



MINUTES

FORMAL MEETING OF CITY COUNCIL

City Hall, 206 S. Main Street, Council Chambers

Monday, February 27, 2023 - 5:30 p.m.

1. **CALL TO ORDER**
Mayor Knox H. White

2. **INVOCATION**
Mayor Knox White

3. **PLEDGE OF ALLEGIANCE**

4. **ROLL CALL**

The following members of City Council were in attendance: Mayor Knox White, Lillian Flemming, Ken Gibson, Wil Brasington, Russell Stall, and Dorothy Dowe.

Absent: Councilmember John DeWorken

5. **APPROVAL OF THE MINUTES**
February 13, 2023; Approved as submitted

6. **COMMUNICATIONS / ANNOUNCEMENTS FROM THE MAYOR AND COUNCIL**
None

7. **CITIZENS WISHING TO ADDRESS COUNCIL**

Joe Farmer, 207 Alpine Way, provided concerns regarding the Board of Zoning Appeals, including conflicts of interest, inconsistencies in decisions, and one member's lack of attendance. Mr. Farmer recommended Council provide to the Board guidance, re-envisioning and member changes.

8. **PRESENTATION**

a. Bon Secours Wellness Arena
(Presented by Bon Secours Wellness Arena General Manager Beth Paul)

Bon Secours Wellness Arena General Manager Beth Paul provided a presentation sharing the objectives of the Bon Secours Wellness Area which include strong financial performance, community impact, organizational health and programs and experiences offered by the Arena. Ms. Paul recognized the City's assistance and involvement as a partner with the Arena and acknowledged Arena Board members in attendance.

Councilmember Dowe thanked Ms. Paul for the work the Bon Secours Wellness Arena team does to attract concerts and events to the city of Greenville.

9. **PUBLIC HEARING**

a. Proposed Abandonment of the remaining portion of Kellett Drive (AB-5-2022)
(Presented by City Engineer Paul Dow)

City Engineer Paul Dow presented information regarding a request to abandon Kellett Drive off of Laurens Road. Mr. Dow stated Kellett Drive was established sometime between 1919 and 1941, however, the City has been unable to locate a recorded deed dedicating the right-of-way to the City. Mr. Dow provided historical information and stated Kellett Drive connects to the Annacey Townhomes which has an open access. Mr. Dow also stated that the 2000 site plan called for a gravel emergency access to Annacey. Mr. Dow advised that notification was provided to utilities, emergency services, and surrounding residents. Mr. Dow also advised that some opposition was received from Annacey residents requesting denial to allow for a secondary access and the Planning Department recommended denial citing interconnectivity.

Councilmember Brasington questioned if Kellett Drive interconnects beyond Annacey, and Mr. Dow responded no. Councilmember Dowe questioned if the next step would be to send the item to the Planning Commission. Assistant City Manager Shannon Lavrin responded the item would come to Council for first reading with the Planning Commission's recommendation presented at that time.

William Bradshaw, former owner of Bradshaw Mazda, stated that he purchased property up and down Kellett Drive for over 20 years and it was his understanding that the drive way was used as a construction entrance while Annacey Townhomes was being built. Mr. Bradshaw advised that he has been talking with the City about closing the road for approximately 10 years and that he worked with the Fire Department to build a driveway on his property for accessibility. Mr. Bradshaw referred to no opposition received from the Fire Department, Police Department, and Engineering Department for the abandonment, and he advised that he has completed the process as directed and the road is an entrance going to no-where but a back door to Annacey.

Scott Johnson and Pamela Ortega, residents of Annacey Townhomes, spoke in opposition to closing Kellett Drive. Mr. Johnson stated the board of directors of Annacey is not in favor of the abandonment for the reason of emergency access. Ms. Ortega stated that Kellett Drive is used to assist with maneuvering through the community. Mr. Johnson stated Mr. Bradshaw has been a good neighbor, however, he no longer owns the property. Mr. Johnson stated there are long-term plans by Annacey to pave and landscape Kellett Drive as a back entrance.

Councilmember Dowe asked about the general traffic flow in using Kellett Drive. Mr. Johnson responded that his main concern is with contractors navigating through the community with large trailers and attempting to turn around on narrow streets. Ms. Ortega stated she has found herself taking Kellett Drive more often than not and that the road is regularly used.

10. APPOINTMENTS – Boards and Commissions
None

CONSENT AGENDA

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

Councilmember Brasington moved, seconded by Councilmember Dowe, to approve second and final reading of agenda items 11a and 11b of the Consent Agenda. The motion carried unanimously.

11. UNFINISHED BUSINESS – (Ordinances – Second and Final Reading)

- a. Ordinance to appropriate \$197,136 in the Greenville Convention Center Fund and \$280,353 in the Hospitality Tax Fund to adjust for the OVG 360 Contract in FY2023
(Presented by Interim Office of Management and Budget Director Karen Crawford)
- b. Ordinance to convey surplus city property located on Meadow Street in the vicinity of Unity Park to the Greenville Housing Fund, LLC for purposes of affordable housing (Tax Map Numbers 0052000501000 and 0052000501001)
(Presented by Assistant City Manager Shannon Lavin)

12. NEW BUSINESS – (Ordinance – First Reading)

None

13. NEW BUSINESS – (Resolutions – First and Final Reading)

None

REGULAR AGENDA

14. UNFINISHED BUSINESS – (Ordinances – Second and Final Reading)

None

15. NEW BUSINESS – (Ordinances – First Reading)


- a. Ordinance to appropriate \$40,000 from the Unified Planning Work Program from the Greenville Pickens Area Transportation Study Committee in the Miscellaneous Grants Fund and \$150,000 from the Capital Projects Fund Economic Development Project for Phase Two of the Downtown Transportation Master Plan
(Presented by Engineering Services Director Clint Link)
(Roll Call)

Councilmember Stall moved, seconded by Councilmember Brasington, to approve first reading.

Engineering Services Director Clint Link stated this is a continuation of the Downtown Master Plan. Mr. Link stated Phase One of the Master Plan was completed and adopted in 2019 and Phase Two is focused on traffic conditions, pedestrian safety, and multi-modal transportation needs within the Central Business District (CBD) and slightly outside of the CBD. Mr. Link also stated the next steps are to come back to Council with high level planning, cost estimates, and a prioritized list of projects.

After discussion, the motion carried unanimously.

16. **NEW BUSINESS – (Resolution – First and Final Reading)**
None
17. **STAFF REPORTS**
None
18. **ADJOURN.** There being no further business, the meeting adjourned at 6:11 p.m.



KNOX H. WHITE, MAYOR

ATTEST:



CAMILLA G. PITMAN, MMC, Certified PLS
CITY CLERK

MEETING NOTICE POSTED AND MEDIA NOTIFIED ON FEBRUARY 24, 2023.