



CITY OF GREER, SOUTH CAROLINA

MINUTES of the FORMAL MEETING of GREER CITY COUNCIL December 8, 2020

Meeting Location: Greer City Hall, 301 East Poinsett Street, Greer, SC 29651

Call to Order

Mayor Rick Danner – 6:32 P.M.

The following members of Council were in attendance: Jay Arrowood, Wayne Griffin, Mark Hopper, Lee Dumas and Wryley Bettis.

Councilmember Judy Albert was absent.

Others present: Andy Merriman, City Administrator, Tammela Duncan, Municipal Clerk, Mike Sell, Deputy City Administrator, Steve Owens, Communications Manager and various other staff and media.

Invocation and Pledge of Allegiance

Councilmember Wryley Bettis

Public Forum

No one signed up to speak.

Minutes of the Council Meeting

November 24, 2020

ACTION – Councilmember Wryley Bettis made a motion that the minutes of November 24, 2020 be received as written. Councilmember Mark Hopper seconded the motion.

VOTE - Motion carried unanimously.

Presentation - One Spartanburg, Inc. Update

Allen Smith, President and CEO was unable to attend.

Andy Merriman, City Administrator presented the following:

Employee Appreciation Breakfast – is scheduled for Friday, December 11, 2020 beginning at 7:30 am. It will be modified. Please let Ms. Duncan know by Thursday if you are coming so that she can make to appropriate arrangements.

Christmas Parade – I want to thank Greer Relief and our Staff for a fantastic Christmas Parade. It was my first one and I thoroughly enjoyed it. One thing that resonated with me was everyone was in a good mood and seemed to enjoy it.

Business License Rebate – In the last budget Council allowed for a business license rebate as a pandemic relief mechanism. In the letter that went out to the businesses we did not put an end date in the letter. We used an administrative end date of October 31, 2020 for auditing purposes. Some of the businesses that could potentially benefit from that did not get it in by October 31st so we've had some concerned folks. My recommendation to Council, and I need guidance from you is that we notify everyone that is eligible for that benefit/rebate that we move the date to close of business January 31, 2021. So unless there's an objection from Council we will notify through our business license office all those folks that could potentially benefit from it that close of business January 31, 2021 will be the end date. Council had no objections.

Street Cut Ordinance – Staff was directed to meet with stakeholders who partner with us on our utility provision. We've had an initial meeting with Commission of Public Works, it was a very fruitful time together and I just letting Council know we are working through some items with CPW (Commission of Public Works) and intend to continue to meet with other utility providers and we will bring this back at a time I think we are ready for you to consider.

Auto Break-ins – As a public service announcement we are seeing a tremendous number of auto break-ins not only in the City of Greer but also around Greenville and Spartanburg Counties. It's been an issue in the Sheriff's Department and various municipal agencies. So with it being Christmas I want to recommend you talk with your constituents and since we have the press in the room don't leave things in your cars, don't make it an attractive nuisance. Just take care, we are doing our best to get this thing eradicated in Greer.

Appointments to Boards and Commissions

Recreation Association Inc. Board of Trustees

District 1 John Bohannon's term expires 12/31/2020.

ACTION – Councilmember Jay Arrowood nominated John Bohannon for reappointment to the District 1 seat on the Recreation Association Inc. Board of Trustees. Councilmember Wayne Griffin second the motion.

VOTE – Motion carried unanimously.

District 5 Pamela G. Taylor's term expires 12/31/2020.

No action taken.

Old Business

Second and Final Reading of Ordinance Number 60-2020

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF PROPERTY OWNED BY ALLISON AND KEVIN DUNCAN LOCATED AT 255 SHEFFIELD ROAD BY ONE HUNDRED PERCENT PETITION; AND TO ESTABLISH A ZONING CLASSIFICATION OF R-20 (SINGLE FAMILY RESIDENTIAL DISTRICT) FOR SAID PROPERTY.

Ashley Kaade, Planner presented the request. She stated the Planning Commission held a Public Hearing November 23, 2020 and recommended approval.

ACTION – Councilmember Wryley Bettis made a motion to approve Second and Final Reading of Ordinance Number 60-2020. Councilmember Jay Arrowood seconded the motion.

VOTE – Motion carried unanimously.

Second and Final Reading of Ordinance Number 61-2020

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF PROPERTY OWNED BY GLOBAL COMMERCE PARK LLC LOCATED AT 700 BROCKMAN MCCLIMON ROAD BY ONE HUNDRED PERCENT PETITION; AND TO ESTABLISH A ZONING CLASSIFICATION OF I-1 (INDUSTRIAL DISTRICT) FOR SAID PROPERTY.

Ashley Kaade, Planner presented the request. She stated the Planning Commission held a Public Hearing November 23, 2020 and recommended approval.

ACTION – Councilmember Wryley Bettis made a motion to approve Second and Final Reading of Ordinance Number 61-2020. Councilmember Jay Arrowood seconded the motion.

VOTE – Motion carried unanimously.

New Business

Proposed City of Greer Resurfacing List for 2021

The proposed re-surfacing lists for 2021 are attached. One for Greenville County and one for Spartanburg County. The lists were compiled by using the PCI score from the pavement evaluation performed by Infrastructure Management Services (IMS) earlier this year in 2020 and visual inspections of all streets on the list. (Attached)

Steve Grant, City Engineer presented the request.

Discussion was held.

ACTION – Councilmember Wayne Griffin made a motion to approve the City of Greer Resurfacing List for 2021 as submitted. Councilmember Jay Arrowood seconded the motion.

VOTE – Motion carried unanimously.

Bid Summary - Consultant for Unified Development Ordinance

The City of Greer released a Request for Proposals (RFP) for the completion of the Unified Development Ordinance (UDO) on September 15, 2020. Four consultants responded to the RFP (refer to Bid Opening Document attachment). Staff reviewed the proposals and decided to interview all four candidates. A selection panel consisting of planners Ashley Kaade and Brandon McMahan, Building and Development Services Director Ruthie Helms, Fire Chief Dorian Flowers and City Administrator Andrew Merriman conducted interviews on November 10 and 12.

The bid sheet has been updated due to one firm not listing an initial bid amount in their bid package and another was due to the scope of work that was relayed to them during the interview process with them requesting to amend their original bid amount.

Staff recommends the project be awarded to Kimley-Horn and Associates, Inc. with its updated bid of \$200,000. They are a reputable firm that has successfully completed previous projects for the City such as the Community Master Plan. (Attached)

Ashley Kaade, Planner presented the request.

ACTION – Councilmember Mark Hopper made a motion to approve the bid amount of \$200,000.00 from Kimley-Horn and Associates for consulting services for the Unified Development Ordinance. Councilmember Jay Arrowood seconded the motion.

Discussion was held.

VOTE – Motion carried unanimously.

First Reading of Ordinance Number 64-2020

AN ORDINANCE TO CHANGE THE ZONING CLASSIFICATION OF PROPERTY OWNED BY BEN DILLARD LOCATED AT 531 ABNER CREEK ROAD AND A PORTION OF PROPERTY OWNED BY MARY GREEN LOCATED AT 551 ABNER CREEK ROAD FROM RM-1 (RESIDENTIAL MULTI-FAMILY DISTRICT) TO DRD (DESIGN REVIEW DISTRICT).

Ashley Kaade, Planner presented the request. She stated the Planning Commission held a Public Hearing November 23, 2020 and recommended approval. A representative was present but did not speak.

ACTION – Councilmember Jay Arrowood made a motion to receive First Reading of Ordinance Number 64-2020. Councilmember Wayne Griffin seconded the motion.

VOTE – Motion carried unanimously.

First Reading of Ordinance Number 65-2020

AN ORDINANCE TO CHANGE THE ZONING CLASSIFICATION OF PROPERTY OWNED BY LINDA SMITH LOCATED AT 3700 BRUSHY CREEK ROAD FROM C-2 (COMMERCIAL DISTRICT) TO R-M2 (MULTI-FAMILY RESIDENTIAL DISTRICT).

Ashley Kaade, Planner presented the request. She stated the Planning Commission held a Public Hearing November 23, 2020 and recommended approval. Neither the owner nor a representative was present.

ACTION – Councilmember Wayne Griffin made a motion to receive First Reading of Ordinance Number 65-2020. Councilmember Lee Dumas seconded the motion.

Lengthy discussion held.

Councilmember Wayne Griffin rescinded his motion to receive Ordinance Number 65-2020 and Councilmember Lee Dumas rescinded his second.

ACTION – Councilmember Wayne Griffin made a motion to Table First Reading of Ordinance Number 65-2020. Councilmember Lee Dumas seconded the motion.

VOTE – Motion carried unanimously.

First Reading of Ordinance Number 66-2020

AN ORDINANCE TO CHANGE THE ZONING CLASSIFICATION OF PROPERTY OWNED BY GLOBAL COMMERCE PARK, LLC LOCATED ON BROCKMAN MCCLIMON ROAD FROM S-1 (SERVICE DISTRICT) TO I-1 (INDUSTRIAL DISTRICT).

Ashley Kaade, Planner presented the request. She stated the Planning Commission held a Public Hearing November 23, 2020 and recommended approval. A representative was present but did not speak.

ACTION – Councilmember Wryley Bettis made a motion to receive First Reading of Ordinance Number 66-2020. Councilmember Jay Arrowood seconded the motion.

VOTE – Motion carried unanimously.

First and Final Reading of Resolution Number 27-2020
**A RESOLUTION CONSENTING TO THE INCLUSION OF CERTAIN PROPERTY
LOCATED IN THE CITY IN A MULTI-COUNTY PARK; AND OTHER RELATED
MATTERS**

Reno Deaton, Executive Director of Greer Development Corporation presented the request.

ACTION – Councilmember Jay Arrowood made a motion to approve First and Final Reading of Resolution Number 27-2020. Councilmember Lee Dumas seconded the motion.

VOTE – Motion carried unanimously.

Executive Session

Contractual Matter – Blue Ridge Plantation

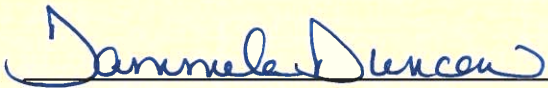
Legal Matter – Leesburg Peak

ACTION – In (7:35 p.m.) – Councilmember Lee Dumas made a motion to enter into Executive Session to discuss a Contractual Matter pertaining to Blue Ridge Plantation and discuss a Legal Matter pertaining to Leesburg Peak; as allowed by State Statute Section 30-4-70(a)(2). Councilmember Wayne Griffin seconded the motion. Motion carried unanimously.

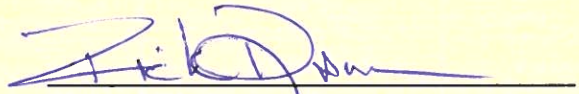
Mayor Danner stated during Executive Session they considered the above matters and no action was taken.

ACTION - Out (8:07 p.m.) – Councilmember Wryley Bettis made a motion to come out of Executive Session. Councilmember Wayne Griffin seconded the motion. Motion carried unanimously.

Adjournment – 8:07 P.M.



Tammela Duncan, Municipal Clerk



Richard W. Danner, Mayor

Notifications: Agenda posted in City Hall and email notifications sent to The Greenville News, The Greer Citizen, GreerToday.com and the Spartanburg Herald Journal Friday, December 4, 2020.



December 1, 2020

MEMO

To: Andy Merriman, City Administrator

From: Steve Grant, City Engineer

Subject: City Re-surfacing List for 2021

The proposed re-surfacing lists for 2021 are attached. One for Greenville County and one for Spartanburg County.

The lists were compiled by using the PCI score from the pavement evaluation performed by Infrastructure Management Services (IMS) earlier this year in 2020 and visual inspections of all streets on the list.

Please review and let me know if you have any questions.

**2021 Paving List - Greenville Side
City of Greer**

2021 Budget	
GLDTC funds	\$197,605.59
City Match	\$197,605.59
City Add'l	\$0.00
TOTAL	\$395,211.18

STREET NAME	LOCATION / AREA	COUNTY	BEGINNING POINT	ENDING POINT	CLASSIFICATION	LENGTH OF ROAD	WIDTH	SY	PCI	PROBABLE FUNDING YEAR	ESTIMATED COST	
W. Phillips Rd	I 85 & SC 14	Greenville	Gibbs Shoals Rd	End County Mtc. Sign	Collector	3300	21	7700	40	2021	\$265,000.00	
Duke St	Greer Mill	Greenville	Stewart Ave	Gallivan St	Residential	322	26	930	16		\$19,534.67	
Beauregard Ct	Country Club Road	Greenville	Hampton Ridge Dr	End	Residential	376	24	1003	39		\$21,056.00	
Torchwood Ct	Country Club Road	Greenville	Hampton Ridge Dr	End	Residential	270	24	720	39		\$15,120.00	
Diamond Hill Ct	Country Club Road	Greenville	Beauregard Ct	End	Residential	180	24	480	48		\$10,080.00	
Seven Pines Ct	Country Club Road	Greenville	Hampton Ridge Dr	Fritzsimmmons Ct	Residential	668	24	1781	45		\$37,408.00	
W. Fairview Ave	N. Main St area	Greenville	Hilton St	N. Main St	Residential	197	23	503	38		\$10,572.33	
Anderson St	Greer Mill	Greenville	Connecticut Ave	Able St	Residential	1020	27	3060	47	2022	\$64,260.00	
Perry Ave	S. Line St. area	Greenville	S Line St Ext	Harvey Rd	Residential	1281	20	2847	45		\$59,780.00	
W. Arlington Ave	N. Main St area	Greenville	N. Line St	Main St	Residential	730	24	1947	55		\$40,880.00	
Connecticut Ave	Greer Mill	Greenville	Anderson St	Duke St	Residential	1020	27	3060	55		\$64,260.00	
Total Feet						9364					\$607,951.00	Estimated Paving Cost
Total Miles						1.77						

CRACK SEALING: Subdivisions: Lismore Park Lane Miles 2.3 **\$5,750.00** Est. Crack Seal Cost

PAVEMENT CONDITION INDEX - RATING FROM 2020 PAVEMENT EVALUATION **TOTAL** \$613,701.00 **Estimated Total Cost**

**2021 Paving List - Spartanburg Side
City of Greer**

2021 BUDGET	
City Road Fee funds	\$93,037.00
SPBG CTC Match	\$149,820.52
City Add'l	\$56,783.52
City Add'l Crackseal	\$9,000.00
TOTAL	\$308,641.04

STREET NAME	LOCATION / AREA	COUNTY	BEGINNING POINT	ENDING POINT	CLASSIFICATION	LENGTH OF ROAD	WIDTH	SY	PCI	PROBABLE FUNDING YEAR	ESTIMATED COSTS
Westmoreland Rd	Hwy 14 South	Spartanburg	Bent Creek Run Dr	Bridge	Minor Collector	3700	18	7400	37	2021	\$299,641.04
25th Street	Victor Mill	Spartanburg	Old Woodruff Rd	Snow St	Residential	464	20	1031	34	2022	\$20,622.22
Dan St	Downtown	Spartanburg	N Line St	End	Residential	335	12	447	34		\$8,933.33
14th Street	Victor Mill	Spartanburg	Wilson Ave	Moore St	Residential	288	15	480	35		\$9,600.00
17th Street	Victor Mill	Spartanburg	Tank St	S Line St	Residential	384	19	811	37		\$16,213.33
18th St	Victor Mill	Spartanburg	Tank St	S Line St	Residential	431	20	958	38		\$19,155.56
12th St	Victor Mill	Spartanburg	Victor Ave	S Line St	Residential	369	25	1025	39		\$20,500.00
Red Holly Ridge Ct	Hwy 14 South	Spartanburg	Waterbrook Ln	End	Residential	208	33	763	40		\$15,253.33
7th Avenue	Victor Mill	Spartanburg	Wilson Ave	Moore St	Residential	320	18	640	41		\$12,800.00
Bearden Street	Sunnyside	Spartanburg	Moss St	Victor St	Residential	626	21	1461	41	2023	\$29,213.33
Willow Rd	Sunnyside	Spartanburg	Sunnydale Dr	End	Residential	644	20	1431	41		\$28,622.22

Total Feet: 7769
Total Miles: 1.47
\$480,554.37 Estimated Cost

CRACK SEALING SPARTANBURG COUNTY Subdivisions: Dillard Creek Subd, Heartwood Place Subd Lane Miles: 3.6 \$9,000.00 Est. Crack Seal Cost

PAVEMENT CONDITION INDEX - RATING FROM 2020 PAVEMENT EVALUATION

\$489,554.37 Estimated Total Cost

NOTE: SPARTANBURG COUNTY PERFORMS THEIR OWN EVALUATION. THEY AUTHORIZE AND FUND RE-PAVING IF THEIR SCORE IS 50 OR LESS

Memorandum

To: Mr. Merriman, City Administrator
From: Brandon McMahan, Planner
Subject: Approval of Consultant for Unified Development Ordinance (UDO)
Date: December 3, 2020
CC: Tammy Duncan, City Clerk

The City of Greer released a Request for Proposals (RFP) for the completion of the Unified Development Ordinance (UDO) on September 15, 2020. Four consultants responded to the RFP (refer to Bid Opening Document attachment). Staff reviewed the proposals and decided to interview all four candidates. A selection panel consisting of planners Ashley Kaade and Brandon McMahan, Building and Development Services Director Ruthie Helms, Fire Chief Dorian Flowers and City Administrator Andrew Merriman conducted interviews on November 10 and 12.

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**CITY OF GREER - UNIFIED DEVELOPMENT ORDINANCE
PROPOSAL OPENING SHEET**

Bid No.	Contractor Name	Finance Paperwork y/n	Bid Bond y/n	Business License y/n	Liability Insurance Form Included y/n	Bid Amount	Updated Bid Amount
1	Clarion Associates	Y	N/A	N	N	\$229,710	
2	Kimley-Horn	Y	N/A	Y	Y	\$150,000	\$200,00
3	Kendig Keast Collaborative	Y	N/A	N	Y	\$225,000	
4	Pond	Y	N/A	N	Y		\$225,000