



CITY OF SPARTANBURG

SOUTH CAROLINA

CITY COUNCIL AGENDA

City Council Meeting
City Council Chambers
145 W. Broad Street
Monday, October 9, 2023
5:30 PM

- I. Moment of Silence**
- II. Pledge of Allegiance**
- III. Approval of the Minutes of the September 25, 2023 Meeting**
- IV. Approval of the Agenda of the October 9, 2023 Meeting**
- V. Public Comment**
Public Comment Forms are available at the door and should be submitted to the Clerk prior to the start of the meeting.
- VI. Recognition of 2023 Citizen Academy Graduates**
Presenter: Jerome Rice, Jr., Mayor
- VII. Proclamations**
 - A. A Proclamation Recognizing October 2023 as Domestic Violence Awareness Month**
Presenter: Jerome Rice, Jr, Mayor
 - B. A Proclamation Recognizing October 15, 2023 as Pregnancy and Infant Loss Awareness Day**
Presenter: Jerome Rice, Jr., Mayor
- VIII. Consent Agenda**
 - A. An Ordinance to Enter into a Development Agreement with Johnson Development Associates, Inc. to Redevelop a Site for Multi-Use Projects.**
Presenter: Chris Story, City Manager
 - B. An Ordinance to Authorize the City Manager to Sell Property Located on Henry Street Bearing Tax Map Parcel Numbers 7-12-14-036.00, 036.01, 7-12-14-004.02 and the Road Located Between Tax Map Parcel Numbers 7-12-14-005.000 and 7-12-14-037.00**
Presenter: Chris Story, City Manager

As required by the Americans with Disabilities Act, the City of Spartanburg will provide interpretive services for the City Council Meetings. Requests must be made to the Communications & Marketing Office (596-2020) 24 hours in advance of the meeting. This is a Public Meeting and notice of the meeting was posted with the Media 24 hours in advance according to the Freedom of Information

IX. Resolutions

- A. A Resolution to Purchase Property Located on W. Kennedy Street Bearing Tax Map Parcel 7-12-24-003.00
Presenter: Robert P. Coler, City Attorney**
- B. A Resolution to Approve the City to Enter Into an Agreement with Roebuck Nursery & Landscaping, LLC for the Duncan Park Evasive Plant Eradication Project.
Presenter: Jay Squires, Public Works Director**

**X. Boards and Commissions Vacancies Update
Presenter: Christie Lindsey, City Clerk**

XI. Staff Updates

XII. City Council Updates

XIII. Executive Session

- A. Executive Session Pursuant to Section 30-4-70 (a)(5) of the South Carolina Code to Discuss Matters Relating to Economic Development “Project Red” a Potential Mixed-use Development**
- B. Executive Session Pursuant to Section 30-4-70 (a)(5) of the South Carolina Code to Discuss Matters Relating to Economic Development “Project Nativity” a Potential Community Development**
- C. Executive Session Pursuant to Section 30-4-70 (a)(5) of the South Carolina Code to Discuss Matters Relating to Economic Development “Project Core” a Potential Mixed-use Development in the Downtown Area**

XIV. Adjournment.

City Code Sec. 2-57. Citizen Appearance. Any citizen of the City of Spartanburg may speak at a regular meeting on any matter pertaining to City Services and operations germane to items within the purview and authority of City Council, except personnel matters, by signing a Citizen's Appearance form prior to the meeting stating the subject and purpose for speaking. No item considered by Council within the past twelve (12) months may be added as an agenda item other than by decision of City Council. The forms may be obtained from the Clerk and maintained by the same. Each person who gives notice may speak at the designated time and will be limited to a two (2) minute presentation.



City Council Meeting
City Council Chambers
145 W. Broad Street
Monday, September 25, 2023
5:30 p.m.

(These minutes to be approved at the October 9, 2023 Council Meeting)

City Council met this date with the following Councilmembers present: Mayor Jerome Rice, Jr, Mayor Pro Tem Rob Rain, Councilmembers Erica Brown, Jamie Fulmer, Ruth Littlejohn, Meghan Smith and Janie Salley. City Manager Chris Story, Deputy City Manager Mitch Kennedy, Assistant City Manager Kevin Limehouse and City Attorney Robert P. Coler were in attendance. Notice of the meeting was posted with the Media 24 hours in advance according to the Freedom of Information Act. All City Council meetings are live streamed/recorded. To view the video for a complete transcript, please visit <https://www.cityofspartanburg.org/city-council>

- I. Moment of Silence – observed
- II. Pledge of Allegiance - recited
- III. Approval of the Minutes of the September 11, 2023 City Council Meeting –
*Councilmember Littlejohn made a motion to approve the minutes as received.
Councilmember Smith seconded the motion, which carried unanimously 7 to 0.*
- IV. Approval of the Agenda for the September 25, 2023 City Council Meeting -
*Councilmember Smith made a motion to approve the agenda as received.
Councilmember Littlejohn seconded the motion, which carried unanimously 7 to 0.*
- V. Public Comment –
*Citizen Appearance forms are available at the door and should be submitted to the City Clerk
 1. Melvin Norwood
 2. Mike Fowler
 3. Ceej Jefferson
 4. Santiago Mariani
 5. Annie Kerns
 6. Dea Norton
 7. McKay Moore
 8. Toni Sutton
- VI. Presentation of Proclamation Recognizing National Night Out
Presenter: Jerome Rice, Jr., Mayor
Mayor Pro Tem Rain presented the proclamation to several members of neighborhood associations across the City of Spartanburg.

VII. Presentation of Proclamation Recognizing the 150th Anniversary of the Spartanburg Fire Department

Presenter: Jerome Rice, Jr. Mayor

Mayor Pro Tem Rain presented the proclamation to Assistant Chiefs Brad Hall, Phil Stark and Mr. Dea Norton, retired City of Spartanburg firefighter.

VIII. Presentation of Proclamation Recognizing September 2023 as Sickle Cell Awareness Month

Presenter: Jerome Rice, Jr. Mayor

Mayor Pro Tem Rain presented the proclamation to Councilmember Ruth Littlejohn.

IX. Consent Agenda

- A. An Ordinance to Amend the City of Spartanburg, South Carolina Zoning Ordinance and Comprehensive Plan Land Use Element, By Amending Section 206, Changes to District Boundaries, Specifically, the Property Located at 831 John B. White Sr., Blvd, and is Further Identified as Tax Map ID: 6-21-11-114.01 On the Spartanburg County Tax Map, as a Part and Parcel of the City of Spartanburg which is zoned R-12, with a Land Use Designation of General Residential District to be Assigned a Zoning Designation of LOD, with a Land Use Designation of Limited Office District and Providing for Severability and Effective Date.**

Presenter: Martin Livingston, Community Development Director

Councilmember Fulmer made a motion to approve the consent agenda.

Councilmember Smith seconded the motion which carried unanimously 7 to 0.

- B. An Ordinance to Amend the City of Spartanburg, South Carolina Zoning Ordinance and Comprehensive Plan Land Use Element, By Amending Section 206, Changes to District Boundaries, Specifically, the Property Located at 249 E. Blackstock Road, and is Further Identified As Tax Map ID: 6-21-13-002.00 on Spartanburg County Tax Map, as a Part and Parcel of the City of Spartanburg which is Zoned LOD, with a Land Use Designation of Limited Office District to be Assigned a Zoning Designation of B-1, with a Land Use Designation of Neighborhood Shopping District and Providing for Severability And Effective Date.**

Presenter: Martin Livingston, Community Development Director

Councilmember Fulmer made a motion to approve the consent agenda.

Councilmember Smith seconded the motion, which carried unanimously 7 to 0.

X. Resolution

- A. A Resolution Authorizing the City Manager to Execute an Agreement with Midwest Maintenance, Inc. for the Provision of Professional Services in the Form of Repair and Conservation of Brick Masonry on the Federal Courthouse located on Magnolia Street.**

Presenter: Robert P. Coler, City Attorney

Councilmember Smith made a motion to approve the resolution as presented.

Councilmember Littlejohn seconded the motion, which carried unanimously 7 to 0.

XI. Ordinance

A. An Ordinance to Enter into a Development Agreement with Johnson Development Associates, Inc. to Redevelop a Site for Multi-Use Projects.

Presenter: Chris Story, City Manager

Mayor Pro Tem Rain spoke prior to the vote on this ordinance and advised the Mayor and his fellow councilmembers that he is currently employed with Johnson Development. He was not a part of any discussions or decisions made by Johnson Development in regards to this project, but felt it best to recuse himself from any vote in this matter.

Councilmember Fulmer made a motion to approve the ordinance as presented. Councilmember Salley seconded the motion, which carried unanimously 6 to 0.

B. An Ordinance to authorize the City Manager to Sell Property Located on Henry Street Bearing Tax Map Parcel Numbers 7-12-14-036.00, 036.01, 7-12-14-004.02, And the Road Located Between Tax Map Parcel Numbers 7-12-14-005.00 and 7-12-14-037.00

Presenter: Chris Story, City Manager

Councilmember Salley made a motion to approve the ordinance as presented.

Councilmember Littlejohn seconded the motion, which carried unanimously 6 to 0.

XII. Staff Updates

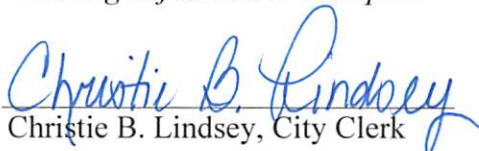
XIII. City Council Updates-Each Councilmember gave updates on their activities since the previous council meeting.

XIII. Executive Session-

A. Executive Session Pursuant to Section 30-4-70(a)(5) of the South Carolina Code to Discuss Matters Relating to Economic Development "Project Core" a Potential Mixed-use Development in the Downtown Area.

Councilmember Smith made a motion to enter into Executive Sessions at 7:11 p.m. Councilmember Fulmer seconded the motion, which carried unanimously 7 to 0.

XIII. Adjournment – Councilmember Smith made a motion to adjourn the meeting. Councilmember Salley seconded the motion, which carried unanimously 7 to 0. The meeting adjourned at 7:34 p.m.


Christie B. Lindsey, City Clerk



REQUEST FOR CITY COUNCIL ACTION

TO: Chris Story, City Manager

FROM:

SUBJECT: Resolutions

DATE: October 9, 2023

BACKGROUND:

ACTION REQUESTED:

BUDGET AND FINANCIAL DATA:



REQUEST FOR CITY COUNCIL ACTION

TO: Chris Story, City Manager
FROM: Robert Coler, City Attorney
SUBJECT: Purchase of Property at W. Kennedy Street (7-12-24-003.00)
DATE: October 6, 2023

BACKGROUND:

The City wishes to acquire property located on W. Kennedy Street for future development or redevelopment that would be beneficial to the City and its citizens.

ACTION REQUESTED:

Council to approve the purchase of W. Kennedy Street bearing tax map number 7-12-24-003.00

BUDGET & FINANCIAL DATA:

The final cost to purchase this property will not exceed \$11,000.00. In house legal will draft and file deed and related documents.

A RESOLUTION
TO PURCHASE PROPERTY LOCATED ON W. KENNEDY STREET
BEARING TAX MAP PARCEL 7-12-24-003.00

WHEREAS, from time to time the City of Spartanburg (hereinafter the “City”) finds that it is in its best interest to acquire property located within its boundaries for future development or redevelopment; and

WHEREAS, the owner of a certain parcel of land located on W. Kennedy Street, bearing tax map parcel 7-12-24-003.00 (hereinafter the “Property”), has accepted City’s offer to purchase the Property; and

WHEREAS, the City believes that the acquisition of the Property will be beneficial to it; and

WHEREAS, the City finds it appropriate to authorize the City Manager to execute all documents necessary to purchase this property.

NOW, THEREFORE, BE IT RESOLVED By the Mayor and Members of City Council of the City of Spartanburg, South Carolina, in Council assembled:

Section 1: The City Manager is hereby authorized to execute, acknowledge and deliver documents necessary to purchase that certain parcel of land located on W. Kennedy Street and bearing tax map parcel 7-12-24-003.00 for a sum not to exceed eleven thousand dollars (\$11,000.00).

Section 2: This Resolution shall become effective upon the date of enactment.

DONE AND RATIFIED This _____ day of _____, 2023.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney



REQUEST FOR COUNCIL ACTION

TO: Chris Story City Manager
FROM: Jay Squires, Public Works Director
SUBJECT: Duncan Park Evasive Plant Eradication Project.
DATE: October 4, 2023

BACKGROUND: Staff received bids for the cutting, removal & treating of evasive plants located in the Duncan Park Property.

The following bids were received:

Roebuck Wholesale Nursery & Landscaping, LLC	Roebuck, S.C.	\$ 157,875.15
C&S Nature Works, LLC	Boiling Springs, S.C.	\$ 212,643

Staff has reviewed the bid and the qualifications for the contractor. Based on that review, the staff has determined that Roebuck Wholesale Nursery & Landscaping, LLC. is the responsive low bidder. No bids were submitted from any certified DBE firms. It is anticipated that it will take 90 calendar days to complete this project.

ACTION REQUESTED:

Allow staff to accept the bids and authorize the City Manager to enter into a contract with Roebuck Wholesale Nursery & Landscaping, LLC. for the completion of the project.

BUDGET AND FINANCE DATA:

\$ 79,937.57 to be paid from State Parks Grant.
\$ 79,937.57 to be paid from the City General Fund.

A RESOLUTION

TO APPROVE THE CITY TO ENTER INTO AN AGREEMENT WITH ROEBUCK NURSERY & LANDSCAPING, LLC FOR THE DUNCAN PARK EVASIVE PLANT ERADICATION PROJECT

WHEREAS, the City of Spartanburg (hereinafter the “City”) has the need for a qualified, licensed, experienced, and capable contractor to provide services for the Duncan Park Evasive Plant Eradication Project; and

WHEREAS, Roebuck Wholesale Nursery & Landscaping, LLC (hereinafter “Roebuck”) has represented to City that it has the qualifications, experience, expertise and personnel to timely perform these services for the City; and

WHEREAS, City and Roebuck now wish to enter into an agreement whereby Roebuck will provide services to the City on the Duncan Park Evasive Plant Eradication Project, on all the terms and conditions more particularly set out in a separate Agreement executed between City and Roebuck.

NOW, THEREFORE, BE IT RESOLVED By the Mayor and Members of Council of the City of Spartanburg, in Council assembled:

Section 1. That the City Manager is authorized to enter into an agreement with Roebuck Nursery & Landscaping, LLC for the provision of services related to the Duncan Park Evasive Plant Eradication Project.

Section 2. This Resolution shall become effective immediately upon its enactment.

DONE AND RATIFIED this _____ day of _____, 2023.

Jerome Rice, Mayor.

ATTEST:

Christie Lindsey, City Clerk.

APPROVED AS TO FORM:

Robert P. Coler, City Attorney