

COMMITTEE ON WAYS AND MEANS

January 23, 2018

A meeting of the Committee on Ways and Means was held this date at 5:06 p.m.

PRESENT (13)

The Honorable John J. Tecklenburg, Mayor

Councilmember White	District 1	Councilmember Waring – <i>arrived at 5:07 p.m.</i>	District 7
Councilmember Shealy	District 2	Councilmember Seekings	District 8
Councilmember Lewis	District 3	Councilmember Shahid	District 9
Councilmember Mitchell	District 4	Councilmember Griffin	District 10
Councilmember Wagner	District 5	Councilmember Moody	District 11
Councilmember Gregorie	District 6	Councilmember Jackson	District 12

1. INVOCATION:

The meeting was opened with a moment of silence provided by Chairman White.

2. APPROVAL OF MINUTES:

On a motion of Councilmember Moody, seconded by Councilmember Shahid, the Committee on Ways and Means voted unanimously to approve the minutes of the December 11, 2017, December 19, 2017, and January 9, 2018 Committee on Ways and Means meetings.

Councilmember Waring was not present for the vote.

3. BIDS AND PURCHASES:

Councilmember Waring arrived to the meeting at 5:07 p.m.

On a motion of Councilmember Mitchell, seconded by Councilmember Shahid, the Committee on Ways and Means voted unanimously to approve the bids and purchases as follows:

FLEET MANAGEMENT: ACCOUNT:193010/321000-58015 APPROPRIATION: \$45,030

Approval to purchase two (2) 2018 Chevrolet 1500 Silverado Reg Cab, Short Bed trucks from Love Chevrolet, 100 Parkridge Drive, Columbia, SC 29212; SC Contract #4400017269. The accounts will be divided equally for the amount.

INFORMATION TECHNOLOGY: ACCOUNT:161000-52206 APPROPRIATION: \$67,866

Approval of renewal of remote hosting services of City data and systems in support of disaster recovery operations. This provides for the annual renewal of redundant storage of primary City systems at a remote site (Greenville, SC) to allow continued City operations in the event of a natural or man-made disaster that impacts City computer systems. This will be invoiced monthly at \$5,655.50 for an annual total of \$67,866.

PARKS DEPARTMENT: ACCOUNT:522000-52024 APPROPRIATION: \$63,754.14

Approval to purchase fertilizer from Carolina Eastern-Ravenel, LLC, P.O. Box 475, 4744 Hwy. 162, Hollywood, SC 29440; Solicitation #17-B047S

4. FIRE DEPARTMENT: APPROVAL TO ACCEPT THE HMEP GRANT IN THE AMOUNT OF \$7,560 FOR THE CHARLESTON FD HAZ-MAT TEAM TO ATTEND SPECIALIZED TRAINING. AN IN-KIND 20% MATCH IN THE AMOUNT OF \$1,890 WILL BE DOCUMENTED FOR THIS GRANT.

Councilmember Moody asked for clarification regarding the match. Mayor Tecklenburg said the match was an in-kind contribution of labor from the City.

On a motion of Councilmember Lewis, seconded by Councilwoman Jackson, the Committee on Ways and Means voted unanimously to accept the HMEP Grant in the amount of \$7,560 for the Charleston FD Haz-Mat Team to attend specialized training.

5. POLICE DEPARTMENT: APPROVAL TO SUBMIT THE FFY19 HIGHWAY SAFETY GRANT APPLICATION FOR SALARIES, MILEAGE, AND CELLULAR SERVICE OF TWO TRAFFIC ENFORCEMENT OFFICERS FOR \$155,746. NO CITY MATCH IS REQUIRED.

On a motion of Councilmember Mitchell, seconded by Councilmember Lewis, the Committee on Ways and Means voted unanimously to submit the FFY19 Highway Safety Grant Application for salaries, mileage, and cellular service of two traffic enforcement officers for \$155,746.

6. POLICE DEPARTMENT: APPROVAL OF A CONTRACT BETWEEN THE CITY AND TURNING LEAF PROJECT. TURNING LEAF PROVIDES PRE-RELEASE AND POST RELEASE REENTRY PROGRAMS FOR CCDC INMATES. THE AMOUNT TO BE PAID BY THE CITY IS \$85,000, WHICH IS THE SAME AS THE 2016 AND 2017 CONTRACTS.

Mayor Tecklenburg said that even though there was no financial benefit, his wife served on the board of Turning Leaf Project, so he would be recusing himself from voting on the item.

Councilmember Lewis said the Committee on Public Safety was briefed on this item, and it was good to see the City self-sponsoring a program like this. He knew there were a lot of young men on the street because once they went to prison, they could not find a job. This program really helped them to get back into society, and he applauded the City for working with these programs.

Councilwoman Jackson said she strongly supported this grant. Turning Leaf was the new wave of non-profits that were jumping into the need and really took a chance on citizens that usually got lost in the system.

On a motion of Councilmember Shahid, seconded by Councilwoman Jackson, the Committee on Ways and Means voted to approve a contract between the City and Turning Leaf Project.

Mayor Tecklenburg abstained from voting on this item and completed a Conflict of Interest form which is on file in the Office of the Clerk of Council.

7. PARKS-CAPITAL PROJECTS: APPROVAL OF CHARLESTON POLICE DEPARTMENT TEAM 4 OFFICE BUILDING ROOF OVERLAY CHANGE ORDER #1 TO THE CONSTRUCTION CONTRACT WITH COASTAL ROOFING COMPANY, INC. IN THE AMOUNT OF \$6,523.10 FOR THE RE-CAULKING AT ALL EXTERIOR OPENING PERIMETERS AND FOUR VERTICAL EXPANSION JOINTS. THE PROJECT BUDGET WILL INCREASE BY \$6,523.10. THE CONTRACT TIME WILL INCREASE BY THIRTY (30) DAYS. THE APPROVAL OF CHANGE ORDER #1 WILL RESULT IN A \$6,523.10 INCREASE TO THE COASTAL ROOFING COMPANY, INC. CONSTRUCTION CONTRACT FROM \$44,200 TO \$50,723.10. THE APPROVAL WILL ALSO RESULT IN A \$6,523.10 INCREASE TO THE TOTAL PROJECT BUDGET FROM \$2,316,723.18 TO \$2,323,255.28. WITH APPROVAL OF THIS CHANGE ORDER, COUNCIL IS APPROVING THE TRANSFER IN THE AMOUNT OF \$6,523.10 TO THE PROJECT BUDGET FROM 2018 FACILITIES MAINTENANCE-GENERAL MAINTENANCE. THE FUNDING SOURCE FOR THIS PROJECT IS THE 2015 INSTALLMENT PURCHASE REVENUE BOND (\$2,130,000), 2015 GENERAL FUND RESERVES (\$142,584) 2017 POLICE DEPARTMENT (\$3,904.18), 2017 CAPITAL PROJECTS-STRUCTURAL REPAIRS (\$32,219) AND 2017 FACILITIES MAINTENANCE-GENERAL MAINTENANCE (\$8,025).

On a motion of Councilmember Moody, seconded by Councilmember Mitchell, the Committee on Ways and Means voted unanimously to approve Charleston Police Department Team 4 Office Building Roof Overlay Change Order #1 to the Construction Contract with Coastal Roofing Company, Inc. in the amount of \$6,523.10 for the re-caulking at all exterior opening perimeters and four vertical expansion joints.

8. PUBLIC SERVICE: APPROVAL FOR B&C LAND DEVELOPMENT TO INSTALL A NEW LINER IN THE FAILED STORM DRAIN LINE IN ASHLEY AVENUE IN THE AMOUNT OF \$196,370 USING PIPE-BURST TECHNOLOGY. THE LINE FAILED AFTER IRMA AND REQUIRED IMMEDIATE REPAIRS. THE PREVIOUSLY SELECTED CONTRACTOR WAS UNABLE TO COMPLETE THE REPAIRS. THE WORK WAS COMPLETED TO PREVENT

COLLAPSE OF THE ROADWAY AND YARDS.

Councilmember Moody asked if there was a way for the City to be reimbursed, and Chairman White asked if this was reimbursable by FEMA. Amy Wharton, Chief Financial Officer, stated she was currently working with FEMA and did not know at this time.

On a motion of Councilmember Mitchell, seconded by Councilwoman Jackson, the Committee on Ways and Means voted unanimously to approve for B&C Land Development to install a new liner in the failed storm drain line in Ashley Avenue in the amount of \$196,370 using pipe-burst technology.

9. PUBLIC SERVICE: APPROVAL FOR SEA ISLAND LAND DEVELOPMENT TO INSTALL THREE CHECKMATE CHECK VALVES IN THE AMOUNT OF \$119,999.99 TO REPLACE THREE FAILING TIDE FLEX VALVES IN THE CANAL.

Mayor Tecklenburg stated that this repair was being completed on James Island where the City was repairing check valves.

On a motion of Councilmember Waring, seconded by Councilmember Seekings, the Committee on Ways and Means voted unanimously to approve for Sea Island Land Development to install three checkmate check valves in the amount of \$119,999.99 to replace three failing tide flex valves in the canal.

10. TRAFFIC AND TRANSPORTATION: REQUEST AUTHORITY FOR THE MAYOR TO EXECUTE THE MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF CHARLESTON AND CHARLESTON AREA CONVENTION AND VISITORS BUREAU TO PROVIDE REIMBURSEMENT FOR IMPROVEMENTS TO TEMPORARY PARK AND RIDE LOT AT 999 MORRISON DRIVE. THE AMOUNT OF REIMBURSEMENT IS NOT TO EXCEED \$40,000.

Mayor Tecklenburg said he wanted to recognize Councilmember Seekings for his work on this matter. It had really come a long way quickly, and they hoped to have the Park and Ride lot within the next 30 days. He also thanked the CVB for their help with the project.

Councilmember Seekings said this would be a great project as the City would have more demand and supply. This would be a good start a project that would be ongoing, and he thanked everyone for their support.

Councilmember Mitchell asked how long this would last. Councilmember Seekings said there were two parcels that would be involved with Park and Ride. One was owned by the City, which was Ernest Andrade's project that had yet to be designed. The second parcel belonged to the County, and there were no current plans for it, but they were told that the County would only give the City a one-year contact, so the City would be looking at trying to extend it. The City was also

working with the private sector on a piece of property across the street to the south. For this location, they were looking at a minimum of a year, but it was likely to be longer. Councilmember Mitchell said he was asking because this was in his district. Councilmember Seekings said when this was up and running, they would have full-time coverage with a person on-site, it would be lit, and they would be running transit out of this location probably 20 hours a day. He asked the Councilmembers to let their constituents know that this would be a really good amenity with a bus running every fifteen minutes on a loop downtown and would only cost \$5.00.

On a motion of Councilmember Mitchell, seconded by Councilmember Seekings, the Committee on Ways and Means voted unanimously to approve the Memorandum of Understanding between the City of Charleston and Charleston Area Convention and Visitors Bureau to provide reimbursement for improvements to the temporary Park and Ride lot at 999 Morrison Drive.

11. THE COMMITTEE ON REAL ESTATE: (MEETING WAS HELD JANUARY 23, 2018 AT 4:00 P.M. AT CITY HALL, 80 BROAD STREET)

- a. Request approval to execute the Memorandum of Understanding whereby the City will renew its Agreement with the Medical University Hospital Authority for one year for the use of a police forensics lab. The property is owned by Medical University Hospital Authority. (165 Ashley Avenue, Rooms EH203A, EH203B, and EH203C; TMS: 460-15-01-049)
- b. Request approval to execute the Third Amendment to Lease whereby the City will renew its Lease with Charles River Laboratories, Inc. for one additional year for the use of the police forensics unit. The property is owned by Charles River Laboratories, Inc. (1023 Wappoo Road, Suites A14, A15, and B48; TMS: 351-15-00-007)
- c. Request approval to execute the First Amendment to Commercial Lease and Deposit Receipt whereby the City will renew its Lease with 1575 Savannah Highway, LLC for five years for the use of City storage. The property is owned by 1575 Savannah Highway, LLC. (1575 Savannah Highway, Suite 5; TMS: 349-01-00-035)
- d. Consider the following annexations:
 - (i) 209 Hickory Street (TMS# 418-13-00-103) 0.12 acre, West Ashley (District 9). The property is owned by Lucious Morris and Bridget Morris.
 - (ii) An ordinance to annex to the City of Charleston properties located West of the Ashley River on or near Highway 61 bearing Charleston County Tax Map Nos. 361-00-00-006, 361-00-00-007, 364-00-00-001 and 364-00-00-002 as shown on the map attached to this ordinance labeled "annexation exhibit" and to make said properties a part of District 10.

- (iii) An ordinance to annex to the City of Charleston properties located West of the Ashley River on or near Highway 61 bearing Charleston County Tax Map Nos. 301-00-00-002, 301-00-00-003, 301-00-00-005, 301-00-00-023 (a portion), 359-00-00-006 as shown on the map attached to this ordinance labeled "annexation exhibit" and to make said properties a part of District 10.
- e. Executive Session: Consider the acquisition of properties in the Cooper River Bridge District for park purposes. Action may or may not be taken.
- f. Request approval of a Resolution to clarify and confirm the allocation of the bond proceeds from the Horizon Redevelopment Project Area TIF.

Councilmember Moody, Chair of the Committee on Real Estate, reported that the Committee met earlier in the day. The first three items were a Memorandum of Understanding with the Medical University Hospital Authority for the City's forensic lab, a lease for a forensics lab off of Wappoo Road, and a lease for storage at 1575 Savannah Highway. The Memorandum of Understanding and leases were approved by the Committee. They also had three annexations. The first was Hickory Street, which was approved. The other two annexations dealt with the annexations on Highway 61 that would be before Council that evening. The Committee heard presentations from the City's attorneys and staff, and recommended that these two annexations proceed to public hearing. They also went into Executive Session to discuss property between Nassau and Meeting Streets. There was no action taken. When they came out of Executive Session, they approved the Resolution to proceed with a good faith purchase of these two properties, and if that failed, to proceed to condemnation, if necessary, but hopefully this would not be required. The last item related to the West Edge Project. The City had some bond proceeds that it needed to reimburse on the West Edge Project. There had been some itemized expenditures of \$583,000. Of that amount, \$45,000 was spent by the City. MUSC spent \$538,000, and there were some cash advances in the amount of \$1,680,000, which was 50/50. The City would be taking these bond proceeds and giving them to the Foundation, which would be almost \$3,000,000. The Foundation would then reimburse the City for the \$885,000 that it spent, and they would reimburse the Medical University Foundation for the \$1,378,000 that they spent. Then, everyone would be on an even keel, so that any money going forward would be at a ratio of 50/50. This would leave them about \$670,000 to be used for road improvements. This item was also approved, and he made a motion to approve the report.

Councilmember Waring seconded the motion.

Councilmember Seekings asked if the vote of the Committee was unanimous for the annexations off of Highway 61. Councilmember Moody confirmed that the vote was unanimous.

Councilmember Mitchell asked about the item related to property off of Nassau Street. Councilmember Moody said the property was on Nassau Street, and it would be a public park. The two pieces of property were owned by individuals. All of the property below this area would be public housing. They wanted all of the public housing to face the green space, and this is why the City wanted to purchase these properties. Councilmember Mitchell asked if the City had contacted the owners. Colleen Carducci, Director of Real Estate Management, said they had not

contacted them yet.

On a motion of Councilmember Moody, seconded by Councilmember Waring, the Committee on Ways and Means voted to approve the Committee on Real Estate report, as presented.

The vote was not unanimous. Councilmember Lewis voted nay on Item 'f.'

The Committee on Ways and Means recommended giving first reading to the following bill:

An ordinance to provide for the annexation of property known as 209 Hickory Street (0.12 acre) (TMS# 418-13-00-103), West Ashley, Charleston County, to the City of Charleston, shown within the area annexed upon a map attached hereto and make it part of District 9. The property is owned by Lucious Morris and Bridget Morris.

The Committee on Ways and Means recommended that the following annexations proceed to public hearings at City Council:

An ordinance to annex to the City of Charleston properties located West of the Ashley River on or near Highway 61 bearing Charleston County Tax Map Nos. 361-00-00-006, 361-00-00-007, 364-00-00-001 and 364-00-00-002 as shown on the map attached to this ordinance labeled "annexation exhibit" and to make said properties a part of District 10.

An ordinance to annex to the City of Charleston properties located West of the Ashley River on or near Highway 61 bearing Charleston County Tax Map Nos. 301-00-00-002, 301-00-00-003, 301-00-00-005, 301-00-00-023 (a portion), 359-00-00-006 as shown on the map attached to this ordinance labeled "annexation exhibit" and to make said properties a part of District 10.

There being no further business presented, the Committee on Ways and Means adjourned at 5:19 p.m.

Jennifer Cook
Assistant Clerk of Council