

**REGULAR MEETING OF FLORENCE CITY COUNCIL**

**MONDAY, JUNE 13, 2011 - 6:00 P.M.**

**CITY-COUNTY COMPLEX, CITY COUNCIL CHAMBERS, ROOM 604**

**FLORENCE, SOUTH CAROLINA**

**AGENDA**

**I. CALL TO ORDER**

**II. INVOCATION**

*Pledge of Allegiance*

**III. APPROVAL OF MINUTES**

*May 9, 2011 – Regular Meeting*

*May 19, 2011 – Special Meeting – Budget Worksession*

*May 26, 2011 – Special Meeting – Budget Worksession*

**IV. CITIZEN OF THE MONTH – Mrs. Betty Shelley**

**V. APPEARANCE BEFORE COUNCIL**

**a. Ms. Marilyn Belk, President, CKLM Neighborhood Crime Watch Association – to present a Resolution of Support to the Florence Police Department that was adopted by their Crime Watch Association.**

**b. Mr. Jerry Dixon, Executive Director for the YMCA – Will make a request regarding the Lend-A-Hand Program**

**VI. INTRODUCTION OF ORDINANCES**

**a. Bill No. 2011-14 – First Reading**  
*An Ordinance to rezone 1400 Cherokee Road, Tax Map Number 90037-06-010 to B-1, Limited Business District.*

**b. Bill No. 2011-15 – First Reading**  
*An Ordinance to rezone 1500 Second Loop Road, Tax Map Number 90040-03-011, from B-2, Convenience Business District to B-3, General Commercial District.*

- c. **Bill No. 2011-16 – First Reading**  
*An Ordinance to raise revenue and adopt a budget for the City of Florence, South Carolina, for the fiscal year beginning July 1, 2011, and ending June 30, 2012.*

**VII. INTRODUCTION OF RESOLUTIONS**

- a. **Resolution No. 2011-10**  
*A Resolution to adopt the 2011-2012 CDBG Budget.*
- b. **Resolution No. 2011-11**  
*A Resolution of Recognition for Ms. Pearl Moore, 2011 inductee into the Women’s Basketball Hall of Fame.*
- c. **Resolution No. 2011-12**  
*A Resolution of Recognition for Mr. Nathaniel Durant, Jr.*

**VIII. REPORTS TO COUNCIL**

- a. **Appointments to Boards and Commissions**
- b. **Councilman Powers:**
  - 1) *Would like to discuss holding meetings in the City Council Districts;*
  - 2) *Make a request that Council members who serve on boards as a City official, submit a report on the meetings of the boards;*
  - 3) *Would like to discuss the time of the City Council meetings.*

**IX. EXECUTIVE SESSION**

- a. **Personnel Matter (3)**

**X. ADJOURN**

**REGULAR MEETING OF FLORENCE CITY COUNCIL**  
**MONDAY, MAY 9, 2011 – 1:00 P.M.**  
**CITY-COUNTY COMPLEX, CITY COUNCIL CHAMBERS, ROOM 604**  
**FLORENCE, SOUTH CAROLINA**

**MEMBERS PRESENT:** Mayor Wukela called the regular meeting to order at 1:00 p.m. with the following members present: Mayor Pro tem Buddy Brand, Councilwoman Teresa Myers Ervin, Councilman Stephen C. Powers, Councilman Edward Robinson, Councilwoman Octavia Williams-Blake and Councilman Glynn F. Willis.

**ALSO PRESENT:** David N. Williams, City Manager; Dianne M. Rowan, Municipal Clerk; James W. Peterson, Jr., City Attorney; Chief Anson Shells, Florence Police Department; Drew Griffin, Director of Public Works; Chief Randy Osterman, Florence Fire Department; and Thomas Chandler, Director of Finance.

Notice of this regular meeting was sent to the media informing them of the date, place and time of the meeting. John Sweeney from the Morning News was present for the meeting.

**INVOCATION**

Councilwoman Ervin gave the invocation for the meeting which was followed by the Pledge of Allegiance to the American Flag.

**APPROVAL OF MINUTES**

Councilman Brand made a motion to adopt the minutes of the Regular Meeting of April 11, 2011; the Special Meeting of April 20, 2011; and the Special Meeting of April 27, 2011. Councilwoman Ervin seconded the motion, which carried unanimously.

**COMMENTS BY COUNCILMAN WILLIS**

Councilman Willis requested that a moment of silence be observed to recognize May 15 as Peace Officers Memorial Day and to remember the police officers and the firefighters that have lost their lives in the line of duty.

**SPECIAL RECOGNITIONS AND HONORS**

Councilman Buddy Brand presented a Resolution to members of First Presbyterian Church in recognition of their 150<sup>th</sup> anniversary.

**CITIZEN OF THE MONTH**

Councilman Ed Robinson recognized Mr. James McRae as the Citizen of the Month for May.

**SERVICE RECOGNITIONS**

Mayor Wukela presented Nancy Wolfe a certificate recognizing her completion of 25 years of service with the City of Florence.

Forrest Whittington received a certificate from Mayor Wukela in recognition of completing 25 years of service with the City.

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Mayor Wukela recognized Ernest Hickman with a certificate in recognition of completing 20 years with the City of Florence.

Anthony Nettles, Leon Johnson and Ed Wingate, each received a certificate from Mayor Wukela in recognition of completing 15 years of service with the City.

Ludwie Titus, Anson Shells, Angela Watson and Allison Pierce received certificates from Mayor Wukela in recognition of competing 10 years of service with the City of Florence.

**SPECIAL RECOGNITION**

Mayor Wukela recognized Lt. David McClure of the Florence Police Department on his graduation from the FBI Academy on March 18, 2011.

**PUBLIC HEARING**

Mayor Wukela opened the public hearing at 1:11 p.m. for the purpose of receiving comments on the budget for the City of Florence for fiscal year beginning July 1, 2011 and ending June 30, 2012.

No one requested to speak.

Mayor Pro tem Brand made a motion at 1:13 p.m. to close the public hearing. Councilman Willis seconded the motion, which carried unanimously.

**APPEARANCES BEFORE COUNCIL**

**Ms. Cynthia Williams, Executive Director of the Housing Authority of Florence – to give a report on the progress of the McGowan Commons Project.**

Mayor Wukela stated that Mrs. Cynthia Williams, Executive Director of the Housing Authority was scheduled to make a presentation to Council but upon further review, Mayor Wukela stated that this presentation involves a contractual matter and it may be more appropriate for this to be presented in Executive Session. Mayor Wukela asked if there were any objections from Council for this issue to be heard in Executive Session.

Councilman Robinson stated he felt that a presentation needed to be made to the public as he has received a number of calls asking about the project and the affect it will have on the community.

Mayor Wukela asked the Housing Authority to make a presentation to the public and to the extent that council members may have matters that involve contractual issues, those issues will be heard in Executive Session.

Mrs. Williams asked Mr. Reginald Barner, Consultant and Developer for the McGowan Commons Project, to make a presentation to Council on the progress of the McGowan Commons Project.

Mr. Reginald Barner reported that funding of the tax credits to develop the McGowan Commons Project have been received. McGowan Commons will be a 36 tax credit unit development. A little over a year ago City Council made a financial commitment towards this project and that is what Mr. Barner would like to discuss with Council today.

McGowan Commons is a three phased development project. Phase I will be 36 units of townhomes; Phase II will be a 48 unit senior housing complex and Phase III will be a multi-family apartment complex.

Mr. Barner reported that originally the plans were to construct the project in three phases and request the funding incrementally as the property was developed. However, Mr. Barner stated to bring in

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the new infrastructure, construct the community building and to have the road in place, they would like to request the full funding that was originally committed. If the funds are advanced for Phase I additional funding will not be requested for future phases. Initially \$400,000 was placed in the budget for the project. However, after meeting with City staff and the engineers, the total costs for the infrastructure is \$1.2 million. Mr. Barner stated he would like to request the full funding from City Council and not have to come back to Council for Phase II and III. Phase I will bear the cost of the major infrastructure improvement.

In response to a question by Councilman Robinson, Mr. Barner stated that if the project is under construction by late June, the units will be ready for leasing in the Spring of 2012.

**Mr. Barry Wingard, Chairman of the Veterans Park Committee – to discuss the Veterans Park and a new monument for the Park.**

Mr. Wingard reported on the many events that have been held at the Park and events that are planned for the future.

Mr. Wingard stated he was appearing before Council to talk about one significant upcoming event. Mr. Alex Palkovich, a local sculptor, has designed a statue entitled “Home Safe”, that is being proposed for placement at the Veterans Park. The Drs. Bruce and Lee Foundation have agreed to provide \$90,000, or one half of the total cost of \$180,000, for the construction of the statue. Mr. Wingard requested that the City of Florence donate \$25,000 towards the balance of \$90,000 for the statue. Mr. Wingard will also request \$25,000 from Florence County with the remainder of the funds to come from the private sector. The Committee hopes to have enough funds committed to complete the project and have it dedicated on November 11, 2011.

Councilman Robinson expressed his concerns with allocating money for a statue when there are so many other concerns that need to be addressed in the City.

Mayor Pro tem Brand suggested that a number of smaller replicas of the statue be made and offered for sale to help raise the remaining funds.

Councilman Willis supports this endeavor but would like to discuss this at the May 19<sup>th</sup> budget worksession.

Councilman Powers supports this project and agreed that May 19<sup>th</sup> would be the right time for Council to consider this request. Councilman Powers agreed with Councilman Willis that this is something that needs to be done and that the private sector needs to be involved.

**ORDINANCES IN POSITION**

**BILL NO. 2011-09 – SECOND READING**

**AN ORDINANCE TO ESTABLISH REGULATIONS AND REQUIREMENTS RELATED TO SMOKING IN ENCLOSED BUILDINGS AND SPACES WITHIN THE CITY OF FLORENCE.**

An Ordinance to establish regulations and requirements related to smoking in enclosed buildings and spaces within the City of Florence was adopted on second reading.

Mayor Pro tem Brand made a motion to adopt Bill No. 2011-09 on second reading. Councilwoman Williams-Blake seconded the motion.

Mayor Pro tem Brand made a motion that comments from citizens be limited to one minute. Councilwoman Williams-Blake seconded the motion.

Following a discussion by members of Council regarding the time limit of 5 minutes for citizens to speak as outlined in the Code of Ordinances, Mayor Pro tem Brand withdrew his motion.

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Mr. Ron Moore, Mr. Bill Pickle, Mr. Mark Buyck, III, Mr. Reynolds Williams, Ms. Mary Williams, Mr. Benjamin Watford, Mr. Murray Jordan, Mrs. Pat Gibson Hye Moore, former City Councilman Bill Bradham, and Mr. Tony Hines spoke against the Smoking Ordinance.

Ms. Denise Richburg spoke in favor of the Smoking Ordinance.

Mr. Robert Dugas, Parade Chairman for the Pee Dee Patriotic Parade, requested funding in the amount of \$1,000 for the 2011 Pee Dee Patriotic Parade. (Mr. Dugas made his request during the public comments on the Smoking Ordinance, however they apply to the public hearing that was held on the budget at the beginning of the meeting).

Councilman Robinson asked how the Ordinance would be enforced, who would enforce the Ordinance, and what would happen if the fine is not paid. Councilman Robinson stated that there are several issues with the Ordinance regarding enforcement that are not clear. Councilman Robinson is not in favor of this Ordinance.

Councilman Powers stated he disagrees that the majority of the citizens of Florence want this Ordinance and does not support the Smoking Ordinance. Councilman Powers suggested that second reading of the Ordinance be postponed until a detailed cost of implementation can be obtained from the City Manager and to remove the part of the Ordinance relating to pre-inspecting a business for compliance as relates to the building having four walls, a door and adequate ventilation.

Referencing the part of the proposed Ordinance that states a business is exempt if it has a roll-up door in the back; Councilman Powers asked Mayor Wukela if he could provide an example of what would comply with that.

Mayor Wukela responded that the proponents of that amendment sought to exempt warehouses that might exist within the City.

Councilman Robinson made a motion to amend the original motion that Council defer second reading to give the public a chance to make this a voluntary decision instead of passing an Ordinance and to do research on a \$2.1 million grant regarding smoking cessation programs. Councilman Powers seconded the motion.

Voting in favor of the motion to defer was Councilman Robinson and Councilman Powers.

Voting against the motion to defer was Councilwoman Ervin, Mayor Wukela, Mayor Pro tem Brand, Councilwoman Williams-Blake and Councilman Willis.

Councilman Robinson made a motion to defer second reading pending an investigation into any members of Council that work for companies that may have received funds from the \$2.1 million grant referenced earlier in the meeting and to ask that those members recuse themselves from voting if it is determined they work for those companies. Councilman Powers seconded the motion.

Voting in favor of the motion to defer was Councilman Robinson and Councilman Powers.

Voting against the motion to defer was Councilwoman Ervin, Mayor Wukela, Mayor Pro tem Brand, Councilwoman Williams-Blake and Councilman Willis.

Councilman Robinson made a motion that Council request the Office of the Attorney General to give an opinion based on the previous motion as to whether it is legal, if it is the case, for an employee to vote on issues that have been imposed by the employer. Councilman Powers seconded the motion.

Voting in favor of the motion to request an opinion from the Attorney General's office as stated in the motion was Councilman Robinson and Councilman Powers.

Voting against the motion was Councilwoman Ervin, Mayor Wukela, Mayor Pro tem Brand, Councilwoman Williams-Blake and Councilman Willis.

Councilman Powers made a motion to amend that this Ordinance only apply to restaurants in the City of Florence. Councilman Robinson seconded the motion,

Voting in favor of the amendment were Councilman Powers and Councilman Robinson.

Voting against the amendment were Councilwoman Ervin, Mayor Wukela, Mayor Pro tem Brand, Councilwoman Williams-Blake and Councilman Willis.

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Councilman Powers made a motion to amend that the requirement to pre-inspect a commercial business establishment for compliance to have a smoking room be removed from this Bill. Councilman Robinson seconded the motion.

Voting in favor of the amendment were Councilman Powers and Councilman Robinson.

Voting against the amendment were Councilwoman Ervin, Mayor Wukela, Mayor Pro tem Brand, Councilwoman Williams-Blake and Councilman Willis.

Councilman Powers made a motion to amend to hold a referendum on this issue. Councilman Robinson seconded the motion.

Voting in favor of the amendment were Councilman Powers and Councilman Robinson.

Voting against the amendment were Councilwoman Ervin, Mayor Wukela, Mayor Pro tem Brand, Councilwoman Williams-Blake and Councilman Willis.

Voting in favor of the original motion to adopt Bill No. 2011-09 on second reading were Councilwoman Ervin, Mayor Wukela, Mayor Pro tem Brand, Councilwoman Williams-Blake and Councilman Willis.

Voting against the motion to adopt Bill No. 2011-09 were Councilman Powers and Councilman Robinson.

Bill No. 2011-09 was adopted by a vote of 5-2.

**COUNCIL RECESSED AT 3:07 P.M.**

**COUNCIL RECONVENED AT 3:14 P.M.**

**INTRODUCTION OF RESOLUTIONS**

**RESOLUTION NO. 2011-09 - (Taken out of order)**

**A RESOLUTION TO ADOPT THE COMMUNITY DEVELOPMENT BLOCK GRANT BUDGET FOR THE FISCAL YEAR 2011-2012.**

Mr. Scotty Davis, Director of Community Services reported that notification has been received that the City will receive approximately \$305,070 in CDBG funds for FY 2011-2012.

The proposed 2011-2012 CDBG Budget is as follows:

|                                       |               |
|---------------------------------------|---------------|
| Planning and Administration           | \$ 40,000     |
| Recreational Improvements-Section 108 | 100,000       |
| Abandoned Houses/Vacant Lots          | 40,000        |
| Emergency Rehabilitation              | 100,070       |
| Subrecipient (Transitional Shelter)   | <u>25,000</u> |

TOTAL \$ 305,070

Mayor Pro tem Brand made a motion to adopt the 2011-2012 CDBG budget. Councilwoman Williams-Blake seconded the motion.

Councilwoman Ervin made a motion that the \$40,000 designated for Planning and Administration be moved to Abandoned Houses and the City allocate the \$40,000 for Planning and Administration out of the General Fund budget. Councilman Robinson seconded the motion.

Councilman Powers expressed his concern that Council would not be looking at the General Fund budget until May 19 and would like to wait and see where the \$40,000 would be taken from before approving this amendment.

Following a discussion regarding how much funding would be needed for Mr. Davis' department to continue to do what they have been doing in the past; Councilwoman Ervin asked that before the

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meeting on May 19 that a proposal be prepared by staff as to how the \$40,000 can be shifted to abandoned houses and vacant lots and how the \$40,000 can be pulled up from the General Fund for the line item of Planning and Administration in the CDBG budget.

Councilwoman Ervin's motion and Councilman Robinson's second will be pending until the budget worksession of May 19.

**RESOLUTION NO. 2011-06**

**A RESOLUTION RECOGNIZING THE 150<sup>TH</sup> ANNIVERSARY OF FIRST PRESBYTERIAN CHURCH.**

A Resolution recognizing the 150<sup>th</sup> anniversary of First Presbyterian Church was adopted by Council.

Mayor Pro tem Brand made a motion to adopt Resolution No. 2011-06. Councilwoman Williams-Blake seconded the motion, which carried unanimously.

**RESOLUTION NO. 2011-08**

**A RESOLUTION RECOGNIZING MAY 6-12, 2011 AS NATIONAL NURSES WEEK**

A Resolution recognizing May 6-12, 2011 as National Nurses Week was adopted by Council.

Councilman Willis made a motion to adopt Resolution No. 2011-08. Councilwoman Ervin seconded the motion. There was no objection and the motion carried unanimously.

**REPORTS TO COUNCIL**

**APPOINTMENTS TO BOARDS AND COMMISSIONS**

**ACCOMMODATIONS TAX ADVISORY COMMITTEE**

Appointments to this Committee were deferred until the June, 2011 meeting.

**CITY-COUNTY CIVIC CENTER COMMISSION**

Appointments to this Commission were deferred.

**CITY-COUNTY HISTORICAL COMMISSION**

Councilwoman Octavia Williams-Blake made a motion to accept Councilman Ed Robinson's nomination of Marilyn McClain to serve on the Historical Commission. Councilman Willis seconded the motion, which carried unanimously.

Mrs. Marilyn McClain was appointed to serve on the Historical Commission for a term to begin immediately and end June 30, 2015.

**CITY OF FLORENCE ZONING BOARD OF APPEALS**

Mayor Pro tem Brand made a motion to reappoint Mr. Larry Chewning to serve on the Zoning Board of Appeals. Councilman Powers seconded the motion, which carried unanimously.



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Mr. Larry Chewing was reappointed to serve on the Zoning Board of Appeals for a term to begin immediately and end June 30, 2013.

Councilman Robinson made a motion to appoint Mr. Isaiah Harley to serve on the Zoning Board of Appeals. Councilman Powers seconded the motion, which carried unanimously.

Mr. Isaiah Harley was appointed to serve on the Zoning Board of Appeals for a term to begin immediately and end June 30, 2013.

**PEE DEE REGIONAL AIRPORT AUTHORITY**

Appointment to this Authority was deferred by Council.

**VETERANS PARK COMMITTEE**

Appointment to this Committee was deferred by Council.

**A REPORT BY COUNCILMAN ROBINSON REGARDING CITY EMPLOYMENT ISSUES.**

Councilman Robinson expressed his concerns with the fair and equitable employment for the City of Florence as relates to the Police and Fire Departments. Councilman Robinson stated that the recent hiring of 10 white firemen was what prompted him to speak about this. Councilman Robinson feels this is unacceptable in a city that is almost 50% black. Councilman Robinson stated that the City Manager, Fire Chief and Police Chief are going to have to be more cognizant of race relations in the City of Florence. Councilman Robinson stated that the City needs to find better means of recruiting.

Mayor Wukela stated that he shares this concern with Councilman Robinson in that none of the new firemen were African American. Conversations have taken place with the Fire Chief and the City Manager who share these concerns as well. Of the 130 applications that were received for those 10 positions, 20% of the applicants were African Americans. So from the beginning, the City was dealing with a smaller pool of African American applicants. Unfortunately of those that did apply, a large number of them didn't come back for testing. Those that did come back for testing and passed were offered jobs but for whatever reason they did not accept the position. Somehow it has to be conveyed to the African American community that these are good jobs and the City of Florence would like to see African Americans applying for them.

Councilman Brand stated that he wanted to make sure that the viewing public understands that the entire council does not necessarily agree with all the other opinions. Councilman Brand feels the Chief of Police and the Fire Chief do an outstanding job and thanked them, and their departments, for their dedication and leadership in the community and for all they do for the community.

Councilwoman Ervin stated she had briefly talked with the Fire Chief about this. Councilwoman Ervin stated she feels the position of City Manager needs to have the mindset of diversity and to look at ways that there can be more diversity in the City of Florence.

Councilman Willis suggested that the City's focus be on recruiting from the colleges. Councilman Willis stated that working for the police and fire department are great careers and opportunities and would like to encourage the leadership of the city manager to pursue that option, if it is not already in place.

**A DISCUSSION BY COUNCILMAN WILLIS ON PUBLIC SAFETY AND A REVIEW OF THE PEDDLER BUSINESS LICENSE ORDINANCE.**

Councilman Willis acknowledged the contributions of the police and public safety officers and

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thanked them for their service. Juvenile incidents are down 20.1% from last year and juvenile arrests are down 14.1%. Councilman Willis also acknowledged the contributions made by the Community Action Team (CAT) and their work with the neighborhood watch associations.

Councilman Willis stated he had hoped to speak about the complaints he has received from citizens with their concern of peddlers knocking on residential doors late in the evening. Councilman Willis stated he has reviewed some court rulings and is working on a solution and hopes to have something further on this issue at a later date.

**EXECUTIVE SESSION**

Mayor Wukela stated there were two legal matters, one personnel matter and a contractual matter to discuss in Executive Session.

Mayor Pro tem Brand made a motion to enter into Executive Session. There was no objection to this motion.

Council entered into Executive Session at 4:10 p.m.

Mayor Wukela reconvened the regular meeting at 6:30 p.m.

Mayor Wukela stated that Council covered legal issues and a contractual matter in Executive Session. No action was requested and no action was taken in Executive Session.

**ADJOURN**

Councilman Willis made a motion to adjourn the meeting. There was no objection. Council adjourned the meeting at 6:32 p.m.

Dated this 13<sup>th</sup> day of June, 2011.

\_\_\_\_\_  
Dianne M. Rowan, Municipal Clerk

\_\_\_\_\_  
Stephen J. Wukela, Mayor

**SPECIAL MEETING OF FLORENCE CITY COUNCIL  
THURSDAY, MAY 19, 2011 – 10:30 A.M.  
CITY OF FLORENCE FIRE STATION #5  
296 E. REDBUD LANE, FLORENCE, SOUTH CAROLINA**

**MEMBERS PRESENT:** Mayor Wukela called the special meeting to order at 10:40 a.m. with the following members present: Mayor Pro tem Buddy Brand, Councilwoman Teresa Myers Ervin, Councilman Stephen C. Powers, Councilman Edward Robinson, Councilwoman Octavia Williams-Blake, and Councilman Willis.

**ALSO PRESENT:** Mr. David N. Williams, City Manager; Mrs. Dianne M. Rowan, Municipal Clerk; Mr. James W. Peterson, Jr., City Attorney; Mr. Thomas W. Chandler, Director of Finance; and Mrs. Darene Stankus, Director of Human Resources.

Notices of this special meeting were sent to the media informing them of the date, place and time of the meeting. Mr. John Sweeney of the Morning News was present for the meeting.

**INVOCATION**

Councilwoman Teresa Myers Ervin gave the invocation for the meeting. The invocation was followed by the Pledge of Allegiance to the American Flag.

**BUDGET WORKSESSION**

Mr. Williams stated that the entire budget would be presented to Council today. Items that will be discussed are:

- Changes in Compensation & Benefits
- Water and Sewer Enterprise Fund (Operations)
- Water and Sewer Utilities Construction Fund
- Stormwater Utility Enterprise Fund (Operations)
- Stormwater Utility Construction Fund
- Utilities Equipment Replacement
- Hospitality Special Revenue Fund
- General Fund

**Proposed FY 2011-12 Budgets by Fund**

|                                    |                      |
|------------------------------------|----------------------|
| Water & Sewer Enterprise Fund      | \$ 29,400,000        |
| Water & Sewer Construction Fund    | 4,475,000            |
| Stormwater Utility Enterprise Fund | 1,320,000            |
| Stormwater Construction Fund       | 602,000              |
| Capital Equipment Replacement      | 646,000              |
| Hospitality Fund                   | 3,500,000            |
| General Fund                       | 29,100,000           |
| <b>ALL FUNDS</b>                   | <b>\$ 69,043,000</b> |

**FY 2011-12 Changes in Compensation and Benefits Costs In The Proposed Budget**

- ▶ 2% Cost of Living Increase effective January 1, 2012
- ▶ Annual Longevity Recognition
- ▶ Performance Based Merit Plan Suspended for FY 2011-12
- ▶ Expanded Health Insurance Benefits/Costs (6% increase projected)

Mr. Williams stated that the salaries and benefits are 70% of the budget, particularly in the General Fund, because that is where most of the operations are. Total wages for FY 2011-12 are \$19,271,850; a 1.60% increase over last year. Other components that impact the budget are a 0.64% increase in SC/PORS Retirement; a 21.92% increase in Health/Dental/Vision/Life/LTD; a 15.01% increase in Workers' Compensation; and a 0.98% increase in FICA. There is an overall increase of 10.47% in the benefits budget for this year.

The number of Workers' Compensation claims for 2010 was 31 with a 64.20% loss ratio. The City's objective is to maintain the loss ratio at less than the 60% rate. The City's Workers' Compensation Experience Modifier has dropped over the last few years. However, it will be slightly up in 2011 because of some expensive claims that were recently settled. As the compensation experience goes down it translates to lower costs. The City is expecting a somewhat higher cost in 2011 over 2010, but not a huge increase.

For the last three years the City has been able to give the employees a 2% Cost-of-Living Increase with implementation occurring at midyear.

The loss ratio for all lines of coverage (property, casualty and tort) is 8.54%. There were 36 claims in 2010.

**Water & Sewer Utilities Enterprise Fund (Operating Fund)**

The 2011-2012 Budget includes the second year of a ten-year rate increase (monthly rates only) adopted by Council on March 8, 2010.

The water and sewer revenues by source are: 47% from water fees and charges; 45% from wastewater fees and charges; and 8% from other revenue. There is not a lot of growth expected in the water and tap fees for 2011-2012.

**Water & Sewer Utilities Expenses**

**Water & Sewer Expenses by Department:**

|     |                              |
|-----|------------------------------|
| 36% | Debt Service                 |
| 22% | Nondept/Const. Fund Transfer |
| 13% | Wastewater Treatment         |
| 8%  | Distribution Ops             |
| 7%  | Ground Water Production      |
| 4%  | Engineering                  |
| 4%  | Surface Water Production     |
| 3%  | Utility Finance              |
| 3%  | Collection Ops               |

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Debt Service is the largest category of budgeted expenses in the water and sewer budget; followed by operations, personnel and capital. There are 120 budgeted positions in the Water and Sewer Enterprise Fund for 2012.

Electricity costs are a large part of the cost of operating the water and sewer system. This includes all of the pumps, sewer lift stations, and water plants; costs will be approximately \$2.4 million for next year.

Chemical costs used for treating water will be approximately \$450,000 in 2012.

Cost for gasoline and oil for 2012 will be approximately \$230,000.

**Water & Sewer Construction Fund Revenue**

| <b><u>2011-12 Water &amp; Sewer Construction Fund Revenue</u></b>        | <b><u>Amount</u></b> |
|--|----------------------|
| Projected Funds on Hand on July 1, 2011                                  | \$ 1,396,000         |
| From Retained Earnings (Utilities relocations - 1¢ Tax Highway Projects) | 700,000              |
| 2010-11 Transfer from W/S Operating Fund                                 | 2,300,000            |
| Projected Interest Earnings  | 10,000               |
| Florence County Infrastructure Fund Reimbursement                        | 49,000               |
| Civic Center Water & Sewer Reimbursement                                 | <u>20,000</u>        |
| <b>Total W/S Construction Fund Revenue</b>                               | <b>\$ 4,475,000</b>  |

**Water & Sewer Construction Fund Projects**

**FY 2011-12 W/S Construction Fund Projects**

| <b><u>A. Projects Approved and/or Begun in Prior Years</u></b> | <b><u>Amount</u></b> |
|--|----------------------|
| 1. N. Ebenezer Road Water Line Relocation (SCDOT)              | 170,000              |
| 2. Woody Jones Blvd/Radio Road W/S Improvements                | 53,000               |
| 3. Repair to Surface Water Plant Intake Pump/Screen            | 225,000              |
| 4. Elevated Water Tank Inspection/Maintenance                  | 493,000              |
| 5. Civic Center W/S Service Connection for Campers             | 40,000               |
| <br>   |                      |
| <b><u>B. Projects Approved and Added in FY 2010-11</u></b>     | <b><u>Amount</u></b> |
| 1. Old Marion Highway Waterline Extension                      | 180,000              |
| 2. Oakdale Area Water Pressure Improvements                    | 250,000              |
| 3. SC Highway 327/I-95 Utilities Relocation                    | 25,000               |
| 4. US Highway 76 Widening Utilities Relocation                 | 200,000              |
| 5. WWTP Contingency  | 380,000              |

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|  |           |                      |
|--|-----------|----------------------|
| <b><u>C. Proposed Projects for FY 2011-12</u></b>          | <b>\$</b> | <b><u>Amount</u></b> |
| 1. Savannah Grove Area Sewer                               |           | 80,000               |
| 2. CMOM Compliance   |           | 50,000               |
| 3. Steel Road Lift Station Upgrade/Rehabilitation          |           | 250,000              |
| 4. Surface Water Plant Communications Upgrade              |           | 30,000               |
| 5. Police Cabin Pump Station/Force Main Upgrade            |           | 66,000               |
| 6. Prince Street/Campbell Street Sewer Rehab/Relay         |           | 150,000              |
| 7. Widening of TV Road – Utilities Relocation              |           | 500,000              |
| 8. Paper Mill Rd Bridge Replacement – Utilities Relocation |           | 20,000               |
| 9. Revision of Land Subdivision Codes (UDO Development)    |           | 24,000               |
| 10. Brandon Woods Sewer Force Main Upgrade                 |           | 50,000               |
| 11. McGowan Commons Water & Sewer                          |           | 300,000              |
| 12. Jefferies Creek Beaver Management (SSO Compliance)     |           | 7,000                |
| 13. Country Creek Sewer Extension                          |           | 150,000              |
| 14. Jefferies Creek Sewer Crossing Repairs                 |           | 40,000               |
| 15. GIS Mapping Software Integration Project               |           | 15,000               |
| <br>   |           |                      |
| <b><u>D. Other</u></b>                                     | <b>\$</b> | <b><u>Amount</u></b> |
| 1. Utility Line Engineering/Legal/Profession Services      |           | 50,000               |
| 2. Reserved for Other Projects                             |           | <u>677,000</u>       |
| <b>Total W/S Construction Fund Expenses</b>                | <b>\$</b> | <b>4,475,000</b>     |

**Stormwater Utility Enterprise Fund (Operating Fund)**

**Stormwater Utility Revenues**

**Stormwater Revenues by Source:**

95% Stormwater Fees  
5% Other Revenue

**Stormwater Utility Expenses**

**Stormwater Expenses by Category**

59% Operations  
28% Debt Service  
13% Nondept/Construction Fund

There are 9 budgeted positions in the proposed Stormwater budget and they are primarily O & M positions.

**Stormwater Construction Fund Revenue**

**FY 2011-12 Stormwater Construction Fund Revenue**

|   |           |                |
|---|-----------|----------------|
| Projected Funds on Hand on July 1, 2011           | \$        | 500,000        |
| 2010-11 Transfer from Stormwater Operating Fund   |           | 100,000        |
| Projected Interest Earnings                       |           | <u>2,000</u>   |
| <b>Total Stormwater Construction Fund Revenue</b> | <b>\$</b> | <b>602,000</b> |

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**FY 2011-12 Stormwater Construction Fund Projects**

**FY 2011-12 Stormwater Construction Fund Projects**

|  |    |                      |
|--|----|----------------------|
| <b><u>A. Projects Approved and/or Begun in Prior Years</u></b> | \$ | <b><u>Amount</u></b> |
| 1. Stormwater Operations Division Pipe Projects                |    | 15,000               |
| 2. NPDES Phase II Compliance                                   |    | 50,000               |
| 3. Cheraw and Woodstone Ditch Piping Project                   |    | 10,000               |
| 4. Oakland Street Culvert Project                              |    | 10,000               |
| 5. Boyd Street Ditch Piping Project                            |    | 2,000                |
| 6. End-of-Pipe Water Quality Enhancements Project              |    | 5,000                |
| <br>   |    |                      |
| <b><u>B. Projects Approved and Added in FY 2011-12</u></b>     | \$ | <b><u>Amount</u></b> |
| 1. Double-Barrel Pipe Repair (Wannamaker/Youpon)               |    | 10,000               |
| 2. Cannon Street & Dozier Street Pond Maintenance              |    | 125,000              |
| 3. Timrod Park Pipe Outfall Improvements                       |    | 65,000               |
| 4. Williams Boulevard Outfall Improvements                     |    | 150,000              |
| <br>   |    |                      |
| <b><u>C. Proposed Projects for FY 2011-12</u></b>              | \$ | <b><u>Amount</u></b> |
| 1. Pennsylvania Drive Area Drainage Improvements               |    | 10,000               |
| 2. McGowan Commons Storm Drainage Improvements                 |    | 41,000               |
| 3. Stormwater Billing Software Upgrade                         |    | 15,000               |
| <br>   |    |                      |
| <b><u>D. Other</u></b>   | \$ | <b><u>Amount</u></b> |
| 1. Reserved for Other Projects                                 |    | 24,000               |
| 2. Stormwater Engineering/Legal/Professional Services          |    | 70,000               |
| <b>Total S/W Construction Fund Expenses</b>                    | \$ | <b>602,000</b>       |

**Utilities Capital Equipment Replacement Expenses By Department**

|   |    |                      |
|---|----|----------------------|
| <b><u>Department</u></b>                |    | <b><u>Amount</u></b> |
| Engineering                             | \$ | 73,000               |
| Utility Finance                         |    | 29,000               |
| Wastewater Treatment Plant              |    | 36,000               |
| Ground Water Production                 |    | 18,000               |
| Distribution Operations                 |    | 50,000               |
| Collection Operations                   |    | 250,000              |
| Stormwater Operations                   |    | 190,000              |
| <b>Equipment Replacement Fund Total</b> | \$ | <b>646,000</b>       |

|   |    |                      |
|---|----|----------------------|
| <b><u>Engineering</u></b>                     |    | <b><u>Amount</u></b> |
| 1. Copying Machine                            | \$ | 8,000                |
| 2. High Capacity Printer                      |    | 10,000               |
| 3. Mid Size Utility Vehicle (#100) with Radio |    | 25,000               |
| 4. Mid Size Utility Vehicle (#511) with Radio |    | 25,000               |
| 5. Fuel Tank Monitoring System                |    | 5,000                |
| <b>Engineering Total</b>                      | \$ | <b>73,000</b>        |

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|                                      |           |                      |
|--------------------------------------|-----------|----------------------|
| <b><u>Utility Finance</u></b>        |           | <b><u>Amount</u></b> |
| 1. Utility Billing Computer Hardware | \$        | <u>29,000</u>        |
| <b>Utility Finance Total</b>         | <b>\$</b> | <b>29,000</b>        |

|  |           |                      |
|--|-----------|----------------------|
| <b><u>Wastewater Treatment Plant</u></b>   |           | <b><u>Amount</u></b> |
| 1. Mid Size Pickup Truck (#778) with Radio | \$        | 18,000               |
| 2. Backhoe (#766)                          |           | <u>18,000</u>        |
| <b>Wastewater Total</b>                    | <b>\$</b> | <b>36,000</b>        |

|  |           |                      |
|--|-----------|----------------------|
| <b><u>Ground Water Production</u></b>      |           | <b><u>Amount</u></b> |
| 1. Mid Size Pickup Truck (#709) with Radio | \$        | <u>18,000</u>        |
| <b>Ground Water Production Total</b>       | <b>\$</b> | <b>18,000</b>        |

|                                       |           |                      |
|---------------------------------------|-----------|----------------------|
| <b><u>Distribution Operations</u></b> |           | <b><u>Amount</u></b> |
| 1. Backhoe (#667)                     | \$        | <u>50,000</u>        |
| <b>Distribution Operations Total</b>  | <b>\$</b> | <b>50,000</b>        |

|  |           |                      |
|--|-----------|----------------------|
| <b><u>Collections Operations</u></b>       |           | <b><u>Amount</u></b> |
| 1. Sewer Rod Truck (#677) with Radio       | \$        | 76,000               |
| 2. Asphalt Truck (#690) with Radio         |           | 140,000              |
| 3. Mid Size Pickup Truck (#696) with Radio |           | 18,000               |
| 4. Trailer Mounted Compressor              |           | <u>16,000</u>        |
| <b>Collections Operations Total</b>        | <b>\$</b> | <b>250,000</b>       |

|  |           |                      |
|--|-----------|----------------------|
| <b><u>Stormwater Operations</u></b>        |           | <b><u>Amount</u></b> |
| 1. Mid Size Pickup Truck (#810) with Radio | \$        | 20,000               |
| 2. Mid Size Pickup Truck (#811) with Radio |           | 20,000               |
| 3. Street Sweeper (#851)                   |           | <u>150,000</u>       |
| <b>Stormwater Operations Total</b>         | <b>\$</b> | <b>190,000</b>       |

**HOSPITALITY FUND**

**Hospitality Fee Allowed Uses**

Revenue generated by the hospitality fee must be used exclusively for the following purposes:

- Tourism-related buildings including, but not limited to, civic centers, coliseums, and aquariums
- Tourism-related cultural, recreational, or historic facilities
- Beach access and re-nourishment
- Highways, roads, streets, and bridges providing access to tourist destinations
- Advertisements and promotions related to tourism development
- Water and sewer infrastructure to serve tourism-related demand

S.C. Law permits up to 50% of these funds to be spent for related operations

Projections for the hospitality fee revenue for 2012 is approximately \$3 million.



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**Hospitality Fund Revenues & Expenditures**

| <b><u>Hospitality Fund Revenues</u></b>             | <b><u>Amount</u></b> |
|---|----------------------|
| Hospitality Fees                                    | \$ 2,995,000         |
| Interest Earnings                                   | 25,000               |
| Grant Revenue-Bruce and Lee Foundation              | 500,000              |
| <b>FY 11-12 Hospitality Fund Estimated Revenues</b> | <b>\$ 3,500,000</b>  |

| <b><u>Hospitality Fund Expenditures</u></b>             | <b><u>Amount</u></b> |
|---|----------------------|
| Civic Center Funding                                    | \$ 1,172,000         |
| Freedom Florence  | 702,000              |
| Economic Development Partnership Membership             | 46,000               |
| Florence Museum Support                                 | 30,000               |
| Florence Downtown Development Corporation               | 189,500              |
| Radio Drive/Veterans Park Debt Service                  | 270,500              |
| REDLG Debt Service                                      | 32,000               |
| Tennis Center/Performing Arts Center Debt Service       | 1,018,000            |
| Highway 52 Right-of-Way Acquisition (Payment 4 of 5)    | 40,000               |
| <b>FY 11-12 Hospitality Fund Estimated Expenditures</b> | <b>\$ 3,500,000</b>  |

**Civic Center Funding**

| <b><u>Expense Category</u></b> | <b><u>Amount</u></b> |
|--------------------------------|----------------------|
| Debt Service                   | \$ 404,000           |
| Operations                     | 375,000              |
| Business Development           | 75,000               |
| Capital Improvements           | 318,000              |
| <b>Total Funding</b>           | <b>\$ 1,172,000</b>  |

Note: In FY 2010-11 the Civic Center is receiving City Accommodations Tax in the amount of \$73,000 for advertising, marketing, & promotions (\$64,000), and business & conference development (\$9,000).

**Florence Downtown Development Corporation Funding**

| <b><u>Expense Category</u></b>  | <b><u>Amount</u></b> |
|---|----------------------|
| Property Ownership Expenses<br>(i.e., insurance, utilities, repairs, etc.)            | \$ 83,500            |
| Organizational Administration<br>(i.e., marketing, professional fees, printing, etc.) | 66,000               |
| Programs Expenses<br>(i.e., business development, debt service)                       | 40,000               |
| <b>Total Funding</b>  | <b>\$ 189,500</b>    |

**Council recessed at 12:53 p.m. for lunch.  
Mayor Wukela reconvened the meeting at 1:35 p.m.**

**GENERAL FUND**

Mr. Williams stated he would be presenting a balanced budget but there are some other needs that are not included in this proposed budget.

**FY 2011-12 Operating Budget Highlights**

\*No tax increases included in the proposed budget. Millage level at present is 56.7 mills.

\*53.7 operating mills

\*3 debt service mills

FY 2010-11: Includes net increase of 1.8 mills due to new debt service millage. The city's net increase of 1.8 mills made very little difference in the tax bill. However, as a result of this increase, the City was able to construct the new Fire Station #5, fund improvements to the parks, and purchase three new fire truck apparatus. The City was able to obtain several capital items with this additional funding.

**GENERAL FUND**

**General Fund Revenues by Source:**

|     |                      |
|-----|----------------------|
| 38% | Licenses and Fees    |
| 32% | Local Taxes          |
| 12% | Interfund Transfers  |
| 7%  | Intergovernmental    |
| 6%  | Charges for Services |
| 3%  | Fines                |
| 2%  | Other Revenue        |

Mr. Williams stated that it is very important to understand the makeup of the revenue sources in the General Fund. Almost all of the revenue sources are sources that staff has no or little control over. For example, Business Licenses, representing 38% of the budget, is the biggest part of the budget, but unless business license fees were increased, staff has no control over how much money is brought in. Business Licenses is a fee on the gross receipts of the businesses in the City of Florence and if sales go down then revenues decrease. If a business has a decline because of the local economy they pay the City less in business license fees. The same is true with a large part of local taxes; a combination of property taxes and the local option sales tax (LOST). The City does not control the local option sales tax. That is directly related to the retail sales in the City of Florence. If people don't spend then it is reflected in the amount that the city receives. The amount the city receives is determined by a formula set by state law. The City can control the other part of that, the property tax, to a certain extent by implementing millage increases as was done last year. But even that is controlled by the State Legislature because the city is under a millage cap, which limits the city's ability to raise property taxes as well. Most of these sources are out of the control of the city.

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**General Fund Top Revenue Sources (\$20,430,500 = 70.2%)**

|                          |    |           |
|--------------------------|----|-----------|
| • Business Licenses      | \$ | 7,370,000 |
| • Local Option Sales Tax | \$ | 5,225,000 |
| • Property Taxes         | \$ | 4,135,000 |
| • Franchise Fees         | \$ | 3,700,000 |

Local Option Sales Tax Reserves are projected to be \$190,000 for 2012.

In the last three years the city has not quite met the original budget on the business licenses.

Franchise Fee Collections are projected to be approximately \$3.7 million for 2012.

State Shared Revenue is a small component of the City's budget. The City is projecting the effect to be minimal next year even though a large decrease is expected from the State. The reason for this is the Census. Part of the formula for figuring the State shared revenue is based on population. The unofficial census figures indicate a pretty large increase in the city's population from last year to this year. As a result, the city won't be seeing very much of a decrease in this category.

Police Grant Revenues are projected to be approximately a little more than \$500,000.

Miscellaneous grant revenues for 2012 are projected to be \$400,000.

The City is anticipating about \$175,000 in criminal fines and about \$590,000 in traffic fines for FY 2011- 2012.

Council had a lengthy discussion regarding the possibility of having a dedicated judge and/or creating a livability court to hear livability issues.

**GENERAL FUND EXPENDITURES**

**General Fund Expenditures by Department:**

|     |                              |
|-----|------------------------------|
| 32% | Police                       |
| 18% | Fire                         |
| 16% | Public Works                 |
| 11% | Gen Gov/Admin                |
| 11% | Comm. Prom & Non Dept        |
| 10% | Parks & Leisure Services     |
| 2%  | Urban Planning & Development |

In General Government personnel costs are the biggest part of the budget and that is because the product is service. The operations portion of this budget is relatively small and there is very little for equipment. For the first time in many years there is a small component for debt service. That is the debt that was issued to build Fire Station #5, purchase fire trucks and do the park improvements.

**FY 2011-12 Salaries and Wages General Fund**

|  | <u>Amount</u>        |
|--|----------------------|
| Wages before COLA, Longevity and Merit | \$ 14,470,520        |
| FY 2011-12 COLA                        | 142,530              |
| FY 2011-12 Longevity                   | 75,750               |
| FY 2011-12 Merit                       | 13,200               |
| <b>FY 2011-12 Total Wages</b>          | <b>\$ 17,720,000</b> |

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There is a 1.60% increase in the base salaries by virtue of the above three items.  
 Gas and oil costs are projected to be \$700,000 for 2012.  
 Electricity costs are projected to be approximately \$325,000.  
 Projection for heating fuel to heat city buildings (not the city county complex) is about \$35,000.  
 Street Light costs will be approximately \$675,000 for FY 2012.  
 There are 388 budgeted positions in the General Fund for 2012.

**Community Programs Agency Requests**

These are agencies that Council traditionally funds from the General Fund:

| <u>Agency</u>           | <u>FY 10-11 Appropriation</u> | <u>FY 11-12 Request</u> | <u>FY 11-12 Budgeted</u> |
|-------------------------|-------------------------------|-------------------------|--------------------------|
| Boys and Girls Club     | \$ 20,000                     | \$ 20,000               | \$ 20,000                |
| PDRTA                   | 35,000                        | 200,000                 | 35,000                   |
| Humane Society          | 50,000                        | 150,000                 | 50,000                   |
| Red Cross               | 10,00                         | 15,000                  | 10,000                   |
| Keep Florence Beautiful | <u>5,000</u>                  | <u>5,000</u>            | <u>5,000</u>             |
| <b>TOTAL</b>            | <b>\$ 120,000</b>             | <b>\$ 390,000</b>       | <b>\$ 120,000</b>        |

**Balancing the Budget**

Staff started the process of balancing the budget with a \$2,418,000 deficit. Revenue projections were originally \$28,235,000 and original expenditure requests came in at \$30,653,000.

To close the gap and balance the general fund budget staff reduced budget requests; eliminated some budget requests; decided that some of the requests that were made could be purchased early; and a few of the revenue projections were increased.

Line items that were targeted for reductions were salaries and wages; operations costs; and capital equipment.

**General Fund Compensation Cost Savings Included in Proposed FY 2011-12 Budget**

|   | <u>Amount</u>       |
|---|---------------------|
| Savings Attributable to Anticipated Position Turnover | \$ 771,000          |
| Savings Attributable to Suspension of Merit Pay       | <u>279,000</u>      |
| <b>TOTAL</b>  | <b>\$ 1,050,000</b> |

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**General Fund Equipment Eliminated to Balance Proposed FY 2011-12 Budget**

| <b><u>Department</u></b>     |           | <b><u>Amount</u></b> |
|------------------------------|-----------|----------------------|
| Community Services           | \$        | 43,500               |
| Police                       |           | 11,700               |
| Fire                         |           | 22,500               |
| Streets                      |           | 59,000               |
| Sanitation                   |           | 48,000               |
| Equipment Maintenance        |           | 2,500                |
| Parks/Leisure Services       |           | 23,000               |
| Athletic Programs            |           | 3,000                |
| Urban Planning & Development |           | <u>10,000</u>        |
| <b>TOTAL</b>                 | <b>\$</b> | <b>223,200</b>       |

**General Fund Early Purchases Recommended to Balance Proposed FY 2011-12 Budget**

| <b><u>Department</u></b>     |           | <b><u>Amount</u></b> |
|------------------------------|-----------|----------------------|
| City Court                   | \$        | 6,500                |
| Finance                      |           | 4,000                |
| Human Resources              |           | 2,500                |
| Police                       |           | 20,000               |
| Fire                         |           | 38,000               |
| Equipment Maintenance        |           | 6,500                |
| Parks/Leisure Services       |           | 10,000               |
| Athletic Programs            |           | 24,000               |
| Urban Planning & Development |           | <u>1,500</u>         |
| <b>TOTAL</b>                 | <b>\$</b> | <b>113,000</b>       |

**General Fund Recommended Items for One Time Use of Unappropriated Surplus**

| <b><u>Item</u></b>                     |           | <b><u>Amount</u></b> |
|--|-----------|----------------------|
| North Region Police Station Heat Pumps | \$        | 14,000               |
| Timrod Park Playground Equipment       |           | 140,000              |
| Maple Park Playground Equipment        |           | 20,000               |
| Leisure Services Activities Bus        |           | 50,000               |
| Finance/HR Mangmnt. Systems Software   |           | <u>155,000</u>       |
| <b>TOTAL</b>                           | <b>\$</b> | <b>379,000</b>       |

**General Fund Expenditures by Category**

70% Personnel  
27% Operations  
3% Capital

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**Summary of Actions to Balance General Fund Budget**

|   |           | <u>Amount</u>    |
|---|-----------|------------------|
| Wages & Compensation Reductions   | \$        | 771,000          |
| Suspension of Performance Based Merit Plan                                    |           | 279,000          |
| Eliminated Equipment Cost Reductions  |           | 223,200          |
| Early Purchase Equipment Cost Reductions                                      |           | 113,000          |
| Additional Operations Reductions (from misc. departmental operating accounts) |           | 116,800          |
| Revenue Projection Enhancements   |           | 486,000          |
| One Time Use of Unappropriated Surplus  |           | <u>379,000</u>   |
| <b>TOTAL Adjustments to Balance Budget</b>                                    | <b>\$</b> | <b>2,418,000</b> |

As a result of these actions, Staff is able to present a balanced budget to City Council. However, there are other considerations that are not included in the proposed budget that Staff feels are appropriate for council to consider and determine what the next step should be with those. There is a 5.78% increase for the 2011-12 General Fund Budget.

**OTHER BUDGETARY ISSUES**

**Other General Fund Requests Not Included In FY 2011-12 Budget**

| <u>Organization/Event</u>             |           | <u>Request</u> |
|---------------------------------------|-----------|----------------|
| Pee Dee Veterans Council – Stand Down | \$        | 2,500          |
| Mayor’s Coalition – Summer Programs   |           | 90,000         |
| Marine Corp League – Patriotic Parade |           | 1,000          |
| PDRTA/FMU Shuttle                     |           | 25,000         |
| Florence Family Sundays In The Park   |           | <u>1,000</u>   |
| <b>Total</b>                          | <b>\$</b> | <b>119,500</b> |

Note: A request was made by Modestine Brody for property to provide support services for homeless veterans as a VA grant match.

Council had a lengthy discussion on the request from Francis Marion University and PDRTA for a new shuttle route from FMU to downtown Florence. The discussion essentially came down to 1) a funding amount needs to be established; and 2) if Council approves, the extra money is contingent upon the other parties involved agreeing to participate.

**Other Request Not Included In FY 2011-12 Budget**

| <u>Organization/Event</u>                       |           | <u>Amount</u> |
|---|-----------|---------------|
| Veterans Park Committee – Monument Contribution | \$        | <u>25,000</u> |
| <b>TOTAL</b>                                    | <b>\$</b> | <b>25,000</b> |

One thing to keep in mind, when the Veterans Park was first built and decisions were being made, one thing that was generally discussed, was that monuments that would be added over the years to the park, it would be the responsibility of the community to raise the funds for the monuments. In other words, the City was distancing itself from funding monuments that would be added over time. Mr. Williams stated that one other point that needed to be made is that the city advanced all of the upfront costs for the “Wall of Honor” with the understanding with the Veterans Park Committee that they would sell the tiles and that the proceeds of those sales would pay back what the city advanced. It was a

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sizable amount of money and they are far from paying it back. Staff knew it would be a somewhat slow process but any project, like this monument, that they get involved with has the potential of taking away from their efforts to repay the money for the “Wall of Honor”.

Council members discussed why they were in favor of funding the monument or not in favor of funding the monument.

Mr. Williams reported the Humane Society has approached the City and asked if the City would take over the day to day operations of the Animal Shelter. The problem that the Animal Shelter is and has been having for some time is they are not able to attract employees that will stay with them or can even do the job. Staff has been talking with them for some time about how there could be a division of responsibilities there. If the City is going to do that this would be the time to do it as they move into a new shelter. It will be necessary to have full time employees assigned to the shelter to keep it maintained, clean and the policies and procedures operating as they should, rather than depending on volunteers to do so much of the work. The thought right now is if the city does the day to day operations and the role of the Humane Society would continue to do fund raising and working on the medical side, where they can secure professional resources to help with that, and work with the public on the adoption side.

Council discussed the pros and cons of the City running the Animal Shelter and how it could be accomplished.

**Proposed Budget for the Animal Shelter:**

**Requirements for City Operated Animal Shelter & Animal Control**

| <u>Projected Expenses</u>                               | <u>Amount</u> | <u>Amount</u>            |
|---|---------------|--------------------------|
| Personnel and Benefits                                  | \$ 309,300    |                          |
| Operations  | <u>75,000</u> |                          |
| <b>Total Projected Expenses</b>                         |               | <b>\$ 384,300</b>        |
| <br>  |               |                          |
| <b>Projected Revenues/Other Funding</b>                 |               |                          |
| From Humane Society Donations                           | \$ 125,000    |                          |
| From Adoption Fees                                      | 40,000        |                          |
| Current Direct City Appropriation                       | 50,000        |                          |
| Current Animal Control Budget                           | <u>78,700</u> |                          |
| <b>Total Revenues/Other Funding</b>                     |               | <b>\$ <u>293,700</u></b> |
| <br><b>Amount Needed from Additional Funding Source</b> |               | <br><b>\$ 90,600</b>     |

**OTHER BUDGET CONCERNS**

- ▶ Downtown Redevelopment Needs
  - ▶ Evans Street Hotel/Restaurant Project
  - ▶ Business Incubator
- ▶ 218 West Evans Street Property Issues
- ▶ CDBG Budget Resolution

**Additional General Fund Revenue Discussion**

**Millage Increase Considerations**

- Section 6-1-320 (A) of SC State Law establishes millage caps imposed for general operating purposes of local governments for each year equal to the increase in the average 12 month CPI for the most recent 12 month period plus the percentage increase in the previous year in the population of the entity as determined by the Office of Research and Statistics (ORS) of the State Budget and Control Board.
- The 2010 CPI is 1.6%. Based on information provided by the MASC, the City of Florence population increased 15.2% from the 2009 Bureau of Census estimate to the 2010 Census results. Adding the CPI and the Census components together, per state law yields a millage cap of 16.8%.
- The City's current general operating millage is 53.7. An increase of 16.8% would provide for a maximum potential millage increase in FY 2011-12 of 9.02 mills, or a total of 62.9 operating mills.
- The value of a mill is approximately \$148,000.

Mr. Williams stated that if Council wanted to, some of these additional items could be funded with an increase in operating millage. Mr. Williams presented this as information and to let Council know that this opportunity will not happen again for 10 years.

As further information, Mr. Williams reported that the City of Florence has never increased the millage cap since it was put into place. As soon as the millage cap was put into place, some municipalities in S.C. began raising millage, even if it was not needed. They knew if they didn't increase the millage, the opportunity would forever be lost. For discussion purposes, Mr. Williams asked the Finance Director to review the millage cap that has been in place for the last five years and what the millage could have been increased to. Using the millage value for each of those years, the City could have brought in \$3,753,920 in additional revenues. The City is fortunate that the budget has been balanced without raising taxes for all those years. Until last year there has not been an operating millage increase in at least 25 years. If Council decided to increase the millage, the increase would not show up until the fall when the tax bills are mailed out. The exception to that is for vehicles, which are billed monthly. An increase of 9 mills would yield an increase of \$36.00 on a \$100,000 home and \$180.00 per year on a \$500,000 home.

Council had a lengthy discussion on the best way to fund the additional requests and if increasing the millage would be advisable in the present economy. Mayor Wukela stated that there appeared to be three options. The first is to accept the balanced budget as presented and not consider any of the additional requests. The second is that any additional requests approved would be funded through a millage increase. And the third option would be to pay for these items out of fund balance, keeping in mind not to spend too much of fund balance because the City's credit rating could be affected.

Mr. Williams stated that Council would not have an opportunity a year from now to increase millage by 9 mills. Mr. Williams suggested that out of the additional requests received, any that are onetime expenditures, it would be find to use fund balance to pay for those. Anything that is ongoing and will need to be funded every year should not come out of fund balance.

In closing, Council will consider their options and discuss them at the next budget worksession.



**SPECIAL MEETING OF FLORENCE CITY COUNCIL  
MAY 19, 2011 – PAGE 15**

**ADJOURN**

There was unanimous consent to adjourn the meeting. The meeting was adjourned at 5:10 p.m.

Dated this 13<sup>th</sup> day of June, 2011.

\_\_\_\_\_  
Dianne M. Rowan, Municipal Clerk

\_\_\_\_\_  
Stephen J. Wukela, Mayor

**SPECIAL MEETING OF FLORENCE CITY COUNCIL  
THURSDAY, MAY 26, 2011 – 4:00 P.M.  
CITY OF FLORENCE FIRE STATION #5  
296 E. REDBUD LANE, FLORENCE, SOUTH CAROLINA**

**MEMBERS PRESENT:** Mayor Wukela called the special meeting to order at 4:12 p.m. with the following members present: Mayor Pro tem Buddy Brand, Councilwoman Teresa Myers Ervin, Councilman Stephen C. Powers, Councilman Edward Robinson, Councilwoman Octavia Williams-Blake, and Councilman Willis.

**ALSO PRESENT:** Mr. David N. Williams, City Manager; Mrs. Dianne M. Rowan, Municipal Clerk; Mr. James W. Peterson, Jr., City Attorney; Mr. Thomas W. Chandler, Director of Finance; and Mrs. Darene Stankus, Director of Human Resources.

Notices of this special meeting were sent to the media informing them of the date, place and time of the meeting. Mr. John Sweeney of the Morning News was present for the meeting.

**INVOCATION**

Councilwoman Teresa Myers Ervin gave the invocation for the meeting. The invocation was followed by the Pledge of Allegiance to the American Flag.

**BUDGET WORKSESSION**

Mr. David Williams, City Manager stated that at the budget worksession of May 19, 2011, the proposed budgets for all funds were presented to Council. A highlight of the revenues and the proposed expenditures was also presented. Staff did not request first reading on the budget ordinance at that meeting, however the budget ordinance has been prepared and can receive first reading at any of the budget worksessions. The City has until the end of June to adopt a budget.

The May 19, 2011 budget worksession ended with several questions or issues that were discussed and Council requested Staff to provide more details on these questions/issues. Staff has prepared a brief presentation that provides additional information and/or recommendations with regards to the City's general fund balance.

In an attempt to balance the General Fund Budget, staff recommended that for some of these longer term items, or those one time items, Council could consider using unappropriated surplus, or fund balance, to fund those. This could be done without invading the integrity of the City's fund balance.

**SPECIAL MEETING OF FLORENCE CITY COUNCIL  
THURSDAY, MAY 26, 2011 – PAGE 2**

**Review of General Fund Recommended Items for One time Use of Unappropriated Surplus:**

| <b><u>Item:</u></b>                    |           | <b><u>Amount</u></b> |
|--|-----------|----------------------|
| North Region Police Station Heat Pumps | \$        | 14,000               |
| Timrod Park Playground Equipment       |           | 140,000              |
| Maple Park Playground Equipment        |           | 20,000               |
| Leisure Services Activities Bus        |           | 50,000               |
| Finance/HR Management Systems Software |           | 155,000              |
| <b>TOTAL</b>                           | <b>\$</b> | <b>379,000</b>       |

**GENERAL FUND BALANCE POINTS AND BEST PRACTICES:**

- As of June 30, 2010 the City of Florence unreserved and undesignated General Fund balance was \$8,912,270.
- This fund balance represents 32.4% of the budget that Council adopted for FY 2010-11.  
Note: Most experts recommend that you maintain between 25% and 35% of the budget fund balance.
- Fund balance should be maintained by the City at a level sufficient to:
  - Meet the City's cyclical cash flow needs
  - Ensure adequacy of reserves in the event of an emergency (i.e., natural disaster or unexpected decline or loss of significant revenue source)
  - Ensure a strong General Obligation credit rating
- Fund balance amounts determined to be available for expenditure in any given year should be used only for:
  - Long life capital items that do not increase ongoing operating costs
  - Other non-recurring, one time expenditures
- Fund balance amounts determined to be available for expenditure in any given year should be used only for:
  - Long life capital items that do not increase ongoing operating costs
  - Other non-recurring, one time expenditures

**FUND BALANCE POLICY FOR FINANCIAL STABILITY**

- Sound financial management principles recommend that sufficient funds be maintained by a local government to provide a consistently stable financial base.
- To ensure this stability, it is recommended that City Council adopt a Fund Balance Policy in the General Fund to provide guidelines for budgeting decisions and to ensure that adequate reserves are established to fund operations by providing sufficient working capital. This can be done by a Resolution adopted by Council.

**FUND BALANCE POLICY CONSIDERATIONS**

Factors to consider in establishing a fund balance policy include:

- Property tax collections are not substantially received until the seventh month of the City’s fiscal year. The cash flow that the City needs comes from the fund balance because the fiscal year ended June 30.
- Business License revenue, which is a significant portion of General Fund revenues, is dependent on the economic environment, and not received until after the eleventh month of the fiscal year.
- The State General Assembly has placed a restriction on municipal governments related to the amount of an increase that can be applied to the tax millage. This allowable increase is based on an increase in CPI and estimated population changes. The possibility exists for no tax millage increase to be available some years.
- The less diversified the revenue base, the higher the recommended unreserved fund balance due to the potential volatility of the limited base of revenue sources (70% of the City’s General Fund revenue base comes from only four funding sources).

**RECOMMENDED FUND BALANCE POLICY**

To meet the City’s cash flow needs, to ensure the adequacy of reserves in the event of an emergency, and to ensure a strong General Obligation credit rating, the City shall maintain an Undesignated General Fund Balance (“Fund Balance”) equal to at least 30% of the most recently approved General Fund Budget. The Fund Balance shall be exclusive of all other reserves obligated by the City.

In the event the Fund Balance is above 30%, the difference may be used to fund capital expenditures which do not increase ongoing operating costs to the City and/or other non-recurring, one-time expenditures.

This is an outline of where the City is currently:

|  |    |               |                  |
|--|----|---------------|------------------|
| <b><u>FY 2011-12 Fund Balance Availability</u></b> |    |               |                  |
| <b>Fund Balance for FYE 6/30/2010</b>              | \$ | <u>Amount</u> | <u>Amount</u>    |
| FY 2010-11 Original Budget                         |    | 27,510,000    | 8,912,270        |
| x Recommended Minimum Percentage                   |    | <u>30%</u>    |                  |
| <b>Recommended Minimum Fund Balance</b>            | \$ |               | <b>8,253,000</b> |
| <br>   |    |               |                  |
| <b>FY 2011-12 Beginning Available Fund Balance</b> | \$ |               | <u>Amount</u>    |
| Fund Balance Included in Proposed 2011-12 Budget   |    |               | 659,270          |
|  |    |               | 379,000          |
| <br>   |    |               |                  |
| <b>Fund Balance for FY 2011-12</b>                 |    |               | <u>Amount</u>    |
| <b>Above Recommended Minimum</b>                   | \$ |               | <b>280,270</b>   |

SPECIAL MEETING OF FLORENCE CITY COUNCIL  
THURSDAY, MAY 26, 2011 – PAGE 4

At the last budget worksession Council discussed a number of needs for which there are no funds to fund them in the proposed budget. Council discussed the cost of those needs and possible ways to fund them.

**Other Unfunded Costs/Requests Representing Ongoing Operational Costs  
(Requires New Revenue Source)**

| <b><u>Organization/Event/Facility</u></b>  | <b><u>Amount</u></b> |
|--|----------------------|
| 1. <b><u>Animal Shelter/Control Operations</u></b><br>If the city takes over the operation of the animal shelter, staff would not only continue our animal control activities but would also operate the Animal Shelter, depending to a degree on the Humane Society continuing with their fund raising activities at the same level as now. Because of the staffing and the salaries and benefits associated with that, the city would still need approximately \$90,000 to make that change. | \$ 90,000            |
| 2. <b><u>Elimination of CDBG Admin Funding</u></b><br>The request that Councilwoman Ervin made that the \$40,000 in the CDBG budget for administrative expense be taken from the General Fund and put back into CDBG for other activities there would represent an additional \$40,000 funding need.   | \$ 40,000            |
| 3. <b><u>Mayor's Coalition – Summer Programs</u></b><br>A request has been received from Mr. Jim Shaw representing the Mayor's Coalition for assistance for various summer programs. Staff is recommending that about \$40,000 can be allocated for some of these programs.  | \$ 40,000            |
| 4. <b><u>PDRTA Additional Operating Funding</u></b><br>PDRTA has made a request for an additional \$25,000. Last year Council approved an additional \$25,000 for PDRTA and it was stated at that time that it would be a one-time request but it has been requested a second time.  | \$ 25,000            |
| 5. <b><u>PDRTA/FMU Shuttle</u></b><br>Council discussed funding for a new shuttle route for students between Francis Marion University and downtown Florence   | \$ 25,000            |
| <b>TOTAL</b>   | <b>\$ 220,000</b>    |

Staff does not recommend funding these requests from fund balance because these are ongoing operation costs and not long term one time expenditures. However, these are unfunded at present. These items are not covered in the proposed budget.

**SPECIAL MEETING OF FLORENCE CITY COUNCIL  
THURSDAY, MAY 26, 2011 – PAGE 5**

**OTHER UNFUNDED COSTS/REQUESTS NOT IN BUDGET REPRESENTING ONE-TIME COSTS**

| <u>Organization/Event/Facility</u>   | <u>Amount</u> |
|--|---------------|
| <b>Downtown Redevelopment Incentives/Business Incubator</b>  | \$ 250,000    |
| (Possible fund balance source)   |               |
| Discussed recently was a request that came from a group of potential downtown Investors of things that the City could do to incentivize what they may do if they buy and invest in downtown businesses. One alternative discussed was to establish a fund from which low interest loans could be made. The City could add to this fund each year to build it up to a significant amount of money. The City also has been talking about a business incubator for some time. |               |
| <b>FMU Request for funding assistance</b>  | 3,000,000     |
| (For Nurse Practitioner/Physicians' Assistant School)  |               |
| (Would require millage increase for annual debt service)   |               |
| The City has also received a request from Francis Marion University to provide assistance for the construction of a proposed Nurse Practitioner/Physicians' Assistant School that would be located in downtown Florence.   |               |

**OTHER UNFUNDED GENERAL FUND REQUESTS NOT IN BUDGET**

| <u>Organization/Event/Facility</u>    | <u>Amount</u>    |
|---------------------------------------|------------------|
| Pee Dee Veterans Council – Stand Down | \$ 2,500         |
| Marine Corp League – Patriotic Parade | 1,000            |
| YMCA Lend-A-Hand Program              | 6,000            |
| Florence Family Sundays In The Park   | <u>1,000</u>     |
| <b>TOTAL</b>                          | <b>\$ 10,500</b> |

With the exception of the Human Society, PDRTA, Boys and Girls Club, Keep Florence Beautiful and Red Cross, Council informally established a policy not to fund requests received from various organizations. However, Council may choose to fund any or all of these requests.

**OTHER ONE TIME REQUEST/COST NOT INCLUDED IN FY 2011-12 BUDGET**

| <u>Organization/Event/Facility</u>   | <u>Amount</u>     |
|--|-------------------|
| <b>Veterans Park Committee – Monument Contribution</b>   | \$ 25,000         |
| At the last worksession, Council discussed the monument that has been requested for the Veterans Park. If Council chose to fund this request it could be paid for from Hospitality Funds because it would be an eligible expenditure for those funds.  |                   |
| <b>Purchase of Royal Knights Building – W.Evans Street</b>   | <u>125,000</u>    |
| The City has received a request from the FDDC to purchase the Royal Knights Building at the corner of Dargan and W. Evans Streets. Once the debt of \$125,000 is paid off, the plan is to develop an Artisan Center in that building. This could also be paid for from the Hospitality Fund Balance. |                   |
| <b>TOTAL</b>   | <b>\$ 150,000</b> |

**Council recessed for a short break at 5:25 p.m.**

**Mayor Wukela reconvened the meeting at 5:35 p.m.**

**SPECIAL MEETING OF FLORENCE CITY COUNCIL  
THURSDAY, MAY 26, 2011 – PAGE 6**

Mr. Williams reviewed the opportunity that Council has for a millage increase that goes beyond what the typical millage cap would allow. If Council wanted to increase millage it could be increased by as much as 9.02 mills. There are a number of funding needs that are in the proposed budget that do not have a funding source. As a reminder, this year, because of the large population increase based on the census for 2010, and the relatively small increase in the CPI, the City has the biggest opportunity since the Legislature imposed the millage cap, to be able to increase millage. There has not been an increase in operating millage since 1992. In 1995 and 1996 there was a millage decrease of 13 mills. As pointed out earlier, the only option that city leaders have to increase revenues is to increase the millage.

Mr. Williams stated he is not recommending an increase but Council should probably look at the possibility of using some of the available millage to fund some of the projects/requests that have been discussed. The City has expanded services with the addition of the new fire station and 12 new firefighters have also been hired but so far no new funding has been added. A tennis pro and maintenance of the tennis complex has also been added. The City is very close to hiring a Downtown Development Manager and that will add operating costs to the budget. When you expand services, as the City has with 12 new firefighters, plus the operating expenses without an increase in revenues to offset those expenses, the city gets further behind. There is a difference of about \$350,000 in salaries and benefits from FY 2010-11 to FY 2011-12 because of the 12 new firefighters, the Downtown Development Manager and the tennis pro for which there is no additional funding. Mr. Williams stated that it looks like the only way to fill that \$350,000 gap, without cutting services, is to implement at least a small millage increase. For the \$350,000 plus the other operating expenses it may take an increase of 3 mills. This information was presented to Council so they could make a more informed decision.

In summary, Mayor Wukela stated that the City Manager has presented a balanced budget for Council's consideration. However, at today's worksession additional requests have been presented that are not in the original proposed budget. Any council member who wants to offer an amendment to the proposed budget pertaining to any of the additional requests would need to make sure there is a revenue source to cover the request. As presented by the City Manager, there are two revenue sources available with regard to the General Fund. In the General Fund there is a \$280,000 fund balance that would leave a 30% cushion that is not used in the balanced budget that the City Manager presented to Council. As a reminder, fund balance is intended for one time or long term expenditures. Requests are from the Animal Shelter, CDBG, Mayor's Coalition, two different PDRTA requests, the business incubator and incentives, the nursing facility, the Stand Down event, Patriotic Parade, YMCA, and Family Sundays in the Park events. There is also potential for revenue from a millage increase and the City Manager has given Council the parameters of those possibilities. Lastly, as to the Hospitality Fund, a request of \$25,000 has been received for a monument for the Veterans Park and a request to purchase the Royal Knights Building in downtown for \$125,000 which would be through the FDDC.

As pertains to the \$40,000 proposed for Planning and Administration in the CDBG Budget, Councilwoman Ervin had proposed that this \$40,000 be moved to abandoned houses and vacant lots and that the General Fund Budget would become the revenue source for this line item in the CDBG Budget. Mr. Williams suggested phasing this cost into the General Fund Budget over a two year period; \$20,000 in FY 2011-12 and \$20,000 in FY 2012-13.

**SPECIAL MEETING OF FLORENCE CITY COUNCIL  
THURSDAY, MAY 26, 2011 – PAGE 7**

**EXECUTIVE SESSION**

There was unanimous consent for Council to enter into Executive Session to discuss a contractual matter.

Council entered into Executive Session at 6:23 p.m.

Mayor Wukela reconvened the meeting at 6:55 p.m.

Mayor Wukela stated that in Executive Session, Council discussed the proposed letter that has been forwarded to the City Manager and then to the Mayor by Mr. Ben Zeigler, with regard to the County incentives for the proposed downtown development project for the City of Florence.

Councilman Willis made a motion to give the Mayor the authority to sign and forward the letter to Mr. Ben Zeigler. Councilwoman Williams-Blake seconded the motion.

Mayor Wukela made a motion to amend to provide that the letter be sent to Mr. Ziegler stating that City Council is also considering the list of incentives that have been discussed with them and that City Council anticipates acting on those incentives before the conclusion of the County's action on this request. There was no objection to the amendment.

The motion passed unanimously.

**ADJOURN**

There was unanimous consent to adjourn the meeting.

The meeting was adjourned at 6:57 p.m.

Dated this 13<sup>th</sup> day of June, 2011.

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Dianne M. Rowan, Municipal Clerk

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Stephen J. Wukela, Mayor



**CITY OF FLORENCE COUNCIL MEETING**

**DATE:** June 13, 2011

**AGENDA ITEM:** Ordinance  
First Reading

**DEPARTMENT/DIVISION:** City of Florence Urban Planning & Development Department

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**I. ISSUE UNDER CONSIDERATION:**

*Rezoning of 1400 Cherokee Rd. TM#90037-06-010 from R-5Multi-Family to B-1 Limited Business District.*

**II. CURRENT STATUS/PREVIOUS ACTION TAKEN:**

*No previous action has been taken on this request. A Public Hearing for rezoning was held at the May 10, 2011 Planning Commission meeting. Planning Commission members voted to approve the request 8-0.*

**III. POINTS TO CONSIDER:**

*This item is being introduced for first reading only.*

**IV. OPTIONS:**

*City Council may:*

- (1) Approve request as presented based on information submitted.*
- (2) Defer request should additional information be needed.*
- (3) Suggest other alternatives.*
- (4) Deny request.*

**V. PERSONAL NOTES:**

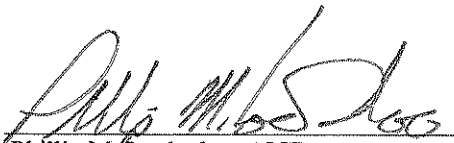
**VI. ATTACHMENTS:**

*Map showing the location of the property.*

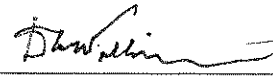
*Zoning Map*

*Comprehensive Plan Map*

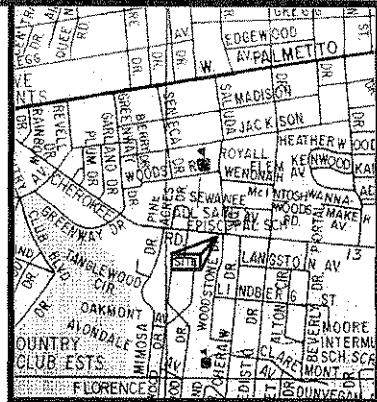
*Staff Report*



Phillip M. Lookadoo, AICP  
Urban Planning and Development Director

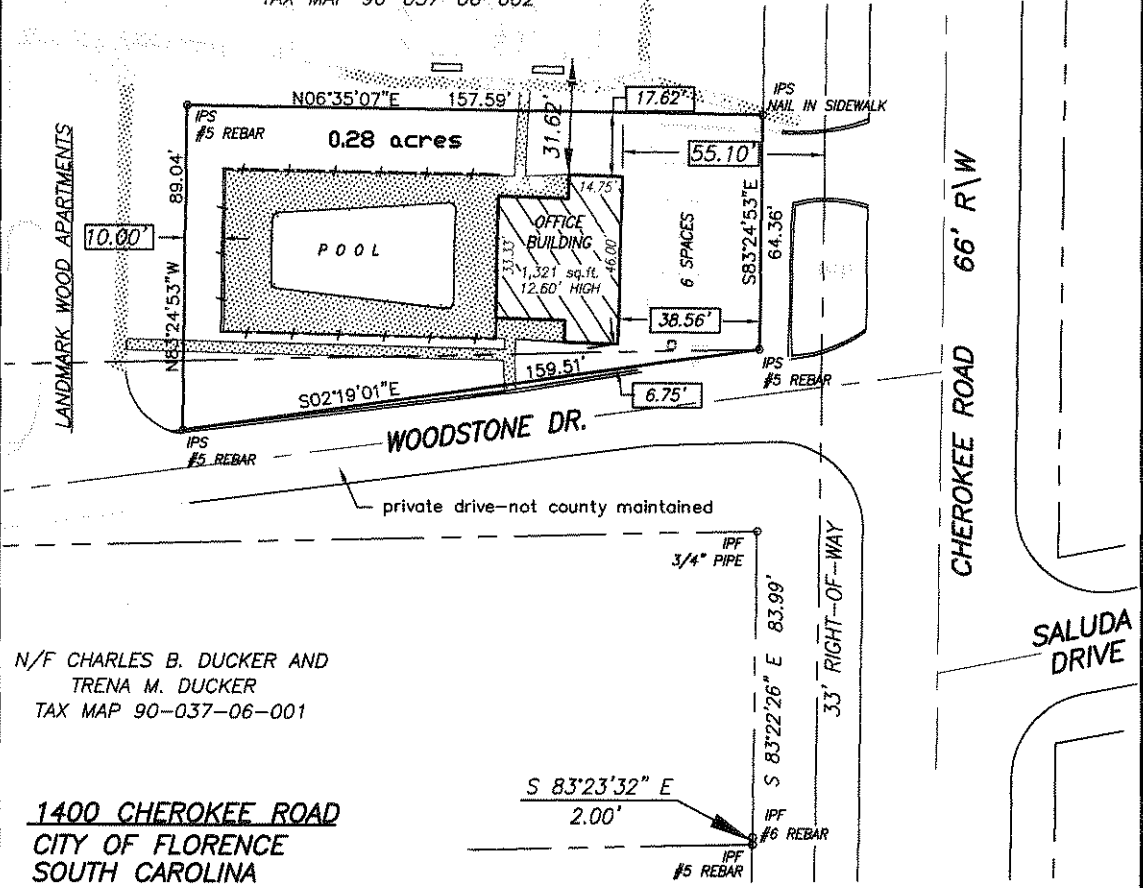


David N. Williams  
City Manager



LANDMARK WOOD APARTMENTS  
 REMAINDER OF  
 TAX MAP 90-037-06-002

LOCATION MAP



N/F CHARLES B. DUCKER AND  
 TRENA M. DUCKER  
 TAX MAP 90-037-06-001

1400 CHEROKEE ROAD  
 CITY OF FLORENCE  
 SOUTH CAROLINA

**PLAT**

OF 0.28 ACRES LOCATED IN THE CITY OF FLORENCE, FLORENCE COUNTY, SOUTH CAROLINA, BEING A PORTION OF THAT PROPERTY SHOWN AS TRACT A ON A PLAT FOR M. B. GRANTHAM PROPERTIES, LLC BY NESBITT SURVEYING CO., INC. DATED MARCH 28, 2003, RECORDED IN PLAT BOOK 81, PG. 107. SURVEYED FOR:

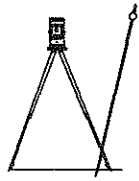
**M. B. GRANTHAM PROPERTIES, LLC**

SPLIT FROM

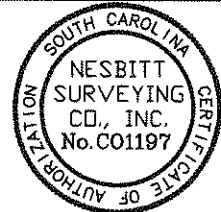
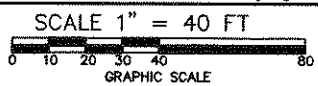
|                      |               |         |       |                    |                    |
|----------------------|---------------|---------|-------|--------------------|--------------------|
| DATE: MARCH 30, 2011 | JOB NO: 11156 | FLD BK: | PAGE: | REF JOB NO: 03067B | TM#: 90-037-06-002 |
|----------------------|---------------|---------|-------|--------------------|--------------------|

I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARD OF PRACTICE MANUAL FOR SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS "A" SURVEY AS SPECIFIED THEREIN, ALSO THERE ARE NO ENCROACHMENTS, PROJECTIONS, OR SETBACKS AFFECTING THE PROPERTY OTHER THAN THOSE SHOWN. ALSO I HAVE CONSULTED THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD MAP 45041C0141D, EFFECTIVE DATE DEC. 16, 2004 AND FOUND THE SUBJECT PROPERTY TO NOT BE IN A FLOOD ZONE.

NOTE: THIS PROPERTY IS SUBJECT OF ANY AND ALL RIGHTS-OF-WAY, EASEMENTS, COVENANTS AND RESTRICTIONS, RECORDED OR UNRECORDED, THAT MAY APPLY. UNLESS NOTED HEREON THIS MAP DOES NOT ADDRESS ENVIRONMENTAL CONCERNS OR SUBSURFACE INVESTIGATION.



**NESBITT SURVEYING CO., INC.**  
 4340 ALLIGATOR ROAD  
 U.S. HIGHWAY 76 & ALLIGATOR ROAD  
 TIMMONSVILLE, S.C. 29161  
 PHONE (843) 346-3302  
 email davidn@nesbittsurveying.com



DAVID A. NESBITT RLS NO 7623

## ZONING PETITION STAFF CHECKLIST

### IDENTIFYING DATA

Name of Owner: Grantham Properties

Address of Properties: 1400 Cherokee Rd.

Tax Parcel Number(s): TBD- plat ready for recording attached

Date: May 10, 2011

### GENERAL BACKGROUND DATA

Landmark Woods Apartments is an apartment complex with an on-site commercial building for property management. The owner of the property has moved the property management function of the apartment complex to an off-site location. The owner of the property intends to use the newly unoccupied commercial building for convenience business purposes similar to the land use on the north side of Cherokee Rd.

### DIMENSIONAL REQUIREMENTS

| District | Minimum Lot Area (a) |                 | Lot Width (ft) (b) | Front Yard Setback | Side Yard Setback |         | Rear Yard Setback |         | Max Hgt. (ft) (c) | Max Impervious Surface Ratio (%) | Max. Floor Area Ratio: Non-Res. Uses (d) |
|----------|----------------------|-----------------|--------------------|--------------------|-------------------|---------|-------------------|---------|-------------------|----------------------------------|--|
|          | Residential          | Non-Residential |                    |                    | Res               | Non Res | Res               | Non Res |                   |                                  |  |
| R-5      | 6,000                | 12,000          | 50                 | 25                 | 5                 | 25      | 20                | 40      | 4 stories         | 70                               | 0.30                                     |
| B-2      | 5,000                | 5,000           | 50                 | 35                 | 5                 | 5       | 20                | 20      | 38                | 80                               | 0.50                                     |

### MISCELLANEOUS PROVISIONS

Is any portion of the property in floodplain? No

Are there any known zoning violations on this site? No

If so, explain:

Tax records indicate the owner(s) as: Grantham Properties

## ZONING PETITION STAFF CHECKLIST

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This application is submitted by:             the owner listed above  
    an agent for the owner  
    other

### LAND USE PLAN CONFORMANCE

Is there any discrepancy between current or proposed zoning and the Land Use Plan? If so, what is the discrepancy?

The City of Florence Comprehensive Plan designates the parcel for Neighborhood Conservation (NC). NC is intended to protect the character and function of existing neighborhoods.

Landmark Woods is an existing land use and the proposed zoning change would allow for a use compatible to the adjacent B-2 zoned properties. The adjacent B-2 properties are also designated for NC. The future zoning classification of the applicant's property and the adjacent B-2 zoned properties will likely encourage a less intense use of the land versus what is permissible in B-2.

### ADDITIONAL CRITERIA FOR CONSIDERATION

1. What changes have, or are, occurring in the area to justify a change in zoning?  
This zoning change request does not appear to be part of any specific area wide change or trend.

2. What are adjacent properties zoned, and what are adjacent land uses?

| <u>Direction</u> | <u>Zoning</u> | <u>Land Use</u> |
|------------------|---------------|-----------------|
| North            | B-2           | Business        |
| Northeast        | B-2           | Business        |
| East             | R-5           | Residential     |
| Southeast        | R-5           | Residential     |
| South            | R-5           | Residential     |
| Southwest        | R-5           | Residential     |
| West             | R-5           | Residential     |
| Northwest        | R-2           | Residential     |

3. What are development plans in the area – roads, schools, future commercial development, etc.?  
There are no immediate redevelopment plans that exist in and around the area.

## ZONING PETITION STAFF CHECKLIST

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4. Is there a reason the current land use cannot continue to be feasible as it now exists?  
No.
5. List some potential uses under existing zoning.  
Existing zoning permits all types residential land uses.
6. List some potential uses under proposed zoning.  
Business convenience land uses as permitted by the Zoning Ordinance. B-2 permits predominantly office, service, and retail type uses. (see attached table 2.4 for the schedule of permitted uses in B-2).
7. Are any of these uses inappropriate for this location, and if so, why?  
There are permitted uses within B-2 that conflict with adjacent residential land use. Buffering and parking requirements may not allow certain high intensity uses on the site due to the shape of the lot. However, permitted uses that can meet the site requirements have the potential to be high impact, meaning uses that generate regular traffic on and off the site. B-1 Limited Business offers less intense uses that have minimal incoming and outgoing traffic.
8. What is applicant's stated reason for requesting zoning?  
The applicants stated reason for the re-zoning is to allow for an insurance office is similar to the land uses of the adjacent B-2 properties. They are seeking a lease to fill their vacant commercial building. Such uses will likely be permitted in the new zoning that is forthcoming.
9. (a) What will be the benefits to the surrounding properties?  
Nearby residents will have access to a commercial facility within walking distance.  
The building character matches the site and is already suited for commercial use and re-zoning the property will allow the re-use of the building.  
  
(b) What will be the detriments to the surrounding properties?  
Depending on the future use of the building, noise and traffic congestion may be increased along Cherokee Rd.
10. Is a traffic study required for this petition?  
The re-zoning is parcel specific and does not meet the threshold for a traffic study.  
  
If so, what are the recommendations of the study?

## ZONING PETITION STAFF CHECKLIST

---

NA

11. What does the purpose statement of the proposed zoning district say?

B-2 Convenience Business District: The intent of this district is to meet the commercial and service needs generated by nearby residential areas. Goods and services normally available in these districts are of the "convenience variety." The size of this district should relate to surrounding residential markets and the location should be at or near major intersections, in proximity to and/or on the periphery of residential areas.

12. Will this proposal meet the intent of the above purpose statement?

Yes. The area is predominately residential with nearby B-2 zoned property and established land uses.

## ZONING PETITION STAFF CHECKLIST

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### STAFF RECOMMENDATION:

Staff recommends a B-1 Limited Business zoning classification for the site that would permit the desired land use of the applicant and permit less intense uses than what is allowed in B-2. The site meets the stated intent of B-2 "to meet the commercial and service needs generated by nearby residential areas". However, B-1 is more appropriate to meet the Comprehensive Plan's NC designation by limiting congestive uses on the site.

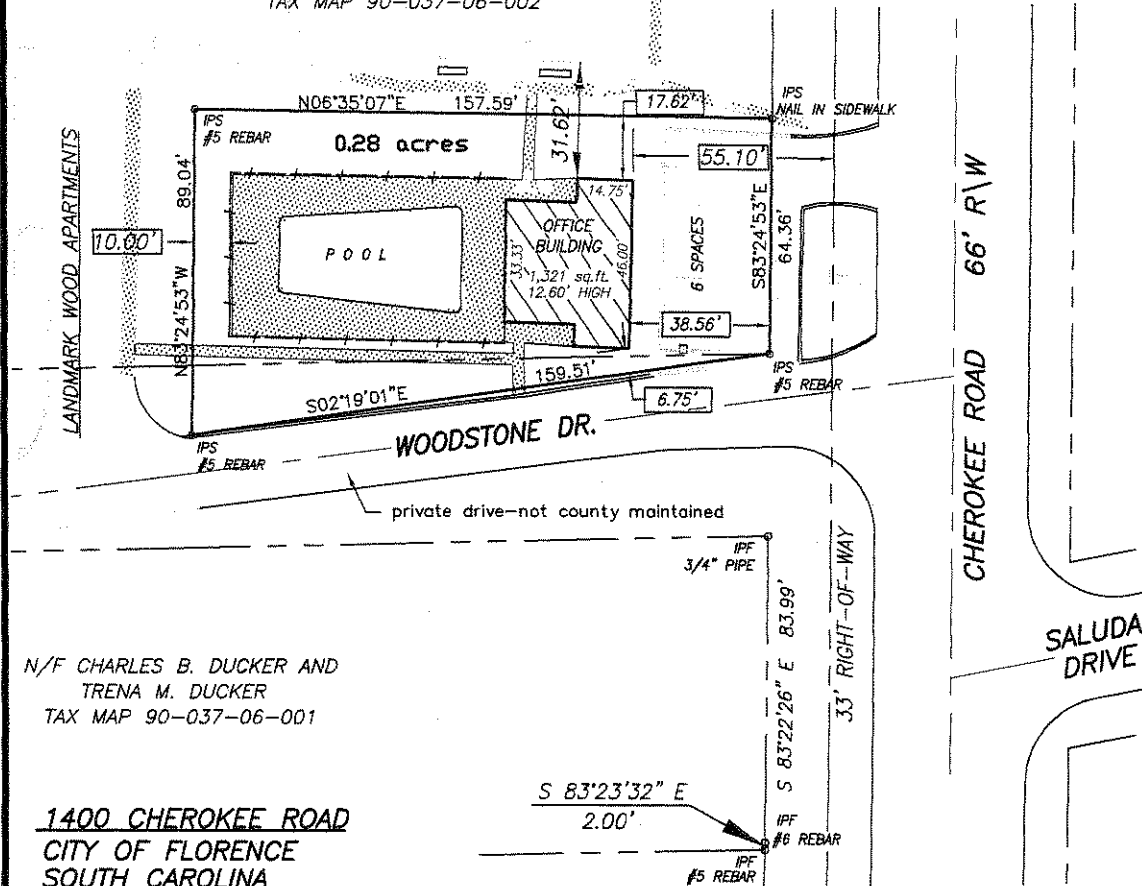
**B-1 Limited Business District:** This district is intended to accommodate office, institutional, and residential uses in areas whose character is changing, or where such a mix of uses is appropriate. It is designed principally for use along major streets dominated by older houses in transition.

This is not considered spot zoning due to the fact that the land use classification of adjacent properties is for commercial use and there is no special exception being made for this parcel to permit a totally different classification. The Supreme Court stated that invalid "spot zoning" is the process of singling out a small parcel of land for a use classification totally different from that of the surrounding area to benefit the owners of such property and to the detriment of other owners. *Bob Jones University, Inc. v. City of Greenville*, 243 S.C. 351, 133 S.E.2d 843 (1963). The mere fact that business property adjoins residential property does not mean that the commercial zoning is invalid spot zoning. See *Talbot v. Myrtle Beach Board of Adjustment*, 222 S.C. 165, 72 S.E.2d 66 (1952); *Knowles v. City of Aiken*, 305 S.C. 291, 407 S.E.2d 639 (1991).



LANDMARK WOOD APARTMENTS  
REMAINDER OF  
TAX MAP 90-037-06-002

LOCATION MAP



N/F CHARLES B. DUCKER AND  
TRENA M. DUCKER  
TAX MAP 90-037-06-001

1400 CHEROKEE ROAD  
CITY OF FLORENCE  
SOUTH CAROLINA

**PLAT**

OF 0.28 ACRES LOCATED IN THE CITY OF FLORENCE, FLORENCE COUNTY, SOUTH CAROLINA, BEING A PORTION OF THAT PROPERTY SHOWN AS TRACT A ON A PLAT FOR M. B. GRANTHAM PROPERTIES, LLC BY NESBITT SURVEYING CO., INC. DATED MARCH 28, 2003, RECORDED IN PLAT BOOK 81, PG. 107. SURVEYED FOR:

**M. B. GRANTHAM PROPERTIES, LLC**

SPLIT FROM

DATE: MARCH 30, 2011 JOB NO: 11156 FLD BK: PAGE: REF JOB NO: 03067B TM#: 90-037-06-002

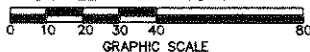
I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARD OF PRACTICE MANUAL FOR SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS "A" SURVEY AS SPECIFIED THEREIN. ALSO THERE ARE NO ENCROACHMENTS, PROJECTIONS, OR SETBACKS AFFECTING THE PROPERTY OTHER THAN THOSE SHOWN. ALSO I HAVE CONSULTED THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD MAP 45041C0141D, EFFECTIVE DATE DEC. 16, 2004 AND FOUND THE SUBJECT PROPERTY TO NOT BE IN A FLOOD ZONE.

NOTE: THIS PROPERTY IS SUBJECT OF ANY AND ALL RIGHTS-OF-WAY, EASEMENTS, COVENANTS AND RESTRICTIONS, RECORDED OR UNRECORDED, THAT MAY APPLY. UNLESS NOTED HEREON THIS MAP DOES NOT ADDRESS ENVIRONMENTAL CONCERNS OR SUBSURFACE INVESTIGATION.

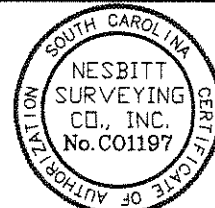


NESBITT SURVEYING CO., INC.  
4340 ALLIGATOR ROAD  
U.S. HIGHWAY 76 & ALLIGATOR ROAD  
TIMMONSVILLE, S.C. 29161  
PHONE (843) 346-3302  
email davidn@nesbittsurveying.com

SCALE 1" = 40 FT



DAVID A. NESBITT RLS NO 7823





## Section 2.4 Table II: Schedule of Permitted and Conditional Uses and Off-Street Parking Requirements for Business & Rural Districts

|   | NAICS  | B-1 | B-2 | B-3 | B-4 | B-5 | B-6 | RU-1 | RU-2 | Off-Street Parking Requirements |
|---|--------|-----|-----|-----|-----|-----|-----|------|------|---------------------------------|
| <b>Sector 11: Agriculture, Forestry, Fishing, and Hunting</b>   |        |     |     |     |     |     |     |      |      |                                 |
| Agricultural Production, crops                                  | 111    | P   | P   | P   | N   | P   | P   | P    | P    | None                            |
| Agricultural Production, Livestock, animals                     | 112    |     |     |     |     |     |     |      |      |                                 |
| Livestock, except feedlots                                      | 112111 | N   | N   | N   | N   | N   | N   | P    | P    | None                            |
| Feedlots  | 112112 | N   | N   | N   | N   | N   | N   | N    | P    | None                            |
| Poultry & eggs  | 1123   | N   | N   | N   | N   | N   | N   | N    | P    | None                            |
| Animal specialties  | 1129   | N   | N   | N   | N   | N   | N   | N    | P    | None                            |
| Horses & other equine   | 11292  | N   | N   | N   | N   | N   | N   | P    | P    | None                            |
| General Farms   | 11299  | N   | N   | N   | N   | P   | P   | P    | P    | None                            |
| Fishing, Hunting, Trapping                                      | 1141-2 | N   | N   | P   | N   | N   | P   | P    | P    | None                            |
| Agricultural Services   | 115    | N   | N   | N   | N   | N   | N   | P    | P    | None                            |
| Forestry  | 11531  | N   | N   | P   | N   | P   | P   | P    | P    | 1.0 per 1,000 s.f. GFA          |
| <b>Sector 21: Mining</b>  |        |     |     |     |     |     |     |      |      |                                 |
| Mining  | 212    | N   | N   | N   | N   | N   | P   | N    | P    | None                            |
| <b>Sector 22: Utilities</b>                                     |        |     |     |     |     |     |     |      |      |                                 |
| Electric, gas, & sanitary services                              | 221    |     |     |     |     |     |     |      |      |                                 |
| Electric  | 2211   |     |     |     |     |     |     |      |      |                                 |
| Generation  | 22111  | N   | N   | N   | N   | N   | P   | N    | N    | 1.0 per 500 s.f. GFA            |
| Transmission  | 22112  | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 500 s.f. GFA            |
| Natural gas distribution  | 2212   | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 500 s.f. GFA            |
| Water supply systems  | 22131  |     |     |     |     |     |     |      |      |                                 |
| Storage/Treatment   | 22131  | N   | N   | P   | N   | P   | P   | P    | P    | 1.0 per 500 s.f. GFA            |
| Transmission  | 22131  | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 500 s.f. GFA            |
| Sewerage systems  | 22132  |     |     |     |     |     |     |      |      |                                 |
| Collection  | 22132  | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 500 s.f. GFA            |
| Treatment   | 22132  | N   | N   | P   | N   | P   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Steam & Air Conditioning supply                                 | 22133  | N   | N   | P   | N   | P   | P   | N    | N    | 1.0 per 500 s.f. GFA            |
| <b>Sector 23: Construction</b>                                  |        |     |     |     |     |     |     |      |      |                                 |
| Bldg. Construction – general contract & operative builders      | 233    | N   | N   | P   | N   | N   | P   | N    | N    | 1.0 per 1,000 s.f. GFA          |
| Heavy construction other than building construction-contractors | 234    | N   | N   | P   | N   | N   | P   | N    | N    | 1.0 per 1,000 s.f. GFA          |
| Special Trade Contractors                                       | 235    | N   | N   | P   | N   | N   | P   | N    | N    | 1.0 per 1,000 s.f. GFA          |
| <b>Sector 31-33: Manufacturing</b>                              |        |     |     |     |     |     |     |      |      |                                 |
| Food  | 311    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Beverage & Tobacco  | 312    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Textile mill products   | 313    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Textile Product Mills   | 314    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Apparel   | 315    | N   | N   | N   | N   | P   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Leather & allied products                                       | 316    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Wood products   | 321    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Paper & allied products   | 322    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Petroleum products  | 324    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Chemical products   | 325    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |

|   | NAICS        | B-1        | B-2        | B-3        | B-4        | B-5        | B-6        | RU-1        | RU-2        | Off-Street Parking Requirements |
|---|--------------|------------|------------|------------|------------|------------|------------|-------------|-------------|---------------------------------|
| <b>Sector 31-33: Manufacturing – cont'd</b>   |              |            |            |            |            |            |            |             |             |                                 |
| Plastic & Rubber  | 326          | N          | N          | N          | N          | N          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Nonmetallic Mineral products  | 327          | N          | N          | N          | N          | N          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Primary Metal Industry  | 331          | N          | N          | N          | N          | N          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Fabricated metal products   | 332          | N          | N          | N          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Machinery   | 333          | N          | N          | N          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Computer & Electronic Products  | 334          | N          | N          | N          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Electrical equipment, Appliances & components   | 335          | N          | N          | N          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Transportation equipment  | 336          | N          | N          | N          | N          | N          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Furniture & related products  | 337          | N          | N          | P          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Misc. manufacturing Indus.  | 339          | N          | N          | N          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| <b>Sector 42: Wholesale Trade</b>   |              |            |            |            |            |            |            |             |             |                                 |
| Wholesale trade-durable goods   | 421          | N          | N          | P          | P          | P          | P          | N           | P           | 1.0 per 5,000 s.f. GFA          |
| Recycle materials (Sec. 3.12)   | 42193        | N          | N          | N          | N          | N          | C          | N           | N           | 1.0 per 5,000 s.f. GFA          |
| Wholesale trade-nondurable goods  | 422          | N          | N          | P          | P          | P          | P          | N           | P           | 1.0 per 5,000 s.f. GFA          |
| <b>Sector 44-45: Retail Trade</b>   |              |            |            |            |            |            |            |             |             |                                 |
| Motor vehicle & parts   | 441          | N          | N          | P          | P          | N          | N          | N           | N           | 1.0 per 600 s.f. GFA            |
| Automotive dealers  | 4411         | N          | N          | P          | P          | N          | N          | N           | N           | 1.0 per 600 s.f. GFA            |
| Other motor vehicle dealers   | 4412         | N          | N          | P          | P          | N          | N          | N           | N           | 1.0 per 600 s.f. GFA            |
| Automotive parts  | 4413         | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Furniture & home furnishings  | 442          | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Electronics & Appliances  | 443          | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Building materials, garden supplies   | 444          |            |            |            |            |            |            |             |             |                                 |
| Building materials & supplies   | 4441         | N          | N          | P          | N          | N          | N          | P           | N           | 1.0 per 1,000 s.f. GFA          |
| Paint & wallpaper   | 44412        | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Hardware stores (Sec. 3.13)   | 44413        | N          | P          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Lawn & garden equipment & supplies stores   | 4442         | N          | P          | P          | P          | P          | P          | P           | P           | 1.0 per 350 s.f. GFA            |
| Food stores (3.13)  | 445          | N          | P          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Beer, Wine, & Liquor stores (Sec 3.13)  | 4453         | N          | N          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Health & Personal care (Sec. 3.13)  | 446          | N          | P          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Gasoline stations   | 447          | N          | P          | P          | P          | N          | N          | P           | P           | 1.0 per 600 s.f. GFA            |
| Truck stops   | 44719        | N          | N          | P          | N          | N          | N          | N           | N           | 1.0 per 600 s.f. GFA            |
| Clothing & accessory stores   | 448          | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Sporting goods, Hobbies, Books, & Music   | 451          | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| General Merchandise, except pawn shops & flea markets (Sec. 3.13)                               | 452          | N          | P          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Miscellaneous retail  | 453          | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| *Florists   | 453110       | P          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Used merchandise, except pawn shops & flea markets (Sec. 3.13)                                  | 4533         | N          | P          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Flea Markets  | 4533         | N          | N          | P          | N          | N          | N          | P           | N           | 1.5 per stall                   |
| Retail not elsewhere classified except grave monuments, fireworks, sexually oriented businesses | 4539         | N          | N          | P          | N          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Manufactured home dealers   | 45393        | N          | N          | P          | N          | N          | N          | N           | N           | 1.0 per 600 s.f. GFA            |
| Fireworks   | 453998       | N          | N          | P          | N          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
|   | <b>NAICS</b> | <b>B-1</b> | <b>B-2</b> | <b>B-3</b> | <b>B-4</b> | <b>B-5</b> | <b>B-6</b> | <b>RU-1</b> | <b>RU-2</b> | <b>Off-Street Parking</b>       |

\* Ordinance 2009- 33

|  |        |               |   |   |   |   |   |   |   |   | Requirements           |
|--|--------|---------------|---|---|---|---|---|---|---|---|------------------------|
| Gravestones, monuments   | 443998 | N             | N | P | N | N | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Miscellaneous retail   | 45399  | N             | N | P | N | N | N | N | N | N | 1.0 per 350 s.f. GFA   |
| Non-store retailers  | 454    | N             | P | P | P | N | N | N | N | N | 1.0 per 350 s.f. GFA   |
| Fuel Dealers   | 45431  | N             | N | P | N | N | P | N | N | N | 1.0 per 500 s.f. GFA   |
| <b>Sector 48-49: Transportation Warehousing</b>  |        |               |   |   |   |   |   |   |   |   |                        |
| Air Transportation   | 481    | N             | N | P | N | P | P | N | N | N | 1.0 per 250 s.f. GFA   |
| Rail Transportation  | 482    | N             | N | P | P | P | P | P | P | P | 1.0 per 500 s.f. GFA   |
| Truck Transportation   | 484    | N             | N | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Transit and ground passenger transportation  | 485    | N             | N | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Scenic & Sightseeing Transportation  | 487    | P             | P | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Support Activities for Transportation  | 488    | N             | N | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| U.S. Postal Service  | 491    | P             | P | P | P | P | P | P | P | P | 1.0 per 350 s.f. GFA   |
| Couriers & Messengers  | 492    | P             | P | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Warehousing & Storage  | 493    | N             | N | P | P | P | P | P | P | P | 1.0 per 1,000 s.f. GFA |
| <b>Sector 51: Information</b>  |        |               |   |   |   |   |   |   |   |   |                        |
| Publishing Industries  | 511    | N             | P | P | P | P | P | N | P | N | 1.0 per 500 s.f. GFA   |
| Motion pictures & Sound Industries   | 51     | N             | P | P | P | N | N | N | N | N | 1.0 per 350 s.f. GFA   |
| Motion picture theaters  | 512131 | N             | P | P | P | N | N | N | N | N | 1.0 per 5 seats        |
| Broadcasting & Telecommunications  | 513    | N             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Communication Tower & Ant.<br>(Sec. 3.11)  | 5131   | N             | C | C | C | C | C | C | C | C | None                   |
| Info. Services & Data Processing   | 514    | N             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Libraries  | 51212  | P             | P | P | P | P | N | P | N | N | 1.0 per 350 s.f. GFA   |
| <b>Sector 52: Finance &amp; Insurance</b>  |        |               |   |   |   |   |   |   |   |   |                        |
| Banks  | 521    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Credit Intermediation  | 522    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Pawn Shops   | 522298 | N             | N | P | P | N | N | N | N | N | 1.0 per 350 s.f. GFA   |
| Security & commodity contracts,<br>financial investments                                   | 523    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Insurance Carriers & related activities  | 524    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Funds, Trust, & other financial vehicles   | 525    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| <b>Sector 53: Real Estate &amp; Rental &amp; Leasing</b>                                   |        |               |   |   |   |   |   |   |   |   |                        |
| Real Estate  | 531    | P             | P | P | P | P | P | P | N | N | 1.0 per 350 s.f. GFA   |
| Mini-warehouses  | 53113  | N             | N | P | P | P | P | N | N | N | 1.0 per storage units  |
| Rental & Leasing Services  | 532    | N             | N | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Video tape rental (Sec. 3.13)  | 53223  | N             | P | P | P | N | N | C | N | N | 1.0 per 350 s.f. GFA   |
| <b>Sector 53: Real Estate &amp; Rental &amp; Leasing</b>                                   |        |               |   |   |   |   |   |   |   |   |                        |
| Professional, Scientific, Technical Svcs.  | 541    | N             | P | P | P | P | N | P | N | N | 1.0 per 300 s.f. GFA   |
| Display advertising – Signs  | 54185  | See Article V |   |   |   |   |   |   |   |   |                        |
| Legal services   | 5411   | P             | P | P | P | P | N | P | N | N | 1.0 per 350 s.f. GFA   |
| Engineering, accounting, research<br>management & related services                         | 5412-9 | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Tax return prep. service   | 541213 | P             | P | P | P | N | N | P | N | N | 1.0 per 500 s.f. GFA   |
| <b>Sector 54: Professional, Scientific, Technical Services – cont'd</b>                    |        |               |   |   |   |   |   |   |   |   |                        |
| Photographic studios, portraits  | 54192  | P             | P | P | P | N | N | N | N | N | 1.0 per 300 s.f. GFA   |
| Veterinary Services  | 54194  | N             | N | P | N | N | P | P | P | P | 1.0 per 1,000 s.f. GFA |
| <b>Sector 55: Management of Companies and Enterprises</b>                                  |        |               |   |   |   |   |   |   |   |   |                        |
| Mgmt. Of Companies and Enterprises   | 551    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| <b>Sector 56: Administrative and Support and Waste Management and Remediation Services</b> |        |               |   |   |   |   |   |   |   |   |                        |
| Administrative & support services  | 561    | P             | P | P | P | P | P | P | P | P | 1.0 per 750 s.f. GFA   |

|  | NAICS  | B-1 | B-2 | B-3 | B-4 | B-5 | B-6 | RU-1 | RU-2 | Off-Street Parking Requirements            |
|--|--------|-----|-----|-----|-----|-----|-----|------|------|--|
| Landscape services   | 56173  | N   | P   | P   | N   | P   | P   | P    | P    | 1.0 per 1,000 s.f. GFA                     |
| Refuse systems (Sec. 3.14)   | 562    | N   | N   | C   | N   | N   | C   | N    | C    | 1.0 per 500 s.f. GFA                       |
| <b>Sector 61: Educational Services</b>                                 |        |     |     |     |     |     |     |      |      |  |
| Educational Services   | 6117   | P   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 200 s.f. GFA                       |
| Elementary Schools   | 6111   | P   | P   | P   | P   | N   | N   | P    | P    | 2.0 per classroom plus 5 admin. Spaces     |
| Secondary Schools  | 6111   | P   | P   | P   | P   | N   | N   | P    | P    | 5.0 per classroom plus 10 admin. Spaces    |
| Jr. Colleges, Colleges, Universities, professional schools             | 6112-3 | P   | P   | P   | P   | P   | P   | N    | N    | 5.0 per classroom plus 2 per admin. Office |
| Business schools, Computer, & Management Training                      | 6114-5 | P   | P   | P   | P   | P   | P   | N    | N    | 5.0 per classroom plus 2 per admin. Office |
| Other schools and instruction  | 6116   | P   | P   | P   | P   | P   | P   | N    | N    | 5.0 per classroom plus 2 per admin. Office |
| Education Support Services   | 6117   | P   | P   | P   | P   | P   | P   | N    | N    | 1.0 per 200 s.f. GFA                       |
| <b>Sector 62: Health Care and Social Assistance</b>                    |        |     |     |     |     |     |     |      |      |  |
| Ambulatory Health Care Services  | 62     | P   | P   | P   | P   | P   | N   | N    | N    | 1.0 per 150 s.f. GFA                       |
| Medical & dental laboratories  | 6215   | N   | N   | P   | P   | P   | P   | N    | N    | 1.0 per 500 s.f. GFA                       |
| Home health care services  | 6216   | P   | P   | P   | P   | P   | N   | P    | N    | 1.0 per 500 s.f. GFA                       |
| Hospitals  | 622    | N   | N   | P   | P   | P   | N   | N    | N    | 0.7 per bed                                |
| Nursing & residential care facilities                                  | 623    | P   | P   | P   | P   | P   | N   | P    | P    | 0.4 per bed                                |
| Nursing Care Facilities  | 623    | N   | N   | P   | N   | N   | N   | P    | P    | 1.0 per 500 s.f. GFA                       |
| Community Care for Elderly   | 623    | P   | P   | P   | P   | P   | N   | P    | P    | 0.4 per bed                                |
| Social Services  | 624    | N   | N   | P   | P   | N   | N   | N    | N    | 1.0 per 350 s.f. GFA                       |
| Individual & Family Social Services                                    | 6241   | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 350 s.f. GFA                       |
| Community, Food & Housing & Emergency & Relief services                | 6242   | N   | N   | P   | P   | P   | N   | N    | N    |  |
| Rehabilitation services  | 6243   | N   | N   | P   | P   | P   | P   | N    | N    | 1.0 per 350 s.f. GFA                       |
| Day care services  | 6244   | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 200 s.f. GFA                       |
| <b>Sector 71: Arts, Entertainment, and Recreation</b>                  |        |     |     |     |     |     |     |      |      |  |
| Performing Arts & Spectator Sports                                     | 711    | N   | N   | P   | P   | N   | N   | N    | N    | 1.0 per 300 s.f. GFA                       |
| Performing Art Companies   | 7111   | P   | P   | P   | N   | N   | N   | N    | N    | 1.0 per 200 s.f. GFA                       |
| Spectator Sports   | 7112   | N   | N   | P   | P   | N   | N   | N    | N    | By individual review                       |
| Museums, Historical sites, & Similar Institutions                      | 712    | P   | P   | P   | P   | N   | N   | N    | N    | 1.2 per 1,000 s.f. GFA                     |
| <b>Sector 71: Arts, Entertainment, and Recreation – cont'd</b>         |        |     |     |     |     |     |     |      |      |  |
| Amusement, Gambling, & Recreation                                      | 713    | N   | N   | P   | N   | N   | N   | N    | N    | By individual review                       |
| Amusement Parks & Arcades  | 71311  | N   | N   | P   | N   | N   | N   | N    | N    | By individual review                       |
| Coin operated amusement, cash payouts more than 5 machines (Sec. 3.17) | 7132   | N   | N   | C   | N   | N   | N   | N    | N    | 1.0 per 200 s.f. GFA                       |
| Golf courses & Country Clubs   | 71391  | N   | N   | P   | N   | P   | P   | N    | P    | 5.0 per hole                               |
| Marinas  | 71392  | N   | N   | N   | N   | P   | P   | P    | P    | 1.0 per slip                               |
| Public parks & playgrounds   | 71394  | P   | P   | P   | P   | P   | P   | P    | P    | 1% land area                               |
| Physical fitness facilities  | 71394  | N   | P   | P   | P   | P   | P   | N    | N    | 1.0 per 300 s.f. GFA                       |
| Bowling centers  | 71395  | N   | N   | P   | P   | N   | N   | N    | N    | 5.0 per lane                               |
| Coin operated amusement non-cash payouts                               | 71399  | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 200 s.f. GFA                       |
| All other Amusement & Recreational Industries                          | 71399  | N   | N   | P   | N   | N   | N   | N    | N    | 1.0 per 200 s.f. GFA                       |

| <b>Sector 72: Accommodation and Food Services</b>                            | NAICS  | B-1 | B-2 | B-3 | B-4 | B-5 | B-6 | RU-1 | RU-2 | Off-Street Parking Requirements              |
|--|--------|-----|-----|-----|-----|-----|-----|------|------|--|
| Accommodations   | 721    |     |     |     |     |     |     |      |      |  |
| Hotels & motels  | 72111  | N   | N   | P   | P   | P   | N   | N    | N    | 1.0 per rental unit                          |
| Bed and Breakfast Inns (Sec. 3.3)  | 721191 | C   | N   | P   | P   | P   | N   | C    | C    | 1.5 per bedroom                              |
| Camps & recreational vehicle parks   | 721191 | N   | N   | C   | N   | N   | N   | N    | C    | Not applicable                               |
| Rooming & boarding houses, dormitories, group housing                        | 72121  | N   | N   | P   | N   | N   | N   | N    | N    | 1.0 per bedroom                              |
| Eating Places  | 7221-3 | N   | P   | P   | P   | P   | P   | P    | N    | 1.0 per 150 s.f. GFA                         |
| Drinking Places (Sec. 3.20)  | 7224   | N   | N   | C   | C   | N   | N   | N    | N    | 1.0 per 150 s.f. GFA                         |
| <b>Sector 81: Other Services (except Public Administration)</b>              |        |     |     |     |     |     |     |      |      |  |
| Auto repair & maintenance (Sec. 3.13)  | 8111   | N   | N   | P   | P   | N   | N   | C    | N    | 1.0 per 500 s.f. GFA                         |
| Car washes (multiple bays)   | 811192 | N   | N   | P   | N   | N   | N   | N    | N    | None   |
| Other Repair (Sec. 3.13)   | 8112-4 | N   | P   | P   | P   | N   | P   | C    | N    | 1.0 per 350 s.f. GFA                         |
| Shoe repair, shoe shine shops  | 81143  | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 300 s.f. GFA                         |
| Personal & Laundry services  | 812    |     |     |     |     |     |     |      |      |  |
| Personal Care Services   | 81221  | N   | P   | P   | P   | N   | N   | P    | N    | 2.5 per chair basin                          |
| Tattoo Facilities (Sec. 3.23)  | 812199 | N   | N   | C   | N   | N   | N   | N    | N    | 1.0 PER 150 s.f. GFA                         |
| Funeral Homes & Services   | 81221  | P   | P   | P   | P   | N   | N   | N    | N    | 5.0 plus 1.0 per 2 seats main assembly       |
| Cemeteries   | 81221  | N   | N   | P   | N   | N   | N   | P    | P    | None   |
| Crematories  | 81222  | N   | N   | N   | N   | N   | P   | N    | N    | 1.0 per 500 s.f. GFA                         |
| Laundry & Dry Cleaning Services  | 8123   | N   | N   | P   | P   | N   | P   | N    | N    | 1.0 per 500 s.f. GFA                         |
| Coin operated laundries/dry cleaning   | 81231  | N   | P   | P   | P   | N   | N   | P    | N    | 1.0 per 250 s.f. GFA                         |
| Pet Care   | 81291  | N   | N   | P   | N   | N   | P   | P    | P    | 1.0 per 1,000 s.f. GFA                       |
| Automotive parking lots & garages  | 81293  | N   | P   | P   | P   | P   | P   | N    | N    | None   |
| Sexually oriented business (Sec. 3.15)                                       | 81299  | N   | N   | C   | N   | N   | N   | N    | N    | 1.0 per 350 s.f. GFA                         |
| All other personal services  | 81299  | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 300 s.f. GFA                         |
| Religious, fraternal, professional, political, civic, business organizations | 813    | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 250 s.f. GFA                         |
| Religious Organizations  | 81211  | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 350 s.f. GFA                         |
| All Other Organizations  | 8132-9 | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 500 s.f. GFA                         |
| <b>Sector 92: Public Administration</b>                                      |        |     |     |     |     |     |     |      |      |  |
| Executive, legislative, & general govt.                                      | 921    | P   | P   | P   | P   | P   | N   | N    | N    | 1.0 per 350 s.f. GFA                         |
| Justice, public order & safety   | 922    | N   | N   | P   | P   | P   | P   | N    | P    | 1.0 per 350 s.f. GFA                         |
| Courts   | 92211  | N   | N   | P   | P   | N   | N   | P    | P    | 1.0 per 350 s.f. GFA                         |
| Police Protection  | 82212  | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 350 s.f. GFA                         |
| Correctional institution   | 92214  | N   | N   | P   | P   | N   | P   | N    | P    | 1.0 per jail cell, plus 1.0 per 250 s.f. GFA |
| Fire Protection  | 92216  | P   | P   | P   | P   | P   | P   | P    | P    | 4.0 per bay                                  |
| Administration of human resources  | 923    | P   | P   | P   | P   | P   | P   | N    | N    | 1.0 per 350 s.f. GFA                         |
| Ad. of environ. Quality & housing prog.                                      | 924-5  | P   | P   | P   | P   | P   | P   | N    | N    | 1.0 per 350 s.f. GFA                         |
| Administration of economic programs  | 926    | P   | P   | P   | P   | P   | P   | N    | N    | 1.0 per 350 s.f. GFA                         |
| Space Research & Technology  | 927    | N   | N   | P   | P   | P   | P   | N    | N    |  |
| National Security & Internal Affairs   | 928    | N   | N   | P   | P   | P   | P   | N    | N    |  |

| <b>Residential Uses</b>                   |       |     |     |     |     |     |     |      |      |                                 |  |
|---|-------|-----|-----|-----|-----|-----|-----|------|------|---------------------------------|--|
| Site Built Dwellings                      | NA    |     |     |     |     |     |     |      |      |                                 |  |
|   | NAICS | B-1 | B-2 | B-3 | B-4 | B-5 | B-6 | RU-1 | RU-2 | Off-Street Parking Requirements |  |
| Single-family detached                    | NA    | P   | P   | P   | N   | N   | N   | P    | P    | None                            |  |
| Duplex                                    | NA    | N   | N   | N   | N   | N   | N   | P    | N    | 2.0 spaces per unit             |  |
| Multi-family, apts. (Sec. 3.19)           | NA    | N   | N   | P   | C   | P   | N   | N    | N    | 1.5 spaces per unit             |  |
| Rooming & Boarding houses                 | 72131 | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 spaces per bedroom          |  |
| <b>Manufactured Dwellings</b>             |       |     |     |     |     |     |     |      |      |                                 |  |
| Residential designed (Sec. 3.4)           | NA    | N   | N   | N   | N   | N   | N   | C    | C    | 2.0 spaces per unit             |  |
| Standard designed (Sec. 3.4)              | NA    | N   | N   | N   | N   | N   | N   | C    | C    | 2.0 spaces per unit             |  |
| Mobile Homes (Sec. 3.5)                   | NA    | N   | N   | N   | N   | N   | N   | N    | N    | 2.0 spaces per unit             |  |
| Modular Homes                             | NA    | P   | P   | P   | N   | N   | N   | P    | P    | 2.0 spaces per unit             |  |
| <b>Accessory Uses to Residential Uses</b> |       |     |     |     |     |     |     |      |      |                                 |  |
| Bathhouses & cabanas                      | NA    | P   | P   | P   | N   | NA  | NA  | P    | P    | None                            |  |
| Domestic animal shelters                  | NA    | P   | P   | P   | N   | NA  | NA  | P    | P    | None                            |  |
| Non-commercial greenhouses                | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |  |
| Private garage & carport                  | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |  |
| Storage building                          | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |  |
| Swimming pool, tennis courts              | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |  |
| Auxiliary shed, workshop                  | NA    | P   | P   | P   | N   | NA  | NA  | P    | P    | None                            |  |
| Home occupation (Sec. 3.8)                | NA    | P   | P   | P   | P   | NA  | NA  | C    | C    | None                            |  |
| Horticulture, gardening                   | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |  |
| Family day care home                      | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |  |
| Satellite dishes, etc.                    | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |  |
| <b>Accessory Uses to Residential Uses</b> |       |     |     |     |     |     |     |      |      |                                 |  |
| Buildings, structures                     | NA    | P   | P   | P   | P   | P   | P   | P    | P    | None                            |  |
| Open storage (Sec. 3.18)                  | NA    | N   | N   | C   | N   | C   | C   | C    | N    | None                            |  |
| <b>Temporary Uses</b>                     |       |     |     |     |     |     |     |      |      |                                 |  |
| All Temporary Uses (Sec. 3.9)             | NA    | C   | C   | C   | C   | C   | C   | C    | C    | None                            |  |

Notes:

- a. Off street parking is not required in the B-4 District.

**Section 2.5 Table III: Schedule of Lot Area, Yard, Setback, Height, Density, Floor area, and Impervious Surface Requirements for Residential, Business And Rural Districts**

| District | Minimum Lot Area (a) |                 | Lot Width (ft) (b) | Front Yard Setback | Side Yard Setback |         | Rear Yard Setback |         | Max Hgt. (ft) (c) | Max Impervious Surface Ratio (%) | Max. Floor Area Ratio: Non-Res. Uses (d) |
|----------|----------------------|-----------------|--------------------|--------------------|-------------------|---------|-------------------|---------|-------------------|----------------------------------|--|
|          | Residential          | Non-Residential |                    |                    | Res               | Non Res | Res               | Non Res |                   |                                  |  |
| R-1      | 15,000               | 30,000          | 100                | 25                 | 10                | 50      | 30                | 60      | 38                | 40                               | 0.25                                     |
| R-2      | 10,000               | 20,000          | 80                 | 25                 | 8                 | 25      | 25                | 50      | 38                | 45                               | 0.30                                     |
| R-3      | 6,000                | 12,000          | 50                 | 25                 | 5                 | 25      | 25                | 50      | 38                | 45                               | 0.30                                     |
| R-4      | 6,000                | 12,000          | 50                 | 25                 | 5                 | 25      | 20                | 40      | 38                | 45                               | 0.30                                     |
| R-5      | 6,000                | 12,000          | 50                 | 25                 | 5                 | 25      | 20                | 40      | 4 stories         | 70                               | 0.30                                     |
| B-1      | 5,000                | 5,000           | 50                 | 35                 | 5                 | 5       | 20                | 20      | 38                | 70                               | 0.30                                     |
| B-2      | 5,000                | 5,000           | 50                 | 35                 | 5                 | 5       | 20                | 20      | 38                | 80                               | 0.50                                     |
| B-3      | 5,000                | 5,000           | 50                 | 35                 | 5                 | 5       | 20                | 20      | (e)               | 90                               | None                                     |
| B-4      | NA                   | None            | None               | None               | NA                | None    | NA                | None    | (e)               | 100                              | None                                     |
| B-5      | NA                   | 10,000          | 10,000             | 35                 | NA                | 10      | NA                | 25      | (e)               | 90                               | None                                     |
| B-6      | NA                   | 10,000          | 10,000             | 35                 | NA                | 10      | NA                | 25      | (e)               | 90                               | None                                     |
| RU-1     | 15,000               | 15,000          | 15,000             | 35                 | 10                | 10      | 30                | 30      | 38                | 40                               | 0.25                                     |
| RU-2     | 87,120               | 43,560          | 43,560             | 35                 | 15                | 50      | 30                | 60      | 38                | 20                               | 0.15                                     |

**Notes To Table III**

- a – Lot area is expressed in square feet.
  - b – Measurement from front property line.
  - c – Measurement from average elevation of finished grade of the front of the structure.
  - d – Total floor measured as a percent of total lot area
  - e – There is no maximum; provided side and rear setbacks shall increase by one (1) foot for each two (2) feet in height over thirty-five (35) feet for buildings outside of the B-4 District; further provided that approval of buildings over thirty-five (35) feet shall be based on fire ladder capabilities as determined by the Fire Department with jurisdiction.
- NA = Not Applicable

**ORDINANCE NO. 2011 \_\_\_\_\_**

**AN ORDINANCE TO REZONE 1400 CHEROKEE RD. TAX MAP NUMBER 90037-06-010 TO B-1, LIMITED BUSINESS DISTRICT.**

**WHEREAS**, a Public Hearing was held in Room 603 of the City-County Complex on May 10, 2011 at 6:30 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

**WHEREAS**, an application by Grantham Properties, owner of Landmark Woods was presented requesting an amendment to the City of Florence Zoning Atlas that the aforesaid property be rezoned from R-5 to B-1.

**The property is more specifically shown on the attached plat.  
Tax Map Number 90037-06-010**

**WHEREAS**, Florence City Council concur in the aforesaid application, findings and recommendations:

**NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FLORENCE IN MEETING DULY ASSEMBLED AND BY THE AUTHORITY THEREOF:**

1. That an Ordinance is hereby adopted by amending the Zoning Atlas of the City of Florence for the aforesaid property to B-1 Limited Business District.
2. That this Ordinance shall become effective seven days upon its approval and adoption by the City Council of the City of Florence and posting of this amendment in the official Zoning Atlas.

**ADOPTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2011**



Ordinance No. 2011-\_\_\_\_\_

**Approved as to form:**

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James W. Peterson, Jr.  
**City Attorney**

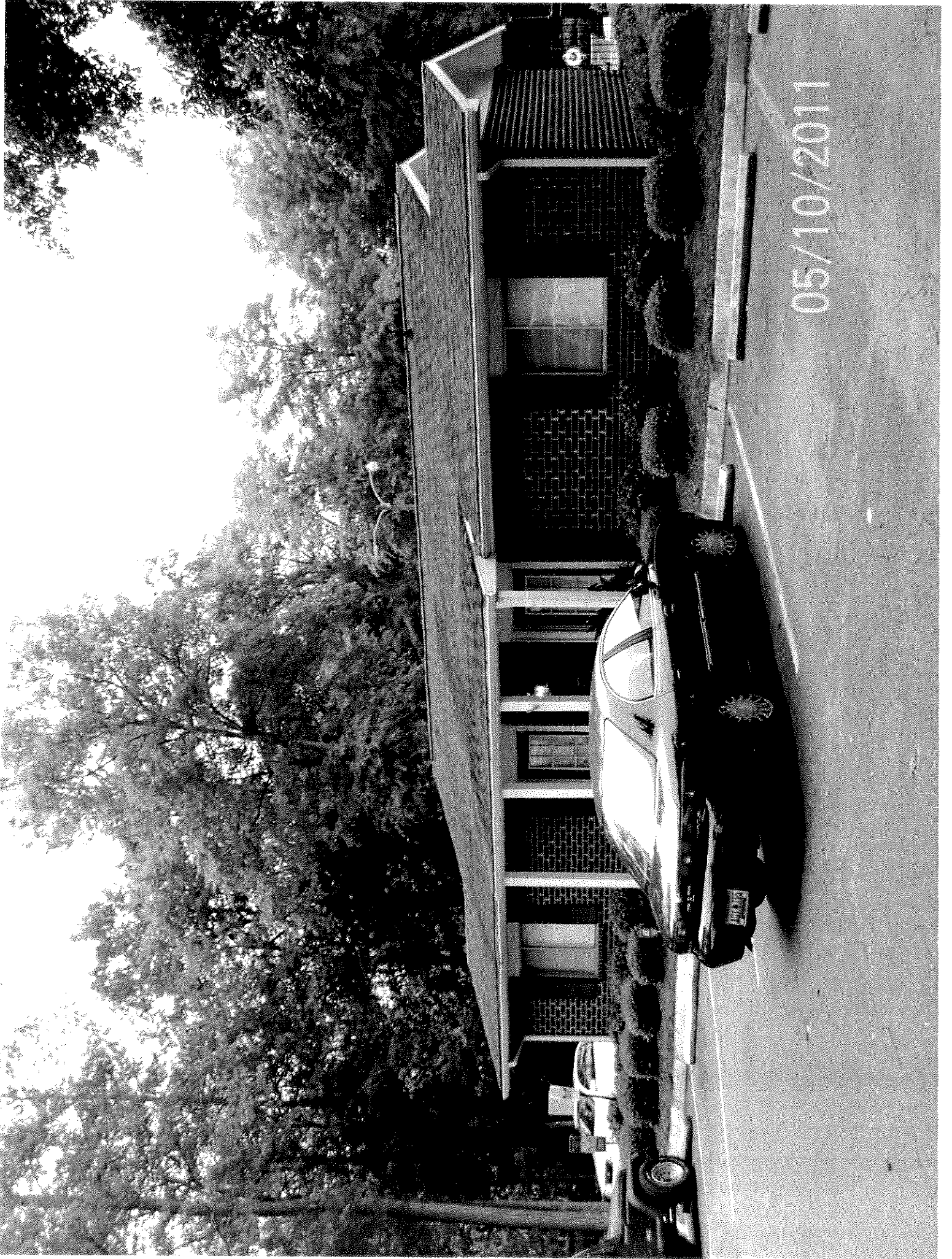
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Stephen J. Wukela,  
**Mayor**

**Attest:**

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Dianne Rowan  
**Municipal Clerk**



05/10/2011

FLORENCE CITY COUNCIL MEETING

**DATE:** June 13, 2011

**AGENDA ITEM:** First Reading, Ordinance to amend the Zoning Ordinance

**DEPARTMENT/DIVISION:** Urban Planning & Development

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**I. ISSUE UNDER CONSIDERATION**

*Request to rezone 1500 Second Loop Road, Tax Map Number 90040-03-011, from B-2, Convenience Business District to B-3, General Commercial District.*

**II. CURRENT STATUS/PREVIOUS ACTION TAKEN:**

*On May 10, 2011, Planning Commission held a public hearing on this matter. Planning Commissioners recommended denial of this request, 8-0.*

**III. POINTS TO CONSIDER**

- 1. The B-3 rezoning request was made so that a pawnshop would be permitted at this location.*
- 2. Pawnshops are not permitted in the B-2 Zoning District.*
- 3. This property is currently surrounded by B-2 and R-1 Zoning Districts; there is no B-3 zoning in the vicinity.*
- 4. The request to rezone the property to B-3, General Commercial District, is inconsistent with the recently adopted Future Land Use Map.*

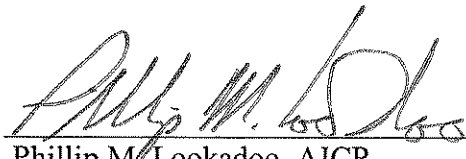
**IV. OPTIONS**

*City Council may:*

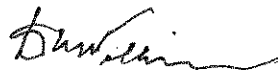
- 1. Approve the request as presented based on the information submitted.*
- 2. Defer the request should additional information be needed.*
- 3. Suggest other alternatives*
- 4. Deny the request.*

**IV. ATTACHMENTS**

- 1. Ordinance*
- 2. Staff Report*



Phillip M. Lookadoo, AICP  
Urban Planning & Development Director



David N. Williams  
City Manager

# ZONING PETITION STAFF CHECKLIST

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PC#2011-07

May 10, 2011

## IDENTIFYING DATA

Name of Owner: Ardith P. Rogers Trust

Address: 1500 Second Loop Road

Tax Parcel Number(s): 90040-03-011

Proposed Zoning Change: B-2, Convenience Business to B-3, General Commercial

Current Use: Vacant

Proposed Use: Pawnbroker and Tax Office

## BACKGROUND

The applicant has submitted an application to rezone 1500 Second Loop Road from B-2, Convenience Business District to B-3, General Commercial District. The applicant, Aiken and Company, is the legal agent for the property owner. The rezoning request has been made because a business owner would like to lease the space for pawnbroker and tax office services. Most recently, a business license for a tax office was issued for this property in January 2011. Prior to that, Carolina Tan maintained a business license at this location from 2002 to May 2010.

## ZONING REQUIREMENTS

A tax office is permitted in the current B-2 Zoning District. However, pawnshops are only permitted in the B-3 Zoning District.

## MISCELLANEOUS PROVISIONS

Is any portion of this property in floodplain? No

Are there any known zoning violations on this site? No

Tax records indicate the owner(s) are: Ardith P. Rogers Trust

This application is submitted by:                     the owners listed above  
    an agent for the owner  
    other

## LAND USE PLAN CONFORMANCE

The current Land Use Plan designates this parcel as Commercial Suburban. Per the recently adopted Comprehensive Plan, Commercial Suburban land uses are in close proximity to residential uses and would include "areas for easy pedestrian and bicycle access to retail, restaurant, service, amusement and recreational activities."

# ZONING PETITION STAFF CHECKLIST

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## ADDITIONAL CRITERIA FOR CONSIDERATION

1. What changes have, or are, occurring in the area to justify a change in zoning?

The area, in particularly the Second Loop corridor, is a mix of retail, professional office and institutional uses. Land uses along Second Loop Road primarily serve as a buffer to the abutting residential.

2. What are adjacent properties zoned, and what are adjacent land uses?

| <u>Direction</u> | <u>Zoning</u> | <u>Land Use</u>     |
|------------------|---------------|---------------------|
| North            | B-2           | Retail              |
| Northeast        | B-2           | Professional Office |
| East             | R-1           | Church              |
| Southeast        | R-1           | Church              |
| South            | R-1           | Residential         |
| Southwest        | R-1           | Residential         |
| West             | B-2           | Retail/Office       |
| Northwest        | B-2           | Retail              |

3. What are development plans in the area – roads, schools, future commercial development, etc.?

No development plans have been filed for this area.

4. Is there a reason the current land use cannot continue to be feasible as it now exists?

No.

5. List some potential uses under existing zoning.

Professional services and light industry retail uses such as a furniture store, gasoline station or grocery store are currently permitted in the B-2 Zoning District.

6. List some potential uses under proposed zoning.

The B-3 Zoning District would permit multiple higher-intensity commercial uses. These include flea markets, warehousing and storage facilities, and automobile repair shops.

## ZONING PETITION STAFF CHECKLIST

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7. Are any of these uses inappropriate for this location, and if so, why?

The B-3 Zoning District is our most permissive commercial zoning classification, and therefore there is the potential for some of these uses to adversely impact the abutting neighborhood with traffic congestion, noise, odors and the like.

8. What is applicant's stated reason for requesting zoning?

The applicant wishes to rezone the property in order to accommodate a pawnshop, which under the current Zoning Ordinance is not permissible in the B-2 Zoning District.

9. (a) What will be the benefits to the surrounding properties?

The proposed may allow some uses that could be beneficial to the area.

- (b) What will be the detriments to the surrounding properties?

The proposed change may also allow some uses that could be detrimental to the area.

10. Is a traffic study required for this petition?

The rezoning application does not meet the requirements of a traffic study as stated in the Land Development and Subdivision Ordinance, Article 5.1-G.

11. What does the purpose statement of the proposed zoning district say?

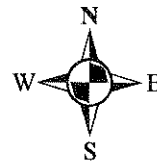
**B-3 General Commercial District:** The intent of this district is to provide for the development and maintenance of commercial and business uses strategically located to serve the community and the larger region in which it holds a central position.

12. Will this proposal meet the intent of the above purpose statement?

While the stated reason for submitting this rezoning application may not be a detriment to the adjacent residential and commercial uses, approving the request would permit various uses that may adversely impact this area. Furthermore, there are no properties within the vicinity zoned B-3. All surrounding properties are zoned either B-2 or Single Family Residential (R-1), while a few properties some distance away are zoned Limited Multi-Family Residential (R-4) and Planned Development District (PDD).

For the above stated reasons, staff recommends denial of the rezoning request.




# Location Map



Urban Planning &  
Development Department

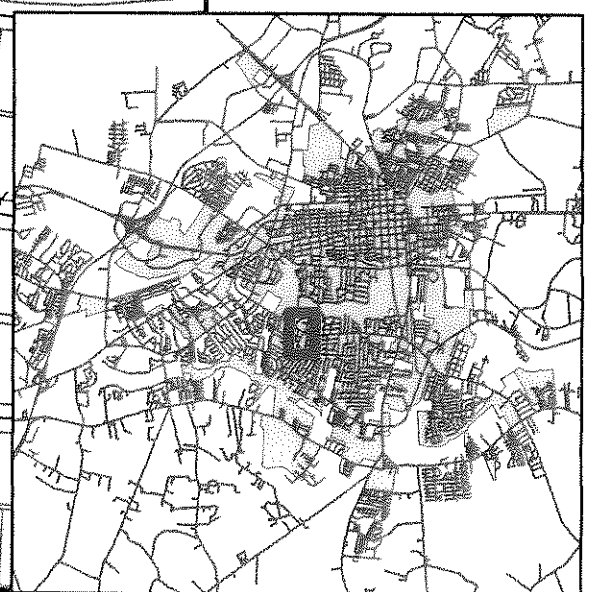


**Legend**

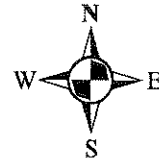
-  1500 Second Loop R
-  Road Segment
-  Parcels

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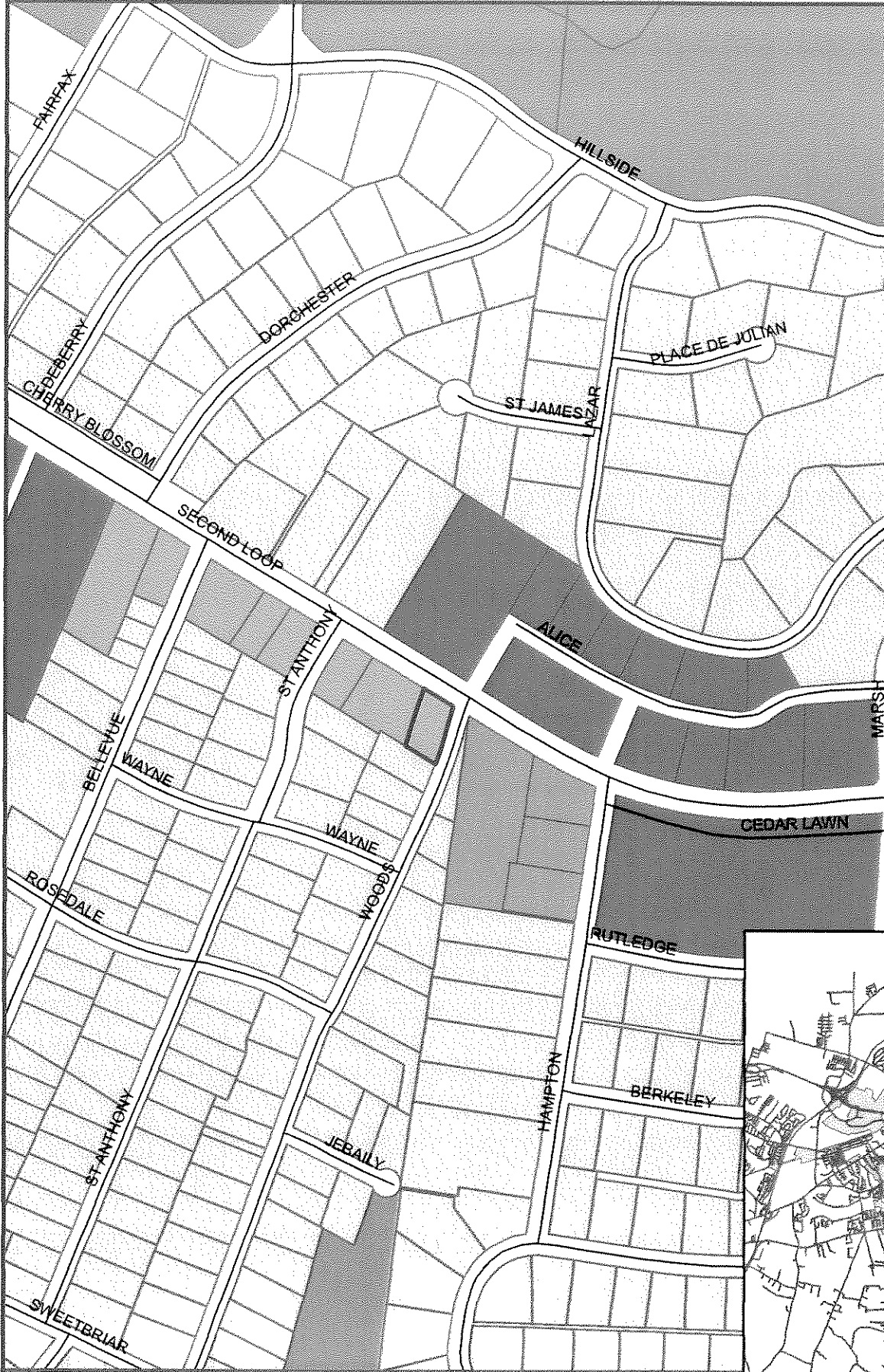
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# Future Land Use



Urban Planning & Development Department

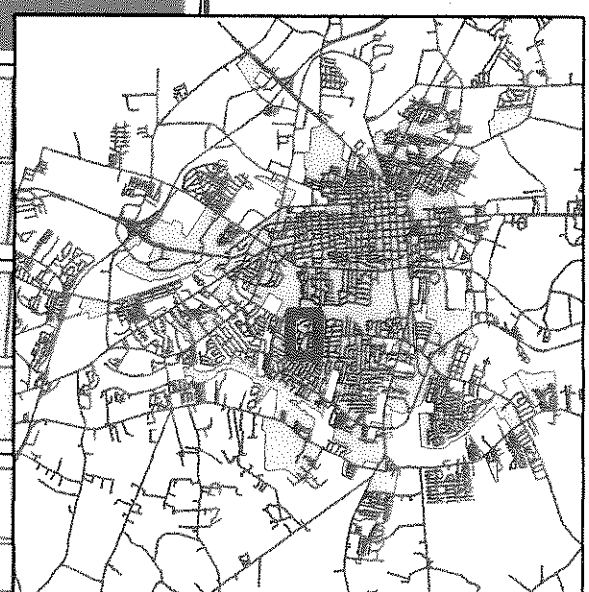


**Legend**

- Re-zone request
- Road Segment
- Parcels
- Rural
- Neighborhood Conservation
- Residential Estate
- Residential Sub-Urban
- Residential Auto-Urban
- Residential Transition
- Residential Urban
- Sub-Urban Commercial
- Auto-Urban Commercial
- Central Business District
- Business Parks
- Industrial
- Public and Institutional
- Parks and Open Space

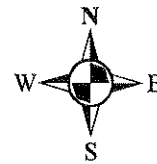
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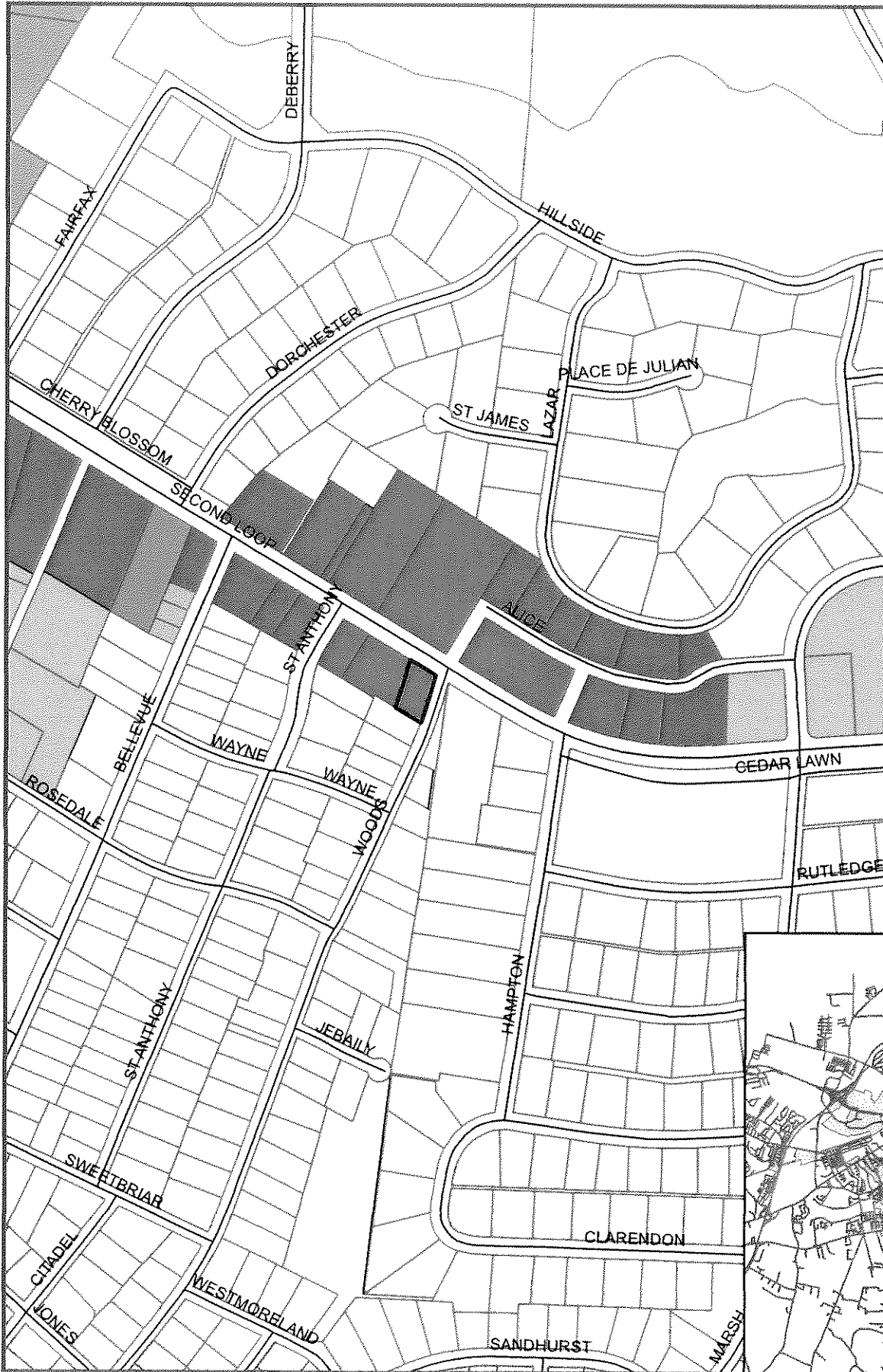




# ZONING MAP



Urban Planning &  
Development Department



**Legend**

Re-zone request

Road Segment

Parcels

**Zoning**

**ZONECODE**

B-1, LIMITED

B-2, CONVENIENCE

B-3, GENERAL

B-4, CENTRAL

B-5, OFFICE-LIGHT INDUSTRIAL

B-6, INDUSTRIAL

PD, PLANNED DEVELOPMENT

R-1, SINGLE-FAMILY, LARGE LOTS

R-2, SINGLE-FAMILY, MEDIUM LOTS

R-3, SINGLE-FAMILY, SMALL LOTS

R-4, MULTI-FAMILY, LIMITED

R-5, MULTI-FAMILY

RU-1, COMMUNITY

RU-2, RESOURCE

UNZONED

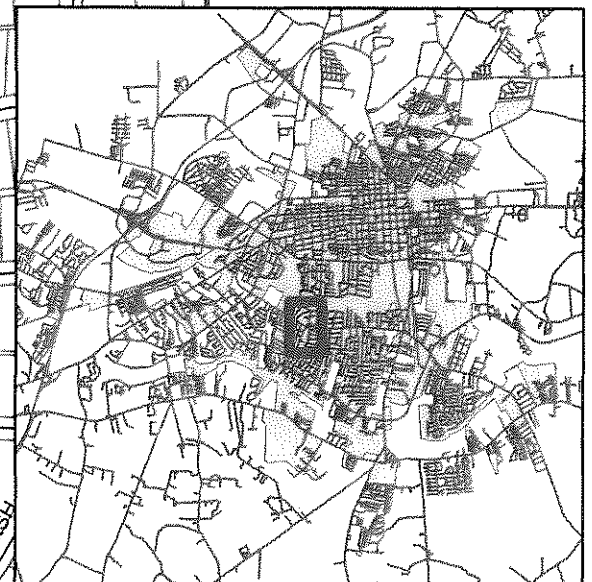
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## Section 2.4 Table II: Schedule of Permitted and Conditional Uses and Off-Street Parking Requirements for Business & Rural Districts

|   | NAICS  | B-1 | B-2 | B-3 | B-4 | B-5 | B-6 | RU-1 | RU-2 | Off-Street Parking Requirements |
|---|--------|-----|-----|-----|-----|-----|-----|------|------|---------------------------------|
| <b>Sector 11: Agriculture, Forestry, Fishing, and Hunting</b>   |        |     |     |     |     |     |     |      |      |                                 |
| Agricultural Production, crops                                  | 111    | P   | P   | P   | N   | P   | P   | P    | P    | None                            |
| Agricultural Production, Livestock, animals                     | 112    |     |     |     |     |     |     |      |      |                                 |
| Livestock, except feedlots                                      | 112111 | N   | N   | N   | N   | N   | N   | P    | P    | None                            |
| Feedlots  | 112112 | N   | N   | N   | N   | N   | N   | N    | P    | None                            |
| Poultry & eggs  | 1123   | N   | N   | N   | N   | N   | N   | N    | P    | None                            |
| Animal specialties  | 1129   | N   | N   | N   | N   | N   | N   | N    | P    | None                            |
| Horses & other equine   | 11292  | N   | N   | N   | N   | N   | N   | P    | P    | None                            |
| General Farms   | 11299  | N   | N   | N   | N   | P   | P   | P    | P    | None                            |
| Fishing, Hunting, Trapping                                      | 1141-2 | N   | N   | P   | N   | N   | P   | P    | P    | None                            |
| Agricultural Services   | 115    | N   | N   | N   | N   | N   | N   | P    | P    | None                            |
| Forestry  | 11531  | N   | N   | P   | N   | P   | P   | P    | P    | 1.0 per 1,000 s.f. GFA          |
| <b>Sector 21: Mining</b>  |        |     |     |     |     |     |     |      |      |                                 |
| Mining  | 212    | N   | N   | N   | N   | N   | P   | N    | P    | None                            |
| <b>Sector 22: Utilities</b>                                     |        |     |     |     |     |     |     |      |      |                                 |
| Electric, gas, & sanitary services                              | 221    |     |     |     |     |     |     |      |      |                                 |
| Electric  | 2211   |     |     |     |     |     |     |      |      |                                 |
| Generation  | 22111  | N   | N   | N   | N   | N   | P   | N    | N    | 1.0 per 500 s.f. GFA            |
| Transmission  | 22112  | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 500 s.f. GFA            |
| Natural gas distribution  | 2212   | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 500 s.f. GFA            |
| Water supply systems  | 22131  |     |     |     |     |     |     |      |      |                                 |
| Storage/Treatment   | 22131  | N   | N   | P   | N   | P   | P   | P    | P    | 1.0 per 500 s.f. GFA            |
| Transmission  | 22131  | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 500 s.f. GFA            |
| Sewerage systems  | 22132  |     |     |     |     |     |     |      |      |                                 |
| Collection  | 22132  | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 500 s.f. GFA            |
| Treatment   | 22132  | N   | N   | P   | N   | P   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Steam & Air Conditioning supply                                 | 22133  | N   | N   | P   | N   | P   | P   | N    | N    | 1.0 per 500 s.f. GFA            |
| <b>Sector 23: Construction</b>                                  |        |     |     |     |     |     |     |      |      |                                 |
| Bldg. Construction – general contract & operative builders      | 233    | N   | N   | P   | N   | N   | P   | N    | N    | 1.0 per 1,000 s.f. GFA          |
| Heavy construction other than building construction-contractors | 234    | N   | N   | P   | N   | N   | P   | N    | N    | 1.0 per 1,000 s.f. GFA          |
| Special Trade Contractors                                       | 235    | N   | N   | P   | N   | N   | P   | N    | N    | 1.0 per 1,000 s.f. GFA          |
| <b>Sector 31-33: Manufacturing</b>                              |        |     |     |     |     |     |     |      |      |                                 |
| Food  | 311    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Beverage & Tobacco  | 312    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Textile mill products   | 313    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Textile Product Mills   | 314    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Apparel   | 315    | N   | N   | N   | N   | P   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Leather & allied products                                       | 316    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Wood products   | 321    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Paper & allied products   | 322    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Petroleum products  | 324    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |
| Chemical products   | 325    | N   | N   | N   | N   | N   | P   | N    | P    | 1.0 per 500 s.f. GFA            |

|   | NAICS        | B-1        | B-2        | B-3        | B-4        | B-5        | B-6        | RU-1        | RU-2        | Off-Street Parking Requirements |
|---|--------------|------------|------------|------------|------------|------------|------------|-------------|-------------|---------------------------------|
| <b>Sector 31-33: Manufacturing – cont'd</b>   |              |            |            |            |            |            |            |             |             |                                 |
| Plastic & Rubber  | 326          | N          | N          | N          | N          | N          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Nonmetallic Mineral products  | 327          | N          | N          | N          | N          | N          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Primary Metal Industry  | 331          | N          | N          | N          | N          | N          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Fabricated metal products   | 332          | N          | N          | N          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Machinery   | 333          | N          | N          | N          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Computer & Electronic Products  | 334          | N          | N          | N          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Electrical equipment, Appliances & components   | 335          | N          | N          | N          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Transportation equipment  | 336          | N          | N          | N          | N          | N          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Furniture & related products  | 337          | N          | N          | P          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| Misc. manufacturing Indus.  | 339          | N          | N          | N          | N          | P          | P          | N           | P           | 1.0 per 500 s.f. GFA            |
| <b>Sector 42: Wholesale Trade</b>   |              |            |            |            |            |            |            |             |             |                                 |
| Wholesale trade-durable goods   | 421          | N          | N          | P          | P          | P          | P          | N           | P           | 1.0 per 5,000 s.f. GFA          |
| Recycle materials (Sec. 3.12)   | 42193        | N          | N          | N          | N          | N          | C          | N           | N           | 1.0 per 5,000 s.f. GFA          |
| Wholesale trade-nondurable goods  | 422          | N          | N          | P          | P          | P          | P          | N           | P           | 1.0 per 5,000 s.f. GFA          |
| <b>Sector 44-45: Retail Trade</b>   |              |            |            |            |            |            |            |             |             |                                 |
| Motor vehicle & parts   | 441          | N          | N          | P          | P          | N          | N          | N           | N           | 1.0 per 600 s.f. GFA            |
| Automotive dealers  | 4411         | N          | N          | P          | P          | N          | N          | N           | N           | 1.0 per 600 s.f. GFA            |
| Other motor vehicle dealers   | 4412         | N          | N          | P          | P          | N          | N          | N           | N           | 1.0 per 600 s.f. GFA            |
| Automotive parts  | 4413         | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Furniture & home furnishings  | 442          | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Electronics & Appliances  | 443          | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Building materials, garden supplies   | 444          |            |            |            |            |            |            |             |             |                                 |
| Building materials & supplies   | 4441         | N          | N          | P          | N          | N          | N          | P           | N           | 1.0 per 1,000 s.f. GFA          |
| Paint & wallpaper   | 44412        | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Hardware stores (Sec. 3.13)   | 44413        | N          | P          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Lawn & garden equipment & supplies stores   | 4442         | N          | P          | P          | P          | P          | P          | P           | P           | 1.0 per 350 s.f. GFA            |
| Food stores (3.13)  | 445          | N          | P          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Beer, Wine, & Liquor stores (Sec 3.13)  | 4453         | N          | N          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Health & Personal care (Sec. 3.13)  | 446          | N          | P          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Gasoline stations   | 447          | N          | P          | P          | P          | N          | N          | P           | P           | 1.0 per 600 s.f. GFA            |
| Truck stops   | 44719        | N          | N          | P          | N          | N          | N          | N           | N           | 1.0 per 600 s.f. GFA            |
| Clothing & accessory stores   | 448          | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Sporting goods, Hobbies, Books, & Music   | 451          | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| General Merchandise, except pawn shops & flea markets (Sec. 3.13)                               | 452          | N          | P          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Miscellaneous retail  | 453          | N          | P          | P          | P          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Used merchandise, except pawn shops & flea markets (Sec. 3.13)                                  | 4533         | N          | P          | P          | P          | N          | N          | C           | N           | 1.0 per 350 s.f. GFA            |
| Flea Markets  | 4533         | N          | N          | P          | N          | N          | N          | P           | N           | 1.5 per stall                   |
| Retail not elsewhere classified except grave monuments, fireworks, sexually oriented businesses | 4539         | N          | N          | P          | N          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Manufactured home dealers   | 45393        | N          | N          | P          | N          | N          | N          | N           | N           | 1.0 per 600 s.f. GFA            |
| Fireworks   | 453998       | N          | N          | P          | N          | N          | N          | N           | N           | 1.0 per 350 s.f. GFA            |
| Gravestones, monuments  | 443998       | N          | N          | P          | N          | N          | P          | N           | N           | 1.0 per 500 s.f. GFA            |
|   | <b>NAICS</b> | <b>B-1</b> | <b>B-2</b> | <b>B-3</b> | <b>B-4</b> | <b>B-5</b> | <b>B-6</b> | <b>RU-1</b> | <b>RU-2</b> | <b>Off-Street Parking</b>       |

|  |        |               |   |   |   |   |   |   |   |   | Requirements           |
|--|--------|---------------|---|---|---|---|---|---|---|---|------------------------|
| Miscellaneous retail   | 45399  | N             | N | P | N | N | N | N | N | N | 1.0 per 350 s.f. GFA   |
| Non-store retailers  | 454    | N             | P | P | P | N | N | N | N | N | 1.0 per 350 s.f. GFA   |
| Fuel Dealers   | 45431  | N             | N | P | N | N | P | N | N | N | 1.0 per 500 s.f. GFA   |
| <b>Sector 48-49: Transportation Warehousing</b>  |        |               |   |   |   |   |   |   |   |   |                        |
| Air Transportation   | 481    | N             | N | P | N | P | P | N | N | N | 1.0 per 250 s.f. GFA   |
| Rail Transportation  | 482    | N             | N | P | P | P | P | P | P | P | 1.0 per 500 s.f. GFA   |
| Truck Transportation   | 484    | N             | N | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Transit and ground passenger transportation  | 485    | N             | N | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Scenic & Sightseeing Transportation  | 487    | P             | P | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Support Activities for Transportation  | 488    | N             | N | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| U.S. Postal Service  | 491    | P             | P | P | P | P | P | P | P | P | 1.0 per 350 s.f. GFA   |
| Couriers & Messengers  | 492    | P             | P | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Warehousing & Storage  | 493    | N             | N | P | P | P | P | P | P | P | 1.0 per 1,000 s.f. GFA |
| <b>Sector 51: Information</b>  |        |               |   |   |   |   |   |   |   |   |                        |
| Publishing Industries  | 511    | N             | P | P | P | P | P | N | P | P | 1.0 per 500 s.f. GFA   |
| Motion pictures & Sound Industries   | 51     | N             | P | P | P | N | N | N | N | N | 1.0 per 350 s.f. GFA   |
| Motion picture theaters  | 512131 | N             | P | P | P | N | N | N | N | N | 1.0 per 5 seats        |
| Broadcasting & Telecommunications  | 513    | N             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Communication Tower & Ant. (Sec. 3.11)   | 5131   | N             | C | C | C | C | C | C | C | C | None                   |
| Info. Services & Data Processing   | 514    | N             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Libraries  | 51212  | P             | P | P | P | P | N | P | N | N | 1.0 per 350 s.f. GFA   |
| <b>Sector 52: Finance &amp; Insurance</b>  |        |               |   |   |   |   |   |   |   |   |                        |
| Banks  | 521    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Credit Intermediation  | 522    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Pawn Shops   | 522298 | N             | N | P | P | N | N | N | N | N | 1.0 per 350 s.f. GFA   |
| Security & commodity contracts, financial investments                                      | 523    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Insurance Carriers & related activities  | 524    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Funds, Trust, & other financial vehicles   | 525    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| <b>Sector 53: Real Estate &amp; Rental &amp; Leasing</b>                                   |        |               |   |   |   |   |   |   |   |   |                        |
| Real Estate  | 531    | P             | P | P | P | P | P | P | N | N | 1.0 per 350 s.f. GFA   |
| Mini-warehouses  | 53113  | N             | N | P | P | P | P | N | N | N | 1.0 per storage units  |
| Rental & Leasing Services  | 532    | N             | N | P | P | P | P | N | N | N | 1.0 per 500 s.f. GFA   |
| Video tape rental (Sec. 3.13)  | 53223  | N             | P | P | P | N | N | C | N | N | 1.0 per 350 s.f. GFA   |
| <b>Sector 53: Real Estate &amp; Rental &amp; Leasing</b>                                   |        |               |   |   |   |   |   |   |   |   |                        |
| Professional, Scientific, Technical Svcs.  | 541    | N             | P | P | P | P | N | P | N | N | 1.0 per 300 s.f. GFA   |
| Display advertising – Signs  | 54185  | See Article V |   |   |   |   |   |   |   |   |                        |
| Legal services   | 5411   | P             | P | P | P | P | N | P | N | N | 1.0 per 350 s.f. GFA   |
| Engineering, accounting, research management & related services                            | 5412-9 | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| Tax return prep. service   | 541213 | P             | P | P | P | N | N | P | N | N | 1.0 per 500 s.f. GFA   |
| <b>Sector 54: Professional, Scientific, Technical Services – cont'd</b>                    |        |               |   |   |   |   |   |   |   |   |                        |
| Photographic studios, portraits  | 54192  | P             | P | P | P | N | N | N | N | N | 1.0 per 300 s.f. GFA   |
| Veterinary Services  | 54194  | N             | N | P | N | N | P | P | P | P | 1.0 per 1,000 s.f. GFA |
| <b>Sector 55: Management of Companies and Enterprises</b>                                  |        |               |   |   |   |   |   |   |   |   |                        |
| Mgmt. Of Companies and Enterprises   | 551    | P             | P | P | P | P | P | N | N | N | 1.0 per 350 s.f. GFA   |
| <b>Sector 56: Administrative and Support and Waste Management and Remediation Services</b> |        |               |   |   |   |   |   |   |   |   |                        |
| Administrative & support services  | 561    | P             | P | P | P | P | P | P | P | P | 1.0 per 750 s.f. GFA   |

|  | NAICS  | B-1 | B-2 | B-3 | B-4 | B-5 | B-6 | RU-1 | RU-2 | Off-Street Parking Requirements            |
|--|--------|-----|-----|-----|-----|-----|-----|------|------|--|
| Landscape services   | 56173  | N   | P   | P   | N   | P   | P   | P    | P    | 1.0 per 1,000 s.f. GFA                     |
| Refuse systems (Sec. 3.14)   | 562    | N   | N   | C   | N   | N   | C   | N    | C    | 1.0 per 500 s.f. GFA                       |
| <b>Sector 61: Educational Services</b>                                 |        |     |     |     |     |     |     |      |      |  |
| Educational Services   | 6117   | P   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 200 s.f. GFA                       |
| Elementary Schools   | 6111   | P   | P   | P   | P   | N   | N   | P    | P    | 2.0 per classroom plus 5 admin. Spaces     |
| Secondary Schools  | 6111   | P   | P   | P   | P   | N   | N   | P    | P    | 5.0 per classroom plus 10 admin. Spaces    |
| Jr. Colleges, Colleges, Universities, professional schools             | 6112-3 | P   | P   | P   | P   | P   | P   | N    | N    | 5.0 per classroom plus 2 per admin. Office |
| Business schools, Computer, & Management Training                      | 6114-5 | P   | P   | P   | P   | P   | P   | N    | N    | 5.0 per classroom plus 2 per admin. Office |
| Other schools and instruction  | 6116   | P   | P   | P   | P   | P   | P   | N    | N    | 5.0 per classroom plus 2 per admin. Office |
| Education Support Services   | 6117   | P   | P   | P   | P   | P   | P   | N    | N    | 1.0 per 200 s.f. GFA                       |
| <b>Sector 62: Health Care and Social Assistance</b>                    |        |     |     |     |     |     |     |      |      |  |
| Ambulatory Health Care Services  | 62     | P   | P   | P   | P   | P   | N   | N    | N    | 1.0 per 150 s.f. GFA                       |
| Medical & dental laboratories  | 6215   | N   | N   | P   | P   | P   | P   | N    | N    | 1.0 per 500 s.f. GFA                       |
| Home health care services  | 6216   | P   | P   | P   | P   | P   | N   | P    | N    | 1.0 per 500 s.f. GFA                       |
| Hospitals  | 622    | N   | N   | P   | P   | P   | N   | N    | N    | 0.7 per bed                                |
| Nursing & residential care facilities                                  | 623    | P   | P   | P   | P   | P   | N   | P    | P    | 0.4 per bed                                |
| Nursing Care Facilities  | 623    | N   | N   | P   | N   | N   | N   | P    | P    | 1.0 per 500 s.f. GFA                       |
| Community Care for Elderly   | 623    | P   | P   | P   | P   | P   | N   | P    | P    | 0.4 per bed                                |
| Social Services  | 624    | N   | N   | P   | P   | N   | N   | N    | N    | 1.0 per 350 s.f. GFA                       |
| Individual & Family Social Services                                    | 6241   | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 350 s.f. GFA                       |
| Community, Food & Housing & Emergency & Relief services                | 6242   | N   | N   | P   | P   | P   | N   | N    | N    |  |
| Rehabilitation services  | 6243   | N   | N   | P   | P   | P   | P   | N    | N    | 1.0 per 350 s.f. GFA                       |
| Day care services  | 6244   | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 200 s.f. GFA                       |
| <b>Sector 71: Arts, Entertainment, and Recreation</b>                  |        |     |     |     |     |     |     |      |      |  |
| Performing Arts & Spectator Sports                                     | 711    | N   | N   | P   | P   | N   | N   | N    | N    | 1.0 per 300 s.f. GFA                       |
| Performing Art Companies   | 7111   | P   | P   | P   | N   | N   | N   | N    | N    | 1.0 per 200 s.f. GFA                       |
| Spectator Sports   | 7112   | N   | N   | P   | P   | N   | N   | N    | N    | By individual review                       |
| Museums, Historical sites, & Similar Institutions                      | 712    | P   | P   | P   | P   | N   | N   | N    | N    | 1.2 per 1,000 s.f. GFA                     |
| <b>Sector 71: Arts, Entertainment, and Recreation – cont'd</b>         |        |     |     |     |     |     |     |      |      |  |
| Amusement, Gambling, & Recreation                                      | 713    | N   | N   | P   | N   | N   | N   | N    | N    | By individual review                       |
| Amusement Parks & Arcades  | 71311  | N   | N   | P   | N   | N   | N   | N    | N    | By individual review                       |
| Coin operated amusement, cash payouts more than 5 machines (Sec. 3.17) | 7132   | N   | N   | C   | N   | N   | N   | N    | N    | 1.0 per 200 s.f. GFA                       |
| Golf courses & Country Clubs   | 71391  | N   | N   | P   | N   | P   | P   | N    | P    | 5.0 per hole                               |
| Marinas  | 71392  | N   | N   | N   | N   | P   | P   | P    | P    | 1.0 per slip                               |
| Public parks & playgrounds   | 71394  | P   | P   | P   | P   | P   | P   | P    | P    | 1% land area                               |
| Physical fitness facilities  | 71394  | N   | P   | P   | P   | P   | P   | N    | N    | 1.0 per 300 s.f. GFA                       |
| Bowling centers  | 71395  | N   | N   | P   | P   | N   | N   | N    | N    | 5.0 per lane                               |
| Coin operated amusement non-cash payouts                               | 71399  | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 200 s.f. GFA                       |
| All other Amusement & Recreational Industries                          | 71399  | N   | N   | P   | N   | N   | N   | N    | N    | 1.0 per 200 s.f. GFA                       |

| <b>Sector 72: Accommodation and Food Services</b>                            | NAICS  | B-1 | B-2 | B-3 | B-4 | B-5 | B-6 | RU-1 | RU-2 | Off-Street Parking Requirements              |
|--|--------|-----|-----|-----|-----|-----|-----|------|------|--|
| Accommodations   | 721    |     |     |     |     |     |     |      |      |  |
| Hotels & motels  | 72111  | N   | N   | P   | P   | P   | N   | N    | N    | 1.0 per rental unit                          |
| Bed and Breakfast Inns (Sec. 3.3)  | 721191 | C   | N   | P   | P   | P   | N   | C    | C    | 1.5 per bedroom                              |
| Camps & recreational vehicle parks   | 721191 | N   | N   | C   | N   | N   | N   | N    | C    | Not applicable                               |
| Rooming & boarding houses, dormitories, group housing                        | 72121  | N   | N   | P   | N   | N   | N   | N    | N    | 1.0 per bedroom                              |
| Eating Places  | 7221-3 | N   | P   | P   | P   | P   | P   | P    | N    | 1.0 per 150 s.f. GFA                         |
| Drinking Places (Sec. 3.20)  | 7224   | N   | N   | C   | C   | N   | N   | N    | N    | 1.0 per 150 s.f. GFA                         |
| <b>Sector 81: Other Services (except Public Administration)</b>              |        |     |     |     |     |     |     |      |      |  |
| Auto repair & maintenance (Sec. 3.13)  | 8111   | N   | N   | P   | P   | N   | N   | C    | N    | 1.0 per 500 s.f. GFA                         |
| Car washes (multiple bays)   | 811192 | N   | N   | P   | N   | N   | N   | N    | N    | None   |
| Other Repair (Sec. 3.13)   | 8112-4 | N   | P   | P   | P   | N   | P   | C    | N    | 1.0 per 350 s.f. GFA                         |
| Shoe repair, shoe shine shops  | 81143  | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 300 s.f. GFA                         |
| Personal & Laundry services  | 812    |     |     |     |     |     |     |      |      |  |
| Personal Care Services   | 81221  | N   | P   | P   | P   | N   | N   | P    | N    | 2.5 per chair basin                          |
| Tattoo Facilities (Sec. 3.23)  | 812199 | N   | N   | C   | N   | N   | N   | N    | N    | 1.0 PER 150 s.f. GFA                         |
| Funeral Homes & Services   | 81221  | P   | P   | P   | P   | N   | N   | N    | N    | 5.0 plus 1.0 per 2 seats main assembly       |
| Cemeteries   | 81221  | N   | N   | P   | N   | N   | N   | P    | P    | None   |
| Crematories  | 81222  | N   | N   | N   | N   | N   | P   | N    | N    | 1.0 per 500 s.f. GFA                         |
| Laundry & Dry Cleaning Services  | 8123   | N   | N   | P   | P   | N   | P   | N    | N    | 1.0 per 500 s.f. GFA                         |
| Coin operated laundries/dry cleaning   | 81231  | N   | P   | P   | P   | N   | N   | P    | N    | 1.0 per 250 s.f. GFA                         |
| Pet Care   | 81291  | N   | N   | P   | N   | N   | P   | P    | P    | 1.0 per 1,000 s.f. GFA                       |
| Automotive parking lots & garages  | 81293  | N   | P   | P   | P   | P   | P   | N    | N    | None   |
| Sexually oriented business (Sec. 3.15)                                       | 81299  | N   | N   | C   | N   | N   | N   | N    | N    | 1.0 per 350 s.f. GFA                         |
| All other personal services  | 81299  | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 300 s.f. GFA                         |
| Religious, fraternal, professional, political, civic, business organizations | 813    | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 250 s.f. GFA                         |
| Religious Organizations  | 81211  | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 350 s.f. GFA                         |
| All Other Organizations  | 8132-9 | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 per 500 s.f. GFA                         |
| <b>Sector 92: Public Administration</b>                                      |        |     |     |     |     |     |     |      |      |  |
| Executive, legislative, & general govt.                                      | 921    | P   | P   | P   | P   | P   | N   | N    | N    | 1.0 per 350 s.f. GFA                         |
| Justice, public order & safety   | 922    | N   | N   | P   | P   | P   | P   | N    | P    | 1.0 per 350 s.f. GFA                         |
| Courts   | 92211  | N   | N   | P   | P   | N   | N   | P    | P    | 1.0 per 350 s.f. GFA                         |
| Police Protection  | 82212  | P   | P   | P   | P   | P   | P   | P    | P    | 1.0 per 350 s.f. GFA                         |
| Correctional institution   | 92214  | N   | N   | P   | P   | N   | P   | N    | P    | 1.0 per jail cell, plus 1.0 per 250 s.f. GFA |
| Fire Protection  | 92216  | P   | P   | P   | P   | P   | P   | P    | P    | 4.0 per bay                                  |
| Administration of human resources  | 923    | P   | P   | P   | P   | P   | P   | N    | N    | 1.0 per 350 s.f. GFA                         |
| Ad. of environ. Quality & housing prog.                                      | 924-5  | P   | P   | P   | P   | P   | P   | N    | N    | 1.0 per 350 s.f. GFA                         |
| Administration of economic programs  | 926    | P   | P   | P   | P   | P   | P   | N    | N    | 1.0 per 350 s.f. GFA                         |
| Space Research & Technology  | 927    | N   | N   | P   | P   | P   | P   | N    | N    |  |
| National Security & Internal Affairs   | 928    | N   | N   | P   | P   | P   | P   | N    | N    |  |

| <b>Residential Uses</b>                   |       |     |     |     |     |     |     |      |      |                                 |
|---|-------|-----|-----|-----|-----|-----|-----|------|------|---------------------------------|
| <b>Site Built Dwellings</b>               | NA    |     |     |     |     |     |     |      |      |                                 |
|   | NAICS | B-1 | B-2 | B-3 | B-4 | B-5 | B-6 | RU-1 | RU-2 | Off-Street Parking Requirements |
| Single-family detached                    | NA    | P   | P   | P   | N   | N   | N   | P    | P    | None                            |
| Duplex                                    | NA    | N   | N   | N   | N   | N   | N   | P    | N    | 2.0 spaces per unit             |
| Multi-family, apts. (Sec. 3.19)           | NA    | N   | N   | P   | C   | P   | N   | N    | N    | 1.5 spaces per unit             |
| Rooming & Boarding houses                 | 72131 | N   | P   | P   | P   | N   | N   | N    | N    | 1.0 spaces per bedroom          |
| <b>Manufactured Dwellings</b>             |       |     |     |     |     |     |     |      |      |                                 |
| Residential designed (Sec. 3.4)           | NA    | N   | N   | N   | N   | N   | N   | C    | C    | 2.0 spaces per unit             |
| Standard designed (Sec. 3.4)              | NA    | N   | N   | N   | N   | N   | N   | C    | C    | 2.0 spaces per unit             |
| Mobile Homes (Sec. 3.5)                   | NA    | N   | N   | N   | N   | N   | N   | N    | N    | 2.0 spaces per unit             |
| Modular Homes                             | NA    | P   | P   | P   | N   | N   | N   | P    | P    | 2.0 spaces per unit             |
| <b>Accessory Uses to Residential Uses</b> |       |     |     |     |     |     |     |      |      |                                 |
| Bathhouses & cabanas                      | NA    | P   | P   | P   | N   | NA  | NA  | P    | P    | None                            |
| Domestic animal shelters                  | NA    | P   | P   | P   | N   | NA  | NA  | P    | P    | None                            |
| Non-commercial greenhouses                | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |
| Private garage & carport                  | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |
| Storage building                          | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |
| Swimming pool, tennis courts              | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |
| Auxiliary shed, workshop                  | NA    | P   | P   | P   | N   | NA  | NA  | P    | P    | None                            |
| Home occupation (Sec. 3.8)                | NA    | P   | P   | P   | P   | NA  | NA  | C    | C    | None                            |
| Horticulture, gardening                   | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |
| Family day care home                      | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |
| Satellite dishes, etc.                    | NA    | P   | P   | P   | P   | NA  | NA  | P    | P    | None                            |
| <b>Accessory Uses to Residential Uses</b> |       |     |     |     |     |     |     |      |      |                                 |
| Buildings, structures                     | NA    | P   | P   | P   | P   | P   | P   | P    | P    | None                            |
| Open storage (Sec. 3.18)                  | NA    | N   | N   | C   | N   | C   | C   | C    | N    | None                            |
| <b>Temporary Uses</b>                     |       |     |     |     |     |     |     |      |      |                                 |
| All Temporary Uses (Sec. 3.9)             | NA    | C   | C   | C   | C   | C   | C   | C    | C    | None                            |

Notes:

- a. Off street parking is not required in the B-4 District.

ORDINANCE NO. 2011-\_\_\_\_\_

**AN ORDINANCE TO REZONE 1500 SECOND LOOP ROAD, TAX MAP NUMBER 90040-03-011, FROM B-2, CONVENIENCE BUSINESS DISTRICT TO B-3, GENERAL COMMERCIAL DISTRICT:**

**WHEREAS**, a Public Hearing was held in Room 603 of the City-County Complex on May 10, 2011 at 6:30 P.M. before the City of Florence Planning Commission and notice of said hearing was duly given;

**WHEREAS**, Aiken and Company, an agent for the property owner, made application to rezone 1500 Second Loop Road from B-2, Convenience Business District to B-3, General Commercial District;

**WHEREAS**, the rezoning request was made to allow a pawnshop; and

**WHEREAS**, pawnshops are not permitted in the B-2 Zoning District;

**WHEREAS**, Florence City Council concur in the aforesaid application, findings and recommendations:

**NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FLORENCE IN MEETING DULY ASSEMBLED AND BY THE AUTHORITY THEREOF:**

1. That an Ordinance is hereby adopted by amending the Zoning Atlas of the City of Florence for the aforesaid property to B-3, General Commercial District.
2. That this Ordinance shall become effective seven days upon its approval and adoption by the City Council of the City of Florence and posting of this amendment in the official Zoning Atlas.

**ADOPTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2011**



**Approved as to form:**

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James W. Peterson, Jr.  
**City Attorney**

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Stephen J. Wukela,  
**Mayor**

**Attest:**

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Dianne M. Rowan  
**Municipal Clerk**

**FLORENCE CITY COUNCIL MEETING**

**DATE:** May 19, 2011

**AGENDA ITEM:** First Reading of FY 2011-12 Budget Ordinance

**DEPARTMENT/DIVISION:** Finance

**I. ISSUE UNDER CONSIDERATION**

Adoption of Fiscal Year 2011-12 Budgets for the City of Florence

**II. CURRENT STATUS/PREVIOUS ACTION TAKEN**

No previous action taken

**III. POINTS TO CONSIDER**

The General Fund, Water & Sewer Enterprise Fund, Stormwater Enterprise Fund, Utility Construction Fund, Utility Equipment Replacement Fund, and the Hospitality Fund budgets for the fiscal year ending June 30, 2012 recommended for adoption by the City Council are enclosed for your review.

**IV. OPTIONS**


Adoption of the budgets.  
Modification of the budgets as presented.

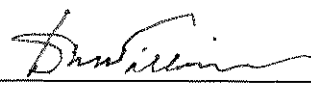
**III. STAFF RECOMMENDATION**

Adoption of the budgets.

**IV. ATTACHMENTS**

Budget ordinance and detailed proposed budgets.

  
\_\_\_\_\_  
Thomas W. Chandler  
Finance Director

  
\_\_\_\_\_  
David N. Williams  
City Manager

**ORDINANCE NO. 2011 -**

**AN ORDINANCE TO RAISE REVENUE AND ADOPT A BUDGET FOR THE CITY OF FLORENCE, SOUTH CAROLINA, FOR THE FISCAL YEAR BEGINNING JULY 1, 2011, AND ENDING JUNE 30, 2012.**

**WHEREAS**, § 5-7-260 of the South Carolina Code of Laws (as amended) requires that a Municipal Council shall act by ordinance to adopt budgets and levy taxes pursuant to public notice.

**NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of Florence in Council duly assembled and by the authority of the same:

**Section 1**

- (a) There is hereby adopted a General Fund budget for the City of Florence for the fiscal year beginning July 1, 2011, and ending June 30, 2012, as filed in the office of the City Clerk which is hereby incorporated by reference as if set forth fully herein, providing for revenues and appropriations in a total amount of \$29,100,000.
- (b) Further, there is hereby adopted a Water and Sewer Utilities Enterprise Fund budget for the City of Florence for fiscal year beginning July 1, 2011, and ending June 30, 2012, as filed in the office of the City Clerk which is hereby incorporated by reference as if set forth fully herein, providing for revenues and appropriations in a total amount of \$29,400,000.
- (c) Further, there is hereby adopted a Stormwater Utility Enterprise Fund budget for the City of Florence for the fiscal year beginning July 1, 2011, and ending June 30, 2012, as filed in the office of the City Clerk which is hereby incorporated by reference as if set forth fully herein providing for revenues and appropriations in the total amount of \$1,320,000.
- (d) Further, there is hereby adopted a Water and Sewer Utilities Construction Fund budget for the City of Florence for fiscal year beginning July 1, 2011, and ending June 30, 2012, as filed in the office of the City Clerk which is hereby incorporated by reference as if set forth fully herein, providing for revenues and appropriations in a total amount of \$4,475,000.
- (e) Further, there is hereby adopted a Stormwater Utility Construction budget for the City of Florence for fiscal year beginning July 1, 2011, and ending June 30, 2012, as filed in the office of the City Clerk which is hereby incorporated by reference as if set forth fully herein, providing for revenues and appropriations in a total amount of \$602,000.
- (f) Further, there is hereby adopted a Water and Sewer Utilities Equipment Replacement Fund budget for the City of Florence for the fiscal year beginning July 1, 2011, and ending June 30, 2012, as filed in the office of the City Clerk which is hereby incorporated by reference as if set forth fully herein providing for revenues and appropriations in the total amount of \$456,000.

## **Fiscal Year 2011-12 Budget Ordinance (continued)**

- (g) Further, there is hereby adopted a Stormwater Utility Equipment Replacement Fund budget for the City of Florence for the fiscal year beginning July 1, 2011, and ending June 30, 2012, as filed in the office of the City Clerk which is hereby incorporated by reference as if set forth fully herein providing for revenues and appropriations in the total amount of \$190,000.
- (h) Further, there is hereby adopted a Hospitality Fund budget for the City of Florence for the fiscal year beginning July 1, 2011, and ending June 30, 2012, as filed in the office of the City Clerk which is hereby incorporated by reference as if set forth fully herein providing for revenues and appropriations in the total amount of \$3,500,000.

### **Section 2**

Subject to the provisions and requirements of § 6-1-320 of the South Carolina Code of Laws (as amended), a tax for general operating purposes for the period from July 1, 2011, and ending June 30, 2012, for the sums and in the amount hereinafter mentioned, is and shall be levied, collected and paid into the treasury of the City of Florence for the operational use and service thereof. A tax of fifty three and seven-tenths (53.7) mills upon each one dollar (\$1.00) in value of real estate and personal property of every description owned and used in the City of Florence, South Carolina, is and shall be levied and paid into the City treasury for the credit to the City of Florence for the corporate purposes, improvements, and for the purpose of paying current operating expenses of said municipality. Such a tax is levied on such property as is assessed for taxation for County and State purposes.

### **Section 3**

Subject to the provisions and requirements of § 6-1-320 of the South Carolina Code of Laws (as amended), a tax for general obligation bond indebtedness for the period from July 1, 2011, and ending June 30, 2012, for the sums and in the amount hereinafter mentioned, is and shall be levied, collected and paid into the treasury of the City of Florence for the purpose of meeting general obligation bond debt service requirements. A tax of up to, but not exceeding, four (4.0) mills upon each one dollar (\$1.00) in value of real estate and personal property of every description owned and used in the City of Florence, South Carolina, is and shall be levied and paid into the City treasury for the credit to the City of Florence for the purpose of providing for and paying general obligation bond debt of the municipality. Such a tax is levied on such property as is assessed for taxation for County and State purposes.

### **Section 4**

The City Manager shall administer the budget and may authorize the transfer of appropriate funds within and between departments as necessary to achieve the goals of the budget.

### **Section 5**

If for any reason, any sentence, clause or provision of this Ordinance shall be declared invalid, such shall not affect the remaining provisions thereof.

**Fiscal Year 2011-12 Budget Ordinance (continued)**

**Section 6**

That all ordinances or parts of ordinances conflicting with the provisions of this Ordinance are hereby repealed, insofar as the same affect this Ordinance.

**Section 7**

That this Ordinance shall become effective July 1, 2011.

**ADOPTED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2011.**

**Approved as to form:**

\_\_\_\_\_  
James W. Peterson, Jr.  
City Attorney

\_\_\_\_\_  
Stephen J. Wukela  
Mayor

**Attest:**

\_\_\_\_\_  
Dianne M. Rowan  
Municipal Clerk

**FLORENCE CITY COUNCIL MEETING**

**DATE:** June 13, 2011  
**AGENDA ITEM:** Resolution  
**DEPARTMENT/DIVISION:** Community Services

**I. ISSUE UNDER CONSIDERATION**

A resolution to adopt the Community Development Block Grant budget for the fiscal year 2011-2012. The City of Florence will receive \$305,070 in Community Development Block Grant funding for FY 2011-2012.

**II. CURRENT STATUS/PREVIOUS ACTION TAKEN**

The Florence City Council held a CDBG public hearing on Monday, April 11, 2011. Staff informed Council of all of the community funding requests that were received. Council also discussed the CDBG budget on May 19, 2011 and May 26, 2011.

**III. POINTS TO CONSIDER**

- A. The City of Florence will receive \$305,070 in Community Development Block Grant funding for FY 2011-2012. This represents a decrease of \$59,722 from last year's allocation of \$364,792.
- B. City staff held public meetings to receive input on the Community Development Block Grant funding at the following times and locations:

|                |         |                                       |
|----------------|---------|---------------------------------------|
| March 7, 2011  | 6:30 pm | House of GOD Church<br>Keith Dominion |
| March 9, 2011  | 7:00 pm | Levy Park Community<br>Center         |
| March 10, 2011 | 1:00pm  | City Council Chambers                 |
| March 15, 2011 | 7:00pm  | Northwest Community<br>Center         |

- C. CDBG funding can only be used to meet three national objectives: aid in the elimination of slum and blight; benefit to low-moderate income persons; and meeting a need having particular urgency.

**IV. OPTIONS:**

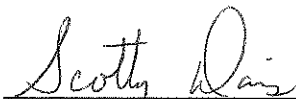
City Council may:

1. Approve and adopt the CDBG budget as presented.
2. Approve and adopt an alternative budget.

**V. PERSONAL NOTES:**

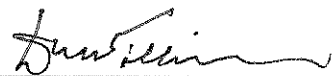
**VI. ATTACHMENTS**

2011-2012 CDBG Budget Resolution  
2010-2011 Approved CDBG Budget Resolution



---

Scotty Davis  
Director of Community Services



---

David N. Williams  
City Manager

Resolution No. 2011

**RESOLUTION OF THE CITY COUNCIL  
OF THE CITY OF FLORENCE, SOUTH CAROLINA**

**WHEREAS**, the City of Florence is an Entitlement City as defined by the United States Department of Housing and Urban Development; and

**WHEREAS**, the City of Florence will receive **\$305,070** in Community Development Block Grant funding from the United States Department of Housing and Urban Development for fiscal year 2011-2012; and

**WHEREAS**, the City of Florence is required by the United States Department of Housing and Urban Development to approve and adopt a Community Development Block Grant budget;

**NOW THEREFORE BE IT RESOLVED** by the City Council of the City of Florence, South Carolina in a meeting duly assembled do hereby adopt the following Community Development Block Grant budget for fiscal year 2011-2012:

|  |                  |
|--|------------------|
| <b>Planning and Administration</b>           | <b>\$ 20,000</b> |
| <b>Abandoned houses/vacant lot clearance</b> | <b>\$ 60,000</b> |
| <b>Pee Dee CAA Transitional Shelter</b>      | <b>\$ 25,000</b> |
| <b>Emergency Rehabilitation</b>              | <b>\$100,070</b> |
| <b>Section 108 Loan repayment</b>            | <b>\$100,000</b> |

ADOPTED, this 13th day of June, 2011.

**Approved as to form:**

\_\_\_\_\_  
James W. Peterson, Jr.  
City Attorney

\_\_\_\_\_  
Steven Wukela, Mayor

**Attest:**

\_\_\_\_\_  
Dianne M. Rowan  
Municipal Clerk



**VII. b.  
Resolution  
No. 2011-11**

**FLORENCE CITY COUNCIL MEETING**

**DATE** : June 13, 2011  
**AGENDA ITEM** : Resolution No. 2011-11  
**DEPARTMENT/DIVISION:** City Council

**I. ISSUE UNDER CONSIDERATION**

A Resolution of Recognition for Ms. Pearl Moore.

(STATE OF SOUTH CAROLINA)  
( )  
(CITY OF FLORENCE)

## RESOLUTION

- WHEREAS,** Ms. Pearl Moore is a native of Florence and a graduate of Wilson High School; and
- WHEREAS,** She is the all-time career-scoring leader for women's college basketball; and
- WHEREAS,** Ms. Moore is a four-time All American who scored 4,061 points between 1975 and 1979; and
- WHEREAS,** Ms. Moore started her collegiate career at Anderson Junior College in the fall of 1975 and after one semester, eight games and 177 points, she transferred to Francis Marion, where as a 5'7" guard-forward went on to score 3,884 points in a Patriot uniform; and
- WHEREAS,** Ms. Moore averaged 30.6 points per game over her four seasons (127 games) at Francis Marion and helped lead the program to an 85-42 record and three national tournament appearances; and
- WHEREAS,** She reached the 50 point mark on three occasions and scored 1,109 points in her junior year alone; and
- WHEREAS,** In addition to her point total, Moore grabbed 1,270 rebounds and shot 45.9 percent from the field and a then school record 70.0 percent from the free-throw line; and
- WHEREAS,** Following her career at Francis Marion, Ms. Moore went on to play two seasons in the Women's Pro Basketball League, 1979-1980 with the New York Stars and 1980-81 with the St. Louis Streak, earning All-Star status in 1981, and one season in Venezuela; and
- WHEREAS,** Ms. Moore was one of the first inductees into the FMU Athletic Hall of Fame in 1992. In 2000, she was inducted into the South Carolina Athletic Hall of Fame, and in 2006 was among the inaugural class for the Florence Area Athletic Hall of Fame.
- NOW, THEREFORE, BE IT RESOLVED,** by the Florence City Council, the governing body of the City of Florence that

### MS. PEARL MOORE

be recognized for her outstanding achievements on and off the basketball court and for the honor and pride she has brought to her family and the entire Florence community.

**AND IT IS SO RESOLVED,** this 13<sup>th</sup> day of June, 2011.

**Approved as to form:**

\_\_\_\_\_  
James W. Peterson, Jr., City Attorney

\_\_\_\_\_  
Stephen J. Wukela, Mayor

Attest:

\_\_\_\_\_  
Dianne M. Rowan, Municipal Clerk

**FLORENCE CITY COUNCIL MEETING**

**DATE** : June 13, 2011  
**AGENDA ITEM** : Resolution No. 2011-12  
**DEPARTMENT/DIVISION:** City Council

**I. ISSUE UNDER CONSIDERATION**

A Resolution of Recognition for Mr. Nathaniel Durant Jr.

(STATE OF SOUTH CAROLINA)  
( )  
(CITY OF FLORENCE)

## RESOLUTION

**WHEREAS,** Nathaniel Durant Jr. was born June 14, 1947 in Florence County to Israel and Sadie Durant; and

**WHEREAS,** Nathaniel Durant Jr. is a 1965 graduate of Stuckey High School in Florence County, Florence Darlington Technical College, Francis Marion University, and Webster University; and

**WHEREAS,** Nathaniel Durant, Jr. is a member of St. Luke African Methodist Episcopal Church; and

**WHEREAS,** Nathaniel Durant Jr. served 31 years in the United States Army and the South Carolina Army National Guard in which he served during the Vietnam War Era, the Panama Conflict, Operation Desert Storm and Desert Shield, the war on terrorism during Operation Iraqi Freedom and retired at the rank of Sergeant Major; and

**WHEREAS,** Nathaniel Durant Jr. is a thirty-third degree mason, a Past Worshipful Master of St. Luke Lodge #171, a member of St. Luke Chapter #116 OES, a member of Pee Dee Chapter #32 Holy Royal Arch Masons, a member of Alpha-Omega Commandary #7 Knights Templar, Past Commander-In-Chief of McDonald Consistory #226 Ancient Accepted Scottish Rite of Free Masonry, Past Potentate of Bejilah Temple #163 Ancient Egyptian Arabic Order Nobles of the Mystic Shrine; and

**WHEREAS,** Nathaniel Durant Jr. has served the Most Worshipful Prince Hall Grand Lodge of Free and Accepted Masons of South Carolina as District Deputy of the Ninth Masonic District, Right Worshipful Junior Grand Warden, Right Worshipful Senior Grand Warden, Right Worshipful Deputy Grand Master; and

**WHEREAS,** Nathaniel Durant Jr. presently serves as the twenty-third Most Worshipful Grand Master of the Most Worshipful Prince Hall Grand Lodge of Free and Accepted Masons of South Carolina; and

**WHEREAS,** A testimonial banquet will be held in his honor at the Florence Civic Center on Saturday June, 25, 2011.

**NOW, THEREFORE, BE IT RESOLVED,** by the City Council of the City of Florence that Nathaniel Durant Jr. richly deserves both Council's congratulations and recognition for his many contributions and years of dedicated service to his church, family, country, and Prince Hall Masonry.

**BE IT FURTHER RESOLVED,** that we Florence City Council, do hereby declare June 25, 2011 as

### NATHANIEL DURANT, JR. DAY

In the City of Florence, and we urge everyone to join us in congratulating Grand Master Durant.

**AND IT IS SO RESOLVED,** this 13<sup>th</sup> Day of June, 2011.

Approved as to form:

\_\_\_\_\_  
James W. Peterson, Jr. City Attorney

\_\_\_\_\_  
Stephen J. Wukela, Mayor

Attest:

\_\_\_\_\_  
Dianne M. Rowan, Municipal Clerk

**VIII. a.  
Appointments to  
Boards & Commissions**

**FLORENCE CITY COUNCIL MEETING**

**DATE:** June 13, 2011

**AGENDA ITEM:** Reports to Council – Appointments to Boards & Commissions

**DEPARTMENT:** City Council

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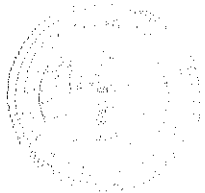
## ACCOMMODATIONS TAX ADVISORY COMMITTEE

| 7 Members          | Initial Appt. | Term    | Exp. Date | Qualifications      | Notes                               |
|--------------------|---------------|---------|-----------|---------------------|-------------------------------------|
| Henry H. Hepburn   | July 1, 2006  | 3 years | 6/30/2012 | General             |                                     |
| Sylvia A. Perkins  | Dec. 16, 1996 | 3 years | 6/30/2012 | Hospitality/Lodging |                                     |
| Margaret Nash      | July 1, 2006  | 3 years | 6/30/2012 | General             |                                     |
| Steven Doulaveris  | Oct. 19, 1998 | 3 years | 6/30/2013 | Hospitality         |                                     |
| David Frazier, Jr. | Oct. 22, 2004 | 3 years | 6/30/2010 | Hospitality/Lodging | <b>Would Like to be reappointed</b> |
| Lyles C. Lyles     | Mar. 14, 2011 | 3 years | 6/30/2013 | Hospitality/Lodging |                                     |
| Benjamin Woods     | Nov. 8, 1993  | 3 years | 6/30/2011 | Cultural            |                                     |

Four (4) of the seven (7) members are to be designated as hospitality industry representatives, two (2) of which must be from the lodging sector of the hospitality industry of the municipality receiving the revenue. One member must be designated from the cultural organizations of the municipality or county receiving the revenue. Terms of office are for three (3) years.

CITY OF  
FLORENCE

• SC •



OFFICE OF THE CITY MANAGER  
CITY-COUNTY COMPLEX AA  
180 NORTH IRBY STREET  
FLORENCE, SC  
29501-3456  
PHONE (843) 665-3113  
FAX (843) 665-3110

May 5, 2010

Mr. David Frazier, Jr.  
111 Kuker Street  
Florence, SC 29501

Dear Mr. Frazier:

Our records indicate that your term on the Accommodations Tax Advisory Committee will expire on June 30, 2010. Please indicate by marking the appropriate blank below if you are interested in being considered for reappointment to this Committee. Please return this letter to our office and keep the enclosed copy for your records.

We appreciate your past service to the City of Florence and would welcome your continued service.

If you have any questions, please feel free to contact me.

Sincerely,

*Dianne M. Rowan*

Dianne M. Rowan  
Municipal Clerk

I would like to continue to serve on the Accommodations Tax Advisory Committee.

I do not want to serve on the Accommodations Tax Advisory Committee.

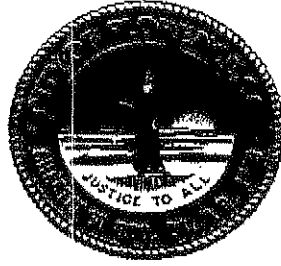
*David Frazier*  
Mr. David Frazier, Jr.

A CITY OF  
CHARACTER



1843

665-3110



**CITY OF FLORENCE  
BOARDS AND COMMISSIONS**

**NOMINATION FORM**

**Accommodations Tax Advisory Committee**

Councilmember: Edward Robinson  
~~Patricia Byrd (Restaurant owner)~~

Nominee Patricia Byrd (Restaurant owner)

Alternate #1: \_\_\_\_\_

Alternate #2: \_\_\_\_\_

## CITY-COUNTY CIVIC CENTER COMMISSION

| 11 Members<br>(4 Appointments) | Initial Appt. | Term   | Exp.Date  | Attendance<br>7-1-2010 - 3-31-2011 | Qualifications | Notes                        |
|--------------------------------|---------------|--------|-----------|------------------------------------|----------------|------------------------------|
| Peggy McLean, Chmn.            | July 1, 2006  | 4 yrs. | 6/30/2010 |                                    |                | Would like to be reappointed |
| Patricia Muldrow               | July 1, 2006  | 4 yrs. | 6/30/2010 |                                    |                | Would like to be reappointed |
| Roy Ann Jolley                 | May 9, 2005   | 4 yrs. | 6/30/2012 |                                    |                | Second Term                  |
| Ann Scott                      | July 1, 2008  | 4 yrs. | 6/30/3012 |                                    |                |                              |
| <b>Mayor's Designee</b>        |               |        |           |                                    |                |                              |
| <b>Councilman Brand</b>        |               |        |           |                                    |                |                              |

Composed of eleven (11) voting members and one (1) ex-officio, non-voting member. The voting members shall be as follows: Four (4) members shall be residents of the City of Florence, appointed by Florence City Council; four (4) members shall be residents of Florence County, appointed by Florence County Council. The Florence City Mayor and Florence County Council Chairman or their council designee, with the approval of the respective council; shall also serve as voting members. After appointment, the commission shall recommend to the City and County Councils the eleventh (11th) member to serve a four (4) year term. The ex-officio, non-voting member shall be the Civic Center Director .

Terms of office for voting members appointed by the Florence City Council and the Florence Council shall be for four (4) years. The terms of office for the Florence City Mayor and the Florence County Council Chairman shall be perpetual to the person holding that position. Members shall be eligible to serve on the commission for two (2) consecutive terms.



**CITY OF FLORENCE  
BOARDS AND COMMISSIONS**

**NOMINATION FORM**

**CITY-COUNTY CIVIC CENTER COMMISSION**

Councilmember: Steve Powers

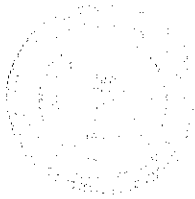
Nominee: Patricia Muldrow (Reappointment)

Alternate #1: Kelvin Mitchell

Alternate #2: \_\_\_\_\_

CITY OF  
FLORENCE

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OFFICE OF THE CITY MANAGER  
CITY-COUNTY COMPLEX AA  
180 NORTH IRBY STREET  
FLORENCE, SC  
29501-3456  
PHONE (843) 665-3113  
FAX (843) 665-3110

May 5, 2010

Ms. Patricia Muldrow  
520 Prince Street  
Florence, SC 29501

Dear Ms. Muldrow:

Our records indicate that your term on the Civic Center Commission will expire on June 30, 2010. Please indicate by marking the appropriate blank below if you are interested in being considered for reappointment to this Commission. Please return this letter to our office and keep the enclosed copy for your records.

We appreciate your past service to the City of Florence and would welcome your continued service.

If you have any questions, please feel free to contact me.

Sincerely,

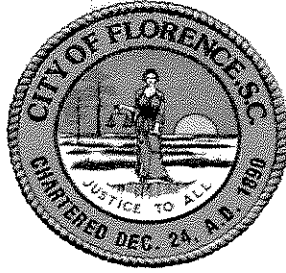
*Dianne M. Rowan*  
Dianne M. Rowan  
Municipal Clerk

I would like to continue to serve on the Civic Center Commission.

I do not want to serve on the Civic Center Commission.

*Patricia Muldrow*  
Ms. Patricia Muldrow

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**CITY OF FLORENCE  
BOARDS AND COMMISSIONS**

**NOMINATION FORM**

**City County Civic Center Commission**

**Councilmember:** MAYOR WUKELA

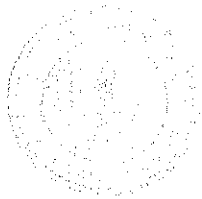
**Nominee** Peggy McLean

**Alternate #1:** \_\_\_\_\_

**Alternate #2:** \_\_\_\_\_

CITY OF  
FLORENCE

• SC •



OFFICE OF THE CITY MANAGER  
CITY-COUNTY COMPLEX AA  
180 NORTH IRBY STREET  
FLORENCE, SC  
29501-3456  
PHONE (843) 665-3113  
FAX (843) 665-3110

May 5, 2010

Mrs. Peggy McLean  
1340 Cottingham Road  
Florence, SC 29505

Dear Mrs. McLean:

Our records indicate that your term on the Civic Center Commission will expire on June 30, 2010. Please indicate by marking the appropriate blank below if you are interested in being considered for reappointment to this Commission. Please return this letter to our office and keep the enclosed copy for your records.

We appreciate your past service to the City of Florence and would welcome your continued service.

If you have any questions, please feel free to contact me.

Sincerely,

*Dianne M. Rowan*

Dianne M. Rowan  
Municipal Clerk

I would like to continue to serve on the Civic Center Commission.

I do not want to serve on the Civic Center Commission.

*Mrs. Peggy McLean*  
Mrs. Peggy McLean

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CHARACTER

## CITY-COUNTY HISTORICAL COMMISSION

| 10 Members<br>(5 Appointments) | Initial Appt. | Term   | Exp. Date | Qualifications | Notes                        |
|--------------------------------|---------------|--------|-----------|----------------|------------------------------|
| Alberta Major                  | Mar. 14, 2011 | 4 yrs. | 6/30/2014 |                |                              |
| Mark W. Buyck, III             | June 30, 2002 | 4 yrs. | 6/30/2014 |                |                              |
| William S. Dowis               | Apr. 13, 1992 | 4 yrs. | 6/30/2010 |                | Would like to be reappointed |
| Andrew Kampiziones             | Aug. 22, 1983 | 4 yrs. | 6/30/2013 |                |                              |
| Marilyn A. McClain             | May 9, 2011   | 4 yrs. | 6/30/2015 |                |                              |

**Honorary Member:**

**Mr. James C. McLeod, Jr.**

Composed of ten (10) members . Five (5 ) members appointed by Florence City Council and five members appointed by Florence County Council.

Terms of office shall be for four (4) years.

CITY OF  
FLORENCE

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OFFICE OF THE CITY MANAGER  
CITY-COUNTY COMPLEX AA  
180 NORTH IRBY STREET  
FLORENCE, SC  
29501-3456  
PHONE (843) 665-3113  
FAX (843) 665-3110

May 5, 2010

Mr. William S. Dowis, Jr.  
1500 Madison Avenue  
Florence, SC 29501

Dear Mr. Dowis:

Our records indicate that your term on the Historical Commission will expire on June 30, 2010. Please indicate by marking the appropriate blank below if you are interested in being considered for reappointment to this Commission. Please return this letter to our office and keep the enclosed copy for your records.

We appreciate your past service to the City of Florence and would welcome your continued service.

If you have any questions, please feel free to contact me.

Sincerely,

*Dianne M. Rowan*  
Dianne M. Rowan  
Municipal Clerk

I would like to continue to serve on the Historical Commission.

I do not want to serve on the Historical Commission.

*William S. Dowis, Jr.*  
Mr. William S. Dowis, Jr.

A CITY OF  
CHARACTER





**APPLICATION FOR BOARDS AND COMMISSIONS**  
 CITY OF FLORENCE  
 SOUTH CAROLINA

|   |  |  |  |
|---|--|--|--|
| Board or Commission for which you are applying:<br><i>Historical and Museum</i> |  |  |  |
| Your Name (Last, First, Middle)<br><i>Andrew R. Stout</i>                       |  | County<br><i>Florence</i>                      | Council District                       |
| Residential Address<br><i>324 Lafayette Circle</i>                              |  | City<br><i>Florence</i>                        | State<br>South Carolina                |
| Mailing Address   |  | City   | Zip Code<br><i>29501</i>               |
| Your Occupation - Title<br><i>Executive Museum Director</i>                     |  | Business Phone<br><i>662-3351</i>              | Residence Phone<br><i>843-615-3380</i> |
| Employer Name<br><i>Florence County / Museum</i>                                |  | E-Mail Address<br><i>astout@florenceco.org</i> |  |
| Employer Address<br><i>558 Spruce Street</i>                                    |  | City<br><i>Florence</i>                        | Zip Code<br><i>29501</i>               |

**General Qualifications**

Are you a resident of the City?  Yes  No How Long? \_\_\_\_\_

Why would you like to serve?

*I believe I have the skills necessary to help make decisions that will help our historical, cultural and artistic future.*

Do you presently serve on any Commissions/ Boards of the City/ County/ State? If so, please list:

*NO*

Have you formerly served on any Commissions/ Boards of the City/ County/ State? If so, please list:

*NO*

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If so, list the position and date:

*Florence Museum*

Are you involved in any Community Activities? If so, please list:

*Timber Park Neighborhood - Friends of the Florence Museum -  
 Main House - J*

What are your goals and objectives if appointed to the Commission/Board?

*I believe in the preservation of our history to share with generations to come.*

I certify that the information above is true and correct. Information on this form will be considered public information.

*[Signature]*  
 Signature

*March 16, 2011*  
 Date

**RETURN COMPLETED FORM TO:**

Office of the City Clerk  
 City of Florence, City County Complex AA,  
 180 N. Irby Street, Florence, SC 29501  
 Fax: 843-665-3110

**FOR OFFICE USE ONLY**

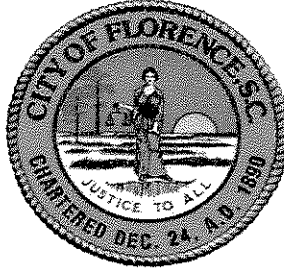
|               |                  |
|---------------|------------------|
| Received:     | <i>3-18-2011</i> |
| Appointed to: |                  |
| Date:         |                  |

## PARKS AND BEAUTIFICATION COMMISSION

| 12 Members         | Initial Appt. | Term   | Exp. Date | Qualifications | Notes                       |
|--------------------|---------------|--------|-----------|----------------|-----------------------------|
| John Jebaily, Chmn | Apr. 13, 2009 | 5 yrs. | 6/30/2013 |                |                             |
| Michael Hawkins    | July 1, 1999  | 5 yrs. | 6/30/2012 |                |                             |
| Vacancy            |               |        | 6/30/2014 |                | Ms. Jeanne Downing resigned |
| Zavon Felton       | June 30, 1998 | 5 yrs. | 6/30/2013 |                |                             |
| Bettie Ann McCrae  | Dec. 10, 2007 | 5 yrs. | 6/30/2014 |                |                             |
| David Wayne Joye   | Mar. 14, 2011 | 5 yrs. | 6/30/2015 |                |                             |
| Larry L. Welch     | Nov. 12, 2008 | 5 yrs. | 6/30/2013 |                |                             |
| Helen Sims         | July 1, 1997  | 5 yrs. | 6/30/2014 |                |                             |
| Walter Sallenger   | Jan. 9, 2006  | 5 yrs. | 6/30/2013 |                |                             |
| MaSabra Player     | July 13, 2009 | 5 yrs. | 6/30/2014 |                |                             |
| Barbara Jenkinson  | Oct. 8, 2001  | 5 yrs. | 6/30/2014 |                |                             |
| Roger A. Malfatti  | May 11, 2009  | 5 yrs. | 6/30/2014 |                |                             |

Composed of twelve (12) members; resident electors of the City of Florence, to be appointed by the Florence City Council.

Terms of office shall be for five (5) years.



**CITY OF FLORENCE  
BOARDS AND COMMISSIONS**

**NOMINATION FORM**

**Board or Commission: Parks & Beautification Commission**

**Councilmember: Councilman Glynn F. Willis**

**Nominee: Mr. Cecil Edward Floyd, Jr.**

**Alternate #1:** \_\_\_\_\_

**Alternate #2:** \_\_\_\_\_



**APPLICATION FOR BOARDS AND COMMISSIONS**  
**CITY OF FLORENCE**  
**SOUTH CAROLINA**

|  |                                     |                                 |                   |
|--|-------------------------------------|---------------------------------|-------------------|
| Board or Commission for which you are applying:<br>Parks and Recreation Commission |                                     |                                 |                   |
| Your Name (Last, First, Middle)<br>Floyd, Jr., Cecil Edward                        | County<br>Florence                  | Council District<br>Three       |                   |
| Residential Address<br>1419 Woods Drive  | City<br>Florence                    | State<br>South Carolina         | Zip Code<br>29501 |
| Mailing Address<br>1419 Woods Drive  | City<br>Florence                    | State<br>South Carolina         | Zip Code<br>29501 |
| Your Occupation - Title  | Business Phone<br>(843) 229-0323    | Residence Phone<br>Same         |                   |
| Employer Name<br>FLOYD FARMS   | E-Mail Address<br>Bobby1960@aol.com |                                 |                   |
| Employer Address<br>518 Rosewood Dr  | City<br>Florence                    | State<br>S.C.<br>South Carolina | Zip Code<br>29501 |

**General Qualifications**

Are you a resident of the City?  Yes  No How Long? 51 years

Why would you like to serve?  
I will do a good job.

Do you presently serve on any Commissions/ Boards of the City/ County/ State? If so, please list:  
FLORENCE COUNTY TRANSPORTATION BOARD

Have you formerly served on any Commissions/ Boards of the City/ County/ State? If so, please list:  
NO

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If so, list the position and date:  
NO

Are you involved in any Community Activities? If so, please list:  
THANKS giving BLESSING

What are your goals and objectives if appointed to the Commission/Board?  
BETTER THE PARKS & RECREATIONS. I LOVE YOUTH SPORTS.

I certify that the information above is true and correct. Information on this form will be considered public information.

Signature Cecil Edward Floyd Jr.

Date 6/6/11

**RETURN COMPLETED FORM TO:**  
 Office of the City Clerk  
 City of Florence, City County Complex AA,  
 180 N. Irby Street, Florence, SC 29501  
 Fax: 843-665-3110

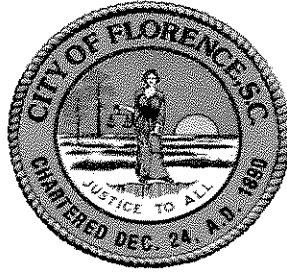
**FOR OFFICE USE ONLY**

|               |  |
|---------------|--|
| Received:     |  |
| Appointed to: |  |
| Date:         |  |

## PEE DEE REGIONAL AIRPORT AUTHORITY

| 9 Members<br>(2 Appointments) | Initial Appt. | Term   | Exp.Date  | Qualifications | Notes                                    |
|-------------------------------|---------------|--------|-----------|----------------|--|
| Tom Kinard                    | June 30, 2006 | 4 yrs. | 6/30/2010 |                | First Term, would like to be reappointed |
| Randall E. Gelzer, Sr.        | July 1, 2008  | 4 yrs. | 6/30/2012 |                | First Term                               |

Composed of nine (9) members. Two (2) members must be residents of the City of Florence appointed by the Governor upon recommendation of the Florence City Council. Three (3) members must be residents of the County of Florence appointed by the Governor upon the recommendation of the Florence County Council. Two (2) members must be residents of each of the counties of Marion and Dillon appointed by the Governor upon the recommendation of the respective County Councils. No member shall serve more than two (2) four(4) year terms.



**CITY OF FLORENCE  
BOARDS AND COMMISSIONS**

**NOMINATION FORM**

**Pee Dee Regional Airport Authority**

**Councilmember:** TERESA MYERS ERVIN

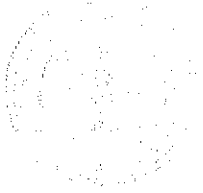
**Nominee** SAM J. FRYER III

**Alternate #1:** \_\_\_\_\_

**Alternate #2:** \_\_\_\_\_

CITY OF  
FLORENCE

• S C •



OFFICE OF THE CITY MANAGER  
CITY-COUNTY COMPLEX AA  
180 NORTH IRBY STREET  
FLORENCE, SC  
29501-3456  
PHONE (843) 665-3113  
FAX (843) 665-3110

May 5, 2010

Mr. Tom Kinard  
405 Merlin Place  
Florence, SC 29505

Dear Mr. Kinard:

Our records indicate that your term on the Pee Dee Regional Airport Authority will expire on June 30, 2010. Please indicate by marking the appropriate blank below if you are interested in being considered for reappointment to this Commission. Please return this letter to our office and keep the enclosed copy for your records.

We appreciate your past service to the City of Florence and would welcome your continued service.

If you have any questions, please feel free to contact me.

Sincerely,

*Dianne M. Rowan*  
Dianne M. Rowan  
Municipal Clerk

I would like to continue to serve on the Pee Dee Regional Airport Authority.

I do not want to serve on the Pee Dee Regional Airport Authority.

*Tom Kinard*  
Mr. Tom Kinard

A CITY OF  
CHARACTER



**APPLICATION FOR BOARDS AND COMMISSIONS**  
**CITY OF FLORENCE**  
**SOUTH CAROLINA**

|  |  |  |  |
|--|--|--|--|
| Board or Commission for which you are applying:<br><i>Pee Dee Regional Airport Authority</i> |  |  |  |
| Your Name (Last, First, Middle)<br><i>Fryer Sam J. III</i>                                   |  | County<br><i>Florence</i>                | Council District<br><i>03</i>            |
| Residential Address<br><i>1610 Southwood Court</i>   |  | City<br><i>Florence</i>                  | State<br><i>South Carolina</i>           |
| Mailing Address<br><i>Same</i>   |  | City<br><i>Same</i>                      | State<br><i>South Carolina</i>           |
| Your Occupation - Title<br><i>District Behavior Specialist</i>                               |  | Business Phone<br><i>(843) 673-1112</i>  | Residence Phone<br><i>(843) 629-8372</i> |
| Employer Name<br><i>Florence Public School Dist I</i>  |  | E-Mail Address<br><i>Sfryer@fsd1.org</i> |  |
| Employer Address<br><i>319 S. Daragin St</i>   |  | City<br><i>Florence</i>                  | State<br><i>South Carolina</i>           |
|  |  |  | Zip Code<br><i>29506</i>                 |

**General Qualifications**

Are you a resident of the City?  Yes  No How Long? \_\_\_\_\_

Why would you like to serve?

*Attempting to expand my commitment to public service.*

Do you presently serve on any Commissions/ Boards of the City/ County/ State? If so, please list:

*No.*

Have you formerly served on any Commissions/ Boards of the City/ County/ State? If so, please list:

*No.*

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Florence? If so, list the position and date:

*No.*

Are you involved in any Community Activities? If so, please list:

*Several Church, educational and community based programs. Such as Genesis, Helping Hands, Arts Ministry of SABC.*

What are your goals and objectives if appointed to the Commission/Board?

*To ensure that the state and secondary areas understand the benefits and advantages of an Regional Airport and an City.*

I certify that the information above is true and correct. Information on this form will be considered public information.

Signature

*[Handwritten Signature]*

Date

*January 12, 2010*

**RETURN COMPLETED FORM TO:**

Office of the City Clerk  
 City of Florence, City County Complex AA,  
 180 N. Irby Street, Florence, SC 29501  
 Fax: 843-665-3110

**FOR OFFICE USE ONLY**

|               |                  |
|---------------|------------------|
| Received:     | <i>1-15-2010</i> |
| Appointed to: |                  |
| Date:         |                  |



## VETERANS PARK COMMITTEE

| 6 Members              | Initial Appt. | Term     | Exp. Date | Qualifications | Notes                      |
|------------------------|---------------|----------|-----------|----------------|----------------------------|
| Barry Wingard, Chmn.   | July 1, 2009  | 5 yrs.   | 6/30/2014 |                |                            |
| Bruce Mallick, V Chmn. | July 1, 2009  | 5 years. | 6/30/2014 |                |                            |
| Vacancy                | July 13, 2009 | 5 yrs    | 6/30/2014 |                | Ms. Celia Berthot Resigned |
| Michael Montrose       | July 13, 2009 | 5 yrs.   | 6/30/2011 |                |                            |
| David C. Phillips      | July 13, 2009 | 5 yrs.   | 6/30/2011 |                |                            |
| Carlton L. Pridgen     | July 13, 2009 | 5 yrs.   | 6/30/2011 |                |                            |

Composed of six (6) members, appointed and designated by City Council to serve on a Committee of the Parks and Beautification Commission and shall be responsible for recommending all policies and procedures for activities at the Veterans Park to the Commission. Only City Council shall designate a member of the Commission to serve on the Veterans Park Committee. The Veterans Park Committee shall be composed of the following:

- 1) Four (4) members shall be honorably discharged veterans;
  - 2) Two (2) members shall be selected at-large. However, if a veteran is selected to serve as an at-large member of the Committee, then he shall also be an honorably discharged veteran;
  - 3) All six (6) members shall be qualified voters and veterans of Florence County.
- Terms of office shall be for five (5) years.



**CITY OF FLORENCE  
BOARDS AND COMMISSIONS**

**NOMINATION FORM**

**Veterans Park Committee**

**Councilmember:** Edward Robinson

**Nominee** John Howard

**Alternate #1:** \_\_\_\_\_

**Alternate #2:** \_\_\_\_\_