

MINUTES
TOWN OF FORTMILL
TOWN COUNCIL MEETING
August 24, 2015
7:00 AM

Present: Mayor Funderburk, Councilmen Huntley, Adams, Helms, Shirey, Councilwoman Savage and McCarley, Manager Pieper, Attorney Mack

Guests: Town Engineer, Paul Mitchell, Planning Director, Joe Cronin, Assistant Planner, Chris Pettit, Operations Director, Jeff Hooper, Finance Director, Chantay Bouler and P&R Director, Brown Simpson

Mayor Funderburk called the meeting to order at 7:00 am and led the Pledge of Allegiance. Councilman Helms gave the invocation and the Mayor welcomed everyone to the meeting. Councilman Adams made a motion to approve the August 10 Regular meeting and August 20 Council Workshop minutes with a second by Councilwoman Savage. The motion was approved with a 7-0 vote.

PUBLIC COMMENT

Mayor Funderburk opened the meeting for public comments. Mayor Funderburk recognized Scott Couchenour. Mr. Couchenour expressed his wish that we could find another way to avoid Impact Fees on Commercial development. Scott stated that he was all for residential Impact Fees. Mr. Couchenour stated that Council needs to push foot down regarding the hospital situation. Mayor Funderburk thanked Mr. Couchenour for his time.

No additional comments were received. Mayor Funderburk closed the public comment section of the meeting.

OLD BUSINESS

1. Second Reading an ordinance amending the Code of Ordinances for the Town of Fort Mill; Chapter 2, Administration; Article IV, Finance and Taxation; so as to add a new division to be numbered Division 4, Development Impact Fees; providing for the adoption of development impact fees for the Town of Fort Mill; providing for the administration and enforcement thereof; and other matters related thereto: Councilwoman Savage stated that the Town needs to be more thorough with communication regarding discounts and what the money from Impact Fees can be used for. Councilman Adams made a motion to approve the ordinance effective October 1, 2015 with the following discounts applied; 10% on Park and Recreation, 50% on Municipal, 50% on Fire and 100% on Transportation. The motion was seconded by Councilman Shirey. The motion passed by a 4-3 vote. Those opposed were Councilwoman Savage, McCarley and Councilman Huntley. Councilman Huntley made a motion to amend the ordinance as presented by Councilman Adams with the following discounts; 10% on Park and Recreation, 100% on Municipal, 100% on Fire and 100% on Transportation. The motion was seconded by Councilwoman Savage. The motion did not pass with a 3-4 vote. Those opposed were Mayor Funderburk, Councilman Shirey, Adams and Helms.
2. Second Reading an ordinance adopting the Town of Fort Mill Capital Improvements Plan for FY 2015-16 through FY 2019-2020: Councilman Adams made a motion to approve the ordinance as presented. The motion was seconded by Councilman Helms. The motion passed with a 7-0 vote.

3. Second Reading an ordinance amending the 2008 Comprehensive Plan for the Town of Fort Mill, as amended on January 14, 2013, so as to incorporate the Town of Fort Mill Capital Improvements Plan as an addendum to the Priority Investment Element contained within Volume 2, Fort Mill Tomorrow: Councilwoman McCarley asked how often a Capital Improvements Plan is completed. Planning Director, Joe Cronin, advised that by law the Plan needs to be reviewed and/or updated every 5 years. Councilwoman Savage stated that the Plan was a very useful document. Councilman Adams made a motion to approve the ordinance as presented. The motion was seconded by Councilman Helms. The motion passed with a 7-0 vote.
4. Second Reading an ordinance amending the Fiscal Year 2014-15 Annual Budget to appropriate revenues and expenditures to the Fire Protection Impact Fee Trust Fund, Parks & Recreation Impact Fee Trust Fund, Municipal Facilities Impact Fee Trust Fund, and Transportation Impact Fee Trust Fund; and amending the Fee Schedule for Building Permit and Building Plan Review Fees: Councilwoman Savage made a motion to table the ordinance as presented. The motion was seconded by Councilman Helms. The motion passed with a 7-0 vote.
5. A resolution requesting that the South Carolina Legislature amend the South Carolina Development Impact Fee Act so as to authorize an exemption for public buildings (including schools) as well as facilities constructed by non-profit and religious organizations: Councilman Adams made a motion to approve the resolution as presented. The motion was seconded by Councilman Helms. The motion passed with a 7-0 vote.
6. Request to approve a maintenance agreement with SCDOT for the installation of mast arm poles at the intersection of Old Nation Road and York Southern Road: Councilwoman Savage made a motion to deny the request as presented. The motion was seconded by Councilwoman McCarley. The motion passed with a 7-0 vote.

NEW BUSINESS

1. An ordinance annexing York County Tax Map Number 728-00-00-002: Planning Director, Joe Cronin, clarifies the location of the annexation for Council. Matt Levoch of ESP Associates, provides a presentation of the annexing area and proposal. Councilwoman Savage asked what the Developer would do if the ordinance was not approved. Mr. Levoch stated that ESP Associates would look at other options to add to the community. Joe Cronin clarifies what the ordinance will be applied to. Councilman Adams made a motion to approve the ordinance as presented. The motion was seconded by Councilman Shirey. The motion passed with a 5-2 vote. Those opposed were Councilwoman Savage and McCarley.
2. An ordinance adopting a Mixed Use Concept Plan & Development Conditions for the Orchards MXU Project: Councilman Adams made a motion to approve the ordinance as presented. The motion was seconded by Councilman Helms. The motion passed with a 6-1 vote. Those opposed were Councilwoman McCarley.
3. A resolution to appoint and commission Lucas Woodburn as a code enforcement officer for the proper security and general welfare for the Town of Fort Mill: Councilman Adams made a motion to approve the resolution as presented. The motion was seconded by Councilwoman Savage. The motion passed with a 7-0 vote.
4. A resolution to appoint and commission Joseph Cronin as a code enforcement officer for the proper security and general welfare for the Town of Fort Mill: Councilman Adams made a motion to approve the resolution as presented. The motion was seconded by Councilwoman Savage. The motion passed with a 7-0 vote.

5. A resolution to appoint and commission Christopher Pettit as a code enforcement officer for the proper security and general welfare for the Town of Fort Mill: Councilman Adams made a motion to approve the resolution as presented. The motion was seconded by Councilwoman Savage. The motion passed with a 7-0 vote.
6. A resolution to appoint and commission John Long as a code enforcement officer for the proper security and general welfare for the Town of Fort Mill: Councilman Adams made a motion to approve the resolution as presented. The motion was seconded by Councilwoman Savage. The motion passed with a 7-0 vote.
7. A resolution to appoint and commission Eric Williams as a code enforcement officer for the proper security and general welfare for the Town of Fort Mill: Councilman Adams made a motion to approve the resolution as presented. The motion was seconded by Councilwoman Savage. The motion passed with a 7-0 vote.
8. A resolution to appoint and commission Wayne Hunter as a code enforcement officer for the proper security and general welfare for the Town of Fort Mill: Councilman Adams made a motion to approve the resolution as presented. The motion was seconded by Councilwoman Savage. The motion passed with a 7-0 vote.

EXECUTIVE SESSION

A motion to enter into executive session was made by Councilwoman Savage and seconded by Councilman Helms. The vote in favor of the motion was unanimous. Council entered into executive session at 7:39 am.

Council returned to chambers and Mayor Funderburk called the meeting back to open session at 8:01 am. Mayor Funderburk stated that “no action was taken in executive session.”

GENERAL DISCUSSION

Councilwoman McCarley extended her Thanks to Tony for coverage on recent Town Council meetings that pertained to the Impact Fees.

Councilwoman Savage stated her appreciation to all Town Department Heads and Administrative Staff for their work on Impact Fees. Mrs. Savage explained how Town Council may work dependently of each other but they still work in a respectful manner. Mrs. Savage stated that Council does what they believe is best for the Town. Councilwoman Savage thanked her fellow Councilmembers for their work.

ADJOURN

Motion to adjourn was made by Councilman Helms and seconded by Councilwoman Savage. The motion to adjourn was approved unanimously.

Meeting was adjourned at 8:04 am.

Respectfully submitted,

Dana Powell
Municipal Clerk

