



CITY COUNCIL MEETING (*REVISED*)
CITY HALL COUNCIL CHAMBERS
229 MAIN STREET, CONWAY, SC 29526
MONDAY, AUGUST 7, 2023 - 4:00 PM

PLEASE SILENCE ALL ELECTRONIC DEVICES

I. CALL TO ORDER

II. INVOCATION/PLEDGE OF ALLEGIANCE – Mike Roberts - St Anne’s Episcopal Church

III. APPROVAL OF AGENDA

IV. CONSENT AGENDA

- A. Final Reading of Ordinance #2023-08-07 (A) to amend the City of Conway Municipal Code to implement a new Industrial Incentive, which aims to provide economic incentives to the development of industrial use businesses in the City of Conway.
- B. Final Reading of Ordinance #2023-08-07 (B) to amend Title 1, Chapter 5, Article F of the Code of Ordinances, an incentive program which provides economic incentives for the development of family entertainment facilities in the City of Conway.
- C. Final Reading of Ordinance #2023-08-07 (C) to amend Title 1, Chapter 5, Article G of the Code of Ordinances, an incentive program which provides economic incentives for the redevelopment of existing vacant commercial buildings 25,000 sq. ft. or greater in the City of Conway.
- D. Final Reading of Ordinance #2023-08-07 (D) to amend Title 1, Chapter 5, Article H, of the Code of Ordinances, an incentive program which provides economic incentives to businesses occupying existing vacant buildings located in the Central Business District (CBD) in the City of Conway.
- E. Final Reading of Ordinance #2023-08-07 (E) to amend Title 1, Chapter 5, Article I, of the Code of Ordinances, the Redevelopment Enhancement Incentive Program, which provides economic incentives to develop or expand commercial businesses in the City of Conway.
- F. Final Reading of Ordinance #2023-08-07 (F) to amend Title 1, Chapter 5, Article J, of the Code of Ordinances, the Hotel / Short-term Rental Incentive Program, which provides economic incentives to develop hotels, motels, inns, and commercial short-term rentals in the City of Conway.

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- G. Final Reading of Ordinance #2023-08-07 (G) to amend Title 1, Chapter 8, Section 1-8-3(a)(2) of the Code of Ordinances, Nonpartisan elections; procedure, to update the fees for municipal elections in the City of Conway.
- H. Approval of Purchase of Water Meters for Public Utilities (budgeted)
- I. Special Event – First Baptist Church Back to School Bash – August 20, 2023
- J. Special Event – First Baptist Church Trunk or Treat – October 31, 2023
- K. Approval of July 17, 2023 Council Meeting Minutes

V. PUBLIC INPUT

VI. SPECIAL PRESENTATIONS

- A. Presentation of Longevity Awards – June 2023 – 5 Years: Robert Borgatta, Streets; 5 Years: Robert Bauman Jr, Beautification; 5 Years: Carla Major, Recreation; 5 Years: McKinley Sellers, Recreation; 35 Years: Kenneth McDowell, Construction Services
- B. Discussion of a request to annex approximately 4.48 acres of property located at 1136 Highway 501 Business (PIN 367-11-03-0003), and request to rezone from the Horry County Highway Commercial (HC) district to the City of Conway Highway Commercial (HC) district. (Hucks)
- C. Discussion of a request to annex approximately 1.46 acres (total) of property located at 610 and 624 Highway 544 (PIN's 382-05-01-0003 and 382-05-01-0004), and request to rezone from the Horry County Highway Commercial (HC) and Convenience & Auto-Related Services (RE3) districts to the City of Conway Highway Commercial (HC) district. (Hucks)
- D. Proclamation Recognizing National Health Center Week
- E. Proclamation Honoring Eagle Scout Christian Alan Price

VII. FIRST READING

- A. First Reading of Ordinance #ZA2023-08-21 (A) to annex approximately 7.18 acres of property located on Highway 501 (Church Street) (PIN's 338-09-02-0008, 338-09-02-0009, 338-09-02-0011, 338-09-02-0014) and .09 acres of property located on Highway 501 (Church Street) (PIN 338-09-02-0007), and rezone from the Horry County Highway Commercial (HC) district to the City of Conway Highway Commercial (HC) and Conservation Preservation (CP) districts. (Hucks)
- B. First Reading of Ordinance #ZA2023-08-21 (B) to annex approximately 1.32 acres of property located at 1701 and 1703 Radio Lane (PIN 337-13-01-0003), and rezone from the Horry County Commercial Forest Agriculture (CFA) district to the City of Conway Low/Medium-Density Residential (R-1) district. (Hucks)

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- C. First Reading of Ordinance #ZA2023-08-21 (C) to rezone approximately 15.61 acres of property located at 300 Bellamy Ave (PIN 383-00-00-0381) from City of Conway Institutional (IN) district to City of Conway High-Density Residential (R-3) district. (Hucks)

VIII. CONSIDERATION

- A. Consideration of the non-exclusive franchise agreement between the City of Conway and Antonio Knight, D.B.A. Peel Scooters, Ordinance #ZA2023-02-20, initially approved as a six (6) month pilot program, to remove the pilot program status. (Hucks)
- B. Consideration of Approval of Service Area Adjustment located at Colonial Farms on Highway 548 (Friday)
- C. Consideration of Recommendation on Selection of Firm to Design/Build the Riverwalk Expansion (Hyman)

IX. CITY ADMINISTRATOR'S REPORT

X. COUNCIL INPUT

XI. BREAK

XII. WORKSHOP

XIII. EXECUTIVE SESSION

- A. Discussion of Contractual Negotiations Incident to the Potential Acquisition of Downtown Properties. [pursuant to SC Code §30-4-70 (A) (2)].
- B. Discussion of Contractual Negotiations Incident to the Potential Acquisition of a Parcel on Highway 378. [pursuant to SC Code §30-4-70 (A) (2)].

XIV. RECONVENE FROM EXECUTIVE SESSION

XV. POSSIBLE ACTION ON MATTERS DISCUSSED IN EXECUTIVE SESSION

XVI. ADJOURNMENT

Any citizen of the municipality may make an appearance before City Council concerning any municipal matter with the exception of personnel matters. Persons desiring to speak must notify the City Clerk prior to the beginning of the meeting. However, if you are speaking regarding a public hearing item, then you would do so during that time on the agenda. Please address Council from the podium stating your name, address, and the subject you would like to discuss.

The public may also access the meeting at www.cityofconway.com under the "Latest Events" tab on the home page. If you are unable to attend and would like to voice your concerns or comments regarding a request, please call the City Hall at 843-248-1760 or email ashelley@cityofconway.com, to be received prior to 12:00 noon on August 7, 2023. To assure proper recording of public comments left on the City's voicemail, callers are urged to clearly pronounce their names and addresses, preferably providing spelling for both.

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