



CITY OF COLUMBIA  
CITY COUNCIL ZONING PUBLIC HEARING  
MINUTES  
WEDNESDAY, SEPTEMBER 19, 2007  
9:00 A.M.  
CITY COUNCIL CHAMBERS  
1737 MAIN STREET

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The City of Columbia City Council conducted a meeting and a Zoning Public Hearing on Wednesday, September 19, 2007 in the City Hall Council Chambers located at 1737 Main Street, Columbia, South Carolina. The Honorable Mayor Robert D. Coble called the meeting to order at 9:03 a.m. The following members of Council were present: The Honorable E.W. Cromartie, II, The Honorable Anne M. Sinclair, The Honorable Sam Davis, The Honorable Tameika Isaac Devine, The Honorable Daniel J. Rickenmann and The Honorable Kirkman Finlay III. Also present were Mr. Charles P. Austin, Sr., City Manager and Ms. Erika D. Salley, City Clerk.

### **PUBLIC HEARING**

1. Fiscal Year 2006/2007 Community Development Annual Performance and Evaluation Report (CAPERS) – Mr. Richard Semon, Director of Community Development

Mr. Rick Semon, Director of Community Development, presented the 2006/2007 Community Development Annual Performance and Evaluation Report. In fiscal year 2006/2007 the department received \$1.351 million in Community Development Block Grant (“CDBG”) funds from the US Department of Housing and Urban Development. With the assistance of the Citizens Advisory Committee on Community Development, these funds were used as a catalyst and to leverage additional funds for neighborhood projects and programs.

- **Council opened the Public Hearing at 9:05 a.m.**

No one appeared in support of or in opposition to the Fiscal Year 2006/2007 Community Development Annual Performance and Evaluation Report.

- **Council closed the Public Hearing at 9:07 a.m.**

### **PRESENTATIONS**

- 1a. \*\*Special Thanks to the Columbia City Council – Councilman Barry Walker, Irmo Town Council

Councilman Barry Walker and Irmo constituents Mr. Bob and Ann Gregory thanked the members of Council for approving the installation of a traffic signal at Columbiana Drive and Columbiana Avenue. He said that his constituents risked their lives on a daily basis while traveling through this intersection. The new light will be operating in a few days.

Councilor Davis said that they met in Harbison two (2) weeks ago with Mall representatives and the Harbison Business Association. They are looking at other traffic calming strategies for Columbiana Drive and Lake Murray Boulevard. They are also working with SCDOT on this matter.

2. Introduction of the September 2007 Employee of the Month – Ms. Sara Hollar, Forestry & Beautification Superintendent

Ms. Sara Hollar, Superintendent for Forestry and Beautification presented Mr. Jack Nelson, Groundskeeper as the September 2007 Employee of the Month. He has been employed with the City of Columbia for five (5) years and can be seen throughout the City working in our right of ways. He does an excellent job and never complains. His smile is contagious and it's refreshing to have such an employee.

Mayor Bob Coble and Mr. Charles P. Austin, Sr., City Manager presented Mr. Nelson with tokens of appreciation for being selected as the September 2007 Employee of the Month.

3. Introduction of Ms. Traci Young Cooper, Director of the Office of Extended Day Programs – Ms. Teresa Wilson Florence, Director of the Office of Governmental Affairs and Community Relations

Ms. Teresa Wilson Florence, Director of Governmental Affairs and Community Relations, introduced Dr. Traci Young Cooper, Director of Extended Day Programs for Richland School District One. She is a phenomenal educator and would like to share a novel idea on after school programming with the members of Council.

Ms. Traci Young Cooper, Director of the Office of Extended Day Programs, talked about the importance of after school programs and solicited the Council's support for the 2007 National Lights on After School events and the October 18, 2007 Stakeholders Breakfast at 8:00 a.m. at the Charles R. Drew Wellness Center. "Lights on After School" is a nationwide celebration designed to call attention to the importance of after school programs for America's children, families and communities. She reported that there is a dire need for after school programming, because violence by teens in our community is highest during the after school hours of 3:00 p.m. and 6:00 p.m. She reported that beyond the bell in America more than 14 million school age children are home alone after school. In South Carolina 24% of children and youth are responsible for taking care of themselves. After school programs help with truancy prevention, family building, drop out prevention, risky behavior and they provide recreational outlets.

4. Columbia Music Festival Association Update – Mr. John Whitehead, Executive Director of the Columbia Music Festival Association

Mr. John Whitehead, Executive Director of the Columbia Music Festival Association ("CMFA"), provided an update on the Columbia Music Festival Association. The CMFA was established in 1897 by the City of Columbia. They provide after school arts programs for 150 youth. He reported that the Scarf and Screen presentation was a great success. Approximately 12,500 people participated in events hosted by the CMFA this year. He said that CMFA is an incubator for the arts and a leader helping to establish and direct other performing arts groups.

5. Black Expo 2007 Final Report – Mr. Darrin Thomas, Vice President / Black Pages USA

Mr. Darrin Thomas, Vice President / Black Pages USA, provided a final report for the Black Expo 2007 event, stating that in its 10<sup>th</sup> year, this was the most successful expo to date. There were 27,430 attendees; over 22 restaurants were highlighted in the attendee survey; over 1,010 room nights were utilized at local hotels; the 248 exhibitors made this the largest trade show event held in the city; over \$288,000 was spent with minority owned firms in hosting the event; and over \$10,000 was raised for four (4) local charities. The focus of the summit was to move tier one and two type businesses to the next level. The short term economic gain was approximately \$3.2 million and the long term economic gain was estimated at \$7.6 million.

Councilor Rickenmann asked for a break down on the city's return on investment. He asked how the organization would top this year's event by next year.

Mr. Darrin Thomas, Vice President / Black Pages USA, stated that the city invested \$56,000 this year and funding was used to market and advertise the event on a national scale to reach the audience they needed to reach.

Councilor Davis would like to help the organization focus on recruitment, by looking at certain areas of the City that may welcome the products and services being offered by the expo participants.

Councilor Cromartie reported that there were a lot of individuals wanting to take their businesses to the next level through partnerships and other avenues. He said that there is an opportunity to pull together and target specific areas of the city.

Mayor Coble asked Mr. Thomas to send the Council information on how he plans to market the 2008 Black Expo event. This information should outline how the city might help with the process.

6. Engenuity SC Update and Funding Request – Mr. Neil McLean, Engenuity SC and USC Fuel Cell Collaborative

Mr. Neil McLean, Engenuity SC and USC Fuel Cell Collaborative, provided a knowledge economy update. He said that Engenuity was formed four (4) years ago with the mission of growing Columbia's knowledge economy by building our region's innovation pipeline or its ability to convert science into products and products into companies and then tell the rest of the world. A recent focus has been on building a fuel cell innovation pipeline. They need to develop a critical mass of research and research talent; provide commercialization infrastructure to convert research innovations into products; and create incentives to grow companies and attract new companies. The Citizens School for Hydrogen and Fuel Cell Technology began last spring and allows 50 local residents to spend two (2) hours per week with USC professors learning about hydrogen economy and its implications. The Science Café is another monthly program for local citizens to hear from scientists. They provided EdVenture Children's Museum with a planning grant for an energy exhibit designed to educate and engage young people. He outlined other programs and accomplishments of Engenuity SC. In the last year they have attended numerous trade shows and missions around the world. He thanked the City of Columbia for its continued support.

Councilor Cromartie wanted to know how Engenuity is interfacing with Benedict College, Allen University, Columbia College, Richland School District One, Midlands Technical College and the Office of Business Opportunities, noting that this is a process that can benefit everyone. Are there any other African American businesses trying to break into this industry?

Mr. Neil McLean, Engenuity SC and USC Fuel Cell Collaborative, explained that all of the educational institutions are represented on the Advisory Board. Benedict College and Richland School District One were recipients of the Fuel Cell Challenge Award. There has been a lot of interaction with all of the institutions mentioned. There are no specific applications on file from African Americans for the Incubator Program or the Fuel Cell Challenge.

Councilor Davis asked if there were plans underway to collaborate with Midlands Technical College. He said that it can serve as an incentive for students that don't want to go to a four (4) year college and it may recruit light industry businesses. He asked if everything would be focused at USC instead of having satellite locations at sites such as Midlands Technical College.

Mr. Neil McLean, Engenuity SC and USC Fuel Cell Collaborative, said that for every engineering job created, ten (10) technical jobs would be created. He believes that the research and development will happen at the University. He said that kids have to be educated at a younger age about entrepreneurship.

Councilor Rickenmann asked how we ensure that the incubator companies remain here and that we retain the companies birthed here.

Mr. Neil McLean, Engenuity SC and USC Fuel Cell Collaborative, said that knowledge economy companies cluster around the talent, brains and financing that helped them get started. They don't just move towards cheaper labor. We must have funding to help grow these companies or they will relocate. Talent and a strong capital base will keep those companies here.

Councilor Devine said there is a disconnection in the general public's understanding of what the knowledge economy is, what we're doing and how we will benefit from it. Are you getting a better grasp on how to bridge that gap? She asked for a break down in participants.

Mr. Neil McLean, Engenuity SC and USC Fuel Cell Collaborative, explained that the Citizens School and Science Café are open for the general public to learn about the different types of science. He said that 50-60 citizens attended the last Science Café, noting that it was broadcasted to over 1,000 people.

Councilor Sinclair congratulated Engenuity SC on its leadership and level of activity. She is concerned about whether or not our young people are going to be in a position to create their own knowledge-based businesses. The partnership with the school district is important to this, but we have to do more.

Mr. Neil McLean, Engenuity SC and USC Fuel Cell Collaborative, announced that members of the Fuel Cell Challenge provided a \$50,000 grant to Hydrogen Hybrid Mobility, LLC (H<sub>2</sub>M) to implement a project to modify existing Segway personal transporters to accommodate fuel cell power source. The company has successfully prototyped two Segways, one for the University of South Carolina and the other for the City of Columbia Police Department to support foot patrols. The prospect for the project moving forward is strong. The City will be testing key metrics that will help to further develop the product.

Dr. Charles Holland of Hydrogen Hybrid Mobility, LLC (H<sub>2</sub>M) presented the City of Columbia Police Department with a hybrid fuel cell Segway.

Councilor Davis said that the Segway might enhance community initiatives that are underway.

Ms. Dana D. Turner, Assistant City Manager for Commerce and Development, asked the Council to endorse the annual funding allocation for Engenuity SC. The funding is already included in the Economic Development Special Projects Account.

Councilor Finlay suggested that Council consider funding requests from this account collectively instead of individually.

Upon motion by Mayor Coble, seconded by Mr. Cromartie, Council voted six (6) to one (1) to approve the fiscal year 2007/2008 funding for Engenuity SC in the amount of \$100,000 from the Economic Development Special Projects Account and to vote on other line items from this account on October 3, 2007. Voting aye were Mr. Cromartie, Ms. Sinclair, Mr. Davis, Ms. Devine, Mr. Rickenmann and Mayor Coble. Voting nay was Mr. Finlay.

- **Council recessed at 10:23 a.m.**
- **Council reconvened at 10:26 a.m.**
- 7. Green is Good for Business Summit Update – Ms. Melissa Gentry, Director of Public Works - *This item was discussed later in the agenda. Please refer to Item 25a.*

## **SIDEWALK VENDING PUBLIC HEARING – FIRST READING**

- **Council opened the Public Hearing at 10:27 a.m.**
- 8. Mid-block pad near 1333 Main Street or Mid-block pad, end of College Street, east side of Sumter Street (USC Horseshoe).  
  
Ordinance No.: 2007-081(a) - Granting a Franchise to Regina Doster d/b/a Carolina Dawgs for operation of a stationary sidewalk-vending cart within the mid-block pad near 1333 Main Street – *Approved on first reading.*  
  
Ordinance No.: 2007-081(b) - Granting a Franchise to Regina Doster d/b/a Carolina Dawgs for operation of a stationary sidewalk-vending cart within the mid-block pad at the intersection of College Street and east side of Sumter Street – *This alternative location was not approved.*

No one appeared in support of or in opposition to the matter.

Upon motion by Mr. Cromartie, seconded by Ms. Sinclair, Council voted unanimously to give first reading approval to Ordinance No.: 2007-081(a) - Granting a Franchise to Regina Doster d/b/a Carolina Dawgs for operation of a stationary sidewalk-vending cart within the mid-block pad near 1333 Main Street.

- 9. Mid-block pad near 1426 Main Street.  
  
Ordinance No.: 2007-080 - Granting a Franchise to Vinson Lathan d/b/a Screammers Hot Dawgs to Go for operation of a stationary sidewalk-vending cart within the mid-block pad near 1426 Main Street – *Approved on first reading.*

No one appeared in support of or in opposition to the matter.

Upon motion by Ms. Sinclair, seconded by Ms. Devine, Council voted unanimously to give first reading approval to Ordinance No.: 2007-080 - Granting a Franchise to Vinson Lathan d/b/a Screammers Hot Dawgs to Go for operation of a stationary sidewalk-vending cart within the mid-block pad near 1426 Main Street.

- **Council closed the Public Hearing at 10:29 a.m.**

## **ZONING PUBLIC HEARING**

- **Council opened the Zoning Public Hearing at 10:29 a.m.**

### **CONFIRM ZONING OF PREVIOUSLY ANNEXED PROPERTIES – FIRST READING**

No one appeared in support of or in opposition to the matter.

Upon motion by Mr. Finlay, seconded by Ms. Sinclair, Council voted unanimously to give first reading to the *Confirmation of Zoning of Previously Annexed Properties* for **Items 10.** through **12.** as presented.

- 10. 51 Redbay Road, TMS# 28812-02-07; previously zoned PUD-R (RS-1) within Richland County. – *Approved on first reading.*
- 11. 64 Redbay Road, TMS# 28812-02-11; previously zoned PUD-R (RS-1) within Richland County. – *Approved on first reading.*

12. 1021 Clemson Frontage Road, TMS# 25608-01-35; previously zoned C-3 within – *Approved on first reading.*
13. 324 Percival Road, TMS# 16711-05-02; previously zoned RM-HD within Richland County. – *Approved on first reading.*

No one appeared in support of or in opposition to the matter.

Upon motion by Mr. Rickenmann, seconded by Mr. Cromartie, Council voted unanimously to give first reading approval to the *Confirmation of Zoning of Previously Annexed Properties* for 324 Percival Road, TMS# 16711-05-02; previously zoned RM-HD within Richland County.

HISTORIC AND/OR DESIGN PRESERVATION DESIGNATIONS (MAP AMENDMENTS/REZONINGS & TEXT AMENDMENTS) – FIRST READING

No one appeared in support of or in opposition to the matter.

Upon motion by Mr. Cromartie, seconded by Mr. Finlay, Council voted unanimously to give first reading approval to *Historic and/or Design Preservation Designations* for **Items 14.** through **19.** as presented.

14. 1316 Washington Street, TMS# 09013-05-02; rezone from C-5 to C-5, -DP and Amend Chapter 17, Article V, Division 4, §17-691, Buildings and sites list (c), Group II, add 1316 Washington Street. – *Approved on first reading.*
15. 832 Albion Road, TMS# 13905-14-12; rezone from RS-2 to RS-2, -DP and amend Chapter 17, Article V, Division 4, §17-691, Buildings and sites list (d), Group III, add 832 Albion Road. – *Approved on first reading.*
16. 1416 Park Street, TMS# 09013-03-21; rezone from C-4, -DD to C-4, -DD –DP and amend Chapter 17, Article V, Division 4, §17-691, Buildings and sites list (c), Group II, add 1416 Park Street– *Approved on first reading.*
17. 2027 Taylor Street, TMS# 11407-04-06; rezone from C-3 to C-3, -DP and amend Chapter 17, Article V, Division 4, §17-691, Buildings and sites list (c), Group II, add 2027 Taylor Street– *Approved on first reading.*
18. 339 Heyward Street, TMS# 08816-14-01; rezone from PUD-R to PUD-R, -DP and amend Chapter 17, Article V, Division 4, §17-691, Buildings and sites list (c), Group II, add 339 Heyward Street. – *Approved on first reading.*
19. Ordinance No.: 2007-060 – Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 17, Planning, Land Development and Zoning, Article V, Historic Preservation and Architectural Review, Division 4, Landmarks, Sec. 17-691, Buildings and site list, (c) Group II and (d) Group III (*Refer to Items 15. through 19.*) – *Approved on first reading.*

TEXT AMENDMENTS – FIRST READING

- 20. Amend Chapter 17, Article III, Division 12, §17-402, Vision clearance for signs in front yard setback to require field verification prior to issuing permits.

Ordinance No.: 2007-042 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 17, Planning, Land Development and Zoning, Article III, Zoning Division 12, Signs, Sec. 17-401, Vision clearance for signs in front yard setback– *Approved on first reading.*

Mr. Marc Mylott, Director of Development Services explained that the intent is to provide a window of visibility for anything within the front yard and ensuring that staff looks at the site specific application of a sign while allowing flexibility for taller monument signs provided there aren't any obstructions to the pedestrians and vehicles. This applies to commercial properties.

No one appeared in support of or in opposition to the matter.

Upon motion by Mr. Cromartie, seconded by Ms. Sinclair, Council voted unanimously to give first reading approval to Ordinance No.: 2007-042 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 17, Planning, Land Development and Zoning, Article III, Zoning Division 12, Signs, Sec. 17-401, Vision clearance for signs in front yard setback.

ANNEXATIONS WITH REZONING – FIRST READING

- 21. 1325 Dunston Street, TMS# 16309-05-02, rezone from Richland County RS-2 (Single Family Residential) to M-1 (Light Industrial). *This property is currently being considered for annexation and a part of the larger project titled 7600 Richard Street; please see information below.*

Vacant lot south of 1325 Dunston Street, TMS# 16309-05-04(p), rezone from Richland County RS-2 (Single Family Residential) to M-1 (Light Industrial). *This property is currently being considered for annexation and a part of the larger project titled 7600 Richard Street; please see information below.*

Vacant lot, within the 1300 Block of Blaine Street, west of 1325 Dunston Street, TMS# 16305-03-01, rezone from Richland County RS-2 (Single Family Residential) to M-1 (Light Industrial). *This property is currently being considered for annexation and a part of the larger project titled 7600 Richard Street; please see information below.*

Ordinance No.: 2007-059 – Annexing 1325 Dunston Road, 1316 Blaine Street and unnumbered parcels on Blaine Street and Dunston Road; Richland County TMS# 16305-03-01; 16309-05-02; 1630905-01; 16309-05-03 and 16309-05-04

MAP AMENDMENTS / REZONINGS – FIRST READING

7600 Richard Street, TMS# 16305-02-04; rezone from M-2 to M-1. *This project those items titled 1325 Dunston Street, vacant lot south of 1325 Dunston Street, and vacant lot within 1300 block of Blaine Street, west of 1325 Dunston Street.*

Council District: 4  
Proposal: Annexation and/or rezone multiple parcels to create larger parcel with the same zoning to expand distribution center for Southern Wine and Spirits  
Applicant: South Carolina Property Partners, LLC.  
PC Recommendation: Approve, 7-0 (7/9/07).  
Staff Recommendation: Approve.

The representative for Southern Wine and Spirits explained that Southern Wine and Spirits currently has a large distribution center at 7600 Richard Street, they own three (3) parcels in the County and are trying to purchase two (2) adjacent residential lots that are zoned RS-1. They are willing to down zone the current property from M-2 to M-1. All the property would then be light industrial.

Mr. Charles William, Owner of 7705 Richard Street, stated that he owns an additional piece of property that they want to purchase. This is a small African American neighborhood with an outrageous amount of traffic coming in and out. He doesn't want to stop them from growing, but their expansion plans are prohibiting from building a residential facility due to noise. He suggested that Southern Wine and Spirits has taken away so much from the neighborhood and they should consider giving something back such as a neighborhood park for the kids.

Mr. Brice Jacobs lives across the street from the facility and his 85-year-old father lives two houses down from the facility. He often complains about the noise created by the company, but no action was ever taken. The noise comes from loading the trucks and throwing boxes around.

Ms. Japlan McDuffie lives on Ramon Street and is concerned about the company expanding, because of the large trucks and noise. He is also concerned about the senior citizens and the mentally ill that walk through the neighborhood.

The Public Hearing on this matter was closed and first reading consideration of this matter was deferred until October 3, 2007.

Councilor Finlay urged the applicant to meet with the community to discuss concerns prior to first reading consideration.

Council further directed Mr. Harold Reaves, Interim Chief of Police and Mr. Marc Mylott, Director of Development Services to check the area to determine where the noise is coming from and the level of noise being created.

22. 1312, 1318, 1320 thru 1324 Brennen Road, TMS# 13913-08-21, -22 and -23; rezone from RG-1 to PUD-R - *Approved on first reading.*

Mr. Billy Gray, Applicant, said that they met with the neighbors and Development Services staff and they agreed to do everything as asked of them. He is willing to listen to concerns and recommendations.

Mr. Marc Mylott, Director of Development Services reported that the applicant has worked diligently to resolve issues such as changing the orientation of the site to save additional grand trees and to reduce the density. There isn't a formal neighborhood association; therefore, two residents were selected as point persons for the area.

Councilors Rickenmann, Devine and Finlay noted that they were not copied on the letters as indicated.

Councilor Finlay said that some residents have contacted him and they are reasonably comfortable with the project.

Ms. Ruth Thomas of Environmentalists Inc. appeared in opposition to the request. She requested a moratorium in the Brennan Road area. She is aware of the compromises that were made, but there are still concerns among the neighborhood people. Another concern is walking and bike safety.

Mr. Peter Mayers, Rosewood resident, said that the area is close to a school and that there are no sidewalks and it is a very congested situation in the morning.

Councilor Finlay thanked Mr. Gray for his open communications with the residents and encouraged him to keep up the good work. He said that Mr. Gray could not be penalized because there is not a neighborhood association. He understands the environmental concerns. He said this is good infill development and trees have been preserved. He suggested that the city look at the need for sidewalks in this area.

Upon motion by Mr. Finlay, seconded by Mr. Cromartie, Council voted unanimously to give first reading approval to the *Map Amendment/Rezoning* of 1312, 1318, 1320 thru 1324 Brennen Road, TMS# 13913-08-21, -22 and -23; rezone from RG-1 to PUD-R, subject to **1)** The applicant comply with items 1 and 4-8 of the 7/9/07 letter from Brook Moore; **2)** The applicant provides porches on all units and wrap-around porches along the Brennan Road units; **3)** The City will not enforce any claims within the PUD regarding the up fits on interiors; **4)** Where the PUD is silent, RG-1 zoning shall apply; and **5)** Major and minor changes shall be in accordance with Section 17-305 (10) that may be amended from time to time.

23. 2317 Harrison Road, TMS# 11511-09-03; rezone from RG-1 to PUD-C. - *Approved on first reading.*

Mr. Patrick Dye stated that the parcel is zoned residential, but has a great commercial intensity around it, thus reducing the value. The best use would be commercial with professional office restrictions. He reported that Ms. Brenda Oliver, President of the Pinehurst Neighborhood Association is in support of the project.

Upon motion by Mr. Cromartie, seconded by Ms. Devine, Council voted unanimously to give first reading to the *Map Amendment/Rezoning* of 2317 Harrison Road, TMS# 11511-09-03; rezone from RG-1 to PUD-C, provided 1) Should this application be approved, immediately after 2<sup>nd</sup> reading by City Council, this property shall be considered commercial with regards to the landscape ordinance; 2) Six off-street parking spaces at 9 ft. x 20 ft. are required and two of those spaces can be 8 ft. x 16 ft. (for compact cars); 3) Where PUD is silent, RG-1 zoning shall apply; and 4) Major and minor changes shall be in accordance with Section 17-305 (10) that may be amended from time to time.

24. 823 Gervais Street, 816 thru 820 and 824 Lady Street (Center Vista), TMS# 08916-01-04; rezone from M-1, -DP, -DD to PUD-C, -DP, -DD. - *Approved on first reading.*

Mr. Doug Potluck, Applicant, explained that this was a former gas manufacturing plant wherein all the gas tanks were removed. They determined that the highest and best use for this site would be a mixed use of retail and office space. It is a pedestrian oriented development.

Upon motion by Mr. Cromartie, seconded by Mr. Finlay, Council voted unanimously to give first reading approval to the *Map Amendment/Rezoning* of 823 Gervais Street, 816 thru 820 and 824 Lady Street (Center Vista), TMS# 08916-01-04; rezone from M-1, -DP, -DD to PUD-C, -DP, -DD, provided: 1) The applicant complies with the staff changes to the Descriptive Statement (revised July 25, 2007), requiring that the development provide at least 97 parking spaces at all times; 2) The applicant provides bicycle racks and lockers to accommodate 10 bicycles each; 3) Upon page 8 of the Descriptive Statement, the first sentence of the fourth full paragraph shall include the following underlined language at the following location: At the time that the non-regulatory surface parking is no longer available, the Center Vista project regime shall contract for and have made available the same number of parking spaces . . . ; 4) Parcel 3 is not included in any parking compromises. The reduction to the required number of parking spaces only applies to Parcels 1 and 2; and 5) Where the Descriptive Statement refers to the applicant contracting with the City to provide parking spaces within the Wayne Street lot, that language shall be amended to allow the City to provide the requisite number of parking spaces within 1,000 feet of the property, generally 2 blocks.

## **OTHER MATTERS**

25. Interim Measures Regarding Subdivisions, McMansions and Demolitions – Mr. Marc Mylott, Director of Development Services

Upon motion by Ms. Sinclair, seconded by Mr. Rickenmann, Council voted unanimously to authorize staff to direct this matter to the Planning Commission for recommendation in December and to immediately draft a public notice stating that the interim measures shall be effective upon the publication of that notice for property zoned or used residentially within the Cottontown, Heathwood, Hollywood/Rosehill, Shandon and Wales Garden neighborhoods. The Cottontown and Wales Garden neighborhoods are not required to submit additional documentation, but the Heathwood, Hollywood/Rosehill and Shandon neighborhoods must complete the new process that has been established and other neighborhoods could request that the interim measures be applied through the same process. The Zoning Administrator or Preservation Planner must receive all requests for interim measures, including Heathwood, Hollywood/Rosehill and Shandon neighborhoods, by November 21, 2007. The consideration of all requests will be scheduled for the January 2008 Zoning Public Hearing.

Upon motion by Ms. Sinclair, seconded by Mr. Rickenmann, Council voted unanimously to direct Mr. Charles P. Austin, Sr., City Manager to review the fiscal year 2007/2008 budget to determine how to fund one (1) or two (2) full-time positions for Development Services for a 6-month period; to provide a report of where the funding will come from; and to commit to funding the position(s) in future budgets.

- 25a. Green is Good for Business Summit Update – Ms. Melissa Gentry, Director of Public Works

Ms. Melissa Gentry, Director of Public Works, reminded the Council about the upcoming Green is Good for Business Summit scheduled for Monday, September 24, 2007. She announced the kick-off of the Green is Good for Business Program, which recognized Cox & Dinkins as the first honorary member.

- **Council recessed at 12:03 p.m.**
- **Council reconvened at 12:08 p.m.**

26. Mentor Protégé Program – Mr. Tony Lawton, Director of the Office of Business Opportunities

Mr. Tony Lawton, Director of the Office of Business Opportunities, introduced the Mentor Protégé Pilot Program, which is a voluntary program that provides Minority/Women/Small Business Enterprises with assistance and operational strategies that will improve their ability to compete in water-sewer and other type construction projects in the City of Columbia.

Upon motion by Mr. Cromartie, seconded by Ms. Sinclair, Council voted unanimously to endorse the Mentor Protégé Pilot Program as presented.

27. Business Spotlight Initiative - Mr. Tony Lawton, Director of the Office of Business Opportunities

Councilman Daniel J. Rickenmann along with Mr. Tony Lawton presented the Business Spotlight Initiative to the members of Council. The goal is to showcase and increase visibility of Columbia's small businesses through technological resources and mass communication in hopes of creating an environment that stimulates both economic growth and job creation. The Office of Business Opportunities will showcase one (1) business per month.

- **Mr. Davis left the meeting at 12:35 p.m.**

27a. Council Meeting Schedule for November and December 2007 – Mr. Charles P. Austin, Sr., City Manager

There was a consensus of Council to adjust the meeting schedule as follows and to direct the City Manager to schedule a time for Council members to determine the objectives of the upcoming City Council Retreat.

<b>Meeting Dates</b>	<b>Type of Meeting</b>	<b>Meeting Times</b>
November 2-3, 2007	City Council Retreat	
November 7, 2007	Council Meeting	9:00 a.m.
November 28, 2007	Council Meeting	9:00 a.m.
	Zoning Public Hearing	10:00 a.m.
December 12, 2007	Council Meeting	9:00 a.m.
January 9, 2008	Council Meeting	9:00 a.m.
January 16, 2008	Council Meeting	9:00 a.m.
	Zoning Public Hearing	10:00 a.m.

28. Parking Restrictions at Chestnut Hill Plantation – Mr. John Spade, Director of Parking Services

Upon motion by Mr. Rickenmann, seconded by Ms. Devine, Council voted unanimously to approve the staff recommendation to prohibit on-street parking within Chestnut Hill Plantation from 2:00 a.m. until 6:00 a.m. seven days per week as requested by the Board of the Chestnut Hill Neighborhood Association.

**CONSENT AGENDA**

Mr. Johnnie Mason, President and CEO of IST2 Integrated Systems, said they have been here for 30 years. They received a bid one month ago for broadband services and moving surveillance from vehicles for the Columbia Police Department. The firm has co-manufacturing such a product that is being accepted by the Department of Defense and the Dekalb County Police Department. They did research and met with the Chief of Police who indicated that they needed to be certified by SLED first. They then discovered that a vendor was already selected.

Mr. Charles P. Austin, Sr., City Manager said that this was bid through a state contract. He is willing to meet with Mr. Mason, the Sheriffs Department and the Director of 911.

Upon motion by Mr. Cromartie, seconded by Ms. Sinclair, Council voted unanimously to approve the **Consent Agenda Items 29.** through **31.** and **B.** through **I.** as presented. Consideration of **Item A.** was deferred.

**CONSIDERATION OF BIDS AND AGREEMENTS**

29. Council is asked to approve the Purchase and Installation of Automated Doors at 1136 Washington Square, as requested by the Support Services Division. Award to Advanced Door Systems, Inc., the lowest bidder, in the amount of \$26,985.00. This firm is located in Columbia, SC. *Funding Sources: 5511219-638100 (\$10,511.00), 1011201-638100 (\$3,440.00) and 1011201-638200 (13,034.00) - Approved*

30. Council is asked to approve the Purchase of Sixty (60) Second Chance Body Armor Vests, as requested by the Police Department. Award to Wright-Johnston Uniforms, using the SC State Contract, in the amount of \$38,070.60. This firm is located in Columbia, SC. *Funding Source: 1012402-624100 - Approved*
31. Council is asked to approve the Purchase of Nineteen (19) Whelen Blue Light Bars and Accessories, as requested by the Police Department. Award to Palmetto Distributors, using the SC State Contract, in the amount of \$39,958.62. This firm is located in Columbia, SC. *Funding Source: 1012403-657300 - Approved*
- A. Council is asked to approve the Purchase of Twenty (20) Mobile Radios, as requested by the Police Department. Award to Motorola C & E, using the SC State Contract in the amount of \$72,558.84. This firm is located in Sumter, SC. *Funding Source: 1012401-657800 - Consideration of this matter was deferred.*
- B. Council is asked to approve a Contract for a Retail Study and Analysis, as requested by the Commerce and Development Group. Award to Economics Research Associates (ERA/Downtown Works) in the amount of \$205,000.00. This firm is located in Washington, DC. *Funding Sources: The cost for Phase I is \$180,000. An additional \$25,000 will be paid in the next fiscal year. Economic Development Special Projects Account \$75,000; Office of Business Opportunities \$15,000; Columbia Development Corporation \$15,000; Two Notch Development Corporation \$15,000; and Empowerment Zone \$60,000 - Approved*
- C. Council is asked to approve the Rental of Uniforms, as requested by the Purchasing Division. Award to Unifirst Corporation, the lowest bidder meeting specifications, in the amount of \$355,644.31. This firm is located in Lexington, SC. *Funding Source: Uniforms will be paid for out of each Department's Budget - Approved*
- C1. Council is asked to approve an Agreement for Landscape Architectural Services for the South Edisto/Rosewood New Neighborhood Park, as requested by the Parks and Recreation Department. Award to Kenneth B. Simmons Associates, LLC in a lump sum fee of \$50,000.00 plus reimbursable expenses not to exceed \$500.00. This firm is located in Columbia, SC. *Funding Source: S. Edisto / Rosewood Park Budget - Approved*

#### ORDINANCES – SECOND READING

- D. Ordinance No.: 2007-054 – Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 4, Animals, Article III, Animal Control, Division 1, Generally, Sec. 4-61 Definitions, Sec. 4-62, License for dogs and cats; rabies vaccination, and Division 2, Dangerous Animals *First reading approval was given on September 5, 2007. – Approved on second reading.*
- E. Ordinance No.: 2007-065 – Repealing Ordinances 85-47 and 91-88 granted to Senate Plaza for 1520 Senate Street *First reading approval was given on September 5, 2007. – Approved on second reading.*
- F. Ordinance No.: 2007-068 (*Revised*) – Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 14, Offenses and Miscellaneous Provisions, Article IV, Offenses against the Public Peace and Order to add Sec. 14-105, Urban Camping and improper use of public places *First reading approval was given on September 5, 2007. – Approved on second reading.*

- G. Ordinance No.: 2007-069 – Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 24, Vehicles for Hire, Division 2, Driver’s Permit, Sec. 24-72, Investigation of application; persons ineligible for permit and Sec. 24-81, Appeals *First reading approval was given on September 5, 2007. – Approved on second reading.*
- H. Ordinance No.: 2007-071 - Authorizing the Issuance and Sale of not Exceeding \$12,135,000 General Obligation Bonds, Series 2007, of the City of Columbia, South Carolina, Consisting of General Obligation Bonds, Series 2007A and General Obligation Bonds, Taxable Series 2007B; Fixing the Form and Details of the Bonds; Authorizing the Mayor and City Manager to Determine Certain Matters Relating to the Bonds; Providing for the Payment of the Bonds and the Disposition of the Proceeds Thereof; and Other Matters Relating Thereto. *First reading approval was given on September 5, 2007. – Approved on second reading.*
- I. Ordinance No.: 2007-072 - A Fifth Supplemental Ordinance Providing for the Issuance and Sale of City of Columbia, South Carolina, Waterworks and Sewer System Revenue Bonds, in the Aggregate Principal Amount of not Exceeding \$105,000,000; Approving the Execution and Delivery of Various Agreements and Documents Necessary for the City to Enter into a Forward Starting Swap Agreement in the Nominal Amount of not Exceeding \$85,000,000; Delegating the Authority to the Mayor and City Manager to Determine Certain Matters with Respect to Such Bonds and Swap Agreement; and Other Matters Relating Thereto *First reading approval was given on September 5, 2007. – Approved on second reading.*

**ORDINANCES – FIRST READING**

Upon motion by Ms. Sinclair, seconded by Mr. Finlay, Council voted unanimously to give first reading approval to **Items J.** through **L.** as presented.

- J. Ordinance No.: 2007-074 – Authorizing transfer of 102 Gabriel Street Richland County TMS# 14203-11-05 (portion) and 14203-11-06 (portion) to Sherry M. Anderson – *Approved on first reading.*
- K. Ordinance No.: 2007-075 – Granting encroachment to The Wolfe Company for installation and maintenance of a storm drain line at 2013 Greene Street to connect into the City of Columbia’s storm drain line - *Approved on first reading.*
- L. Ordinance No.: 2007-079 – Authorizing transfer of 1005 Airport Boulevard, Richland County TMS# 11215-06-16 and 11215-06-17 to South Columbia Development Corporation - *Approved on first reading.*

**RESOLUTIONS**

Upon motion by Ms. Sinclair, seconded by Ms. Devine, Council voted unanimously to approve **Items M.** through **N1.** on a single motion.

- M. Resolution No.: R-2007-053 – Approving a Memorandum of Agreement for Affordable Housing for the project known as the Village at Rivers Edge and Authorizing the Release and Abandonment of Infrastructure within the Village at Rivers Edge Development - *Approved*
- N. Resolution No.: R-2007-054 – Authorizing execution of a Subordination, Non-Disturbance and Attornment Agreement with Carolina Bank for property known as the Suggs and Kelly Parking Lot at 500 Taylor Street - *Approved*

- N1. \*\*Resolution No.: R-2007-055 - Authorizing consumption of alcoholic beverages within Boyd Plaza adjacent to the Columbia Museum of Art for the opening of the Keenan Fountain Sculpture - *Approved*

- **Mr. Davis returned to the meeting at 1:05 p.m.**

### **APPEARANCE OF PUBLIC HAVING BUSINESS WITH CITY COUNCIL**

Mr. Steve Lefemine, Columbia Christians for Life, appeared before the members of Council to express his concerns about the Mayor using his position to welcome the practitioners of sodomy and their supporters to parade around in Columbia's streets as scheduled for Saturday, September 22, 2007. He read a letter from the Mayor that appeared in the South Carolina Pride Guide 2007 page 4. He said there is no civil right to commit acts of sodomy. He said that Mayor Coble's endorsement of sodomy is a serious threat to our city, state and national security, because it invites God's judgment upon all of us and our land. He called on Mayor Coble and the members of Council to repent and to renounce the referenced letter.

Mr. Peter Mayers, Rosewood Resident, stated that Rosewood has several historical areas. He said that questions have arisen about the portion of Airport Boulevard being turned over to the South Columbia Development Corporation. He said that there are concerns about this site being contaminated. He asked if the site could be developed, what is the contamination and how will it be abated.

There was a consensus of Council to direct Ms. Dana Turner to get the answers to Mr. Mayers questions and to call him with the responses.

### **EXECUTIVE SESSION**

Upon motion by Mr. Cromartie, seconded by Mr. Finlay, Council voted unanimously to go into Executive Session at 1:09 p.m. for the discussion of **Items O.** through **S.** as amended.

- O. Discussion of negotiations incident to the proposed purchase of property  
*Items were discussed. No action was taken.*
- P. Receipt of legal advice, which relates to a pending, threatened or potential claim  
*Items were discussed. No action was taken.*
- **Mr. Finlay left the meeting at 2:50 p.m.**
- **Ms. Sinclair left the meeting at 3:17 p.m.**
- Q. Discussion of the employment of an employee  
*Items were discussed. No action was taken.*
- R. \*\*Discussion of appointment of a person to a public body  
*Items were discussed. No action was taken.*
- S. Receipt of legal advice relating to matters covered by attorney-client privilege  
*Items were discussed. No action was taken.*
- **Council adjourned the meeting at 3:40 p.m.**

Respectfully submitted by:

Erika D. Salley  
City Clerk