

## Minutes

McClellanville Town Council

June 5, 2023 – 7:00 PM

McClellanville Town Council met on the above-noted date. Notice of the meeting had been published in compliance with the Freedom of Information Act. Mayor Rutledge Leland presided. Council members Aaron Baldwin, Chris Bates, Bob Gannon and Jim Scott were present. Others present included: Town Administrator Michelle McClellan, Bill Bates, Daniel Bates, and Susan Martindale.

Mayor Leland called the meeting to order and asked Council to review the May 1, 2023, minutes. Councilman Gannon made a motion to approve the minutes. The motion was seconded by Councilman Baldwin and carried by a unanimous vote of Council members.

Representatives from the Awendaw-McClellanville Fire Department and the Charleston County Sheriff's Office were not present.

Next, Keosha Garrett addressed Council to request a donation for Shanavia's Dream Blood Drive to be held at Lincoln High School on Saturday, June 10, 2023. Ms. Garrett stated that she had started the non-profit Shanavia's Dream Sickle Cell Clinic after her sister passed away from Sickle Cell Disease. She also asked Council if they would annually proclaim June 10<sup>th</sup> as Sickle Cell Awareness Day in honor of Shanavia's birthday. Mayor Leland made a motion to proclaim June 10<sup>th</sup> as Sickle Cell Awareness Day and to donate \$500 to the event. The motion was seconded by Councilman Gannon and carried by a unanimous vote of Council members.

Next, Councilman Bates addressed Council regarding short-term rental (STR) trash pickup and asked why the Town had removed STR's from trash pick-up. Councilman Scott said it was brought to Council's attention that there were issues with the trash at these residences and that STR's were required to have business licenses. He noted that the Town does not pick up trash for businesses. Mr. Bates said that there are only six short-term rentals in town and that they are paying 50% more in property taxes than residents who live here. He said the houses were only rented a portion of the year and that they were residential homes. Mayor Leland said that he thought the issue was the amount of trash and that the renters were not complying with tying bags. Mr. Bates said if the trash was not in compliance the contractor didn't pick it up and he had to deal with it. Council then agreed that if the trash was not in compliance that it should not be picked up. Mayor Leland asked for time to discuss the issue with the trash collector and get back to Council at the next meeting. Councilman Gannon stated that the trash contract was due for renewal next month and a decision could be made regarding STR trash pick up at that time.

Nex, Council discussed adding additional fire alarms to the middle school. Ms. McClellan noted that due to the old equipment, the alarms were going off randomly and frequently. Councilman Scott said that he felt the fire alarms were likely important for insurance purposes and made a motion to make the improvements suggested by Sonitrol. The motion was seconded by Councilman Bates and carried by a unanimous vote of Council members.

Council held Final Reading: An Ordinance to Adopt a Budget FY 2023-2024. Councilman Gannon made a motion to approve Final Reading. The motion was seconded by Councilman Baldwin and carried by a unanimous vote of Council members.

Council held Final Reading: An Ordinance Authorizing the Town of McClellanville to Enter into an Intergovernmental Agreement Relating to South Carolina Local Revenue Services; To Participate in One or More Local revenue Service Programs; To Execute and Deliver One or More Participant Program Supplements; And Other Matters Relating Thereto. Councilman Scott made a motion to approve Final Reading. The motion was seconded by Councilman Baldwin and carried by a unanimous vote of Council members.

Council held Final Reading: An Ordinance to Amend Section 13.102 to Increase Boat Launch Permit Fees to McClellanville Residents - \$75.00 per year, per permit; Non-Residents - \$150.00 per year, per permit beginning with 2024 permits. Councilman Gannon made a motion to approve Final Reading. The motion was seconded by Councilman Scott and carried by a unanimous vote of Council members.

Council held Final Reading: Consideration of Final Reading: An Ordinance to Increase Spending Levels for Purchasing Agent from \$0 - \$2,499, Increase Documented Written Quotation Requirements for Purchases Between \$2,500-\$24,999, and to increase cost requiring a Competitive Bid to \$25,000 and over. Councilman Gannon made a motion to approve Final Reading. The motion was seconded by Councilman Scott and carried by a unanimous vote of Council members.

Councilman Bates addressed Council regarding the need for the Town to have its own building inspector. He said that the County Inspectors were causing delays with inspections because they would not combine inspections. He said there were issues with his aunt building a house with the inspector saying one thing and Dominion Energy saying another and they had gone back and forth for weeks. Council felt it would be difficult to find someone that met the certification requirements. Councilman Baldwin said that he felt it was not in the Town's budget to hire an inspector at this time. Councilman Gannon suggested that town staff contact several builders and get specific issues and schedule a meeting with building services to discuss.

Ms. McClellan addressed Council regarding rules for the new dock. She said the Town had received several complaints regarding boats being left on the dock and people fishing off the dock while boaters were trying to tie up. Council agreed that the dock was only for short-term loading and off-loading and that fishing should be done off the community dock. Ms. McClellan said that she would get signs made for the new dock.

Next, Council considered awarding the lawn maintenance contract. Ms. McClellan noted that the Town only had one bidder this year, Mr. Wilton Greene, who had the contract for the past

two years and had done a great job. Mr. Green had gone up \$100 per cut from his initial contract two years ago. Councilman Bates made a motion to award the contract to Mr. Greene. The motion was seconded by Councilman Gannon and carried by a unanimous vote of Council members.

Next, Council discussed replacing the lift/elevator. Ms. McClellan noted that it was completely out of service and the manufacturer no longer made this model so parts were difficult to find. She noted that the elevator had issues for a while and felt that it needed to be replaced instead of repaired. She said the ESC elevator had an appointment to come out on June 29<sup>th</sup>. Council asked that she keep that appointment to get an estimate for repairs and also get three quotes for replacement and bring them back to the next meeting.

There were no questions regarding monthly financial statements.

Councilman Baldwin made a motion to go into executive session. The motion was seconded by Councilman Gannon and carried by a unanimous vote of Council members present and voting.

Council returned to regular session. Mayor Leland noted that no action was taken during executive session.

Councilman Bob Gannon made a motion to adjourn. The motion was seconded by Councilman Baldwin and carried by a unanimous vote of Council members. The meeting was adjourned at 8:40 PM.

Respectfully submitted,



Michelle A. McClellan  
Clerk of Council