

**CITY OF TRAVELERS REST
PUBLIC HEARING
REGULAR COUNCIL MEETING
FEBRUARY 15, 2019 – 6:00 P.M.
MINUTES**

Travelers Rest City Council conducted its Regular Council Meeting on February 15, 2019 at 6:00 p.m. The following members were present: Harvey Choplin, Mayo Pro Tempore; Grant Bumgarner, Kelly Byers, Shaniece Criss, Rick Floyd, Jeff George, Steve Waddell and Brantly Vest. Mayor Brandy Amidon was absent. Also present were: Eric Vinson, City Administrator, Patrea St. John, Planning Director, Greg Robertson, Fire Chief, Ben Ford, Police Chief, Luann East, Administrative Assistant and Phillip Tate, Public Works Director. The news media was notified of the meeting.

A. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

1. Harvey Choplin, Mayor Pro Tempore called the meeting to order. Council then recited the Pledge of Allegiance.

B. INVOCATION

1. The invocation was given by Council Member Steve Waddell.

C. APPROVAL OF THE MINUTES OF PREVIOUS MEETING(S)

1. Mr. Bumgarner made a motion to approve the minutes for the Regular Council Meeting held on January 17, 2019. The motion was seconded by Dr. Criss and carried unanimously.

D. PUBLIC HEARING

1. A Public Hearing was held by the Greenville County Redevelopment Authority to receive input on the allocation of Municipal Community Development Block Grant and HOME Funds for program year 2019. CDBG are grants to help low and moderate income people, prevent or eliminate blight, or meet an urgent community need where no other funding is available. HOME Program funds are used to increase the supply of decent affordable housing for low income person. Each participate household must be income –qualified. No written or oral comments were received. The Public Hearing was adjourned.

E. CITIZEN PARTICIPATION

1. Larry Moore discussed modification of existing codes.

F. ORDINANCE FOR SECOND READING

1. Mr. Waddell made a motion to approve second reading of the ordinance before Council request from Richard and Shirley Batey to provide for the rezoning of the property located at 11 Hilltop Drive from R7.5 Residential to C-1 Commercial District. Tax Map 0491000302600. The motion was seconded by Mr. George and carried unanimously.

G. COMMITTEE REPORTS

1. Public Safety Committee – Rick Floyd

- a. The Public Safety Committee Report was given by Mr. Waddell.
- b. Mr. Floyd moved to accept the monthly Public Safety Report for January as presented. The motion was seconded by Mr. Vest and carried unanimously.

2. Ways & Means Committee – Grant Bumgarner

- a. No business came before the Ways & Means Committee in February.
- b. Mr. Bumgarner moved to accept the monthly Financial Reports for January as presented. The motion was seconded by Mr. George and carried unanimously.

3. Public Works Committee – Kelly Byers

- a. The Public Works Committee Report was given by Ms. Byers.
- b. Ms. Byers moved to accept the monthly Public Works Report For January as presented. The motion was seconded by Dr. Criss and carried unanimously.

4. Planning & Development – Steve Waddell

- a. The Planning & Development Committee Report was given by Mr. Waddell.

5. Personnel Committee – Harvey Choplin

- a. No business came before the Personnel Committee in February.

H. RESOLUTIONS AND ORDINANCES FOR FIRST READING

- 1. Mr. Bumgarner made a motion to adopt the Resolution before Council for the allocation of CDBG and HOME Funds for program Year 2019. The motion was seconded by Mr. George and carried unanimously.

2. Mr. Waddell moved first reading of the ordinance before Council request from Pinestone Capital LLC to rezone property located between Roe Road and State Park Road and South End Circle from C-1 Commercial, C-2 Commercial, I-1 Industrial and R-10 Residential District to PD-R, Planned Development Residential District subject to the 6 conditions as recommended by the Planning Commission and additional comment per Planning and Development Committee. Tax Map Number 0485000101200, 04855000101312, 0485000100100, 0488000200900. The motion was seconded by Mr. George and carried unanimously.

Recommended Conditions:

1. If commercial buildings A,B and C are to be designed to include a 3rd floor with additional square footage not to exceed 50% of the second floor square footage provided that the additional parking be included at ratios defined in the Statement of intent to accommodate the additional square footage.
 2. All commercial uses allowed in a PD-R district must follow Commercial C1 zoning district requirements. C1 does not permit drive thru restaurants.
 3. The developer shall be responsible for all offsite improvements for traffic mitigation as required by SCDOT.
 4. Complete the realignment of South End Circle and intersection with Roe Center Court prior to issuance of any Certificate of Occupancy.
 5. Provide an entrance/street connection to State Park Road.
 6. The City of Travelers Rest process for approving and accepting any infrastructure includes the submittal of a subdivision preliminary plan and Final Development Plan approval by the City of Travelers Rest Planning Commission. Any phasing of infrastructure improvements (including roads and stormwater) must be addressed in detail as part of that process and provide adequate access for city services such as fire and garbage pickup.
Added during P & D Committee
 7. The viewshed of the mountains to the north from Highway 25 is an important natural resource for the city. The developer shall demonstrate consideration of this viewshed in the final architectural massing, heights and siting of the proposed buildings.
3. Mr. Waddell moved first reading of the ordinance before Council amending the Zoning Ordinance with respect to modifying the Section 6:13 Single Family attached and Multifamily Development and 6:19 Subdivision and Infrastructure Standards and 5:3 R-M Residential, Multifamily District. The motion was seconded by Mr. Bumgarner and carried unanimously.

I. OLD BUSINESS

None.

J. NEW BUSINESS

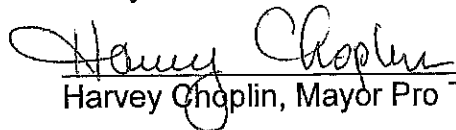
1. Mr. Bumgarner moved to approve City of Travelers Rest and Duncan Chapel Fire District Annexation Agreement concerning property located at 745 Old Buncombe Road, Travelers Rest PIN 0485000101323 which is in the service area for the Duncan Chapel Fire District. The motion was seconded by Mr. George and carried unanimously.

K. MISCELLANEOUS MATTERS

1. None.

L. Adjournment

1. There being no other business to come before the Council, Mr. Bumgarner made a motion to adjourn. The motion was seconded by Mr. George and carried unanimously.


Harvey Chaplin, Mayor Pro Tempore

Submitted by


Gail Braziel, City Clerk

Reviewed by


Eric Vinson, City Administrator