



Regular Council Meeting  
City Council Chambers  
231 East Hayne Street  
Tuesday, January 28, 2020  
5:30 p.m.

(These minutes are subject to approval at the regular February 2020 meeting)

City Council met on this date with the following council members: Kelley, Dickard, Norman, Arnold, and Mayor Gist in attendance. City Manager Lee Bailey, City Attorney Terry Clark and the City Clerk Bekki Phillips were also present. Notice of the meeting was sent to the media days prior to the meeting and posted on the bulletin board at City Hall in advance of the meeting according to the Freedom of Information Act.

- I. **Call to Order-** The meeting was called to order by Mayor Gist at 5:31 p.m.
- II. **Mayor's Report & Approval of Minutes-**
  - A. A motion was made by Councilman Dickard to accept the minutes from the Regular Council Meeting December 17<sup>th</sup>, 2019 as written. A second was made by Councilman Arnold. The vote passed unanimously.
  - B. Mayor Gist expressed his thanks to City Council and City Manager Lee Bailey for their hard work.
- III. **Approval of the Agenda of the December 17th, 2019 City Council Meeting**
- IV. **Old Business-**
  - A. **Second Reading of Ordinance 19-022 to Annex Tracts or Parcels of Land Consisting of 20.00 Acres, More or Less, 2.00 Acres, More or Less, 16.13 Acres, More or Less and 0.20 of an Acre, More or Less, Located on 6391 Highway No. 101 and 100 Hunter Road. Tax Map Numbers 4-19-00-031.06 & 4-19-00-031.02. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that this ordinance is to annex the Church of God on Highway 101 and the parsonage into the City limits and this is being done by 100% annex petition method. Mr. Bailey said no change since the first reading. A motion to approve the Second reading of Ordinance 19-022 as written was made by Councilwoman Norman. A second was made by Councilman Dickard. The vote passed unanimously.
  - B. **Second Reading of Ordinance 19-023 to Confirm that Two Parcels Containing a Total of 36.33 & 2.00 Acres, More or Less and Located on 6391 Highway 101 & 100 Hunter Road shall be Zoned I-2 Heavy Industrial Use District. Presenter: Lee Bailey; City**

**Manager.** Mr. Bailey stated that this ordinance is for the zoning of the Church of God located on Hwy 101. Mr. Bailey stated no change since the first reading. Mr. Bailey stated that the proposed zoning of the property I-2 Heavy industrial is based on the city's future land use map as well as the Church of God's opinion on the appropriate zoning of the Hwy 101 corridor. A motion to approve the Second reading of Ordinance 19-023 as written was made by Councilman Dickard. A second was made by Councilman Arnold. The vote passed unanimously.

**C. Second Reading of Ordinance 19-024 to Establish the Standards for The Placement of Small Wireless Facilities in Covered Areas in the City of Woodruff and for Other Purposes. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated this ordinance is what MASC recommends all Cities pass for the future of 5G technology. Mr. Bailey stated there has been no change since the first reading. Mr. Bailey feels that the ordinance will protect us from the small cell going up on utility poles and other poles within the Municipality. A motion to approve the Second reading of Ordinance 19-024 as written was made by Councilwoman Norman. A second was made by Councilman Dickard. The vote passed unanimously.

**D. Second Reading of Ordinance 19-025 Amending the Business License Ordinance. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that the MASC recommends that we pass this new Business License ordinance. The only change to the ordinance is the due date which will now be April 30th. Mr. Bailey stated that the MASC is encouraging everyone in the state to be on the same due date and this will allow out of town businesses to pay online via a payment portal that MASC has created. All fees are the same. Mr. Bailey stated no change since first reading. A motion to approve the Second reading of Ordinance 19-025 as written was made by Councilman Arnold. A second was made by Councilwoman Norman. The vote passed unanimously.

**V. Citizen to Appear – Brian Jackson signed up to speak but was not in attendance at the meeting.**

**VI. New Business**

**A. A. First Reading of Ordinance 20-000 to Create the Woodruff Livability Court.**

**Presenter: Terry Clark; City Attorney.** Mr. Clark stated that this ordinance establishes our livability court. This court will hear all cases related to property maintenance violations, hospitality fees, business license fees. A motion to approve the first reading of Ordinance 20-010 as written was made by Councilman Dickard. A second was made by Councilman Arnold. The vote passed unanimously.

**B. Resolution 20-001 A Resolution to Appoint Municipal Judges, Attorneys and Chaplain to a Term of Four Years. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated this resolution is for the appointment of Judge Vickie Smith, Judge Whit Bishop, Attorney Terry Clark and City Chaplin Derrick Scurry. Mr. Bailey mentioned this will be for a term of 4 years. A motion to approve the Resolution 20-001 as written was made by Councilman Dickard. A second was made by Councilman Arnold. The vote passed unanimously.

**C. Acceptance of Annexation Petitions for Parcels 4-24-00-019.00, 4-18-00-020.00, 4-19-00-008.00. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated this is being done by the 100% annexation petition method. Mr. Bailey stated this land is directly across from

the Church of God property and the owner has requested the annexation. This is for three parcels on HWY 101 owned by Brent Jones. A motion to accept Annexation Petitions was made by Councilwoman Norman. A second was made by Councilman Dickard. The vote passed unanimously.

- D. **Acceptance of Annexation Petition for Parcel 4-26-00-200.01. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that this is being done by 100% annex petition method and that the owner is requesting this. Mr. Bailey stated this petition is for a tract of land on East Georgia Road. Mr. Bailey mentioned that the developer required annexation into the City before closing on the property. Mr. Bailey stated this site will be used for a future potential development. A motion to accept Annexation Petition was made by Councilman Arnold. A second was made by Councilman Dickard. The vote passed unanimously.
- E. **Acceptance of Annexation Petition for Parcel 4-26-00-046.00 at 555 Cavins Rd. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated this is being done by the 100% annexation petition method and that the owner is requesting this. Mr. Bailey stated this petition is for a tract of land on Cavins Road and it is adjacent to the other property that is requesting to be annexed into the City. A motion to accept Annexation Petition was made by Councilman Dickard. A second was made by Councilman Arnold. The vote passed unanimously.
- F. **Acceptance of Annexation Petition for Parcel # 4-25-00-069.02 at 161 Sloan Road. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated this is being done by the 100% annexation petition method and that the owner is requesting this. Mr. Bailey stated this petition is for a tract of land on Sloan Road behind the New Waters Tire building and is owned by Piedmont Natural Gas. A motion to accept Annexation Petition was made by Councilman Arnold. A second was made by Councilwoman Norman. The vote passed unanimously.
- G. **Acceptance of Annexation Petition for Parcel # 4-26-00-046.02 at 1100 E. Georgia Street. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated this is being done by the 100% annexation petition method and that the owner is requesting this. Mr. Bailey stated that this petition is for a tract of land on East Georgia Road and is part of the other land that is being annexed into the City. A motion to accept Annexation Petition was made by Councilman Dickard. A second was made by Councilman Arnold. The vote passed unanimously.
- H. **First Reading of Ordinance 20-003 to Annex into the City of Woodruff a Tract of Land Containing 36.33 Parcel # 4-26-00046.00 located at 555 Cavins Road. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated this ordinance is to annex into the city the tract of land on Cavins Road for a potential development. A motion to approve the First reading of Ordinance 20-003 as written was made by Councilman Dickard. A second was made by Councilwoman Norman. The vote passed unanimously.
- I. **Frist Reading of Ordinance 20-001 To Annex into The City of Woodruff a Tract of Land Containing 4.00 Acres Parcel # 4-26-00-046.02 Located at 1100 E. Georgia St. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated this ordinance is to annex into the city the 4 acres located at 1100 E. Georgia Rd. for potential development. A motion

to approve the First reading of Ordinance 20-001 as written was made by Councilman Arnold. A second was made by Councilman Dickard. The vote passed unanimously.

- J. **First Reading of Ordinance 20-002 to Annex into the City of Woodruff a Tract of Land Consisting of 22.77 Acres Parcel # 4-26-00-200.01 Located on E. Georgia Road. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that this ordinance is to annex into the city 22.77 acres of land on East Georgia Road for a potential development. A motion to approve the First reading of Ordinance 20-002 as written was made by Councilwoman Norman. A second was made by Councilman Dickard. The vote passed unanimously.
- K. **First Reading of Ordinance 20-004 to Annex into the City of Woodruff a Tract of Land Consisting of 0.85 Acres Parcel # 4-25-00-069.02 located at 161 Sloan Road. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that this ordinance is to annex into the city a tract of land that is owned by Piedmont natural Gas. A motion to approve the First reading of Ordinance 20-004 as written was made by Councilman Dickard. A second was made by Councilwoman Kelley. The vote passed unanimously.
- L. **First Reading of Ordinance 20-005 to Zone a Total of 22.77 Acres Located on E. Georgia Street Parcel # 4-26-00200.01 R-2B Residential. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that this ordinance is to zone the 22.77 acres on E. Georgia Street R-2B. Mr. Bailey mentioned that Planning Commission has approved the zoning change. A motion to approve the First reading of Ordinance 20-005 as written was made by Councilman Arnold. A second was made by Councilwoman Norman. The vote passed unanimously.
- M. **First Reading of Ordinance 20-006 to Zone a Total of 36.33 Acres Located at 555 Cavins Road Parcel # 4-26-00-046.00 R-2B Residential. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that this ordinance is to zone the 36.33 acres on Cavins Road R-2B. Mr. Bailey mentioned that Planning Commission has approved the zoning change. A motion to approve the First reading of Ordinance 20-006 as written was made by Councilwoman Norman. A second was made by Councilman Dickard. The vote passed unanimously.
- N. **First Reading of Ordinance 20-007 to Zone a Total of 0.85 Acres Located at 161 Sloan Road Parcel # 4-25-00-069.02 I-1 Light Industrial Wholesale District. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that this ordinance is to zone the property owned by Piedmont Natural Gas I-1 light industrial. Mr. Bailey mentioned that Planning Commission has approved the zoning change. A motion to approve the First reading of Ordinance 20-007 as written was made by Councilman Dickard. A second was made by Councilman Arnold. The vote passed unanimously.
- O. **First Reading of Ordinance 20-008 to Zone a Total of 4.00 Acres Located at 1100 E. Georgia Street Parcel # 4-26-00-046.02 R-2B Residential. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that this ordinance is to zone the 4 acres at 1100 East Georgia Road R-2B. Mr. Bailey mentioned that Planning Commission has approved the zoning change. A motion to approve the First reading of Ordinance 20-008 as written was made by Councilman Dickard. A second was made by Councilwoman Norman. The vote passed unanimously.

- P. **First Reading of Ordinance 20-009 to Amend Title Six of the Code of Ordinances of the City of Woodruff to Add a Chapter 4 Entitled "Sheltering and Humane Tethering Requirements for Animals" Presenter: Lee Bailey; City Manager.** Mr. Bailey that this ordinance changes our current animal ordinance and it specifically addresses care to dogs. The ordinance resembles what Spartanburg County adopted last year. Mr. Bailey mentioned this stems from the citizen that requested to appear before council in November. A motion to approve the First reading of Ordinance 20-009 as written was made by Councilman Arnold. A second was made by Councilwoman Norman. The vote passed unanimously.
- Q. **First Reading of Ordinance 20-010 to Rezone a Total of 12.96 Acres Located at 1130 E. Georgia Street Parcel # 4-26-00-047.00 from R-1 to R-2B Residential. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that this ordinance is to rezone a parcel 4-26-00-047.00 from R-1 to R-2B. The Planning Commission has approved the change, and this will be a part of the potential new development on Cavins Road and Georgia Road. A motion to approve the First reading of Ordinance 20-010 as written was made by Councilman Dickard. A second was made by Councilwoman Norman. The vote passed unanimously.
- R. **First Reading of Ordinance 20-011 to Rezone a Total of 1.33 Acres Located at 550 Cavins Road Parcel # 4-33-00-002.00 from R-1 to R-2B Residential. Presenter: Lee Bailey; City Manager.** Mr. Bailey stated that this ordinance is to rezone a parcel 4-33-00-002.00 from R-1 to R-2B. The Planning Commission has approved the change, and this will be a part of the potential new development on Cavins Road and Georgia Road. A motion to approve the First reading of Ordinance 20-011 as written was made by Councilman Dickard. A second was made by Councilman Arnold. The vote passed unanimously.

**VII. Other Business-**

- A. The department reports were received by council. No comments were made.
- B. A motion was made by Councilwoman Norman to accept the financial report as written. A second was made by Councilman Arnold. The vote passed unanimously.
- C. City Manager Lee Bailey gave the city manager updates. Mr. Bailey mentioned a couple of dates that he wanted to remind council about which were their budget workshop date needed to be changed from February to March 9<sup>th</sup> 2020 and also the Ribbon cutting dates for Woodruff Church of God and the City's walkway on February 11<sup>th</sup> at 3:30pm.

- VIII. A motion was made by Councilman Dickard to enter Executive Session. A second was made by Councilman Arnold. The motion passed unanimously. Executive session was entered at 6:26 PM. A motion was made by councilman Dickard to exit executive session. A second was made by councilman Arnold. The vote passed unanimously. A motion was made by councilman Arnold to re-enter into regular council meeting. A second was made by councilwoman Norman. The vote passed unanimously. Regular session was re-entered at 8:14pm. Upon re-entering regular council meeting Mayor asked for a motion to allow City Manager Lee Bailey to execute purchase of 445 N. Main Street for Economic Development purposes for a very minimal cost to the City. A motion was given by

- councilman Dickard to allow Mr. Bailey to execute purchase and documents and a second motion was given by councilwoman Norman. The motion passed unanimously.
- IX. **Adjourn-** A motion was made by Councilman Dickard to adjourn the meeting. A second was made by Councilman Arnold. The vote passed unanimously. The meeting adjourned at 8:15 pm.

Attest:

A handwritten signature in cursive script, appearing to read 'B Phillips', written over a horizontal line.

Bekki Phillips  
City Clerk