

**MINUTES
CITY OF MAULDIN
COUNCIL MEETING
MAY 20, 2024
CITY HALL COUNCIL CHAMBERS, 5 E. BUTLER ROAD**

Members present were Mayor Terry Merritt, Council members Carol King, Taft Matney, Jason Kraeling, Michael Reynolds and Frank Allgood. Councilman Mark Steenback was out of town.

Others present were City Attorney Daniel Hughes and City Administrator Seth Duncan

PUBLIC HEARING: FY 25 BUDGET ORDINANCE- Mayor Merritt called the public hearing to order at 7:01 p.m. He advised the budget is balanced and totals \$38,363,539. The proposed millage rate for FY25 is 59.9 mills. There were no public comments. The Mayor closed the public hearing at 7:05 p.m.

1. Call to Order- Mayor Merritt

- a. Welcome- Mayor Merritt
- b. Invocation- Councilman Allgood
- c. Pledge of Allegiance- Councilman Allgood

2. Proclamations and Presentations

- a. MHS Cadet Color Guard Proclamation
Mayor Merritt read the proclamation and handed out certificates to the students.

3. Reading and Approval of Minutes

- a. City Council Meeting- April 15, 2024

Motion: Councilman Allgood made a motion to approve the minutes with Councilwoman King seconding.

Vote: The vote was unanimous (6-0).

Special Called Council- May 6, 2024

Motion: Councilman Matney made a motion to approve the minutes with Councilman Reynolds seconding.

Vote: The vote was unanimous (6-0).

4. Public Comment

None

5. Report from City Administrator

The City's signature concert series returns Friday night at the Mauldin Cultural Center Amphitheater.

The Mauldin Sports Center will be closed on May 21st for the installation of new gym equipment. The new equipment includes treadmills, recumbent bikes, stationary bikes, stair masters, and various weight machines.

Kim Guthrie from the Chamber was present. She reported the Chamber golf tournament was a success.

Mr. Duncan will join the Chamber Board of Directors in June.

There are several ribbon cuttings coming up soon. A car show at Bridgeway Station will be June 15th.

6. Report from Standing Committees

- a. Finance and Policy (Chairperson Reynolds)- No report
- b. Public Safety (Chairperson King)- No report
- c. Public Works (Chairperson Kraeling)- No report
- d. Economic Planning & Development (Chairperson Matney)- Chairman Matney noted MHS teacher Danielle Scott was named GCS Secondary Art Teacher of the Year and MHS Assistant Principal Stephanie Smith was named Greenville County Assistant Principal of the Year.
- e. Building Codes (Chairperson Steenback)- No report
- f. Recreation (Chairperson Allgood)- Fall sports registration will start June 1st. Programs will include tackle football, cheerleading, boys and girls soccer, baseball and softball. The MHS Girls 4x800 are State Champions.

7. Unfinished Business-

Ordinances- 2nd Reading

- a. An Ordinance to provide for the annexation of property owned by Clayton Bohn, Jr., and located at 2 Woodhedge Court (Tax Map Parcel: M006.02-01-434.00) by one hundred percent petition method; and to establish a zoning classification of R-15, residential

Motion: Councilman Matney made a motion to approve the ordinance on second reading with Councilwoman King seconding.

Vote: The vote was unanimous (6-0).

- b. An amendment to the Mauldin Zoning Ordinance removing certain uses from those allowed in the S-1 and I-1 zoning districts

Motion: Councilman Matney made a motion to approve the ordinance on second reading with Councilman Allgood seconding.

Vote: The vote was unanimous (6-0).

- c. An amendment to the Mauldin Zoning Ordinance establishing regulations for nonconforming uses, structures, sites, lots, and signs

Motion: Councilman Matney made a motion to approve the ordinance on second reading with Councilman Reynolds seconding.

Vote: The vote was unanimous (6-0).

- d. Ordinances to Sell Butler Road Property for ROW
 - i. Tract 205

Motion: Chairman Kraeling made a motion to approve the ordinance on second reading with Councilwoman King seconding.

Vote: The vote was unanimous (6-0).

- ii. Tract 229

Motion: Chairman Kraeling made a motion to approve the ordinance on second reading with Councilwoman King seconding.

Vote: The vote was unanimous (6-0).

8. New Business

Ordinances – 1st Reading

- a. An Ordinance to rezone a property consisting of approximately 3.3 acres located at Miller Road (Tax Map Parcel #M002.01-02-002.00)

Motion: Councilman Matney made a motion to approve the ordinance on first reading with Councilman Reynolds seconding.

Vote: The vote was unanimous (6-0).

- b. An Ordinance to provide for the annexation of property owned by the City of Mauldin and located at Adams Mill Road (Tax Map Parcel: M006.02-01-035.01) by one hundred percent petition method; and to establish a zoning classification of R-15, residential, for said property

Motion: Councilman Matney made a motion to approve the ordinance on first reading with Councilman Reynolds seconding.

Vote: The vote was unanimous (6-0).

- c. An Ordinance to provide for the annexation of property owned by the City of Mauldin and located at Fowler Circle (Tax Map Parcel: M007.03-01-011.04) by one hundred percent petition method; and to establish a zoning classification of R-20, residential, for said property

Motion: Councilman Matney made a motion to approve the ordinance on first reading with Councilwoman King seconding.

Vote: The vote was unanimous (6-0).

- d. An amendment to the Mauldin Land Development Regulations establishing procedures for subdivisions and to invoke the pending ordinance doctrine

Motion: Councilman Matney made a motion to approve the ordinance on first reading with Councilman Reynolds seconding.

Vote: The vote was unanimous (6-0).

- e. Ordinance 2023-2024 Budget Amendment

Motion: Chairman Reynolds made a motion to approve the ordinance on first reading with Councilwoman King seconding.

Vote: The vote was unanimous (6-0).

Mr. Duncan mentioned the public hearing for this ordinance will be held next month.

- f. Ordinance 2024-2025 Budget

Motion: Chairman Reynolds made a motion to approve the ordinance on first reading with Councilman Allgood seconding.

Vote: The vote was unanimous (6-0).

Standing Committee Items

- g. Resolution Temporary Construction Easement Tract 21

Motion: Chairman Kraeling made a motion to adopt the resolution with Councilman Allgood seconding.

Vote: The vote was unanimous (6-0).

- h. Boiling Springs FD Automatic Aid Agreement

Councilman Matney recused himself due to a potential conflict of interest. He left the Council Chambers during the vote.

Motion: Chairwoman King made a motion to approve this agreement with Councilman Reynolds seconding.

Vote: The vote was unanimous (5-0).

Councilman Matney rejoined the meeting after the vote.

- i. Resolution to Adopt an Operating and Capital Program for Mauldin FSA

Motion: Chairwoman King made a motion to adopt this agreement with Councilman Kraeling seconding.

Vote: The vote was unanimous (6-0).

- j. Use of Forfeiture Funds

Motion: Chairwoman King made a motion to allow the purchases of a K9 and new drug terminator using forfeiture funds with Councilman Kraeling seconding.

Vote: The vote was unanimous (6-0).

Committee of the Whole

- k. Ordinance for Duke Energy Easement

Motion: Councilman Matney made a motion to consider this item informally. Councilwoman King seconded the motion.

Vote: The vote was unanimous (6-0).

Councilman Allgood asked if the funding has already been appropriated. Mr. Duncan said some of the funds have been appropriated. Once the final number is given, this item will come back to Council for approval.

Motion: Councilman Matney made a motion to pass this ordinance on first reading. Councilwoman King seconded the motion.

Vote: The vote was unanimous (6-0).

9. Public Comment- None

10. Call for Executive Session

Motion: Councilman Matney made a motion to enter executive session for the following two items with Councilman Reynolds seconding the motion.

Vote: The vote was unanimous (6-0).

- a. Executive Session to consider an economic development matter related to Bridgeway as allowed by State Statute Section 30-4-70(a)(2)
- b. Executive Session to consider personnel matters in the Administrative Department as allowed by State Statute Section 30-4-70 (a)(1)

Mayor Merritt reconvened the meeting at 9:10 p.m. Councilman Matney reported no decisions were made and no action taken in executive session.

- c. Possible action on items discussed in Executive Session

Motion: Councilman Matney made a motion to authorize the Mayor or his designee to execute a memorandum of understanding related to the economic development matter discussed. Councilman Reynolds seconded the motion.

Vote: The vote was unanimous (6-0).

Motion: Councilman Reynolds made a motion approve the City Administrator's recommendation for re-organization of the Administrative Department. Councilwoman King seconded the motion.

Vote: The vote was unanimous (6-0).

11. Council Concerns- Councilman Matney congratulated the new graduates of Mauldin High School.

Mayor Merritt reminded Council there are six standing committees chaired by each council member. In ordinance 2-33 it states that physical presence is required to chair a committee meeting. If there is a meeting that cannot be chaired because of the absence of the chairperson, please communicate the absence to either the Mayor or City Administrator to avoid two members of the same committee constituting a quorum.

12. Adjournment- Mayor Merritt adjourned the meeting at 9:15 p.m.

Respectfully Submitted,

Cindy Miller
Municipal Clerk