REGULAR COUNCIL MEETING
July 10, 1995
Central Town Hall, Central, S. C.

Present: Mayor Stan Thompson; Councilmen: Frank Chaka; James Teal; Harry Holladay; Edward Reynolds; (Councilman Bobby Busha on vacation); Herbert Thompson, Administrator; Grace Towe, Clerk; Greg Oliver, The Messenger; Randy Hayes.

Mayor Thompson called the meeting to order.
Invocation had been rendered at work session.

Minutes of the June 12, 1995 meeting were presented as corrected in work session. Motion by Frank Chaka, second by James Teal to accept as corrected. The vote was unanimous.

PUBLIC SESSION:

Randy Hayes, 519 Gaines Street and 111 West Main Street. Mr. Hayes asked what if any disposition had been decided for the rock station. He passed out some photographs of the alley behind some of the stores on Main Street. They showed cardboard boxes that had been scattered by wind, etc. The recycling program requires boxes to be broken down and stacked for the cardboard truck driver to pick up. Obviously this is not being done. Mr. Hayes requested that the part of the ordinance that deals with screening of dumpsters not be done away with. The screening is necessary for many causes including health.
Mayor Thompson advised Mr. Hayes that to date there are no specific plans for the rock station. Some interest has been expressed for the possibility of a business there but none have matured. Mr. Herbert Thompson will look into the scattered cardboard situation.

RECEIPT AND DISPOSITION OF PETITIONS: None

REPORT FROM COUNCIL COMMITTEES:

Frank Chaka - Financial report. Mr. Chaka reported that we are at the end of the fiscal year of June 30, 1995 and Mr. Herbert Thompson stated that the FY94-95 budget was a 75% budget for nine months.

James Teal - Recreation - Mr. Teal stated that plans for the gym are still in the making and Herbert Thompson stated that plans for financing were still being pursued. Up to $250,000 can be borrowed without having to go to a referendum. Until the true cost of the building is obtained, the source of funding cannot be determined. Information regarding the structure should be available for the meeting on Tuesday concerning the gym. After this information is available the architectural drawing could be acquired.

Joe Head - Water and Sewer. Mr. Head reminded Council of the meeting with Central Textiles along with county personnel and town officials.

Harry Holladay - Planning. Mr. Holladay stated that he had received a letter from the Planning Commission but this could be taken up under ordinances later on the agenda.

CONSIDERATION OF ORDINANCES IN POSSESSION OF COUNCIL:

A. First reading of Ordinance #95-07-10 Z-A to amend Article VIII, Section 800; Whereas the Zoning Enforcement Officer shall be given the authority to enforce this ordinance. Mayor Thompson summarized the ordinance and called for the motion. Motion by Harry Holladay, second by Joe Head to adopt. The vote was unanimous.

B. Amend Article VIII Section 808; to establish appeals from either the Zoning Administrator or Zoning Enforcement Officer may be taken to the Board of Adjustments. Motion by James Teal, second by Frank Chaka to adopt. The vote was unanimous.

C. Amend Article IX Section 902; to grant the Board of Adjustment the authority to overturn the decision of the Zoning Administrator, Zoning Enforcement Officer or Building Official in accordance with the procedures and stipulations of this section. Motion by Frank Chaka, second by Joe Head to adopt. The vote was unanimous.

D. Amend Article IX Section 904.1 - To grant the Board of Adjustment authority to hear and decide appeals where it is alleged there is an error in any order, requirement, decision or determination made by the Zoning Administrator, Zoning Enforcement Officer or Building Official in the enforcement of the Zoning Ordinance. Motion by Harry Holladay, second by Joe Head to adopt. The vote was unanimous.

E. First reading of Ordinance #95-07-10 Z-HO (Home Occupation)

1. Amend Article VII Section 709 Paragraph 8-B The Clerk shall submit the application to the Planning Commision Chairman who shall place it on the earliest feasible regular scheduled Planning Commission agenda and shall inform the Town Clerk when to schedule a public hearing as required in Section X of the Zoning Ordinance.

2. Section 709 Paragraph 9-B amend to read Town Clerk and remove Zoning Administrator from this paragraph.

3. Section 709 add Paragraph #(11) persons exempt from the requirements of Section 709

   A. Persons who operate a business within their homes and who had a valid business license for that business provided the license had been renewed annually.

   B. Persons who provide care to minor children, providing the nature of such care is not subject to regulations by the S. C. Department of Social Services (DSS) or other State Agencies which may by given the authority to regulate child care.

   C. Persons who provide instruction in the playing of musical instruments on a one-to-one basis (e.g. piano teachers, violin teachers etc.)

   D. Persons who provide instruction in vocal performance on a one-to-one basis.

Motion by Frank Chaka Chaka, second by Edward Reynolds to accept on first

reading. The vote was unanimous.

4. Section 726.10 containers and dumpsters: Amended to delete this entire section from the Zoning Ordinance. Herbert Thompson read that section to Council. After some discussion motion by Harry Holladay, second by Frank Chaka to table this item until next work session. The vote was unanimous. This will need to be included in the agenda for the work session for August.

5. First reading of Ordinance #95-08-14-Z.R.R. Add Railroad right of way requirements. After discussion of this issue, motion by Joe Head, second by Edward Reynolds to refer this back to the Planning Commission for clarification of the wording. The vote was unanimous.

F. 1. Second reading of Ordinance #95-07-10 QUA; Qualifying newly elected officers (Mayor or Council) shall take office at the first regular meeting in January following the election. Mayor Thompson read the ordinance. Motion by Frank Chaka, second by James Teal to adopt. The vote was unanimous.

2. Second reading of Ordinance #95-07-10 MA the Mayor shall be elected for a four (4) year term. Motion by Harry Holladay, second by Joe Head to adopt. The vote was five for. Mayor Thompson abstained.

3. Second reading of Ordinance #95-07-10E to change the election date from the first Tuesday in September in each even numbered year to the first Tuesday following Monday in November in each even numbered year to promote voter turnout. Motion by James Teal, second by Edward Reynolds to adopt. The vote was five for. Mayor Thompson abstained.

REPORT FROM MAYOR AND ADMINISTRATOR:

Administrator's Report:

Mr. Herbert Thompson reported that he had been working on the possibility of obtaining a tractor for the Street Deparment. This tractor could be used in cutting the sewer right of ways and to pick up brush and limbs and white goods. This would save hours on the back hoe. A lease purchase plan to finance the tractor was recommended. The 1995-96 budget has been prepared to consider this item. Motion by Edward Reynolds, second by Joe Head to purchase this tractor. The vote was unanimous.

Herbert Thompson stated that the meeting that had been planned with Central Textile had been postponed and reschedule for 11:00 a.m. Wednesday.

Mayor's Report:

Mayor Thompson reported that the Railroad Festival plans are falling into place. The next meeting is for Thursday at 7:00 p. m. and urged each who could to attend these meetings in the court room. It was again discussed as to which items the town has been responsible for. Mr. Herbert Thompson stated that the town had not provided the toilets, did not erect the stage but did provide some manpower to help remove and store it. The security has always been the responsibility of the Railroad Committee. The electrician on duty is the responbility of the Railroad Committee, but the

town does pay for the source of electricity.

Alternate water source had been discussed in work session. Mayor Thompson stated that he would like to get the newsletter out in early August in time for folk to get them back here when they pay their water bill around the 15th of August. A survey is planned for this newsletter for general input from the public.

Mayor Thompson reported that he and Herbert Thompson had gone to Taylors to look at some seats for the old school auditorium. The pews were from a hurch and would need to be recovered. It was found that the new cover would cost as much as the pew and this would not be a favorable move. It was concluded that to look into new seats would be more feasible.

Mr. Herbert Thompson requested to go into executive session for discussion of a personnel matter. Motion by Edward Reynolds, second by Harry Holladay to go into executive session. The vote was unanimous.

After the conclusion of executive session, Mayor Thompson recalled regular session and announced that no action was taken in executive session.

Motion by Edward Reynolds, second by James Teal to adjourn. The vote was unanimous.

Respectfully submitted,

Grace S. Towe

Grace S. Towe
Clerk
07/10/95