

CITY OF WESTMINSTER REGULARLY SCHEDULED MEETING

June 13, 2023 @ 6:00 PM

Westminster Fire Department

216 Emergency Lane, Westminster

Amended June 12, 2023 AT 4:15 PM

(Agenda item No. 11 was added)

Call to Order

Invocation & Pledge of Allegiance

Certification of Quorum

Public Comments:

The floor is now open for public comments. Citizens of Westminster or others who have registered for time with the Clerk can now address Council for any matters on tonight's agenda or other matters you wish to bring before the Council. Speakers are allowed up to 3 minutes and possibly longer if that Speaker is recognized in advance as representing a larger group with similar concerns. To preserve the decorum of this public meeting, and to allow adequate time for discussion among the elected membership of City Council, this will be the only time we will receive unsolicited comments tonight from the public.

Public Hearing for FY2023-2024 Budget

The floor is now open for public comments. Citizens of Westminster or others who have registered for time with the Clerk can now address Council about the proposed FY2023-2024 Budget. Speakers are allowed up to 3 minutes and possibly longer if that Speaker is recognized in advance as representing a larger group with similar concerns. To preserve the decorum of this public meeting, and to allow adequate time for discussion among the elected membership of City Council, this will be the only time we will receive unsolicited comments tonight from the public.

Comments from the Mayor and Council

Presentation by Libby Imbody with AutheniCity (correct spelling) City Marketing and Branding

Routine Business

1. Approval of the May 9, 2023 Regular Meeting Minutes
2. Approval of the May 18, 2023 Called Meeting Minutes
3. Comments from the Utilities Director
 - a. Frank Street water line replacement
 - b. Sewer improvements
 - c. C Funds Project update
 - d. other
4. Comments from City Administrator
 - a. Correction of the City Administrator's misstatements at the May 9, 2023 City Council Meeting about Dot's Kitchen Utility Bills
 - b. USDA-RD Water System Improvements process update
 - c. RIA SCIIP Update (gran for sewer improvements)
 - d. City Hall /Police Department/Welcome Center development
 - e. Other

Old Business

5. Consideration of Hospitality Tax Grant request from the Oconee History Museum and Consider Appropriation(s) related thereto to be incorporated into Ordinance 2023-06-13-01.
6. Consideration of Second Reading of ORDINANCE NO. 2023-06-13-01, BUDGET ORDINANCE; AN ORDINANCE MAKING APPROPRIATIONS FOR CERTAIN EXPENSES, CAPITAL IMPROVEMENTS AND INDEBTEDNESS OF THE CITY OF WESTMINSTER, SOUTH CAROLINA FOR THE YEAR BEGINNING JULY 1, 2023 AND ENDING JUNE 30, 2024

Appropriation	Amount
General	\$2,914,572
Utility	\$8,301,415
Solid Waste	\$915,046
ATAX	\$8,300
HTAX	\$484,314
Fire Department 1%	\$13,609
Local Development Corp	\$47,031
Youth Recreation Fund	\$579,319
Capital Projects Fund	\$14,530,684
County ARP	\$682,324
Grand Total	\$28,476,614
Less Interfund Transfers	\$1,405,869
Net Appropriations	\$27,070,745

This ordinance set the fiscal year 2023-2034 (FY2024) annual budget. This is the budget proposed at the April 25, 2023 City Council Budget Workshop. Notice of the Public Hearing ran in the Seneca Journal on May 26, 2023.

Staff recommends approval.

7. Consideration of Second Reading of Ordinance #2023-06-13-02; AN ORDINANCE TO execute REAL PROPERTY SALE AND PURCHASE AGREEMENT (“Agreement”) by and between the CITY OF WESTMINSTER, SOUTH CAROLINA (“Seller”), a body politic and corporate and a political subdivision of the State of South Carolina, and WESTMINSTER HOPE COMEUNITY (“Buyer”), a South Carolina non-profit Corporation. For the parcel (Tax Map #530-21-06-015) of approximately 1.34 acres located at 115 Riley Street to Westminster Hope ComeUnity for \$10,000 contingent upon rezoning from R15 to GR.

New Business

8. Consideration of First Reading of ORDINANCE #2023-08-08-01 CITY OF WESTMINSTER; AN ORDINANCE AMENDING SECTION 50.01 OF THE CITY OF WESTMINSTER CODE OF ORDINANCES REGARDING THE ANNEXATION OF PROPERTIES LOCATED OUTSIDE OF THE CITY AS A CONDITION TO FOR THE

CITY TO PROVIDE CERTAIN UTILITY SERVICES, AND OTHER MATTERS RELATED THERETO.

In May of 2021 the Council passed Ordinance No. 2021-05-11-01 stipulating the use of annexation covenants when approving electric, water or sewer service(s) of properties located out the City. This Ordinance and the additional documentation are provided for the amendment. Staff presents this consideration at the suggestion of legal counsel for two reasons:

- 1) Electric service is removed from the language. This will simplify future considerations of potential operations and/or maintenance agreements with a third party (i.e. removal of electric service simplifies future contractual agreements).*
- 2) Insertion of language to clarify the intent and practice of collecting annexation covenants for “New Services.”*

There are three documents offered for this item. The first is the Ordinance which amends the City Code (edits are noted to the right side of the page); the second is a revised Declaration of Annexation Covenants which is used when a service agreement is accepted; and the third is an edited version of Section 50.01 of the City’s Code (edits are noted on the right side of the page).

Staff recommends approval.

9. Presentation of Schedule for the Planning Commission and City Council considerations of edits and adoption of:
 - a. Zoning Ordinance*
 - b. Bylaws for Planning Commission and Board of Zoning Appeals*
 - c. Future Land Use Map amendments*
 - d. Land Development Regulations*

10. Consideration to Cancel July 11, 2023, City Council Meeting

11. Consideration of bid award for 2023 Kawasaki Mule side by side for Westminster Fire Department. To be funded by SC LLR VSAFE grant for \$12,300 plus sale of surplus Fire Department equipment. Bids to be provided at City Council Meeting.

Executive Session

1. Executive Session for the purpose of discussion of negotiations incident to proposed contractual arrangements and proposed sale or purchase of property, the receipt of legal advice where the legal advice relates to a pending, threatened, or potential claim or other matters covered by the attorney-client privilege, settlement of legal claims, or the position of the public agency in other adversary situations involving the assertion against the agency of a claim pursuant to S.C. Code Ann. 34-4-70 (2).
 - (1) Contractual agreements between the City of Westminster and Oconee County regarding Fire Service
 - (2) Possible contractual agreement(s) with Blue Ridge Electric Coop

Adjourn