

**CITY OF DARLINGTON  
REGULAR CITY COUNCIL MEETING – 7:00 PM  
OCTOBER 4, 2016**

**PRESENT AT MEETING:**

Mayor Gloria Hines, City Manager, Mr. Howard Garland and Councilpersons: Coleman Cannon, John Segars, Carolyn Bruce, Bryant Gardner, Ms. Elaine Reed and John Milling. Also present: Mrs. Lisa Rock, Fire Chief Pat Cavanaugh, Fireman James Jett, Ms. Jannie Lathan, City Attorney Kevin Etheridge, Mr. Norm Stedman, Mrs. Rosena James, Ms. Sheila Baccus, Mrs. Dyan Cohen, Police Chief Danny Watson, new Building Inspector Mr. Alex Gainey, Mr. Lee Andrews, Ms. Rosa Hudson, Ms. Rhonda D. Brown, Mr. Jim Stone, Mr. Linwood Epps, Mr. Freddie Kinsaul, Mrs. Andrea Knapp and her husband, Darlington Raceway President, Mr. Kerry Tharpe, Mr. Rob Jordan and other visitors.

**NEWS REPORTERS**

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

**PRAYER**

Mayor Pro-Tem Cannon did the invocation which was followed by the Pledge of Allegiance.

**APPROVAL OF MINUTES**

**Upon motion of Councilman Cannon, seconded by Councilman Bryant Gardner, to approve the minutes of the regular City Council meeting on September 6, 2016, which unanimously carried.**

**DARLINGTON DOWNTOWN REVITALIZATION ASSOCIATION –  
MRS. LISA ROCK**

Mrs. Rock said as DDRA director, she serves as chair of the Beautification Board and will be selecting the residential “Pride of Darlington” award winner this month. Mrs. Rock told council to send any nominations they may have to her office by the end of next week. The Market on Darlington Square held their Annual Showdown on the Square Chili Cook-off on Saturday, October 1, 2016 and crowned Ms. Kimberly Padgett and her daughter Kelsey as having the best chili in town. She said the DDRA had

plans to revive the Yam Jam on Friday October 7, 2016, but with the impending weather, they will make a decision on whether to cancel the event once they get the latest news and it will be posted online and on social media. She said the Pilot Club of Darlington will also make a determination about Saturday's Sweet Potato Festival and the decision will be posted online and FaceBook. Mrs. Rock said for Halloween the DDRA will be partnering with the Darlington County Recreation Department for "The Scare on the Square" on Thursday, October 27, 2016 from 4:30 – 6:00 PM. She said the Square will be closed to vehicular traffic beginning at 4:00 PM for the safety of the children. She said they are inviting churches, civic clubs and other businesses that aren't located on the Square to join them with tables and tents on the Square on the Courthouse grounds. She said The Darlington Housing Authority has been a partner with them since its inception and they will be providing a bounce house, an inflatable slide as well as treats for the kids. She said they will also have a costume contest for businesses participating or decorating for Halloween. Mrs. Rock said the DDRA will hold its Shop Small event and Downtown Open House on Thursday, December 1, 2016 with music, pictures with Santa and more. Mrs. Rock said any businesses or civic clubs that would like to be involved in any of these events can call or come by her office any time.

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

Mr. Steadman said he was proud to serve as one of the Judges for the Darlington County School District Teacher of the Year Award. He said Ms. Hanna Hanlin, a teacher at Pate Elementary School received this prestigious award. Mr. Steadman said the Chamber has volunteered its office as a "base of operations" for the Clean-Up Day held by the City of Darlington Beautification Board and the Kalmia Garden Study Club on October 22, 2016 from 8:00 AM to 12 noon. Mr. Steadman said "The Toast of Darlington" is Thursday, October 6, 2016 on Oak Street from 6:30 PM – 9:00 PM. Tickets are available for \$35.00 and as of now the weather report looks favorable for Thursday so they will be moving forward with the "Toast". He said The Chamber hosted a very successful "Lunch & Learn" in September with great attendance and feedback from those who attended. Mr. Steadman said the Chamber's Annual Membership Banquet will be February 9, 2017. He said "Freedom Fest" was a very successful event.

**MR. KERRY THARPE – DARLINGTON RACEWAY PRESIDENT**

Mr. Tharpe said he can't tell them how excited and how Blessed they have been since they came to Darlington on July 18<sup>th</sup>. He said it didn't take him very long to find out this is a very, very special place and this is a very special community. Mr. Tharpe said he learned very quickly that the people in this area support the race track like none other. He that means a lot, not only to them, but to the State and to Darlington and Darlington County. Mr. Tharpe said there are so many people from out of town that come by their facility that want to stop in and see the race track. He said he has talked with many people and just today, he talked with Representative Robert Williams and told him his dream and passion about the Race Track becoming more than just a Labor Day event, but a year-round opportunity for the community to have an ownership in this race track. Mr. Tharpe said they are committed to this community and will do all they can to embrace the community. He said he can't tell them how warm of a welcome they have gotten in the short period of time they have been here. Mr. Tharpe said come this Friday, he will be a homeowner in the City of Darlington. He thanked Mayor Hines, Mr. Garland, all members of council and others in the audience. He told everyone to mark September 2<sup>nd</sup> & 3<sup>rd</sup>, 2017 as dates for next year's race.

#### **2014-2015 – AUDIT PRESENTATION- MR. ROB JORDAN**

Mr. Rob Jordan told Council that the audit is late and it's not ready yet. He said he has about 2-3 more days of tying down balances and it will take a week and a half to two weeks to write it. Mr. Jordan said he has done this audit successfully for a number of years, but his problem is that he lost two employees and it's taking him longer to get a handle on it than anticipated. Mr. Jordan said it is not a problem with this administration. Mr. Garland asked Mr. Jordan if we can expect an audit back three weeks from now. Mr. Jordan told Mr. Garland it would be close to then, but "Yes". Mr. Garland suggested to Mayor & Council that they schedule a special meeting just to have the audit presentation once it's ready. Mr. Jordan told council he appreciates them understanding and apologized for the lateness.

#### **SELECTION OF COMPANY FOR 2015-2016 AUDIT – WEBSTER ROGERS**

Mr. Garland told Council information on Webster Rogers was included in their packets. He said Webster-Rogers has worked with several municipalities in the surrounding area. He said Webster-Rogers is recommended by our internal accountant, Mrs. Holly Scofield. Mr. Garland said he would like Council to approve the City Manager & Clerk/Treasurer

pursuing negotiations for a three-year contract with Webster-Rogers to provide out audit. Councilman Milling wanted to know our process and how we ended up getting this company. Mr. Garland said we did not put out an RFP (Request for Proposal) because we are already behind the ball for this audit and we need someone that's willing to come in and do the work. Mr. Garland said if we did put out an RFP, that would only just delay it even longer. He said we need to clear the books on the 2014-2015 audit before we can move forward with the 2015-2016 audit. Councilwoman Elaine Reed asked if the new company indicated when they would be able to finish the audit. Mr. Garland said they are waiting for Mr. Jordan to finish up the 2014-15 audit because they can't start until they finish. Councilman Milling asked Mr. Garland if he's worked out a good price with Webster-Rogers. Mr. Garland said we were told when we met with them that a one year contract wouldn't work for them because they have to put in so much effort the first year and it would be more fair to everybody involved to have a three-year contract with a lock-out clause after one year if both sides are not satisfied. Mr. Garland said he talked with a friend in Chesterfield County and they have had no issues with this company. Mayor Hines said she's heard some good things about this company and she understands them not wanting to sign for just one year. Mayor Hines said she thinks we should go with Webster-Rogers because she's already gotten the letter from the State that we are delinquent. Councilman Milling said they have a large number of employees so they should be adequately staffed. Mr. Garland said he doesn't think we will have an issue with them. Councilwoman Bruce said at this point our hands are sort of tied and we have to make a decision one way or the other. **Councilman Milling made a motion that Council authorize the City Manager and whomever he feels appropriate to begin negotiations for a three-year contract with Webster-Rogers. Councilwoman Bruce seconded the motion. All approved the motion.**

### **PRESENTATION TO DARLINGTON HIGH SCHOOL MARCHING FALCONS – MAYOR HINES**

Mayor Hines said on this past Saturday the Darlington High School Marching Falcons traveled to Dillon to participate in the Dillon High School Band Competition. She said the Darlington High School Marching Falcons received an award for Superior Rating in Class 4-A, Best Drum Major in Class 4-A, First Place in Class 4-A and out of 23 bands they were awarded "Grand Champions". The band has a total of 115 members under the direction of Mr. Brandon Johnson who has been with Darlington High since July, 2015. Mayor Hines presented the Band Director along with the band

members present with a “Key to the City of Darlington” for all of their hard work and dedication. A picture was taken of Mayor Hines presenting the group with the “Key to the City”.

**WATER & SEWER COST ESTIMATE UPDATE FOR LAWSON ROAD SITE – MR. HOWARD GARLAND**

Mr. Garland told Council he gave them an estimate at the last Council meeting of the cost for city water and city sewer at the Lawson Road site. He said Darlington County Water & Sewer Authority has a water main adjacent to that site, so there will be no cost for a water line to that site. Mr. Garland said we would just tie into their water if we go with that particular site. The sewer estimate at the Lawson Road site still remains at \$129,550. He said the projected water/sewer cost for the Old Florence site is \$74,700 for sewer and \$20,460 for water. Mr. Garland said he does not have estimates for water and sewer costs for the Phillips Street site.

**PHILLIPS STREET RECREATION REPORT– MR. LEE ANDREWS**

(A video presentation was done to show layout of property on Phillips Street with a preliminary layout design) Mr. Andrews said since they have started the process of a recreation complex, he’s has been charged with finding different sites to put it. He said they have found another site located on Phillips Street with 37 ½ acres and there’s another 7 ½ acres that they would have to purchase from two different individuals. He said it’s off of Smith Avenue near the Darlington County waste site. Mr. Andrews said this property can be connected to Williamson Park if Council chooses to do this. He said the only drawback is it’s still not as much property as on Lawson Road or Old Florence Road, but it does put us in a diverse neighborhood and it’s easily accessible. Mr. Andrews said if the City ends up inheriting school district property at Brunson-Dargan we can connect to it. Mr. Garland asked Mr. Andrews about the railroad track. Mr. Andrews said the railroad track is on the other side of Phillips Street, so it’s out of play. Mr. Milling asked if our annexation would be by having the County giving the City the strip that runs by the water tower. Mr. Andrews said that is one possibility. Mr. Gardner asked how else would we annex the property. Mrs. Lisa Rock said the other choice would be to try and get the neighborhoods, but the easiest choice would be to get the County to let us annex the railroad bed and that would make us contiguous. Mayor Hines said about eight or nine years ago people on Doneraille Street wanted to annex into the City. Mr. Garland said for whatever reason, only one family annexed into the City at that time. Mr. Segars asked Mr. Andrews what kind of safety issues would we come up

with since this is an active railroad. Mr. Andrews said the railroad is across the street and he doesn't see it as any type safety issue. Mr. Garland asked about the powerlines. Mrs. Rock pointed out the area on the map. Mayor Hines asked if this would be a problem. Mrs. Rock said it would affect our layout and Mr. Andrews said we wouldn't be able to put a ballfield in that area, but we can have parking and green spaces. Councilwoman Reed told Mr. Andrews he said we would have access to 45 acres at Phillips Street which is not as much at Lawson Road, but she didn't think we had much more that was accessible at Lawson Road. Mr. Andrews said there's fifty plus or minus buildable acres at Lawson Road, but there's 100 acres that we can utilize. He said just because it's wetlands doesn't mean that it's not usable. Mr. Segars asked Mr. Andrews if he had the additional 7 acres included in this. Mr. Andrews said he has the phone numbers for the owners of the property and he thinks it is currently in probate at the time, but he has not contacted anyone yet. Mr. Milling told Mr. Andrews he might want to contact Ms. Mindy Taylor with Duke Energy about the power lines. Mrs. Rock said they have already contacted Ms. Taylor and that's how they got the actual map of the transmission line.

**FIRST READING ON ORDINANCE 2016-10 GENERAL OBLIGATION BOND (AMENDMENT)**

Mayor Hines said we need to add the first year's interest to a new bond because the first year's interest cannot be taken from the January property tax because our audit is late. Mr. Garland said we were going to take this out of the general fund, but since the audit is not ready none of the banks will officially bid on the bond, so the only way we can be ready to move forward is have first and second reading on this. Mr. Garland said we will take the interest payment out of the capital bond. He said the Bond Attorney expects the payment to be between \$17,000 & \$19,000. Mr. Garland said Mr. Zeigler said this is necessary for us to move forward with this particular amendment for the general obligation bond. **Upon motion of Mr. Milling, seconded by Ms. Elaine Reed, First Reading on Ordinance 2016-10 General Obligation Bond Amendment, which unanimously carried.**

**SELECTION OF COMPANY FOR ROOFING BID PLANS – MR. HOWARD GARLAND**

Mr. Garland said we got a list from the S. C. Department of Archives and History of approved contractors to work on historic buildings and he also got an additional list from Mr. Ben Whitener (our Historic Architect) who gave

him an additional list. He said from the two lists they had seven vendors and they narrowed that down to three. He said the company that's available right now to do work is Mr. Rick Cook with ADC Engineering in Charleston, SC. Mr. Garland prepared a list of past performances for the company as well as experience. Mr. Garland said this company has worked on numerous projects and what he wants to do, especially for our two historic buildings (Administration Building & McCullough House) is make sure we have the right specs for the different roofing projects that we'll have so whenever the roofing companies come in, they will all be bidding on the same thing. He said when we have this roof work done we want to get it done right so it will last at least a minimum of 20 years. Mr. Garland said the first step for this is to have someone do all the plans for all (6) the buildings- A.W. Stanley Gym, Baldwin Gym, City Hall, the Street Department Building at 586 W. Broad Street, the McCullough House and the Stone House. Mr. Garland said he has already talked with Mr. Cook and he's ready to go and he's also talked with our Bond Attorney and they are willing to go ahead and let us do this and if we have to pay anything out before the bond is approved, we can get reimbursed for it. **Upon motion of Mr. Bryant Gardner, seconded by Ms. Elaine Reed, to approve working with ADC Company out of Charleston, SC to do the roofing project which unanimously carried.**

### **NEW LIGHTS FOR TENNIS COURTS**

Mayor Hines said we received an estimate of \$9,235 to upgrade existing lights on the tennis court (materials, fixtures, pole and labor). Mr. Garland said this is for the two lights on the two courts, and not for the lights on the four courts. Mr. Garland said in the past the school district has paid for half of any improvements that have been made to these courts. He said this goes back to an agreement that the City worked out with the school district in 2002 when the courts were resurfaced and we've resurfaced them several times over the years and they've helped us out with the cost. Mr. Garland said he will meet with the Superintendent tomorrow and expect that they will pay half of the \$9,235 cost. Councilwoman Elaine Reed said there are tennis courts in her area on Magnolia Street and ask that they consider that there's other tennis courts that our children or anyone may want to use if they are kept up. She said we have them, but they are not being used and ask that the courts on Magnolia Street be considered among the other courts. Mayor Hines said the tennis courts look pretty good and the only thing she's sees would need to be done is check the lights at the courts and put the nets back up. Mr. Lee Andrews said there are two courts there and they have not

been used in a long time. He said they aren't in very good shape at all. He said those courts probably haven't been resurfaced since he's been in Darlington County. Mayor Hines asked Mr. Andrews if knows how much it will cost to resurface it? He said he doesn't know right off, but they're looking at re-asphalting and redoing everything at those two tennis courts. Ms. Elaine Reed wanted to know the reason why the courts have not been kept up. Mr. Andrews said he can't answer that question, all he knows they've never been used since he's gotten here and nobody has even asked that they put tennis court nets up. Mayor Hines asked Mr. Andrews to get quotes for redoing the tennis courts on Magnolia Street. **Mr. Bryant Gardner made a motion to go ahead with the purchase of these lights upon hearing from the Superintendent that they will pay for one-half of \$9,235. Mr. Segars seconded the motion. All voted in favor of the motion.**

### **ANYONE WISHING TO APPEAR**

**Ms. Rhonda Brown** gave council copies of a handout for their records. Mayor Hines told Ms. Brown she likes the benches around the Square. Ms. Brown said anyone who would like to purchase a bench with a plaque can do so for \$1,000.

**Ms. Elizabeth Weatherford** thanked Council for thinking about the complex and whenever they discuss it again think about everything the citizens have said over the past few months.

### **EXECUTIVE SESSION**

**Upon motion of Mr. Segars, seconded by Mr. Gardner, to go into Executive Session at 7:49 PM to discuss recreation ballfields.**

**Upon motion of Mr. Segars, seconded by Mr. Gardner to come out of executive session at 8:45 PM.**

Mayor Hines said we discussed three (3) pieces of property while in executive session. **Upon motion of Ms. Elaine Reed, seconded by Ms. Carolyn Bruce, to put Lawson Road site back on the table for consideration. All approved the motion. Mr. Bryant Gardner made a motion to decline the offer for Old Florence Road, which was seconded by Ms. Carolyn Bruce. All voted in favor of the motion.** The two properties left for consideration at this time will be Lawson Road property

and the Phillips Street property. Mayor Hines said we need about another month because there's a little problem we need to work through. She said we know we can get the 37 ½ acres, but there might be a problem getting the additional 7 acres which we did not know until tonight. Mayor Hines said we might have a problem with the owner of the 7 acres and we need this to tie in with the 37 ½ acres on Phillips Street. Mr. Gardner said as soon as we hear back from the Phillips Street property, we will have a special meeting and come back and vote on it. Mr. Andrews said he will try to contact the owners of the 7 acres after which we will have a special meeting and then will come back with a decision.

**REMINDERS**

Saturday, October 8, 2016-S.C. Sweet Potato Festival at 9:00 AM – 4:00 PM  
Public Square

Thursday, October 20, 2016 – Pumpkin Carving Contest – Williamson Park

Tuesday, November 1, 2016 at 7:00 PM – Regular Monthly City Council Meeting

**ADJOURNMENT**

**Upon motion of Councilman John Milling, seconded by Councilman John Segars, the meeting adjourned at 8:49 PM.**

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Mayor

ATTEST:

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Clerk & Treasurer