

Aiken City Council Minutes

August 11, 1997

Executive Session

Present: Mayor Cavanaugh, Councilmembers Anaclerio, Clyburn, Papouchado, Perry, Price, and Radford.

Others Present: Steve Thompson, Frances Thomas, Gary Smith, Sara Ridout, Len Yaun, Roger LeDuc, and Robert Long.

Mayor Cavanaugh called the meeting to order at 6 P.M. Councilman Anaclerio moved, seconded by Councilwoman Price and unanimously approved, that Council go into executive session to discuss contractual matters. After discussion, Council asked that the matter regarding the sale of Lot 13 in the Verenes Industrial Park be placed on the agenda for Council action. After discussion Councilman Anaclerio moved, seconded by Councilwoman Papouchado and unanimously approved, that the executive session end. The executive session adjourned at 6:35 P.M. Then Council held a work session discussion on the streetscape plans, donation of property at 631 Morgan Street to the Foster Parents Association, capital development project priorities, a car for the Mayor, and review of other City Council agenda items.

Regular Meeting

Present: Mayor Cavanaugh, Councilmembers Anaclerio, Clyburn, Papouchado, Perry, Price, and Radford.

Others Present: Steve Thompson, Gary Smith, Frances Thomas, Roger LeDuc, Anita Lilly, Terry Rhinehart, Carrol Busbee, Stanley Quarles, Ed Evans, Sara Ridout, Tom Smith of the Aiken Standard, Kathy Steele of the Augusta Chronicle, TV Channels 6 and 26, and 19 citizens.

Mayor Cavanaugh called the meeting to order at 7:40 P.M. Mayor Cavanaugh led in prayer which was followed by the pledge of allegiance to the flag. The minutes of the regular meetings of July 14 and 28, 1997, were considered for approval. Councilwoman Papouchado moved that the minutes of both meetings be approved as written. The motion was seconded by Councilwoman Clyburn and unanimously approved.

PRESENTATIONSCertificates of AppreciationBoards and CommissionsHistoric Preservation CommissionNewburn, RobertPlanning CommissionKnowles, LucyBiermann, DonPark CommissionHagelston, SheronEnvironmental CommitteeElliott, JohnAiken County Transit CommissionVarq, Christine

Mr. Thompson stated City Council relies on many different volunteers serving on the boards and commissions of the city to advise Council on policy issues and on the many different issues facing the community. He said several volunteers are present at this meeting for recognition by Council. He said Certificates of Service had been prepared for presentation to the volunteers.

Mr. Thompson stated Robert Newburn served on the Historic Preservation Commission from 1990 until 1997. Mr. Newburn helped the Commission through many difficult issues, and served as chairman of the Commission.

Lucy Knowles served on the Planning Commission from 1992 until 1997, and Ms. Knowles brought a great deal of expertise and commitment to this commission which is an extremely challenging task dealing with large issues facing the community concerning development.

Kay Biermann was present representing Don Biermann who served on the Planning Commission from 1995 until his death in 1997. Mr. Biermann and Ms. Knowles helped to see the Planning Commission through several structural changes. Mr. Biermann also served on the Accommodations Tax Advisory Committee, and gave a great deal of time and effort to the city. Mr. Biermann passed away in July, and as with all our volunteers, gave a great commitment to this community.

Sheron Hagelston served on the Park Commission from 1991 until 1996, and during this time Ms. Hagelston helped the Park Commission achieve several different goals, including development of the arboretum project and continued improvements to the parkways. Ms. Hagelston moved out of town and could not be present.

John Elliott served on the Environmental Committee from 1991 until 1996, and served as a charter member of this committee. Mr. Elliott has also served the city in many different posts, including service through the Park Commission. Mr. Elliott gave both his time and his physical labor, as he helped to install some of the brick sidewalks and other components of the streetscape system.

Christine Varg served on the Aiken County Transit Commission, representing the City of Aiken on the county-wide board from 1996 until 1997. The Transit Commission helps to oversee the operations of the Best Friend Express, and the volunteers primarily help to develop ways to make the system more successful.

Mayor Cavanaugh recognized each of the volunteers, thanked them for their service, and presented Certificates of Appreciation to each of those present.

NAACP

Smith-Hazel Center

Rental Fee

Accommodations Tax Funds

Mayor Cavanaugh stated the request from the NAACP for waiver of the rental fee for the Smith-Hazel Center would be considered next.

Mr. Thompson stated City Council has received a request from the Aiken Branch of the National Association for the Advancement of Colored People (NAACP), asking that the city waive the rental fees on the gymnasium at Smith-Hazel. This is presented for City Council consideration.

The NAACP is hosting a luncheon for the State NAACP Convention on October 9-11, 1997. The group would like to hold a luncheon at the gym on October 10, 1997. The group expects to have about 200 people to attend the convention. The rental fee for the gym totals \$175.

Mayor Cavanaugh stated Council had discussed the request in the worksession, and it had been suggested that funding be requested through the Accommodations Tax Fund for rental of the Smith-Hazel Center for the NAACP.

Councilman Perry pointed out that he felt Accommodations Tax Funds would be appropriate for the request since the NAACP would be holding a three day convention and people would be here spending money in the city.

Councilman Perry moved, seconded by Councilwoman Clyburn and unanimously approved, that the request be referred to the Accommodations Tax Committee requesting Accommodations Tax funds be appropriated for the rental fee of the Smith-Hazel Center for the NAACP Convention to be held in Aiken in October, 1997.

SEWER - ORDINANCE 081197

Rates

Sewer Rates

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing of an ordinance increasing sewer rates.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AMENDING ORDINANCE NO. 061394 SO AS TO INCREASE THE SEWER USER CONSUMPTION CHARGE FROM \$1.31 PER 100 CUBIC FEET TO \$1.38 PER 100 CUBIC FEET AND INCREASING THE BASE RATE FROM \$6.50 TO \$6.83.

Mr. Thompson stated the city has received notification from the Aiken County Public Service Authority at Horse Creek Valley that the cost of sewerage treatment will increase to all customers of the Authority on October 1, 1997. The City of Aiken is a customer of the system, and will need to pass this increase in cost on to the customers of the City of Aiken.

At first reading of this ordinance City Council raised several questions about the increase. The County has increased the city's cost for treatment by 5¢ per 1,000 gallons to fund a capital reserve fund, dedicated to the purchase of future capital or process equipment. The Public Service Authority will need to purchase a heat dryer for sludge treatment at the plant, and would use this additional revenue generated by the rate increase to reduce the amount of money that the Authority will have to borrow to help with this purchase.

Mr. Thompson stated that in addition to the 5 cents increase by the County, the City also needs to include a 2 cent increase for operations. He stated the city's revenues are going to be short again this year on sewer use primarily because consumption of water is down because of rainfall this year. He pointed out that the loss of several major users such as A & L Foods and the Department of Corrections decreased the city's revenues about \$200,000 and the projection for another industry has been much less than projected. Sewer rates are based on projections and so the revenues have fallen short. The staff's recommendation is that sewer rates be increased by 5% which will mean about an 89 cents per household increase for consumers. The recommendation is that the increase be effective September 1, 1997, so the city can meet the increased costs of the Public Service Authority on October 1, 1997.

The public hearing was held and no one spoke.

Councilwoman Price moved, seconded by Councilman Anaclerio and unanimously approved, that Council pass on second and final reading the ordinance increasing the sewer rates by 5% with the rate to be effective September 1, 1997.

CENTENNIAL OFFICE PARK - ORDINANCE 081197A

Detention Pond

Dedication

Whiskey Road

Estates, Inc.

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing of an ordinance accepting the deed of dedication for a detention pond at Centennial Office Park.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE ACCEPTING THE DEDICATION OF APPROXIMATELY 1.15 ACRES OWNED BY ESTATES, INC. CONSISTING OF A DETENTION POND IN THE CENTENNIAL OFFICE PARK.

Mr. Thompson stated the city does accept the dedication of detention facilities within new developments, after the facility has been approved by the city. These detention facilities are accepted into the city's stormwater system, and allow the city to maintain the ponds and to divert water from areas as necessary to fully maximize the use of these ponds.

The City Engineer, Larry Morris, inspects these facilities, and has recommended that the detention pond at Centennial Office Park does meet city standards and is acceptable for inclusion in the city stormwater system. This detention pond has also been incorporated into the drainage plans for the new shopping and retail center on Whiskey Road across from the Walmart.

The public hearing was held and no one spoke.

Councilman Anaclerio moved, seconded by Councilman Radford and unanimously approved, that the ordinance accepting the deed of dedication for the Centennial Office Park detention pond be passed on second and final reading to become effective immediately.

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BYPASSS.C. 118S.C. Department of TransportationWidening

Mayor Cavanaugh stated the next item for consideration was the plan review for the S.C. 118 Bypass construction project.

Mr. Thompson stated that the South Carolina Department of Transportation has worked for many years on the development of plans for the construction of the next phase of the bypass. The Department of Transportation has reviewed these plans through public hearings, and is now submitting the plans for final review and approval by City Council.

The Department of Transportation submits plans for public roads through City Council for review and consideration. Council has reviewed this project for widening the bypass in a work session of July 14, 1997, and the Department of Transportation is requesting City Council's approval to allow this project to move forward into property acquisition and construction. Actual construction is scheduled to start in the fall of 1999.

The design plan as proposed does include the new multipurpose pathway system along the length of the corridor.

Although the plans are available in the city office, there is no planned public review of these plans, as this is a project of the South Carolina Department of Transportation.

Councilman Anaclerio moved, seconded by Councilwoman Papouchado, that Council accept the plans for the widening of S.C. 118 bypass as presented by the S.C. Department of Transportation. The motion was approved by a majority vote with Councilman Perry opposed.

CAPITAL IMPROVEMENTSPriority Listing

Mayor Cavanaugh stated Council needed to consider the priority for the projects in the Capital Improvements Program.

Mr. Thompson stated Council discussed the development of several projects during the budget session and has identified a financial path forward on accomplishing the projects. Councilmembers have ranked the projects and a listing has been prepared in priority order. Mr. Thompson stated the staff will move forward with the development plans, funding, and construction. Unless Council deletes a project from the listing each of the projects will be completed, but will be spaced over the next five years as funding is available and as the highest ranking projects are completed. He said a schedule has been prepared using the debt service that is available in the existing project. The priority listing as ranked by Councilmembers is as follows:

<u>Project</u>	<u>Priority</u>
AYCC Cleanup	1
Citizens Park Phase II	2
Rye Patch Expansion	2
Airport Terminal	4
Tennis Complex	5
Public Safety Station 5	6
Crosland Park Entranceway	7
Woodward Tract Educational Center	8

Mr. Thompson stated the first priority is the Aiken Youth Correction Center cleanup. The Rye Patch expansion and the next phase of Citizens Park are tied for second place. He said these projects would be handled concurrently. He said most of the projects are multi-year projects. He said with Council's approval the staff would move forward with development of plans for Rye Patch. He said construction would not begin until spring. He said the master plan would have to be updated for Citizens Park and this would probably be done by the spring of 1998 and construction probably during the summer. He said the city is presently into the AYCC cleanup.

Mr. Thompson stated the Rye Patch project is expected to cost about \$150,000 in city funding. The volunteers working with Rye Patch have identified another \$100,000 so a total of \$250,000 will be available for the project.

Citizens Park Phase II is estimated at \$3,000,000. That will not cover all of the project. Citizens Park is about a \$10,000,000 project. The city has spent about \$2,000,000. The next phase will help with soccer fields, baseball fields, and perhaps a portion of the walking track.

The General Aviation Commission has suggested construction of an airport terminal building. The project will be about a \$1,000,000 project. The city hopes to obtain funding for at least half of the project. A request has been submitted to the Aiken 20/20 for \$300,000.

The tennis complex was initially estimated at about \$700,000. It is felt that possibly this can be cut down.

Mr. Thompson stated Public Safety Station 5 would cost about \$450,000.

The Crosland Park entranceway was originally estimated at \$400,000, but this project has been reduced to about \$200,000.

The Woodward Tract Educational Center is the center to be constructed on the Woodward track on property in which the city is in partnership with the Open Land Trust. \$200,000 has been allocated for that project.

The bid for the Aiken Youth Correction Center cleanup is for \$250,000. Another \$50,000 is estimated for removal of lead around the facility. This project is presently underway.

The financing arrangement for these projects is based on the \$150,000 set aside in the current fiscal year for debt service, and the additional funding available as we retire debt in the year 2003. If we are able to set aside additional money over the next few years, perhaps we can move forward with these projects on a more rapid timetable, but otherwise we will start with the high priority projects identified by City Council. Under the financing arrangement discussed, we will not start all of these projects at one time, but instead will space these out over the next five years.

Councilman Anaclerio moved, seconded by Councilman Radford and unanimously approved, that Council approve the priority listing for capital improvements projects as presented to Council.

RETIREMENT PLAN - ORDINANCE

City Council
Elected Officials
Amendment
Pension Plan

Mayor Cavanaugh stated Council needed to consider an amendment to the city's retirement plan.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AMENDING THE COMPENSATION OF THE COUNCIL MEMBERS AND THE MAYOR OF THE CITY OF AIKEN.

Mr. Thompson stated the Pension Review Committee has been reviewing the city's retirement system for the past few years. Last year during the review the committee noted a difference between the city's retirement system and the state's system is that elected officials are not covered under the city's plan. This benefit is provided in other cities and counties in South Carolina. The Committee talked with the consultant about this and reviewed the state's plan at length. The Committee recommends changing the city's retirement system to include members of City Council. He said there are three issues to be addressed in addition to compensation as the compensation will be nominal based on the system. He said vesting date is when the elected member gets to keep the employer's contributions. The second consideration is how many years the member has to serve before they are eligible for retirement benefits on a monthly basis. Another consideration is the age the member has to reach to draw benefits. He said the staff's recommendation is that members of Council receive \$100 per month plus \$5 per month for extra years beyond the required years of service. He pointed out the change would not have a

significant impact on the city's retirement system. The committee recommends the change to City Council. He said, however, Council needs to set the vesting date, years of service and age for benefits.

Councilman Anaclerio moved that Council pass the ordinance on first reading to amend the city's retirement plan to include Councilmembers and that vesting be set at 8 years, with benefits after 12 years of service, and with benefits to be paid after 60 years of age. The change would take effect after the November election. Second reading and public hearing on the ordinance would be set for the next regular meeting of Council. The motion was seconded by Councilwoman Papouchado and unanimously approved.

ANNEXATION - ORDINANCE

179 Dogwood Road

Horton, Edna

Tax Parcel No. 30-056.0-01-013

Mayor Cavanaugh stated an ordinance had been prepared for first reading to annex 179 Dogwood Road.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE TO ANNEX TO THE CORPORATE LIMITS OF THE CITY OF AIKEN CERTAIN PROPERTY CONSISTING OF ONE (1) LOT CONSISTING OF .36 ACRES OF LAND, MORE OR LESS, OWNED BY EDNA M. HORTON, AND LOCATED ON DOGWOOD ROAD, BEING KNOWN AS TAX MAP PARCEL NUMBER 30-056.0-01-013 AND TO ZONE THE SAME SINGLE FAMILY RESIDENCE (R-1).

Mr. Thompson stated the city has received a petition from Ms. Edna Horton, of 179 Dogwood Road, requesting annexation. Ms. Horton would like to annex to obtain the services of the city. The Planning Commission has reviewed the request and recommended annexation.

Councilman Anaclerio moved, seconded by Councilwoman Price and unanimously approved, that Council pass the ordinance on first reading to annex 179 Dogwood Road and zone it R-1, Single Family Residential, and that second reading and public hearing be set for the next regular meeting of Council.

AIKEN HISTORIC REGISTER - ORDINANCE

Landmark

Rose Roof

310 York Street SE

Historic Site

Tax Parcel No. 30-051-0-11-005-0000

Mayor Cavanaugh stated an ordinance had been prepared for Council's consideration to designate Rose Roof at 310 York Street SE to the Aiken Historic Register as a landmark.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE DESIGNATING ROSE ROOF LOCATED AT 310 YORK STREET SE AS A LANDMARK UNDER THE CITY OF AIKEN HISTORIC PRESERVATION ORDINANCE.

Mr. Thompson stated City Council has received a petition from Mr. Kenneth E. Goad, owner of Rose Roof, located at 310 York Street SE. Mr. Goad has requested that the city designate "Rose Roof" to the Aiken Historic Register as a landmark. This has been recommended for approval by the Historic Preservation Commission and the Planning Commission.

Under the designation process the property has to have been significant in the history of Aiken or have significant architecture. Rose Roof was constructed around the turn of the century, possibly as late as 1920. The home was owned by the Willcox family, owner of the Willcox Inn, and the chimneys are architecturally distinctive. Based on these factors, the Historic Preservation Commission and the Planning Commission recommend that this property is significant and should be designated to the Historic Register.

Councilwoman Price moved, seconded by Councilwoman Papouchado and unanimously approved, that the ordinance designating Rose Roof to the Aiken Historic Register as a landmark be passed on first reading and that second reading and public hearing be set for the next regular meeting of Council.

VERENES INDUSTRIAL PARK - ORDINANCELot 13Airport Industrial Park

Mayor Cavanaugh stated an ordinance had been prepared for Council's consideration to sell Lot 13 in Verenes Industrial Park.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE APPROVING THE SALE AND CONVEYANCE OF LOT 13 CONTAINING APPROXIMATELY 9.9 ACRES OWNED BY THE CITY OF AIKEN LOCATED AT VERENES INDUSTRIAL PARK.

Mr. Thompson stated City Council has received a Contract for Sale on property within the Verenes Industrial Park. He said generally the specifics on the sale are released on second reading. The first reading is Council's opportunity to decide whether or not to move forward with the project. The prospective industry is considering relocating from North Carolina and would work with one or more local industries in a support role. This would be a small industry, initially employing 30 to 40 new hires with the number rising to 50 to 90 employees within three years.

The ordinance is for sale of Lot 13 in Verenes Industrial Park at a price of \$10,000 per acre. He said the city had been working with the Economic Development Partnership and the realtors to make sure the city has all the information on the project. He said the company does meet the city's environmental review standards and overall the project seems to be a good fit for the Verenes Industrial Park.

Mr. Thompson stated if the ordinance is approved on first reading he would suggest that Council hold second reading and public hearing at a special meeting of August 18, 1997, at 5 P.M. to help the industry to move forward with their plans.

Councilman Radford moved, seconded by Councilwoman Papouchado and unanimously approved, that Council approve the ordinance on first reading to sell Lot 13 in the Verenes Industrial Park at a cost of \$10,000 per acre and that second reading and public hearing be set for a special meeting on August 18, 1997, at 5 P.M.

CAPITAL DEVELOPMENT PROJECTS - ORDINANCEFinancing

Mayor Cavanaugh stated Council needed to consider first reading of an ordinance approving financing for the Capital Development Projects approved earlier in the meeting.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AUTHORIZING THE CITY OF AIKEN GENERAL FUND TO BORROW \$4,700,000.00 FROM THE CITY OF AIKEN'S VARIOUS FUNDS AND ACCOUNTS AS OUTLINED HEREINBELOW FOR THE PURPOSE OF PARTIALLY FUNDING THE RENOVATION AND NEW CONSTRUCTION OF SPECIFIC PROJECTS.

Mr. Thompson stated earlier in the meeting Council reviewed the priority listing of capital development projects for the city. For Council's consideration this is first reading of an ordinance authorizing a loan of \$4,700,000 to fund the construction of these projects.

Mr. Thompson stated the staff is recommending that Council authorize a loan of \$4.7 million to fund the construction of the projects reviewed by Council. This loan would be from a portion of the city's Equipment Replacement Funds. The projects will be constructed as funds are available over the next five years. This loan would be repaid by the city over an 18 year schedule. The principal would start initially. The timing of the debt would coincide with the expenses to keep the annual costs to a minimum initially in the project. The budget includes \$150,000 to start the capital development projects, and we are expecting to accrue \$150,000 for the current fiscal year and for next year for a total of \$300,000. This \$300,000 would be used towards these projects, and the balance of \$4.7 million will be taken as a loan.

The \$150,000 presently in the budget is not adequate for debt service for a total loan of \$4.7 million, but instead we will draw the loan funds as

necessary and control the expenses so we can keep the debt service within the \$150,000 amount. Under the schedule the first principal payment will be due on September 1, 2003.

Mr. Thompson stated the city depreciates assets and sets aside money for equipment replacement. Money from this fund is invested through the Local Government Investment Pool. Through the interfund transfer the monies are treated as an investment and the city receives the same interest rate it would from the LGIP. Essentially the fund is invested locally instead of investing through the LGIP.

Councilman Anaclerio moved, seconded by Councilwoman Papouchado and unanimously approved, that the ordinance be passed on first reading authorizing the General Fund to borrow \$4.7 million for funding the proposed capital development projects through an interloan and that second reading and public hearing be set for the next regular meeting of Council.

TAX INCREMENT FINANCE DISTRICT - ORDINANCE

Funding

TIF

Streetscape Program

Mayor Cavanaugh stated an ordinance had been prepared for Council's consideration to authorize the second phase of the Tax Increment Finance District Funding.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AUTHORIZING THE TAX INCREMENT FINANCING DISTRICT PHASE II TO BORROW \$1,000,000 FROM THE CITY OF AIKEN GENERAL FUND FOR THE PURPOSE OF COMPLETING VARIOUS PROJECTS LOCATED WITHIN THE CITY OF AIKEN'S TAX INCREMENT FINANCING DISTRICT.

Mr. Thompson stated with the development of the streetscape plans Council recognized that the total cost of the streetscape program will run between \$3 and \$5 million. The Tax Increment Finance District was established to make the payments on this program. City Council approved the first \$1 million of debt to pay for the streetscape plan. The proposed ordinance is first reading authorizing the second million dollars for the streetscape project. Up to this date the city has spent about \$300,000 out of the first \$1 million, but there are several sizeable projects moving through the system. The intersections in the downtown still have to be done and will be expensive, the staff is working with the parking lot downtown, and the PACT offices and public rest rooms still have to be done. These projects will deplete the first \$1 million. Then the city will be moving with the streetscape plan into the other areas of Aiken's downtown and the second million will be available for the expansion of the streetscape project.

Mr. Thompson stated that overall the TIF concept has been very successful for the city. The tax revenues that are generated by the new investments in the downtown are making the payments on the loan. At this time the city receives about \$70,000 per year in revenues and this income is adequate for the expenses with debt service at this time. The downtown is continuing to develop, and we believe that the value of the property within the TIF District will continue to increase. The city may have some expenses associated with the streetscape program and have to subsidize the TIF district but overall the city should recover the investment through the extra tax revenues raised by the new investments. The staff recommends the TIF program to Council and feels that it has been successful.

Councilman Anaclerio stated he felt that beside landscaping the streetscape program has been well received by the citizens and the citizens feel that the money has been wisely spend.

Councilman Anaclerio moved, seconded by Councilwoman Papouchado and unanimously approved, that Council approve the ordinance on first reading authorizing Phase II of the loan to the Tax Increment Finance District and that second reading and public hearing be set for the next regular meeting of Council.

STREET NAMEVerenes Industrial Park
Trade Court

Mayor Cavanaugh stated Council needed to consider a name for a street in the Verenes Industrial Park.

Mr. Thompson stated Aiken County has asked that the City assign a name to the street and cul-de-sac beside the former Teledyne building, in the Verenes Industrial Park. The staff has suggested three names, and Aiken County has approved each of these for inclusion in the 911 System.

The three suggested names include:

Trade Court
Development Court
Business Court

Generally names for streets are submitted through the Planning Commission, but as this is outside of the city limits, this is submitted directly to City Council for selection. On Council's approval, we will provide this to Aiken County for the county-wide mapping system.

Councilman Anaclerio moved, seconded by Councilwoman Clyburn and unanimously approved, that the street and cul-de-sac beside the former Teledyne building in Verenes Industrial Park be named Trade Court.

LOCAL OPTION SALES TAXSales Tax
Resolution

Mayor Cavanaugh stated a resolution had been prepared for Council's consideration supporting the Local Option Sales Tax on the November 4, 1997, ballot.

Mr. Thompson stated City Council has discussed the need to reduce property taxes in Aiken, and has suggested that the city support the Local Option Sales Tax in Aiken County. A resolution has been prepared asking Aiken County Council to place the Local Option Sales Tax on the ballot for the November 4, 1997, election.

State law requires that 71% of the proceeds from the sales tax be used to reduce property taxes in the counties that have approved the sales tax option. If Aiken County places the sales tax on the ballot, City Council has discussed several options, including the use of the total proceeds for property tax reductions, or for other projects. After approval by Aiken County Council for the referendum, City Council will need to formally adopt goals for the use of the proceeds.

Mayor Cavanaugh stated the Local Option Sales Tax was on the ballot in 1992 but was defeated. He said he felt it was defeated because that was the first year, and it was not understood very well. He said as the understanding has become better there are now 25 counties out of 46 in the state which have approved the Local Option Sales Tax. Mayor Cavanaugh pointed out that people visiting in the area help pay the sales tax. He pointed out the resolution is to ask County Council to put the question on the ballot to include the Local Option Sales tax in the November, 1997, election. Mayor Cavanaugh pointed out he had received a letter from the Board of Realtors addressed to Ronnie Young, Chairman of the Aiken County Council, which does support this being placed on the ballot in November.

Councilwoman Papouchado moved, seconded by Councilman Anaclerio and unanimously approved that Council adopt the resolution asking the Aiken County Council to place the Local Option Sales Tax on the November 4, 1997, ballot.

ANNUAL REPORT1996-1997 Report

Mayor Cavanaugh stated Council needed to consider acceptance of the Annual Report for fiscal year 1996-97.

Mr. Thompson stated each year the staff prepares a summary of the city's activities over the previous fiscal year outlining the projects that the city

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has taken on and the success or failure in meeting the goals and objectives that have been adopted by City Council.

Mr. Thompson stated the full Annual Report is presented to Council for acceptance.

Councilman Anaclerio moved, seconded by Councilwoman Papouchado and unanimously approved, that Council accept the Annual Report for fiscal year 1996-97 as information.

ADDITIONS TO AGENDA

Mayor Cavanaugh stated Council needed to vote on the addition of two items to the agenda. The items include the donation of property on Morgan Street to the Foster Parents Association and the other is consideration of assignment of a city vehicle for the Mayor's use for city business.

Councilman Anaclerio moved, seconded by Councilwoman Papouchado and unanimously approved, that the two items be added to the agenda.

MORGAN STREET - ORDINANCE

Foster Parents Association
631 Morgan Street

Mayor Cavanaugh stated Council needed to consider the request for donation of 631 Morgan Street to the Foster Parents Association.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AUTHORIZING THE CITY TO DONATE REAL ESTATE LOCATED AT 631 MORGAN STREET TO THE AIKEN COUNTY FOSTER PARENTS' ASSOCIATION FOR THE PURPOSE OF HOUSING THEIR OFFICES.

Mr. Thompson stated that in December, 1996, City Council accepted the donation of property at 631 Morgan Street from an individual interested in donating the property. This property is outside the city limits, and it appears to be in poor shape. The city does not have any plans for this property. The Aiken County Foster Parents Association has asked if the city has any property available that they could use. The property at 631 Morgan Street has very little value to the city, and the staff is recommending that Council consider donating the property to the Foster Parents Association.

Councilwoman Price moved, seconded by Councilman Anaclerio and unanimously approved, that Council pass on first reading an ordinance to donate the property at 631 Morgan Street, as is, to the Foster Parents Association and that second reading and public hearing be set for the next regular meeting of Council.

VEHICLE - ORDINANCE

Mayor

Mr. Thompson stated Council has been talking about the demands on the Mayor. The Mayor attends a great many public functions in Aiken, around Aiken and throughout the state. There has been discussion for providing a pool vehicle for the Mayor, but it is felt this arrangement may not work. The recommendation is that Council approve the use of a city vehicle for the Mayor, however, a new vehicle would not be available until November.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AMENDING THE COMPENSATION OF THE MAYOR OF THE CITY OF AIKEN.

Mayor Cavanaugh stated he had talked to Council about the proposal. He stated the expectations of the Mayor had increased over the years considerably. He said functions require travel to many areas.

Councilman Anaclerio moved, seconded by Councilman Radford and unanimously approved, that the ordinance be passed on first reading to provide an automobile for the Mayor's business use and that second reading and public hearing be set for the next regular meeting of Council. Mayor Cavanaugh did not participate in the voting on the matter.

UTILITY REQUEST

Water Service
Sewer Service
S.C. 118
S.C. 19 N.
1930 University Parkway
S.C. Department of Transportation
Highway Department
Maintenance Facility

Mayor Cavanaugh stated a request had been received from the S.C. Department of Transportation for water and sewer service to a proposed maintenance facility on University Parkway.

Mr. Thompson stated the South Carolina Department of Transportation is planning to build a new maintenance facility on the north side of S.C. 118 (University Parkway) one-half mile west of S.C. 19. The property is contiguous to the city limits by the right-of-way of S.C. 118, but otherwise is outside the city and is not surrounded by other properties served by the city. City Council has previously indicated that the property owner would not be required to annex at this time due to the lack of other city properties in the area. City Council has required an annexation agreement of the Department of Transportation, but the owners are requesting a waiver on a portion of the Tree Protection requirements. The company that will be developing the project has previously asked for the intent of Council for the extension of water and sewer services.

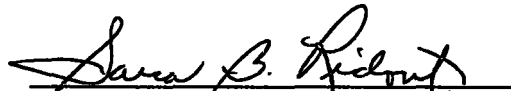
The Planning Commission has reviewed this request and does recommend formal approval of the utilities agreement with the Department of Transportation, with conditions:

1. that an annexation agreement be executed by the Executive Director of the South Carolina Department of Transportation.
2. that the site comply with the Tree Protection and Landscaping Ordinance to the maximum feasible extent but at a minimum with the landscape plan submitted with the utility application;
3. that the site comply with the City's sign regulations;
4. that, should any adjacent property develop residentially, an evergreen screen be planted along the portion of the property line involved at least five feet high at the time of planting and approved by the City Horticulturist; and
5. that no material be placed within 30' of the side and rear property lines in the borrow/storage area at the rear of the site but that a fence be allowed within the 30' buffer with a maintenance strip.

Councilwoman Papouchado moved, seconded by Councilwoman Clyburn and unanimously approved, that Council approve the request of the S.C. Department of Transportation for utilities for the proposed site of a maintenance complex to be located on S.C. 118 with the conditions as recommended by the Planning Commission.

ADJOURNMENT

There being no further business the meeting adjourned at 8:25 P.M.


Sara B. Ridout
City Clerk