

**City Council Meeting
December 10, 2019
7:00 P.M.
City Hall**

Council Members Present:

Mayor Gregory S. Habib; Mayor Pro Tem Kevin Condon; Councilmember Debra Green-Fletcher; Councilmember Jerry Tekac; Councilmember Corey McClary; Councilmember Gayla McSwain; Councilmember Christopher Harmon

Council Members Absent:

None

Staff Present:

City Administrator Jake Broom; Assistant City Administrator Daniel Moore; City Clerk Kelly J. Lovette; Police Chief LJ Roscoe; Director of Economic Development Matt Brady; Public Information Officer Frank Johnson; Director of Public Works Chuck Denson; Director of Recreation TJ Rostin; Director of Planning & Zoning

Staff Absent:

Director of Recreation TJ Rostin

Invocation/Pledge of Allegiance:

Councilmember Corey McClary

Press Present:

None

Guests Present:

None

I. Call to Order/Invocation/Pledge of Allegiance:

Mayor Habib called the meeting to order at 7:00 p.m.

II. General Public Comments:

Mayor Habib requested anyone present to speak concerning Nello Drive, it was under Public Hearings, and City Council would address the proposed Ordinance momentarily, and anyone who wished to speak could do so at that time. Mayor Habib recognized Nicole Cole, who works at MUSC as a Parkinson Foundation Nurse Coordinator who stated she wished to announce they were having a meet and greet at The Grill at Windmill Station on January 12, 2020 from 2:00 pm to 4:00 pm for the Moving Day Walk at James Island County Park.

III. Approval of Minutes:

- a) **City Council Meeting – November 12, 2019**
- b) **City Council Workshop – November 26, 2019**

Councilmember Tekac made a motion to approve the minutes as presented. Councilmember Harmon seconded the motion. Councilmember McSwain stated in the minutes for the City Council Meeting on November 26th there was discussion about the newly proposed Boulder Bluff Park, and she thought there some clarification may be needed wherein City Council decided to just only do the west side of the property. Mayor Habib stated no, in fact City Council requested all the information, including estimates and at that time City Council will make the determination as to where to begin with the development of the property and that the minutes are correct. Hearing no further discussion Mayor Habib called for the vote. All in favor, none opposed. Motion carried.

IV. Public Hearings, Presentations & Proclamations:

a) SPECIAL RECOGNITION – POLICE DEPARTMENT VOLUNTEER OF THE YEAR

Mayor Habib presented a plaque to Ms. Melissa Enos, Coordinator of the Cop Stop Program, as the 2019 Police Department Volunteer of the Year. Mayor Habib stated on Saturday or Sunday the on-duty police officers can go by a designated resident's home for a meal. He stated it has been going on for a few years now and has been very successful. He stated Ms. Enos was also a volunteer for the City's very successful 2019 Halloween Trunk or Treat.

b) SPECIAL RECOGNITION – POLICE DEPARTMENT EXPLORER OF THE YEAR

Chief Roscoe stated the Police Department has an Explorer Program operated through the Boy Scouts of America and one of the local high schools and each year an Explorer of the Year is selected. Mayor Habib along with Chief Roscoe, Lt. Ollic and SRO Stayton presented a plaque to Andrea Rivera, as the 2019 Explorer of the Year.

c) SPECIAL RECOGNITION – HIGH SCHOOL SPORTS ALL-STARS

Mayor Habib presented Ms. Spencer Condon, a student at Stratford High School, with the Mayor's Certificate of Honor for going above and beyond in 2019 and for making our community a better place. He stated she was recently named to the North South All-Star Team for golf. Mayor Habib commended Ms. Condon for her hard work and success in athletics and academics.

d) AN ORDINANCE TO AMEND THE ZONING MAP OF THE CITY OF GOOSE CREEK, SOUTH CAROLINA, TO PROVIDE FOR CHANGES IN THE ZONING DISTRICT OF THE PROPERTY LOCATED ALONG NELLO DRIVE DESIGNATED AS TMS #235-14-04-007 FROM R-2 (MEDIUM DENSITY RESIDENTIAL) TO R-3 (HIGH DENSITY RESIDENTIAL) (Public Hearing & First Reading)

Mayor Habib recognized County Councilmember Phillip Obie who, as a County Councilmember, represents the area in question under the proposed Ordinance and stated he was speaking out against the rezoning of the property to add seventy-six plus (76+) townhomes to that area. He stated the traffic in that area coming from Montague Plantation onto N Goose Creek Boulevard (US Highway 52) is already at a standstill and both Berkeley County and the City of Goose Creek were currently working with the South Carolina Department of Transportation to get the issue resolved; and in addition, Nello Drive seems to be a speed trap lately coming around that curve where the entrance to that neighborhood is planned for is not going to be a safe location. He stated the drainage in that area is not good and some of the houses bordering where the property is located, residents there already have flooding in their backyard, not to mention if you place townhomes there it will become even worse. Also recognized were Mr. Jordan Pace; Mr. Eric Mead (118 Nello Drive); Mr. Fred Rawles (resident of Sophia Landing); Mr. Jake Taylor (resident of Sophia Landing); and Mr. Rob Danford who were all opposed to the proposed rezoning of the property and who also echoed Councilmember Obie's comments.

Mayor Habib thanked them all for their comments and read the title to the proposed Ordinance. Councilmember Tekac made a motion to deny the proposed Ordinance, as stated by Mayor Habib. Mayor Pro Tem Condon seconded the motion. Councilmember Harmon stated he agreed with the issues stated by the residents and he also supports his fellow councilmembers in that he would be opposed to the proposed development because of traffic congestion, overcrowding of schools and quality of life issues behind those reasons and others that were stated. Hearing no other comments from City Council, Mayor Habib stated he saw a recent comment wherein someone stated if approved the development would lower property values in the area; he stated new construction, even if they are townhomes, does not lower property values, it raises the property values in the area in the short term, five (5) to (9) nine years before leveling out; he reviewed flooding which he stated storm drains are maintained by and is the responsibility of Berkeley County and the City goes back and forth with on them on the subject. He stated he was opposed to the proposed Ordinance because of planning, and City Council has an idea of how the City should look and where things should go and multi-family in the back of a neighborhood does not make good planning sense and there are still locations within the City for multi-family. He stated it is how City Council wants the City to look, where people go, and the quality of life mentioned earlier, which is why they need proportional growth and that includes commercial along with residential and residential needs to fit the communities in which they are located.

Hearing no further comments, Mayor Habib stated the motion was to deny and at this time he called for the vote in favor of denying the proposed Ordinance. All opposed, none in favor. Motion carried.

V. New Business:

None.

VI. Old Business:

- a) **AN ORDINANCE TO SELL A PORTION OF REAL PROPERTY KNOWN AS TMS# 244-05-01-032 (OFF LIBERTY HALL ROAD) OF THE CITY OF GOOSE CREEK, A SOUTH CAROLINA, MUNICIPAL CORPORATION, IN ACCORDANCE WITH SECTION 5-7-260 (6) OF THE CODE OF LAWS OF SOUTH CAROLINA 1976, AS AMENDED (Second & Final Reading)**

Mayor Habib read the title to the proposed Ordinance as presented. Councilmember Tekac made a motion to approve the proposed Ordinance, as stated by Mayor Habib. Councilmember Condon seconded the motion. Four (4) in favor (Mayor Habib; Mayor Pro Tem Condon; Councilmember Tekac; Councilmember McClary), three (3) opposed (Councilmember McSwain; Councilmember Green-Fletcher and Councilmember Harmon) Motion carried.

VII. Department Report:

TJ Rostin, Director of Recreation: Mr. Rostin provided City Council with his report of the Recreation Department and stated he has already made a presentation to them in 2019 so he would be providing them with some highlights that occurred that year, as well as some things they were looking forward to in 2020. Mr. Rostin stated in 2019 they witnessed a 10% increase in their total use/sports participation; the gymnastics program has doubled since the addition of the City's new Activity Center and the City has brought in \$400,000 from the City's gymnastics program and in addition to the other programs that take place inside that building. He stated most of City Council was able to attend the coaches' banquet for the various athletic programs to honor them for all their time and effort they put into volunteering, and City staff looks forward to doing it again in 2020. He stated the Member Appreciation Week was also well received and they saw a 25% higher rate in 2019; several the City's playgrounds have been upgraded with new safety upgrades, equipment, signage, landscaping and this will be continued throughout 2020. Mr. Rostin stated the new Special Events Coordinator has been with the City for about a year and she has done a wonderful job which shows with public attendance to these events. Also reviewed were the new therapeutic division of the Recreation Department, and the Thanksgiving and Christmas dinners held at Metro North Church for the senior citizens within our community; signage upgrades made at Felkel Field and more are on the way in 2020 to other City facilities; annual Therapeutic Fishing Rodeo; upgrades scheduled for 2020 is the resurfacing and fencing of the tennis courts at the tennis facility at Crowfield Golf Club and a Pickle Ball program has started at that location; the development of the new park in the Boulder Bluff neighborhood that will include a dog park, playground and other aspects they are looking forward to seeing developed; a new fence will be installed around Foster Creek Park in order to resolve the problem of soccer balls going into the roadway; new upgrades at Felkel Field and the resurfacing of the City's pool at Crowfield Golf Club. Mr. Rostin also mentioned the City's upcoming Christmas Parade wherein there were roughly 73 floats presently signed up to participate in the event and it would begin at 9:30 a.m. and the route would be on St. James Avenue from Old Moncks Corner Road to Marilyn Street.

Mayor Pro Tem Condon inquired if there were any plans to place a cover and lighting over the batting cages so they could be used more often. Mr. Rostin stated that was not something that has been discussed but it could certainly be considered, probably not in 2020, but it could be researched and considered in 2021. Mayor Pro Tem Condon also inquired about the gymnastics meets scheduled for 2020. Mr. Rostin stated it was not something they control, they would love to have as many as possible; however, they go out to bid and City staff sends a proposal to the people who issue them the gymnastics meets. He stated the City has been very successful in getting a few, but they like to keep the meets moving around the State and around the Region.

Councilmember Harmon inquired if there were any plans in the future for any recreational equipment up around Carnes Crossroads. Mr. Rostin stated there was a brief conversation some time ago about adding some needed City service before implementing recreation, also discussed were coaching clinics, and the possibility to have a skate park.

VIII. City Administrator's Report:

a) Request to Hire Contractor – Carol Drive / Stephanie Drive Water System Improvement Project

Mr. Broom presented City Council with a request from the Director of Public Works to hire a contractor regarding water system improvements on Carol Drive and Stephanie Drive. He stated a few months ago City staff requested quotes to replace asbestos cement water mains on Adler, Carol, Colonial and Clarine roadways, to include the gate valves on Stephanie Drive. He stated due to the overall costs being high, it was broken up into two (2) separate projects and City staff was requesting to hire the low bidder IPW Construction Group (North Charleston, SC) in the total amount of \$203,850, and the project is included in the FY 2020 Water Enterprise Fund Budget.

Councilmember McSwain made a motion to approve the hiring of IPW Construction Group for the project as stated by Mr. Broom, in the total amount of \$203,850. Councilmember Harmon seconded the motion. All in favor, none opposed. Motion carried.

IX. Mayors Report:

Mayor Habib inquired if anyone noticed the Christmas lights on St. James Avenue; the traffic signal boxes wrapped with pictures of artwork by local artists throughout the City and the announcements about the upcoming Christmas parade. Mayor Habib thanked City Council, City staff and the Cultural Arts Commission for all the work they've done to bring the projects and events to fruition and to help make Goose Creek feel more like a hometown for a lot of people. Councilmember McClary wanted to remind everyone that the following Monday they would be having "Art Talk in The Creek" which is part of the Cultural Arts Commission and invited anyone who would like to attend was welcome to, as they meet every third Monday at 7:00 pm to discuss art and how they can make the community better; and that Monday they would be meeting at the clubhouse at Crowfield Golf Course.

X. Executive Session – No action will be taken on the items discussed in executive session.

- a) SECTION 30-4-70 (A) (1) DISCUSSION OF EMPLOYMENT, APPOINTMENT, COMPENESATION, PROMOTION, DEMOTION, DISCIPLINE, OR RELEASE OF AN EMPLOYEE (City Employee of the Year)**
- b) SECTION 30-4-70 (A) (5) DISCUSSION OF MATTERS RELATING TO THE PROPOSED LOCATION, EXPANSION, OR THE PROVISION OF SERVICES ENCOURAGING LOCATION OR EXPANSION OF INDUSTRIES OR OTHER BUSINESSES IN THE AREA SERVED BY THE CITY (Project Lightning Rod)**

Mayor Pro Tem Condon made a motion to go into Executive Session. Councilmember Harmon seconded the motion. All in favor, none opposed. Motion carried. (7:45 pm)

Councilmember Condon made a motion to come out of Executive Session. Councilmember Green-Fletcher seconded the motion. All in favor, none opposed. Motion carried. (9:32 pm)

XI. Adjourn:

Councilmember Condon made a motion to adjourn. Councilmember Green-Fletcher seconded the motion. All in favor, none opposed. Meeting adjourned at 9:32 p.m.

Kelly J. Lovette, MMC
City Clerk

Date: January 14, 2020

A copy of this meeting's agenda was sent to the Post and Courier and The Goose Creek Gazette; it was posted in City Hall 24 hours prior to the meeting.