

COMMITTEE ON WAYS AND MEANS

May 10, 2022

A meeting of the Committee on Ways and Means was held this date beginning at 4:33 p.m.

PRESENT (13)

The Honorable John J. Tecklenburg, Mayor

Councilmember Gregg	District 1	Councilmember Waring	District 7
Councilmember Shealy	District 2	Councilmember Seekings	District 8
Councilmember Sakran	District 3	Councilmember Shahid	District 9
Councilmember Mitchell	District 4	Councilmember Bowden	District 10
Councilmember Brady	District 5	Councilmember Appel	District 11
Councilmember Gregorie	District 6	Councilmember Parker	District 12

1. INVOCATION:

The meeting opened with an invocation provided by Councilmember Brady.

2. APPROVAL OF MINUTES:

On a motion of Councilmember Mitchell, by Councilmember Shealy, the Committee on Ways and Means approved the minutes of the April 26, 2022 Committee on Ways and Means meeting.

3. BIDS AND PURCHASES:

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

a. **INFORMATION TECHNOLOGY: ACCOUNT: 161000-52206 AMOUNT: \$57,935.68**

Approval to renew NEOGOV Human Resources Cloud-Based Software Licensing in the amount of \$57,935.68. Sole Source Purchase. This purchase renews the existing NeoGov cloud-based software licensing for the Human Resources Department that provides for online/electronic applications, review, approval workflow, and hiring of employees.

ACCOUNT: 940100-58020 AMOUNT: \$103,341.73

ACCOUNT: 940100-58012 AMOUNT: \$12,808.20

b. **INFORMATION TECHNOLOGY: ACCOUNT: 940100-52206 AMOUNT: \$10,615.82**

Approval to purchase new VXRAIL server node for the Data Center in the amount of \$126,765.75. Required to facilitate and support exponentially expanding demand for additional server and processing resources for City operations. Funding will come from ARPA funds.

4. BUDGET, FINANCE AND REVENUE COLLECTIONS: AN ORDINANCE TO MAKE ADDITIONAL APPROPRIATIONS TO MEET THE LIABILITIES OF THE CITY OF CHARLESTON FOR THE FISCAL YEAR ENDING DECEMBER 31, 2021.

On a motion of Councilmember Mitchell, seconded by Councilmember Shealy, the Committee on Ways and Means voted unanimously to consider giving first reading to the following bill:

An ordinance to make additional appropriations to meet the liabilities of the City of Charleston for the fiscal year ending December 31, 2021.

5. BUDGET, FINANCE AND REVENUE COLLECTIONS: AN ORDINANCE TO RECOGNIZE THE USAGE OF ADDITIONAL FUNDS TO MEET ADDITIONAL APPROPRIATIONS AUTHORIZED BY ORDINANCE 2022-____ FOR THE FISCAL YEAR ENDING DECEMBER 31, 2021

On a motion of Councilmember Mitchell, seconded by Councilmember Shealy, the Committee on Ways and Means voted unanimously to consider giving first reading to the following bill:

An ordinance to recognize the usage of additional funds to meet additional appropriations authorized by Ordinance 2022-____ for the fiscal year ending December 31, 2021.

6. BUDGET, FINANCE AND REVENUE COLLECTIONS: AN ORDINANCE FOR THE ISSUANCE AND SALE OF WATERWORKS AND SEWER SYSTEM REVENUE BONDS OF THE CITY OF CHARLESTON IN ONE OR MORE SERIES IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT EXCEEDING \$170,000,000 AND OTHER MATTERS RELATING THERETO.

On a motion of Councilmember Waring, seconded by Councilmember Brady, the Committee on Ways and Means voted unanimously to consider giving first reading to the following bill:

An ordinance for the issuance and sale of Waterworks and Sewer System Revenue Bonds of the City of Charleston in one or more series in the aggregate principal amount of not exceeding \$170,000,000 and other matters relating thereto.

Mayor Tecklenburg said given the size of the bond offering, Russell Huggins, Capital Projects Officer with Charleston Water Service, was invited to share a quick synopsis of investments and improvements for the City of Charleston.

Mr. Huggins said the Charleston Water System appreciated the opportunity to work with the City. CWS put a lot of effort into master planning for all utilities at Charleston, water and wastewater. On the master plan or request for bond funding, it represented CWS' most significant projects. The \$170,000,000 request for approval was evenly split between water and wastewater utility. The first significant project was the expansion of the Hanahan Water Treatment Plan. The current capacity was 115 MGD. Based on master planning efforts, CWS anticipated reaching peak day demand in Hanahan. The new number would reach 127 MGD by 2034. Mr. Huggins said CWS also looked at extending a new 36-inch transmission main from North Charleston to the peninsula that will serve as the third point of connection to Charleston. It would also allow CWS to

provide water service and fire protection, both of which have increased due to increased development within the peninsula.

Another major project was an extension of the West Ashley Sewer Tunnel. CWS had a network of deep sewer tunnels within the peninsula, like the one terminated at Porter Gaud to the Croghan Shaft. They expect to extend it to pump station 77, along the Greenway, located near Stinson Drive. The tunnel would be sized to carry the projected flow for the entire West Ashley area and Johns Island. Designed to remove wastewater, it would run down to the Greenway, which was always at risk of failure, so it was a safety and reliability issue. Mr. Huggins said there were also plans to construct new solids handling facilities at the Wastewater Treatment Plant. He said bile solids were solids that settled out during the treatment process and had to be processed for disposal. The current bile solid facility was failing because of environmental conditions, such as corrosion. Building a new facility would increase efficiency and reduce costs for the disposal of those solids.

Mr. Huggins made himself available to answer questions. Councilmember Waring said the City had a wonderful partnership with Charleston Water System. He said they had tripled a bond rating, and so did the City. Councilmember Waring said he did not have the words to describe the millions of dollars saved for taxpayers. The financial management of bonding utility companies, whether it was wastewater, water, or electric utilities, living in the bond market was a part of life. He commended CWS for speeding up the process due to the rising interest rates. Councilmember Waring said one project Mr. Huggins did not touch on was the water line to serve Laurel Island and asked that he share some insight on it. Mr. Huggins said it was a 36-inch transmission main, 6 miles long from Ubank Street in North Charleston and Spruill Avenue down to the Nassau Street ground storage tank. A pair of 24-inch 1920s vintage transmission lines served the peninsula. It was critical to infrastructure. The third fee would reinforce it. Councilmember Waring said without Capital Projects, Laurel Island would not be able to be developed.

Councilmember Appel gave a special shout out to CWS as his District, District 11, ran through the majority of the West Ashley Greenway. He reiterated that it was a significant sewer tunnel and utility for West Ashley and Johns Island. When he ran for office in the fall of 201, one of the issues he discussed during his campaign was the City's sanitary sewer overflows. The area behind South Windermere shopping center and Byrnes Downs happened to be the lowest part of West Ashley. Significant groundwater intrusions and other issues created sewage overflow when there were significant groundwater intrusions. Due to investments by CWS, many of which were built and incorporated into the new pump systems, those issues have dramatically declined. He said once the additional deep tunneling projects were underway, the City would get to a point where those issues would be a thing of the past. Councilmember Appel said constituents, both businesses and residents in that part of West Ashley, appreciated the investment and commitment it took to resolve those issues. For those efforts, he was extremely thankful.

Councilmember Shahid said several months ago that he and Councilmember Waring talked about the City's budget. The City's budget was \$220,000,000, and the project was a \$170,000,000 bond. The scope of it was enormous but also very important. Councilmember Shahid also thanked the CWS partners because they played such an important role. Flooding was a major issue, and its impact on infiltrating the sewer system led to livability issues. He thanked the team for their efforts. Councilmember Waring asked the Capital Projects team and their Legal Counsel to stand to be recognized.

There was applause.

7. PLANNING, PRESERVATION & SUSTAINABILITY/BUSINESS NEIGHBORHOOD SERVICES: APPROVAL TO RECEIVE GRANT FUNDS AWARDED BY THE NATIONAL LEAGUE OF CITIES FOR THE CITY INCLUSIVE ENTREPRENEURSHIP (CIE) RESOURCE MAPPING GRANT OPPORTUNITY IN THE AMOUNT OF \$15,000. FUNDING WILL GO TOWARDS AN ASSET MAPPING OF ENTREPRENEURIAL RESOURCES AND A REPORT OF RECOMMENDATIONS FOR IMPROVING THE ECOSYSTEM OF ENTREPRENEURIAL SUPPORT. THERE IS NO CITY MATCH REQUIRED.

On a motion of Councilmember Shealy, seconded by Councilmember Shahid, the Committee on Ways and Means voted unanimously to receive grant funds awarded by the National League of Cities for the City Inclusive Entrepreneurship (CIE) Resource Mapping grant opportunity in the amount of \$15,000.

8. FIRE DEPARTMENT: APPROVAL OF REGIONAL PARTNERS AUTOMATIC AID AGREEMENT TO GUIDE OPERATIONS OF THE FOLLOWING FIRE DEPARTMENTS: CHARLESTON, NORTH CHARLESTON, JAMES ISLAND, ST. ANDREWS, JOHNS ISLAND, AND MOUNT PLEASANT. THIS REPLACES A 2012 REGIONAL PARTNERS AGREEMENT.

On a motion of Councilmember Brady, seconded by Councilmember Mitchell, the Committee on Ways and Means voted unanimously to approve Regional Partners Automatic Aid Agreement to guide operations of the following fire departments: Charleston, North Charleston, James Island, St. Andrews, Johns Island, and Mount Pleasant.

9. FIRE DEPARTMENT: APPROVAL TO AUTHORIZE THE FIRE DEPARTMENT TO ENTER INTO A MOU WITH BERKELEY COUNTY EMERGENCY MANAGEMENT TO INSTALL AND MONITOR A WEATHER STATION AT CFD STATION #18 ON DANIEL ISLAND. THERE IS NO COST TO THE CITY.

On a motion of Councilmember Brady, seconded by Councilmember Mitchell, the Committee on Ways and Means voted unanimously to authorize the Fire Department to enter into a Memorandum of Understanding with Berkeley County Emergency Management to install and monitor a weather station at CFD Station #18 on Daniel Island.

10. OFFICE OF CULTURAL AFFAIRS: APPROVAL TO ACCEPT A GRANT IN THE AMOUNT OF \$75,000 FROM THE SC ARTS COMMISSION'S ARTS EMERGENCY RELIEF PROGRAM, FUNDED IN PART BY THE AMERICAN RECOVERY PLAN, FOR INCREASED OPERATING SUPPORT. THERE IS NO CITY MATCH REQUIRED.

On a motion of Councilmember Shahid, seconded by Councilmember Mitchell, the Committee on Ways and Means voted unanimously to accept a grant in the amount of \$75,000 from the SC Arts Commission's Arts Emergency Relief program, funded in part by the American Recovery Plan, for increased operating support.

11. PARKS – CAPITAL PROJECTS: APPROVAL OF A RESOLUTION TO COMMIT AN ADDITIONAL \$1,000,250 FROM HOSPITALITY FEE FUNDS TO SUPPORT THE ASHLEY RIVER CROSSING PROJECT AND AUTHORIZE THE MAYOR TO EXECUTE A LETTER OF COMMITMENT STATING THE SAME TO THE U.S. SECRETARY OF TRANSPORTATION.

On a motion of Councilmember Mitchell, seconded by Councilmember Shahid, the Committee on Ways and Means voted unanimously to approve the following Resolution:

Resolution to commit an additional \$1,000,250 from Hospitality Fee funds to support the Ashley River Crossing Project and authorize the Mayor to execute a letter of commitment stating the same to the U.S. Secretary of Transportation.

12. PARKS – CAPITAL PROJECTS: APPROVAL OF CAINHOY FIRE STATION #20 (CLEMENTS FERRY) PROFESSIONAL SERVICES CONTRACT WITH LIOLLIO ARCHITECTURE IN THE AMOUNT OF \$715,160 FOR THE DESIGN OF A TWO-BAY FIRE STATION IN THE CAINHOY AREA NEAR ENTERPRISE DRIVE OFF CLEMENTS FERRY ROAD TO REPLACE THE CURRENT FIRE STATION #20 WHICH IS A RENTED FACILITY. APPROVAL OF THE PROFESSIONAL SERVICES CONTRACT WILL OBLIGATE \$715,160 OF THE \$5,456,500 PROJECT BUDGET. FUNDING SOURCES FOR THIS PROJECT ARE: 2005 GO BOND (\$1,569,900), 2014 GO BOND (\$2,300,000), AND 2015 IPRB BOND (\$1,586,600).

On a motion of Councilmember Shahid, seconded by Councilmember Mitchell, the Committee on Ways and Means voted unanimously to approve Cainhoy Fire Station #20 (Clements Ferry) Professional Services Contract with Liollo Architecture in the amount of \$715,160 for the design of a two-bay fire station in the Cainhoy area near Enterprise Drive off Clements Ferry Road to replace the current Fire Station #20 which is a rented facility.

13. STORMWATER MANAGEMENT: APPROVAL OF CHURCH CREEK NFWF RENATURALIZATION, HABITAT RESTORATION AND FLOOD PROTECTION PROJECT CONSTRUCTION CONTRACT WITH IPW CONSTRUCTION, LLC, IN THE AMOUNT OF \$246,604.25 TO OUTFIT CITY BUY-OUT PROPERTIES ON MOWLER COURT AND WOLK DRIVE TO INCREASE STORAGE AREA TO THE SURROUNDING NEIGHBORHOOD UTILIZING NATURE BASED AND INSTALLING POCKET WETLANDS. WITH THE APPROVAL OF THE PROJECT BUDGET, STAFF IS AUTHORIZED TO AWARD AND/OR AMEND CONTRACTS LESS THAN \$40,000 TO THE EXTENT PROJECT CONTINGENCY FUNDS TO EXIST IN THE COUNCIL APPROVED BUDGET. APPROVAL OF THE CONSTRUCTION CONTRACT WILL INSTITUTE A PROJECT BUDGET OF \$5,201,308 OF WHICH \$246,604.25 WILL BE OBLIGATED FOR THE CONTRACT. FUNDING SOURCES FOR THIS PROJECT ARE: DRAINAGE FUND (\$3,607,808), STORMWATER SMALL PROJECTS LINE – ITEM (\$123,500) AND TWO NATIONAL FISH AND WILDLIFE FOUNDATION (NFWF) GRANTS (\$125,000, \$1,345,000).

On a motion of Councilmember Shealy, seconded by Councilmember Shahid, the Committee on Ways and Means voted unanimously to approve Church Creek NFWF Renaturalization, Habitat Restoration, and Flood Protection Project construction contract with IPW Construction, LLC, in the amount of \$246,604.25 to outfit City buy-out properties on Mowler Court and Wolk Drive to increase storage area to the surrounding neighborhood utilizing nature based and installing pocket wetlands.

Councilmember Bowden said the Church Creek construction project was happening in his District and it had his full support.

14. POLICE DEPARTMENT: APPROVAL OF AN AGREEMENT BETWEEN THE CITY OF CHARLESTON AND CHARLESTON DORCHESTER MENTAL HEALTH CENTER. THE AGREEMENT DEFINES RESPONSIBILITIES INCUMBENT UPON BOTH PARTIES AS PART OF THE PREVIOUSLY APPROVED CONNECT AND PROTECT GRANT.

On a motion of Councilmember Brady, seconded by Councilmember Shahid, the Committee on Ways and Means voted unanimously to approve an agreement between the City of Charleston and Charleston Dorchester Mental Health Center.

15. POLICE DEPARTMENT: APPROVAL OF AN AFTER-THE-FACT GRANT SUBMITTAL FOR THE FY23 CORONAVIRUS EMERGENCY SUPPLEMENTAL FUNDING PROGRAM (CESF) IN THE AMOUNT OF \$217,735 FOR COMPUTERS AND ANCILLARY EQUIPMENT TO EQUIP (15) POLICE CRUISERS WITH MOBILE COMPUTER SYSTEMS. THE APPLICATION WAS DUE MAY 6, 2022. THERE IS NO MATCH REQUIRED FOR THIS GRANT. HOWEVER, THERE WILL BE AN ONGOING ANNUAL OPERATIONAL EXPENSE OF APPROXIMATELY \$60,000.

On a motion of Councilmember Brady, seconded by Councilmember Shahid, the Committee on Ways and Means voted unanimously to approve an after-the-fact grant submittal for the FY23 Coronavirus Emergency Supplemental Funding Program (CESF) in the amount of \$217,735 for computers and ancillary equipment to equip 15 police cruisers with mobile computer systems.

16. THE COMMITTEE ON REAL ESTATE (MEETING WAS HELD ON MONDAY, MAY 9, 2022 AT 3:00 P.M., [CONFERENCE CALL: 1-929-205-6099](tel:1-929-205-6099); [ACCESS CODE: 835 678 884](tel:835-678-884))

- a. Request approval to authorize the Mayor to execute on behalf of the City a General Utility and Access Easement Agreement which grants the City permanent utility and access easements on a portion of the William Enston Homes, TMS Nos. 463-16-01-001, 463-16-01-005, 463-16-01-007, to install and maintain a pump station facility and a stormwater collection and conveyance system. The property is owned by the Housing Authority of the City of Charleston. (King Street and Huger Street)
- b. Request approval of a Facility Use Agreement for the Piccolo Spoleto organ recital at First Scots Presbyterian Church on June 2nd and June 6th. There is no cost to the City. The property is owned by First Scots Presbyterian Church. (53 Meeting Street)
- c. Request approval of a Facility Use Agreement with General Service Administration for use of the U.S. Custom House during Piccolo Spoleto for dates May 27th, 28th, and 29th. There is no cost to the City. The property is owned by the U.S. Custom House. (200 East Bay Street)
- d. Request approval of a Facility Use Agreement for the Piccolo Spoleto organ recital at the French Huguenot Church on June 3rd. The \$250 sexton fee will be paid from Piccolo Spoleto donations. The property is owned by the French Huguenot Church. (136 Church Street)
- e. Request approval of a Facility Use Agreement for the Piccolo Spoleto organ recital at St. Matthew's Lutheran Church on June 1st and June 8th. There is no cost to the City. The property is owned by St. Matthew's Lutheran Church. (405 King Street)

- f. Request to authorize the Mayor to execute on behalf of the City a Right-of-Way and Utility Easement granting the Commissioners of Public Works a permanent easement and right-of-way on a portion of 17 Lockwood Drive for the installation and maintenance of utility lines. The property is owned by the City of Charleston. (TMS Nos. 460-14-00-010, 460-14-00-001) (17 Lockwood, Dr., Charleston, SC 29401)
- g. Request approval of a Resolution committing the current Greenbelt funds allocated for allowable improvements as the matching funds for the Fort Pemberton – Public Access Improvements Project. The LWCF Grant request of \$261,000 requires a 50% match funded by the currently awarded City Greenbelt Allocation to be used for minor improvements of \$261,000 for a total project of \$522,000.
- h. Please consider the following annexations:
 - (i) 2157 Fort Pemberton Drive (.24 acre) (TMS# 343-01-00-104), James Island, (District 11). The property is owned by Jack Narusevich and Jennifer Moeggenberg.
 - (ii) 1766 Ashley River Road (.49 acre) (TMS# 351-11-00-003), West Ashley, (District 9). The property is owned by Irmgard S. Titus.
 - (iii) 1776 Ashley River Road (.56 acre) (TMS# 351-11-00-004), West Ashley (District 9). The property is owned by Morris N. and Nancy B. Harper Revocable Trust.

Councilmember Appel, Chairman of the Real Estate Committee, said the first item was a utility easement involving the William Enston Homes in the downtown area. He said it was the product of good negotiations and cooperation between the City of Charleston and the Housing Authority. The following four items dealt with Facility Use Agreements regarding Piccolo Spoleto Festival. They were all approved unanimously by the Committee, and the City looked forward to Spoleto season this summer. The Committee on Real Estate also considered another utility easement that involved 17 Lockwood Drive, the City Marina, and that was approved unanimously.

The Committee considered a Resolution committing the City's Greenbelt funds allocated for allowable improvements for the Fort Pemberton – Public Access Improvements Project in District 11, which also passed unanimously by the Committee. The project was underway in Phase I of the park, and beginning to reach a concept plan was the next step. Councilmember Appel said anytime the City could provide public access to water was a win.

The final items were three annexations which the Committee approved. Councilmember Shahid shouted out to Mr. Alexander, an active figure in the community, and he appreciated his cooperation with the City. Several months ago, there was a request to demolish land on St. Andrews Blvd. to make room for Parker's Kitchen gas station on Playground Road but denied. Councilmember Shahid asked Mr. Alexander to make a few comments about the project. Mr. Alexander said a retail center was added, so it included business licensing tax, and sales tax, which contributed to the community rather than remaining a vacant site.

On a motion of Councilmember Appel, seconded by Councilmember Mitchell, the Committee on Ways and Means voted unanimously to approve the Real Estate report as presented and considered giving first reading to the following bills and Resolution:

Resolution committing the current Greenbelt funds allocated for allowable improvements as the matching funds for the Fort Pemberton – Public Access Improvements Project.

An ordinance to provide for the annexation of property known as 2157 Fort Pemberton Drive (.24 acre) (TMS# 343-01-00-104), James Island, Charleston County, to the City of Charleston, shown within the area annexed upon a map attached hereto and make it part of District 11. The property is owned by Jack Narusevich and Jennifer Moeggenberg.

An ordinance to provide for the annexation of property known as 1766 Ashley River Road (.49 acre) (TMS# 351-11-00-003), 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 Irmgard S. Titus.

An ordinance to provide for the annexation of property known as 1776 Ashley River Road (.56 acre) (TMS# 351-11-00-004), 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 Morris N. and Nancy B. Harper Revocable Trust.

Councilmember Gregorie said regarding Real Estate item a, the William Enston Homes, was a beautiful property. Over the years, the City of Charleston invested in new construction units and leverage was important.

There being no further business presented, the Committee on Ways and Means adjourned at 4:53 p.m.

Velvett Simmons
Assistant Clerk of Council