



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, APRIL 20, 2021

The Columbia City Council conducted a virtual meeting on Tuesday, April 20, 2021 using video conferencing technology. The Honorable Mayor Stephen K. Benjamin called the meeting to order at 1:11 p.m. and the following members of Council were present: The Honorable Sam Davis, The Honorable Tameika Isaac Devine, The Honorable Howard E. Duvall, Jr., The Honorable Mayor Pro-Tempore Edward H. McDowell, Jr., The Honorable Daniel J. Rickenmann, and The Honorable William Brennan. Also present were Ms. Teresa Wilson, City Manager and Ms. Erika D. Moore Hammond, City Clerk. This meeting was advertised in accordance with the South Carolina Freedom of Information Act.

INVOCATION

The Honorable Mayor Pro Tempore Edward H. McDowell, Jr. offered the invocation.

ADOPTION OF THE AGENDA

Ms. Teresa Wilson, City Manager made a point of clarification for **Item 8**. The hourly rate changed from \$14.28/hour to \$14.86/hour or a 0.58/hourly increase with a projected billing of March 2021. When the rate became effective until the end of the fiscal year on June 30th, 24,314 hours were accumulated totaling \$14,102.12. The cost to the general fund is \$8,896.62 and the cost to the water and sewer fund is \$5,205.50. The agenda includes a summary of funding allocations to date. This amendment does not require an additional allocation of funding.

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to adopt the agenda, subject to adding Quiet Zones and Bond Court Proceedings to **Item 48**, deferring the discussion of Van Robotics from **Item 49**, and adding **Item 52** - Discussion regarding the development of security personnel or devices pursuant to S.C. Code §30-4-70-(a)(3) - Nehemiah Action Assembly.

APPROVAL OF MINUTES

1. Council is asked to approve the March 16, 2021 and April 6, 2021 City Council Meeting Minutes.

Upon a motion made by Ms. Devine and seconded by Mr. Duvall, Council voted unanimously to approve the March 16, 2021 and April 6, 2021 City Council Meeting Minutes.



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CITY COUNCIL DISCUSSION / ACTION

Ms. Teresa Wilson, City Manager took a moment of personal privilege to recognize National Fair Housing Month and National Financial Literacy Month, both celebrated in April. The City of Columbia has celebrated the passing of the Fair Housing Act of 1968 and continues to support efforts to end housing discrimination and raise awareness of fair housing rights. This year our Community Development Department partnered with Richland County and Lexington County to highlight the fair housing seven protected classes: color, sex, gender, religion, race, national origin, familial status, and disability. By way of various video reportings, citizens in all of the Midlands can take advantage in watching virtually and also reminding them that they can contact us if they have been discriminated in any way. The Community Development Department also continues to offer financial education workshops and programs that offer second chance banking opportunities through our partner banks. We also have our Columbia Kids Save Program, which focuses on educating kindergarteners on the importance of saving at an early age. We want to recognize these important principles in April and all year long.

2. COVID-19 Update - The Honorable Mayor Stephen K. Benjamin

Mayor Benjamin said we are seeing low rates of infection across the community and we hope that maintains over the next several weeks. Universal access to the vaccine does not translate into equitable access. We hope to get our vaccination numbers up.

- *COVID-19 Situational Report - Mr. Harry Tinsley, Emergency Management Director*

Mr. Harry Tinsley, Emergency Management Director said we stand at over 142 million cases and 3 million deaths due to COVID-19 worldwide. In the U.S. we have over 31 million confirmed cases and 564,292 deaths. In South Carolina, the confirmed case count stands at 476,506 with over 7 million tests administered to date. The state case count for today is 362 with a positivity rate of 6.2%. There were two confirmed deaths in today's report, bringing the state total of confirmed deaths to 8,237. In Richland County, the case count stands at 38,303 with 21 new cases as of today and a total death count of 480. From April 4th to April 17th, Richland County has had 1,034 cases, averaging about 73.8 new cases per day. The zip codes with over 100 new cases are 29223 with 115 cases and 29229 with 135 cases. As of April 14th, Richland County recent disease activity incidence rate has been listed as medium, along with all 46 counties in the state. The Richland County positivity rate over the 14-day reporting period is 3.8%. The state recovery rate is estimated at 97.4% and the fatality rate is estimated at 1.73%. Statewide hospitalizations continue to remain stable. The bed utilization rate is 73.6% and the ICU bed utilization rate is 69.9%. As of today, there are 505 patients hospitalized due to COVID-19. DHEC continues with vaccine distributions. Over 3.8 million doses have been received in the



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state and over 2.7 million people have been vaccinated. Richland County received 210,000 doses and 130,000 residents have been vaccinated. The federally supported community vaccine center in Columbia Place Mall has opened and can administer 7,000 doses per week. It will remain open for eight weeks from 7 a.m. to 7 p.m. As of April 11th, approximately 23.3% of South Carolina's population of people 15 years or older have received the vaccination. According to the CDC, 25.7% of the U.S. population have been fully vaccinated and 39.9% have received at least one dose.

3. Veteran Services and Housing Initiatives - Secretary William F. Grimsley, South Carolina Department of Veterans' Affairs

Councilor Brennan said I had the honor to visit General Grimsley and his staff to talk about veteran services and the growth of the veteran community we are seeing in the Midlands. It was great to hear everything the new Department of Veterans Affairs is doing. Thank you for joining us today and we look forward to learning about all the veteran programs you are growing and how we can contribute to them.

General William F. Grimsley, South Carolina Department of Veterans' Affairs Secretary said we are trying to continue the service to veterans and their family members as this division now turned department has been doing for many years. As we continue to build, we have come to some conclusions. We need better outcomes based objectives and evidence based practices to really go after the needs of our veterans and their family members. We are going to need public-private partnerships between the federal government, state, county, city, local community, and non-profit or for profit corporations to create more opportunities. We are trying to build a coalition against these outcomes based objectives using the social determinants of health to get after the successful veteran population. We want to make sure they are satisfied and respected by their fellow citizens and that they are proud of their continued contributions to South Carolina and the Nation. Our mission is to assist veterans and their family members in obtaining any benefits to which they are entitled to, to advocate for our eight active duty installations, and for the sustainment and growth of our military presence in the state. The main effort is to integrate all entities who provide a service to or are interested in veterans. We are working with the State Manufacturing Alliance and State Chamber on veteran employment. According to the U.S. Department of Labor, there is 4.5% - 4.7% veteran unemployment. That is a 2% increase from where we were a year ago. We have been working a series of virtual job fairs to align veterans and family members with the right kinds of jobs. In many cases employers are looking for veterans but can't find them or vice-versa and we are trying to close that gap. We have created a software that has become very useful. Employees put their information and work history and if it matches with the needs of an employee, they automatically get a phone interview. We have demonstrated this successfully in Sumter and we will be bringing this to the Fort Jackson area.



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Thanks to the governor and the state human resources department, we have reinstituted the veteran hiring preference for state employees. This does not guarantee employment but it does guarantee that if a veteran applies for a job they have to be interviewed for the job as long as they qualify. We have opportunities to help with behavioral and physical issues with peer-to-peer substance abuse counseling through a federal grant using a private partner that we implemented using non-profits. There are roughly 75 homeless veterans in Richland County and about 450 in the state. Our homeless veteran population tends to be those that are disenfranchised racially. About 55% are African American and about 10% are women. The majority of homeless veterans are in the 55 to 64 age group. The most likely to be homeless immediately after service is the younger population. About 66% do have a consistent form of income. Most of them receive something from the U.S. Department of Veteran Affairs through their own disability compensation and others through social security disability. Out of the 10% of homeless women, the majority have experienced some sort of domestic violence and/or military sexual trauma. About 10% of our veterans nationally choose to be homeless. They might be rendered homeless by circumstance but they choose to remain homeless. The U.S. Department of Veterans Affairs in partnership with local non-profits administer other great programs like the HUD VASH Program and the grant and per diem program which offers opportunities for building and sustaining existing facilities, transitional beds, and employment. We have tons of work to do but this is purposeful work. I appreciate being in the position to give back to the state and be able to do so in our great capital city.

4. Calhoun Street Road Diet and Bike Lane Project - Ms. Dana Higgins, PE, LEED AP Director of Engineering and Ms. Lucinda Statler, Planning Administrator

Ms. Teresa Wilson, City Manager said it is my understanding that this project was recently mentioned in a community meeting. I believe the information that was shared at that time was inaccurate. We want to make sure the public has the correct information on the project, that has never been halted. I have always instructed our staff to do our due diligence to make sure we can do it the right way. Today, we want to present to you some improvements that are planned and the outreach that must occur properly to continue with the project.

Ms. Dana Higgins, PE, LEED AP, Director of Engineering said the Calhoun Street improvements consist of installing bicycle accommodations between Wayne and Harden Street. In 2012, the Richland County penny tax referendum was passed with a budget of \$88,292 to resize bike lanes. The City went back to County Transportation Committee in 2020 and secured an additional \$556,000. We had two public meetings in 2018 with the third meeting being stalled due to COVID-19. We are seeking Council approval to resume public outreach and ultimately to move forward with the project.



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Ms. Lucinda Statler, Planning Administrator said the benefits of the proposed road diet are to provide reduced points of conflict for drivers, wider and more comfortable driving lanes, and center turn lanes for efficient turning movements. There will be various configurations of the blocks designed to ensure maximum safety and minimal disruption of traffic patterns. Some blocks will add arrows to existing traffic lanes, some will reduce the number of traffic lanes and eliminate parking on one side to provide designated bike lanes, and some will maintain current lanes but eliminate parking on the side to provide for bike lanes. Block diagrams will be provided in the public meetings to illustrate the exact configuration of changes to each of the 13 affected blocks in this project. The proposed schedule is to hold a final public information session in June. The project will be out for bid in the fall and construction will be anticipated for next spring. Hopefully, a BPAC promotional event for bike month can be held in May 2022. We will hold the following outreach efforts: June virtual public meeting, press release and website information, email outreach through established groups, signage along corridor to alert commuters, and staff contact with neighborhood leaders. All efforts have been made to ensure proper funding is in place for best outcome. Today, we are seeking Council's approval to proceed with the virtual outreach session and move forward pending public comment.

5. Columbia Water Update and Rate Study Review - Mr. Clint Shealy, P.E., Assistant City Manager for Columbia Water and Mr. Robert Chambers, Black & Veatch

Ms. Teresa Wilson, City Manager said last year, during the budget process we were not able to move forward with the normal rate study progression of potential increases due to circumstances. I am amazed how the team has worked in order for us to be able to sustain ourselves through very hard times. The presentation will give you information on the progress of Columbia Water. You all will find a remarkable proposal that will allow us to get back to sustaining our infrastructure and capital improvement projects, even during difficult times.

Mr. Clint Shealy, P.E., Assistant City Manager for Columbia Water said in terms of the impact of COVID-19 to utility operations, we have been able to provide essential services in an efficient way but we have impacted by positive test results and quarantines from exposure. We have Utilities staffing challenges and have been strategic in bringing people in to our operation during this pandemic. We are trying to utilize outside contractors to assist in meeting critical needs. The Call Center has been very busy this calendar year. We have seen a significant increase in call volume due to capturing more calls with a new phone system call back feature and the closure of Washington Square to the public. We are rolling out a new chat feature which will be publicized. Past due balances have grown steadily from approximately \$4.6 million in January 2020 to \$14.2 million in April 2021. The total dollars placed on payment arrangements is \$9,188,843. The vast majority that have had their water disconnected have been able to pay the minimum first installment of payment and has had service restored the same day or next day. The automated



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meter infrastructure (AMI) project is two-thirds complete. The estimated completion date is March 2022. We have been promoting and advertising the Eye on Water app and the usage of the application has increased. We are seeing greater meter registrations and less field visits for meter checks. We have seen a considerable increase in the need of meter box replacements and backflow prevention devices. Assumptions were made for the base bid placed and those assumptions were low. We are having to add more dollars with amendment #4 on the agenda today. The Consent Decree deliverables have all been submitted to EPA on time. We have several important deliverables coming up, the Supplemental Infrastructure Rehabilitation Report and the Capacity Assurance Program. The Consent Decree timeline for required projects delivery now extends until 2028. Reduced capital improvement projects in fiscal year 2020-2021 has delayed several projects. We have projects that are time sensitive and we have challenged the team to look at various alternative delivery methods to deliver these projects and get the infrastructure investment and improvements faster than the traditional design bid process. There are eight area of potential capacity limitations. If we are not able to deliver projects and invest in the system and if there is any increased capacity, moratoriums will cascade down and slow down development which can cause us not to meet project deadlines. We are looking at an extension request due to COVID-19 but we are not relying on it. We submitted a letter to EPA on February 5th summarizing the COVID impacts so far, but we did not request a specific timeline because the pandemic impacts to our operations are not over. We are requesting \$120 million for capital improvements for this coming fiscal year. We have many ongoing sewer capital improvement projects, including capacity and rehabilitation projects. We will be looking at a revision to the sewer expansion fee ordinance that will be beneficial to commercial users. It will result in a 33% reduction in commercial fees and change the calculation for larger users. There is also discussion of an economic development fund. For stormwater, we have awarded \$17.10 million in construction contracts and \$11.83 million in consultant contracts. Major projects completed include Gills Creek Debris Removal, Devils Ditch, and Rocky Branch Outfall Repair. Construction is still pending for Harlem Heights, Shandon, and Penn Branch wall repair and restoration.

Mr. Robert Chambers, Black & Veatch Consultant said the purpose of the rate study is to perform independent water and wastewater rate studies that will: establish operating and capital financing plans that fully fund activities, perform a cost of service analysis, and review existing rate structures. We are trying to maintain a sustainable utility system management that allows us to appropriately plan the finances, maintain business excellence, and engage our stakeholders. Last year given the circumstances, we did not pass a rate increase. We are proposing a 5.02% revenue increase in proposed budget for fiscal year 2022. Based on last year's forecast, we are anticipating a 10.15% revenue increase in 2022. In the assumptions for fiscal year 2022, we are looking at a revenue total of \$162.3 million and a 0.50% growth in accounts. We have other revenue sources which include interest income, sewer expansion fess, meter installation fees, and



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other miscellaneous service fees. We have the incorporation of Project Sunshine, which is high volume water and sewer use. Operating expenses for fiscal year 2022 are about \$99.1 million with an annual escalation factor of about 4%. We are proposing the \$120 million CIP and an initial fiscal year 2022 debt offering of \$88.9 million. For the financial plan for fiscal year 2022 through fiscal year 2026, we are looking at a combination of debt and cash financing: about 31.5% in cash and 68.5% in revenue bonds. In addition, the annual bond issuance for the first three years is over \$80 million per year and the final two years go down to \$78.5 million and \$76 million, respectively. The typical residential water and sewer bill from fiscal year 2008 to fiscal year 2022 reflects an annual average increase of 4.3%. Water costs an average of \$0.77 cents per day and wastewater is about \$1.44 per day. If you pay \$1.00 for a gallon of bottled water, that would be 263 times more expensive. Your average bill of under 6,000 gallons per month for the typical customer would grow by about \$3.24. The high volume rate is being established for customers that require water service in the amount of 300,000 gallons or greater of water per day. This is being done to recognize and segment the service demand and the requirements of Columbia Water to provide water and sewer service to the high use customer and to facilitate and support economic development within the city. High water usage existing rates depend on meter size. For a 6-inch meter size, the outside city charge is about \$360 per month. We are adding a 5th block to promote economic development. Miscellaneous charges, referred to as user fees, are broadly defined as charges to the customer for a specific good or service or for the use of public facilities. The city conducted a review of the existing miscellaneous service charges and is proposing scheduled adjustments. We ask for the implementation of the fiscal year 2022 proposed financial plan, the implementation of the high use water rate, and the implementation of the staff recommended increases to existing miscellaneous service charges.

6. Fiscal Year 2021/2022 Proposed Budget - Ms. Missy Caughman, Budget & Program Management Director

Ms. Teresa Wilson, City Manager said there is an abundance of information regarding funding, funding sources, the American Rescue Plan, and the direct allocation we received as a city. There are many opportunities through the federal appropriations. We are staying ahead of these potential opportunities to have funds for some projects in the city. We have already submitted for several projects to meet certain deadlines.

- *American Rescue Plan*
- *City Budgeting for Equity and Recovery*



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Ms. Missy Caughman, Budget and Program Management Director said following today's conversation, we will be advertising the budget in anticipation of the budget public hearing on May 11th. Second reading and adoption is scheduled for May 18th. In regards to the American Rescue Plan (ARP), guidance for local government financial assistance is still pending from the U.S. Department of the Treasury. This will determine how we can use the funds and requirements we will have. The estimated direct allocation to Columbia is \$25,930,000 in state and local financial assistance and \$2,500,000 in HUD HOME funds. The local financial assistance provided will be disbursed in two payments: the first half in 60 days from being signed into law and the second half in one year. We have until December 31, 2024 to spend these funds. The plan for recovery is to save local fiscal recovery funds for gaps and priorities not eligible for other federal and state assistance programs. The Coronavirus Local Fiscal Recovery Fund provides \$360 billion for states, municipalities, counties, tribes, and territories. The legislative uses that are designated under Section 9901 of the ARP include: respond to the public health emergency, or its negative economic impacts, including assistance to households, small businesses, and nonprofits, or aid to impacted industries; Respond to workers performing essential work during the COVID-19 public health emergency by providing premium pay to eligible workers, or by providing grants to eligible employers that have eligible workers who perform essential work; for the provision of government services to the extent of the reduction in revenue of such local government due to the COVID-19 public health emergency; to make necessary investment in water, sewer, or broadband infrastructure; or to transfer funds to a private nonprofit organization. Our basis for the allocations are being driven from fiscal year 2018-2019 revenues. The proposed allocations recommended are to pay and return the Recovery SC JEDA Loan, pay for revenue shortfalls in the general fund, assist the parking fund and hospitality fund, and pay for employee hazard / premium pay.

Ms. Teresa Wilson, City Manager said the employee premium pay is taken from the terminology used in the act itself. Those numbers are based on the formulas that we were given from with fiscal year 2018-2019 being the base line. I did not want to take any liberties, other than knowing external categories that you all are interested in. We would like feedback on how you will seek to prioritize those areas with the \$6,515,256 remaining. These are federal dollars and we would still need to follow the guidance on how it is utilized and we comply with it going forward.

Mayor Benjamin asked for more information on the parking fund budget. Is this city at risk of not meeting its debt obligations on the revenue bonds? I am uncomfortable with one-third of the funding going to parking.



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Mr. Jeff Palen, Assistant City Manager and Chief Financial Officer said yes, we are under risk. We have issues meeting our bond covenants in parking. For this past year and the current year, we are not estimating meeting bond covenants because we are not generating the revenue that we need to cover our operational cost. We are hopeful that we can utilize these revenues to get it back to the 2019 level. If we don't do this, we will end up having a parking study and that will potentially push us to have parking rate increases across the board. The ARP allocation to parking is an estimate, if we don't utilize all the funds we do have until 2024. If parking comes in next year at a lower number, we will have additional funds that we can roll back in to use for other approved uses.

Councilor Devine suggest that we seeking to collaborate with the county in some areas. They are already doing the rental assistance and we shouldn't be duplicating efforts. We can talk with our partners to ensure City residents get fair access to funds. I would encourage us to look at grass-roots non-profits who are doing great work in the community who have not been in our radar. I would like to get input from them because they know where the community needs are.

Councilor Rickenmann said we need to look at our internal needs before we look outside. There is a lot of recovery money for all types of business through other grant opportunities. I would like to see more recommendations from staff on what internal needs we can use these funds for.

Mayor Benjamin said the particular areas that I think we need to make strides in by working with our partners is in delivering broadband to the community. I also think we need to focus on affordable housing impacting Columbia which is our primary concern.

Ms. Missy Caughman, Budget and Program Management Director said there is a \$10 billion Coronavirus Capital Projects Fund intended to focus on broadband investment. There are various components in regards to rental and housing assistance. There will be allocations for emergency rental assistance, emergency housing vouchers, housing counseling, homelessness assistance and supportive services, homeowner assistance fund, and funding for water assistance programs. There will be direct stimulus payments for relief of individuals and child tax credit for families. There will also be allocations for transportation including airport improvements and federal transit administration grants. The ARP also includes allocations for FEMA and disaster assistance, nutrition programs, and for the arts, humanities, museums, and libraries. Departments were instructed to submit budget requests using current year budget allocations. Personnel budgets were adjusted for changes during the year and hold current service levels. We want to capture any shortfalls, gaps in services and prioritized areas of need for internal operations. We are prepared to amend the budget as reliable information is available. The total proposed budget for fiscal year 2021-2022 is \$376,180,393. The general fund is \$155,544,489. The general fund reflects an increase of \$3,361,360 or 2.6% over the current year budget. Property taxes & LOST



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coming in are better than expected. Business licenses and franchises fees are unknown. We were able to transfer into the general fund a return of Capital Lease Program for rolling stock and technology refresh (\$9,000,000), American Rescue Plan (\$1,689,499), Installment Purchase Revenue Bonds (IPRB) proceeds for security camera upgrades (\$2,500,000), and restored hospitality tax transfer (\$3,700,000). Departments' budgets are relatively flat from current year budget. Increases are limited to those associated with annual contract adjustments and schedules: Citywide Microsoft Enterprise License and cloud based software, Emergency Communications CAD system, Citywide election, recycling contract, and PEBA retirement rate increase. The water and sewer budget is \$182.5 million, with an increase of 8%. This does incorporate the 5.02% rate increase. Revenues generated from the proposed increase provides funding for capital improvement program and associated debt. This allows us to maintain 2.0 debt coverage. The budget includes \$120 million for the capital improvement program for water improvements and wastewater improvements. Transfer to the general fund was reduced to prior year levels. The total storm water budget is proposed at \$15.6 million, an increase of 11% from the current year. The budget includes \$11,050,000 for the capital improvement program to continue five-year plan in stormwater improvement projects that meet the initiatives of alleviating nuisance flooding and promoting water quality. The total proposed parking fund budget is \$9.1 million, an increase of 12% from the current year. Operating budget reflects minimal operations of parking facilities before the available ARP funds. With the ARP funds. Parking operations will be able to address maintenance priorities. The hospitality tax proposed budget is \$11.8 million, an increase of 57% of current budget. The budget reflects use of ARP funds. The budget includes debt service for bonds, transfer to the general fund, funding for repairs to the city owned Five Points fountain, funding for pre-construction work and design for Finlay Park rehabilitation, and \$3,428,188 available for allocation. The total proposed accommodations tax budget is \$1.5 million, an increase of 3.9% from current year. The proposed budget reflects allocation by categories and based on the breakdown of uses set by state law: \$25,000 transfer to general fund, 30% allocated for advertising and promotion of tourism, 65% allocated for tourism related expenditures, and 5% for general purposes. The City was accepted into the Bloomberg Philanthropies What Works Cities (WWC) program to help cities confront budget crisis while strengthening a commitment to equity in the wake of COVID-19 impacts. The program will focus on applying an equity lens to the City's budget process. WWC is providing technical assistance and customized support. There will be a special called meeting for the budget public hearing and first reading on May 11, 2021.

CONSENT AGENDA ITEMS 7 THROUGH 29

Upon a single motion made by Ms. Devine and seconded by Mr. Davis, Council voted unanimously to approve Consent Agenda **Items 7 through 29**.



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7. Council is asked to approve an Agreement for the City of Columbia Disparity Study II for an initial term of 18-months with the option to renew for two additional one-year terms, as requested by City Administration. Award to Keen Independent Research, LLC, in an amount not to exceed \$400,000.000 which includes contingency. The firm is located in Denver, CO. – *Approved*

Funding Source: Special Projects Water & Sewer - Professional Services (5518418-636600). The original budget amount is \$400,000.00.

Keen Independent Research, LLC, will provide data analysis, technical advisement, and a final report for the Disparity Study at 56.33% (\$202,492.00) of the total contract amount.

The following subconsultants will provide additional services:

DESA, Inc., a Minority Business Enterprise of Columbia, SC, will provide local business participation, community outreach, and data collection services at 20.28% (\$72,912.00) of the total contract amount.

Comprehensive Business Consultants, LLC, a Minority Business Enterprise of Columbia, SC, will provide in-depth interviews, focus groups, and data collection services at 10.03% (\$36,072.00) of the total contract amount.

Holland and Knight, LLP, of Atlanta, GA will provide legal framework and analysis services at 8.35% (\$30,000.00) of the total contract amount.

Customer Research International of Austin, TX will provide availability survey collection and data analysis services at 5.01% (\$18,000.00) of the total contract amount.

8. Council is asked to approve Contract Amendment #1 to extend Armed Security Guard Services from January 1, 2021 to June 30, 2021; and approve revised hourly rates, as requested by the Columbia Police Department. Award to Security Management of SC, LLC. The firm is located in Columbia, SC. – *Approved*

Funding Sources: Police Administrative Services – Professional Services (1012402-636600) \$1,248,125.15; and Community Safety Officers - Professional Services (5512703-636600) \$963,405.30. The original budget amount is \$257,530.45. The total amount of all amendments and change orders is \$1,954,000.00. The total revised budget amount is \$2,211,530.45. This is a no-cost Amendment.

9. Council is asked to approve a Renewal of the final year of the ShotSpotter Flex Three-Year Agreement and Amendment #1 for Phase II of the service, as requested by the Columbia Police Department. Award to ShotSpotter Inc. as a Sole Source in the amount of \$460,000.00. This vendor is located in Newark, CA. - *Approved*

Funding Source: Police Administrative Services - Maintenance and Service Contract (1012402-638200). The original budget amount is \$460,000.00.



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10. Council is asked to approve the Purchase of 1,000 PGI BarriAire Gold-Extended Hoods for Fire Fighters, as requested by the Columbia Fire Department. Award to Newton's Fire and Safety Equipment, Inc., using the HGAC Cooperative Contract in the amount of \$90,180.00. This vendor is located in Graham, NC. - *Approved*

Funding Source: Fire Suppression - Safety Clothing and Supplies (1012303 - 625900) \$45,090.00 and Fire Administration - County - Safety Clothing and Supplies (2082301 - 625900) \$45,090.00. The original budget amount is \$90,180.00.

11. Council is asked to approve the Purchase of two 2020 Side Loaders for the Solid Waste Division, as requested by the Fleet Services Division. Award to Carolina Environmental Systems, using the Sourcewell Cooperative Contract in the amount of \$599,400.00. This vendor is located in Burlington, NC. - *Approved*

Funding Source: Capital Replacement - Autos, Trucks, Heavy Equipment - Capital (6308972 - 658500). The original budget amount is \$599,400.00.

12. Council is asked to approve the Purchase of a Vector Mudslinger Vacuum Trailer Demo Unit for the Wastewater Maintenance Division, as requested by the Fleet Services Division. Award to Southern Vac, using the North Carolina Sheriff's Association Cooperative Contract, in the amount of \$165,058.00. This vendor is located in Columbia, SC. - *Approved*

Funding Source: Utilities Wastewater Maintenance - Trucks, Auto, Heavy Equipment - Capital (5516205-658500). The original budget amount is \$165,058.00.

13. Council is asked to approve Contract Amendment #1 for the Indefinite Delivery Contracts for Emergency Asphalt and Concrete Repair Services, as requested by Columbia Water. Award to AOS Specialty Contractors, Inc., a certified Local Business Enterprise and Minority Business Enterprise (W), in the amount of \$250,000.00. This firm is located in Lexington, SC. - *Approved*

Funding Source: Engineering Water System Improvements; Special Projects (5516220-638500) and (5516221-638500). The original budget amount is \$750,000.00. The budget amount for this amendment is \$250,000.00. The revised budget amount is \$1,000,000.00.



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14. Council is asked to approve Contract Amendment #5 for Project SS7284; Upgrades to Liquid Treatment Train One at the Metro Wastewater Treatment Plant, as requested by Columbia Water. Award to AECOM in the amount of \$378,038.00. This firm is located in Columbia, SC. - *Approved*

Funding Source: Water and Sewer Capital Projects - Capital Project Costs (5529999-SS728401-658650) \$112,470.00 and Water and Sewer Capital Projects - Unforeseen and Miscellaneous Projects - Capital Project Costs (5529999-SS728801-658650) \$265,568.00. The original budget amount was \$1,944,200.00. The budget amount for this amendment is \$378,038.00. The total revised budget amount is \$2,322,238.00.

This is a Clean Water 2020 Program Project. AECOM will provide additional engineering services during construction, update the Wastewater Treatment Plant operation manual, train operation staff, and reevaluate aeration design at 82.53% (\$1,916,518.00) of the revised total contract amount.

The following subconsultants will provide additional services:

Brown and Caldwell of Columbia, SC, will provide engineering services for preparation of the operation manual, process commissioning, and training services at 6.49% (\$150,700.00) of the revised total contract amount.

Howard Engineering, a Minority Business Enterprise (W) of Marietta, SC, will provide electrical engineering services at 6.23% (\$144,720.00) of the revised total contract amount.

K and P Engineering, a Minority Business Enterprise of Lexington, SC, will provide structural engineering services at 1.21% (\$28,000.00) of the revised total contract amount.

Terracon of Columbia, SC, will provide geotechnical services at 1.01 % (\$23,500.00) of the revised total contract amount.

Felkel and Hastings, a Minority Business Enterprise of Columbia, SC, will provide mechanical engineering services at 0.68% (\$15,800.00) of the revised total contract amount.

Davis Architecture of Columbia, SC, will provide architectural services at 0.24% (\$5,500.00) of the revised total contract amount.

4D Engineering, a Minority Business Enterprise (W) of Lexington, SC, will provide flood plain approval and permitting services at 1.61% (\$37,500.00) of the revised total contract amount.



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15. Council is asked to approve Contract Amendment #1 for Project SS7560; Lower Crane Creek Equalization Storage, as requested by Columbia Water. Award to Hazen and Sawyer in the amount of \$397,594.00. The firm is located in Columbia, SC. - *Approved*

Funding Source: Water and Sewer Capital Projects - Unforeseen and Miscellaneous Projects - Capital Project Costs (5529999-SS728801-658650). The original budget amount was \$1,848,321.00. The budget amount for this amendment is \$397,594.00. The total revised budget amount is \$2,245,915.00.

This is a Clean Water 2020 Program Project and Mentor Protégé Program Project. Hazen and Sawyer of Columbia, SC is the mentor and will provide project guidance services at 55.78%(\$1,252,737.00) of the revised total contract amount. Palmetto Consulting Engineering Group, Inc., a Minority Business Enterprise (W) of Chapin, SC, is the protégé and will provide geotechnical field investigation, on-site observations and documentation, and CAD assistance during design services at 20.83% (\$467,878.00) of the revised total contract amount.

The following subconsultants will provide additional services:

Howard Engineering, Inc., a Minority Business Enterprise (W) of Columbia, SC, will provide electrical engineering services at 2.42% (\$54,400.00) of the revised total contract amount.

Michael Baker International of Columbia, SC will provide resident construction representative services at 14.67% (\$329,400.00) of the revised total contract amount.

Terracon of Columbia, SC will provide geotechnical investigation services at 6.30% (\$141,500.00) of the revised total contract amount.

16. Council is asked to approve Contract Amendment #1 for the Purchase of Magnesium Hydroxide for the Metro Wastewater Treatment Plant and to extend the term of the sole source contract, as requested by Columbia Water. Award to Premier Magnesia, LLC, in the amount of \$673,095.52. This vendor is located in Wayne, PA. - *Approved*

Funding Source: Utilities Metro Wastewater Plant - Chemicals (5516208-624800). The original budget amount was \$863,437.62. The budget amount for this amendment is \$673,095.52. The total revised budget amount is \$1,536,533.14.

17. Council is asked to approve a Contract for Project CP00700102; Park Street Streetscape, as requested by Columbia Water. Award to AOS Specialty Contractors, Inc. in an amount not to exceed \$947,204.06, which includes contingency. The firm is located in Lexington, SC. - *Approved*

Funding Source: Engineering - Water & Sewer Improvements (4139999-CP00700102-658650). The original budget amount is \$972,542.00.



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AOS Specialty Contractors, Inc. will provide demolition of existing parking, installation of concrete sidewalk, ramps, steps and landscaping involved in the streetscape renovations along Park Street in Columbia at 79.26% (\$652,831.70) of the base bid amount.

The following subcontractors/suppliers will provide additional services/supplies:

Sinclair Custom Metal, LLC of Lexington, SC, will provide railing and miscellaneous metal services at 9.90% (\$81,525.00) of the base bid amount.

Chason Landscaping, LLC of Blythewood, SC, will provide landscaping and irrigation services at 2.85% (\$23,459.00) of the base bid amount.

In Line Paving, LLC of Lexington, SC, will provide asphalt paving services at 1.92% (\$15,840.00) of the base bid amount.

Carolina Tap & Bore, Inc. of West Columbia, SC, will provide water and sewer services at 6.07% (\$50,000.00) of the base bid amount.

18. Council is asked to approve a Contract for Project WM3081; Water Main Construction along Normandy Road, Castle Road, Hillmark Drive, and Sedgefield Road, as requested by Columbia Water. Award to Stutts & Williams, LLC in an amount not to exceed \$1,228,375.20, which includes contingency. This firm is located in Lexington, SC. - *Approved*

Funding Source: Engineering - Water & Sewer Improvements (5529999-WM308101-658650). The original budget amount is \$1,241,538.00.

This is a Mentor Protégé Program project. Stutts & Williams, LLC of Lexington, SC is the mentor and will provide pipeline rehabilitation services at 45.66% (\$467,346.00) of the total contract amount. RCG Construction of Irmo, SC is the protégé and will provide waterline installation services at 20.00% (\$204,750.00) of the total contract amount.

The following subcontractors will provide additional services:

Ferguson Waterworks of Elgin, SC will provide waterline materials at 27.74% (\$284,000.00) of the total contract amount.

Knights Company of Summerville, SC will provide flowable fill/concrete services at 5.47% (\$56,000.00) of the total contract amount.

In Line Paving, LLC of Lexington, SC will provide asphalt paving services at 1.13% (\$11,550.00) of the total contract amount.



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19. Council is asked to approve a Contract for Project SS6786; Sanitary Sewer Manhole Rehabilitation, as requested by Columbia Water. Award to Vortex Services, LLC in an amount not to exceed \$2,105,725.00. The firm is located in Greenville, SC. - *Approved*

Funding Source: Engineering - Water & Sewer Improvements (5529999-SS678620-658650). The original budget amount is \$2,105,725.68.

This is a Columbia Disadvantaged Business Enterprise program project with a 25% CDBE goal. The CDBE goal for this project was met at 25.00%. Vortex Services, LLC is the prime contractor and will provide pipeline rehabilitation services at 58.00% (\$1,221,320.50) of the total contract amount.

The following subcontractors will provide additional services:

Florence Ogburu Enterprises, LLC dba FNO Construction & Associates, a Minority Business Enterprise and a CDBE of Columbia SC, will provide digging services at 25.00% (\$526,431.25) of the total contract amount.

CCF of Elizabethton, TN will provide digging services at 17.00% (\$357,973.25) of the total contract amount.

20. Council is asked to approve Contract Amendment #4 for the Advanced Metering Infrastructure (AMI) Project to add funding for labor, services, and materials for the replacement of water meters, as requested by Columbia Water. Award to Badger Meter, Inc. in the amount of \$4,421,045.25. This firm is located in Milwaukee, WI. - *Approved*

Funding Source: Water and Sewer Capital Projects (5529999-WM435401-658650). The original budget amount is \$44,674,252.65. The budget amount of this amendment is \$4,421,045.25. The revised budget amount is \$49,095,297.90.

The Columbia Disadvantaged Business Enterprise (CDBE) project goal is 20% with this amendment. The allocation of the overall installation of \$14,897,692.85 is as follows:

Farmer Construction, LLC, a CDBE of Columbia, SC, will provide installation services at 16.16% (\$2,406,868.76) of the installation cost.

AOS Contractors, a CDBE of Lexington, SC, will provide construction-concrete services for meter installation at 3.85% (\$574,050.50) of the installation cost.

XtraLight Manufacturing, LLC of Raleigh, NC will provide installation of water meters, project management, inventory management, and control services at 79.99% (\$11,916,773.59) of the installation cost.



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21. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT for 0.418-acres S/S Mabron Road; TMS# 19206-03-58 - *First reading approval was given on March 16, 2021 – Approved on second reading.*

Ordinance No: 2021-016 Annexing 0.418 acres S/S Mabron Road; TMS# 19206-03-58 – Approved on second reading.

Council District: 4

Proposal: Request to annex, assign interim land use classification of Urban Edge Residential Large Lot (UER-2) and assign interim zoning of Single Family Residential District (RS-1) at the time of annexation. The property is currently classified as Neighborhood (Medium Density) and zoned RS-LD by Richland County.

Applicant: Fidelis Financial, a Georgia LLC

Staff Recommendation: Approval

PC Recommendation: 03/01/2021; Approval (7-0)

22. ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for 1307 Mason Road; TMS# 11813-01-02 - *First reading approval was given on March 16, 2021 – Approved on second reading.*

Ordinance No.: 2021-015 Annexing and Incorporating 1307 Mason Road; TMS# 11813-01-02 into Columbia Compass: Envision 2036 adopted by Ordinance No.: 2020-028 on August 4, 2020 – Approved on second reading.

Council District: 1

Proposal: Request to annex the property, assign land use classification of Urban Edge Multi-family (UEMF) and assign zoning of General Residential District (RG-2) at the time of annexation. The property is currently classified as Mixed Residential (High Density); a portion is within a Community Activity Center Node and zoned RU by Richland County.

Applicant: WAT Properties, Inc. of Columbia

Staff Recommendation: Approval

PC Recommendation: 02/01/2021; Approval (5-3)



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23. **COMPREHENSIVE PLAN – FUTURE LAND USE MAP AMENDMENT** for 446 Clemson Road Ext and 446 Clemson Road, TMS# 25700-04-02 and 25700-02-01 - *First reading approval was given on March 16, 2021 – Approved on second reading.*

Ordinance No.: 2021-019 Amending the Columbia Compass: Envision 2036 Map to modify the future land use for 446 Clemson Road Extension and 446 Clemson Road; Richland County TMS# 25700-04-02 and 25700-02-01 – Approved on second reading.

City Council District: 4

Proposal: Request to amend the Columbia Compass: Envision 2036 Future Land Use Map to modify the land use classification of the property from Urban Edge Multi-family (UEMF) to Urban Edge Regional Activity Center (UEAC-2) east of Clemson Road and to Urban Edge Mixed Residential (UEMR) west of Clemson Road.

Applicant: Krista Hampton, Planning & Development Services Director

Staff Recommendation: Approval

PC Recommendation: 01/04/2021; Approval (8-0)

24. **ZONING MAP AMENDMENT** for 446 Clemson Road Ext, TMS# 25700-04-02 - *First reading approval was given on March 16, 2021 – Approved on second reading.*

Council District: 4

Proposal: Request to rezone the parcel from Office and Institutional District (C-1), General Residential District (RG-2), and General Commercial District (C-3) to General Commercial District (C-3).

Applicant: Paul Holder, CH Acquisition, LLC

Staff Recommendation: Approval

PC Recommendation: 01/04/2021; Approval (8-0)

25. **COMPREHENSIVE PLAN – FUTURE LAND USE MAP CONFIRMATION AMENDMENT** for 1.43-acre portion of 4030 West Beltline Boulevard; TMS# 11609-10-36(p) - *First reading approval was given on March 16, 2021 – Approved on second reading.*

Ordinance No.: 2021-018 Amending the Columbia Compass: Envision 2036 Map to include a 1.43-acre portion of 4030 West Beltline Boulevard; Richland County TMS# 11609-10-36(p); annexed by Ordinance No 2020-092 enacted October 20, 2020 – Approved on second reading.



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City Council District: 2

Proposal: Request to affirm land use classification of Urban Core Community Activity Center (UCAC-2) following the annexation of the property. The property currently has interim classification of Urban Core Community Activity Center (UCAC-2).

Applicant: Dick Smith Motors, Inc. / WTC of West Beltline, LLC

Staff Recommendation: Approval

PC Recommendation: 09/14/2020; Approval (8-0)

26. ZONING MAP AMENDMENT CONFIRMATION for 1.43-acre portion of 4030 West Beltline Boulevard; TMS# 11609-10-36(p) - *First reading approval was given on March 16, 2021 – Approved on second reading.*

Council District: 2

Proposal: Request to affirm zoning of General Commercial District (C-3) following the annexation of the property. The property currently has interim zoning of General Commercial District (C-3).

Applicant: Dick Smith Motors, Inc. / WTC of West Beltline, LLC

Staff Recommendation: Approval

PC Recommendation: 09/14/2020; Approval (8-0)

27. COMPREHENSIVE PLAN – FUTURE LAND USE MAP CONFIRMATION AMENDMENT for 1215 Shop Road; TMS# 11210-01-02 - *First reading approval was given on March 16, 2021 – Approved on second reading.*

Ordinance No.: 2021-017 Amending the Columbia Compass: Envision 2036 Map to include 1215 Shop Road; Richland County TMS# 11210-01-02; annexed by Ordinance No: 2020-101 enacted February 2, 2021

City Council District: 3 – Approved on second reading.

Proposal: Request to affirm land use classification Industrial (IND) following the annexation of the property at 1215 Shop Road. The property currently has interim classification of Industrial (IND).

Applicant: Hood Real Estate Investments, LLC

Staff Recommendation: Approval

PC Recommendation: 11/02/2020; Approval (8-0)



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28. ZONING MAP AMENDMENT CONFIRMATION for 1215 Shop Road; TMS# 11210-01-02 - *First reading approval was given on March 16, 2021 – Approved on second reading.*

Council District: 3

Proposal: Request to affirm the zoning of Light Industrial District (M-1) following the annexation of the property. The property currently has interim zoning of Light Industrial District (M-1).

Applicant: Hood Real Estate Investments, LLC

Staff Recommendation: Approval

PC Recommendation: 11/02/2020; Approval (8-0)

29. AMENDMENTS TO UNIFIED DEVELOPMENT ORDINANCE to Revise Effective Date of Ordinance - *First reading approval was given on March 16, 2021 – Approved on second reading.*

Ordinance No.: 2021-014 Amending the effective date of Ordinance No.: 2020-099, adopting the " The Unified Development Ordinance of the City of Columbia, South Carolina as adopted August 20, 2019" – Approved on second reading.

Proposal: Amendment to the new Chapter 17 of the Columbia Code of Ordinances entitled "Unified Development Ordinance" adopted August 20, 2019, revising the effective date of Ordinance to August 30, 2021.

Applicant: Rachel Bailey, Zoning Administrator

Staff Recommendation: Approval

PC Recommendation: 03/01/2021; Approval (7-0)



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, APRIL 20, 2021

ZONING/PLANNING MATTERS - FIRST READING

30. UNIFIED DEVELOPMENT ORDINANCE - Adoption of new City of Columbia Zoning Map

Ordinance No.: 2021-001 Adopting the Official Zoning Map for the City of Columbia, Chapter 17, Unified Development Ordinance of the 1998 Code of Ordinances of the City of Columbia, South Carolina – Approved on first reading.

Council Districts: 1,2,3,4

Proposal: Repeal current City of Columbia Zoning Map and adopt new City of Columbia Zoning Map to take effect on March 31, 2021 in conjunction with the newly adopted Unified Development Ordinance.

Applicant: Rachel Bailey, Zoning Administrator

Staff Recommendation: Approval

PC Recommendation: 11/02/2020; Approval (8-0)

Upon a motion made by Mr. Duvall and seconded by Mr. Rickenmann, Council voted unanimously to give first reading approval to Ordinance No.: 2021-001 Adopting the Official Zoning Map for the City of Columbia, Chapter 17, Unified Development Ordinance of the 1998 Code of Ordinances of the City of Columbia, South Carolina.

ORDINANCES - FIRST READING

31. Ordinance No.: 2021-010 Granting an encroachment to the Municipal Association of South Carolina for the use of the right of way area of the 1400 block of Gervais Street for the installation and maintenance of planters and irrigation adjacent to 1411 Gervais Street, Richland County TMS#11401-04-05 – *Approved on first reading.*

Upon a motion made by Mr. Duvall and seconded by Mr. McDowell, Council voted unanimously to give first reading approval to Ordinance No.: 2021-010 Granting an encroachment to the Municipal Association of South Carolina for the use of the right of way area of the 1400 block of Gervais Street for the installation and maintenance of planters and irrigation adjacent to 1411 Gervais Street, Richland County TMS#11401-04-05.



**COLUMBIA CITY COUNCIL MEETING MINUTES
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32. Ordinance No.: 2021-011 Amending Ordinances 2014-032 and 2012-059 granting encroachments to the University of South Carolina for use of the right of way area of the 1500 block of Greene Street and 800 block of Pickens Street adjacent to USC Petigru College, Richland County TMS #11304-05-01, for installation and maintenance of asphalt pavement, concrete curb, guttering, walkway, brick wall, wrought iron fencing, parking spaces, bike lane, wheel stops, handicap ramp, landscaping and irrigation system and for installation and maintenance of stamped asphalt pavement crosswalks, concrete curb, guttering, columns, gate, islands, bike lanes and removal of thirty-five (35) parking spaces in the 1300 and 1400 blocks of Greene Street and 600 and 700 blocks of Bull Street to allow for the installation and maintenance of retractable bollards within the aforesaid right of way areas – *Approved on first reading.*

This amendment is to install retractable bollards and associated work in the three areas in front of the gates to prevent cars from crashing into the gates. All other elements remain as approved and installed.

Upon a motion made by Mr. Brennan and seconded by Mayor Benjamin, Council voted unanimously to give first reading approval to Ordinance No.: 2021-011 Amending Ordinances 2014-032 and 2012-059 granting encroachments to the University of South Carolina for use of the right of way area of the 1500 block of Greene Street and 800 block of Pickens Street adjacent to USC Petigru College, Richland County TMS #11304-05-01, for installation and maintenance of asphalt pavement, concrete curb, guttering, walkway, brick wall, wrought iron fencing, parking spaces, bike lane, wheel stops, handicap ramp, landscaping and irrigation system and for installation and maintenance of stamped asphalt pavement crosswalks, concrete curb, guttering, columns, gate, islands, bike lanes and removal of thirty-five (35) parking spaces in the 1300 and 1400 blocks of Greene Street and 600 and 700 blocks of Bull Street to allow for the installation and maintenance of retractable bollards within the aforesaid right of way areas.

33. Ordinance No.: 2021-020 Granting an Easement to Dominion Energy South Carolina, Inc. along a portion of City-Owned Property identified as Richland County TMS#11501-01-14 (Park Site northeast of Gregg Street) for the Installation of Electrical Conduit and Appurtenances for the Gregg Street Switchgear in Columbia Commons at Bull Street Development; CF#250-524 – *Approved on first reading.*

Upon a motion made by Mayor Benjamin and seconded by Ms. Devine, Council voted unanimously to give first reading approval to Ordinance No.: 2021-020 Granting an Easement to Dominion Energy South Carolina, Inc. along a portion of City-Owned Property identified as Richland County TMS#11501-01-14 (Park Site northeast of Gregg Street) for the Installation of Electrical Conduit and Appurtenances for the Gregg Street Switchgear in Columbia Commons at Bull Street Development; CF#250-524.



**COLUMBIA CITY COUNCIL MEETING MINUTES
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34. Ordinance No.: 2021-028 Consenting to the Inclusion of Property in a Multi-County Industrial/Business Park (Project Catawba, 919 Catawba Avenue, 318 Lincoln Street and 312 Lincoln Street, Richland County TMS # 08914-08-02; 08914-08-07; 08914-08-09) – *Denied*

Councilor Rickenmann said I have concerns about several issues that were not addressed in the briefing packet: one of them is safety and the other that was brought up by the county is parking. What was the original agreement around public access to parking?

Mr. Ryan Coleman, Director of Economic Development said while public parking was not mentioned heavily in the application, there was an attached presentation that outlines 11 onsite public parking spaces and 17 parallel parking sites along Lincoln Street and Catawba Street as part of the pedestrian and right-of-way improvements required when they installed the sidewalks there. Safety concerns were brought up because of the railroad proximity and the developers have made some changes to address that.

Mr. Adam Beck, Developer Representative / Vice President of Acquisitions and Development for The Dinerstein Companies - Properties said as a condition of our site plan approval, the Planning Commission required us to do some additional signage stripping to help with the safety concerns. Also improvements have been funded to include safety crossings over the Lincoln Street crossing. With the combination of both of those things, we felt we met the concerns brought by the Planning Commission and the county.

Councilor Devine said I think we have to have a conversation on whether there is a need for continuing to incentivize these projects. Can we address the student housing portion?

Mr. Robert Coble, Esq., Nexsen Pruet said the issue that arose was if the property was going to lease units per bed. They did not plan on that but they are willing to rent per bed as any student housing commercial property. They have gone through the process of BOZA, Planning Commission, and two readings from the county. They are willing to do anything to address safety issues and how student housing should be handled appropriately.

Councilor McDowell asked if there has been community input relative to the project.

Mr. Adam Beck, Developer Representative / Vice President of Acquisitions and Development for The Dinerstein Companies - Properties said yes, we met with the Granby Mills and Olympia neighborhood associations a few times as we gone through the process. We asked for their input before to our submittals to the Planning Commission. We showed designs of what we were envisioning and received very good infrastructure feedback that we incorporated in our next rendition of renderings. I have received verbal support of the project.



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Upon a motion made by Mayor Benjamin and seconded by Ms. Devine, Council voted one (1) to six (6) to give first reading approval to Ordinance No.: 2021-028 Consenting to the Inclusion of Property in a Multi-County Industrial/Business Park (Project Catawba, 919 Catawba Avenue, 318 Lincoln Street and 312 Lincoln Street, Richland County TMS # 08914-08-02; 08914-08-07; 08914-08-09). Mayor Benjamin voted aye. Mr. Brennan, Mr. Rickenmann, Mr. McDowell, Mr. Duvall, Ms. Devine, and Mr. Davis voted nay.

35. Ordinance No.: 2021-029 Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 23, Utilities and Engineering, Article I, In General Sec. 23-1 Civil penalties for violations related to wastewater collection and treatment or water treatment and distribution; Article IV, Wastewater Service Sec. 23-101 Definitions, Sec. 23-102 Prohibited discharges, Sec. 23-105 Discharge permit required; issuance; conditions and Sec. 23-150 Discharge of hauled waste – *Approved on first reading.*

Upon a motion made by Mayor Benjamin and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to Ordinance No.: 2021-029 Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 23, Utilities and Engineering, Article I, In General Sec. 23-1 Civil penalties for violations related to wastewater collection and treatment or water treatment and distribution; Article IV, Wastewater Service Sec. 23-101 Definitions, Sec. 23-102 Prohibited discharges, Sec. 23-105 Discharge permit required; issuance; conditions and Sec. 23-150 Discharge of hauled waste.

EVENT RESOLUTIONS

Safety plans that adhere to the COVID-19 pandemic safety and social distancing protocols, as published by the CDC and SCDHEC, have been reviewed and approved by the Columbia Police Department for each of the following events.

36. Resolution No.: R-2021-029 Authorizing consumption of beer and wine only within Boyd Plaza adjacent to the Columbia Museum of Art for The Contemporaries Popup Picnic on Boyd Plaza on Sunday, May 23, 2021 – *Approved*

Upon a motion made by Mr. Duvall and seconded by Mayor Benjamin, Council voted six (6) to one (1) to approve Resolution No.: R-2021-029 Authorizing consumption of beer and wine only within Boyd Plaza adjacent to the Columbia Museum of Art for The Contemporaries Popup Picnic on Boyd Plaza on Sunday, May 23, 2021. Mr. Brennan, Mr. Rickenmann, Mr. Duvall, Ms. Devine, Mr. Davis, and Mayor Benjamin voted aye. Mr. McDowell voted nay.



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RESOLUTIONS

37. Resolution No.: R-2021-043 Approving the Honorary Naming of the Lyon Street Community Garden on Gervais Street to the "Marvin Heller Community Garden" – *Approved*

Upon a motion made by Mr. McDowell and seconded by Mr. Duvall, Council voted unanimously to approve Resolution No.: R-2021-043 Approving the Honorary Naming of the Lyon Street Community Garden on Gervais Street to the "Marvin Heller Community Garden".

38. Resolution No.: R-2021-048 Approving the Honorary Naming of the intersection of Colonial Drive and Standish Street "Bill Shives Way" – *Approved*

Upon a motion made by Mayor Benjamin and seconded by Mr. Davis, Council voted unanimously to approve Resolution No.: R-2021-048 Approving the Honorary Naming of the intersection of Colonial Drive and Standish Street "Bill Shives Way".

39. Resolution No.: R-2021-026 Supporting the Housing Authority of the City of Columbia engaging in the Marion Street High Rise Disposition Project – *Received as information, no action was taken.*

Councilor Devine said according to the Housing Authority, this is a HUD requirement needed to be able to relocate the residents. I received commitment that this does not commit to any particular disposition. There is some discussion about whether or not there are artifacts that were found on the property. This is a discussion needed with Historic Columbia and South Carolina Archives and History. This can affect the potential redevelopment of that site.

Ms. Teresa Wilson, City Manager said if you all approve, we may need to adjust the letter to reflect all of the concerns.

Ms. Missy Gentry, Assistant City Manager of Development said I spoke with the Housing Authority today and they already have a survey plat showing which parcels they would donate to the city. This is time sensitive; they cannot file the motion to vacate the property with HUD until they have our approved resolution. Columbia Housing indicated they can't discuss the relocation plans of the 80 residents until they file with HUD. It did sound like they are working with the individual residents to identify options.



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Mayor Benjamin said I am tired of asking the Housing Authority for things and not getting what we ask for. I understand if the Housing Authority only wants to focus on providing housing instead of addressing all the social determinants. At the very least, we need to start seeing housing and actions. We ask for a prompt report from the chairman and director.

40. Resolution No.: R-2021-037 Certifying Building Site as a Textile Mill Site Pursuant to the South Carolina Textiles Communities Revitalization Act, Title 12, Chapter 65, Section 12-65-10 et seq., of the South Carolina Code of Laws (1976), as amended, regarding the property located at 3452 North Main Street, Richland County TMS # R09112-07-01 – *Approved*

Upon a motion made by Mr. Duvall and seconded by Mayor Benjamin, Council voted unanimously to approve Resolution No.: R-2021-037 Certifying Building Site as a Textile Mill Site Pursuant to the South Carolina Textiles Communities Revitalization Act, Title 12, Chapter 65, Section 12-65-10 et seq., of the South Carolina Code of Laws (1976), as amended, regarding the property located at 3452 North Main Street, Richland County TMS # R09112-07-01.

41. Resolution No.: R-2021-039 Authorizing the City Manager to execute an Agreement of Sale and Purchase between the City of Columbia and Dominion Energy South Carolina, Inc. for the purchase of 2.24 acres known as 3000 Harden Street, Richland County TMS #11502-02-01 and 1213 Flora Street, Richland County TMS #11301-04-06 and 11301-04-24 – *Approved*

Upon a motion made by Mr. McDowell and seconded by Mr. Davis, Council voted unanimously to approve Resolution No.: R-2021-039 Authorizing the City Manager to execute an Agreement of Sale and Purchase between the City of Columbia and Dominion Energy South Carolina, Inc. for the purchase of 2.24 acres known as 3000 Harden Street, Richland County TMS #11502-02-01 and 1213 Flora Street, Richland County TMS #11301-04-06 and 11301-04-24.

42. Resolution No.: R-2021-041 Authorizing the City Manager to execute a Purchase and Sales Agreement between the City of Columbia and Edens/Graham Partners for the purchase of approximately 2.34 acres known as 715 Bluff Road, Richland County TMS #11202-06-02 – *Approved*

Upon a motion made by Mayor Benjamin and seconded by Mr. McDowell, Council voted unanimously to approve Resolution No.: R-2021-041 Authorizing the City Manager to execute a Purchase and Sales Agreement between the City of Columbia and Edens/Graham Partners for the purchase of approximately 2.34 acres known as 715 Bluff Road, Richland County TMS #11202-06-02.



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43. Resolution No.: R-2021-044 Encouraging Governor Henry McMaster to request the U.S. Department of the Treasury to release South Carolina's allocation of appropriated funds from the Homeowner Assistance Fund, authorized through the American Rescue Plan Act of 2021 – *Approved*

Councilor Devine said there are monies we get a direct allocation for and there are monies that go directly to the state. There are certain funds the state has to actually request in order to receive them. Habitat for Humanity and other homeless service providers have asked that we do this resolution. Once we pass it, we will make sure that it goes to the governor's office. Hopefully, there will be a request from the state for this additional funding to help our homeowners and renters get assistance.

Upon a motion made by Mr. McDowell and seconded by Ms. Devine, Council voted unanimously to approve Resolution No.: R-2021-044 Encouraging Governor Henry McMaster to request the U.S. Department of the Treasury to release South Carolina's allocation of appropriated funds from the Homeowner Assistance Fund, authorized through the American Rescue Plan Act of 2021.

APPOINTMENTS

44. Climate Protection Action Committee – *Approved*

Upon a motion made by Mr. Duvall and seconded by Mayor Benjamin, Council voted unanimously to approve the appointment of Lori Ziolkowski as the Chairperson (2nd term), Bob Petrulis as the Vice Chairperson, and Gretchen Lambert as the Secretary for a three-year term.

45. Columbia Housing Authority – *Deferred*

OTHER MATTERS

46. Council is asked to approve the installation of two Speed Humps on Neptune Drive and one Speed Hump on Saturn Lane, as requested by the Public Works Department. – *Approved*

This request has been reviewed and approved by the Columbia Police Department and the Columbia Fire Department.

Upon a motion made by Mr. Duvall and seconded by Mayor Benjamin, Council voted unanimously to approve the installation of two Speed Humps on Neptune Drive and one Speed Hump on Saturn Lane, as requested by the Public Works Department.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, APRIL 20, 2021

47. Council is asked to approve the installation of one Speed Hump on St. Claire Drive, as requested by the Public Works Department. – *Approved*

This request has been reviewed and approved by the Columbia Police Department and the Columbia Fire Department.

Upon a motion made by Mr. Rickenmann and seconded by Mr. Duvall, Council voted unanimously to approve the installation of one Speed Hump on St. Claire Drive, as requested by the Public Works Department.

CITY COUNCIL COMMITTEE REFERRALS / REPORTS

Councilor McDowell reported that the Administrative Policy Committee had conversations of renaming the park at Bull Street. We have looked at several names and in the last meeting decided on the name Page Ellington. In our deliberations, we thought Mr. Ellington is the person to name the park after. Mr. Ellington's house is still standing in the Arsenal Hill area. He was a self-taught architect that worked very closely with Dr. Babcock. He was instrumental in several buildings in that area. We bring this name to you for your approval. There are other names we would like to honor in the park as well.

Upon a motion made by Mayor Benjamin and seconded by Mr. Duvall, Council voted unanimously to accept the Administrative Policy Committee's recommendation to name the public park at Bull Street after Mr. Page Ellington.

Councilor Devine reported that the tax study committee working group decided that it might be best that each of us find an economist that can review the tax study and give us feedback as we move forward. We have selected Stephen J.K. Walters, James London, and Holley Ulbrich. All three have agreed to serve in this capacity. We will send the bios for this individuals as well as Professor Dereck Black from the law school. He is not an economist but he is an expert on school equity and school funding. His expertise can help us make considerations that aren't just economy based but equity based as it relates on our schools and how they are funded and taxed. Our goal is to have an initial meeting with the economists in the next two weeks to hear their assessment of the tax study report.

PUBLIC INPUT

No comments were received at this time.



**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, APRIL 20, 2021**

EXECUTIVE SESSION

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to enter into Executive Session at 5:50 p.m. for the discussion of **Items 48 through 52** as amended.

48. Receipt of legal advice related to matters covered by attorney-client privilege pursuant to S.C. Code §30-4-70(a)(2)

*COVID-19
Redistricting*

49. Discussion of matters relating to proposed location, expansion, or provision of services encouraging location or expansion of industries or other businesses in the area served by the public body pursuant to S.C. Code §30-4-70(a)(2)

*Van Robotics
Affordable Housing Projects*

50. Discussion of negotiations incident to proposed contractual arrangements pursuant to S.C. Code §30-4-70(a)(2)

Owens Field - Park and Stormwater Fees

51. Receipt of legal advice relating to a pending, threatened or potential claim pursuant to S.C. Code §30-4-70(a)(2)

Former Council Member

52. Discussion regarding the development of security personnel or devices pursuant to S.C. Code §30-4-70(a)(3)

Nehemiah Action Assembly

ADJOURNMENT

The meeting was adjourned at 7:13 p.m.

Respectfully submitted:

Erika D. Moore Hammond, CMC
City Clerk