

CITY OF CAYCE
Regular Council Meeting
City Council Chambers
Tuesday, December 7, 2010 – 6:00 P.M.

The Regular December 2010 Council meeting was held this evening at 6:00 p.m. in Council Chambers. Those present included Mayor Elise Partin, Council members Steve Isom, Tim James, James Jenkins, and Kenneth Jumper, Interim City Manager Steve Brown, Tammy Barkley, Municipal Clerk, and Garry Huddle, Municipal Treasurer. City Attorney, Danny Crowe, Blake Bridwell, City Engineer, Ken Knudsen, Director of Planning & Development, and Chief Charles McNair, Director of Public Safety, were also in attendance. Mayor Partin advised that members of the press and the public were duly notified of the meeting in accordance with the FOIA.

Mayor Partin called the meeting to order. Councilmember Jumper gave the invocation and the assembly recited the Pledge of Allegiance.

Approval of Minutes

Councilmember Jenkins made a motion to approve the minutes of the November 9, 2010 Council Meeting as submitted. Councilmember Jumper seconded the motion which was unanimously approved by roll call vote.

Councilmember Jenkins made a motion to approve the minutes of the November 18 and December 2, 2010 Special Council Meetings as submitted. Councilmember Isom seconded the motion which was unanimously approved by roll call vote.

Presentations

A. Presentation of Community Service Awards

Mayor Partin presented Community Service Awards to Mr. John Raley who has served as a member of the Planning Commission for five years and to Mr. Robert McArver who has served as a member of the Board of Zoning Appeals for five years.

B. Presentation by Mr. Scott Long Re Chapter 35 Regulating Smoking in Places of Employment

Mayor Partin advised that Mr. Long requested that his presentation be rescheduled at a later date.

C. Presentation by Ms. Patricia Shull Re Sewer Availability Charges

Ms. Shull appeared before Council to express her concern with paying sewer availability fees when sewer is not available to her residence. She stated that she has lived at her residence 42 years and that in 1968 the builder paid the tap fee for the sewer, however, they use a septic tank for sewer purposes and have never tapped on to the city's sewer line. She stated she felt she should not have to pay for sewer when she does not use the sewer. She provided Council with a sketch of the City's sewer line in relation to her home noting that the line cannot be extended to her home as the current line is very near the top of the ground. She stated that her plumber has informed her that if she was to try and tie on to a line, because of the distance, she would also have to install a pump station. She advised that her current bi-monthly sewer bill is \$52.85 and does not feel it is fair. She asked Council to consider repealing the ordinance that requires someone to pay a sewer fee when the City's sewer services are not being used.

D. Presentation by Mr. Earle Smith Re Storm Drainage

Mayor Partin advised that Mr. Smith requested that his presentation be rescheduled at a later date.

E. Presentation by Mr. Gary Hubbard – Update on Brown Water Study

Mr. Hubbard, Superintendent of Plants, provided Council with a brief update on the brown water study stating that a final report with a resolution to the issue should be ready for presentation to Council at the January meeting.

Public Comment regarding Items on the Agenda

Ms. Barkley advised that the following individuals had signed up to speak regarding Item II. B., but were no longer in attendance: Kathy Treadway, Brenda Lovato and Sonya Clark.

Other

A. Approval of 2011 Council Meeting Dates

Councilmember Jumper made a motion to approve the proposed 2011 Council Meeting dates, rescheduling the August meeting for August 9 so that Council can participate in the National Night Out activities in the community. Councilmember Isom seconded the motion which was unanimously approved by roll call vote.

B. Approval to Install Street Light at 1819 Middleton Street

The City received a request to install a street light at the above address from the Pastor of Mission of Hope Ministries. Chief McNair stated that a street light in that location would provide additional safety and recommended the installation. Councilmember Jumper made a motion to approve the installation of a street light at 1819 Middleton Street as requested. Councilmember Jenkins seconded the motion which was unanimously approved by roll call vote.

C. Approval of Amendment to the 208 Water Quality Management Plan –
Wastewater Management Area Designation

Mr. Bridwell stated that he was seeking Council's approval to have the 208 Water Quality Manager Plan updated to include changes in the various wastewater management area designations and to reflect the changes on the Central Midlands Council of Governments 208 Service Area Boundaries Management map. He provided Council with supporting documentation identifying the changes, the reasons for the changes and supporting letters from management agencies that are the present designees on the current 2008 – 208 map. He stated that once Council gives its approval, the City would request the approval of the CMCOG on the 208 Water Quality Management plan as amended. He stated the areas involved include the Town of Springdale sewer service which is owned and operated by the City of Cayce, the Midlands Utility sewer systems purchased by the City of Cayce, and service areas where the City and the Joint Commission have existing sewer systems/customers which will be re-designated to the appropriate entity.

Councilmember Jenkins made a motion to approve and authorize the submittal of the Request for Amendment of the 208 Water Quality Management Plan for Proposed Boundary Changes to the Central Midlands Council of Governments. Councilmember James seconded the motion which was unanimously approved by roll call vote.

Committee Matters

A. Committee Minutes

Councilmember James made a motion to approve that the following Committee minutes be entered into the City's official record. Councilmember Jenkins seconded the motion which was unanimously approved by roll call vote.

Cayce Events committee – November 4, 2010
Cayce Municipal Election Commission – November 5, 2010
Beautification Board – November 9, 2010
Cayce Historical Museum Commission – November 10, 2010

Mayor Partin expressed her appreciation to the many volunteers and staff members for their efforts in presenting the various Christmas activities in the City. She shared an email she received from an individual who complimented the Carols Along

the Riverwalk. She stated that the trees at Christmas Traditions were absolutely beautiful and also thanked staff and volunteers for their efforts in putting on the Fall Plant Exchange.

B. Committee Appointments

Beautification Foundation – One (1) Position

As he has been appointed to Council, Councilmember Tim James has resigned from the Board. There is no recommendation at this time. Councilmember Jumper made a motion to postpone this issue until a potential member application is submitted. Councilmember James seconded the motion which was unanimously approved by roll call vote.

Public Safety Foundation – One (1) Position

Mr. James Blevins has resigned from the Board. A potential member application has been received from Ohlen White and was provided to Council. Councilmember Jenkins made a motion to appoint Mr. White to the Board. Councilmember Jumper seconded the motion which was unanimously approved by roll call vote.

City Manager's Report

Mr. Brown provided Council with a sample of the front cover for this year's audit which includes photos of the City's water and/or sewer customers who visited City Hall recently.

Mr. Brown advised Council that during a recent meeting with Planning Director Ken Knudsen, he was informed of the Housing Authority's preliminary drawings and design work on a proposed complex they desire to build in Cayce. Mr. Brown noted that Mr. Knudsen verified that the property is appropriately zoned for the intended use. He stated that even though it may not need Council's approval, he felt Council needed to be informed of the Housing Authority's intentions and Mr. Knudsen is present to provide Council with an outline of the project.

Ken stated the plan reflects 4 units of housing, including three quadraplexes, one duplex (single family dwellings), and one community building for a total of 5 buildings. He stated that plan appears to be a good transitional use for the property, and it does comply with the zoning. He stated buffer yard requirements and screening were also discussed with the architect. He stated the architect advised it would be between six or nine months before the final plans will be submitted. He stated that this would be a very low key project and if anyone would like to see the full size plans to feel free to come by his office.

Councilmember Jenkins inquired as to what type of security would be provided in the community building. Mr. Knudsen advised that staff would occupy the building. Councilmember Jenkins asked if that would be on a 24-7 basis. Mr. Knudsen stated he

did not know but would inquire about this and advise Council. Councilmember Jumper inquired as to how many people would live in each building. Mr. Knudsen stated that one person would be living in each which would mean 4 people would be living in a quadraplex, 2 in the duplex.

Mayor Partin inquired about the set backs. Mr. Knudsen stated that the primary setback is on Commerce and the secondary setback is on Toole St. Mayor Partin inquired if the trees would be kept in place. Mr. Knudsen advised that the developer would leave as many of the trees as possible and will comply with the City's landscaping regulations for group development. He stated that the buffers will be on the south and west sides of the property where a 6 ft. high wooden privacy fence will be placed. He stated that the plans are preliminary and would be glad to take Council's concerns to the architect for consideration. Mayor Partin asked that buffers be reviewed in regards to the other homes in the area.

Mr. Brown suggested that once the final plans are received by the City that Mr. Knudsen present them to Council for review.

Mayor Partin shared with Council a letter she received from the Columbia Airport. She stated that Council recently pledged the City's support in the amount of \$2,000 for the next two fiscal years contingent upon the Airport being awarded a grant. She stated they did not receive the grant and obviously the City is no longer obligated, but the Airport did appreciate the City's support and will continue to look at ways to bring in lower cost airfare companies to this area to make sure the airport stays competitive which is important to the City.

Councilmember Isom brought up the Attorney General's opinion Council received and asked for clarification on the letter itself as it does not mention Cayce in the letter anywhere and wanted to know if it pertained to Cayce. Attorney Crowe advised that the letter does not mention Cayce, however the Attorney General's opinion seems to fit the description of a recent Cayce issue.

Executive Session

A. Discussion of Employment for City Manager Position

Councilmember Jenkins made a motion to move into Executive Session to discuss the matter above. Councilmember Jumper seconded the motion which was unanimously approved by roll call vote.

Reconvene

After the Executive Session was concluded, the Regular meeting was reconvened. Mayor Partin announced that no vote was taken in Executive Session other than to adjourn and resume the Regular meeting.

Possible Actions by Council in Follow Up to Executive Session

Councilmember Jenkins made a motion, seconded by Councilmember Isom, to offer the position of City Manager to Rebecca Vance Rhodes contingent upon the following:

1. Satisfactory Criminal History Report
2. Satisfactory Medical Examination
3. Satisfactory Drug Testing
4. Negotiation of Acceptable Contract & Salary

The motion was unanimously approved by roll call vote.

There being no further business, the meeting adjourned at 9:45 p.m.

Elise Partin, Mayor

ATTEST:

Tammy P. Barkley, CMC, Municipal Clerk