

# North Augusta



*South Carolina's Riverfront*

## MINUTES OF MAY 4, 2020

*Robert A. Pettit, Mayor*

*J. Robert Brooks, Councilmember  
Pat C. Carpenter, Councilmember  
Fletcher L. Dickert, Councilmember  
David W. McGhee, Councilmember  
Eric H. Presnell, Councilmember  
Kevin W. Toole, Councilmember*

## **ORDER OF BUSINESS**

### **VIRTUAL REGULAR MEETING**

The virtual regular meeting of the City Council of the City of North Augusta of May 4, 2020 having been duly publicized was called to order by Mayor Pettit at 7:00 p.m. using GoToMeeting online conferencing software and streamed online for public viewing at the City Facebook page: "City of North Augusta – Public Information" and City YouTube page: "City of North Augusta Public Information" and adjourned at 7:25 p.m. Per Section 30-4-80, (e) notice of the meeting was sent out by email to the current maintained "Agenda Mailout" list consisting of news media outlets and individuals or companies requesting notification. Notice of the meeting was also posted on the outside doors of the Municipal Center, the main bulletin board of the Municipal Center located on the first floor, and the City of North Augusta website.

Mayor Pettit rendered the invocation and the Pledge of Allegiance.

Members present were Mayor Pettit, Councilmembers Brooks, Carpenter, Dickert, McGhee, Presnell, and Toole.

Also in attendance were Rachelle Moody, Interim City Administrator; Kelly F. Zier, City Attorney; James Sutton, Director of Public Services; Richard Meyer, Director of Parks, Recreation

and Tourism; Ricky Jones, Manager of Information Technology; and Sharon Lamar, City Clerk. Members of the public and the media were also present.

The minutes of the Regular City Council Meeting and Study Session of April 20, 2020 were approved by general consent.

**ITEM 5. PERSONNEL: Donna Lester – Retirement – Recognition of Service to the City of North Augusta**

Mayor Pettit recognized Donna Lester's retirement after serving the citizens of North Augusta for thirty years.

*"On behalf of City Council and City Staff, I (Mayor Pettit) want to congratulate Public Services Secretary Donna Lester on her well-deserved retirement and thank her for 30 years of dedicated service to the citizens of North Augusta.*

*Donna began her career with the City in 1990 as dispatcher in the Public Safety Department. In 2000 she transferred to the Public Services Department where she has provided exemplary customer service and worked with multiple City divisions throughout her tenure. Donna has dedicated her career to serving the citizens of this City as a front line communicator for City essential safety and utility services.*

*Donna's hard work and dedication to serve is an example we should all strive to follow and will truly be missed by her City family.*

*Our well wishes and thoughts are with Donna and her family for happiness and good fortune throughout her retirement.*

*Again, congratulations on your well-deserved retirement!"*

**ITEM 6. CITY PROPERTY: Ordinance No, 2020-11 – Abandoning a Road Right-of-Way Shown on a Plat for Hammond's Ferry, Section A4, Dated December 3, 2019 in the City of North Augusta; Ordinance – First Reading**

On the motion of Mayor Pettit, second of Councilmember Carpenter, Council unanimously agreed to table an ordinance to abandon a road right-of-way shown on a plat for Hammond's Ferry, Section A4, dated December 3, 2019 in the City of North Augusta without discussion.

Please see the text of the tabled ordinance is below:

ORDINANCE NO. 2020-11  
ABANDONING A ROAD RIGHT-OF-WAY SHOWN ON  
A PLAT FOR HAMMOND'S FERRY, SECTION A4, DATED  
DECEMBER 14, 2019, IN THE CITY OF NORTH AUGUSTA

WHEREAS, at its regularly scheduled meeting of April 16, 2020, the North Augusta Planning Commission considered the request of property owners, H.F. Developers, LLC, for the City to abandon a section of a platted road right-of-way adjoining their properties; and

WHEREAS, the portion of road right-of-way requested to be abandoned is shown as Tracts A, B, C, D, F, G, and H, on a plat prepared for Hammond's Ferry, Section A4, by Cranston Engineering., dated December 14, 2019; and

WHEREAS, the Planning Commission, after reviewing the request, determined that the subject abandoned right-of-way would not conflict with the City's Comprehensive Plan. Therefore, abandonment of the road right-of-way would be appropriate; and

WHEREAS, upon completion of their review, the Planning Commission unanimously recommended to the City Council that the subject right-of-way be abandoned; and

WHEREAS, the Planning Commission held a duly advertised public hearing on the requested abandonment on April 16, 2020, for the purpose of receiving input from the public on the requested abandonment; and

WHEREAS, following consideration of the recommendation from the Planning Commission and any input received at the public hearing, Mayor and Council have determined that it is appropriate that the City abandon any interest in the identified road right- of- way.

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and City Council in meeting duly assembled and by the authority thereof:

- I. That the section of platted but unopened and unnamed road right-of-way described herein is hereby abandoned, and
- II. Any abandoned right-of-way may be recombined with an adjacent property as allowed by state law.

DONE, RATIFIED AND ADOPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF NORTH AUGUSTA, SOUTH CAROLINA, ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2020.

**ITEM 7. CITY PROPERTY: Ordinance No. 2020-12 – Ordinance Authorizing the City to Enter into a Lease Agreement with Riverside H.F., LLC, Related to Property Consisting of Approximately 1.34 Acres and Known as Tax Map and Parcel Nos. 007-13-19-004 and 007-13-01-010; Ordinance-First Reading**

On the motion of Councilmember Presnell, second of Councilmember Carpenter, Council agreed to consider an ordinance on first reading authorizing the City to enter into a lease agreement with Riverside H.F., LLC, related to property consisting of approximately 1.34 acres and known as tax map and parcel nos. 007-13-19-004 and 007-13-1-010. Rachele Moody, Interim City Administrator, summarized the proposed 30 year lease agreement. Councilmember Dickert expressed words of support for the ordinance as a good deal for the developer and citizens. The first reading of the ordinance was adopted with a unanimous vote of Council.



Please see the text of the proposed ordinance below:

ORDINANCE NO. 2020-12  
ORDINANCE AUTHORIZING THE CITY TO ENTER INTO A LEASE  
AGREEMENT WITH RIVERSIDE H.F., LLC, RELATED TO PROPERTY  
CONSISTING OF APPROXIMATELY 1.34 ACRES AND KNOWN AS TAX  
MAP AND PARCEL NOS. 007-13-19-004 AND 007-13-01-010.

WHEREAS, the City was approached by representatives of Riverside, H.F., LLC in connection with a Commercial Development/Event Facility that they propose to build within the Hammonds Ferry Development; and,

WHEREAS, in order to provide adequate parking for the facility, the developers proposed to construct and maintain a parking lot on property belonging to the City with the understanding that the City and general public would be able to utilize such parking when not required for the developers facility; and,

WHEREAS, substantial negotiation and discussion related to the request has taken place with Mayor and City Council ultimately determining that such arrangement would be in the best interest of the City and that such parking facility is the appropriate development of the property in question.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the City of North Augusta, South Carolina, in meeting duly assembled and by the authority thereof, that:

- I. The City authorizes the Parking Agreement/Lease of Real Estate as identified on "Exhibit A" attached hereto and incorporated by reference.
- II. That the City Administrator is authorized to execute the Agreement on behalf of the City.
- III. This Ordinance shall become effective immediately upon its adoption on second and final reading.

DONE, RATIFIED AND ADOPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF NORTH AUGUSTA, SOUTH CAROLINA, ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2020.

**ITEM 8. CITY PROPERTY: Ordinance No. 2020-13 – An Ordinance Granting Easements to Dominion Energy South Carolina, Inc. for Placement of Facilities in Hammond’s Ferry; Ordinance – First Reading**

On the motion of Councilmember Brooks, second of Councilmember Toole, Council agreed to consider on first reading an ordinance granting easements to Dominion Energy South Carolina, Inc.

for placement of facilities in Hammond's Ferry. Rachele Moody, Interim City Administrator, explained these underground utilities would provide a redundancy of service for current and new development in that area. The first reading was approved unanimously.

Please see the text of the proposed ordinance below:

ORDINANCE NO. 2020-13  
AN ORDINANCE GRANTING EASEMENTS TO  
DOMINION ENERGY SOUTH CAROLINA, INC. FOR PLACEMENT OF FACILITIES IN  
HAMMOND'S FERRY

WHEREAS, Dominion Energy has indicated to the City its intent to install underground electric utilities to improve service reliability to its customers in Hammonds Ferry; and

WHEREAS, as part of the construction, Dominion Energy has requested that the City grant to it easements upon and across City property that would allow for the placement of equipment necessary for the provision of such electric service; and

WHEREAS, the Mayor and City Council have reviewed this matter, to include the proposed Deed of Easement and find that it is in the best interest of the citizens of North Augusta that such easement be granted.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the City of North Augusta, South Carolina, in meeting duly assembled and by the authority thereof, that:

- I. The City grants to Dominion Energy South Carolina, Inc. an easement over and across City property known as Tax Parcel Numbers 007-13-01-001, 007-13-11-010, and 003-08-07-003.
- II. The City Administrator is hereby authorized to execute the Deed of Easement and any other documents necessary in order to complete this matter.
- III. This Ordinance shall become effective immediately upon its adoption on the second and final reading.

DONE, RATIFIED AND ADOPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF NORTH AUGUSTA, SOUTH CAROLINA, ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2020.

**ITEM 9. ADMINISTRATIVE REPORTS:**

Rachele Moody, Inter City Administrator, acknowledged May 3<sup>rd</sup> -9<sup>th</sup> is the 51st Annual Professional Municipal Clerks Week.

**ITEM 10. CITIZENS COMMENTS/RECOGNITION OF VISITORS:**

Please see the attached emails submitted to the City Clerk and read aloud for the May 4, 2020 Council Meeting.

A. Citizen Comments were provided via email by:

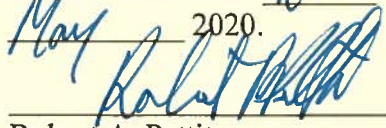
Fred Ilardi

B. Council Comments:


Councilmember Presnell announced North Augusta High School will host the Class of 2020 graduation exercises on June 4<sup>th</sup> at 10:00 a.m. at the school's football stadium.

Mayor Pettit shared a copy of the flyer that is currently posted on the City's website to communicate to citizens all of the various ways utility bills can be paid. He also explained that some citizens may be eligible for payments plans.

There being no further business, Council adjourned at 7:25 p.m.

APPROVED THIS 10<sup>th</sup> DAY OF  
May 2020.  
  
\_\_\_\_\_  
Robert A. Pettit  
Mayor

Respectfully submitted,

  
\_\_\_\_\_  
Sharon Lamar  
City Clerk

**Lamar, Sharon**

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**From:** MSN <fred00701@msn.com>  
**Sent:** Monday, May 04, 2020 10:02 AM  
**To:** Lamar, Sharon  
**Cc:** Pettit, Robert  
**Subject:** Questions for Tonight's City Council Meeting

Dear Ms. Lamar:

I would like the following four(4) questions asked at tonight's City Council Meeting:

1. At a recent City Council Meeting or study session, council members were asking questions on collected City taxes to date for fiscal year 2019. If memory serves me correctly, it was reported that City taxes collected for taxes due May 1, 2020 was at 34% versus 23% for last year. Can you provide us with updated statistics on tax collections for taxes due on May 1, 2020?
2. The MID payments for property located in Riverside Village was due May 1, 2020. Can you provide the citizens an update on the collection of these funds?
3. At last City Council Meeting Ms. Karen Powell indicated that there had been no follow up on the location of the Fire Station that was to be located adjacent to her property. Is there an update on progress?
4. There has been no visible progress on the new Public Service Building that at one time appeared to be urgently required because of the health hazards that the current building is presenting to Public Service employees. Can you provide an update on this project?

Thank you in advance for your attention to my request.

Sincerely,

Fred Ilardi  
803-279-7823