

**MINUTES
REGULAR COUNCIL MEETING
TUESDAY, NOVEMBER 16, 2010
6:30 PM**

{Summary minutes of City Council meeting. Audio tapes of the meeting are on file and are included by reference as part of this meeting. An agenda of this meeting has been either mailed or made available to persons, organizations and local news media as per their request. The agenda gives the date, time and place of the meeting as well as the order of business. This disclosure is in compliance with the South Carolina Code of Laws of 1976, Section 30-4-80 (e).}

The regular council meeting was held on November 16, 2010 at 6:30 PM at the City Municipal building with the following present:

COUNCIL: Mayor Harold Thompson, Mayor Pro Tem Keith Henderson, Councilmembers Robert Garner, Tommie L. Hill, Sr., Ricky Harris, Orangelow Ruff and Andy Bailey.

CITY ATTORNEY: Billy Whitney

DEPARTMENTAL STAFF: Gloria Rogers – Municipal Clerk/Personnel Director; Sam White, - Public Safety Director; Perry Harmon – Public Service Director; Walker Gallman – Finance Director; Joe Nichols – Utility Director, Laura Hembree – Accounting Supervisor and Mike Petrie - Maintenance Shop Director.

NEWS MEDIA: Steve Ramsey – WBCU Radio

OTHERS: Pamela Sloss, Terry Davis, Sharon Davis, Hunter Davis, Beth Sumer-Strait, Paul Davis, Tamar Porter and Candice Whitfield.

1. OATH OF OFFICE: COUNCILMEMBERS

Tommie L. Hill, Sr. – District 1, Robert Garner – District 2 and Orangelow Ruff – District 5 were seated as councilmembers as a result of a general election held on November 2, 2010. The oath of office was given by the Municipal Clerk Gloria Rogers.

2. CALL TO ORDER

Mayor Thompson called the meeting to order. Invocation was given by Mayor Pro Tem Henderson. The pledge of allegiance was given by all present. The roll was called by Municipal Clerk Gloria Rogers.

3. MINUTES

A. October 26, 2010 - Special Council Meeting

MOTION by Councilmember Harris to accept minutes as presented.
SECOND by Councilmember Henderson.
CARRIED UNANIMOUSLY.

B. October 19, 2010 - Regular Council Meeting

MOTION by Councilmember Harris to accept minutes as presented.
SECOND by Councilmember Bailey.

CARRIED UNANIMOUSLY.

4. COMMUNICATIONS

A. Monthly Reports

MOTION by Councilmember Ruff to accept monthly reports.

SECOND by Councilmember Hill.

CARRIED UNANIMOUSLY.

B. Retirement Award - Terry L. Davis

Chief White presented Terry L. Davis with a retirement award for 13 years of service with the City of Union Public Safety Department.

5. BUSINESS

A. ELECTION OF MAYOR PRO TEMPORE

Immediately after any general election for council, the council elects from its membership a mayor pro tempore for a term of not more than two years. The mayor pro tempore acts as mayor during the mayor's absence or disability. If a vacancy occurs in the office of mayor, the mayor pro tempore services as mayor until a successor is elected. *Section 5-7-190.* City Council voted for a mayor pro tempore by ballot. The following vote(s) were received: Keith Henderson – 5 votes; Tommie L. Hill, Sr. – 1 vote and Robert Garner – 1 vote. Keith Henderson will serve as mayor pro tempore for the next two years.

B. AUTHORIZING LEASE BY CITY TO AMERICAN LEGION POST – VETERANS

Representatives from the City of Union and the General Harry M. Arthur American Legion Post 22 did meet and agree that a new lease agreement be drawn up to nullify previous lease agreement dated September 10, 1974. Mr. Paul Davis states that the American Legion Post 22 felt comfortable with a 99 year lease as it currently states. City Attorney Whitney states that there are some questions as to whether this governing body can bind future governing bodies for a lease of 99 years. There could possibly be a new council in 4 more years. It was the consensus of council to table item.

C. ORDINANCE – **1ST READING** – TRANSFER 2 PARCELS OF LAND TO CARDINAL REAL ESTATE

Finance Director Walker Gallman states that this ordinance is concerning a public hearing held prior to the meeting. The ordinance is authorizing the transfer of two parcels of real property from the City of Union to Cardinal Real Estate Group, Inc. This group is planning on building a senior housing complex, and a wide range of services for seniors, including assisted living, memory care, adult daycare, nursing care and all the supportive services (as defined by Medicare and Medicaid) and a child daycare. The rough estimate is a 114 unit facility which will provide these services. The project cost is estimated at 18 million dollars and will create 100 new jobs. This will be a sale to the Cardinal Real Estate Group, Inc. The sales price of the property is being negotiated. There will be a claw-back provision in the agreement that states if construction is not commenced in 12 months from the date of option to purchase, the property will revert back to the City of

Union. The recommendation is to approve 1st reading of the ordinance and authorize the Mayor to prepare and execute various documents relating to the purchase and sale agreement of the Union Mill property.

MOTION by Councilmember Garner to approve 1st reading of the ordinance.

SECOND by Councilmember Henderson.

CARRIED UNANIMOUSLY.

D. AWARD BID FOR SCEO LIGHTING UPGRADES FOR CITY HALL & YMCA

Utility Director Joe Nichols states bids were received Tuesday, November 9, 2010 at 2:00 pm for the lighting upgrades at City Hall and YMCA for light fixtures, lamps, and controls. This bid is part of the SCEO Energy Efficiency and Conservation Block Grant the City received in March 2010 in the amount of \$103,796.00. These bids were received and are as follows: James G. Murphy Co., Inc. - \$34,115.00; Premier Lighting - \$28,182.00 and Shealy Electrical Wholesalers, Inc. - \$27,481.40. The recommendation is to award bid to Shealy Electrical Wholesalers, Inc. in the amount of \$27,481.40 for lighting upgrades at City Hall and the YMCA.

MOTION by Councilmember Ruff to accept recommendation.

SECOND by Councilmember Garner.

CARRIED UNANIMOUSLY.

E. AWARD BID – ONE MAN BRUSH/BULK WASTE TRUCK

Perry Harmon, Public Service Director states that a total of 8 bids were received on October 4, 2010 for a one man brush/bulk truck. After discussing and testing the equipment, City Staff recommends the 2010 Ford, 18 Foot Nu Life Loader from Public Works be purchased at a cost of \$110,778. If council approves, a recommendation is in order.

MOTION by Councilmember Hill to award bid for one man brush/bulk truck to Public Works.

SECOND by Councilmember Henderson.

CARRIED UNANIMOUSLY.

F. DISCUSSION – RESIDENTIAL ROLL CARTS

Perry Harmon, Public Service Director states the residential roll carts have to be replaced due to wear, theft or equipment problems. Our best price break comes from buying a truck load of carts. In the past we have bought a load every two years or so. (Last purchase was 2007). Our older equipment, the rear loader trucks require us to use the Zorn Cart which is now called Amerikart. The cart will now be dark green with the City Logo and serial number. There has been a \$3/cart increase since 2007. The total cost for a truck load is \$23,100.

G1. DISCUSSION/MOTION – WBCU POINSETTIA PROJECT

In addition to our regular contract with WBCU, they offer special projects throughout the year, one of them being the Poinsettia Project. This project is where WBCU delivers a Poinsettia and a card to all persons in a nursing home or assisted living facility in Union County. Approximately 225

Poinsettias and cards are delivered. WBCU will buy the poinsettias and include the sponsor name on all the cards. Also included in this package are 100 additional commercials to be used at the sponsor's leisure. Cost of the project is \$750.00. This promotion is always received very well, as in some cases this is the only gift that some of the residents will receive. If council chooses to participate in this project, a motion is in order.

MOTION by Councilmember Henderson to participate in Poinsettias project.

SECOND by Councilmember Garner.

CARRIED UNANIMOUSLY.

G2. DISCUSSION/MOTION – WBCU – TRUCK FULL OF TOYS

In addition to our regular contract with WBCU, they offer special projects throughout the year, one of them being "Truck Full of Toys". WBCU will have a truck that debuts at Downtown Open House on November 18, and will also place the truck in all Union County Christmas Parades, as well as feature the truck at several remotes during the next two months. The purpose of this truck is to raise funds and or collect toys for the children of Union County. As a sponsor, your name/logo is placed on the truck, you are given ad mentions during all parades, remotes, etc. and you also receive 100 additional commercials. Normally, about \$5000.00 worth of toys are provided for these children. This year WBCU is coordinating their efforts with UCARE, which is an organization to benefit the citizens of Union County. If council chooses to participate in this project, a motion is in order.

MOTION by Councilmember Henderson to participate in "Truck Full of Toys" project.

SECOND by Councilmember Harris.

CARRIED UNANIMOUSLY.

6. **ANNOUNCEMENT BY MAYOR & COUNCIL**

Councilmember Garner thanked everyone for the calls and contact with his family with the recent passing of his mother.

7. **PUBLIC COMMENT:**

- A. Please address the Mayor and Council from the lectern and state your name and address for the record. (Please limit your comments to 3-5 minutes)

None

8. **EXECUTIVE SESSION** – TO DISCUSS LEGAL, CONTRACTURAL AND PERSONNEL MATTERS

MOTION by Councilmember Henderson to go out of regular session into executive session to discuss a contractual matter.

SECOND by Councilmember Bailey.

CARRIED UNANIMOUSLY.

MOTION by Councilmember Bailey to go out of executive session back into regular session.

SECOND by Councilmember Ruff.
CARRIED UNANIMOUSLY.

No action taken.

A special council meeting will be held November 23, 2010 at 8:00 a.m.

9. ADJOURNMENT

MOTION by Councilmember Harris to adjourn.
SECOND by Councilmember Bailey.
CARRIED UNANIMOUSLY.

Council meeting adjourned at 7:34 P.M.

Gloria J. Rogers, Municipal Clerk

Minutes approved _____ 2010