if several attempts have been made to contact the owner. This process begins with staff doing due diligence to contact the owner requesting that they contact the City. This can be done by serving the person with an order or it can be posted on the property for a set number of days. The order gives the property owner 60 days to repair or demolish the structure. There is an appeals process available to the owner. If the owner does not repair or demolish within 60 days, the city has the authority to schedule the property to be demolished however, at a cost of \$5-8,000 for the city. There are times the property owner may respond to the order and contact the city. When this occurs, staff can work with them to schedule demolition of the property themselves to bring them into compliance.

Prioritization of these properties in a fair and effective way is very important. The city will only be able to do a certain number of houses per year so staff wants to make sure that the worst of these properties are selected for demolition.

In some cases Livability Court can be used to resolve the issue of a property that is structurally unsound and needs to be demolished. Livability Court also helps tremendously with issues like overgrown grass or lots. There are times that the criminal approach (Livability Court) works very well because it can incentivize the person to resolve the problem.

The only time the Construction and Maintenance Board of Adjustments and Appeals will come into play is when a person wants to appeal the order they were served stating that their house is dilapidated and they do not agree with the order.

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Councilwoman Ervin stated that the city needs to develop the Community Development Corporation (CDC) to give the homeowner the option to deed over their property to a non-profit so they will be able to get a tax benefit for the property. The city would then be able to demolish the property.

Mr. Griffin stated that if public dollars are used to the exclusive benefit of maintaining or improving private property, the public benefit has to be greater than the cost. Otherwise, it will not be a legal use of public funds.

Rental housing “registration”

What is the best way to deal with LLCs? Almost every company that operates property is an LLC and because the utility bill is in the renter’s name, having a person to contact regarding the property is not an option. The City will need to establish a process that will enable a name to be attached to these rental properties.

This issue has similarities but is very different from heir property or someone who is out of state and can not be located and staff is trying to figure out if this is the next property that needs to be demolished. The city is unable to identify rental property owners because they are operating through an LLC. This creates policing issues; who do they arrest, who do they fine or who do they charge?

It has taken several years for the City to create policies and the building department. Adding two or three Codes Enforcement Officers and the infrastructure that has been built over the last two to three years is huge. With all of this in place, the City will begin making a significant impact in the target areas. When improvements in housing begins to take place, then everything else will begin to rise up and the City will move forward.

UPDATE ON LAKE OAKDALE ANNEXATION

Drew Griffin and Jim Peterson gave Council some background information on the proposed annexation of properties along Lake Oakdale and what it would mean to the City of Florence. This issue will be presented to the Planning Commission meeting scheduled for May 8, 2018. This annexation consists of 120 acres of raw, undeveloped land. Residents in the Oakdale community are concerned about what type of development may occur. Members of Council have received numerous concerns and complaints regarding this annexation.

ADJOURN

Without objection, the work session was adjourned at 12:51 p.m.

Dated this 9th day of July, 2018.

Dianne M. Rowan, Municipal Clerk

Stephen J. Wukela, Mayor

**SPECIAL MEETING OF FLORENCE CITY COUNCIL
THURSDAY, JUNE 7, 2018 – 4:00 P.M.
CITY CENTER – 4TH FLOOR CONFERENCE ROOM
324 WEST EVANS STREET
FLORENCE, SOUTH CAROLINA**

MEMBERS PRESENT: Mayor Wukela called the special City Council meeting to order at 4:05 p.m. with the following members present: Mayor Pro tem Buddy Brand; Councilwoman Teresa Ervin; Councilman George Jebaily; Councilman Glynn Willis and Councilwoman Pat Gibson-Hye Moore.

Councilwoman Octavia Williams-Blake was not present for the meeting.

ALSO PRESENT: Mr. Drew Griffin, City Manager; Mrs. Dianne M. Rowan, Municipal Clerk; Mr. James W. Peterson, Jr., City Attorney; Chief Allen Heidler, Florence Police Department; Mr. Scotty Davis, Director of Community Services; Mr. Thomas Chandler, Director of Finance; Mr. Ray Reich, Downtown Development Manager; Mr. Chuck Pope, Director of Public Works; Mr. Michael Hemingway, Director of Utilities; Chief Randy Osterman, Florence Fire Department; Mr. Jerry Dudley, and Mr. Clint Moore, Development Manager.

A notice of the meeting was sent to the media and individuals requesting a copy of the agenda, informing them of the date, time and location of this special city council meeting.

MEDIA PRESENT: Matthew Christian of the Morning News was present for the meeting.

INVOCATION

Councilwoman Ervin provided the invocation for the meeting. The Pledge of Allegiance to the American Flag followed the invocation.

BUDGET WORK SESSION

Mr. Griffin stated this budget is very similar to last year's budget; other than dealing with sanitation there is not much new with this year's budget.

Mr. Drew Griffin, City Manager stated the presentation will cover the following agenda:

- ▶ Budget Totals By Fund
- ▶ Compensation/Benefits Changes
- ▶ General Fund Budget Highlights
- ▶ General Fund
- ▶ Community Programs Funding
- ▶ Hospitality Special Revenue Fund
- ▶ Water and Sewer Enterprise Fund
- ▶ Stormwater Utility Enterprise Fund
- ▶ Water/Sewer & Stormwater Utility Construction Funds
- ▶ Utilities Equipment Replacement Funds

**SPECIAL MEETING OF FLORENCE CITY COUNCIL
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Total for all funds is \$90,741,000. The Hospitality Fund (\$6,245,000) is \$2 million higher than actual revenues because of the \$2 million payment of the Soccer Complex from the Drs. Bruce and Lee Foundation and will continue a few more years due to a project being included that involves the construction of the new soccer pavilion.

Proposed FY 2018-19 Budgets by Fund

General Fund	\$	35,770,000
General Fund Debt Service Fund		450,000
Hospitality Fund		6,245,000
W/S Utilities Enterprise Fund		33,900,000
Stormwater Utility Enterprise Fund		1,382,000
W/S Utilities Construction Fund		11,582,000
Stormwater Utility Construction Fund		487,000
W/S Utilities Equipment Replacement Fund		897,000
Stormwater Equipment Replacement Fund		28,000
ALL FUNDS	\$	90,741,000

There is a cost of living and merit pay increase included in the budget along with the annual longevity recognition. One of the increases in cost is the city’s health insurance premiums. For both the City and the employees there will be an increase of 5.4% effective January 1, 2019. The City only may see an additional 8.1% increase effective January 1, 2019. There will also be a 1% increase in the contribution for the Retirement System for the City (both the SC Retirement System (SCRS) and the Police Officer Retirement System (PORS)).

FY 2018-19 Compensation & Benefits

- ▶ Cost of Living/Merit pay increases eligibility effective January 1, 2019 included in the budget provided to City Council at the May 8th Council Work Session.
- ▶ Annual Longevity Recognition Pay.
- ▶ Effective January 1, 2019, the City’s Health Insurance premium will increase 5.4% for both the City and employees. Up to an additional 8.1% estimated increase for the City only may also be included effective January 1, 2019.
- ▶ Retirement System contribution increases for the City effective July 1, 2018
 - ▶ SCRS: City contribution increases 1.00% (from 13.56% to 14.56%)
 - ▶ PORS: City contribution increases 1.00% (from 16.24% to 17.24%)

Note: The 1% increase above assumes that the 1 percent pension employer contribution credit in the FY 2018 State budget is funded at the same level in the FY 2019 State budget. If this credit is not included in the State budget, both the SCRS and the PORS contribution will increase by 2% instead of 1%.

**SPECIAL MEETING OF FLORENCE CITY COUNCIL
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The following is a list of highlights from the FY 2018-19 General Fund Budget.

Initial budget requests were \$2,312,000 greater than revenue estimates. To resolve this shortfall and to balance the budget, adjustments were made to capital requests; adjustments were made based on attrition trend savings and delayed hiring, adjustments were made to department operational requests and adjustments were made to revenue projections.

Job related vacancies have resulted in savings and will be used for one time purchases of auto equipment, maintenance equipment and office equipment and furniture.

As in prior years, staff strives to manage the Community Grants received. \$75,000 is included in this budget for the No One Unsheltered program. There is about \$85,000 in requests from three different agencies that have not been funded in this budget and are not necessarily being recommended for funding. The only exception to that was a one-time contribution last year of \$5,000 to the Pee Dee Coalition.

The largest proposed budget change is to increase the rollcart fee to provide for the purchase of sanitation equipment over the course of the next five to ten years. Staff is proposing to add \$1.00 this year (FY2019) and add another \$1.00 in two years (FY2021). This increase will satisfy the need that the City has to purchase sanitation vehicles.

FY 2018-19 General Fund Budget Highlights

- ▶ Initial budget requests were \$2,312,000 greater than revenue estimates
 - ▶ Shortfall resolved through:
 - ▶ Adjustments to capital requests
 - ▶ Adjustments based on attrition trend savings and delayed hiring
 - ▶ Adjustments to department operational requests
 - ▶ Adjustments to revenue projections
- ▶ FY 2018 job related vacancies and controlling expenditures have resulted in savings.
- ▶ FY 2018 anticipated savings will be used for:
 - ▶ One time purchases of capital items
 - ▶ Auto Equipment
 - ▶ Maintenance Equipment
 - ▶ Office Equipment and Furniture
- ▶ Community Grant Funding budgeted at same level as FY 2018.
- ▶ Proposed for the budget is an increase of the rollcart/equipment replacement fee from \$0.75 to \$1.75 per month in FY 2019 and an additional \$1.00 in FY 2021.

GENERAL FUND

For the FY 2018-19 General Fund Budget, original expenditure requests were \$2,312,000 higher than the original revenue projections.

**Balancing the FY 2018-19
General Fund Budget**

Original Revenue Projections:		Original Expenditure Requests:
\$35,520,000		\$37,832,000
	Difference	
	\$2,312,000	
 Final FY 2018-19 Balanced Budget		
\$35,770,000*		

Note: FY2017-18 General Fund Original Budget = \$34,440,000

The budget was balanced by taking the following actions:

- Actions Taken to Balance FY 2018-19 General Fund Budget**
- ▶ Attrition savings adjustments and Extended Hiring Timeline
 - ▶ Operational Funding Request Adjustments
 - ▶ Capital Funding Request Eliminations
 - ▶ End of Year Capital Purchases
 - ▶ Revenue Adjustments to include the use of FEMA Funds

Revenues were increased by \$250,000 to help balance the FY 2018-19 budget.

**General Fund
Revenue Projection Adjustments Made In
Balancing Proposed FY 2018-19 Budget**

	Amount
Homestead Exemption	\$ 5,000
Insurance License	5,000
Building Permits	20,000
From Hospitality Fund	20,000
FEMA Reimbursement	200,000
TOTAL	\$ 250,000

**SPECIAL MEETING OF FLORENCE CITY COUNCIL
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Extending the hiring timeline for 16 weeks saved the City \$493,600. Savings from attrition were \$583,000 and the adjustment to the COLA and merit increase saved \$148,400. Total savings from these three items are \$1,225,000.

<u>General Fund</u>	
<u>Compensation and Benefits Cost Reductions</u>	
<u>Made in Balancing Proposed FY 2018-19 Budget</u>	
From Extended Hiring Timeline	\$ 493,600
From Attrition Savings Trend	583,000
From Adjustment to COLA & Merit Original Budget	148,400
TOTAL	\$ 1,225,000

From an operational standpoint the General Fund budget was reduced by \$175,000 and from the capital it was reduced \$282,000 for a total of \$457,000.

<u>General Fund</u>		
<u>Operational & Capital Funding Reductions</u>		
<u>Made In Balancing Proposed FY 2018-19 Budget</u>		
Department	Operations	Capital
Police	\$ 50,000	\$ 0
Fire	0	200,000
Beautification & Facilities	10,000	0
Sanitation	15,000	35,000
Recreation	10,000	47,000
Athletics	25,000	0
Building Inspections & Permitting	45,000	0
General Insurance/Claims	<u>20,000</u>	<u>0</u>
Subtotal	\$ 175,000	\$ 282,000
Operations and Capital TOTAL	\$ 457,000	

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This is a list of early capital purchases by department. The \$250,000 in the nondepartmental listing represents an early payment for the improvements to the Bintree Lane widening project. The City's share of this project was \$500,000; \$250,000 was paid previously and this \$250,000 was paid early.

<u>General Fund</u>	
<u>End of Current Year Capital Purchases</u>	
<u>Proposed in Balancing FY 2018-19 Budget</u>	
Department	Amount
Police	\$ 196,500
Beautification & Facilities	50,000
Sanitation	35,000
Recreation	12,000
Athletics	61,500
Nondepartmental	<u>250,000</u>
TOTAL	\$ 605,000

This chart is a summary of the reductions that were necessary to balance the budget. The reductions totaled \$2,287,000 and are listed below.

<u>Summary of Expenditure Adjustments</u>	
<u>To Balance General Fund Budget</u>	
Expenditure Reductions	Amount
Compensation and Benefits Cost Reductions	\$ 1,225,000
Operational Funding Reductions	175,000
Eliminated Capital Cost Reductions	282,000
End of Year Capital Purchases Reductions	605,000
Reductions to Balance Budget	\$ 2,287,000

The following two additions were added to the budget.

<u>General Fund Additional Expenses Added to</u>	
<u>Proposed FY 2018-19 Budget</u>	
Health/Dental Estimated Increase – All GF Departments	\$ 110,000
Additional Funding for Neighborhood Redevelopment	115,000
Total	\$ 225,000

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This is a recap of how the FY 2018-19 General Fund Budget was balanced. The only problem that the City is facing with the budget is how to fund the replacement of the sanitation vehicles over an extended period of time.

Balancing the FY 2018-19 General Fund Budget – Recap

GF REVENUES

FY 2018-19 Original GF Revenues	\$ 35,520,000	\$
Miscellaneous Revenue Adjustments	<u>+250,000</u>	
FY 2018-19 Adjusted GF Revenues		\$ 35,770,000

GF EXPENDITURES

Original Expenditure Projections	\$ 37,832,000	
Expenditure Reductions	-2,287,000	
Expenditure Additions	+225,000	
FY 2018-19 Adjusted GF Expenditures		\$ 35,770,000

The following chart illustrates the General Fund Revenue Budget by Source and the percentage of the budget for each category. Property Taxes and Licenses and Fees are the largest contributors to the General Fund revenues.

**FY 2018-19 General Fund
Revenue Budget by Source**

Category	FY 2018	% of Total
Property Taxes*	\$ 10,415,600	29.12%
Licenses & Fees	13,185,000	36.86%
Governmental Reimbursements	3,169,900	8.86%
Permits and Fees	2,577,000	7.20%
Fines & Forfeitures	407,500	1.14%
Miscellaneous & Other Revenues	718,000	2.01%
Interfund Transfers	<u>5,297,000</u>	<u>14.81%</u>
TOTAL	\$ 35,770,000	100.00%

*Local Option Sales Property Tax Credit accounts for 53.19% of the total Property Taxes category.

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This is a comparison between the FY 2018 and 2019 Budgets. There is a 3.86% difference between the previous year's budget and this year's budget.

**General Fund
FY 2018 & 2019 Revenue
Budget Comparison**

Category	Original FY 2018	Budget for FY 2019	Change From Original FY 18	% Change From FY 18
Property Taxes	\$ 10,581,600	\$ 10,415,600	\$ -166,000	-1.57%
Business Licenses	8,930,000	9,255,000	325,000	3.64%
Franchise Fees	3,725,000	3,930,000	205,000	5.50%
Govt Reimbursement	2,535,300	3,169,900	634,600	25.03%
Permits and Fees	2,552,000	2,577,000	25,000	0.98%
Fines & Forfeitures	422,100	407,500	-14,600	-3.46%
Other Revenues	470,000	718,000	248,000	52.77%
Interfund Transfers	5,224,000	5,297,000	73,000	1.40%
TOTAL	\$ 34,440,000	\$ 35,770,000	\$ 1,330,000	3.86%

This chart shows that within the General Fund, most costs are fixed. The major portion of the budget, \$23,781,080 is a fixed cost (Personnel Benefits). The next highest is Departmental Operations (\$5,735,650). Fixed Costs account for 97.38% of the General Fund Budget. The variable costs are relatively small and only account for 2.62% of the budget.

**FY 2018-19 General Fund
Expenditure Budget – Fixed v. Variable**

	FIXED COSTS	FY 19 Budget	% of Total
Personnel/Benefits		\$ 23,781,080	66.49%
Departmental Operations		5,735,650	16.03%
Capital Leases		595,650	1.67%
Grants		18,000	0.05%
Debt Service		1,240,500	3.47%
OPEB/Unemployment Comp		733,100	2.05%
Property/Liability/Small Claims		580,000	1.62%
Fixed Non Departmental		<u>2,147,400</u>	<u>6.00%</u>
Subtotal		\$ 34,831,380	97.38%
	VARIABLE COSTS		
Other Capital	\$	290,620	0.81%
Other Non Departmental		285,000	0.80%
Community Programs		<u>363,000</u>	<u>1.01%</u>
Subtotal	\$	<u>938,620</u>	<u>2.62%</u>
TOTAL	\$	35,770,000	100.00%

**SPECIAL MEETING OF FLORENCE CITY COUNCIL
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This is a comparison of fixed costs to variable costs between last year and this year. There are no significant changes except for the debt service on Recreation. .

<u>FY 2018-19 Changes by Category</u>			
<u>From FY 2017-18 Original Budget</u>			
FIXED COSTS	FY 18 Budget	FY 19 Budget	% Change
Personnel/Benefits	\$ 22,802,420	\$ 23,781,080	4.29%
Departmental Operations	5,564,900	5,735,650	3.07%
Capital Leases	825,400	595,650	-27.83%
Grants	32,000	18,000	-43.75%
Debt Service	0	1,240,500	100.00%
OPEB/Unemployment Comp	716,600	733,100	2.30%
Property/Liability/Small Claims	561,000	580,000	3.39%
Fixed Non Departmental	<u>2,841,300</u>	<u>2,147,400</u>	<u>-24.42%</u>
Subtotal	\$ 33,343,620	\$ 34,831,380	4.46%
VARIABLE COSTS			
Other Capital	\$ 556,780	\$ 290,620	-47.80%
Other Non Departmental	251,600	285,000	13.28%
Community Programs	<u>288,000</u>	<u>363,000</u>	<u>26.04%</u>
Subtotal	\$ 1,096,380	\$ 938,620	-14.39%
TOTAL	\$ 34,440,000	\$ 35,770,000	3.86%

COMMUNITY PROGRAMS FUNDING

The following chart shows the community programs that have typically been funded in the past years. There are three programs that are not funded in the FY 2018-19 budget totaling \$82,000.

<u>Appropriation Requests by Agency/Event</u>			
<u>FY 2018-19</u>			
<u>Included in FY 2018-19 Budget</u>		<u>Not Included in FY 2018-19 Budget</u>	
Agency/Project/Event	Amount	Agency/Project/Event	Amount
PAL Programming	\$ 4,500	Lighthouse Ministries	\$ 62,800
Boys & Girls Club	41,000	Future Entrepreneurs Foundation	15,000
Stadium Commission	8,100	Pee Dee Coalition	5,000
PDRTA	193,000		
Red Cross	10,000	TOTAL	\$ 82,800
Keep Florence Beautiful	5,000	Note: Reference budget request documents provided by requesting agencies in budget notebook.	
CAA Boxing Program	10,000		
Weed & Seed	50,000		
No One Unsheltered	75,000		
Legislative Day	10,000		
City Talk Programming	<u>7,000</u>		
TOTAL	\$ 413,600		

HOSPITALITY FUND

The Hospitality Fund is one of the City’s strongest growth funds but it is also a restricted fund. State Law limits the expenditure of hospitality funds to tourism related enterprises.

This chart shows the growth of the Hospitality Fee over the years.

<u>FY 2014 - 2019</u>		
<u>Hospitality Fees Comparison</u>		
Fiscal Year	Collections	% Change
2014	3,396,306	5.66%
2015	3,677,328	8.27%
2016	3,863,554	5.06%
2017	4,036,958	4.49%
2018*	4,138,000	2.50%
2019*	4,240,000	2.47%
*2018 Estimated		
*2019 Budgeted		

The amount projected for FY 2018-19 is \$6,245,000. The \$2,000,000 from the Drs. Bruce and Lee Foundation is for the soccer complex.

<u>Hospitality Fund Revenues</u>		
Hospitality Fees	\$	4,240,000
Interest Earnings		5,000
Drs. Bruce & Lee Foundation Grant Revenue ¹		2,000,000

FY 18-19 Hospitality Fund Estimated Revenues \$ 6,245,000

¹Drs. Bruce and Lee has committed to provide \$2 million per year in FY2017, 2018 and 2019 for construction of the Soccer Complex and \$750,000 in FY 2020 for the Regional Recreation/Gymnasium Facility.

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This is the list of recommended expenditures for the Hospitality Fund for FY 2018-19. They are similar to expenditures for the past 7 years. The Veterans Park debt service will mature in 2021 and the Tennis Center will come off in 2024. That represents about \$600,000 that will come off in a relatively short period of time.

<u>Hospitality Fund Expenditures</u>	
Athletic Facilities Operations	\$ 1,150,000
Florence Museum	98,000
Florence Downtown Development Corporation	73,100
Florence Downtown Economic Development Incentives	80,000
Florence Downtown Promotions	30,000
Radio Drive/Veterans Park Debt Service (through June 2021)	245,500
Soccer Complex Debt Service (through March 2020)	2,031,900
Tennis Center/Performing Arts Center Debt Service (through April 2024)	526,000
Recreation Facility/Gymnasium Debt Service (through June 2034)	308,000
2016 Special Obligation Bond Debt Service Appropriation (through Dec.2046)	300,000
Florence Historic District Street Lighting Operations	30,000
Florence Civic Center (Debt Service effective through April 2040. FY 17-18 DS=\$637,500)	1,362,500
James Allen Plaza Restroom Facilities – 4 th of 10-year Lease Payment	9,000
Contingency	1,000
 FY 18-19 Hospitality Fund Estimated Expenditures	 \$ 6,245,000

The Florence Downtown Development Corporation’s funding provides for marketing, insurance and administrative operations. Printing supplies and professional fees are half of the budget.

<u>Florence Downtown Development Corporation Funding</u>	
Expense Category	Amount
Insurance	6,600
Marketing	\$ 30,000
Administrative Operations(i.e. printing, supplies, professional fees, etc.)	<u>36,500</u>
Total Funding	\$ 73,100

Note: Reference budget request documents provided by the FDDC in budget notebook.

**SPECIAL MEETING OF FLORENCE CITY COUNCIL
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This is the Civic Center Funding Budget Request for FY 2018-19. This is the City’s 50% share and will be matched by the County.

<u>Civic Center Funding</u>	
Expense Category	Amount
Debt Service	\$ 637,500
Operations (City’s 50% share of Civic Center Deficit)	425,000
Business Development (Marketing)	150,000
Capital Improvements	150,000
Total Funding	\$ 1,362,500

Note: Reference budget request documents provided by the Civic Center in budget notebook.

In FY 2017-18 the Civic Center also receives City Accommodations Tax in the amount of \$114,400 for advertising, marketing, and promotions (\$105,400) and business and conference development (\$9,000).

WATER & SEWER UTILITIES ENTERPRISE FUND

This chart shows the Water and Sewer Revenues by Sources. 46% of the revenues for this fund comes from water fees and charges; 48% from wastewater fees and charges and 6% from other revenue.

<u>Water & Sewer Revenues by Source</u>	
Water Fees & Charges	46%
Wastewater Fees & Charges	48%
Other Revenue	6%

This chart shows the Water and Sewer Expenses by Department.

<u>Water & Sewer Expenses by Department</u>		
Utility Finance	\$ 2,531,480	7.47%
Engineering	1,401,590	4.13%
WW Treatment	4,987,700	14.71%
Surface Water Production	1,965,740	5.80%
Ground Water Production	1,874,600	5.53%
Distribution Operations	2,060,640	6.08%
Collection Operations	1,467,650	4.33%
Debt Service	10,129,000	29.88%
Nondepartmental	<u>7,481,600</u>	<u>22.07%</u>
TOTAL	\$ 33,900,000	100.00%

WATER & SEWER UTILITIES CONSTRUCTION FUND

This is the construction fund. Total budget for this fund is \$11,582,000 and consists of the items listed below. This budget is funded by bringing forward \$6,497,000 from previous projects not completed. \$2 million is transferred out of the operating fund; \$500,000 for the SCDOT relocation on Cashua Drive; a \$1.2 million capital construction fund transfer; there is some utility relocation from the 1¢ sales tax (\$850,000); a SC Rural Infrastructure Authority Grant (\$500,000); and projected interest earnings of \$25,000.

<u>FY 2018-19 Water & Sewer Construction Fund Revenue</u>	
Projected Funds on Hand on July 1, 2018	\$ 6,497,000
FY 2018-19 Transfer from W/S Operating Fund	2,000,000
Cashua Drive Capital Contribution – SCDOT Relocation	500,000
Capital Construction Fund Transfer	1,210,000
Utility Relocation Reimb. for Highway Projects (from 1¢ Sales Tax)	850,000
SC Rural Infrastructure Authority Grant	500,000
Projected Interest Earnings	<u>25,000</u>
Total W/S Construction Fund Revenue	\$ 11,582,000

This is a list of projects that are funded through the Water and Sewer Construction Fund.

FY 2018-19 W/S Construction Fund Projects

A. Projects Approved in Prior Year Budgets

1. Elevated Tank Inspection Repair and Painting	\$ 426,000
2. Jeffries Creek Beaver Management (SSO Compliance)	7,000
3. Waterline Extension Requests – Florence County	100,000
4. SCDOT South Cashua Widening – Utilities Relocation	1,178,000
5. Downtown Street Resurfacing	140,000
6. McCown Street WTP Filter Vessel Replacement	500,000
7. Sumter Street Development Sewer Improvements	420,000
8. Jeffries Creek Interceptor	25,000

B. Projects Approved and Added in FY 2017-18

1. Stratton Drive/I-95 Sewer Interceptor Replacement	\$ 950,000
2. SCDOT Alligator Road Widening – Utilities Relocation	850,000
3. Pisgah Road 18” Water Line Extension	500,000
4. Ebenezer Road Water Line Ext – Pine Needles to W. Palmetto	278,000
5. SCDOT National Cemetery Road Bridge – Water Line Bore	30,000
6. SCDOT Francis Marion/Claussen Traffic Circle – Water Line	50,000
7. SCDOT James Jones/Jeffries Creek Bridget – Water Line	320,000

**SPECIAL MEETING OF FLORENCE CITY COUNCIL
JUNE 7, 2018 – PAGE 14**

C. Proposed Projects for FY 2018-19

1. Country Creek Gravity Sewer Extension	\$	400,000
2. SCDOT Hwy. 76 Timmonsville Truck Rt. Utility Relocation		50,000
3. Harris Court Water Line Extension		122,000
4. Timmonsville Water Valve Replacement		150,000
5. Sewer Easement Clearing		300,000
6. Naturally Outdoors Sewer Line Relocation		100,000
7. Guilford Circle Elevated Sewer Line Rehabilitation		200,000
8. Crossings/South Florence Area Sewer Extension		50,000
9. SCDOT Ebenezer/Sumter/Pisgah Utilities Relocation		50,000

D. Other

1. Utility Line Engineering/Legal/Professional Services	\$	150,000
2. Reserved for Other Projects		<u>4,236,000</u>

Total W/S Construction Fund Expenses \$ 11,582,000

Stormwater Utility Enterprise Fund

The Stormwater Utility Fund operates like the Water and Sewer Utilities Fund but is smaller. The total budget is \$1,382,000. This fund all comes from a flat fee and is a very dependable fund. When this fund was created the City stated they would dedicate 50% of the funds to operations and 50% to construction associated with the stormwater utility. These fees have not been increased since the utility was adopted.

Stormwater Revenues by Source

Stormwater Fees (\$1,310,000)	95%
Other Revenue (\$72,000)	5%

Stormwater Expenses by Category

Operations (\$716,100)	52%
Debt Service (\$355,400)	26%
Nondept/Const Fund Transfer (\$310,500)	22%

Stormwater Utility Construction Fund

The Stormwater Utility Construction Fund has \$487,000 on hand to be used for projects. \$100,000 will be transferred from the Stormwater Operating Fund.

FY 18-19 Stormwater Construction Fund Revenue

Projected Funds on Hand on July 1, 2018	\$	382,000
FY 2018-19 Transfer from Stormwater Operating Fund		100,000
Projected Interest Earnings		<u>5,000</u>

Total Stormwater Construction Fund Revenue \$ 487,000

**SPECIAL MEETING OF FLORENCE CITY COUNCIL
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This is a list of the Stormwater Construction Fund Projects. \$60,000 has been allocated for division pipe projects. DHEC requires regulatory compliance therefore the City will allocate \$50,000 for that. The budget includes drainage improvements for Thorncliff (\$20,000) and College Park (\$35,000). \$297,000 has been reserved for other projects and \$25,000 for design.

FY 2018-19 Stormwater Construction Fund Projects

A. Projects Approved in Prior Years			
1.	Stormwater Operations Division Pipe Projects	\$	60,000
2.	NPDES Phase II Compliance		50,000
B. Projects Approved in FY 2018-19			
1.	Thorncliff Drainage Improvements	\$	20,000
2.	College Park Drainage Improvements		35,000
D. Other			
1.	Stormwater Engineering/Legal/Professional Services	\$	25,000
2.	Reserved for Other Projects		<u>297,000</u>
Total S/W Construction Fund Expenses		\$	487,000

Utilities Equipment Replacement Fund

The Equipment Replacement Fund is how the Utilities replace their equipment. It is funded internally through the Utilities Department. This is a list by department of what is being spent on replacing equipment such as vehicles and specialized equipment (cranes, backhoes and large trucks).

W/S Equipment Replacement Fund Budget by Department

<u>Department</u>	<u>Amount</u>
Utility Finance	\$ 61,600
Engineering	52,000
Wastewater Treatment Plant	165,000
Ground Water Production	105,000
Distribution Operations	128,400
Collection Operations	<u>385,000</u>
W/S Capital Equipment Fund Total	\$ 897,000

The Stormwater Equipment Replacement Fund is relatively small. This budget is for equipment that has depreciated or needs to be replaced.

**Stormwater
Equipment Replacement Fund
Budget By Department**

<u>Department</u>	<u>Amount</u>
Stormwater Operations	\$ <u>28,000</u>
Stormwater Capital Equipment Fund Total	\$ 28,000

CDBG BUDGET

This is the recommendation for the FY 2018-2019 CDBG Budget.

<u>2018-2019 CDBG Budget Recommendation</u>	
Planning and Administration	\$ 55,300
Recreational Improvements – Section 108	100,000
Emergency Rehabilitation	106,516
Salvation Army	5,000
Manna House	5,000
Lighthouse	5,000
TOTAL	\$ 276,816

Mr. Scotty Davis reported that the City of Florence has been funding three sub-recipients: Salvation Army, Manna House and Lighthouse Ministries at \$5,000 each for a number of years. Staff met with the representatives from HUD recently and learned that next year the City will need to look at sub-recipients a little differently. Staff was told that the same sub-recipients can not continue to be funded. It will have to be a new program or a substantially improved program. In next year’s budget staff will have to change how to fund the sub-recipients.

INTRODUCTION OF ORDINANCE

BILL NO. 2018-23 – FIRST READING

AN ORDINANCE TO RAISE REVENUE AND ADOPT A BUDGET FOR THE CITY OF FLORENCE, SOUTH CAROLINA, FOR THE FISCAL YEAR BEGINNING JULY 1, 2018, AND ENDING JUNE 30, 2019.

An Ordinance to raise revenue and adopt a budget for the City of Florence, South Carolina, for the fiscal year beginning July 1, 2018, and ending June 30, 2019 was passed on first reading.

Councilman Jebaily made a motion to pass Bill No. 2018-19. Councilman Willis seconded the motion.

Council voted unanimously to pass Bill No. 2018-19 on first reading.

RESOLUTION NO. 2018 -08

A RESOLUTION TO ADOPT THE 2018-2019 CDBG BUDGET

A Resolution to adopt the 2018-2019 CDBG Budget was adopted by Council.

Councilman Willis made a motion to adopt Resolution No 2018-08. Mayor Pro tem Brand seconded the motion, which carried unanimously.

**SPECIAL MEETING OF FLORENCE CITY COUNCIL
JUNE 7, 2018 – PAGE 17**

EXECUTIVE SESSION

Mayor Wukela stated there are two items listed for Executive Session. The first is for the receipt of legal advice related to matters covered by attorney-client privilege [30-4-70(a)(5)] and the second item is a discussion of negotiations incident to proposed contractual arrangements [30-4-70(a)(2)] and to negotiations incident to matters relating to proposed economic development projects [30-4-70(a)(5)].

Mayor Pro tem Brand made a motion to enter into Executive Session. Councilman Willis seconded the motion, which carried unanimously.

Council entered into Executive Session at 5:45 p.m.

Mayor Wukela reconvened the Special Meeting at 6:50 p.m.

Mayor Wukela stated that staff is directed to move forward with the program that was presented in Executive Session for Council's consideration regarding a Conditional Grant and Development Agreement with Greater Florence Habitat For Humanity, Inc.

ADJOURN

Councilman Willis made a motion to adjourn the meeting. Without objection the meeting was adjourned at 6:51 p.m.

Dianne M. Rowan, Municipal Clerk

Stephen J. Wukela, Mayor

**REGULAR MEETING OF FLORENCE CITY COUNCIL
MONDAY, JUNE 11, 2018 – 1:00 P.M.
CITY CENTER – COUNCIL CHAMBERS
324 WEST EVANS STREET
FLORENCE, SOUTH CAROLINA**

MEMBERS PRESENT: Mayor Wukela called the regular meeting of the Florence City Council to order at 1:02 p.m. with the following members present: Mayor Pro tem Frank J. “Buddy” Brand; Councilman George D. Jebaily; Councilwoman Teresa Myers Ervin; Councilwoman Octavia Williams-Blake; Councilman Glynn F. Willis and Councilwoman Pat Gibson-Hye Moore.

ALSO PRESENT: Mr. Drew Griffin, City Manager; Mrs. Dianne Rowan, Municipal Clerk; Mr. James W. Peterson, Jr., City Attorney; Chief Allen Heidler, Florence Police Department; Mr. Scotty Davis, Director of Community Services; Thomas W. Chandler, Director of Finance; Ray Reich, Downtown Development Manager; Chuck Pope, Director of Public Works; Michael Hemingway, Director of Utilities; Chief Randy Osterman, Florence Fire Department; Jerry Dudley, Planning Manager and Clint Moore, Development Manager.

Notices of this regular meeting of the Florence City Council were sent to the media and individuals requesting a copy of the agenda.

MEDIA PRESENT: Matthew Christian, Morning News was present for the meeting.

INVOCATION

Councilwoman Teresa Myers Ervin gave an invocation to open the meeting. The Pledge of Allegiance to the American Flag followed the invocation.

APPROVAL OF MINUTES

Mayor Pro tem Brand made a motion to adopt the minutes of the May 14, 2018 Regular City Council meeting. Councilwoman Moore seconded the motion, which carried unanimously.

HONORS AND RECOGNITIONS

SERVICE RECOGNITIONS

Mayor Wukela presented a Certificate of Recognition to John Davis of the Police Department for completing 10 years of service with the City.

Melvin Gregg received a Certificate of Recognition for completing 10 years of service with the City of Florence in the Collection Operations Department.

A Certificate of Recognition was presented to Gordon Washington of the Waste Water Operations Department for completing 10 years of service.

Mayor Wukela presented Kevin Crawford a Certificate of Recognition for completing 20 years of service with the City in the Public Works Department.

ORDINANCES IN POSITION

BILL NO. 2018-08 – SECOND READING

AN ORDINANCE AUTHORIZING THE TRANSFER OF LAND TO BRANDON GRANGER, SPECIFICALLY A PORTION OF TAX PARCEL 00150-01-029.

An Ordinance authorizing the transfer of land to Brandon Granger, specifically a portion of Tax Parcel 00150-01-029 was removed from the agenda.

Mayor Pro tem Brand made a motion to remove Bill No. 2018-08 from the agenda. Councilman Jebaily seconded the motion, which carried unanimously.

BILL NO. 2018-11 – SECOND READING

A SERIES ORDINANCE MAKING PROVISION FOR THE TERMS AND CONDITIONS OF COMBINED WATERWORKS AND SEWERAGE SYSTEM REVENUE BORROWING OF THE CITY OF FLORENCE, SOUTH CAROLINA, AUTHORIZED BY A BOND ORDINANCE OF THE CITY OF FLORENCE ADOPTED OCTOBER 24, 1989, AS AMENDED; APPROVING THE FINANCING OF SYSTEM IMPROVEMENTS THROUGH THE BORROWING OF NOT EXCEEDING \$2,260,938 PLUS CAPITALIZED INTEREST, IF ANY, FROM THE STATE DRINKING WATER REVOLVING LOAN FUND BY AGREEMENT WITH THE SOUTH CAROLINA WATER QUALITY REVOLVING FUND AUTHORITY PURSUANT TO TITLE 48, CHAPTER 5, CODE OF LAWS OF SOUTH CAROLINA, 1976, AS AMENDED; PROVIDING FOR THE AGREEMENT TO MAKE AND TO ACCEPT THE LOAN, THE EXECUTION AND DELIVERY OF A LOAN AGREEMENT BETWEEN THE CITY OF FLORENCE AND THE SOUTH CAROLINA WATER QUALITY REVOLVING FUND AUTHORITY, THE EXECUTION AND DELIVERY OF A PROMISSORY NOTE FROM THE CITY OF FLORENCE TO THE SOUTH CAROLINA WATER QUALITY REVOLVING FUND AUTHORITY; AND OTHER MATTERS RELATING THERETO.

A Series Ordinance making provision for the terms and conditions of Combined Waterworks and Sewerage System Revenue borrowing of the City of Florence, South Carolina, authorized by a Bond Ordinance of the City of Florence adopted October 24, 1989, as amended; approving the financing of system improvements through the borrowing of not exceeding \$2,260,938 plus capitalized interest, if any, from the State Drinking Water Revolving Loan Fund by agreement with the South Carolina Water Quality Revolving Fund Authority pursuant to Title 48, Chapter 5, Code of Laws of South Carolina, 1976, as amended; providing for the agreement to make and to accept the loan, the execution and delivery of a loan agreement between the City of Florence and the South Carolina Water Quality Revolving Fund Authority, the execution and delivery of a promissory note from the City of Florence to the South Carolina Water Quality Revolving Fund Authority; and other matters relating thereto was adopted on second reading.

Mayor Pro tem Brand made a motion to adopt Bill No. 2018-11 on second reading. Councilwoman Williams-Blake seconded the motion.

Council voted unanimously to adopt Bill No. 2018-11 on second reading.

BILL NO. 2018-12 – SECOND READING

A SERIES ORDINANCE MAKING PROVISION FOR THE TERMS AND CONDITIONS OF COMBINED WATERWORKS AND SEWERAGE SYSTEM REVENUE BORROWING OF THE CITY OF FLORENCE, SOUTH CAROLINA, AUTHORIZED BY A BOND ORDINANCE OF THE CITY OF FLORENCE ADOPTED OCTOBER 24, 1989, AS AMENDED; APPROVING THE FINANCING OF SYSTEM IMPROVEMENTS THROUGH THE BORROWING OF NOT EXCEEDING \$5,730,149 PLUS CAPITALIZED INTEREST, IF ANY, FROM THE STATE WATER POLLUTION CONTROL REVOLVING FUND BY AGREEMENT WITH THE SOUTH CAROLINA WATER QUALITY REVOLVING FUND AUTHORITY PURSUANT TO TITLE 48, CHAPTER 5, CODE OF LAWS OF SOUTH CAROLINA, 1976, AS AMENDED; PROVIDING FOR THE AGREEMENT TO MAKE AND TO ACCEPT THE LOAN, THE EXECUTION AND DELIVERY OF A LOAN AGREEMENT BETWEEN THE CITY OF FLORENCE AND THE SOUTH CAROLINA WATER QUALITY REVOLVING FUND AUTHORITY, THE EXECUTION AND DELIVERY OF A PROMISSORY NOTE FROM THE CITY OF FLORENCE TO THE SOUTH CAROLINA WATER QUALITY REVOLVING FUND AUTHORITY; AND OTHER MATTERS RELATING THERETO.

A Series Ordinance making provision for the terms and conditions of Combined Waterworks and Sewerage System Revenue borrowing of the City of Florence, South Carolina, authorized by a Bond Ordinance of the City of Florence adopted October 24, 1989, as amended; approving the financing of system improvements through the borrowing of not exceeding \$5,730,149 plus capitalized interest, if any, from the State Water Pollution Control Revolving Fund by agreement with the South Carolina Water Quality Revolving Fund Authority pursuant to Title 48, Chapter 5, Code of Laws of South Carolina, 1976, as amended; providing for the agreement to make and to accept the loan, the execution and delivery of a loan agreement between the City of Florence and the South Carolina Water Quality Revolving Fund Authority, the execution and delivery of a promissory note from the City of Florence to the South Carolina Water Quality Revolving Fund Authority; and other matters relating thereto was adopted on second reading.

Mayor Pro tem Brand made a motion to adopt Bill No. 2018-12 on second reading. Councilwoman Williams-Blake seconded the motion.

Council voted unanimously to adopt Bill No. 2018-12 on second reading.

BILL NO. 2018-13 – SECOND READING

AN ORDINANCE DECLARING AS SURPLUS AND AUTHORIZING THE CONVEYANCE OF REAL ESTATE PARCELS TO THE FLORENCE AFFORDABLE HOUSING CORPORATION FOR THE PURPOSES OF NEIGHBORHOOD STABILIZATION AS PART OF THE SOUTH CAROLINA STATE HOUSING FINANCE AND DEVELOPMENT AUTHORITY'S NEIGHBORHOOD STABILIZATION PROGRAM (NSP).

An Ordinance declaring as surplus and authorizing the conveyance of real estate parcels to the Florence Affordable Housing Corporation for the purposes of Neighborhood Stabilization as part of the South Carolina State Housing Finance and Development Authority's Neighborhood Stabilization Program (NSP) was adopted on second reading.

Councilwoman Ervin made a motion to adopt Bill No. 2018-13 on second reading. Councilman Jebaily seconded the motion.

Council voted unanimously to adopt Bill No. 2018-13.

BILL NO. 2018-14 – SECOND READING

AN ORDINANCE AUTHORIZING THE CITY TO EXTEND THE LEASE ON THE REAL ESTATE KNOWN AS 228 WEST DARLINGTON STREET AND DESIGNATED AS TAX PARCEL 90086-02-004 IN THE RECORDS OF THE FLORENCE COUNTY TAX ASSESSOR TO PEE DEE REGIONAL TRANSPORTATION AUTHORITY UNDER THE TERMS AND CONDITIONS SET OUT IN THE WRITTEN LEASE ATTACHED AS EXHIBIT "A" TO THIS ORDINANCE.

An Ordinance authorizing the City to extend the lease on the real estate known as 228 West Darlington Street and designated as Tax Parcel 90086-02-004 in the records of the Florence County Tax Assessor to Pee Dee Regional Transportation Authority under the terms and conditions set out in the written lease attached as Exhibit "A" to this Ordinance was adopted on second reading.

Councilwoman Moore made a motion to adopt Bill No. 2018-14 on second reading. Councilwoman Ervin seconded the motion.

Council voted unanimously to adopt Bill No. 2018-14 on second reading.

BILL NO. 2018-15 – SECOND READING

AN ORDINANCE AUTHORIZING THE CONVEYANCE TO FRANCIS MARION EDUCATION FOUNDATION OF THE REAL ESTATE KNOWN AS TAX PARCEL 90170-01-011 DESCRIBED MORE FULLY ON EXHIBIT “A” ATTACHED HERETO, SAID PROPERTY TO BE UTILIZED PURSUANT TO THE TERMS AND CONDITIONS SET OUT IN THE CONDITIONAL GRANT AND DEVELOPMENT AGREEMENT BETWEEN THE CITY AND FRANCIS MARION EDUCATION FOUNDATION.

An Ordinance authorizing the conveyance to Francis Marion Education Foundation of the real estate known as Tax Parcel 90170-01-011 described more fully on Exhibit “A” attached hereto, said property to be utilized pursuant to the terms and conditions set out in the Conditional Grant and Development Agreement between the City and Francis Marion Education Foundation was adopted on second reading.

Councilwoman Moore made a motion to adopt Bill No. 2018-15. Councilman Jebaily seconded the motion.

Mayor Pro tem Brand recused himself from the voting given his position on the board of the Francis Marion Education Foundation.

Mayor Wukela, Councilman Jebaily, Councilwoman Ervin, Councilwoman Williams-Blake, Councilman Willis and Councilwoman Moore voted aye to adopt Bill No. 2018-15 on second reading.

BILL NO. 2018-17 – SECOND READING

AN ORDINANCE TO ANNEX THE PROPERTY LOCATED AT 2491 RAINFORD ROAD, SAID PROPERTY BEING SPECIFICALLY DESIGNATED IN THE FLORENCE COUNTY TAX RECORDS AS TAX MAP PARCEL 01221-01-159.

An Ordinance to annex the property located at 2491 Rainford Road, said property being specifically designated in the Florence County Tax Records as Tax Map Parcel 01221-01-159 was adopted on second reading.

Councilman Willis made a motion to adopt Bill No. 2018-17 on second reading. Mayor Pro tem Brand seconded the motion, which carried unanimously.

INTRODUCTION OF ORDINANCES

BILL NO. 2018-19 – FIRST READING

AN ORDINANCE TO ANNEX AND ZONE THE PROPERTY LOCATED AT 2508 WEST EDGEFIELD ROAD, SAID PROPERTY BEING SPECIFICALLY DESIGNATED IN THE FLORENCE COUNTY TAX RECORDS AS TAX MAP PARCEL 01221-01-053.

An Ordinance to annex and zone the property located at 2508 West Edgefield Road, said property being specifically designated in the Florence County Tax Records as Tax Map Parcel 01221-01-053 was passed on first reading.

REGULAR MEETING OF FLORENCE CITY COUNCIL
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Mayor Pro tem Brand made a motion to pass Bill No. 2018-19 on first reading. Councilwoman Williams-Blake seconded the motion.

Mr. Jerry Dudley, Planning Manager reported this is a request to annex property located at 2508 W. Edgefield Road into the City of Florence and zone to (NC-15), Neighborhood Conservation-15 District.

The proposed zoning, pending annexation, is Neighborhood Conservation-15 District. The primary use permitted under the proposed zoning is single-family residential characterized by large sized lots.

The lot is currently the site of a single-family dwelling.

City water and sewer services are currently available and there is no cost to extend utility services.

On May 8, 2018 the Planning Commission held a public hearing on this matter and voted unanimously, 7-0 to recommend the zoning request of (NC-15) Neighborhood Conservation-15 District.

City Staff recommends annexation and concurs with the Planning Commission's recommendation to zone the property (NC-15) Neighborhood Conservation-15 District.

Council voted unanimously to pass Bill No. 2018-19 on first reading.

BILL NO. 2018-20 – FIRST READING

AN ORDINANCE TO ANNEX AND ZONE THE PROPERTY LOCATED ALONG LAKE OAKDALE, SAID PROPERTY BEING SPECIFICALLY DESIGNATED IN THE FLORENCE COUNTY TAX RECORDS AS TAX MAP PARCELS 00052-01-001, 00052-01-005, 00052-01-049, 00052-01-061, 00052-01-068, 00052-01-069, 00075-01-022, 00522-01-027 AND A PORTION OF TAX MAP PARCEL 00751-01-049.

An Ordinance to annex and zone the property located along Lake Oakdale, said property being specifically designated in the Florence County Tax Records as Tax Map Parcel 0052-01-001, 00052-01-005, 00052-01-049, 00052-01-061, 00052-01-068, 00052-01-069, 00075-01-022, 00522-01-027 and a portion of Tax Map Parcel 00751-01-049 was deferred at the request of the petitioner.

Councilman Jebaily made a motion to defer Bill No. 2018-20. Councilwoman Moore seconded the motion, which carried unanimously.

BILL NO. 2018-21 – FIRST READING

AN ORDINANCE TO ANNEX AND ZONE THE PROPERTY LOCATED ON SECOND LOOP ROAD AND SOUTH THOMAS ROAD, SAID PROPERTY BEING SPECIFICALLY DESIGNATED IN THE FLORENCE COUNTY TAX RECORDS AS TAX MAP PARCELS 90019-01-003, 90019-01-023 AND 90019-01-024.

An Ordinance to annex and zone the property located on Second Loop Road and South Thomas Road, said property being specifically designated in the Florence County Tax Records as Tax Map Parcel 90010-01-003, 90010-01-23 and 90010-01-024 was deferred at the request of city staff pending the receipt of a petition to annex.

Mayor Pro tem Brand made a motion to defer. Councilman Willis seconded the motion. Council voted unanimously to defer Bill No. 2018-21 on first reading.

BILL NO. 2018-22 – FIRST READING

AN ORDINANCE TO AMEND THE CITY OF FLORENCE UNIFIED DEVELOPMENT ORDINANCE, TABLE 1-2.7.4, SECTION 1-2.8.4, AND DIVISION 7-25.2.

An Ordinance to amend the City of Florence Unified Development Ordinance, Table 1-2.7.4, Section 1-2.8.4 and Division 7-25.2 was discussed in Executive Session. (See below for any action taken by Council following Executive Session.)

INTRODUCTION OF RESOLUTION

RESOLUTION NO. 2018 - 09

A RESOLUTION HONORING SOULE' CAFE'S CONTRIBUTIONS TO THE EFFORTS TO REVITALIZE DOWNTOWN FLORENCE.

A Resolution honoring Soule Café's contributions to the efforts to Revitalize Downtown Florence was deferred until the July 9, 2018 City Council meeting.

ADDENDUM TO THE AGENDA

THE FOLLOWING MATTER WILL BE CONSIDERED FOR ADDITION TO THE JUNE 11, 2018 AGENDA

Councilman Jebaily made a motion to add Bill No. 2018-23 to the June 11, 2018 City Council agenda. Councilman Willis seconded the motion, which carried unanimously.

INTRODUCTION OF ORDINANCE

BILL NO. 2018-23 – FIRST READING

AN ORDINANCE AUTHORIZING A CONDITIONAL GRANT AND DEVELOPMENT AGREEMENT WITH GREATER FLORENCE HABITAT FOR HUMANITY, INC. ATTACHED HERETO AS EXHIBIT "A", AND THE ANNUAL CONVEYANCE OF TWO TO THREE OF THE PROPERTIES DESCRIBED ON EXHIBIT "B" HERETO TO GREATER FLORENCE HABITAT FOR HUMANITY, INC. TO BE UTILIZED PURSUANT TO THE TERMS AND CONDITIONS SET OUT IN THE CONDITIONAL GRANT AND DEVELOPMENT AGREEMENT.

An Ordinance authorizing a Conditional Grant and Development Agreement with Greater Florence Habitat for Humanity, Inc. attached hereto as Exhibit "A", and the annual conveyance of two to three of the properties described on Exhibit "B" hereto to Greater Florence Habitat for Humanity, Inc. to be utilized pursuant to the terms and conditions set out in the Conditional Grant and Development Agreement was passed on first reading.

**REGULAR MEETING OF FLORENCE CITY COUNCIL
JUNE 11, 2018 – PAGE 8**

Councilman Jebaily made a motion to pass Bill No. 2018-23 on first reading. Councilman Willis seconded the motion.

Council voted unanimously to pass Bill No. 2018-23 on first reading.

EXECUTIVE SESSION

An Executive Session has been requested to receive legal advice related to matters covered by the attorney-client privilege [30-4-70(a)(5)].

Mayor Pro tem Brand made a motion to enter into Executive Session. Councilman Jebaily seconded the motion, which carried unanimously.

Council entered into Executive Session at 1:30 p.m.

Mayor Wukela reconvened the regular meeting at 2:27 p.m.

Mayor Wukela stated that Council received legal advice on proposed changes to the Unified Development Ordinance that are the result of some litigations taking place and some decisions that have been handed down, as well as the city's need to create some uniformity with regard to the interaction between commercial and residential activities in downtown. Council will consider these proposals and the advice that has been given and take this matter up at the meeting scheduled for June 28, 2018.

Councilman Willis made a motion to address these proposed changes at the June 28, 2018 meeting. Councilwoman Moore seconded the motion, which carried unanimously.

ADJOURN

Councilman Willis made a motion to adjourn the meeting. Councilwoman Moore seconded the motion.

Council voted unanimously to adjourn the meeting at 2:29 p.m.

Dated this 9th day of July, 2018.

Dianne M. Rowan, Municipal Clerk

Stephen J. Wukela, Mayor

FLORENCE CITY COUNCIL MEETING

DATE: June 11, 2018

AGENDA ITEM: Ordinance to Annex and Zone Property Owned by Danny L. Poston, Jr.,
TMN 01221-01-053

DEPARTMENT/DIVISION: Department of Planning, Research & Development

I. ISSUE UNDER CONSIDERATION:

Request to annex property located at 2508 W. Edgefield Road., Tax Map Number 01221-01-053, into the City of Florence and zone to (NC-15), Neighborhood Conservation-15 District. The request is being made by the property owner, Danny L. Poston, Jr.

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

(1) On May 8, 2018 Planning Commission held a public hearing on this matter, and voted unanimously, 7-0 to recommend the zoning request of (NC-15), Neighborhood Conservation-15 District.

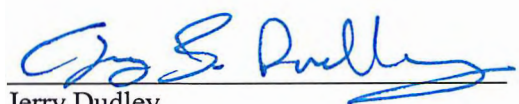
III. POINTS TO CONSIDER:

- (1) Request is being considered for first reading.
- (2) The proposed zoning, pending annexation, is Neighborhood Conservation-15 District. The primary use permitted under the proposed zoning is single-family residential characterized by large sized lots.
- (3) The lot is currently the site of a single-family dwelling.
- (4) City water and sewer services are currently available; there is no cost to extend utility services.
- (5) City Staff recommends annexation and concurs with Planning Commission's recommendation to zone the property (NC-15), Neighborhood Conservation-15 District.

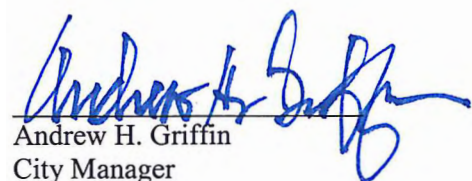
IV. PERSONAL NOTES:

V. ATTACHMENTS:

- (1) Ordinance
- (2) Vicinity Map showing the location of the property
- (3) Location Map
- (4) Petition for Annexation form

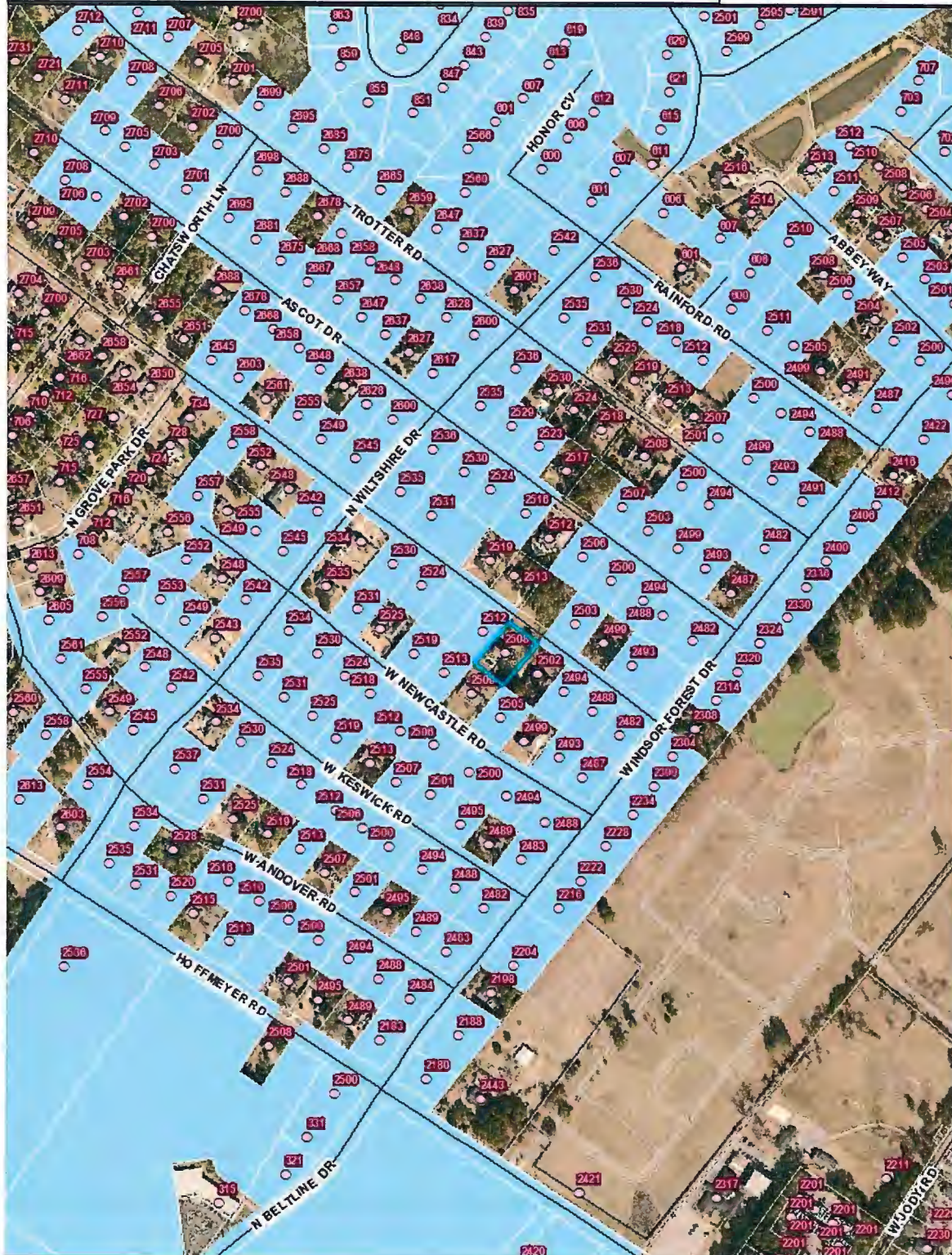


Jerry Dudley
Planning Manager



Andrew H. Griffin
City Manager

2508 W. EDGEFIELD ROAD ANNEXATION
TAX MAP NUMBER 01221-01-053
(Blue areas are in city limits.)



Location Map 2508 W. Edgefield Rd, Florence, SC 29501



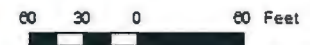
Legend

-  Manhole
-  Gravity Main
-  Water Mains
-  City Limits
-  Parcels



Department of Planning, Research, and Development

DISCLAIMER:
The City of Florence Department of Planning, Research, and Development data represented on this map is the product of compilation, as produced by others. It is provided for informational purposes only and the City of Florence makes no representation as to its accuracy. Its use without field verification is at the sole risk of the user.



Date: 5/23/2011

Attachment 4: Petition for Annexation form

STATE OF SOUTH CAROLINA)

PETITION FOR ANNEXATION

COUNTY OF FLORENCE)

Petition requesting Florence City Council to enact an Ordinance annexing the area described below, that area being the same property as shown by the map prepared by the City of Florence Planning, Research, and Development Department, attached and incorporated by reference herein

The undersigned freeholder property owner(s) hereby respectfully certifies, petitions, and requests of the City Council of Florence as follows:

- 1 The petitioner(s) are the sole owner(s) of real estate in the County of Florence, State of South Carolina which property lies adjacent and contiguous to the corporate limits of the City of Florence
- 2 That the petitioner(s) desires to annex the property more particularly described below

Florence County Tax Map

- 3 Annexation is being sought for the following purposes: *single family residence desiring city services, fire protection*

- 4 That the petitioner(s) request that the City Council of Florence annex the above described property in accordance with subsection 31 of 5-3-150(3) of the Code of Laws of South Carolina for 1976, such section allowing the annexation of an area without the necessity of an election and referendum

To the Petitioner: The following information needs to be completed for submittal to the City of Florence and other government agencies for records prior to and after annexation:

Total Residents	4
Race	W
Total 18 and Over	2
Total Registered to Vote	2

Date: 04-02-2018

[Signature]
Petitioner

Date: _____

Petitioner

Certification as to ownership on the date of petition:	FOR OFFICIAL USE ONLY
Date: <u>4/5/18</u>	<i>Alfred Canady</i>

ORDINANCE NO. 2018 _____

**AN ORDINANCE TO ANNEX AND ZONE PROPERTY OWNED BY DANNY L. POSTON, JR.,
TMN 01221-01-053**

WHEREAS, a Public Hearing was held in the Council Chambers on May 8, 2018 at 6:00 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

WHEREAS, application by Danny L. Poston Jr., owner of TMN 01221-01-053, was presented requesting an amendment to the City of Florence Zoning Atlas that the aforesaid property be incorporated in the city limits of the City of Florence under the provisions of **Section 5-3-150(3) of the 1976 Code of Laws of South Carolina** and adding the zoning district classification of NC-15, Neighborhood Conservation-15 District:

The property requesting annexation is shown more specifically on Florence County Tax Map 01221, block 01, parcel 053 (0.641033 acres).

Any portions of public rights-of-way abutting the above described property will also be included in the annexation.

WHEREAS, Florence City Council concurs in the aforesaid application, findings and recommendations:

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FLORENCE IN MEETING DULY ASSEMBLED AND BY THE AUTHORITY THEREOF:

1. **That an Ordinance is hereby adopted annexing into the City Limits of the City of Florence the aforesaid property and amending the Zoning Atlas to the aforesaid zoning classifications.**
2. **That this Ordinance shall become effective seven days upon its approval and adoption by the City Council of the City of Florence and posting of this amendment in the official Zoning Atlas.**

ADOPTED THIS _____ DAY OF _____, 2018

Approved as to form:

James W. Peterson, Jr.
City Attorney

Stephen J. Wukela,
Mayor

Attest:

Dianne M. Rowan
Municipal Clerk

VI. a.
Bill No. 2018-20
First Reading

FLORENCE CITY COUNCIL MEETING

DATE: June 11, 2018

AGENDA ITEM: Public Hearing and Ordinance to Annex and Zone Property Owned by Finklea Law Firm, The Palms Course, and South Florence Developers, LLC, TMN's 00052-01-001, 00052-01-005, 00052-01-049, 00052-01-061, 00052-01-068, 00052-01-069, 00075-01-022, 00552-01-027, and portions of TMN 00751-01-049

DEPARTMENT/DIVISION: Department of Planning, Research & Development

I. ISSUE UNDER CONSIDERATION:

Request to annex properties located along Lake Oakdale, Tax Map Numbers 00052-01-001, 00052-01-005, 00052-01-049, 00052-01-061, 00052-01-068, 00052-01-069, 00075-01-022, 00552-01-027, and portions of TMN 00751-01-049, into the City of Florence and zone to RG-2, Residential General District and OSR, Open Space Recreational. The request is being made by the property owners, Finklea Law Firm, The Palms Course, and South Florence Developers, LLC.

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

(1) On May 8, 2018, Planning Commission held a public hearing on this matter. The Planning Commission voted (6-1) to recommend the zoning request of RG-2, Residential General District and OSR, Open Space Recreational.

III. POINTS TO CONSIDER:

- (1) Request is being considered for first reading.
- (2) The proposed zoning, pending annexation, is Residential General-2 (RG-2) and Open Space Recreation (OSR) for the portions of Lake Oakdale. Attachments 2 and 3 outline the locations of the parcels and the proposed zoning designations. If annexed, the developer will be required to submit plans per the City's sketch plan and development approval process for the RG-2 zoning designation.
- (3) According to the City of Florence Unified Development Ordinance, Residential General (RG) district is intended to provide a variety of residential housing and neighborhood types with an auto-urban or new-urban character. Specifically, the RG-2 zoning designation allows for three types of development: conventional single family (no minimum open space ratio), cluster single family (30% open space ratio) and planned mixed residential (60% open space ratio). The Open Space Recreational (OSR) district is intended for public open space that is protected by conservation easement.
- (4) The developer is proposing to build single-family detached homes shown on TMN# 00052-01-001 as illustrated in Attachment 6.
- (5) City water and sewer service is available to TMP's 00522-01-027, 00052-01-061, and 00052-01-068. City water services are available to TMP's numbers 00052-01-001, 00052-01-005, and 00052-01-049; however city sewer service is currently not available. Based on an economic feasibility analysis performed by the City Engineering Department, the estimated cost to extend utility services is \$350,000. The 20 year anticipated revenue for the extension is \$387,322; therefore, the project is economically feasible for the City.
- (6) One of the properties seeking annexation is currently unzoned in the County, TMP# 00075-01-022. The other properties that are seeking annexation are currently zoned in the County as follows, TMP's 00522-01-027 and 00751-01-049 are zoned in the County as R-1; TMP's 00052-01-001 and 00052-01-049 are zoned in the County as RU-1; TMP's 00052-01-005,


00052-01-061, 00052-01-068, and 00052-01-069 are zoned in the County as R-2 (Attachment 5)


- (7) Adjacent properties are zoned (NC-10) Neighborhood Conservation-10/ (OSR) Open Space Recreational (City) and unzoned (County) as illustrated in Attachment 6.
- (8) City Staff recommends annexation and concurs with Planning Commission's recommendation to zone the properties to OSR, Open Space Recreational and RG-2, Residential General District. This recommendation is based on the current use of the developed parcels as well as the consistency of the proposed zoning with the development plans.

IV. PERSONAL NOTES:

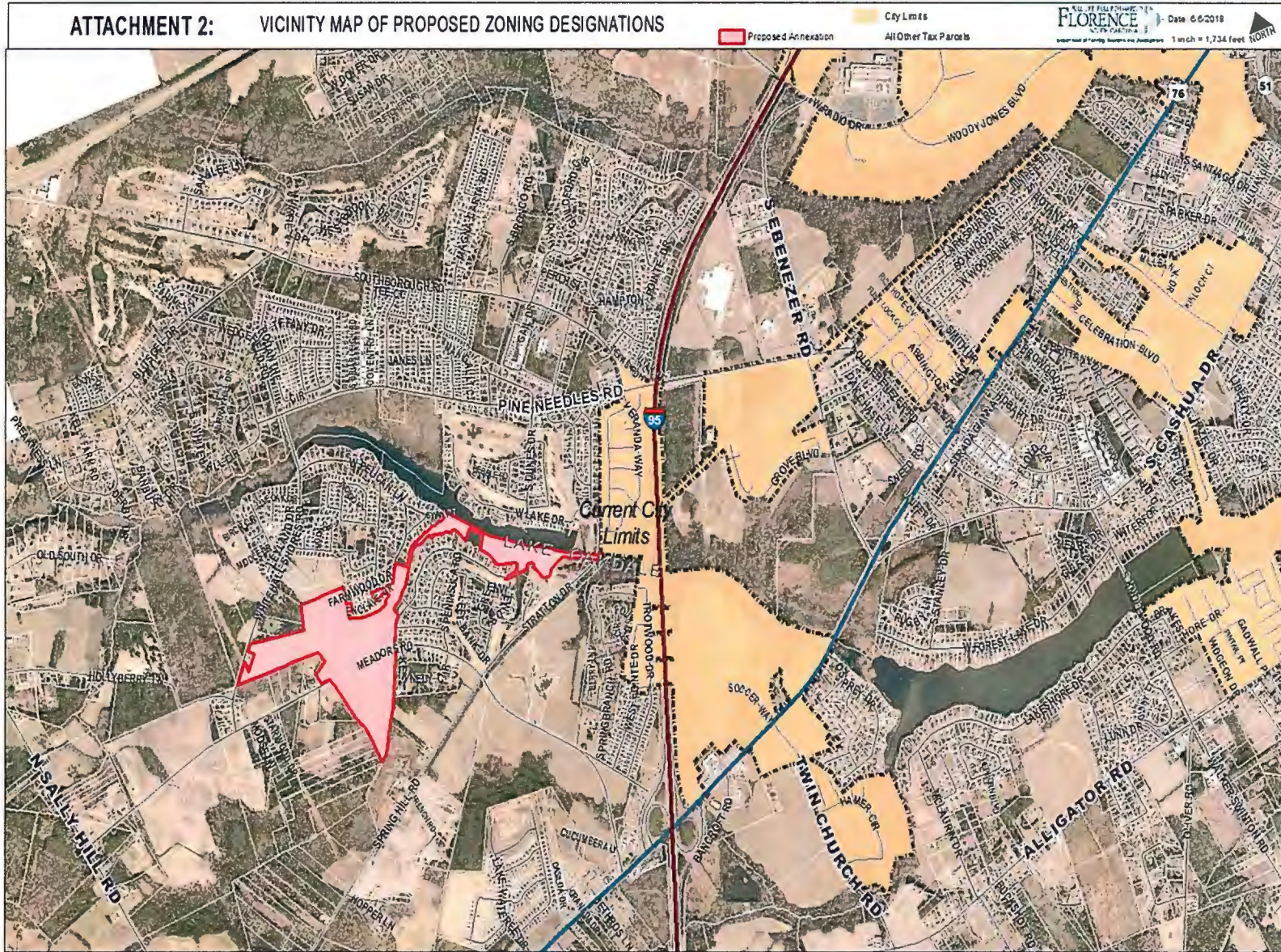
V. ATTACHMENTS:

- (1) Ordinance
- (2) Vicinity map of proposed annexation
- (3) Location map of proposed annexation and zoning designations
- (4) Annexation map for TMP's 00075-01-022 and a portion of 00751-01-049
- (5) Petition for Annexation forms (Finklea Law Firm, The Palms Course, and South Florence Developers, LLC)
- (6) Sketch Plan for proposed development on TMN# 00052-01-001
- (7) Current zoning designation map (County designations)


Jerry Dudley
Planning Manager


Andrew H. Griffin
City Manager

Attachment 2: Vicinity map of proposed annexation



Attachment 5: Petition of Annexation Form – Finklea Law Firm

STATE OF SOUTH CAROLINA)

PETITION FOR ANNEXATION

COUNTY OF FLORENCE)

Petition requesting Florence City Council to enact an Ordinance annexing the area described below, that area being the same property as shown by the map prepared by the City of Florence Planning, Research, and Development Department, attached and incorporated by reference herein:

The undersigned freeholder property owner(s) hereby respectfully certifies, petitions, and requests of the City Council of Florence as follows:

- 1. The petitioners are the sole owner(s) of real estate in the County of Florence, State of South Carolina which property lies adjacent and contiguous to the corporate limits of the City of Florence.
- 2. That the petitioner(s) desires to annex the property more particularly described below:

Florence County Tax Map 00052-01-001
00522-01-027

- 3. Annexation is being sought for the following purposes:

Benefits of City Services & Governance

- 4. That the petitioner(s) request that the City Council of Florence annex the above described property in accordance with subsection 31 of 5-3-150(3) of the Code of Laws of South Carolina for 1976, such section allowing the annexation of an area without the necessity of an election and referendum.

To the Petitioner: The following information needs to be completed for submittal to the City of Florence and other government agencies for records prior to and after annexation.

Total Residents _____
 Race _____
 Total 18 and Over _____
 Total Registered to Vote _____

Date 4-17-18

FINKLEA LAW FIRM P.A.
Spring Place, Florence, SC
By _____
Petitioner

Date _____

Petitioner

* The Petitioner requests the City to provide or cost share in a community lift station

Certification as to ownership on the date of petition:

FOR OFFICIAL USE ONLY

Date 4/19/18

Alfred Cassidy

Attachment 5: Petition of Annexation Form – The Palms Course

STATE OF SOUTH CAROLINA)
 COUNTY OF FLORENCE)

PETITION FOR ANNEXATION

Petition requesting Florence City Council to enact an Ordinance annexing the area described below, that area being the same property as shown by the map prepared by the City of Florence Planning, Research, and Development Department, attached and incorporated by reference herein:

The undersigned freeholder property owner(s) hereby respectfully certifies, petitions, and requests of the City Council of Florence as follows:

1. The petitioners are the sole owner(s) of real estate in the County of Florence, State of South Carolina which property lies adjacent and contiguous to the corporate limits of the City of Florence.

2. That the petitioner(s) desires to annex the property more particularly described below:

A portion of
 Florence County Tax Map 00751-01-049 and 0075-01-022
 See attached sketch

3. Annexation is being sought for the following purposes:

to provide connectivity to adjoining tracts to the city limits to promote orderly growth & development

4. That the petitioner(s) request that the City Council of Florence annex the above described property in accordance with subsection 31 of 5-3-150(3) of the Code of Laws of South Carolina for 1976, such section allowing the annexation of an area without the necessity of an election and referendum.

To the Petitioner: The following information needs to be completed for submittal to the City of Florence and other government agencies for records prior to and after annexation:

Total Residents	0
Race	0
Total 18 and Over	0
Total Registered to Vote	0

Date: 4.17.18

The Palms Course AT OAKDALE, LLC
 By: [Signature]
 Petitioner

Date: _____
 Petitioner

Certification as to ownership on the date of petition: Date: 4/19/18	FOR OFFICIAL USE ONLY [Signature]
---	--------------------------------------

Attachment 5: Petition of Annexation Form – South Florence Developers, LLC

STATE OF SOUTH CAROLINA)

PETITION FOR ANNEXATION

COUNTY OF FLORENCE)

Petition requesting Florence City Council to enact an Ordinance annexing the area described below, that area being the same property as shown by the map prepared by the City of Florence Planning, Research, and Development Department, attached and incorporated by reference herein:

The undersigned freeholder property owner(s) hereby respectfully certifies, petitions, and requests of the City Council of Florence as follows:

1. The petitioners are the sole owner(s) of real estate in the County of Florence, State of South Carolina which property lies adjacent and contiguous to the corporate limits of the City of Florence.

2. That the petitioner(s) desires to annex the property more particularly described below:

Florence County Tax Map 00052-01-005 &
00052-01-049, 061, 068 & 069

3. Annexation is being sought for the following purposes:

Benefits of City Services & Governance

4. That the petitioner(s) request that the City Council of Florence annex the above described property in accordance with subsection 31 of 5-3-150(3) of the Code of Laws of South Carolina for 1976, such section allowing the annexation of an area without the necessity of an election and referendum.

To the Petitioner: The following information needs to be completed for submittal to the City of Florence and other government agencies for records prior to and after annexation.

Total Residents 0
Race 00
Total 18 and Over 00
Total Registered to Vote 00

Date 4.17.18

South Florence Developers, LLC
By: [Signature]
Petitioner

Date _____

Petitioner

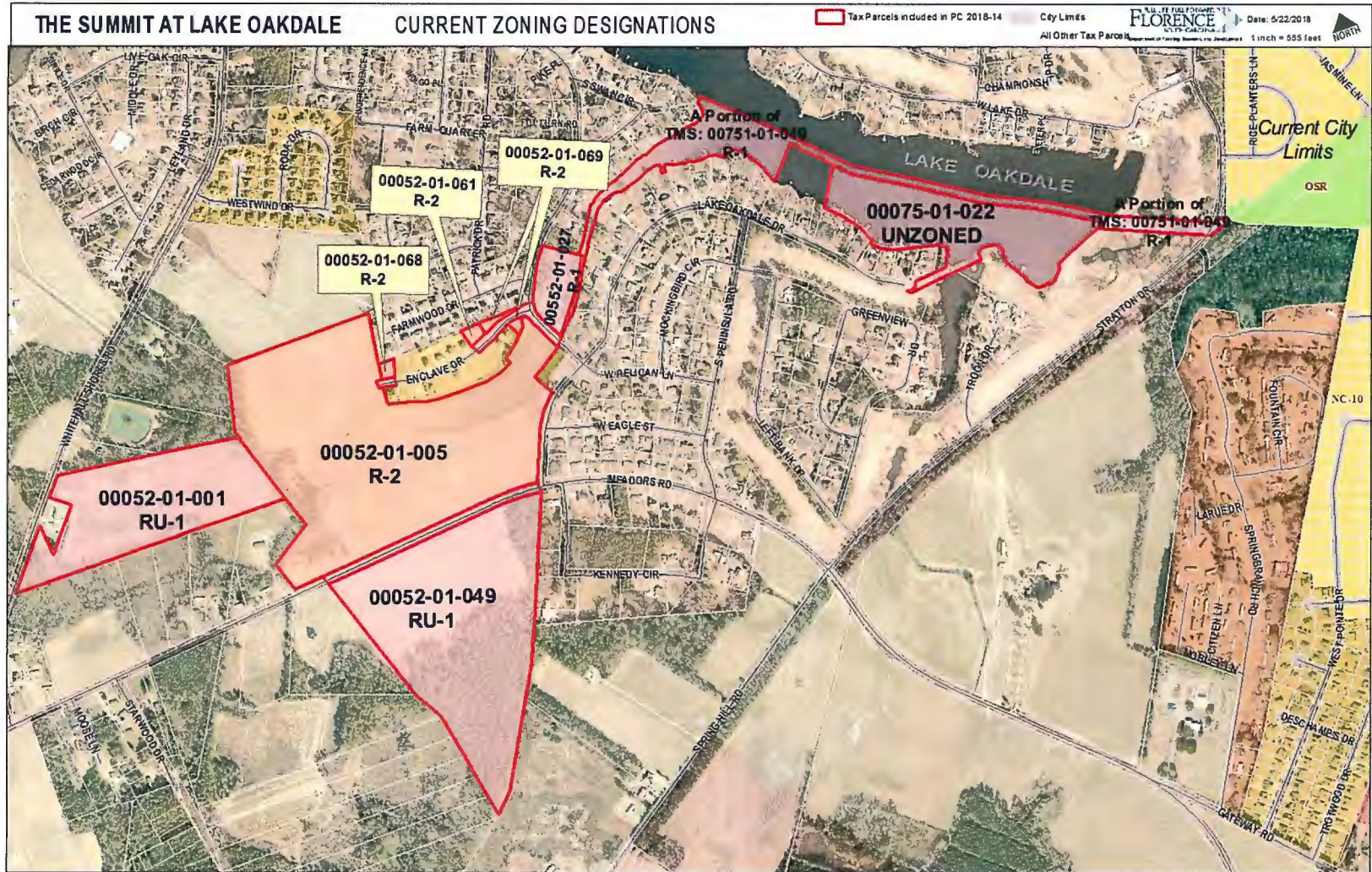
* The Petitioner requests the City provide or cost share in a Community Detention Station

Certification as to ownership on the date of petition: FOR OFFICIAL USE ONLY
Date 4/19/18 Alfred Canady

Attachment 6: Sketch Plan proposed development on TMN# 00052-01-001



Attachment 7: Current zoning map



ORDINANCE NO. 2018 _____

AN ORDINANCE TO ANNEX AND ZONE PROPERTY OWNED BY FINKLEA LAW FIRM, THE PALMS COURSE AND SOUTH FLORENCE DEVELOPERS, LLC, TMN 00052-01-001, 00052-01-005, 00052-01-049, 00052-01-061, 00052-01-068, 00052-01-069, 00075-01-022, 00552-01-027, and portions of TMN 00751-01-049

WHEREAS, a Public Hearing was held in the Council Chambers on May 8, 2018 at 6:00 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

WHEREAS, application by Finklea Law Firm, owner of TMN's 00052-01-001, and 00552-01-207 to be zoned RG-2, and application by The Palms Course, owner of TMN's 00075-01-022, and portions of TMN 00751-01-049 to be zoned OSR, and application by South Florence Developers, LLC, owner of TMN's 00052-01-005, 00052-01-049, 00052-01-061, 00052-01-068, and 00052-01-069 to be zoned RG-2, was presented requesting an amendment to the City of Florence Zoning Atlas that the aforesaid property be incorporated in the city limits of the City of Florence under the provisions of **Section 5-3-150(3) of the 1976 Code of Laws of South Carolina** and adding the zoning district classification of RG-2, Residential General District and OSR, Open Space Recreational:

The properties requesting annexation are shown more specifically on Florence County Tax Map 00052, block 01, parcel 001 (20.413209 acres), Florence County Tax Map 00052, block 01, parcel 005 (50.099722 acres), Florence County Tax Map 00052, block 01, parcel 049 (35.910721 acres), Florence County Tax Map 00052, block 01, parcel 061 (0.311589 acres), Florence County Tax Map 00052, block 01, parcel 068 (0.262575 acres), Florence County Tax Map 00052, block 01, parcel 069 (0.427413 acres), Florence County Tax Map 00075, block 01, parcel 022 (16.161918 acres), Florence County Tax Map 00552, block 01, parcel 027 (3.068032 acres), and portions of Florence County Tax Map 00751, block 01, parcel 049 (11.59 acres).

Any portions of public rights-of-way abutting the above described property will be also included in the annexation.

WHEREAS, Florence City Council concurs in the aforesaid application, findings and recommendations:

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FLORENCE IN MEETING DULY ASSEMBLED AND BY THE AUTHORITY THEREOF:

- 1. That an Ordinance is hereby adopted annexing into the City Limits of the City of Florence the aforesaid property and amending the Zoning Atlas to the aforesaid zoning classifications.**
- 2. That this Ordinance shall become effective seven days upon its approval and adoption by the City Council of the City of Florence and posting of this amendment in the official Zoning Atlas.**

EXECUTED ON ONE (1) ADDITIONAL PAGE

Ordinance No. 2018 - _____
Page 2 – June 2018

ADOPTED THIS _____ DAY OF _____, 2018
Approved as to form:

James W. Peterson, Jr.
City Attorney

Stephen J. Wukela,
Mayor

Attest:

Dianne M. Rowan
Municipal Clerk

VI. b.
Bill No. 2018-22
First Reading

FLORENCE CITY COUNCIL MEETING

DATE: July 9, 2018

AGENDA ITEM: Ordinance to amend the City of Florence Unified Development Ordinance Table 1-2.7.4, Section 1-2.8.4, and Division 7-25.2.

DEPARTMENT/DIVISION: Department of Planning, Research & Development

I. ISSUE UNDER CONSIDERATION:

Proposed text amendment to the City of Florence Unified Development Ordinance Table 1-2.7.4, Section 1-2.8.4, Division 7-25.2 to establish conditions for land uses associated with Alcohol Beverage Sales (on-site consumption) in the Central Business District.

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

(1) On May 8, 2018 Planning Commission held a public hearing on this matter and voted unanimously, 7-0, to recommend the text amendment.


III. POINTS TO CONSIDER:

- 1) As the City's downtown develops into a mixed use district, an environment is created in which residential apartments are directly above or adjacent to commercial uses such as professional offices, retail, restaurants, bars, and entertainment venues. While the downtown environment welcomes such uses, it becomes necessary to provide conditional use requirements which control nuisances associated with conflicting land use in the densely developed area.
- 2) The text amendments have been prepared by the Planning, Research and Development Department in an effort to negate concerns associated with uses in the Central Business District (downtown) associated with onsite alcohol consumption such as bars, lounges, and nightclubs, specifically when located adjacent to existing residential uses.
- 3) The amendments to Table 1-2.7.4 and Section 1-2.8.4 make selling alcoholic beverages for on-site consumption a conditional (C) use in the Central Business District, and outline the conditions that must be met. Attachment 1 outlines the proposed changes as recommended by Planning Commission.
- 4) The definition of a "Commercial Kitchen" is proposed to be added and the definition of "Alcohol Beverage Sales, Onsite Consumption" is proposed to be amended in Division 7-25.2 – Definitions.
- 5) City staff recommends the proposed text amendments as they set forth conditions for uses associated with onsite alcohol consumption within the Central Business District and create measures to negate the potential conflict of such uses in a mixed use environment.

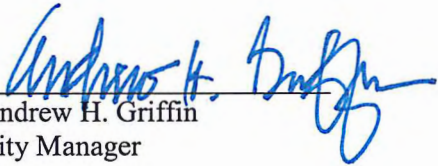
IV. PERSONAL NOTES:

V. ATTACHMENTS:

- (1) Proposed amendment
- (2) Ordinance



Jerry B. Dudley
Planning Manager



Andrew H. Griffin
City Manager

Attachment 1: Proposed amendment

Deletions have been struck through.
 Additions have been underlined

Table 1-2.7.4		Commercial Uses														
Land Use	Zoning Districts															
	Residential					Business & Commercial			Mixed-Use			Industrial		Agricultural & Open Space		
	RE	RS	RG	RU	NC	CR	CA	CG	CBD	AC	DS	IL	IH	OSR	AR	
Commercial Uses																
Alcoholic Beverage Sales (Offsite Consumption)	-	-	-	-	-	-	-	P	P	-	P	-	-	-	-	
Alcoholic Beverage Sales (Onsite Consumption)	-	-	-	-	-	-	-	C	<u>PC</u>	C	P	-	-	-	-	
Animal Boarding Facilities, Small Animal	-	-	-	-	-	-	-	C	SE	SE	-	P	-	-	P	
Animal Grooming Facilities	P	-	-	-	-	C	-	P	C	C	-	P	-	-	-	
Animal Veterinary, Small Animal	-	-	-	-	-	-	-	P	C	-	C	P	-	-	P	
Animal Veterinary, Large Animal	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	
Automobile Sales, Rental and Service Establishments	-	-	-	-	-	-	-	P	-	SE	-	-	-	-	-	
Automobile Repairs, Heavy	-	-	-	-	-	-	-	C	-	-	-	P	P	-	-	
Automobile Repairs, Light	-	-	-	-	-	-	-	P	-	P	-	P	P	-	-	
Nursery, Retail	-	-	-	-	-	-	-	P	-	-	-	P	-	-	-	
Overnight Accommodations(hotels,	-	-	-	-	-	-	P	P	P	P	P	-	-	-	-	
Commercial Retail (Business Services; Personal Services;	-	-	-	-	-	C	C	P	P	P	P	C	C	-	-	
Fueling Station / Car Wash	-	-	-	-	-	-	-	C _B	-	C _B	-	P _B	P _B	-	-	
Truck Stops and Truck Washes	-	-	-	-	-	-	-	-	-	-	-	-	P _B	-	-	
General Professional/ Medical Office	-	-	-	-	-	C	P	P	P	P	P	P	-	-	-	
Restaurant; No Drive-In or Drive- Through	-	-	-	-	-	C	P	P	P	P	P	C	C	-	-	
Restaurant; Drive-In or Drive	-	-	-	-	-	-	-	P _B	-	SE _B	-	P _B	-	-	-	
Specialty Use	-	-	-	-	-	-	-	C	C	C	C	-	-	-	-	
Mobile Food Vendor	-	-	-	-	-	-	-	SE	SE	SE	-	SE	SE	-	-	
Event Facility / Banquet Hall / Dance Hall / Lodge	-	-	-	-	-	-	-	C	P	C	C	-	-	-	-	
Tattoo Facilities	-	-	-	-	-	-	-	C	-	-	-	-	-	-	-	
Heavy Retail/Home Center	-	-	-	-	-	-	-	C	-	-	-	C	C	-	-	
Wholesale	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-	

RE (Estate Residential), RS (Suburban Residential), RG (General Residential), RU (Urban Residential), NC (Neighborhood Conservation), CR (Commercial Re-use), CA (Campus), CG (Commercial General), CBD (Central Business District), AC (Activity Center), DS (Destination / Select Use), IL (Light Industrial), IH (Heavy Industrial), OSR (Open Space & Recreation), AR (Agriculture / Rural), P (Permitted), C (Conditional), SE (Permitted Special Exception Use), - (Prohibited Use), B (subscript, Special site and Building Development Standards)

Sec. 1-2.8.4 Commercial Use Standards

The standards of this Section apply to commercial uses that are specified in Table 1-2.7.4, Commercial Uses as conditional (C) or permitted special exception (SE).

A. Alcoholic Beverage Sales (Onsite Consumption) is permitted if it is demonstrated that:

1. In the AC (Activity Center) district on properties located immediately abutting, or across street rights-of-way from, a residential district or use:
 - a. The use shall be located a minimum distance of 500 feet from another alcoholic beverage sales business with onsite consumption; and
 - b. Patron seating must:
 1. Have speakers that are not audible beyond the property line;
 2. Have a defined space that is limited to a maximum height of 15 feet;
 3. Be located indoors or if it is outdoors it must be located a minimum of 150 feet from the nearest residential unit;
 - c. The use is located within a retail center that contains tenant spaces devoted to at least two businesses other than the alcoholic beverage sales business; and
 - d. The use occupies a maximum of 2,000 square feet (including any outdoor seating area).
2. In the AC district on properties that are not located immediately abutting, or across street right-of-way from, a residential district or use:
 - a. The use shall be located a minimum distance of 500 feet from another alcoholic beverage sales business with onsite consumption;
 - b. Speakers are not audible beyond the property line; and
 - c. The use occupies a maximum of 3,000 square feet (including any outdoor seating area).
3. In the CG (Commercial General) district:
 - a. The use shall be located a minimum distance of 500 feet from another alcoholic beverage sales business with onsite consumption; and
 - b. Patron seating is indoor only; or
 - c. Outdoor patron seating is located a minimum of 700 feet from the nearest property line of a residential unit and is not visible from any single family property.
4. In the CBD (Central Business District):
 - a. There shall be a minimum distance of 150 feet or two lots of record or developed leasehold space, whichever is the more restrictive, between the proposed establishment and any other establishment that is permitted for the land use of Alcohol Beverage Sales (on-site consumption). This distance is determined by following the shortest route of ordinary pedestrian or vehicular travel along the public thoroughfares from the nearest point of the grounds or buildings in use; and
 - b. When establishments permitted for Alcohol Beverage Sales (on-site consumption) are located adjacent to established residential uses (adjacency is established through lots of record, developed space, or permitted uses):
 1. Weekend hours of operation are limited to 10:00 a.m. to 2:00 a.m. on Friday and Saturday nights, and Sunday to Thursday hours are limited to 10:00 a.m. to 10:00 p.m.;
 2. Establishments may seek a permitted exception from subsection 1 to operate extended hours in the event of special televised events. Extended hours of operation shall not exceed 30 minutes after the official end of the special televised event (in no event can it be any later than 2:00 a.m.). Application for extended hours of operation must be made to the Department of Planning, Research, and Development at least 48 hours prior to the event and approved by the Director. Establishments shall be allowed to extend hours of operation a maximum of 24 times during a calendar year. The special event permit must be posted in a manner visible from the outside of the main entrance;

- c. When establishments permitted for Alcohol Beverage Sales (on-site consumption) are not located adjacent to established residential uses (adjacency is established through lots of record, developed space, or permitted uses) hours of operation are limited to those allowed by South Carolina law; and
- d. Except to allow ingress and egress, all exterior doors and windows of the establishment shall be closed at 10:00 p.m.; and
- e. No outside speaker system shall be allowed unless it meets the provisions as set forth in this Ordinance regarding noise and vibration, Section 4.11.2.1, as well as the City of Florence Code of Ordinances Sections 10-9, 10-10, and 10-11 ; and
- f. The Noise and Vibration provisions of this Ordinance, Section 4.11.2.1, as well as the City of Florence Code of Ordinances Sections 10-9, 10-10, and 10-11 shall apply to all establishments permitted for the land use of Alcohol Beverage Sales (on-site consumption). Structural features such as a double entrance and soundproofing materials may be used to minimize noise from the establishment. Any exterior modifications are subject to the Design Guidelines for Downtown Florence within the designated Downtown Overlay District; and
- g. At all times during its occupancy, the applicant shall assign a manager on the premises who shall ensure compliance with the terms of the conditional use, this Code, and the applicable SC Code of Laws and Regulations; and
- h. Rules consistent with the provisions of this Code shall be posted in conspicuous locations on the building and shall be enforced by the proprietors; loitering and disorderly conduct is prohibited at all times; and
- i. All lights or lighting arrangements used for purposes of advertising or night operations shall be directed away from adjoining or nearby properties; and
- j. Private garbage, recycling, maintenance equipment, and supplies are stored in a manner so as not to be visible at a height of six feet from adjoining properties, public rights-of-way, or other public property; and
- k. Private storage areas for all garbage, recycling, maintenance equipment and supplies are designed to contain odors and prevent the wafting of odors onto adjoining properties, public rights-of-way and other public property; and
- l. The establishment shall include a commercial kitchen and receive a minimum of 30% of its total revenue from food sales; and
- m. Section 13-15 of the City of Florence Code of Ordinances shall apply to all business licenses issued under this conditional use.

Amendments to Division 7-25.2 Definitions:

Alcohol Beverage Sales, Onsite Consumption ~~means a business whose floor space is primarily devoted to the sale of beer, wine, or other alcoholic beverages for on-premises consumption and which requires a license under South Carolina state regulations-~~ is governed by state law which provides that the establishment must be a bona fide restaurant engaged primarily and substantially in the preparation and serving of meals. For the purposes of this definition, "primarily" means that the establishment has a "commercial kitchen" so defined within this Division, and that food sales constitute at least 30% of the regular source of business to the licensed establishment, that meals are served upon the demand of guests and patrons during normal meal times that occur when the licensed business establishment is open to the public, and that an adequate supply of food is present on the licensed premises to meet the demand.

Commercial Kitchen means a room for the preparation of food which must include at a minimum a functioning, fixed grill or stove; a cold storage unit with a minimum of 21 cubic feet capacity; dry storage for food; and counter space for the preparation of food. The kitchen can include a microwave oven and/or other small appliances, but the presence of a microwave oven or other similar small appliances alone does not meet the definition of a "commercial kitchen." Commercial kitchens will be subject to public health inspections.

Restaurant, Drive-In or Drive-Through means a restaurant located either within a retail center, or situated on its own freestanding pad, which and is engaged predominately in the preparation and serving of meals. For the purposes of this definition, "predominately" means that the establishment has a "commercial kitchen" so defined within this Division and that food sales constitute at least 50% of the regular source of business to the licensed establishment. Furthermore, the establishment:

- A. Contains a drive-in or drive-through facility;
- B. Primarily serves food that is prepared and packaged within five minutes; and
- C. Customarily serves food in disposable containers.

Restaurant, No Drive-In or Drive-Through means an establishment engaged predominately in the preparation and serving of ~~prepared~~ meals to customers for consumption on-site or off-site, but does not include drive-in or drive-through facilities (but may include designated parking spaces for "curbside pickup" of food ordered in advance if the curbside pickup is a clearly subordinate function to the restaurant's operations). For the purposes of this definition, "predominately" means that the establishment has a "commercial kitchen" so defined within this Division and that food sales constitute at least 50% of the regular source of business to the licensed establishment. ~~and includes~~ These establishments include:

- A. Full-service restaurants;
- B. Limited-service eating facilities; and
- C. Special foodservices.

ORDINANCE NO. 2018-_____

**AN ORDINANCE TO AMEND THE CITY OF FLORENCE UNIFIED DEVELOPMENT
ORDINANCE TABLE 1-2.7.4, SECTION 1-2.8.4, and DIVISION 7-25.2**

WHEREAS, a public hearing will be held in Council Chambers of the City Center located at 324 West Evans Street on May 8, 2018 before the Municipal Planning Commission, and notice of said hearing was duly given; and

WHEREAS, the amendments contained herein will set forth conditions for land uses associated with onsite alcohol consumption within the Central Business District zoning designation.

THEREFORE, Table 1-2.7.4 of the City of Florence Unified Development Ordinance, shall read as follows:

Table 1-2.7.4 Commercial Uses															
Land Use	Zoning Districts														
	Residential					Business & Commercial			Mixed-Use			Industrial		Agricultural & Open Space	
	RE	RS	RG	RU	NC	CR	CA	CG	CBD	AC	DS	IL	IH	OSR	AR
Commercial Uses															
Alcoholic Beverage Sales (Offsite Consumption)	-	-	-	-	-	-	-	P	P	-	P	-	-	-	-
Alcoholic Beverage Sales (Onsite Consumption)	-	-	-	-	-	-	-	C	C	C	P	-	-	-	-
Animal Boarding Facilities, Small Animal	-	-	-	-	-	-	-	C	SE	SE	-	P	-	-	P
Animal Grooming Facilities	P	-	-	-	-	C	-	P	C	C	-	P	-	-	-
Animal Veterinary, Small Animal	-	-	-	-	-	-	-	P	C	-	C	P	-	-	P
Animal Veterinary, Large Animal	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P
Automobile Sales, Rental and Service Establishments	-	-	-	-	-	-	-	P	-	SE	-	-	-	-	-
Automobile Repairs, Heavy	-	-	-	-	-	-	-	C	-	-	-	P	P	-	-
Automobile Repairs, Light	-	-	-	-	-	-	-	P	-	P	-	P	P	-	-
Nursery, Retail	-	-	-	-	-	-	-	P	-	-	-	P	-	-	-
Overnight Accommodations(hotels,	-	-	-	-	-	-	P	P	P	P	P	-	-	-	-
Commercial Retail (Business Services; Personal Services;	-	-	-	-	-	C	C	P	P	P	P	C	C	-	-
Fueling Station / Car Wash	-	-	-	-	-	-	-	C _B	-	C _B	-	P _B	P _B	-	-
Truck Stops and Truck Washes	-	-	-	-	-	-	-	-	-	-	-	-	P _B	-	-
General Professional/ Medical Office	-	-	-	-	-	C	P	P	P	P	P	P	-	-	-
Restaurant; No Drive-In or Drive- Through	-	-	-	-	-	C	P	P	P	P	P	C	C	-	-
Restaurant; Drive-In or Drive	-	-	-	-	-	-	-	P _B	-	SE _B	-	P _B	-	-	-
Specialty Use	-	-	-	-	-	-	-	C	C	C	C	-	-	-	-
Mobile Food Vendor	-	-	-	-	-	-	-	SE	SE	SE	-	SE	SE	-	-
Event Facility / Banquet Hall / Dance Hall / Lodge	-	-	-	-	-	-	-	C	P	C	C	-	-	-	-
Tattoo Facilities	-	-	-	-	-	-	-	C	-	-	-	-	-	-	-
Heavy Retail/Home Center	-	-	-	-	-	-	-	C	-	-	-	C	C	-	-
Wholesale	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-

RE (Estate Residential), RS (Suburban Residential), RG(General Residential), RU (Urban Residential), NC (Neighborhood Conservation), CR (Commercial Re-use), CA (Campus), CG (Commercial General), CBD (Central Business District), AC (Activity Center), DS (Destination / Select Use), IL (Light Industrial), IH (Heavy Industrial), OSR (Open Space & Recreation), AR (Agriculture / Rural), P (Permitted), C (Conditional), SE (Permitted Special Exception Use), - (Prohibited Use), B (subscript, Special site and Building Development Standards)

THEREFORE, Section 1-2.8.4 of the City of Florence Unified Development Ordinance, shall read as follows:

Sec. 1-2.8.4 Commercial Use Standards

The standards of this Section apply to commercial uses that are specified in Table 1-2.7.4, Commercial Uses as conditional (C) or permitted special exception (SE).

A. Alcoholic Beverage Sales (Onsite Consumption) is permitted if it is demonstrated that:

1. In the AC (Activity Center) district on properties located immediately abutting, or across street rights-of- way from, a residential district or use:
 - a. The use shall be located a minimum distance of 500 feet from another alcoholic beverage sales business with onsite consumption; and
 - b. Patron seating must:
 1. Have speakers that are not audible beyond the property line;
 2. Have a defined space that is limited to a maximum height of 15 feet;
 3. Be located indoors or if it is outdoors it must be located a minimum of 150 feet from the nearest residential unit;
 - c. The use is located within a retail center that contains tenant spaces devoted to at least two businesses other than the alcoholic beverage sales business; and
 - d. The use occupies a maximum of 2,000 square feet (including any outdoor seating area).
2. In the AC district on properties that are not located immediately abutting, or across street right-of-way from, a residential district or use:
 - a. The use shall be located a minimum distance of 500 feet from another alcoholic beverage sales business with onsite consumption;
 - b. Speakers are not audible beyond the property line; and
 - c. The use occupies a maximum of 3,000 square feet (including any outdoor seating area).
3. In the CG (Commercial General) district:
 - a. The use shall be located a minimum distance of 500 feet from another alcoholic beverage sales business with onsite consumption; and
 - b. Patron seating is indoor only; or
 - c. Outdoor patron seating is located a minimum of 700 feet from the nearest property line of a residential unit and is not visible from any single family property.
4. In the CBD (Central Business District):
 - a. There shall be a minimum distance of 150 feet or two lots of record or developed leasehold space, whichever is the more restrictive, between the proposed establishment and any other establishment that is permitted for the land use of Alcohol Beverage Sales (on-site consumption). This distance is determined by following the shortest route of ordinary pedestrian or vehicular travel along the public thoroughfares from the nearest point of the grounds or buildings in use; and

- b. When establishments permitted for Alcohol Beverage Sales (on-site consumption) are located adjacent to established residential uses (adjacency is established through lots of record, developed space, or permitted uses):
 - 1. Weekend hours of operation are limited to 10:00 a.m. to 2:00 a.m. on Friday and Saturday nights, and Sunday to Thursday hours are limited to 10:00 a.m. to 10:00 p.m.;
 - 2. Establishments may seek a permitted exception from subsection 1 to operate extended hours in the event of special televised events. Extended hours of operation shall not exceed 30 minutes after the official end of the special televised event (in no event can it be any later than 2:00 a.m.). Application for extended hours of operation must be made to the Department of Planning, Research, and Development at least 48 hours prior to the event and approved by the Director. Establishments shall be allowed to extend hours of operation a maximum of 24 times during a calendar year. The special event permit must be posted in a manner visible from the outside of the main entrance;
- c. When establishments permitted for Alcohol Beverage Sales (on-site consumption) are not located adjacent to established residential uses (adjacency is established through lots of record, developed space, or permitted uses) hours of operation are limited to those allowed by South Carolina law; and
- d. Except to allow ingress and egress, all exterior doors and windows of the establishment shall be closed at 10:00 p.m.; and
- e. No outside speaker system shall be allowed unless it meets the provisions as set forth in this Ordinance regarding noise and vibration, Section 4.11.2.1, as well as the City of Florence Code of Ordinances Sections 10-9, 10-10, and 10-11 ; and
- f. The Noise and Vibration provisions of this Ordinance, Section 4.11.2.1, as well as the City of Florence Code of Ordinances Sections 10-9, 10-10, and 10-11 shall apply to all establishments permitted for the land use of Alcohol Beverage Sales (on-site consumption). Structural features such as a double entrance and soundproofing materials may be used to minimize noise from the establishment. Any exterior modifications are subject to the Design Guidelines for Downtown Florence within the designated Downtown Overlay District; and
- g. At all times during its occupancy, the applicant shall assign a manager on the premises who shall ensure compliance with the terms of the conditional use, this Code, and the applicable SC Code of Laws and Regulations; and
- h. Rules consistent with the provisions of this Code shall be posted in conspicuous locations on the building and shall be enforced by the proprietors; loitering and disorderly conduct is prohibited at all times; and
- i. All lights or lighting arrangements used for purposes of advertising or night operations shall be directed away from adjoining or nearby properties; and
- j. Private garbage, recycling, maintenance equipment, and supplies are stored in a manner so as not to be visible at a height of six feet from adjoining properties, public rights-of-way, or other public property; and
- k. Private storage areas for all garbage, recycling, maintenance equipment and supplies are designed to contain odors and prevent the wafting of odors onto adjoining properties, public rights-of-way and other public property; and
- l. The establishment shall include a commercial kitchen and receive a minimum of 30% of its total revenue from food sales; and
- m. Section 13-15 of the City of Florence Code of Ordinances shall apply to all business licenses issued under this conditional use.

THEREFORE, Division 7-25.2 of the City of Florence Unified Development Ordinance, shall amend and/or add the following definitions:

Alcohol Beverage Sales, Onsite Consumption is governed by state law which provides that the establishment must be a bona fide restaurant engaged primarily and substantially in the preparation and serving of meals. For the purposes of this definition, "primarily" means that the establishment has a "commercial kitchen" so defined within this Division, and that food sales constitute at least 30% of the regular source of business to the licensed establishment, that meals are served upon the demand of guests and patrons during normal meal times that occur when the licensed business establishment is open to the public, and that and adequate supply of food is present on the licensed premises to meet the demand.

Commercial Kitchen means a room for the preparation of food which must include at a minimum a functioning, fixed grill or stove; a cold storage unit with a minimum of 21 cubic feet capacity; dry storage for food; and counter space for the preparation of food. The kitchen can include a microwave oven and/or other small appliances, but the presence of a microwave oven or other similar small appliances alone does not meet the definition of a "commercial kitchen." Commercial kitchens will be subject to public health inspections.

Restaurant, Drive-In or Drive-Through means a restaurant located either within a retail center, or situated on its own freestanding pad, and is engaged predominately in the preparation and serving of meals. For the purposes of this definition, "predominately" means that the establishment has a "commercial kitchen" so defined within this Division and that food sales constitute at least 50% of the regular source of business to the licensed establishment. Furthermore, the establishment:

- A. Contains a drive-in or drive-through facility;
B. Primarily serves food that is prepared and packaged within five minutes; and
C. Customarily serves food in disposable containers.

Restaurant, No Drive-In or Drive-Through means an establishment engaged predominately in the preparation and serving of meals to customers for consumption on-site or off-site, but does not include drive-in or drive-through facilities (but may include designated parking spaces for "curbside pickup" of food ordered in advance if the curbside pickup is a clearly subordinate function to the restaurant's operations). For the purposes of this definition, "predominately" means that the establishment has a "commercial kitchen" so defined within this Division and that food sales constitute at least 50% of the regular source of business to the licensed establishment. These establishments include:

- A. Full-service restaurants;
B. Limited-service eating facilities; and
C. Special foodservices.

WHEREAS, Florence City Council concurs in the aforesaid application, findings and recommendations:

**NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FLORENCE
IN MEETING DULY ASSEMBLED AND BY THE AUTHORITY THEREOF:**

1. That an Ordinance is hereby adopted by amending the Unified Development Ordinance as shown above.
2. That this Ordinance shall become effective immediately.

ADOPTED THIS _____ DAY OF _____, 2016

Approved as to form:

James W. Peterson, Jr.
City Attorney

Stephen J. Wukela,
Mayor

Attest:

Dianne M. Rowan
Municipal Clerk

FLORENCE CITY COUNCIL MEETING

DATE: July 9, 2018

AGENDA ITEM: An Ordinance to rezone the property located at the intersection of Hoffmeyer Road and Clark Branch Road, said property being specifically designated in the Florence County Tax records as Tax Map Parcel 00098-01-262.

DEPARTMENT/DIVISION: Department of Planning, Research, and Development

I. ISSUE UNDER CONSIDERATION:

Request to rezone the property located at the intersection of Hoffmeyer Road and Clark Branch Road, said property being specifically designated in the Florence County Tax Records as Tax Map Parcel 00098-01-262. The request is being made by the property owner, Louie Hopkins.

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

On May 8, 2018, The Planning Commission held a public hearing on this matter and voted 4 to 3 to deny approval of the rezoning request from NC-6.1 Neighborhood Conservation District, to NC-6.3 Neighborhood Conservation District. On June 12, 2018, the Planning Commission reconsidered the request based on new information provided by the applicant and voted 5-0 to approve the rezoning as submitted.

III. POINTS TO CONSIDER:

- (1) This request is being considered for first reading.
- (2) The property is currently zoned NC-6.1 Neighborhood Conservation and is vacant. This zoning district limits residential housing to single family detached units only.
- (3) The proposed zoning district is NC-6.3 Neighborhood Conservation. This designation permits a variety of residential uses, including townhomes.
- (4) The Comprehensive Plan designates this area as Residential Suburban, which is intended to provide for single family development with a suburban character.
- (5) The zoning designation for this lot prior to the adoption of the *Unified Development Ordinance* on January 15, 2018 was R-3, which did permit townhomes.
- (6) City staff finds that the lot is compliant with the requirements of the NC-6.3 zoning designation.

IV. OPTIONS:


City Council may:

1. Approve the request as presented based on the information submitted.
2. Defer the request should additional information be needed.
3. Suggest other alternatives.
4. Deny the request.

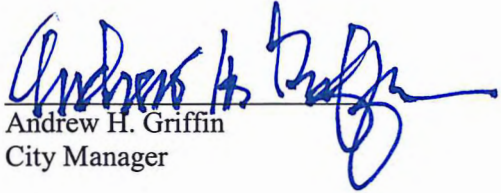
V. PERSONAL NOTES:

VI. ATTACHMENTS:

- (1) Ordinance
- (2) Vicinity Map
- (3) Zoning Map
- (4) Future Land Use Map



Jerry Dudley
Planning Manager




Andrew H. Griffin
City Manager

PC 2018-12 Vicinity Map Hoffmeyer/Clark Branch Roads



Legend

-  City Limits
-  Parcels

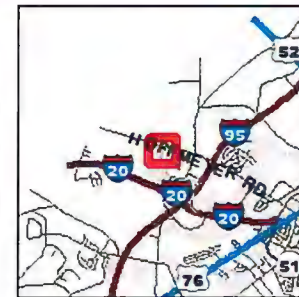


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Date: 7/2/2018

PC 2018-12 Current Zoning Map



- Legend**
- Public Use
 - Park Use
 - Agricultural and Other Rural Use
 - CA
 - NC-6.1
 - NC-6.2
 - Residential District
 - NC-6.3
 - NC-6.4
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Department of Planning, Research, and Development

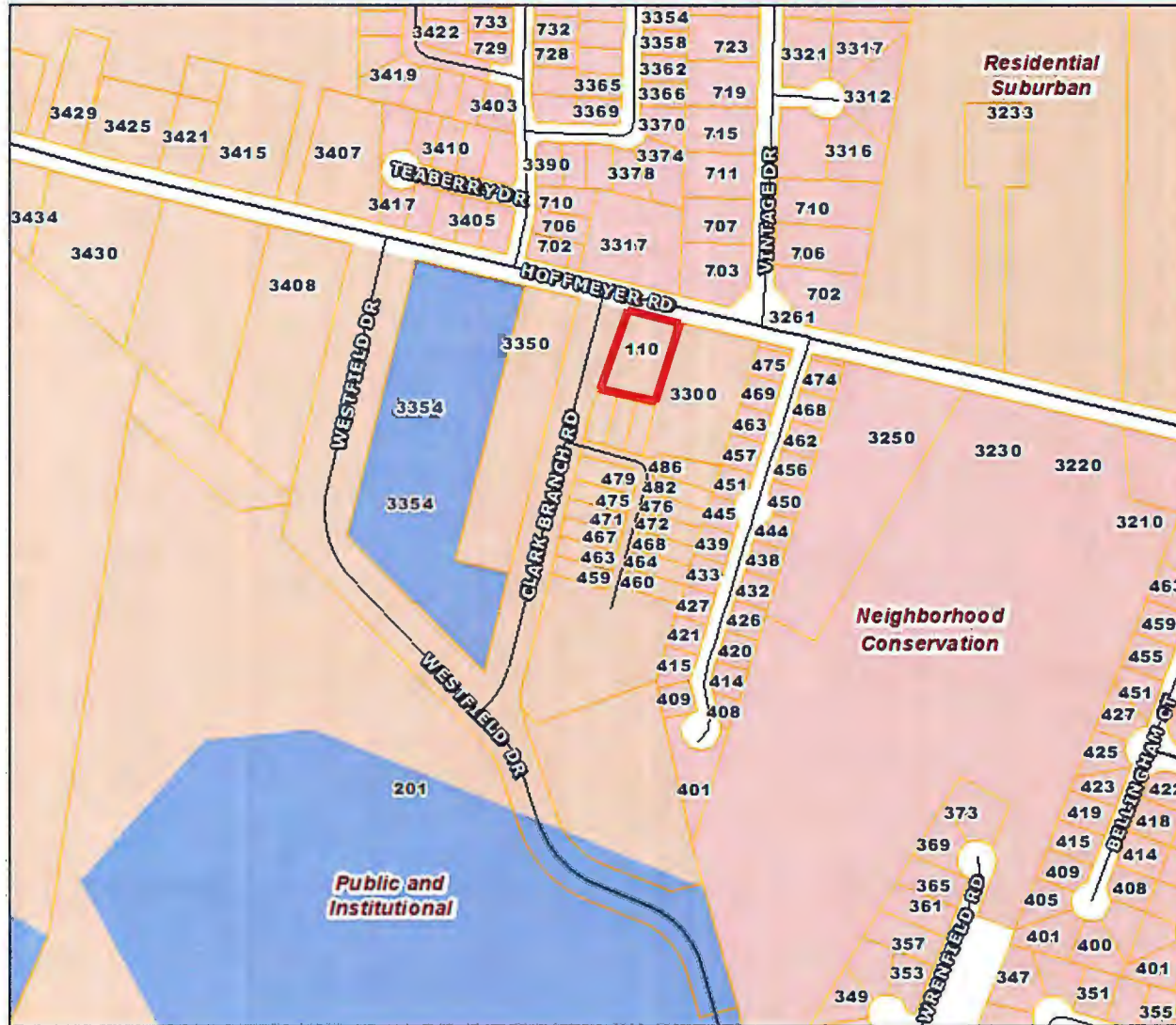
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Date: 7/2/2018

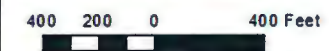
PC 2018-12 Future Land Use



- Legend**
- Parcels
 - Future Land Use 2010
 - Future Land Use
 - Auto-Urban Commercial
 - Business Parks
 - Central Business District
 - Industrial
 - Neighborhood Conservation
 - Parks and Open Space
 - Public and Institutional
 - Residential Auto-Urban
 - Residential Estate
 - Residential Sub-Urban
 - Residential Transition
 - Residential Urban
 - Rural
 - Sub-Urban Commercial



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Date: 7/2/2018

ORDINANCE NO. 2018-_____

AN ORDINANCE TO REZONE PROPERTY IDENTIFIED AS TAX MAP NUMBER 00098-01-262 LOCATED AT THE SOUTHEAST CORNER OF THE INTERSECTION OF HOFFMEYER ROAD AND CLARK BRANCH ROAD, FROM NC-6.1 NEIGHBORHOOD CONSERVATION DISTRICT TO NC-6.3 NEIGHBORHOOD CONSERVATION DISTRICT:

WHEREAS, a Public Hearing was held in the City Center Council Chambers on June 12, 2018 at 6:00 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

WHEREAS, Louie Hopkins made application to rezone the property identified as Tax Map Number 00098-01-262, currently zoned NC-6.1 Neighborhood Conservation District, from NC-6.1 Neighborhood Conservation District to NC-6.3 Neighborhood Conservation District;

WHEREAS, Florence City Council concurs in the aforesaid application, findings and recommendations:

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FLORENCE IN MEETING DULY ASSEMBLED AND BY THE AUTHORITY THEREOF:

1. That an Ordinance is hereby adopted by amending the Zoning Atlas of the City of Florence for the aforesaid property to NC-6.3 Neighborhood Conservation District;
2. That this Ordinance shall become effective seven days upon its approval and adoption by the City Council of the City of Florence and posting of this amendment in the official Zoning Atlas.

ADOPTED THIS _____ DAY OF _____, 2018

Approved as to form:

James W. Peterson, Jr.
City Attorney

Stephen J. Wukela,
Mayor

Attest:

Dianne M. Rowan
Municipal Clerk

VI. d.
Bill No. 2018-25
First Reading

FLORENCE CITY COUNCIL MEETING

DATE: July 9, 2018

AGENDA ITEM: Ordinance to Annex and Zone Property Owned by The Grove at Ebenezer, LLC, a portion of TMN 00075-01-221

DEPARTMENT/DIVISION: Department of Planning, Research & Development

I. ISSUE UNDER CONSIDERATION:

Request to annex property located on Grove Boulevard, a portion of Tax Map Number 00075-01-221, into the City of Florence and zone to (PDD) Planned Development District. The request is being made by the property owner, The Grove at Ebenezer, LLC.

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

(1) On June 12, 2018 Planning Commission held a public hearing on this matter, and voted unanimously, 5-0 to recommend the zoning request of (PDD), Planned Development District.


III. POINTS TO CONSIDER:

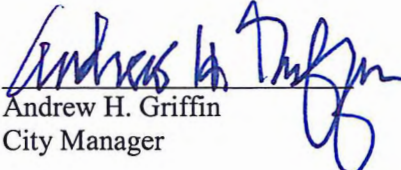
- (1) Request is being considered for first reading.
- (2) The proposed zoning, pending annexation, is Planned Development District. The primary use permitted under the proposed zoning will be single-family residential as outlined in the PDD development guidelines.
- (3) The lot is currently vacant. The lot will be subdivided into four lots along Grove Boulevard within The Grove subdivision.
- (4) City water and sewer services are currently available; there is no cost to extend utility services.
- (5) City Staff recommends annexation as it is a requirement of the PDD development agreement and concurs with Planning Commission's recommendation to zone the property (PDD), Planned Development District.

IV. PERSONAL NOTES:

V. ATTACHMENTS:

- (1) Ordinance
- (2) Map showing the location of the property
- (3) Annexation Plan (Map)
- (4) Petition for Annexation form


Jerry Dudley
Planning Manager


Andrew H. Griffin
City Manager

Attachment 2

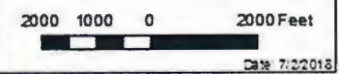
Location Map: Area proposed for annexation - Grove Boulevard



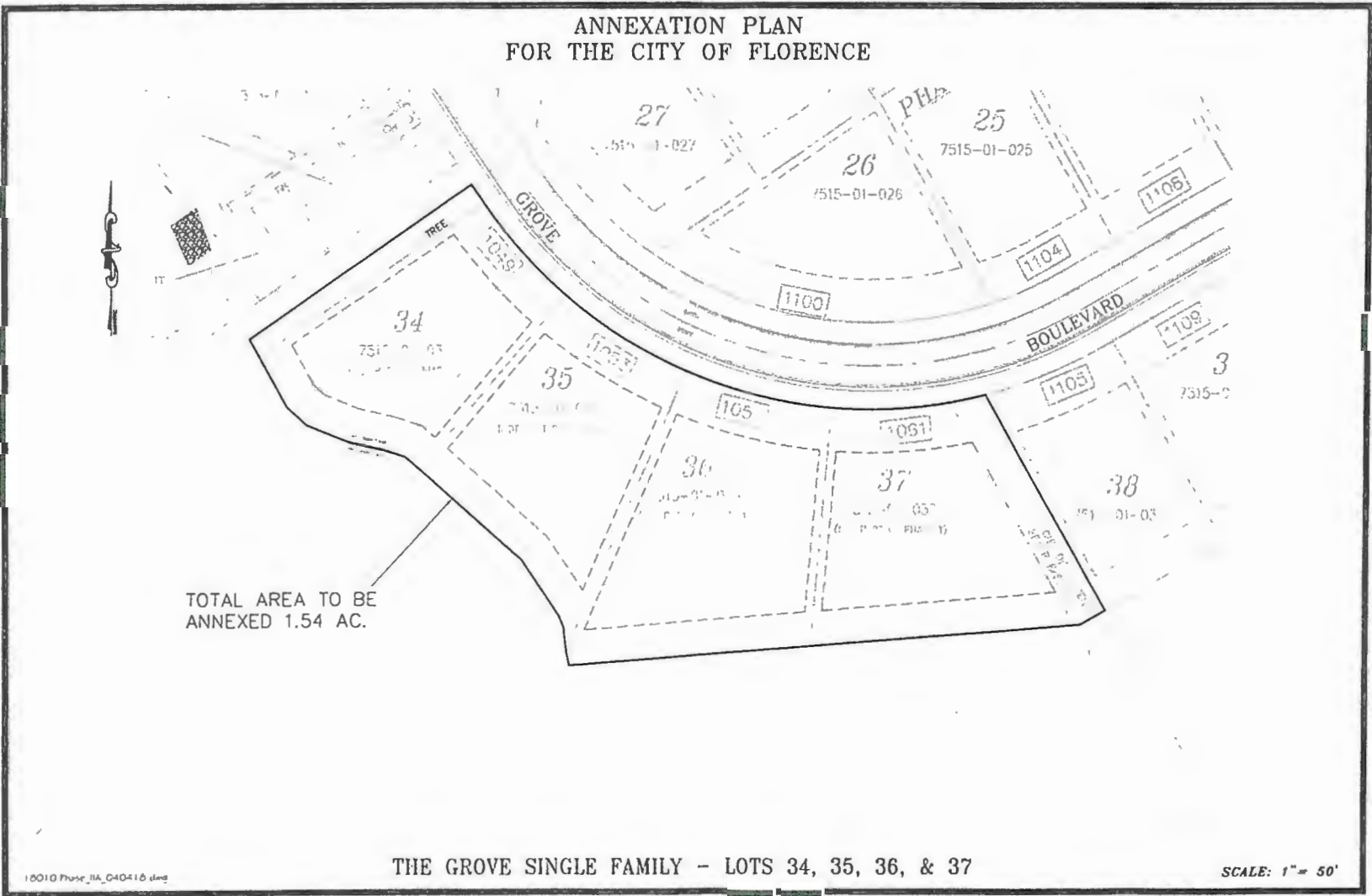
- Legend**
- City Limits
 - Parcels



DISCLAIMER:
 The City of Florence Department of Planning, Research, and Development data represented on this map is the product of compilation, as produced by others. It is provided for informational purposes only and the City of Florence makes no representation as to its accuracy. Its use without field verification is at the sole risk of the user.



ANNEXATION PLAN
FOR THE CITY OF FLORENCE



Attachment 3: Annexation Plan (The Grove Subdivision: Lots 34-37)

Attachment 4: Petition for Annexation form

STATE OF SOUTH CAROLINA)

PETITION FOR ANNEXATION

COUNTY OF FLORENCE)

Petition requesting Florence City Council to enact an Ordinance annexing the area described below, that area being the same property as shown by the map prepared by the City of Florence Planning, Research, and Development Department, attached and incorporated by reference herein:

The undersigned freeholder property owner(s) hereby respectfully certifies, petitions, and requests of the City Council of Florence as follows:

1. The petitioners are the sole owner(s) of real estate in the County of Florence, State of South Carolina which property lies adjacent and contiguous to the corporate limits of the City of Florence.
2. That the petitioner(s) desires to annex the property more particularly described below:

Florence County Tax Map
 00075-01-221 The Grove at Ebenezer LLC
 Annex 1.53 acres as shown on the annexation plan. the proposed area is part of The Grove at Ebenezer PDD

3. Annexation is being sought for the following purposes:

The Club House area was moved to the other side of the pump station, and the lots will be replacing the lots lost.

4. That the petitioner(s) request that the City Council of Florence annex the above described property in accordance with subsection 31 of 5-3-150(3) of the Code of Laws of South Carolina for 1976, such section allowing the annexation of an area without the necessity of an election and referendum.

To the Petitioner: The following information needs to be completed for submittal to the City of Florence and other government agencies for records prior to and after annexation.

Total Residents	4 single family future
Race	Mixed
Total 18 and Over	Future
Total Registered to Vote	Future

Date 4-27-2018

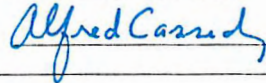


Petitioner - The Grove at Ebenezer, LLC
 By Phillip Lowe
 507 W. Cheves St. | Florence, SC 29501

Certification as to ownership on the date of petition:

Date 4/30/2018

FOR OFFICIAL USE ONLY



ORDINANCE NO. 2018 _____

AN ORDINANCE TO ANNEX AND ZONE PROPERTY OWNED BY THE GROVE AT EBENEZER, LLC, A PORTION OF TMN 00075-01-221

WHEREAS, a Public Hearing was held in the Council Chambers on June 12, 2018 at 6:00 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

WHEREAS, application by The Grove at Ebenezer, LLC, owner of TMN 00075-01-221, was presented requesting an amendment to the City of Florence Zoning Atlas that the aforesaid property be incorporated in the city limits of the City of Florence under the provisions of **Section 5-3-150(3) of the 1976 Code of Laws of South Carolina** and adding the zoning district classification of (PDD) Planned Development District:

The property requesting annexation is shown more specifically as a portion of Florence County Tax Map 00075, block 01, parcel 221 (1.53 acres).

Any portions of public rights-of-way abutting the above described property will be also included in the annexation.

WHEREAS, Florence City Council concurs in the aforesaid application, findings and recommendations:

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FLORENCE IN MEETING DULY ASSEMBLED AND BY THE AUTHORITY THEREOF:

- 1. That an Ordinance is hereby adopted annexing into the City Limits of the City of Florence the aforesaid property and amending the Zoning Atlas to the aforesaid zoning classifications.**
- 2. That this Ordinance shall become effective seven days upon its approval and adoption by the City Council of the City of Florence and posting of this amendment in the official Zoning Atlas.**

ADOPTED THIS _____ DAY OF _____, 2018

Approved as to form:

James W. Peterson, Jr.
City Attorney

Stephen J. Wukela,
Mayor

Attest:

Dianne M. Rowan
Municipal Clerk

**VII. a.
Resolution
No. 2018-09**

FLORENCE CITY COUNCIL MEETING

DATE: July 9, 2018

AGENDA ITEM: Introduction of Resolution No. 2018-09


DIVISION/DEPARTMENT: City Council

ISSUE UNDER CONSIDERATION:

A Resolution to honor Soule' Café's contributions to the efforts to revitalize Downtown Florence.

CURRENT STATUS/PREVIOUS ACTION TAKEN:

- 1) The investment by Soule' Café in Florence is playing a role in the continued development of Florence's Downtown Business District.
- 2) The owners are contributors to the community's growth through their philanthropic endeavors, leadership and business investments.
- 3) Every quarter, with recommendation from the Greater Florence Chamber of Commerce, Florence City Council recognizes a business that has made contributions to the development of Downtown.



Andrew H. Griffin
City Manager

(STATE OF SOUTH CAROLINA)
()
(CITY OF FLORENCE)

RESOLUTION NO. 2018 – 09

A RESOLUTION HONORING SOULE' CAFÉ'S CONTRIBUTIONS TO THE EFFORTS TO REVITALIZE DOWNTOWN FLORENCE

WHEREAS, the owner of Soule' Café, Mr. Ezra Brown, has established a unique eatery in Downtown Florence and is a small business owner and a pillar of the community who is active in numerous civic organizations; and

WHEREAS, the investment by Soule' Café in Florence is welcomed and is playing a role in the continued development of Florence's Downtown Business District; and

WHEREAS, the owner is a contributor to the community's growth through his philanthropic endeavors, International Jazz Day events, leadership, as well as his business investments; and

WHEREAS, the Greater Florence Chamber of Commerce has requested that the City recognize the business efforts of Soule' Café and its contributions to our community.

NOW, THEREFORE, BE IT RESOLVED:

THAT, upon the petition of the Greater Florence Chamber of Commerce and in recognition of Soule' Café's contributions to the continued efforts to revitalize downtown Florence, the City Council of the City of Florence hereby declares the months of April through June, the Soule' Café quarter.

AND IT IS SO RESOLVED, this 9th day of July, 2018.

Stephen J. Wukela, Mayor

ATTEST:

Dianne M. Rowan, Municipal Clerk

**VII. b.
Resolution
No. 2018-10**

FLORENCE CITY COUNCIL MEETING

DATE: July 9, 2018

AGENDA ITEM: Introduction of Resolution No. 2018-10

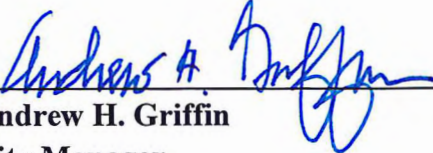
DIVISION/DEPARTMENT: City Council

ISSUE UNDER CONSIDERATION:

A Resolution to recognize Brian Emmen.

CURRENT STATUS/PREVIOUS ACTION TAKEN:

- 1) Mr. Emmen has sponsored many activities for community events in the City of Florence.
- 2) Mr. Emmen owns a business located in the City of Florence
- 3) City Council would like to recognize Mr. Emmen for his many contributions to the community.



Andrew H. Griffin
City Manager

(STATE OF SOUTH CAROLINA)
()
(CITY OF FLORENCE)

RESOLUTION NO. 2018-10

A RESOLUTION OF RECOGNITION FOR MR. BRIAN EMMEN

WHEREAS, Mr. Brian Emmen has sponsored numerous activities for community events in the City of Florence; and

WHEREAS, Brian has graciously funded the total costs for fundraisers for the Raging Storm AAU Basketball Team, the Annual Unity in the Community event at Levy park, a cash prize for Live at the Apollo, and sponsored a fundraiser for the Girl Scouts of America; and

WHEREAS, In addition to these many community endeavors, Brian finds time to be a mentor for troubled boys and to help those who are in need of day-to-day survival. Mr. Emmen often says, “children don’t have a choice of what family they are born into, but it’s only right to help those who need it the most”. Brian never promotes himself, instead he promotes the needs of others.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of Florence recognizes

Mr. Brian Emmen

for his many contributions to the citizens of the City of Florence. Mr. Emmen’s efforts have helped bring “Unity to the Community” and have made our community a better place for all.

AND IT IS SO RESOLVED this 9th day of July, 2018.

ATTEST:

Dianne M. Rowan, Municipal Clerk

Stephen J. Wukela, Mayor

VIII. a.
**Appointments to
Boards/Commissions**

FLORENCE CITY COUNCIL MEETING

DATE: July 9, 2018

AGENDA ITEM: Report to Council/Boards & Commissions

DEPARTMENT/DIVISION: City Council

I. ISSUE UNDER CONSIDERATION:

Council will consider nominations for City Boards and/or Commissions

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

There are seven (7) Boards or Commissions that have either a vacancy or an expired term.

III. ATTACHMENTS:

Spreadsheet of Council Nominations to Boards and Commissions
Letters from Board members indicating if they want to continue to serve
Applications Received



Andrew H. Griffin
City Manager

SCHEDULE OF COUNCIL NOMINATIONS TO BOARDS AND COMMISSIONS - July 2018

	District 1	District 2	District 3	At-Large 1	At-Large 2	At-Large 3	Mayor	Currently Serving
	Ervin	Moore	Brand	Jebaily	Wms-Blake	Willis	Wukela	
Accommodations Tax Advisory Committee	X	X ¹	X	X ²				Quentin Williams; ¹ Tim Norwood; Margaret Nash; ² Larry Smith
City of Florence Planning Commission					X	X	X	Charles Howard; Derrick Owens; Jennifer Edwards
City of Florence Zoning Board of Appeals	X	X	X					Vacancy; Nathaniel Poston; Vacancy
Civic Center Commission				X				Sonyetta Cooper
Housing Authority Board					X			John R. Etheridge
Parks and Beautification Commission	X					X	X	Walter Sallenger; Vacancy; Vacancy
Pee Dee Regional Airport Authority		X						Pete Gioldasis

¹Vacancy - Hospitality (See attached highlighted sections of the SC Code of Laws for committee member requirements)

²Vacancy - Cultural (See attached highlighted sections of the SC Code of Laws for committee member requirements)

Accommodations Tax Advisory Committee

<u>Current Board Member</u>	<u>Status</u>	<u>Councilmember to make appointment</u>
Quentin D. Williams	Would like to be reappointed	Councilwoman Ervin
1) Tim Norwood (Hospitality)*	Would like to be reappointed	Councilwoman Moore
Margaret Nash	Would like to be reappointed	Councilman Brand
2) Larry D. Smith (Cultural)*	Would like to be reappointed	Councilman Jebaily

Notes:

- 1) Hospitality – Means persons directly involved in the service segment of the travel and tourism industry, including, but not limited to, business that primarily serve visitors such as lodging facilities, restaurants, attractions, recreational amenities, transportation facilities and services, and travel information and promotion entities.
- 2) Cultural – Means persons actively involved and familiar with the cultural community of the area including, but not limited to, the arts, historical preservation, museums, and festivals.

Attachments:

Letters of interest from current board member
Applications received



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Mr. Quentin D. Williams
P. O. Box 1402
Florence, SC 29504

Dear Mr. Williams:

Our records indicate that your term on the Accommodations Tax Advisory Committee will expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the Accommodations Tax Advisory Committee or if you would like to *discontinue serving*, please indicate your choice by marking the appropriate blank below. **Please sign and return this letter to our office.**

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the Accommodations Tax Advisory Committee.

I do not want to be considered for reappointment to the Accommodations Tax Advisory Committee.

Mr. Quentin D. Williams



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Mr. Timothy F. Norwood
501 Camellia Circle
Florence, SC 29501

Dear Mr. Norwood:

Our records indicate that your term on the Accommodations Tax Advisory Committee will expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the Accommodations Tax Advisory Committee or if you would like to discontinue serving, please indicate your choice by marking the appropriate blank below. **Please sign and return this letter to our office.**

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the Accommodations Tax Advisory Committee.

I do not want to be considered for reappointment to the Accommodations Tax Advisory Committee.

Mr. Timothy F. Norwood



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Ms. Margaret Nash
1205 King Avenue
Florence, SC 29501

Dear Ms. Nash:

Our records indicate that your term on the Accommodations Tax Advisory Committee will expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the Accommodations Tax Advisory Committee or if you would like to discontinue serving, please indicate your choice by marking the appropriate blank below. **Please sign and return this letter to our office.**

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the Accommodations Tax Advisory Committee.

I do not want to be considered for reappointment to the Accommodations Tax Advisory Committee.

Ms. Margaret Nash



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Mr. Larry D. Smith
1002 Wrenwood Road
Florence, SC 29505

Dear Mr. Smith:

Our records indicate that your term on the Accommodations Tax Advisory Committee will expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the Accommodations Tax Advisory Committee or if you would like to discontinue serving, please indicate your choice by marking the appropriate blank below. **Please sign and return this letter to our office.**

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the Accommodations Tax Advisory Committee.

I do not want to be considered for reappointment to the Accommodations Tax Advisory Committee.

Mr. Larry D. Smith

City of Florence Planning Commission

<u>Current Board Member</u>	<u>Status</u>	<u>Councilmember to make appointment</u>
Charles G. Howard, Jr.	Has not returned letter	Councilwoman Williams-Blake
Derrick Owens	Would like to be reappointed	Councilman Willis
Jennifer Edwards	Would like to be reappointed	Mayo Wukela

Attachments:

Letters of interest from current board member
Applications received



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Mr. Derrick Owens
811 Indian Drive
Florence, SC 29501

Dear Mr. Owens:

Our records indicate that your term on the City of Florence Planning Commission will expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the City of Florence Planning Commission or if you would like to discontinue serving, please indicate your choice by marking the appropriate blank below. **Please sign and return this letter to our office.**

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the City of Florence Planning Commission.

I do not want to be considered for reappointment to the City of Florence Planning Commission.

Mr. Derrick Owens



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Mrs. Jennifer B. Edwards
860 Santee Drive
Florence, SC 29501

Dear Mrs. Edwards:

Our records indicate that your term on the City of Florence Planning Commission will expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the City of Florence Planning Commission or if you would like to discontinue serving, please indicate your choice by marking the appropriate blank below. **Please sign and return this letter to our office.**

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the City of Florence Planning Commission.

I do not want to be considered for reappointment to the City of Florence Planning Commission.

Mrs. Jennifer B. Edwards



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: City of Florence Planning Committee			
Your Name (Last, First, Middle) Byers, Michelle	County Florence	Council District 3	
Residential Address 863 Congaree Drive	City Florence	State South Carolina	Zip Code 29501
Mailing Address same	City	State South Carolina	Zip Code
Your Occupation- Title Marketing & Advertising Account Mgr	Business Phone 843-317-7222	Residence Phone 843-601-4244	
Employer Name Morning News	E-Mail Address		
Employer Address 310 S. Dargan Str	City Florence	State South Carolina	Zip Code 29506

General Qualifications

Are you a resident of the City? Yes No How long? 8 yrs

Why would you like to serve?
I desire to serve as a way to help Florence continue to grow & develop. I want to give back to the community I love!

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:
no

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:
no

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:
no

Are you involved in any community activities? If yes, please list:
Florence Symphony Guild

What are your goals and objectives if appointed to the Commission/Board?
To support and be an active member seeking the best for our City

Please initial and date below:

MB 1.30.18 I certify that the information above is true and correct.
INITIAL DATE

MB 1.30.18 understand that the information on this form will be considered public information.
INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	<u>Feb. 20, 2018</u>
Appointed to:	
Date:	



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: <i>Planning Commission</i>			
Your Name (Last, First, Middle) <i>Jones, Jr Roy Davidson</i>		County <i>Florence</i>	Council District <i>03</i>
Residential Address <i>1200 Rutledge Ave</i>		City <i>Florence</i>	State. Zip Code <i>South Carolina 29505</i>
Mailing Address <i>PO Box 12446</i>		City <i>Florence</i>	State. Zip Code <i>South Carolina 29504</i>
Your Occupation- Title <i>President / CEO</i>		Business Phone <i>843 618 6440</i>	Residence Phone <i>843 702 0127</i>
Employer Name <i>The Master's Choice Inc</i>		E-Mail Address <i>david@legalshd.com</i>	
Employer Address <i>PO Box 12446</i>		City <i>Florence</i>	State. Zip Code <i>South Carolina 29504</i>

General Qualifications

Are you a resident of the City? Yes No How long? *10 yrs*

Why would you like to serve?
I love my City. I have seen so much change and growth. I feel it is time to give of my vast business knowledge to help guide continued growth in Florence.

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:
None

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:
NO

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:
NO

Are you involved in any community activities? If yes, please list:
I have supported numerous activities with my Checkbook. It is time for me to step up with my most valuable asset, my time and experience.

What are your goals and objectives if appointed to the Commission/Board?
Not all change is good. I want to contribute my business acumen to help oversee future growth and change in Florence. I want to control where it is needed and support when it is needed.

Please initial and date below:

rdj 3/27/18 I certify that the information above is true and correct.
INITIAL DATE

rdj 3/27/18 I understand that the information on this form will be considered public information.
INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	<i>3-29-2018</i>
Appointed to:	
Date:	



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: City of Florence Planning Commission or City of Florence Zoning Board of Appeals or Parks and Beautification Commission			
Your Name (Last, First, Middle) Perez Jorge F.	County Florence	Council District Buddy Brand - 3	
Residential Address 1896 Brigadoone In	City Florence	State South Carolina	Zip Code 29505
Mailing Address 1896 Brigadoone In	City Florence	State South Carolina	Zip Code 29505
Your Occupation- Title Sr Mechanical Design Engineer	Business Phone 843-346-4427	Residence Phone 980-245-6932	
Employer Name Struthers-Dunn	E-Mail Address jorgef2008@yahoo.com		
Employer Address 407 E. Smith Street, Suite-B	City Timmosville	State South Carolina	Zip Code 29161

General Qualifications

Are you a resident of the City? Yes No How long? 6 years

Why would you like to serve?

Serve the community with fresh ideas, and improve the cost/living standard of our community residents, improve the education and sports activities, new security programs for the schools, build the modern city ready for the future.

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:

no

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:

no

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:

no

Are you involved in any community activities? If yes, please list:

No

What are your goals and objectives if appointed to the Commission/Board?

Bring the latin community representation as an important economic link to develop Florence economic and infra structure, promote a scientific educational program for our new generations, bring more investor to our city to increase jobs opportunities.

Please initial and date below:

JP 4/18/2018 I certify that the information above is true and correct.

INITIAL DATE

JP 4/18/2018 I understand that the information on this form will be considered public information.

INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	4-18-2018
Appointed to:	
Date:	

City of Florence Board of Zoning Appeals

<u>Current Board Member</u>	<u>Status</u>	<u>Councilmember to make appointment</u>
Vacancy	Scott Kozacki resigned	Councilwoman Ervin
Nathaniel Poston	Would like to be reappointed	Councilwoman Moore
Vacancy	Isaac Wilson is now an employee of the City of Florence - Resigned	Councilman Brand

Attachments:

Letters of interest from current board member
Applications receive



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Mr. Scott Kozacki
P. O. Box 1909
Florence, SC 29503

Dear Mr. Kozacki:

Our records indicate that your term on the City of Florence Board of Zoning Appeals will expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the City of Florence Board of Zoning Appeals or if you would like to *discontinue serving*, please indicate your choice by marking the appropriate blank below. **Please sign and return this letter to our office.**

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the City of Florence Board of Zoning Appeals.

I do not want to be considered for reappointment to the City of Florence Board of Zoning Appeals **AT THIS TIME. UNEXPECTED MEDICAL CONDITIONS OF FAMILY MEMBERS NOW PREVENT ME FROM DOING SO. HOWEVER, I WOULD BE WILLING TO AGAIN SERVE IN THE FUTURE.**

Mr. Scott Kozacki



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Mr. Nathaniel Rowell Poston
P. O. Box 3426
Florence, SC 29502

Dear Mr. Poston:

Our records indicate that your term on the City of Florence Board of Zoning Appeals will expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the City of Florence Board of Zoning Appeals or if you would like to discontinue serving, please indicate your choice by marking the appropriate blank below. **Please sign and return this letter to our office.**

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the City of Florence Board of Zoning Appeals.

I do not want to be considered for reappointment to the City of Florence Board of Zoning Appeals.

Mr. Nathaniel R. Poston



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: City of Florence Planning Commission or City of Florence Zoning Board of Appeals or Parks and Beautification Commission			
Your Name (Last, First, Middle) Perez Jorge F.	County Florence	Council District Buddy Brand - 3	
Residential Address 1896 Brigadoone Ln	City Florence	State South Carolina	Zip Code 29505
Mailing Address 1896 Brigadoone Ln	City Florence	State South Carolina	Zip Code 29505
Your Occupation- Title Sr Mechanical Design Engineer	Business Phone 843-346-4427	Residence Phone 980-245-6932	
Employer Name Struthers-Dunn	E-Mail Address jorgef2008@yahoo.com		
Employer Address 407 E. Smith Street, Suite-B	City Timmosville	State South Carolina	Zip Code 29161

General Qualifications

Are you a resident of the City? Yes No How long? 6 years

Why would you like to serve?

Serve the community with fresh ideas, and improve the cost living standard of our community residents, improve the education and sports activities, new security programs for the schools, build the modern city ready for the future.

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:

no

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:

no

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:

no

Are you involved in any community activities? If yes, please list:

No

What are your goals and objectives if appointed to the Commission/Board?

Bring the latin community representation as an important economic link to develop Florence economic and link structure, promote a scientific educational program for our new generations, bring more investor to our city to increase jobs opportunities.

Please initial and date below:

JP 4/18/2018 I certify that the information above is true and correct.

INITIAL DATE

JP 4/18/2018 I understand that the information on this form will be considered public information.

INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	4-18-2018
Appointed to:	
Date:	

Civic Center Commission

Current Board Member

Status

**Councilmember to
make appointment**

Sonyetta Cooper

Would like to be reappointed

Councilman Jebaily

Attachments:

Letters of interest from current board member
Applications received



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Ms. Sonyetta Cooper-~~Green~~
1520 Heritage Lane G-8
Florence, SC 29505

Dear Ms. Cooper-~~Green~~:

Our records indicate that your term on the Civic Center Commission expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the Civic Center Commission or if you would like to discontinue serving, please indicate your choice by marking the appropriate blank below.

Please sign and return this letter to our office.

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the Civic Center Commission.

I do not want to be considered for reappointment to the Civic Center Commission.

Ms. Sonyetta Cooper-~~Green~~



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: City County Civic Center Commission			
Your Name (Last, First, Middle) Roberts, Ron	County Florence	Council District 3 South Florence-Alligator Road	
Residential Address 3204 Spiral Lane	City Florence	State South Carolina	Zip Code 29502
Mailing Address PO BOX 7551	City Florence	State South Carolina	Zip Code 29502
Your Occupation- Title Counselor	Business Phone 843-661-8084	Residence Phone 843-453-3372	
Employer Name FDTC	E-Mail Address RON.ROBERTS@FDTC.EDU		
Employer Address NA	City Florence	State South Carolina	Zip Code 29502

General Qualifications

Are you a resident of the City? Yes No How long? 10 years

Why would you like to serve?
To give back to the community and to make a difference

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:
no

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:
no

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:
no

Are you involved in any community activities? If yes, please list:
Yes, Church, work and community events

What are your goals and objectives if appointed to the Commission/Board?
To help build the community and to make a difference

Please initial and date below:

RR 09/27/2017 I certify that the information above is true and correct.

INITIAL DATE

RR 09/27/2017 I understand that the information on this form will be considered public information.

INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	9-27-2017
Appointed to:	
Date:	

Housing Authority Board

Current Board Member

Status

**Councilmember to
make appointment**

John R. Etheridge

Would like to be reappointed

Councilwoman Williams-Blake

Attachments:

Letters of interest from current board member
Applications received



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: Housing Authority of Florence			
Your Name (Last, First, Middle) Scott, Annie King		County Florence	Council District # 2
Residential Address 1314 E. Pine St.		City Florence	State South Carolina
Mailing Address Same		City Florence	Zip Code 29506
Your Occupation - Title Retired - Behavior Health Counselor		Business Phone Cell 843-245-2558	Residence Phone
Employer Name Florence School Dist One - Retired		E-Mail Address	
Employer Address S. Dargan Street		City Florence	State South Carolina
			Zip Code 29501

General Qualifications

Are you a resident of the City? Yes No How long? 67 yrs.

Why would you like to serve?

Serving my community would be a great opportunity to work for the people, and to better serve their needs in decent housing. To be fair to all.

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:

No

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:

Yes - Florence Civic Center Commissioner

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:

No

Are you involved in any community activities? If yes, please list:

Ledy Park - Senior Activities
Ledy Park - Community Organization - Treasurer

What are your goals and objectives if appointed to the Commission/Board?

To work for the people. To be able to transform communities and the people who live in them for the better

Please initial and date below:

AKS. 7-3-18 I certify that the information above is true and correct.

AKS 7-3-18 I understand that the information on this form will be considered public information.

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	<u>7-3-2018</u>
Appointed to:	
Date:	



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: City of Florence Housing Authority			
Your Name (Last, First, Middle) Roberts, Ron	County Florence	Council District 3 South Florence-Alligator Road	
Residential Address 3204 Spiral Lane	City Florence	State South Carolina	Zip Code 29502
Mailing Address PO BOX 7551	City Florence	State South Carolina	Zip Code 29502
Your Occupation- Title Counselor	Business Phone 843-661-8084	Residence Phone 843-453-3372	
Employer Name FDTC	E-Mail Address RON.ROBERTS@FDTC.EDU		
Employer Address NA	City Florence	State South Carolina	Zip Code 29502

General Qualifications

Are you a resident of the City? Yes No How long? 10 years

Why would you like to serve?
To give back to the community and to make a difference

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:

no

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:

no

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:

no

Are you involved in any community activities? If yes, please list:

Yes, Church, work and community events

What are your goals and objectives if appointed to the Commission/Board?

To help build the community and to make a difference

Please initial and date below:

RR 09/27/2017 I certify that the information above is true and correct.

INITIAL DATE

RR 09/27/2017 I understand that the information on this form will be considered public information.

INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	7-27-2017
Appointed to:	
Date:	



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: City of Florence Housing Authority			
Your Name (Last, First, Middle) Greene, Johnathan Kenneth	County Florence	Council District N/A	
Residential Address 5226 Caesar Lane	City Florence	State South Carolina	Zip Code 29505
Mailing Address 5226 Caesar Lane	City Florence	State South Carolina	Zip Code 29505
Your Occupation- Title Team Leader and Program Staff	Business Phone (843)662-1471	Residence Phone (843)610-2820	
Employer Name Boys & Girls Clubs of the Pee Dee Area		E-Mail Address	
Employer Address 310 W. Roughfork St.	City Florence	State South Carolina	Zip Code 29506

General Qualifications

Are you a resident of the City? Yes No How long? 22 years

Why would you like to serve?

I would like to serve on this board to represent young people of African American Decent and other minority groups. I have spent years volunteering and serving youth in poverty and I would like to do all I can to make life better for my young friends that I serve.

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:

No I do not.

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:

No I have not.

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:

No I am not.

Are you involved in any community activities? If yes, please list:

I am a member of alpha phi alpha fraternity, inc., and the naacp.

What are your goals and objectives if appointed to the Commission/Board?

I would like to ensure that the housing authority is engaging in fair practices towards all members based on race, gender, or religion, and to ensure that we can do our best ensure the people who need housing the most are able to receive it. Homelessness is becoming a problem around the Florence are and I want to be apart of helping to fight it. I am a concerned citizen and feel that it is my duty to speak up and help take part in making our city the best we can make it.

Please initial and date below:

JKG 06/30/2018 I certify that the information above is true and correct.

INITIAL DATE

JKG 06/30/2018 I understand that the information on this form will be considered public information.

INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	<u>7-2-2018</u>
Appointed to:	
Date:	

Parks and Beautification Commission

Current Board Member

Status

**Councilmember to
make appointment**

Walter Sallenger

Would like to be reappointed

Councilman Willis

Vacancy

John Jebaily has resigned

Mayor Wukela

Vacancy

Marilyn Belk passed away

Councilwoman Ervin

Attachments:

Letters of interest from current board member
Applications received



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Mr. Walter W. Sallenger
316 Cherokee Road
Florence, SC 29501

Dear Mr. Sallenger:

Our records indicate that your term on the Parks and Beautification Commission expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the Parks and Beautification Commission or if you would like to *discontinue serving*, please indicate your choice by marking the appropriate blank below. **Please sign and return this letter to our office.**

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the Parks and Beautification Commission.

I do not want to be considered for reappointment to the Parks and Beautification Commission.

Mr. Walter W. Sallenger



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: City of Florence Planning Commission or City of Florence Zoning Board of Appeals or Parks and Beautification Commission			
Your Name (Last, First, Middle) Perez Jorge F.	County Florence	Council District Buddy Brand - 3	
Residential Address 1896 Brigadoone In	City Florence	State South Carolina	Zip Code 29505
Mailing Address 1896 Brigadoone In	City Florence	State South Carolina	Zip Code 29505
Your Occupation- Title Sr Mechanical Design Engineer	Business Phone 843-346-4427	Residence Phone 980-245-6932	
Employer Name Struthers-Dunn	E-Mail Address jorgef2008@yahoo.com		
Employer Address 407 E. Smith Street, Suite-B	City Timmosville	State South Carolina	Zip Code 29161

General Qualifications

Are you a resident of the City? Yes No How long? 6 years

Why would you like to serve?
Serve the community with fresh ideas, and improve the cost living standard of our community residents, improve the education and sports activities, new security programs for the schools, build the modern city ready for the future.

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:
no

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:
no

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:
no

Are you involved in any community activities? If yes, please list:
No

What are your goals and objectives if appointed to the Commission/Board?
Bring the local community representation as an important economic link to develop Florence economic and infrastructure, promote a scientific educational program for our new generations, bring more investor to our city to increase job opportunities.

Please initial and date below:

JP 4/18/2018 I certify that the information above is true and correct.
 INITIAL DATE
 JP 4/18/2018 I understand that the information on this form will be considered public information.
 INITIAL DATE

RETURN COMPLETED FORM TO:
 Office of the City Clerk
 City of Florence, City Center
 324 W. Evans Street
 Florence, SC 29501
 Phone: (843) 665-3113 Fax: (843) 665-3110
 Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	4-18-2018
Appointed to:	
Date:	



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: Parks and Beautification Commission			
Your Name (Last, First, Middle) WELLS Alice L.		County Florence	Council District Florence
Residential Address 510 Dixie St	City Florence	State South Carolina	Zip Code 29501
Mailing Address 510 Dixie St	City Florence	State South Carolina	Zip Code 29501
Your Occupation- Title	Business Phone	Residence Phone 843-621-1839	
Employer Name		E-Mail Address Alicew75@yahoo.com	
Employer Address	City	State South Carolina	Zip Code

General Qualifications

Are you a resident of the City? Yes No How long? 1 1/2 years

Why would you like to serve?
I have a vested interest in serving being that I reside in the area. I would be a voice for the community.

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:
No I do not

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:
No

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:
NO

Are you involved in any community activities? If yes, please list:
Yes I am currently in the initial stages of reaching out to my neighbors by offering info and clean-up support.

What are your goals and objectives if appointed to the Commission/Board?
My goals and objectives are to see and participate in the revitalization and positive use of Lester Park.

Please initial and date below:

[Signature] 6-8-18 I certify that the information above is true and correct.

[Signature] 6-8-18 I understand that the information on this form will be considered public information.

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	<u>June 8, 2018</u>
Appointed to:	
Date:	



APPLICATION FOR BOARDS AND COMMISSIONS
CITY OF FLORENCE
SOUTH CAROLINA

Board or Commission for which you are applying: <i>Parks & Recreation</i>			
Your Name (Last, First, Middle) <i>Wentzell, Anna Belk</i>	County <i>Florence</i>	Council District	
Residential Address <i>1501 Jackson Ave</i>	City <i>Florence</i>	State <i>South Carolina</i>	Zip Code <i>29501</i>
Mailing Address <i>1501 Jackson Ave</i>	City <i>Florence</i>	State <i>South Carolina</i>	Zip Code <i>29501</i>
Your Occupation- Title <i>Manager</i>	Business Phone <i>800-226-5456</i>	Residence Phone <i>843-229-0780</i>	
Employer Name <i>Truck Insurance, Inc</i>	E-mail Address <i>anna@truckinsuranceinc.net</i>		
Employer Address <i>2736 TV RD</i>	City <i>Florence</i>	State <i>South Carolina</i>	Zip Code <i>29501</i>

General Qualifications

Are you a resident of the City?

Yes

No

How Long? *1 year*

(28 years born/raised; never formally changed address after moving away)

Why would you like to serve?

To take mother's place

Do you presently serve on any Commissions/ Boards of the City/ County/ State? If so, please list:

No

Have you formerly served on any Commissions/ Boards of the City/ County/ State? If so, please list:

No

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If so, list the position and date:

No

Are you involved in any Community Activities? If so, please list:

Young Professionals

What are your goals and objectives if appointed to the Commission/Board?

To get more involved within the community of Florence by aiding the Parks & Rec Commission in whatever way I can

I certify that the information above is true and correct. ACB Initial 7/5/18 Date
Information on this form will be considered public. ACB Initial 7/5/18 Date

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 West Evans Street
Florence, SC 29501
Phone: 843-665-3113 Fax: 843-665-3110
E-mail: drowan@cityofflorence.com

FOR OFFICE USE ONLY

Received:	<i>7-6-2018</i>
Appointed to:	
Date:	

Pee Dee Regional Airport Authority

Current Board Member

Status

**Councilmember to
make appointment**

Pete Gioldasis

Would like to be reappointed

Councilwoman Moore

Attachments:

Letters of interest from current board member
Applications received



CITY ADMINISTRATION

TEL: (843) 665-3113

FAX: (843) 665-3110

May 30, 2018

Mr. Pete D. Gioldasis
439 Whitman Avenue
Florence, SC 29501

Dear Mr. Gioldasis:

Our records indicate that your term on the Pee Dee Regional Airport Authority will expire on June 30, 2018. City Council will begin reviewing the vacancies on the Boards and Commissions at their July meeting.

If you wish to be considered for reappointment to the Pee Dee Regional Airport Authority or if you would like to discontinue serving, please indicate your choice by marking the appropriate blank below. **Please sign and return this letter to our office.**

The City of Florence appreciates your past service on this Board. If you have any questions regarding this appointment, please feel free to contact me.

Sincerely,

Drew Griffin
City Manager

I would like to be considered for reappointment to the Pee Dee Regional Airport Authority.

I do not want to be considered for reappointment to the Pee Dee Regional Airport Authority.

Mr. Pete D. Gioldasis



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: AIRPORT			
Your Name (Last, First, Middle) ERVIN, DANIEL McQUEEN		County FLORENCE	Council District 3
Residential Address 617 ROSEWOOD DRIVE		City FLORENCE	State South Carolina
Mailing Address 617 ROSEWOOD DRIVE		City FLORENCE	Zip Code 29501
Your Occupation- Title SURGEON - SELF		Business Phone 843-669-7458	Residence Phone 843-662-3212
Employer Name ERVIN GROUP		E-Mail Address dan913@aol.com	
Employer Address 617 ROSEWOOD DR		City FLORENCE	Zip Code 29501

General Qualifications

Are you a resident of the City? Yes No How long? 35 yrs.

Why would you like to serve?
I HAVE BEEN A PILOT FOR OVER 30 YEARS AND AND HAVE BEEN BASED @ FLO FOR YEARS.

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:
WE UTILIZE TWO (2) PARTNERS
NO

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:
NO

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:
NO

Are you involved in any community activities? If yes, please list:
NOT AT THIS TIME. I HAVE SERVED ON THE MEDICAL DISCIPLINARY COMMISSION OF THE BOARD OF MEDICAL EXAMINERS.

What are your goals and objectives if appointed to the Commission/Board?
INCREASE UTILIZATION OF AIRPORT FACILITIES. LIAISON WITH PILOTS LOCALLY AND @ OTHER AIRPORTS IN THE

Please initial and date below: SAROLINAS, SPECIFICALLY CHARLESTON & ASHEVILLE.

DN 2/2/18 I certify that the information above is true and correct.
INITIAL DATE

DN 2/2/18 I understand that the information on this form will be considered public information.
INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	Feb. 20, 2018
Appointed to:	
Date:	



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: Pee Dee Regional Airport Authority			
Your Name (Last, First, Middle) Gootman, Robert, Lewis	County Florence	Council District one	
Residential Address 313 Greenway Dr.	City Florence	State South Carolina	Zip Code 29501
Mailing Address POBox 4523	City Florence	State South Carolina	Zip Code 29502
Your Occupation- Title President	Business Phone 843-373-8011	Residence Phone 843-250-0095 Lion Chemical Laboratories, Inc	
Employer Name Lion Chemical Laboratories, Inc	E-Mail Address lionlabs@gmail.com		
Employer Address 225 Aberdeen Dr.	City Florence	State South Carolina	Zip Code 29501

General Qualifications

Are you a resident of the City? Yes No How long? 51 yrs

Why would you like to serve?

I care a great deal about the future of the airport.

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:

yes - Lake City Airport Commission

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:

no

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:

no

Are you involved in any community activities? If yes, please list:


Rotary


What are your goals and objectives if appointed to the Commission/Board?

My goal is to protect and help improve the airport.

Some of my objectives would be to secure more aviation activities for the benefit of the airport.

Please initial and date below:

 6-8-18 I certify that the information above is true and correct.
INITIAL DATE

 6-8-18 I understand that the information on this form will be considered public information.
INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	<u>June 8, 2018</u>
Appointed to:	
Date:	



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: Pee Dee Regional Airport Authority			
Your Name (Last, First, Middle) BRIDGES, STEPHAN W.	County FLORENCE	Council District ONE Three	
Residential Address 3027 WATERFOWL WAY	City FLORENCE	State South Carolina	Zip Code 29501
Mailing Address POST OFFICE BOX 6491	City FLORENCE	State South Carolina	Zip Code 29502
Your Occupation- Title AGENCY FIELD EXECUTIVE	Business Phone 843-601-4045	Residence Phone 615-579-1241	
Employer Name STATE FARM MUTUAL INSURANCE	E-Mail Address buildingbridges2005@yahoo.com		
Employer Address POST OFFICE BOX 6491	City FLORENCE	State South Carolina	Zip Code 29502

General Qualifications

Are you a resident of the City? Yes No How long? ELEVEN YEARS

Why would you like to serve?
I would like to assist the county in bringing additional airline services to the Pee Dee area as soon as possible. Assist in making sure our airport continues to grow in alignment with our current economic development.

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:
NO

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:
NO

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:
NO

Are you involved in any community activities? If yes, please list:
Alpha Phi Alpha Fraternity, Inc. - we raise funds to provide local high school students from the Pee Dee area with scholarships to continue their higher education endeavors. I assist in the soup kitchen at the Mount Zion AME Church during the holiday season and I volunteer in the FSD1 and Darlington County school districts.

What are your goals and objectives if appointed to the Commission/Board?
To assist the county in bringing additional airline services to the Pee Dee area as soon as possible. With the economic development taking place in the area, we need additional airline carriers to come into the area to better serve our business partners and residents of the Pee Dee.

Please initial and date below:

SWB 06/07/2018 I certify that the information above is true and correct.
INITIAL DATE

SWB 06/07/2018 I understand that the information on this form will be considered public information.
INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	<u>June 8, 2018</u>
Appointed to:	
Date:	



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: Pee Dee Airport Authority			
Your Name (Last, First, Middle) Roberts, Ron	County Florence	Council District 3 South Florence-Alligator Road	
Residential Address 3204 Spiral Lane	City Florence	State South Carolina	Zip Code 29502
Mailing Address PO BOX 7551	City Florence	State South Carolina	Zip Code 29502
Your Occupation- Title Counselor	Business Phone 843-661-8084	Residence Phone 843-453-3372	
Employer Name FDTC	E-Mail Address RON.ROBERTS@FDTC.EDU		
Employer Address NA	City Florence	State South Carolina	Zip Code 29502

General Qualifications

Are you a resident of the City? Yes No How long? 10 years

Why would you like to serve?
To give back to the community and to make a difference

Do you presently serve on any Commissions/Boards of the City/County/State? If yes, please list below:

no

Have you formerly served on any Commissions/Boards of the City/County/State? If yes, please list below:

no

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If yes, list the position and date:

no

Are you involved in any community activities? If yes, please list:

Yes, Church, work and community events

What are your goals and objectives if appointed to the Commission/Board?

To help build the community and to make a difference

Please initial and date below:

RR 09/27/2017 I certify that the information above is true and correct.

INITIAL DATE

RR 09/27/2017 I understand that the information on this form will be considered public information.

INITIAL DATE

RETURN COMPLETED FORM TO:

Office of the City Clerk
City of Florence, City Center
324 W. Evans Street
Florence, SC 29501
Phone: (843) 665-3113 Fax: (843) 665-3110
Email: drowan@cityofflorence.com

OFFICE USE ONLY

Received:	7-27-2017
Appointed to:	
Date:	