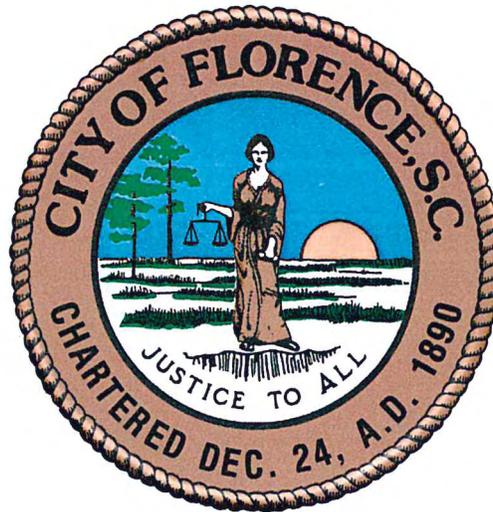


REGULAR MEETING
OF
FLORENCE CITY COUNCIL



COUNCIL CHAMBERS
324 W. EVANS STREET
FLORENCE, SOUTH CAROLINA

MONDAY
APRIL 10, 2017
1:00 P.M.

REGULAR MEETING OF FLORENCE CITY COUNCIL

MONDAY, APRIL 10, 2017 – 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

March 13, 2017 – Regular Meeting

IV. HONORS AND RECOGNITIONS

SERVICE RECOGNITIONS

Julia Duff – 30 years – Police

Princess Benjamin – 20 years - Police

Ginny Rishkofski-Howle – 15 years – Police

Lorenzo McKenzie – 10 years – Public Works/Sanitation

V. PUBLIC HEARING

a. A Public Hearing will be held on the 2017-2018 CDBG budget and the Five Year Consolidated Plan.

b. A Public Hearing will be held regarding the City of Florence Five Year Comprehensive Plan Update, the Downtown Florence Five Year Comprehensive Plan Update, and the City of Florence Pedestrian Master Plan.

VI. APPEARANCE BEFORE COUNCIL

- a. Ms. Buquilla Ervin Cannon** – *To speak regarding the homeless in the City of Florence*
- b. Mr. Darrell Cribb, Loving Arms, Inc.** – *To make a brief presentation to City Council.*

VII. ORDINANCES IN POSITION

- a. Bill No. 2017-06 – Second Reading**
An Ordinance for the consideration of abandonment of City of Florence interest in Public Right-of-Way; portion of Emerson Avenue and the unopened portions of Wakefield Street and Rutherford Drive bounded on the north by Rutherford Drive, on the east by Dexter Drive, on the South by Rutherford Drive and on the west by Wakefield Street.
- b. Bill No. 2017-07 – Second Reading**
An Ordinance to rezone the properties located at 705 Alexander Street; 401 S Church Street; 322 S Gaillard; 400 and 402 Howard Street; 207 W Liberty Street; 403, 559, 607, 609 and 611 E Pine Street; 313, 321, 402, 406 and 407 Railroad Street; 308, 310, 817 and 1010 Sumter Street; and 402 W Vista Street said properties being specifically designated in the Florence County Tax Records as Tax Map Parcel 01471-01-058; 90103-12-008; 90103-07-001; 90099-01-001; 90118-12-001, 90118-12-002; 90103-12-007, 90103-06-004, 90103-07-002, 90103-07-003, 90103-07-004; 90087-06-006, 90087-06-005, 90088-03-032, 90088-03-027, 90088-03-012; 90072-13-012, 90072-13-013, 90060-06-015, 90060-08-008; 90084-07-021; by adding the Neighborhood Revitalization Overlay District to the aforementioned properties.

VIII. INTRODUCTION OF ORDINANCES

- a. Bill No. 2017-08 – First Reading**
An Ordinance to adopt the City of Florence Five Year Comprehensive Plan Update, the Downtown Florence Five Year Comprehensive Plan Update, and the City of Florence Pedestrian Master Plan.
- b. Bill No. 2017-09 – First Reading**
An ordinance for the consideration of abandonment of City of Florence interest in portion of unopened Right-of-Way, section of right-of-way bounded on the north by Woods Road, on the east by Tax Map Parcel 90036-11-019, on the south by unopened Right-of-Way and on the west by Tax Map Parcels 90036-06-001 and 90036-06-002.

- c. **Bill No. 2017-10 – First Reading**
An Ordinance authorizing the conveyance of the real estate known as Tax Parcel 90070-01-001 (the former Young Pecan property) described more fully on Exhibit “A” attached to the Ordinance, said property to be utilized pursuant to the terms and conditions set out in the Conditional Grant approved in Resolution No. 2017-06.
Note: To be discussed in Executive Session.

- d. **Bill No. 2017-11 – First Reading**
An Ordinance to annex the property located at 1414 North Buncombe Road, said property being specifically designated in the Florence County Tax Records as Tax Map Parcel 90098-05-002.

- e. **Bill No. 2017-12 – First Reading**
An Ordinance to declare a portion of Tax Parcel 90086-02-004, specifically an additional 4 feet along the back property line, as surplus and authorize the transfer of land to Barth, Ballenger, & Lewis Holdings, LLC for the purposes of combining with Florence County Tax Parcel 90086-02-011.

IX. INTRODUCTION OF RESOLUTIONS

- a. **Resolution No. 2017-06**
A Resolution approving an incentive package to encourage the developer team to develop the property known as Tax Parcel 90070-02-002 (the former Young Pecan property) into a facility for Harvest Hope.
Note: To be discussed in Executive Session.

X. REPORT TO COUNCIL

- a. **Appointments to Boards & Commissions**
 - 1. **Accommodations Tax Advisory Committee –**
Councilwoman Williams-Blake

XI. EXECUTIVE SESSION

- a. Discussion of negotiations incident to proposed contractual arrangement [30-4-70(a)(2)] and to negotiations incident to matters relating to a proposed economic development [30-4-70(a)(5)].
(Bill No. 2017-10 and Resolution No. 2017-06)*
- b. Discussion of negotiations incident to matters relating to a proposed economic development [30-4-70(a)(5)].*
- c. The receipt of legal advice related to matters covered by attorney-client privilege [30-4-70(a)(2)].*

XII. ADJOURN

**REGULAR MEETING OF FLORENCE CITY COUNCIL
MONDAY, MARCH 13, 2017
CITY CENTER – COUNCIL CHAMBERS
324 WEST EVANS STREET
FLORENCE, SOUTH CAROLINA**

MEMBERS PRESENT: Mayor Wukela called the regular meeting to order at 1:05 p.m. with the following members present: Mayor Pro tem Brand; Councilman Jebaily, Councilwoman Ervin; Councilwoman Williams-Blake; Councilman Willis and Councilwoman Moore.

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

Notices of this regular meeting of the Florence City Council were provided to the media and individuals who requested a copy of the agenda, informing them of the date, time and location of the meeting.

MEDIA PRESENT: Josh Lloyd of the Morning News and Kiahna Patterson of WBTW TV-13 were present for the meeting.

INVOCATION

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

APPROVAL OF MINUTES

Councilman Jebaily made a motion to adopt the minutes of the February 13, 2017 Regular Meeting. Mayor Pro tem Brand seconded the motion, which carried unanimously.

HONORS AND RECOGNITIONS

SERVICE RECOGNITIONS

Mayor Wukela presented Captain George Mack a Certificate of Recognition for completing 30 years of service with the Florence Police Department.

Johnny Green received a Certificate of Recognition from Mayor Wukela for completing 20 years of service with the Utilities Division of the City of Florence.

Officer Mary McNeil was presented a Certificate of Recognition by Mayor Wukela for completing 10 years of service with the Florence Police Department.

Mayor Wukela presented Michael Jones a Certificate of Recognition for completing 10 years of service with the Public Works Department.

ORDINANCES IN POSITION

BILL NO. 2017-03 – SECOND READING

AN ORDINANCE TO AMEND THE GENERAL FUND BUDGET FOR THE CITY OF FLORENCE, SOUTH CAROLINA, FOR THE FISCAL YEAR BEGINNING JULY 1, 2016 AND ENDING JUNE 30, 2017.

An Ordinance to amend the General Fund budget for the City of Florence, South Carolina, for the fiscal year beginning July 1, 2016 and ending June 30, 2017 was adopted on second reading.

Mayor Pro tem Brand made a motion to adopt Bill No. 2017-03 on second reading. Councilwoman Moore seconded the motion.

Council voted unanimously to adopt Bill No. 2017-03 on second reading.

BILL NO. 2017-04 – SECOND READING

AN ORDINANCE FOR THE CONSIDERATION OF THE PROPOSED TEXT AMENDMENT TO ARTICLE 2, SECTION 2.9-2 FLORENCE DOWNTOWN OVERLAY DISTRICTS OF THE CITY OF FLORENCE ZONING ORDINANCE AND PROPOSED AMENDMENT TO THE CITY OF FLORENCE DESIGN GUIDELINES TO ADD THE OVERLAY DISTRICT TO BE REFERRED TO AS THE “FOOD, ARTISAN AND WAREHOUSE DISTRICT”.

An Ordinance for the consideration of the proposed text amendment to Article 2, Section 2.9-2 Florence Downtown Overlay Districts of the City of Florence Zoning Ordinance and proposed amendment to the City of Florence Design Guidelines to add the Overlay District to be referred to as the “Food, Artisan and Warehouse District” was adopted on second reading.

Mayor Pro tem Brand made a motion to adopt Bill No. 2017-04 on second reading. Councilman Jebaily seconded the motion, which carried unanimously.

BILL NO. 2017-05 – SECOND READING

AN ORDINANCE TO AMEND CHAPTERS 4 AND 8 OF THE CODE OF ORDINANCES OF THE CITY OF FLORENCE ENTITLED “BUILDINGS, CONSTRUCTION AND RELATED ACTIVITIES” AND “FIRE PROTECTION AND PREVENTION”, TO ESTABLISH A NEW DEPARTMENT OF BUILDING SAFETY, TO ADOPT CERTAIN TECHNICAL CODES, AND TO REPEAL PORTIONS OF CHAPTERS 4 AND 8 WHICH ARE OUTDATED OR IN CONFLICT WITH THE NEW TECHNICAL CODES ADOPTED.

An Ordinance to amend Chapters 4 and 8 of the Code of Ordinances of the City of Florence entitled “Buildings, Construction and Related Activities” and “Fire Protection and Prevention”, to establish a new department of Building Safety, to adopt certain technical codes, and to repeal portions of Chapters 4 and 8 which are outdated or in conflict with the new technical codes adopted was adopted on second reading as amended.

Mayor Wukela reported that an amendment has been made to Section 4-32 of the proposed ordinance. With regards to the membership of the board, the language originally read “at all times at least four (4) of the members will be residents of City Council Districts One or Two”. It has been amended to read “at all times at least four (4) of the members will be residents of the Community Development Block Grant (CDBG) area of the City of Florence”.

Councilman Willis made a motion to adopt Bill No. 2017-05, as amended. Councilwoman Ervin seconded the motion.

Council voted unanimously to adopt Bill No. 2017-05.

INTRODUCTION OF ORDINANCES

BILL NO. 2017-06 – FIRST READING

AN ORDINANCE FOR THE CONSIDERATION OF ABANDONMENT OF CITY OF FLORENCE INTEREST IN PUBLIC RIGHT-OF-WAY; PORTION OF EMERSON AVENUE AND THE UNOPENED PORTIONS OF WAKEFIELD STREET AND RUTHERFORD DRIVE BOUNDED ON THE NORTH BY RUTHERFORD DRIVE, ON THE EAST BY DEXTER DRIVE, ON THE SOUTH BY RUTHERFORD DRIVE AND ON THE WEST BY WAKEFIELD STREET.

An Ordinance for the consideration of abandonment of City of Florence interest in public right-of-way; portion of Emerson Avenue and the unopened portions of Wakefield Street and Rutherford Drive bounded on the north by Rutherford Drive, on the east by Dexter Drive, on the south by Rutherford Drive and on the west by Wakefield Street was passed on first reading.

Mayor Pro tem Brand made a motion to pass Bill No. 2017-06 on first reading. Councilman Willis seconded the motion.

Mr. Jerry Dudley, Planning, Research and Development Manager reported the property is located adjacent to the Family YMCA. The proposed right-of-way abandonment is currently Emerson Drive, as well as a portion of Rutherford Drive and a portion of Wakefield Street. The YMCA has plans to install an eight lane track with a soccer/football field in the interior of the track, an 83 space parking lot, restroom facilities and a shelter as outlined in the proposed site plan. As part of this, a sewer easement would be required on the unopened portion of Wakefield Street right-of-way. The various city departments including Fire, Public Works, Utilities, Planning, Research and Development and Police have been contacted and there is no issue with the abandonment of the right-of-way.

The Planning Commission held a public hearing on January 10, 2017 and voted unanimously 8-0 to recommend the abandonment.

Council voted unanimously to pass Bill No. 2017-06.

BILL NO. 2017-07 – FIRST READING

AN ORDINANCE TO REZONE THE PROPERTIES LOCATED AT 705 ALEXANDER STREET; 401 S. CHURCH STREET; 322 S. GAILLARD; 400 AND 402 HOWARD STREET; 207 W. LIBERTY STREET; 403, 559, 607, 609 AND 611 E. PINE STREET; 313, 321, 402, 406 AND 407 RAILROAD STREET; 308, 310, 817 AND 1010 SUMTER STREET; AND 402 W. VISTA STREET SAID PROPERTIES BEING SPECIFICALLY DESIGNATED IN THE FLORENCE COUNTY TAX RECORDS AS TAX MAP PARCEL 01471-01-058; 90103-12-008; 90103-07-001; 90099-01-001; 90118-12-001, 90118-12-002; 90103-12-007, 90103-06-004, 90103-07-002, 90103-07-003, 90103-07-004; 90087-06-006, 90087-06-005, 90088-03-032, 90088-03-027, 90088-03-012; 90072-13-012, 90072-13-013, 90060-06-015, 90060-08-008; 90084-07-021; BY ADDING THE NEIGHBORHOOD REVITALIZATION OVERLAY DISTRICT TO THE AFOREMENTIONED PROPERTIES.

An Ordinance to rezone the properties located at 705 Alexander Street; 401 S. Church Street; 322 S. Gaillard; 400 and 402 Howard Street; 207 W. Liberty Street; 403, 559, 607, 609 and 611 E. Pine Street; 313, 321, 402, 406 and 407 Railroad Street; 308, 310, 817 and 1010 Sumter Street; and 402 W. Vista Street said properties being specifically designated in the Florence County Tax Records as Tax Map Parcel 01471-01-058; 90103-07-001; 90099-01-001; 90118-12-001; 90118-12-002; 90103-12-007, 90103-06-004, 90103-07-002, 90103-07-003, 90103-07-004; 90087-06-006, 90087-06-005, 90088-03-032, 90088-03-027, 90088-03-012; 90072-13-012, 90072-13-013, 90060-06-015, 90060-08-008;

**REGULAR MEETING OF FLORENCE CITY COUNCIL
MARCH 13, 2017 – PAGE 4**

90084-07-021; by adding the Neighborhood Revitalization Overlay District to the aforementioned properties was passed on first reading.

Mayor Pro tem Brand made a motion to pass Bill No. 2017-07. Councilwoman Moore seconded the motion.

Mr. Jerry Dudley, Planning, Research and Development Manager stated as outlined in the Neighborhood Revitalization Strategy, the City has set forth various catalyst areas within the North West, East and West neighborhoods. Several months ago the Planning Commission and City Council approved a Neighborhood Revitalization Overlay District. The purpose of this District is to enable development of single-family housing on many of the vacant and/or abandoned lots in these areas. Because the character of the neighborhood is such that some of the houses are set a little more forward to the street than what the current ordinances allow and some of the lots exist in such a manner that they are not developable under our current ordinance, Council has put in place the Neighborhood Revitalization Overlay District, which relaxes the set back requirements a bit on the front, the rear and the side. All of the aforementioned properties are city owned and are planned for redevelopment as part of the Neighborhood Revitalization strategy. All of the lots are either currently vacant or have single-family homes that are in poor repair. The purpose of this is to allow redevelopment of these sites.

Council voted unanimously to pass Bill No. 2017-07.

BILL NO. 2017-10 – FIRST READING

AN ORDINANCE AUTHORIZING THE CONVEYANCE OF THE REAL ESTATE KNOWN AS TAX PARCEL 90070-01-001 (THE OLD YOUNG PECAN PROPERTY) DESCRIBED MORE FULLY ON EXHIBIT “A” ATTACHED TO THE ORDINANCE, SAID PROPERTY TO BE UTILIZED PURSUANT TO THE TERMS AND CONDITIONS SET OUT IN THE CONDITIONAL GRANT APPROVED IN RESOLUTION NO. 2017-06. DISCUSSED IN EXECUTIVE SESSION

An Ordinance authorizing the conveyance of the real estate known as Tax Parcel 90070-01-001 (the Old Young Pecan property) described more fully on Exhibit “A” attached to the Ordinance, said property to be utilized pursuant to the terms and conditions set out in the Conditional Grant approved in Resolution No. 2017-06 was deferred on first reading.

(Note: This item was discussed in Executive Session.)

INTRODUCTION OF RESOLUTIONS

RESOLUTION NO. 2017-03

A RESOLUTION TO DECLARE THE MONTH OF MARCH AS AMERICAN RED CROSS MONTH.

A Resolution to declare the month of March as American Red Cross Month was adopted by Council.

Councilman Willis made a motion to adopt Resolution No. 2017-03. Mayor Pro tem Brand seconded the motion.

Council voted unanimously to adopt Resolution No. 2017-03.

**REGULAR MEETING OF FLORENCE CITY COUNCIL
MARCH 13, 2017 – PAGE 5**

RESOLUTION NO. 2017-04

A RESOLUTION TO PROCLAIM FEBRUARY 17, 2017 AS RYAN WHITE AWARENESS DAY.

A Resolution to proclaim February 17, 2017 as Ryan White Awareness Day was adopted by Council.

Councilwoman Ervin made a motion to adopt Resolution No. 2017-04. Councilwoman Williams-Blake seconded motion, which carried unanimously.

RESOLUTION NO. 2017-05

A RESOLUTION TO DECLARE APRIL 25, 2017 AS EMPOWERED TO HEAL DAY.

A Resolution to declare April 25, 2017 as Empowered to Heal Day was adopted by Council.

Councilwoman Ervin made a motion to adopt Resolution No. 2017-05. Mayor Pro tem Brand seconded the motion, which carried unanimously.

RESOLUTION NO. 2017-06

A RESOLUTION APPROVING AN INCENTIVE PACKAGE TO ENCOURAGE THE DEVELOPER TEAM TO DEVELOP THE PROPERTY KNOWN AS TAX PARCEL 90070-02-002 (THE OLD YOUNG PECAN PROPERTY) INTO A FACILITY FOR HARVEST HOPE. DISCUSSED IN EXECUTIVE SESSION.

A Resolution approving an Incentive Package to encourage the developer team to develop the property known as Tax Parcel 90070-02-002 (the old Young Pecan property) into a facility for Harvest Hope was deferred by Council.

(Note: This item was discussed in Executive Session.)

RESOLUTION NO. 2017-07

A RESOLUTION APPROVING AN INCENTIVE PACKAGE TO RBA FOODS, LLC FOR THE DEVELOPMENT OF THE PROPERTY KNOWN AS TAX PARCEL 90170-01-022 LOCATED AT 198 EAST N. B. BAROODY STREET IN FLORENCE AS A SAUCE PROCESSING FACILITY WHICH SERVES AS A KEY ANCHOR FOR THE NEW FOOD, ARTISAN, WAREHOUSE OVERLAY DISTRICT. DISCUSSED IN EXECUTIVE SESSION.

A Resolution approving an Incentive Package to RBA Foods, LLC for the development of the property known as Tax Parcel 90170-01-022 located at 198 East N. B. Baroody Street in Florence as a sauce processing facility which serves as a key anchor for the new Food, Artisan, Warehouse Overlay District was adopted by Council.

(Note: This issue was discussed in Executive Session).

REPORT TO COUNCIL

APPOINTMENTS TO BOARDS & COMMISSIONS

PEE DEE REGIONAL AIRPORT AUTHORITY

Councilman Jebaily made a motion to nominate Kerstin Nemeč to serve on the Pee Dee Regional Airport Authority. Mayor Pro tem Brand seconded the motion, which carried unanimously.

Kerstin Nemeč was appointed to serve on the Pee Dee Regional Airport Authority. This appointment is required to be confirmed by the Office of the Governor. If confirmed, the term will begin immediately and end June 30, 2020.

ACCOMMODATIONS TAX ADVISORY COMMITTEE

Councilwoman Williams-Blake deferred her appointment to this Committee.

EXECUTIVE SESSION

Mayor Pro tem Brand made a motion to enter into Executive Session. Councilwoman Moore seconded the motion, which carried without objection.

Council entered into Executive Session at 1:25 p.m.

Mayor Wukela reconvened the regular meeting at 3:27 p.m.

Mayor Wukela reported that a number of items were discussed in Executive Session. The following items were discussed:

BILL NO. 2017-10 – FIRST READING

AN ORDINANCE AUTHORIZING THE CONVEYANCE OF THE REAL ESTATE KNOWN AS TAX PARCEL 90070-01-001 (THE OLD YOUNG PECAN PROPERTY) DESCRIBED MORE FULLY ON EXHIBIT “A” ATTACHED TO THE ORDINANCE, SAID PROPERTY TO BE UTILIZED PURSUANT TO THE TERMS AND CONDITIONS SET OUT IN THE CONDITIONAL GRANT APPROVED IN RESOLUTION NO. 2017-06.

RESOLUTION NO. 2017-06

A RESOLUTION APPROVING AN INCENTIVE PACKAGE TO ENCOURAGE THE DEVELOPER TEAM TO DEVELOP THE PROPERTY KNOWN AS TAX PARCEL 90070-02-002 (THE OLD YOUNG PECAN PROPERTY) INTO A FACILITY FOR HARVEST HOPE. DISCUSSED IN EXECUTIVE SESSION.

Councilwoman Moore made a motion to defer Bill No. 2017-10 and Resolution No. 2017-06. Councilwoman Ervin seconded the motion, which carried unanimously.

**REGULAR MEETING OF FLORENCE CITY COUNCIL
MARCH 13, 2017 – PAGE 7**

The next matter discussed was Resolution No. 2017-07.

RESOLUTION NO. 2017-07

**A RESOLUTION APPROVING AN INCENTIVE PACKAGE TO RBA FOODS, LLC FOR THE DEVELOPMENT OF THE PROPERTY KNOWN AS TAX PARCEL 90170-01-022 LOCATED AT 198 EAST N. B. BAROODY STREET IN FLORENCE AS A SAUCE PROCESSING FACILITY WHICH SERVES AS A KEY ANCHOR FOR THE NEW FOOD, ARTISAN, WAREHOUSE OVERLAY DISTRICT.
DISCUSSED IN EXECUTIVE SESSION.**

A Resolution approving an Incentive Package to RBA Foods, LLC for the development of the property known as Tax Parcel 90170-01-022 located at 198 East N. B. Baroody Street in Florence as a Sauce Processing Facility which serves as a key anchor for the new Food, Artisan, Warehouse Overlay District was adopted by Council.

Councilman Willis made a motion to adopt Resolution No. 2017-07. Councilwoman Moore seconded the motion.

Council voted unanimously to adopt Resolution No. 2017-07.

Mayor Wukela stated while in Executive Session, Council discussed a matter relating to the employment, evaluation, appointment, or compensation of city employees (Section 30-4-70(a)(1)).

In particular, Council discussed with regard to the City Court, its operation, compensation of the judges and the administration of the court.

As Chairperson of the Judicial Committee, Councilwoman Williams-Blake has done extensive work and investigated the Municipal Association's best practices and recommendations with regard to the administration of Court staff versus judges. In light of these investigations, Councilwoman Williams-Blake made a motion that Council clarify the City Policy and direct the City Manager and staff to effect that clarification in accordance with the Municipal Association's best practices recommendation, such that the court administrative staff report to the City Manager's office or his designee. In addition, the head judge will be classified as Chief Judge rather than Administrative Judge to reflect the fact that the administration of the city court staff is vested in the responsibility of the City Manager or his designee. Councilwoman Moore seconded the motion.

Voting in favor of the motion were Mayor Wukela, Mayor Pro tem Brand, Councilwoman Ervin, Councilwoman Williams-Blake, Councilman Willis and Councilwoman Moore.

Councilman Jebaily recused himself from voting on this matter due to a potential conflict of interest.

Further, Councilwoman Williams-Blake has investigated the pay scale of the judges in City Court and made a motion to recommend that the Associate Municipal Judges receive a pay increase in line with the city staff at large. Councilwoman Moore seconded the motion.

Voting in favor of the motion were Mayor Wukela, Mayor Pro tem Brand, Councilwoman Ervin, Councilwoman Williams-Blake, Councilman Willis and Councilwoman Moore.

Councilman Jebaily recused himself from voting on this matter due to a potential conflict of interest.

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MARCH 13, 2017 – PAGE 8**

CITY MANAGER – REBRANDING OF THE CITY OF FLORENCE

Mr. Drew Griffin, City Manager reported to Council that the new branding for the City of Florence would be made public towards the end of March. A press conference will be held to unveil the new branding on March 30th at the Waters Building in downtown Florence.

MAYOR WULEKA – NEW MAINTENANCE BOARD OF ADJUSTMENTS AND APPEALS

Mayor Wukela reminded Council that nominations for this board will be on the April agenda for consideration. Individuals that are interested in being considered for appointment, should submit an application.

ADJOURN

Without objection, the meeting was adjourned at 3:34 p.m.

Dated this 10th day of April, 2017.

Dianne M. Rowan, Municipal Clerk

Stephen J. Wukela, Mayor



3339 Mcadors Road
Florence, SC 29501



LOVING ARMS, INC

To: Whom it May Concern

From: Cindy R. Williams
President/CEO

Re: **Letter of Introduction**

VI. b. Loving Arms, LLC

Dear Sir/Madam:

We are contacting you to alert you of an exciting and new service provider in the State of South Carolina. Loving Arms, Inc. is a 501 (c) 3 non-profit organization duly incorporated in 1999, to work with runaway, homeless and unstably housed youth, and young adults, between the ages of 12 and 18.

Loving Arms utilizes a holistic approach in its service delivery, working with not just the client, but the client's entire family, as we offer support to clients in getting through difficult challenges they are facing. We work, in partnership, with churches, schools, private and public agencies to provide mentoring, access to shelter, transitional and supportive housing, referrals to mental health, substance abuse/use programs, and other support services to vulnerable youth, young adults, and their families, based on their identified needs. **On October 1, 2014, Loving Arms secured federal funding to operate a Basic Center, the first and only emergency shelter for unaccompanied runaway, homeless and unstably housed youth, in Florence. The program is called, Norma and Robert's House (N.R. House), II.** It will provide up to 21 days of shelter per stay, for up to 8 male and/or female youth at a time, with a minimum of four beds designated for Runaway and Homeless Youth (RHY). Youth and their families will receive:

- 24 hour individualized intake and needs assessment;
- Service planning and case management;
- Shelter, food and (as needed) clothing;
- Support and advocacy with the local school system;
- Individual, group, and family counseling;
- Discharge planning, including assurance of transition to a safe setting within the community after discharge; and
- Aftercare for at least 90 days, with continued case management and counseling.

Additional counseling and a mentor will be arranged during aftercare through Loving Arms or partner agencies in the local community. In addition, outreach will be carried out each week through staff/peer teams at local businesses, 'hotspots' where youth gather, and with community service agencies and local schools. **We are seeking partners, volunteers, and financial supporters to help us in our quest to provide shelter and end homelessness in Florence and surrounding counties for RHY.** Our primary focus is on keeping families together, however when this is not possible, we will work with local departments of Social Service to ensure that these children are stably housed. We are excited to be serving the state's most vulnerable youth, young adults and families and hope we can count on your support. If you need additional information, you can contact us at 843-407-6966 or 443-415-1174. You can also reach us by e-mail at gods2use@aol.com. Our website address is www.lovingarmsinc.com.

Thanks, in advance and remember, you do make a difference!

CITY OF FLORENCE COUNCIL MEETING

DATE: March 13, 2017

AGENDA ITEM: Ordinance to amend Zoning Ordinance
First Reading

DEPARTMENT/DIVISION: Department of Planning, Research & Development

I. ISSUE UNDER CONSIDERATION:

An ordinance for the consideration of abandonment of City of Florence interest in Public Right-of-Way, portion of Emerson Avenue and the unopened portions of Wakefield Street and Rutherford Drive, bounded on the north by Rutherford Drive, on the east by Dexter Drive, on the South by Rutherford Drive and on the west by Wakefield Street.

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

Planning Commission held a public hearing on January 10, 2017 regarding this matter. The Planning Commission voted (8-0) to recommend the abandonment.

III. POINTS TO CONSIDER:

- (1) The abandonment of the right-of-way's would allow the adjacent property owner, the Family YMCA of Greater Florence, use of the property. The proposed Master Plan for the YMCA plans for the installation of an 8 lane track with a soccer/football field to the interior; an 83-space parking lot; toilet facility; playground and shelter (see Attachment B).
- (2) A sewer easement is required on the unopened portion of Wakefield Street right-of-way.
- (3) The following City of Florence departments were contacted regarding the abandonment of the right-of-way: Fire; Police; Public Works; Utilities; and Planning, Research, and Development. None of the aforementioned departments found any reason to maintain the City's interest in this unopened right-of-way.

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.

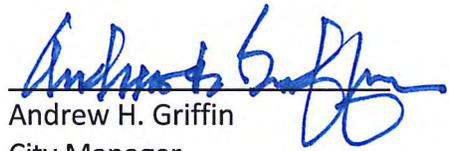
V. NOTES:

VI. ATTACHMENTS:

- (1) Ordinance
- (2) Location Map
- (3) YMCA Proposed Development plan

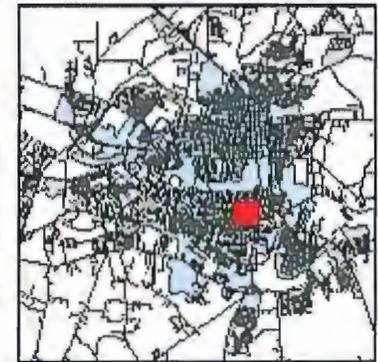


Clint Moore
Development Manager



Andrew H. Griffin
City Manager

Location Map - YMCA Right-of-Way Proposed for Abandonment



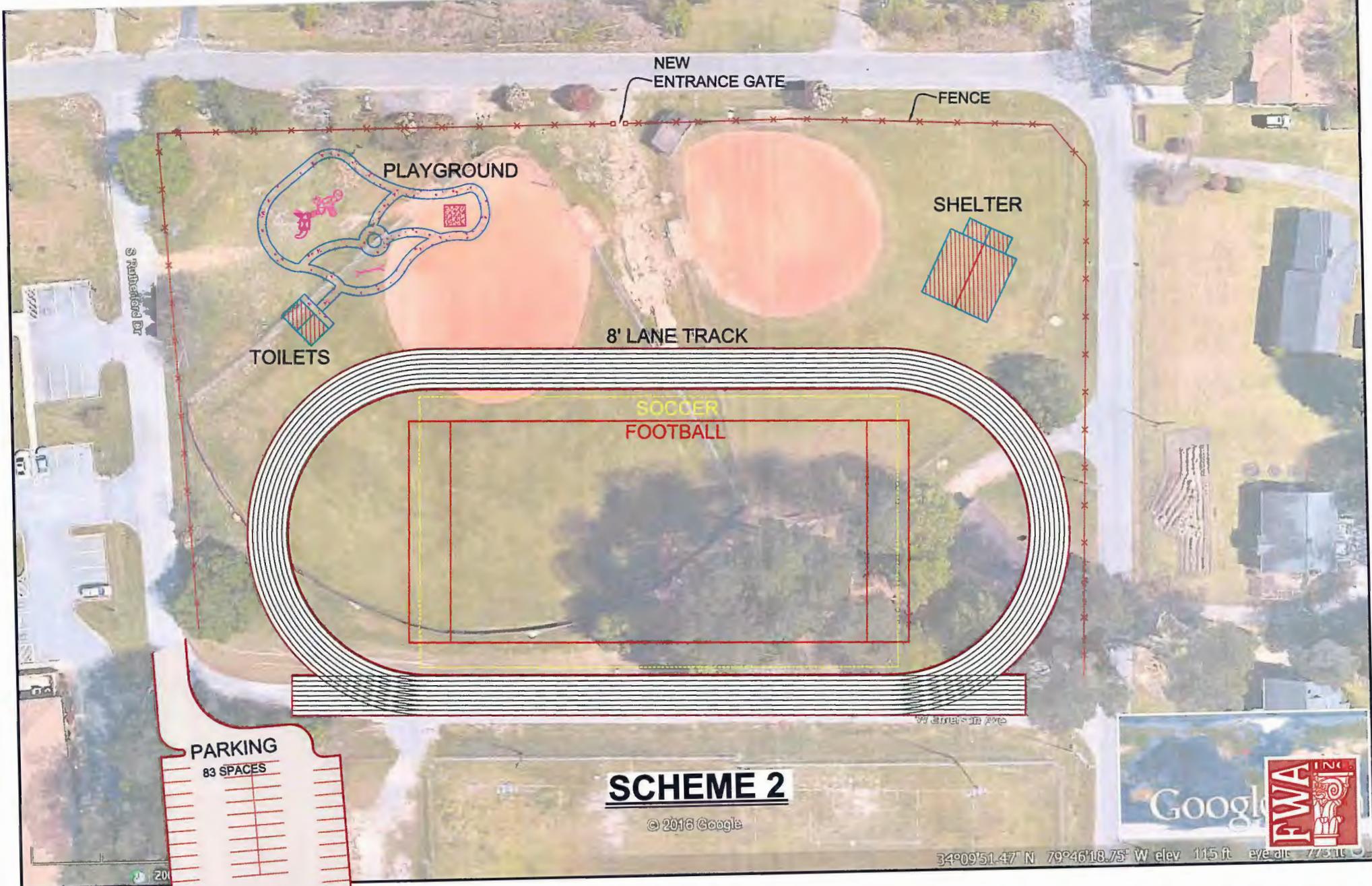
Legend

-  wBlowOff
-  Hydrant
-  wControlValve
-  wMain
-  ssManhole
-  ssGravityMain
-  Roads
-  Parcels



DISCLAIMER:
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NEW
ENTRANCE GATE

FENCE

PLAYGROUND

SHELTER

S Parkers Dr

TOILETS

8' LANE TRACK

SOCCER
FOOTBALL

PARKING
83 SPACES

SCHEME 2

© 2016 Google



34°09'51.47" N 79°46'18.75" W elev 115 ft eye alt 77.5 ft

ORDINANCE NO. 2017-_____

AN ORDINANCE FOR THE CONSIDERATION OF ABANDONMENT OF CITY OF FLORENCE INTEREST IN PUBLIC RIGHT-OF-WAY, PORTION OF EMERSON AVENUE AND THE UNOPENED PORTIONS OF WAKEFIELD STREET AND RUTHERFORD DRIVE, BOUNDED ON THE NORTH BY RUTHERFORD DRIVE, ON THE EAST BY DEXTER DRIVE, ON THE SOUTH BY RUTHERFORD DRIVE AND ON THE WEST BY WAKEFIELD STREET:

WHEREAS, a request has been made for the City to abandon its interest in the portions of Emerson Avenue and the unopened portions of Wakefield Street and Rutherford Drive, bounded on the north by Rutherford Drive, on the east by Dexter Drive, on the South by Rutherford Drive and on the west by Wakefield Street, and;

WHEREAS, a Public Hearing was held in the City Center Council Chambers on January 10, 2017 at 6:30 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

WHEREAS, a public notice was published three times in the Morning News prior to the March 13, 2017 City Council meeting as required by City Code Section 2-28(b) and adjacent property owners and utility providers were notified, and:

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 the City of Florence abandons its interest in the rights-of-way which will then revert to the abutting property owners after the necessary legal documents have been properly executed.
2. That this Ordinance shall become effective seven days upon its approval and adoption by the City Council of the City of Florence.

EXECUTED ON ONE (1) ADDITIONAL PAGE

ADOPTED THIS _____ DAY OF _____, 2017

Approved as to form:

James W. Peterson, Jr.
City Attorney

Stephen J. Wukela
Mayor

Attest:

Dianne Rowan
Municipal Clerk

CITY OF FLORENCE COUNCIL MEETING

DATE: March 13, 2017

AGENDA ITEM: Ordinance to amend Zoning Ordinance
First Reading

DEPARTMENT/DIVISION: Department of Planning, Research & Development

I. ISSUE UNDER CONSIDERATION:

An ordinance to rezone the properties located at 705 Alexander Street; 401 S Church Street; 322 S Gaillard; 400 and 402 Howard Street; 207 W Liberty Street; 403, 559, 607, 609 and 611 E Pine Street; 313, 321, 402, 406 and 407 Railroad Street; 308, 310, 817 and 1010 Sumter Street; and 402 W Vista Street said properties being specifically designated in the Florence County Tax Records as Tax Map Parcel 01471-01-058; 90103-12-008; 90103-07-001; 90099-01-001; 90118-12-001, 90118-12-002; 90103-12-007, 90103-06-004, 90103-07-002, 90103-07-003, 90103-07-004; 90087-06-006, 90087-06-005, 90088-03-032, 90088-03-027, 90088-03-012; 90072-13-012, 90072-13-013, 90060-06-015, 90060-08-008; 90084-07-021; by adding the Neighborhood Revitalization Overlay District to the aforementioned properties.

II. POINTS TO CONSIDER:

- (1) The properties are currently zoned R-3, Single Family Residential District; R-4, Multi-family Residential District, Limited; and B-1 Limited Business District.
- (2) The lots are currently occupied by single family housing or are currently vacant.
- (3) The properties meet the dimensional requirements of the Neighborhood Revitalization Overlay Zoning District, upon adoption, per the City of Florence Zoning Ordinance.
- (4) The intent of this rezoning is to implement the Neighborhood Revitalization Overlay Zoning District to stabilize and revitalize the East, West and North West neighborhoods by creating single family housing that is market driven within the City of Florence urban neighborhoods. This rezoning will permit the construction of new homes or redevelopment of existing homes that will establish the character of the neighborhood, and support better opportunities for current property owners.
- (5) City Staff recommends the rezoning of the parcels to Neighborhood Revitalization Overlay Zoning District as requested. This recommendation is based on conformity with the proposed zoning and the future land use designation of the Comprehensive Plan, and the Florence Neighborhood Revitalization Strategy.

III. CURRENT STATUS/PREVIOUS ACTION TAKEN:

Planning Commission will hold a public hearing on March 14, 2016 regarding this matter.

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. ATTACHMENTS:

- (1) Ordinance
- (2) Location Map



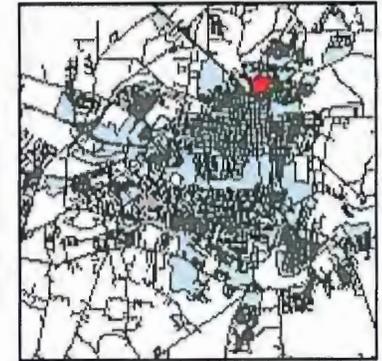
Clint Moore
Development Manager



Andrew H. Griffin
City Manager

Attachment 2

Location Map: 404 W Vista and 207 W Liberty

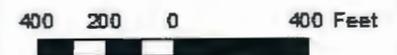


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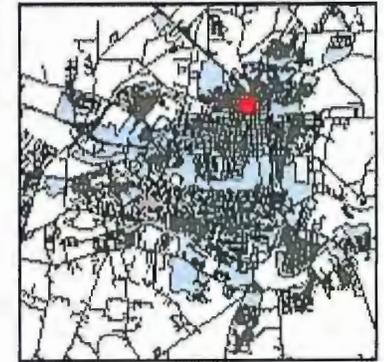
- Rezoning
- ◆ Address
- Roads
- Parcels



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Attachment 2 Location Map: 308 and 310 Sumter

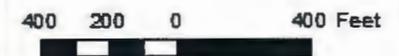


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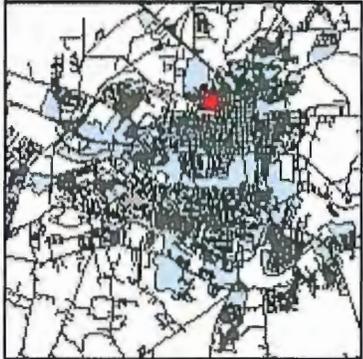
- Rezoning
- ◆ Address
- Roads
- Parcels



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Attachment 2 Location Map: 817 Sumter

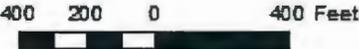


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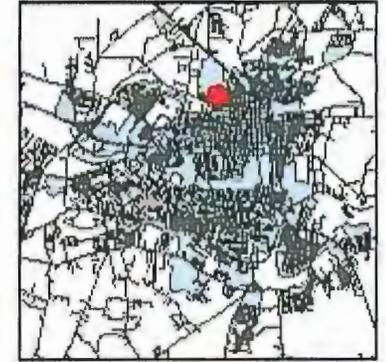
- Rezoning
- ◆ Address
- Roads
- Parcels



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Attachment 2 Location Map: 705 N Alexander St.

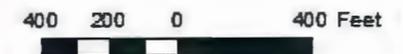


Legend

- Rezoning
- ◆ Address
- Roads
- Parcels

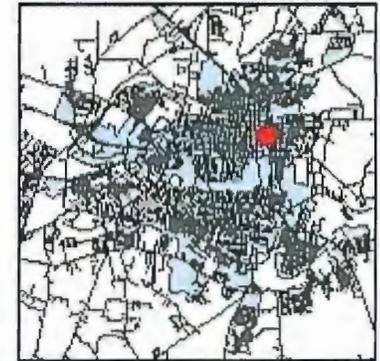


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Attachment 2

Location Map: 313, 321, 402, 406 and 407 Railroad St.; 401 and 403 S Church St.



Legend

- Rezoning
- Address
- Roads
- Parcels

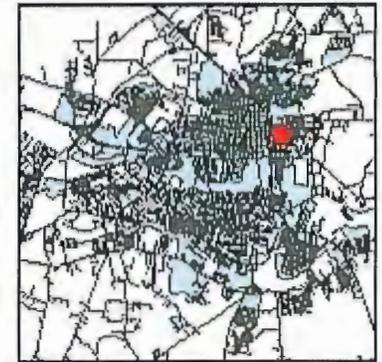


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400 200 0 400 Feet

Attachment 2

Location Map: 322 S Gaillard; 400 and 402 Howard St; and 559, 607, 609 and 611 E Pine St.



Legend

-  Rezoning
-  Address
-  Roads
-  Parcels



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ORDINANCE NO. 2017-_____

AN ORDINANCE TO REZONE THE PROPERTIES LOCATED AT 705 ALEXANDER STREET; 401 S CHURCH STREET; 322 S GAILLARD; 400 AND 402 HOWARD STREET; 207 W LIBERTY STREET; 403, 559, 607, 609 AND 611 E PINE STREET; 313, 321, 402, 406 AND 407 RAILROAD STREET; 308, 310, 817 AND 1010 SUMTER STREET; AND 402 W VISTA STREET SAID PROPERTIES BEING SPECIFICALLY DESIGNATED IN THE FLORENCE COUNTY TAX RECORDS AS TAX MAP PARCEL 01471-01-058; 90103-12-008; 90103-07-001; 90099-01-001; 90118-12-001, 90118-12-002; 90103-12-007, 90103-06-004, 90103-07-002, 90103-07-003, 90103-07-004; 90087-06-006, 90087-06-005, 90088-03-032, 90088-03-027, 90088-03-012; 90072-13-012, 90072-13-013, 90060-06-015, 90060-08-008; 90084-07-021; BY ADDING THE NEIGHBORHOOD REVITALIZATION OVERLAY DISTRICT TO THE AFOREMENTIONED PROPERTIES:

WHEREAS, a Public Hearing will be held in the City Center Council Chambers on March 14, 2017 at 6:30 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

WHEREAS, the City of Florence made application to rezone the above properties, adding the Neighborhood Revitalization Overlay Zoning District to the existing zoning designations;

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 properties to Neighborhood Revitalization Overlay Zoning 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.

EXECUTED ON ONE (1) ADDITIONAL PAGE

ADOPTED THIS _____ DAY OF _____, 2017

Approved as to form:

James W. Peterson, Jr.
City Attorney

Stephen J. Wukela,
Mayor

Attest:

Dianne M. Rowan
Municipal Clerk

CITY OF FLORENCE COUNCIL MEETING

DATE: April 10, 2017

AGENDA ITEM: An Ordinance to adopt the City of Florence Five Year Comprehensive Plan Update, the Downtown Florence Five Year Comprehensive Plan Update, and the City of Florence Pedestrian Master Plan.

DEPARTMENT/DIVISION: Department of Planning, Research & Development

I. ISSUE UNDER CONSIDERATION:

An Ordinance to adopt the City of Florence Five Year Comprehensive Plan Update, the Downtown Florence Five Year Comprehensive Plan Update, and the City of Florence Pedestrian Master Plan.

II. POINTS TO CONSIDER:

- 1) The City of Florence Comprehensive Plan was originally adopted on February 14, 2011. The Plan was developed with the assistance of Kendig Keast Collaborative and was based on an analysis of the City and its neighborhoods as well as input from community groups, residents, and business owners. The document conveys the City's vision and has guided the City's efforts over the past five years through the establishment of reasonable goals and achievable strategies that provide the framework from which decisions are made.
- 2) The City is required by state law (SC Comprehensive Planning Act of 1996) to complete a review of all elements of a comprehensive plan every ten years and to complete an update of the approved Comprehensive Plan every five years.
- 3) The five year Comprehensive Plan Update entitled Next Steps 2016-2021 was completed through the summer and fall of 2016. The Comprehensive Plan Update was again developed with the assistance of Kendig Keast Collaborative and input from the community and stakeholders.
- 4) As part of the Comprehensive Plan Update, the City in association with Kendig Keast Collaborative, completed an update to the Downtown Master Plan. Similar to the Comprehensive Plan Update, the Downtown Master Plan Update went through a community and staff review with significant stakeholder comments. As noted in the Downtown Master Plan Update, it was found that downtown stakeholders were in general agreement that most of the goals and objective from the 2011 Downtown Master Plan had been fulfilled and in many aspects were exceeded.

- 5) In 2015 the City of Florence was selected by SCDHEC in a grant to create Pedestrian Master Plans for certain communities within South Carolina. The project consultant is Alta Planning + Design. Participants include SCDHEC, SCDOT, City of Florence, Francis Marion University, Pee Dee Land Trust, and residents within our communities. The Pedestrian Master Plan focuses on three areas: equity-based planning, community engagement and safe pedestrian access to healthy foods. The plan places emphasis on pedestrian/bike connectivity and ties into the pedestrian network in place and being constructed within the downtown and adjacent neighborhoods. The Pedestrian Master Plan is a guidance and reference document that is consistent with our Comprehensive Plan.
- 6) City staff recommends the adoption of the Five Year Comprehensive Plan Update, the Five Year Downtown Florence Comprehensive Plan Update, and the City of Florence Pedestrian Master Plan as the documents function in unison to build upon the City's vision while providing guidance and focus for the City's staff and leaders.

III. CURRENT STATUS/PREVIOUS ACTION TAKEN:

- 1) A joint work session was held with City Council and Planning Commission on January 24, 2017 to introduce and distribute copies of the Comprehensive Plan Update, the Downtown Comprehensive Plan Update, and the Pedestrian Master Plan.
- 2) Planning Commission held a public hearing on February 14, 2017 regarding this matter. The Planning Commission voted unanimously (6-0) to recommend the Comprehensive Plan Update, the Downtown Comprehensive Plan Update, and the Pedestrian Master Plan

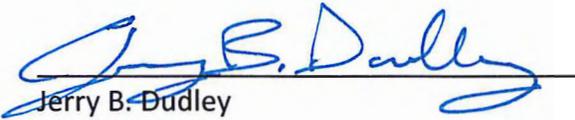
IV. OPTIONS

City Council may:

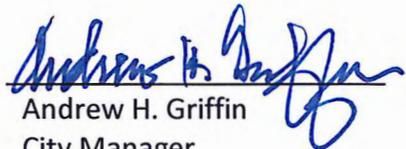
1. Approve the request as presented based on the information submitted.
2. Defer the request should additional information be needed.
3. Suggest other alternatives.
4. Deny the request.

V. ATTACHMENTS:

- (1) Ordinance
- (2) City of Florence Five Year Comprehensive Plan Update
- (3) Downtown Florence Five Year Comprehensive Plan Update
- (4) City of Florence Pedestrian Master Plan



Jerry B. Dudley
Planning Manager



Andrew H. Griffin
City Manager

ORDINANCE NO. 2017-_____

AN ORDINANCE TO ADOPT THE CITY OF FLORENCE FIVE YEAR COMPREHENSIVE PLAN UPDATE, THE DOWNTOWN FLORENCE FIVE YEAR COMPREHENSIVE PLAN UPDATE AND THE CITY OF FLORENCE PEDESTRIAN MASTER PLAN:

WHEREAS, a Public Hearing was held in the City Center Council Chambers on February 14, 2017 at 6:00 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

WHEREAS, the City recognizes the need for a comprehensive plan update to provide guidance in matters of public affairs in accordance with section 6-29-510 of the South Carolina Code of Laws;

WHEREAS, the City has included with the comprehensive plan update, an update of the downtown Florence comprehensive plan and a pedestrian master plan;

WHEREAS, we hereby find and conclude that the adoption of this comprehensive plan update, downtown comprehensive plan update, and pedestrian master plan is a necessary step to assist us in guiding growth and development and planning for governmental functions that will help enable the citizens of the City of Florence to have an improved quality of life;

NOW, THEREFORE, be it ordained by the City Council of the City of Florence, in meeting duly assembled and by the authority thereof, that the Comprehensive Plan Update, Downtown Comprehensive Plan Update, and Pedestrian Master Plan, attached hereto, be, and the same is hereby, adopted.

That this Ordinance shall become effective seven days after 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 _____, 2017

Approved as to form:

James W. Peterson, Jr.
City Attorney

Stephen J. Wukela,
Mayor

Attest:

Dianne M. Rowan
Municipal Clerk

CITY OF FLORENCE COUNCIL MEETING

DATE: April 10, 2017

AGENDA ITEM: An ordinance for the consideration of abandonment of City of Florence interest in a portion of unopened Right-of-Way.
First Reading

DEPARTMENT/DIVISION: Department of Planning, Research & Development

I. ISSUE UNDER CONSIDERATION:

An ordinance for the consideration of abandonment of City of Florence interest in a portion of unopened Right-of-Way, specifically, the section of right-of-way bounded on the north by Woods Road, on the east by Tax Map Parcel 90036-11-019, on the south by unopened Right-of-Way and on the west by Tax Map Parcels 90036-06-001 and 90036-06-002.

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

Planning Commission held a public hearing on February 14, 2017 regarding this matter. The Planning Commission voted (6-0) to recommend the abandonment.

III. POINTS TO CONSIDER:

- (1) The abandonment of the right-of-way would allow the adjacent property owners use of the property. Attachment 2 illustrates the location of the right-of-way.
- (2) All of the surrounding property owners (TMN's 90036-11-019, 90036-06-001 and 90036-06-002) have expressed interest in acquiring a portion of the property.
- (3) The following City of Florence departments were contacted regarding the abandonment of the right-of-way: Fire; Police; Public Works; Utilities; and Planning, Research, and Development. None of the aforementioned departments found any reason to maintain the City's interest in this unopened right-of-way.

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.

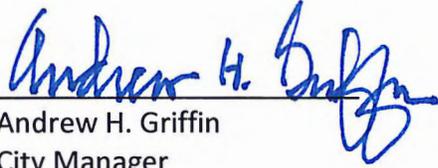
V. NOTES:

VI. ATTACHMENTS:

- (1) Ordinance
- (2) Location Map



Jerry B. Dudley
Planning Manager



Andrew H. Griffin
City Manager

ORDINANCE NO. 2017-_____

AN ORDINANCE FOR THE CONSIDERATION OF ABANDONMENT OF CITY OF FLORENCE INTEREST IN A PORTION OF UNOPENED RIGHT-OF-WAY, SECTION OF RIGHT-OF-WAY BOUNDED ON THE NORTH BY WOODS ROAD, ON THE EAST BY TAX MAP PARCEL 90036-11-019, ON THE SOUTH BY UNOPENED RIGHT-OF-WAY AND ON THE WEST BY TAX MAP PARCELS 90036-06-001 AND 90036-06-002:

WHEREAS, a request has been made for the City to abandon its interest in a portion of unopened Right-of-Way, specifically, the section of right-of-way bounded on the north by Woods Road, on the east by Tax Map Parcel 90036-11-019, on the south by unopened Right-of-Way and on the west by Tax Map Parcels 90036-06-001 and 90036-06-002, and;

WHEREAS, a Public Hearing was held in the City Center Council Chambers on February 14, 2017 at 6:00 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

WHEREAS, a public notice was published three times in the Morning News prior to the April 10, 2017 City Council meeting as required by City Code Section 2-28(b) and adjacent property owners and utility providers were notified, and:

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 the City of Florence abandons its interest in the rights-of-way which will then revert to the abutting property owners after the necessary legal documents have been properly executed.
2. That this Ordinance shall become effective seven days upon its approval and adoption by the City Council of the City of Florence.

EXECUTED ON ONE (1) ADDITIONAL PAGE

ADOPTED THIS _____ DAY OF _____, 2017

Approved as to form:

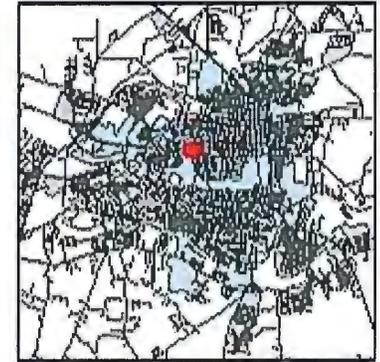
James W. Peterson, Jr.
City Attorney

Stephen J. Wukela
Mayor

Attest:

Dianne Rowan
Municipal Clerk

Attachment 2 - Location Map Woods Road Right-of-Way Proposed for Abandonment



Legend

-  wBlowOff
-  Hydrant
-  wControlValve
-  wMain
-  ssManhole
-  ssGravityMain
-  Roads
-  Parcels



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FLORENCE CITY COUNCIL MEETING

DATE: April 10, 2017

AGENDA ITEM: Public Hearing and Ordinance to Annex and Zone Property Owned by Anderson Mungo, TMN 90098-05-002

DEPARTMENT/DIVISION: Department of Planning, Research & Development

I. ISSUE UNDER CONSIDERATION:

Request to annex property located at 1414 N Buncombe Rd, Tax Map Number 90098-05-002, into the City of Florence and zone to R-2, Single-Family Residential District. The request is being made by the property owner, Anderson Mungo.

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

(1) On March 14, 2017 Planning Commission held a public hearing on this matter, and voted unanimously, 5-0 to recommend the zoning request of R-2, Single-Family Residential District.

III. POINTS TO CONSIDER:

- (1) Request is being considered for first reading.
- (2) The lot is currently the site of a single-family dwelling.
- (3) City water and sewer services are currently available; there is no cost to extend utility services.
- (4) A Public Hearing for zoning was held at the March 14, 2017 Planning Commission meeting.
- (5) City Staff recommends annexation and concurs with Planning Commission's recommendation to zone the property R-2, Single-Family Residential District.

IV. PERSONAL NOTES:

V. ATTACHMENTS:

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


Jerry Dudley
Planning Manager


Andrew H. Griffin
City Manager

ORDINANCE NO. 2017_____

AN ORDINANCE TO ANNEX AND ZONE PROPERTY OWNED BY ANDERSON MUNGO, TMN 90098-05-002

WHEREAS, a Public Hearing was held in the Council Chambers on March 14, 2017 at 6:00 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

WHEREAS, application by Anderson Mungo, owner of TMN 90098-50-002, 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 R-2, Single-Family Residential District:

The property requesting annexation is shown more specifically on Florence County Tax Map 90098, block 05, parcel 002 (0.275 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 _____, 2017
Approved as to form:

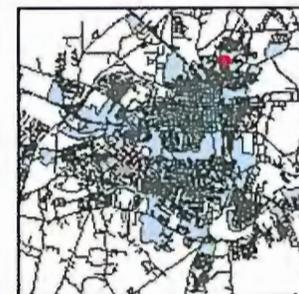
James W. Peterson, Jr.
City Attorney

Stephen J. Wukela,
Mayor

Attest:

Dianne M. Rowan
Municipal Clerk

Location Map 1414 North Buncombe Rd Florence, SC 29506



Legend

-  Proposed Parcel
-  Address Points
-  Manhole
-  Gravity Main
-  Water Mains
-  Roads
-  City Limits
-  Parcels



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FLORENCE CITY COUNCIL MEETING

DATE: April 10, 2017

AGENDA ITEM: An Ordinance to declare a portion of tax parcel 90086-02-004, specifically an additional 4 feet along the back property line, as surplus and authorize the transfer of land to Barth, Ballenger, & Lewis Holdings, LLC for the purposes of combining with Florence County tax parcel 90086-02-011.

DEPARTMENT/DIVISION: Department of Planning, Research & Development

I. ISSUE UNDER CONSIDERATION:

To declare as surplus and authorize the conveyance of land designated as the portion of Florence County tax parcel 90086-02-004 that is a rectangular shaped parcel identified as "Parcel C" measuring 4.0 feet by 140.10 feet shown on the plat attached hereto as Exhibit "A" is surplus land to the City, and sale of said property to Barth, Ballenger and Lewis Holdings, LLC at fair market value is in the best interest and to the benefit of the citizens of the City of Florence.

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

- (1) On December 12th, 2016 City Council approved the surplus and transfer of 21.10 feet by 140.10 feet to Barth, Ballenger and Lewis Holdings, LLC.

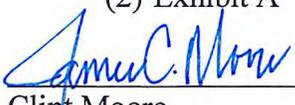
III. POINTS TO CONSIDER:

- (1) Request is being considered for first reading.
- (2) Barth, Ballenger, & Lewis Holdings, LLC have requested the transfer of property to accommodate the future development of a new building for the Barth, Ballenger, & Lewis Law Firm.
- (3) The portion of tax map 90086-02-004 to be conveyed is to be surveyed, subdivided and recorded by Barth, Ballenger, & Lewis Holdings, LLC
- (4) Compensation for the property will be established in accordance with the City's recent sale of property to Barth, Ballenger and Lewis Holdings, LLC.

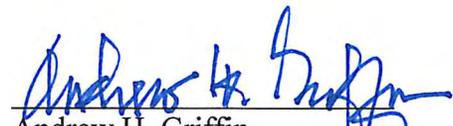
IV. PERSONAL NOTES:

V. ATTACHMENTS:

- (1) Ordinance
- (2) Exhibit A


Clint Moore

Development Manager


Andrew H. Griffin
City Manager

ORDINANCE NO. 2017-_____

AN ORDINANCE TO DECLARE A PORTION OF TAX PARCEL 90086-02-004, SPECIFICALLY AN ADDITIONAL 4 FEET ALONG THE BACK PROPERTY LINE, AS SURPLUS AND AUTHORIZE THE TRANSFER OF LAND TO BARTH, BALLENGER, & LEWIS HOLDINGS, LLC FOR THE PURPOSES OF COMBINING WITH FLORENCE COUNTY TAX PARCEL 90086-02-011:

WHEREAS, after due consideration, the City has concluded that the land designated as the portion of Florence County tax parcel 90086-02-004 that is a rectangular shaped parcel identified as “Parcel C” measuring 4.0 feet by 140.10 feet shown on the plat attached hereto as Exhibit “A” is surplus land to the City, and sale of said property to Barth, Ballenger and Lewis Holdings, LLC at fair market value is in the best interest and to the benefit of the citizens of the City of Florence and;

WHEREAS, said portion of Florence County tax parcel 90086-02-004 is to be combined with Florence County tax parcel 90086-02-011;

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 pursuant to §5-7-260(6) of the South Carolina Code of Laws, as amended, and §2-26(8) of the Code of Ordinances of the City of Florence, the City Manager of the City of Florence is hereby authorized to execute the necessary Deed and other documentation in order to convey title to the property described above to Barth, Ballenger and Lewis Holdings, LLC..
2. This Ordinance shall become effective immediately upon its approval and adoption by the City Council of the City of Florence.

ADOPTED THIS _____ DAY OF _____, 2017

Approved as to form:

James W. Peterson, Jr.
City Attorney

Stephen J. Wukela,
Mayor

Attest:

Dianne M. Rowan
Municipal Clerk

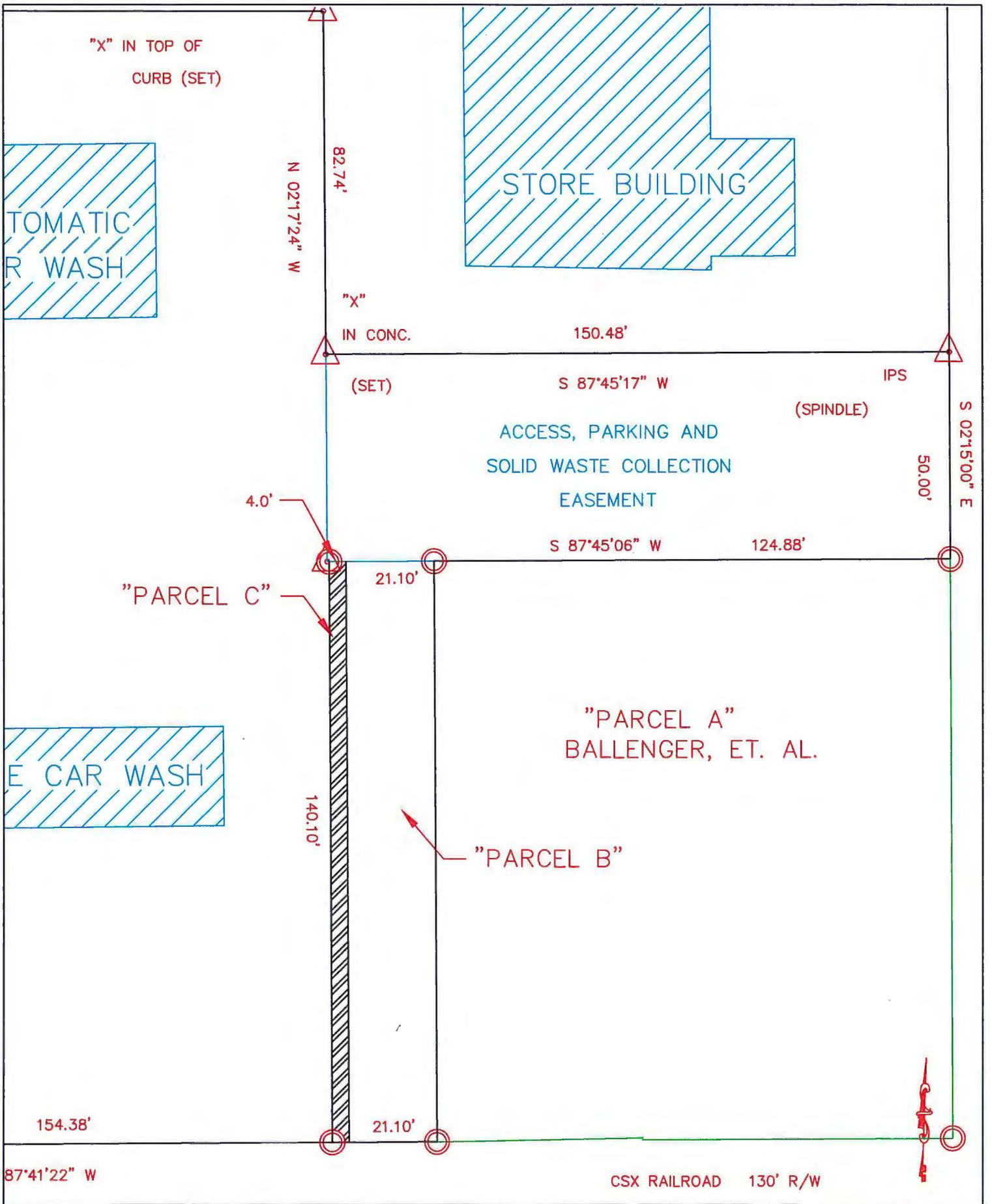


EXHIBIT A
2017-04-03

**X. a.
Appointment to
Boards/Commissions**

FLORENCE CITY COUNCIL MEETING

DATE: April 10, 2017

AGENDA ITEM: Report To Council / Boards & Commissions

DEPARTMENT/DIVISION: City Council

I. ISSUE UNDER CONSIDERATION:

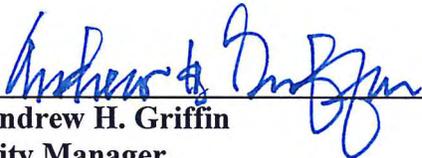
Council will consider nominations for the Accommodations
Tax Advisory Committee.

II. CURRENT STATUS/PREVIOUS ACTION TAKEN:

Council deferred appointments to this Committee during the March, 2017
meeting.

III. ATTACHMENTS

Applications received



Andrew H. Griffin
City Manager

Accommodations Tax Advisory Committee

Current Board Member

Status

**Councilmember to
make appointment**

Vacancy
(Appointee must be from Hospitality Industry)

Councilwoman Williams-Blake



APPLICATION FOR BOARDS AND COMMISSIONS CITY OF FLORENCE SOUTH CAROLINA

Board or Commission for which you are applying: Accommodations Tax Advisory Committee			
Your Name (Last, First, Middle) Paola, Daniel, Wilson		County Florence	Council District
Residential Address 514 S Cashua Dr		City Florence	State South Carolina
			Zip Code 29501
Mailing Address 514 S Cashua Dr		City Florence	State South Carolina
			Zip Code 29501
Your Occupation- Title Director of Operations		Business Phone 8436627066	Residence Phone 8436245284
Employer Name Raines Hospitality		E-Mail Address dan.paola@marriott.com	
Employer Address 2680 Hospitality Blvd		City Florence	State South Carolina
			Zip Code 29501

General Qualifications

Are you a resident of the City? Yes No How long? 2 yrs 11 mos

Why would you like to serve?

I have valuable insight in the accommodations field within Florence. I would like to learn more about the use of this tax along with the workings of Florence and the city government.

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?

The commission and my current professional role in the Florence hospitality industry are mutually intertwined. Involvement would allow em to take a more active role.

Please initial and date below:

DP 3/13/17 I certify that the information above is true and correct.
INITIAL DATE

DP 3/13/17 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>3-13-2017</u>
Appointed to:	
Date:	