

**CITY OF DARLINGTON  
PUBLIC HEARING APRIL 4, 2017 AT 6:00 PM WITH SPECIAL  
MEETING IMMEDIATELY FOLLOWING &  
REGULAR CITY COUNCIL MEETING – 6:30 PM  
TUESDAY – APRIL 4, 2017**

**PRESENT AT MEETING:**

Mayor Gloria Hines, City Manager, Mr. Howard Garland and Councilpersons: John Segars, Carolyn Bruce, Bryant Gardner, Elaine Reed, Coleman Cannon and John Milling. Also, present: Mrs. Lisa Rock, City Attorney Kevin Etheridge, Mr. Lee Andrews, Mr. Pat Cavanaugh, Mr. Freddie Kinsaul, Mr. Charles Bailey, Mr. Alex Gainey, and Mr. James Jackson.

Mayor Hines called the meeting to order. She said the purpose of the public hearing is to get public comments about the fee change for building permits. Councilman Milling wanted to know if this fee structure is in place and if a business makes an appropriate size investment will they get back part of the fee. Mrs. Rock said if they apply for an Economic Development package that would be presented to council separately and they would have to pass that separately.

There were no other comments from Council nor any from the public. Councilman Segars made a motion to adjourn the Public Hearing at 6:06 PM. Councilwoman Elaine Reed seconded the motion.

**SPECIAL CITY COUNCIL MEETING (IMMEDIATELY  
AFTER PUBLIC HEARING)**

The Special Meeting was opened with prayer by Councilman Coleman Cannon.

Mayor Hines said there will be a discussion concerning the property title search. Mr. Garland said he added the language to the ordinances as Councilman Milling suggested. Mr. Garland read how the language would be written into the ordinances and it was ok with Councilman Milling. He said title searches are now being done on those properties.

**SECOND READING ON ORDINANCE 2017-11 (PROPERTY PURCHASE 165-10-03-063 CHALMERS STREET EXTENSION (WINNIE PEARSON MCIVER FOR \$5,000))**

Upon motion of Councilman Milling, seconded by Councilwoman Bruce to approve Second Reading on Ordinance 2017-11 (Property purchase 165-10-03-063 Chalmers Street Extension-Winnie Pearson McIver for \$5,000, which unanimously carried.

**SECOND READING ON ORDINANCE 2017-12 (PROPERTY PURCHASE 165-10-03-065 & 165-10-03-066, CHALMERS STREET EXTENSION (AUDREY LUCINDA MACK FOR \$10,000))**

Upon motion of Councilman Cannon, seconded by Councilwoman Elaine Reed, Second Reading on Ordinance 2017-12 (Property of Ms. Audrey Lucinda Mack parcels 165-10-03-065 & 165-10-03-066 in the amount of \$10,000, which unanimously carried.

**SECOND READING ON ORDINANCE 2017-13 (PROPERTY PURCHASE 165-10-03-056, CHALMERS STREET EXTENSION (ELEANOR JACKSON HICKMAN FOR \$5,196.81))**

Upon motion of Councilwoman Elaine Reed, seconded by Councilman Bryant Gardner, to approve Second Reading on Ordinance 2017-13 (Property purchase 165-10-03-056 on Chalmers Street Extension owned by Ms. Eleanor Jackson Hickman in the amount of \$5,196.81, which unanimously carried.

**SECOND READING ON ORDINANCE 2017-14 (PROPERTY PURCHASE 165-10-03-057, CHALMERS STREET EXTENSION (ILA O. TURNER FOR \$5,318.11))**

Upon motion of Councilwoman Elaine Reed, seconded by Councilwoman Carolyn Bruce, Second Reading on Ordinance 2017-14 (Property Purchase 165-10-03-057, Chalmers Street Extension owned by Ms. Ila O. Turner in the amount of \$5,318.11, which unanimously carried.

Upon motion of Councilwoman Carolyn Bruce, seconded by Councilman Bryant Gardner, the meeting adjourned at 6:12 PM.

**REGULAR CITY COUNCIL MEETING  
TUESDAY – FEBRUARY 7, 2017- 6:30 PM**

In addition to those present at the Public Hearing and Special Meeting included: Mr. Norman Steadman, Mrs. Rosena James, Fire Chief Pat Cavanaugh, Mr. Alex Gainey, Mr. Freddie Kinsaul, Police Chief Danny Watson, Ms. Jannie Lathan, Mrs. Savannah Etheridge, Mr. Chuck McNeil, Mr. Kevin Lane, Ms. Sheila Jones, Mr. Bobby Ross, Ms. Harriett Hobbs, and other visitors.

### **NEWS REPORTERS**

Also present were News Reporters from the News & Press and the Morning News.

### **PRAYER**

Councilman Coleman Cannon did the invocation which was followed by the Pledge of Allegiance.

### **APPROVAL OF MINUTES**

**Upon motion of Councilwoman Elaine Reed to approve the minutes of the Regular City Council meeting on March 7, 2017 and a Special Meeting on Tuesday March 20, 2017 with any corrections that they find. Councilman Bryant Gardner seconded the motion. All approved the motion.**

### **APPROVAL OF MEETING AGENDA**

**Upon motion of Councilwoman Elaine Reed, seconded by Councilman Bryant Gardner, to approve the City Council Meeting Agenda, which unanimously carried.**

### **REPORT OF STANDING COMMITTEES**

#### **A) DARLINGTON DOWNTOWN REVITALIZATION ASSOCIATION – MRS. LISA ROCK**

Mrs. Rock said the “Taste of Darlington” will be Thursday, April 13th from 7:00 PM – 9:00 PM at Darlington Raceway in the garage area. She said tickets for the “Taste” are \$30 in advance and \$35 at the gate. She said the first Bringing Downtown Alive concert was held on Friday March 17, 2017 from 7:00 – 10:00 PM. The next Downtown Alive event is scheduled for Saturday, April 29<sup>th</sup>. Mrs. Rock said bands are scheduled to perform throughout the Spring and Summer. She said tomorrow is the DDRA’s Annual Golf Tournament at the Darlington Country Club. She said any

business, individual, church, or civic group would want to be a part of any of their events can either give her a call or send her an email.

**B) GREATER DARLINGTON CHAMBER OF COMMERCE –MR. NORMAN STEADMAN**

Mr. Steadman said the Chamber is looking for artist for their local gallery program in their Chamber office. He said they have their first artist installed from Darlington High School. He said they have The Administrative Professionals’ Day Luncheon coming up on April 26, 2017 at SiMT. The Taste of Society Hill will be Saturday, May 13, 2017 from 7:00 – 9:00 PM at the Society Hill Depot. He said the Chamber will host a special Lunch & Learn on April 27, 2017 sponsored by the Pee Dee Coalition as part of their Beyond the Locker Room Campaign. He said they will be gathering male leaders in our community to have an open and honest discussion about domestic abuse and violence. There will be another Lunch & Learn in June at the Library about Effective Email Marketing. Freedom Fest will be July 1, 2017 at Darlington Raceway. Mayor Hines thanked Mr. Steadman for the use of the Chamber for their Council retreat. Mr. Steadman said they want to offer the Chamber to their members as well.

**CITIZENS WISHING TO SPEAK BEFORE COUNCIL**

**A) MR. JIMMY EPLING – DARLINGTON COUNTY LIBRARY**

Mr. Epling said he is the Director of the Darlington County Library System and he wanted to share with them a future plan for the Darlington building. Mr. Epling said there is a plot of land that is directly behind the Library which is a portion of land that belonged to the St. John’s Foundation and seeing how it is contiguous with their Darlington property they wish to see if they could add that to their property for use of the library for any possible expansion. He said in November of 2014 they made contact with County Council and after speaking to the late Ms. Mary Demetrious who was part of the St. John’s Foundation they came to an agreement that they could acquire this property from the St. John’s Foundation. Mr. Epling said since Ms. Demetrious passed away they have moved with the County and secured their blessing with a resolution approving the Library to move forward with the County Attorney (Mr. Jim Cox) to acquire that piece of property. He said it’s approximately ½ acre piece of property that belongs to St. John’s Foundation. He said Attorney Cox has been working with them and the County to acquire that piece of property. Mr. Epling said his understanding is that it is to go back to the Board of Education and they can then give the property to whomever they wish. He said Attorney Cox has approached

them about this property. Councilman Gardner said he and Mr. Bobby Ross have a dream for a trail (Central Park South) which includes a railroad bed that goes directly behind the Library. Councilman Gardner asked Mr. Epling if it would be possible for them to extend a walking trail right-of-way (between 10' and 20' – enough for a golf cart to pass through for security and maintenance.) Mr. Epling said he can't speak for the Library and also the property the Library is on is County property. He said not only does the property belong to the County, but the building as well. Mr. Epling said they would have to discuss this and then take it before the Library Board for its recommendation and then before County Council so they can approve any plan like that because it would be on County property. Councilman Gardner asked Mr. Epling if he could ask that question for him and Mr. Epling said he would take this up with the Board and based on what they want to do then they will pursue it with County Council and determine if that is something that they are willing to do in their future plans.

#### **MR. KEVIN LANE – WALMART SUNDAY ALCOHOL SALES**

Mr. Kevin Lane appeared before Council representing the retail businesses to request them to call for a referendum via ordinance under South Carolina Title 61 Section 6-2010-C4 to allow businesses to purchase a special permit so they can have alcohol sales on Sunday within the City Limits. Mr. Lane said he is not asking Council to vote on this directly, but for a referendum to the citizens so they can vote on this matter. He said the permit will allow businesses to sell alcohol on Sundays and the permit fee annually will be approximately \$3,050 per business or if they want to sell at certain times during the year, a business will pay \$200.00 per Sunday. Mr. Lane said these permit fees will come back to Darlington and he estimates we will get approximately \$75,000 annually. He said Hartsville just passed this referendum in November, but Florence and Lake City had it for a while. Mr. Lane said 25 cities in South Carolina has already passed this. Councilman Milling asked if this would be beer, wine and liquor sales and Mr. Lane said he's thinking total Blue Law so that they will be able to open merchandise sales 24-hours a day. Councilman Milling said we need to check with Mr. Hoyt Campbell at the Election Commission on this. Mr. Garland will check With Mr. Campbell on this tomorrow.

#### **PDRTA – MR. CHUCK MCNEIL**

**Mr. James Stubbs** said he is legally blind and asked that the City continues to support PDRTA.

**Mr. BoBBY Ross** voiced his support for PDRTA and asked that the City continue to support this service.

**Ms. Mamie Hudson** said sometimes when they get on the bus they can't find all the parts to the seatbelts and asked that they try to do something about that.

**Mr. Calvin Byrd** said his situation is a little different from the other riders of the PDRTA bus because he does a lot of walking and doesn't ride the bus as often as some, but when he does, the riders get good service and he likes the hours. Mr. Byrd said hopefully in the future they will run the bus on Saturdays at least once in the morning and once in the evening.

### **MS. JANNIE LATHAN**

Ms. Jannie Lathan said her property adjoins the Darlington County Library property and this property is listed as a historical site on the National Register. She said while she was walking in her community last week she noticed that someone cut down well established trees and other natural vegetation. She said this is contributing to erosion on the west end of her property. She said with the increase in the loss of the well-established trees and vegetation, when it rains, it's increasing the velocity of the rain and more water is coming and it rips through the south end of her property before it goes toward Main Street. (Ms. Lathan showed Council members pictures of the area). Councilman Gardner told Ms. Lathan that the trees that were cut down were on her neighbor's property. Ms. Lathan said it is her understanding that some of the citizens who are interested in establishing a walking trail and one of the Councilman called and discussed this with her and while she acknowledged and shared his concern, she also shared with him that she was concerned about strangers coming and walking through the south end of her property. Ms. Lathan said for several years she has had people enter the west end of her property and there was evidence of smoking, drinking and vandalism. She said another concern is that when you cut down vegetation at a high elevation and you have property on the downside that increases water flow onto the property. Mayor Hines told Ms. Lathan they would follow-up on this. Councilman Gardner said he can answer some of Ms. Lathan's questions now, but she said she can wait for Mayor & Council to follow-up on it. Councilman Gardner told Ms. Lathan he apologizes for her concerns, but they had every home owner that own property on the same side of the street that she lives on help build the trail and they are in agreement and support of this both financially with manual labor. Mayor Hines told Councilman Gardner they would finish this discussion later because it will take some time.

**UNFINISHED BUSINESS**

**A) SECOND READING ON ORDINANCE 2017-06 – BUILDING PERMIT FEE CHANGE**

Upon motion of Councilman John Segars, seconded by Councilwoman Elaine Reed, Second Reading on Ordinance 2017-06 Building Permit Fee Change, which unanimously carried.

**B) SECOND READING ON ORDINANCE 2017-07 ANNEXATION OF FLEMING PROPERTY**

Upon motion of Councilman Cannon, seconded by Councilwoman Carolyn Bruce, Second Reading on Ordinance 2017-07 annexation of Fleming Property, which unanimously carried.

**C&D SECOND READING ON ORDINANCES 2017-09 & 2017-10 (TABLED)**

Mr. Garland said our Bond Attorney, Mr. Ben Zeigler asked that we move Second Reading on Ordinance numbers 2017-09 Storm Water Bond and 2017-10 Hospitality Tax Bond, to our May 1<sup>st</sup> Council Meeting because he wants to have First Reading on the Master Storm Water Bond Ordinance & the Master Hospitality Tax Bond to concur. **Councilman Milling made a motion to table the Second Reading of Ordinance 2017-09 Storm Water Bond and 2017-10 Hospitality Tax Bond until our May 1, 2017 Council Meeting. Councilwoman Carolyn Bruce seconded the motion. All approved the motion.**

**E) CENTRAL PARK SOUTH SAMPLE TRAIL SITE – COUNCILMAN BRYANT GARDNER**

Councilman Bryant Gardner said they have a sample of the Central Park South trail and the volunteers have cleared out as much as they can, and he is requesting Council to give them \$10,000 out of Hospitality funds. He said we have over \$400,000 in that account and it's not earmarked to go anywhere. Councilman Segars asked Councilman Gardner where the section was that he was talking about doing. Councilman Gardner said the section that the volunteers cleared about a month ago at Dr. Hobb's old office and then it goes halfway behind Oakhaven Nursing Home. Councilwoman Carolyn Bruce told Councilman Gardner she is not sure what he was asking for. Councilman Gardner said he talked with Mr. Garland and a couple of the things he brought to him he was comfortable doing, but some were out of his comfort level. Councilman Gardner said it was easier to go

before Council and ask for funding. He said the \$10,000 in funds, if given by the City, would be controlled by Mr. Garland. Mr. Bryant told Council some of his ideas he has for this area. Councilman Cannon asked Mr. Gardner how much property does he have to put this course on. Councilman Gardner said he doesn't know the exact acreage, but it's the right-of-way that the City owns. He said he's not trying to put an entire golf course, he just wants to put a couple of putting holes. Councilman Cannon said he walked the trail and he doesn't see how that area could be large enough for a frisbee course there because it's not large enough. He said the area just doesn't seem like it's large enough to put anything there. Councilwoman Bruce said her concern is that Ms. Lathan just appeared before them and addressed concerns about her property and this needs to be addressed first before we make a decision on what Councilman Gardner is asking. She said the concerned citizen bullet points needs to be addressed first and then we can move forward and support what Councilman Gardner is trying to do. Mr. Garland said he supports the concept of Central Park South Trail, but the problem he had with this was the asking of the amount of money that was being spent and he doesn't have the authority to approve anything over \$5,000. He said he was informed earlier today of concerns of someone in the neighborhood and it will be up to him to answer the concerns in the letter. Mr. Garland said he does support the concept of the trail and what it could do for Darlington. Mayor Hines said since there is a problem that was brought before Council they need to check it out first because nobody wants water running onto their property. Councilman Gardner said he will be happy to answer every one of those concerns now, but he'll let Mr. Garland address this. Councilman Gardner said this trail does not touch Jannie Lathan's property and is separated by at least 500 feet and he's not sure how it could have damaged her property as she stated in her letter. Councilman Gardner asked Council to take an honest look at these things because we are not going to be able to please everyone and we have to do what's best for the entire City. Councilman Reed asked Councilman Gardner if what he's proposing with this new trail is the same as we already have in Williamson Park and Councilman Gardner said, "No". Mayor Hines ended all discussion and said we will take this up at a later date.

**F) PART-TIME OFFICER PROGRAM – CHIEF DANIEL WATSON**

Chief Watson appeared before Council previously about a part-time officer program. He said we have access to two people who are still certified and would be useful to the City. He said the officers would make minimum wage and would not work more than 20 hours a month and not more than 10

hours per pay period. Chief Watson said in order for the officers to keep their certification the S.C. Criminal Justice Academy requires that they get paid every time we get paid. He said former Lt. Kim Nelson wants to come back and do things with the City and our Building Inspector, Mr. Alex Gainey. Chief Watson asked Council to consider allowing him to hire these two part-time officers. Mayor Hines said the only thing she would ask is that in the event these two officers leave, Chief Watson would come back before Council before he puts two more part-time officers on.

### **NEW BUSINESS**

#### **G) CHUCK MCNEIL – PDRTA**

Mr. McNeil said the predominance of use for the DART bus is for shopping. Almost all of the trip on the commuter bus was used for work or school. He said he appreciates the support from the City. Mr. McNeil went over ridership numbers for the DART bus and the commuter bus. He said they changed all of the bus stop signs and so far, they have installed eight new ones, but when they are finished there will be nineteen new stops along their route system. He said Walmart has provided them with a 20% local match that they need to apply for federal funds to put in a new bus shelter at the bus stop. Mr. McNeil provided Council with PDRTA's annual request for funds to keep the service going. Mr. McNeil asked that the City of Darlington consider giving them \$25,000 for PDRTA. Mayor Hines told Mr. McNeil at this time we haven't finished our budget yet, but we can probably give him \$14,000.

#### **B) FIRST READING ON ORDINANCE 2017-15 MASTER STORM WATER BOND ORDINANCE**

Mr. Garland told Council they've had copies of this Ordinance for about a month as well as the Hospitality Tax Bond. He said we have to pass the Master Storm Water Bond Ordinance and the Hospitality Tax Bond Ordinance before we can officially have second reading on the storm water bond and the hospitality tax bond. **Councilman Coleman Cannon made a motion for First Reading on Ordinance 2017-15 Master Storm Water Bond. Councilwoman Elaine Bryant seconded the motion. All approved the motion.**

#### **C) FIRST READING ON ORDINANCE 2017-16 MASTER HOSPITALITY TAX BOND**

**Upon motion of Councilwoman Elaine Reed, seconded by Councilwoman Carolyn Bruce, First Reading on Ordinance 2017-16 Master Hospitality Tax Bond Ordinance, which unanimously carried.**

**D) FIRST READING ON ORDINANCE 2017-17 – ZONING FLEMING PROPERTY (R-10)**

**Upon motion of Councilman Cannon, seconded by Councilman Gardner, First Reading on Ordinance 2017-17 Zoning Fleming Property, which unanimously carried.**

**E) FIRST READING ON ORDINANCE 2017-18 – CONDITIONAL USE PERMIT (\$100.00 FEE)**

Mr. Alex Gainey did a PowerPoint presentation of the Proposed Conditional Use Permit. His proposal is to change the zoning of the Wilds-Edwards House. He said in 2014 the property was zoned for Bed & Breakfast, but the Code says that the owner of the property or the Manager of the property has to live on the property in order to use it as a Bed & Breakfast. Mr. Gainey said the new owner of the property is using it for social gatherings and events, because the way it is zoned it is not supposed to be used for that. He said the owner didn't want to rezone it to General Commercial because it would cause problems for the property in the future. Mr. Gainey said after research he came up with this Conditional Use Permit. It will be for assembly halls for social gatherings and short term rentals if specific conditions are met. Mr. Gainey went over all of the stipulations of the proposed ordinance. Mr. Gainey said if Mr. Charlie Weatherford is made to rezone this property commercial, he is afraid we wouldn't be able to protect the property from being torn down if new owners get it in the future. Mrs. Rock said according to the ordinances that we have, if there is commercial property in the Historic District the City has the ability to stop demolition for a certain time period. Mr. Gainey said we're not just doing this just for this property but it would apply to anyone else that want to do the same thing. Mayor Hines had concerns about the parking. Mr. Gainey said this property has enough land to accommodate people to park on the grounds and not on the road. He said that is one of the conditions listed in the ordinance-on street parking. **Upon motion of Councilwoman Elaine Reed, seconded by Councilman Bryant Gardner, First Reading on Ordinance 2017-18 – Conditional Use Permit, which unanimously carried.**

**F) BACOTE STREET PROPOSED ADDRESS CHANGE – MR. ALEX GAINNEY (INFO ONLY)**

Mayor Hines asked Mr. Gainey if the addresses were changed when 911 came to the City. Mr. Gainey said if they did, they didn't do it right. He said Bacote Street has two houses with the address of 502. He said a lady was trying to buy a piece of land and Ms. Helen at the Courthouse realized at that time that we had an issue on Bacote Street. He said they talked and Ms. Helen said we needed to do something because the numbers were jumbled up and we need to get everything in line for emergency services. He said they are proposing to renumber all of the houses. He said the 100 block of Bacote Street would not be affected. Councilman Milling said to keep in mind that people will have to get new house numbers and post office boxes, so there needs to be a period of time to phase it in. Mr. Gainey said he will get with Ms. Helen at the Courthouse and come up with a proposed address change and once they determine those address numbers will work, they will start the process of informing the citizens.

### **COUNCIL COMMENTS**

Mayor Hines said in the past we've had an Audit Committee and since we have new Auditors now they need to reestablish this committee. She asked for volunteers. Councilwoman Elaine Reed, Councilman Bryant Gardner, Councilwoman Carolyn Bruce and Alternate Councilman John Segars will serve on the Audit Committee.

Councilman John Milling said Cashua Street is in bad shape as far as standing water so when we are looking at storm water plan, we need to think about what we can do along Cashua Street to get that drainage problem handled. He said the Police Department had to have a man at the base of the hill because that area where you come off the Old Society Hill Road and blend into Cashua Ferry Road is so deep in water that it is not safe for cars to travel through it. He said this is an area that needs to be addressed before someone has a bad accident.

Mr. Garland said Budget work sessions will be Monday April 17<sup>th</sup> & Tuesday April 18<sup>th</sup> at 6:00 PM.

### **REMINDERS**

Friday, April 14, 2017-Good Friday (Easter) All City Offices Closed;  
Tuesday, May 2, 2017 at 6:30 PM-Regular Monthly Council Meeting

### **ADJOURNMENT**

**Upon motion of Councilwoman Carolyn Bruce, seconded by  
Councilwoman Elaine Reed, the meeting adjourned at 8:05 PM.**

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Mayor

ATTEST:

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Clerk & Treasurer