Councilmembers Present: Mayor David O’Neal, Mayor Pro Tem Gus Matchunis, and Councilmembers Alicia Dasch, Heather Overman and Ryan Richard. A quorum was present.

Staff Present: Charlie Funderburk, City Manager; Susan Britt, Planning & Development Manager; Joey Blethen, Parks & Rec. Director; Tim Gillette, Operations Director; and Katie Poulsen, Municipal Clerk.

The public and media were duly notified of the date, time and place of the meeting.

Mayor O’Neal called the regular Council meeting to order at 7:00 p.m., led the Pledge of Allegiance and held a moment of silence.

MOTION

Councilmember Overman motioned to table item 6b Amendment to the License Agreement with Shore Club on the Green, LLC, until further discussion can be held on the matter, seconded by Councilmember Dasch and approved unanimously.

ITEM 1  SPECIAL PRESENTATION

A. Recognition of Fort Mill Elks on Beacon Grant for Water Rescue Craft

Chief Glyn Hasty, Fire Department, presented a certificate of appreciation to the Fort Mill Elks for their recent grant award to the Fire Department for the purchase of a water rescue craft.

ITEM 2  PUBLIC COMMENTS

There were no comments.

ITEM 3  APPROVAL OF MINUTES

There were no changes to the Regular Council Meeting minutes of January 19, 2021, and they were approved.

ITEM 4  COMMITTEE REPORTS

A. Economic Development Commission

Mayor Pro Tem Matchunis stated the Commission met on January 21st. The group invited local businesses to present and Baxter Vet attended to speak about their services and the history of their business. The Commission discussed business licenses and the Council workplan as it applies to the EDC.

B. Planning Commission

Councilmember Dasch noted the Commission met and received updates from the various Committee liaisons including the Fort Mill School District and the Fort Mill and York County Planning Commissions. Chairman Leonard has joined the Bike/Ped Coalition of York County. Several members attended joint continuing education sessions with Fort Mill on RFATS and the Traffic Impact Analysis Process. They discussed re-prioritizing the Work Plan based on Council’s conversation on priority items. They noted:

- 1st priority: Small Area Plans for the new Mixed-Use Districts;
- 2nd priority: Storm water runoff and potential to better regulate and control impacts;
- 3rd priority: Establish a prioritized list of Bike/Pedestrian projects for Council to consider.

She noted some recommendations regarding storm water would be vetted through the Planning Commission and brought to Council to consider as an amendment to our ordinance. On the Bike/Ped projects, they are developing a level of criteria to evaluate sidewalks on a metric-based system for
Council to prioritize funding in the future year. She then announced the next regular meeting as Monday, March 1<sup>st</sup> at 6:30 p.m.

**ITEM 5 UNFINISHED BUSINESS**

A. **2<sup>nd</sup> Reading of an Ordinance to Amend Chapter 42, Article I, Sections 42-24 and 42-26 of the Code of Ordinances for the City of Tega Cay as it Relates to Recycle Waste**

Mayor O'Neal stated as was discussed during the December and January Council meetings, the City continues to have an issue with recycle contamination. The proposed ordinance amendment allows for the City to remove recycling carts and discontinue that service for those who repeatedly put non-recyclable materials in their recycle carts. City staff worked with Councilmember Overman to develop parameters surrounding the education of the public, warnings for offenders, and the removal of the recycle cart. Once the cart is removed, those residents will be allowed to receive their recycle cart and re-enter the recycle program after a period of 6 months and once signing a pledge to recycle properly. Mayor O'Neal noted how frustrating this has been and is costing taxpayer money due to items intended for recycle being diverted to the landfill.

**MOTION**

Councilmember Overman motioned to approve the 2<sup>nd</sup> Reading of an Ordinance to Amend Chapter 42, Article I, Sections 42-24 and 42-26 of the Code of Ordinances for the City of Tega Cay as it Relates to Recycle Waste, seconded by Mayor Pro Tem Matchunis and approved unanimously.

**ITEM 6 NEW BUSINESS**

A. **Resolution Authorizing the Purchase of Public Safety, Public Works and Utility Equipment in the Form of an Equipment Lease/Purchase Agreement Not to Exceed $263,500**

Mayor O'Neal stated several items were identified in the budget planning process as capital needs. It was presented at that time that we would wait and consider funding those items in February in order to evaluate our financial position and potential impacts from COVID-19. Council is required to pass a resolution in order to utilize capital lease/purchase agreements. These agreements allow us to finance the purchases over a 4-year period at very low interest rates, thus minimizing the impact to the annual budgets. The items to be purchased under this resolution are replacement radios and vehicles in our public safety departments and a back-up power generator for Waste Water Treatment Plant 2 in our TCUD Department.

**MOTION**

Mayor Pro Tem Matchunis motioned to approve the Resolution Authorizing the Purchase of Public Safety, Public Works and Utility Equipment in the Form of an Equipment Lease/Purchase Agreement not to Exceed $263,500 at 1.29% APR with Truist Bank, seconded by Councilmember Rich and approved unanimously.

B. **Amendment to the License Agreement with Shore Club on the Green, LLC - Tabled**

**ITEM 7 CITY MANAGER’S REPORT**

City Manager Funderburk reported on the following: Catawba Park Phase 1 & 2, advertisement for bids, bids due April 15<sup>th</sup> at 2pm, pre-bid conference March 11<sup>th</sup>, first reading for bond March 15<sup>th</sup>, Spring Sports has begun with 1,820 youth participants and 36 adult teams, use of Piedmont portal to register for vaccine, and Duke energy concerns over fee for parking at the river access. He noted Heron Harbor crosswalk estimate has come in at $60,500 requiring a match of $12,100. Mayor O'Neal shared concern of cost as it relates to future crosswalks and noted the original estimate of $18,000. Council gave consensus to City Manager Funderburk to move forward with the project.
ITEM 8  COUNCIL COMMENTS
Mayor O’Neal gave more information on registering for the vaccine without an email address.

Councilmember Richard thanked Police and Fire for saving lives and structures. He noted it was a pleasure to give the departments the equipment they need to be successful. He shared appreciation of both Chiefs. He stated Happy Mardi Gras and noted Ash Wednesday and Lent.

Councilmembers Dasch and Overman had no comments.

Mayor Pro Tem Matchunis noted vacancies on committees and the need for volunteers. City Manager Funderburk shared the current vacancies and the potential to revamp the Storm Water Committee when Council reviews the Storm Water Ordinance. Mayor Pro Tem Matchunis spoke regarding GameOn and noted a promise he made when running for Council that he would keep an eye on the project to ensure they did what they were supposed to do. He noted he never endorsed spending hundreds of thousands of dollars of City money to remediate. However, he watched the developer take waterfront property away from residents. He reviewed the report from DHEC but noted the sediment was not there before the development. He stated the same thing occurred in Calloway. He noted the report blames the watershed and changes in the landscape. He stated if DHEC and Tega Cay followed all the rules, then there are not enough rules. In looking at future development, he would like to see stricter ordinances put in place. He noted he is not an environmental scientist but knows what he saw and wished something more could have been done. He stated it is a shame that it happened as Lake Wylie is one of the City’s most precious resources. He felt better care could have been taken to protect it.

Mayor O’Neal agreed and noted the people who are suffering did everything they were supposed to do to help mitigate the situation. The City had specialists review the situation and engaged DHEC. He noted the dock was completely functional and now there is sediment. He is at a loss at what to do and noted if anyone thinks there is more they can do to let him know. He then thanked City Manager Funderburk and Parks & Recreation Director Joey Blethen for July 4th plans. He noted for the 4th of July Celebration: Sunday, the City will hold a firework show, the parade will occur on Saturday morning and the Ski show on Friday night. He encouraged everyone to make plans to participate. He noted the recent house that caught fire and stated how ecstatic the homeowners were with our public safety. They were very impressed on the swift response.

ITEM 9  ADJOURNMENT
MOTION
There being no further business, Mayor O’Neal motioned to adjourn, seconded by Councilmember Richard and it was approved unanimously.

The meeting was adjourned at 7:33 p.m.

Respectfully Submitted,

[SEAL]

Katie Poulsen, Municipal Clerk

APPROVED:

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David L. O’Neal, Mayor

APPROVAL DATE: March 15, 2021