



**City of Fountain Inn
Council Meeting Minutes
March 13, 2020 - 6:00 PM - 200 N. Main Street, Council Chambers**

The following members of City Council were in attendance: Mayor George Patrick (GP) McLeer, Mack Blackstone, Phil Clemmer, Anthony Cunningham, Anjeanette (AJ) Dearybury, John Mahony and Jay Thomason

Others Present: Russell Alexander, Shawn Bell, Roger Case, Tammy Finley, Greg Gordos, Russell Haltiwanger, Michael Hamilton, David Holmes, Ronnie Myers, Eduardo Noriega, Naomi Reed, Sandra Woods, Nancy Yeargin

Visitors: 42

Call to Order – Mayor McLeer

Invocation – Pastor, Philip Long, Infinity Church

Pledge of Allegiance

Public Forum – Persons wishing to speak must sign up 15 minutes prior to the commencement of the meeting. Signups will be on a first come, first served basis. Your remarks will be limited to 3 minutes.

Sally Willis – Live Well Greenville

Hayley Nelson – Miss Enoree River Teen

Russell Haltiwanger – Introduced Fountain Inn High School Athletic Director, Robby Bell

Consent Agenda – There will be no discussion of Consent Agenda items unless a Council member so requests in which event the item in question will be considered separately.

February 13, 2020 regular council meeting minutes
Preliminary January 2020 Financial Report

Motion by Councilmember Clemmer, second by Councilmember Cunningham to approve the consent agenda as presented. The motion carried unanimously 7/0.

**City Administrators Report
(attachment 1)**

Unfinished Business

Z 2020-001 – Whisper Walk

Mr. Bell explained Z 2020-001 would rezone 19.7 acres TMS# 0556010101519 from R-12, Residential District to R-M Residential, Multifamily District. The Planning Commission voted unanimously (5-0) in favor of the rezoning at the February 3, 2020 meeting. Gray Engineering spoke on behalf of the applicant, stating that the proposed zoning change is in order to construct attached single-family homes (townhomes) on the one tax parcel. R-M Residential zoning allows for attached single family dwellings, detached single-family dwellings, and multifamily dwellings.

Motion by Councilmember Clemmer, second by Councilmember Blackstone to approve Z 2020-001 on second reading. The motion carried unanimously 7/0.

ZTXT – 2020-002 Amend Chapter II, Article II to reflect the 2019 Class Schedule for business

Mr. Bell stated that ZTXT 2020-001 would amend Chapter I–LICENSES AND BUSINESS REGULATIONS to reflect the most recent rate schedule. Specifically, Sec. 11-46. Classification and rates. should be amended to reflect the 2019 BUSINESS LICENSE CLASS SCHEDULE BY NAICS CODE as recommended by the Municipal Association of South Carolina (MASC). This document is found as Appendix B. The Business License code section was recent updated in 2019 to conform to match other municipalities across the state. This latest update merely changes the class schedule, or the rate at which business license fees are calculated. The City of Fountain Inn believes that it is in the best interests of the municipality to remain uniform with sister municipalities across the state in its business license procedures

Motion by Councilmember Blackstone, second by Councilmember Thomason to approve ZTXT -2020-002 on second reading. The motion carried unanimously 7/0.

New Business

First reading – ZTXT 2020-001 Amend Chapter 6, Article III to reflect the most current (SC) building codes.

Mr. Bell stated ZTXT 2020-001 would amend Chapter 6 –BUILDING AND BUILDING REGULATIONS to reflect the most recent building codes. Specifically, Sec. 6-46. -Adoption of codes should be amended to reflect state of South Carolina building codes, 2018 edition, as provided by the International Code Council (ICC). South Carolina Building Code, Residential Building Code, Plumbing Code, Mechanical Code, Electric Code (NEC), Fuel Gas Code, Property Maintenance Code, Existing Building Code, Swimming Pool and Spa Code, and Fire Code would all be updated.

Motion by Councilmember Clemmer, second by Councilmember Dearybury to approve ZTXT - 2020-001 on first reading. The motion carried unanimously 7/0.

Approval of partnership with HomeServe

Mr. Bell said that FING routinely gets requests/questions from customers regarding repairs to their gas appliances, interior as well as exterior gas lines. We then refer them to a short list of trusted HVAC contractors. As we continue to grow and in this climate of higher expectations and better customer service, we need a better solution. HomeServe (<https://www.homeserve.com/>) is a company which specializes in offering repair insurance for appliances, gas lines, and other services for a low monthly fee. The American Public Gas Association has properly vetted several companies and chose to support and promote HomeServe. Some of HomeServe's current South Carolina clients include City of Union, SCE&G, Piedmont Natural Gas, Charleston Water System, and more.

Motion by Councilmember Dearybury, second by Councilmember Blackstone to approve the partnership with HomeServe as presented. The motion carried unanimously 7/0.

First Reading – AX 2020-003 - 209 Greenpond Road

Mr. Bell stated that AX2020-003 would annex 3.40 acres at 209 Greenpond Road into the City limits of the Fountain Inn; zone TMS# 0562010102100to I-1, Industrial District and assign parcel to Council Ward 5. The Planning Commission voted unanimously (6-0) in favor of the annexation and zoning at the March 2, 2020 meeting. No one spoke regarding the application. However, the applicant is the private landowner and the request for annexation is in relation to the adjacent Industrial District zone.

Motion by Councilmember Thomason, second by Councilmember Mahony to approve AX 2020-003 on first reading. The motion carried unanimously 7/0.

Approval of City of Fountain Inn Organizational Chart

Mr. Bell stated at the Council retreat in January, Council expressed a desire to have an updated organizational chart to reflect recent personnel and departmental changes. The most significant changes of note:

- A Human Resources Department is created to be managed by the Human Resources Manager, Nancy Yeargin
- The Planning & Development Director position is currently vacant
 - A job description is still being developed
 - Plan would be to advertise for the vacancy in May 2020
- Special Events and Planning & Zoning are City functions to be managed by the Planning & Development Director
- Naomi Reed is promoted to Assistant City Administrator/Finance Director effective July 1, 2020.
 - A job description is still being developed. The primary role would be to manage the Finance/Administration Department while assisting the City Administrator in overseeing municipal affairs; managing special projects; in City Administrator's absence, would have the authority to make decisions and sign contracts; would be delegating some of the current Finance Director duties to staff.

The updated organizational chart would be effective immediately with the understanding that the Asst. City Administrator position would not be created, and the Planning & Development Director position would not be filled, until the start of the new fiscal year budget.

The promotion of Naomi Reed would not be effective until July 1, 2020 in accordance with the FY21 budget. The City would like to have a Planning & Development Director on board soon after July 1, 2020 in accordance with the FY21 budget.

Motion by Councilmember Dearybury, second by Councilmember Clemmer to approve the organizational chart. The motion carried unanimously 7/0.

Executive Session:

1. For the discussion of benefit claims that may be due to several employees and to receive legal advice concerning the claims.

2. Development Agreement concerning property located at Greenville County Tax Map #0562010100302
3. For the discussion of a person appointed by the council in the Judicial Department.

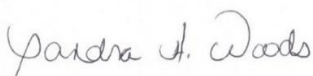
Upon returning to open session, council may take action on items discussed during Executive Session.

Motion by Councilmember Mahony, second by Councilmember Blackstone to meet in executive session. The motion carried 7/0.

Back in regular session.

Mayor McLeer stated no votes were taken while in executive session.

Motion by Councilmember Mahony, second by Councilmember Blackstone to adjourn the meeting. The motion carried unanimously 7/0.



Sandra H. Woods, CMC
Municipal Clerk