



# CITY OF YORK

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[www.yorksc.gov](http://www.yorksc.gov)

**MICHAEL D. FUESSER**

Mayor

**EDWARD L. BROWN**

Mayor Pro Tem

**JAMES W. BRADFORD, Jr.**

Councilmember

**STEPHANIE S. JARRETT**

Councilmember

**STEVE A. LOVE**

Councilmember

**S. DENISE LOWRY**

Councilmember

**MARION L. RAMSEY**

Councilmember

AGENDA  
YORK CITY COUNCIL  
**Tuesday, July 7, 2020**  
**6:00 pm**

1. Welcome and Call to Order Mayor Mike Fuesser
2. Prayer Mayor Pro Tem Ed Brown
3. Pledge of Allegiance Mayor Mike Fuesser
4. Public Presentations Chief Andy Robinson
  - ◆ Community Policing
5. Public Hearings
  - ◆ Second Reading, Ordinance 20-618, Hydrant Repair Fee
  - ◆ Second Reading, Ordinance 20-623, FY 2019-2020 Budget Amendment
  - ◆ Second Reading, Ordinance 20-624, Allow Flea Markets in B1 District
6. Comments from the Public on Agenda Items
7. City Manager's Report City Manager Seth Duncan
  - ◆ COVID-19 Update
  - ◆ City Park Construction Update
  - ◆ City Announcements
8. Council Minutes: Regular, June 2, 2020, and Work Session, June 15, 2020
9. Monthly Financial Report Finance Director Barbara Denny
10. Old Business:
  - ◆ Second Reading, Ordinance 20-618, Hydrant Repair Fee
  - ◆ Second Reading, Ordinance 20-623, FY 2019-2020 Budget Amendment
  - ◆ Second Reading, Ordinance 20-624, Allow Flea Markets in B1 District
11. New Business:
  - ◆ First Reading Ordinance, Ordinance 20-625, Rezoning
  - ◆ Authorization to Award Bid to EA Sports Fields for \$11,3000 to Renovate & Level the Recreation Complex Infields
  - ◆ Authorization to Sign Contract with Visit York County as Accommodations Tax Tourism Org.
  - ◆ Discussion of Rezoning Request to Remove Local Historic District Designation
  - ◆ Discussion on Additional Emergency Measures for COVID-19 & Wearing Masks in Public
12. Mayor's Report
  - ◆ Mayor's Forum
13. Executive Session: To Discuss Contractual Matters Related to the Negotiations Incident to Proposed Sale or Purchase of Property
14. Upon Returning to Open Session, Council May Take Action on Matters Discussed in Executive Session
15. Adjourn

**NOTE: THE PUBLIC WILL BE ALLOWED TO ATTEND, BUT DUE TO COVID-19 THERE WILL BE LIMITED SEATING AND MASKS WILL BE REQUIRED FOR ATTENDANCE. THE MEETING WILL BE STREAMED LIVE ON FACEBOOK LIVE. A LINK TO THE LIVE EVENT HAS BEEN POSTED ON THE CITY'S WEBSITE.**

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## MEMORANDUM

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**TO:** Mayor and Council  
**FROM:** Seth Duncan, City Manager  
**SUBJECT:** Fire Hydrant Repair Fee  
**DATE:** March 3, 2020

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### ISSUE

City Council at its most recent Work Session discussed the creation of a new fee to address the growing list of fire hydrants needing repair. In addition, the City has not maintained an active fire flow testing schedule and hydrant water flushing program. To remedy this situation and create a dedicated fund stream for the repair, maintenance, and testing of fire hydrants, a new fee is being considered.

### DISCUSSION

A new monthly service fee is being proposed to rapidly address the issues regarding public fire hydrants. Approximately 80 fire hydrants are out of service due to one issue or another among 600 hydrants. In addition, the City has not fire flow tested hydrants since 2015 and does not maintain an active water flushing program.

In order to address these issues, a proposal was made to assess a new fee on all water bills. The revenue generated from this fee will be dedicated to the maintenance and repair of public fire hydrants, fire flow testing, and hydrant flushing. The best way to incorporate this new fee is to modify the Hydrant Service Rates ordinance we just updated. The proposed changes would be to insert the following:

**A monthly service fee shall be assessed to maintain public fire hydrants for all water customers will be as follows:**

<b>In-City</b>	<b>\$1.00</b>
<b>Out-of-City</b>	<b>\$2.00</b>

Based upon an active customer count of 3,200 water/sewer customers the fee is projected to generate approximately \$38,000 in new revenues annually for the dedicated maintenance of our fire hydrants.

### RECOMMENDATION

Staff recommends the adoption of First Reading of an Ordinance to create a Fire Hydrant Repair Fee to address the growing number of fire hydrants needing repair.

STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF YORK )

CITY OF YORK

ORDINANCE 20-618

**AN ORDINANCE TO AMEND THE CITY OF YORK CODE OF ORDINANCES RELATING TO FIRE HYDRANT SERVICE RATES**

BE IT ORDAINED, by the City Council of York, South Carolina in Council assembled, that Chapter 44, *Utilities*, Article II, *Rates and Charges*, Section 44-47, *Hydrant Service Rates* be amended as follows:

A. A monthly service fee shall be assessed to maintain public fire hydrants for all water customers will be as follows:

In-City	\$1.00
Out-of-City	\$2.00

B. A monthly availability fee as set forth herein shall be due from any customer utilizing a fire protection system, including but not limited to sprinklers or private hydrants, connected directly to the city's water main.

Monthly Availability Fee Schedule:

Sprinkler Fee	\$5.00 per 500 sprinklers, plus any portion thereof
Fire Hydrant	\$5.00 each

\_\_\_\_\_  
Michael D. Fuesser, MAYOR

ATTEST: \_\_\_\_\_  
Municipal Clerk

First Reading: \_\_\_\_\_

Public Hearing: \_\_\_\_\_

Second Reading: \_\_\_\_\_

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## MEMORANDUM

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**TO:** City Council  
**FROM:** Seth Duncan, City Manager  
**SUBJECT:** Budget Amendment  
**DATE:** May 26, 2020

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### SUMMARY

Due to a number of changes in revenue and expenditures, staff is presenting a mid-year budget modification to account for unexpected grants and expenditures, and to align financial resources to commitments made by Council. The two most significant changes to the budget include approximately \$194k in a School Resource Officer grant received by the state, and the revenue/expenditures associated with the budgeted lease purchase of vehicles and equipment. The lease purchase revenue and expenses were not previously recorded, but are now at the recommendation of our auditor. In the end, this budget modification will increase the bottom line total from \$14.157 million to \$15.773 million, with most of the increase in revenues and expenditures appearing in the General Fund.

Covid-19 is likely to have an impact on our FY budget by delaying some revenues and reducing others. While the full impact cannot be known at this time, staff is curtailing expenditures in anticipation of reduced revenue. Should it become more clear which and by how much certain revenue line items will be affected, staff will make adjustments prior to second reading of a modified budget ordinance.

### Fund and Departmental Breakdown of Changes

The significant fund and departmental changes are listed below. Significant is defined as any change +/- \$5,000.

#### GENERAL FUND – Revenue

Transfer from Hospitality Tax – Reduced by \$25k due to lack of need.  
Transfer from Fund Balance – Reduced by \$14k due to lack of need (no fund balance needed).  
Capital Lease Proceeds – Increased by \$1,083,800 for 4 lease purchases (not previously recorded)  
Recreation Grant – Increased by \$5,000 for PalmettoPride grant award.  
SRO Reimbursement – Increased by \$194,844 for State SRO Grant.

#### GENERAL FUND – Expenditures

##### Administration

No change.

##### Police Department

Police Salaries – Increased by \$37k to cover the salary difference for new SRO's.  
Retirement – Increased by \$6.8k to cover the cost of fringe for new SRO's.  
Repairs – Increased by \$29k for lease purchase of (3) SROs.

Machinery & Equipment – Increased \$140k for lease purchase 21 & 22.

**Fire Department**

Other Outlay – Increased by \$313k for lease purchase 19 (radios) and lease purchase 22 (vehicles).

**Planning and Zoning**

Transportation Equipment – Increased by \$14k for the stripping and outfitting of vehicle.

Machinery & Equipment – Increased by \$20k for lease purchase 22 (vehicle).

**Recreation**

Printing and Supplies – Increased by \$5k for PalmettoPride funded garbage cans.

**Public Works**

Debt Service – Increased by \$290k for lease purchase 20 (residential garbage truck).

**Recycling**

Debt Service – Increased by \$160k for lease purchase 20 (recycling truck).

**Non-Departmental**

Capital Outlay – Increased by \$151k for lease purchase 19 (IT Infrastructure).

Transfer to Capital Projects – Increased by \$428K for PARD and LWCF Grants.

**ENTERPRISE FUND – Revenue**

Public Works Grants – Increased by \$2,670 for SCMIT Grant 50/50.

Hydrant Repair Fee – Increased by \$10k (new fee Council is considering)

Hydrant Fees – Increased by \$1,500 for recently updated private hydrant and sprinkler fee.

**ENTERPRISE FUND – Expenditures**

Printing/Office Supplies – Increased by \$5,340 for SCMIT Grant 50/50.

Repairs and Maintenance – Increased by \$8,830 for fire hydrant repairs.

**HOSPITALITY TAX FUND – Revenue**

Interest – Increased by \$1,500 and was not previously budgeted.

**HOSPITALITY TAX FUND – Expenditures**

Hospitality Professional Services – Increased by \$26,500 to be used towards events/projects.

Hospitality Tax Transfer to Gen Fund – Decreased by \$25,000 did not need in General Fund.

**CAPITAL PROJECT FUND – Revenue & Expenditures**

Splash Park Grant Expense – Increased by \$427,601.24 for PARD & LWCF grants.

**ROLLUP**

	<b>Original Rev/Exp.</b>	<b>Change</b>	<b>Amended Budget</b>
<b>General Fund</b>	\$8,940,126.00	\$1,600,665.00	\$10,540,791.00
<b>Enterprise Fund</b>	\$4,702,250.00	\$ 14,170.00	\$ 4,716,420.00
<b>Hospitality Tax Fund</b>	\$ 515,000.00	\$ 1,500.00	\$ 516,500.00
	\$14,157,376.00	\$1,616,335.00	\$15,773,711.00

STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF YORK )

CITY OF YORK

**ORDINANCE 20-623**

**AN ORDINANCE AMENDING THE BUDGET AS PREVIOUSLY ADOPTED BY COUNCIL CONTAINING ESTIMATES OF PROPOSED REVENUES AND EXPENDITURES BY THE CITY OF YORK, FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2019 AND ENDING SEPTEMBER 30, 2020 AND DECLARING THAT SAME SHALL CONSTITUTE THE BUDGET OF THE CITY OF YORK FOR SUCH FISCAL YEAR.**

**WHEREAS,** Pursuant to the provisions of the Laws of the State of South Carolina, and the Charter and Ordinances of the City of York, the City Manager delivered, as required, a Budget which was adopted by Council on September 3, 2019.

**WHEREAS,** The City Manager has determined it relevant and necessary to deliver to Council an Amended Budget for the Fiscal Year to properly account for additional revenues and expenditures associated with grants, new fees, and financing of capital purchases.

**WHEREAS,** The City Manager has also determined it necessary to reallocate resources among several departments to align with Council’s objectives, commitments, and goals for the Fiscal Year.

**WHEREAS,** This Amended Budget contains the Budgets for the General Fund and Water and Sewer Fund; and,

**NOW, THEREFORE, THE COUNCIL OF THE CITY OF YORK HEREBY ORDAINS:**

Section 1. That the City of York Budget for Fiscal Year 2019-2020 (beginning October 1, 2019, and ending September 30, 2020) as amended as hereto attached is approved and adopted.

Section 2. There shall be and is hereby levied upon all of the taxable property of the City of York for ordinary purposes, for the fiscal year beginning October 1, 2019, and ending September 30, 2020, a tax of 124.6 mills upon each one dollar (\$1) (124.6 centers per \$1,000) of taxable property in the City of York to pay the amounts appropriated in the Budget duly adopted for the said City of York for said fiscal year, after deducting from said Budget the estimated revenue accruing to the City of York from other sources.

Section 3. To achieve the goals of the budget, the City Manager is hereby authorized to transfer any sum from one budget line item to another, or from one department or division to another department or division; provided, however, that no such transfer shall (a) be made from one fund to another fund, (b) conflict with any existing Bond Ordinance, or (c) conflict with any previously adopted policy of the City Council. Any change in the budget which would increase or decrease the total of all authorized expenditures must be approved by the City Council.

Section 4. That, should any part of this Ordinance be held invalid by a Court of competent jurisdiction, the remaining parts shall be severable and shall continue to be in full force and effect.

Section 5. That all Ordinances or parts of Ordinances conflicting with the provisions of this Ordinance are hereby repealed, insofar as the same affect this Ordinance.

Section 6. That this Ordinance shall take effect and be in force from and after October 1, 2019.

PASSED AND APPROVED by the City Council of the City of York on the 7<sup>th</sup> day of July, 2020.

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## MEMORANDUM

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**TO:** City Council

**FROM:** Seth Duncan, City Manager  
David Breakfield, Planning Director

**SUBJECT:** First reading of an ordinance amending Appendix A- Zoning Ordinance to allow flea markets in the B1-Central Business zoning district subject to special exception review

**DATE:** May 27, 2020

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### ISSUE

Currently, flea markets are conditionally allowed in the HC- Highway Commercial zoning district. The City has received a zoning amendment request to allow flea markets by special exception in the B1- Central Business zoning district.

### DISCUSSION

At its meeting on May 26th, the Planning Commission reviewed a draft ordinance for the request and found the proposal to be keeping with the character of the B1-Central Business zoning district based on special exception approval being required for such proposed uses. The Planning Commission felt that the special exception inclusion was necessary to allow the City of York Board of Zoning Appeals the opportunity to review each project on a case-by-case basis.

During the May 26<sup>th</sup> meeting, the applicant indicated a desire to ultimately have a flea market at 108 N. Congress St (beside Whitesides Cleaners). If the amendment is approved, the applicant would apply for special exception approval at the noted location.

### RECOMMENDATION

Staff recommends that Council approve an ordinance amending Appendix A- Zoning Ordinance to allow flea markets subject to special exception approval in the B1-Central Business zoning district as detailed in the draft ordinance recommended by the Planning Commission.



STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF YORK )

CITY OF YORK

ORDINANCE 20-624

AMENDING APPENDIX A, ZONING ORDINANCE TO ALLOW FLEA  
MARKETS BY SPECIAL EXCEPTION IN THE B1 – CENTRAL BUSINESS  
ZONING DISTRICT

WHEREAS, the York City Council and Planning Commission find that continued economic development of the historic downtown district should be encouraged;

WHEREAS, the York City Council and Planning Commission find that diverse land uses should be allowed as long as the City maintains appropriate design purview to ensure quality development; and

WHEREAS, the York City Council and Planning Commission find that flea markets should be allowed in the B1 – Central Business Zoning District subject to special exception review by the City of York Board of Zoning Appeals.

NOW, THEREFORE BE IT ORDAINED in Council assembled on the dates hereafter set forth that York City Council does herewith amend Appendix A, City of York Zoning Ordinance as follows:

- Amending Section VIII. Zoning Districts, Subsection 10. B1-Central Business Zoning District by adding the following to Part D (Special exception uses) – Uses allowed by special exception:

4. Flea Markets

DONE IN COUNCIL ASSEMBLED on the dates hereafter set forth.

\_\_\_\_\_  
Michael D. Fuesser, MAYOR

ATTEST: \_\_\_\_\_  
Municipal Clerk

First Reading: \_\_\_\_\_

Public Hearing: \_\_\_\_\_

Second Reading: \_\_\_\_\_

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## MEMORANDUM

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**TO:** Mayor and Council

**FROM:** Seth Duncan, City Manager

**SUBJECT:** Manager's Report

**DATE:** July 7, 2020

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### **Covid-19 Update**

The City of York continues to encourage residents and businesses to utilize state and federal guidelines to minimize the effects and transmission of Covid-19. As of this morning, there have been \_\_\_\_ confirmed cases of Covid-19 in the 29745 zip code. We continue to strongly encourage residents, visitors, and businesses to wear masks in public, social distance at least 6', and stay home if sick. The City continues to share the latest information on our website, social media platforms, the news media, and in other ways. Most public facilities remain closed to the public, except by appointment only, and masks are required for all public meetings here at City Hall. The City has reopened parks after installing signs alerting the public of the dangers of Covid-19. Municipal Court has resumed, but with additional precautions. Lastly, the City remains vigilant in its fight against Covid-19 and will once again in partnership with Affinity Health Center offer free Covid-19 testing on Friday, July 10<sup>th</sup> from 10am until 3pm at Clinton Chapel AME Zion Church at 302 California St. here in York.

### **City Park Construction**

Construction at City Park continues. Falkner Development is still in the earth moving phase of the project and has run into some difficulty. Despite conducting a geotech study to better understand the soils and subsurface, Falkner has found more bad dirt than anticipated and not enough good dirt. The presence of large volumes of bad dirt means that Faulkner will need to bring in more good dirt and make additional modifications to the substrate to support the above ground surfaces we are planning to build. The geotech study conducted by Summit Engineering indicated that only a 1.5 foot undercut was needed and they believed the pool to have been removed. However, Faulkner is reporting both the presence of the pool and the need for three foot undercut. To ensure the quality of the site and stability of the soils to support the splash pad, picnic shelter pads, and parking lot, the City will need to appropriate additional funds to complete the project. Staff continues to work with Keck & Wood, Summit, and Faulkner Development to provide Council an estimate for the additional earthwork.

### **City Announcements**

**Census Update** – Census enumerators will be soon going door to door to ensure 100% accurate count for the 2020 Census. We ask all residents in the City of York to complete their 2020 Census survey as soon as possible. As of today our response rate stands at \_\_\_\_%.

**Budget Work Sessions** – Council will be meeting on Monday, July 13<sup>th</sup> and Monday, July 20<sup>th</sup> for Fiscal Year 2020-2021 Budget Work Sessions. In the first session, staff will unveil the General Fund budget which includes the budgets for Administration, Council, Fire, Police, Public Works, Planning, and Recreation. The second session, staff will unveil the Enterprise Fund, Hospitality Tax Fund, and other funds. The sessions are open to the public and will be broadcast live on Facebook Live.

**Tuesday Talk-Away** – Next, for those who don't know, our very own public information officer, Karen Fritz, hosts each Tuesday at noon Tuesday Talk-Away on Facebook Live. During her show, she, along with her co-star, Cindy Wyatt, talk about the news and happenings in York. They also like to giveaway prizes to local retailers and restaurants. Be sure to check them out each Tuesday at noon on Facebook Live.

**City Services Survey** – Lastly, this morning we launched a City Services Survey as part of the strategic planning process. The survey is designed to gain feedback on city services, priorities, and direction for the future. We ask all residents, businesses, and those with an interest in the future of York to complete the survey. It has been posted to our website, social media pages, and in print version at City Hall. We will accept responses until \_\_\_\_\_.

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# City Council Meeting June 2020

Date and time: Tuesday, June 2, 2020 06:00 PM

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## **Members Present :**

Mayor Mike Fuesser

Mayor Pro Tem Ed Brown

Councilmember Jim Bradford

Councilmember Stephanie Jarrett

Councilmember Steve Love

Councilmember Denise Lowry

Councilmember Marion Ramsey

## **Participants:**

City Manager Seth Duncan

City Attorney Mac Brice

Finance Director Barbara Denny

Events Coordinator/PIO Karen Fritz

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1. Welcome and Call To Order Mayor Mike Fuesser

2. Prayer Mayor Pro Tem Ed Brown

3. Pledge of Allegiance Mayor Mike Fuesser

4. City Manager's Report City Manager Seth Duncan

4.1 City Operations Changes Due to COVID-19

City Manager Duncan stated that for more than two months the city's facilities have been closed. City staff has begun planning the reopening following the recommended guidelines.

4.2 Statewide Primary on June 9<sup>th</sup>

City Manager Duncan stated that voters will head to the polls on June 9<sup>th</sup> from 7a-7p. Every voter can vote absentee in the primary and run-off related to COVID-19.

4.3 Let's Keep Counting

City Manager Duncan stated that census takers will be hitting the streets soon. Currently the City of York has had a 58.4% response rate for the 2020 Census, as of this morning.

5. Council Minutes: Regular, May 5, 2020, and Council Work Session May 18,2020

Mayor Pro Tem Ed Brown made a motion to approve both sets of minutes which was seconded by Councilmember Bradford. The motion passed with unanimous approval.

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# City Council Meeting June 2020

## 6. Monthly Financial Report

Finance Director Barbara Denny

Finance Director Denny reported that the collections for current property tax have been completed and have met budget. Finance Director Denny stated that we will not see reductions in revenue due to the COVID-19 until August or later. The city is looking to cut 5% in the upcoming budget to compensate for any revenue losses. Also, the work has begun on the upcoming budgets for the department heads.

## 7. Old Business

### 7.1 Second Reading, Ordinance 20-619, Model Business License Ordinance

Councilmember Bradford made a motion to approve second reading of Ordinance 20-619, which was seconded by Councilmember Ramsey. The motion passed with unanimous approval.

### 7.2 Second Reading, Ordinance 20-620, Fire Department Board of Trustees

Mayor Pro Tem Brown made a motion to approve second reading of Ordinance 20-620 which was seconded by Councilmember Bradford. The motion passed with unanimous approval.

## 8. New Business

### 8.1 First Reading, Ordinance 20-623, FY 2019-2020 Budget Amendment

Councilmember Bradford made a motion to approve first reading of Ordinance 20-623 which was seconded by Mayor Pro Tem Brown. The motion passed with unanimous approval.

### 8.2 First Reading, Ordinance 20-624, Allow Flea Markets in B1 District

Councilmember Ramsey made a motion to approve first reading of Ordinance 20-624 which was seconded by Councilmember Love. The motion passed with unanimous approval.

### 8.3 First Reading, Ordinance 20-625, Emergency Ordinance

Councilmember Bradford made a motion to approve first reading of Ordinance 20-625 which was seconded by Mayor Pro Tem Brown. The motion passed with unanimous approval.

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## City Council Meeting June 2020

### 8.4 Authorization to Sign SRO Contract with YSD1 2020-2021

Councilmember Ramsey made a motion to sign the SRO contract with YSD1 2020-2021 which was seconded by Mayor Pro Tem Brown. The motion passed with unanimous approval.

### 8.5 Upcoming Event

#### Fourth of July

Councilmember Bradford made a motion to postpone this event and to come back later to discuss the finances for this event which was seconded by Councilmember Lowry. The motion passed with unanimous approval.

#### Summerfest 2020

Councilmember Bradford made a motion to postpone this event which was seconded by Mayor Pro Tem Brown. The motion passed with unanimous approval.

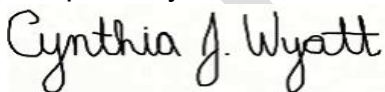
### 9. Mayor's Report

Mayor Fuesser read the Class of 2020 Proclamation that will be presented at the upcoming graduation for YCHS. Also, Mayor Fuesser wrote a letter for the graduating seniors that was sent to YSD1 and they will receive it at graduation.

### 10. Adjourn

Mayor Pro Tem Brown made a motion to adjourn the meeting which was seconded by Councilmember Bradford. The motion passed with unanimous approval. The meeting was adjourned at 7:06 pm.

Respectfully Submitted,



Cynthia J. Wyatt  
Municipal Clerk

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# City Council Work Session June 2020

Date and time: Monday, June 15, 2020 04:00 PM

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## **Members Present :**

Mayor Mike Fuesser

Councilmember Jim Bradford

Councilmember Stephanie Jarrett

Councilmember Steve Love

Councilmember Marion Ramsey

## **Participants:**

City Manager Seth Duncan

Finance Director Barbara Denny

Events Coordinator/PIO Karen Fritz

Steve Fooshe

David Carter

Jamie Patterson

Kathy Holbert

Chris Holbert

Brandon Pridemore

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- |                                     |                            |
|-------------------------------------|----------------------------|
| 1. Welcome and Call To Order        | Mayor Mike Fuesser         |
| 2. Prayer                           | Councilmember Jim Bradford |
| 3. Pledge of Allegiance             | Mayor Mike Fuesser         |
| 4. Presentations                    | City Manager Seth Duncan   |
| 4.1 Legislative Consulting Services |                            |

Steve Fooshe and David Carter of Capitol Consulting Group discussed the type of consulting services that they provide. They work with cities on issues such as growth, infrastructure, roads, etc. and help them to develop a list of priorities. Then they assist municipalities with finding funding sources for those projects. The cost for these types of services range from \$1500-\$3000 per month.

### 4.2 Rezoning Request for Yorkville Marketplace

Jamie Patterson, the owner of the property, and Kathy and Chris Holbert, who will be managing the property, spoke about this project. This project is an upscale boutique where vendors rent a space for their merchandise. There are also plans for food vendors, entertainment, a farmer's market, and wine bar/ tap room.

### 4.3 Planned Urban Development Proposal

Brandon Pridemore, of RJH Associates, discussed the proposed development located on the Alexander Love By-Pass that they are working on for Southford Ventures. This project will include commercial structures, townhomes, and single family dwellings.

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# City Council Meeting June 2020

## 5. Discussions

### 5.1 Local Accommodations Tax Special Fund

City Manager Duncan discussed that a portion of the accommodations tax that the city receives is required to be allocated to a designated tourism marketing entity. The discussion was to formalize a relationship with Visit York County to designate them as the City of York's tourism marketing entity. It was the consensus of council to sign a resolution designating Visit York County as the city's tourism marketing entity.

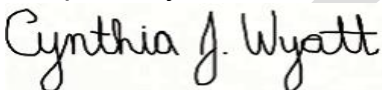
### 5.2 Hospitality Grant Program

City Manager Duncan discussed that currently there is not a formal process for allocating hospitality tax funds. City Manager Duncan recommended that we advertise twice a year for grant funding opportunities with hospitality tax funds. Each funding period would have \$25,000 in grant funding available. There would be an application for these funds that would be scored and then submitted to council for approval.

## 6. Adjourn

The meeting was adjourned at 5:34 pm.

Respectfully Submitted,



Cynthia J. Wyatt  
Municipal Clerk



**CITY OF YORK GENERAL FUND**  
**UNAUDITED STATEMENT OF REVENUES AND EXPENDITURES**  
**FOR THE PERIOD ENDED MAY 31, 2020**

	Actual	Budget	% of Budget	Target % of Budget	Comments
Property Taxes	\$ 2,988,228.46	\$ 2,928,450.00	102.04%	66.67%	<i>We are done with current collections</i>
Vehicle Taxes	\$ 165,670.48	\$ 280,000.00	59.17%	66.67%	
Franchise Fees	\$ 346,119.07	\$ 670,000.00	51.66%	66.67%	
Delinquent Taxes	\$ 129,667.99	\$ 128,000.00	101.30%	66.67%	<i>We will now only collect delinquent</i>
Fees in Lieu of Taxes	\$ 143,014.69	\$ 50,000.00	286.03%	66.67%	
State Shared Revenue	\$ 272,708.65	\$ 361,000.00	75.54%	66.67%	<i>We started to receive in May</i>
Business Licenses	\$ 454,960.56	\$ 560,000.00	81.24%	66.67%	
Business Licenses - Insurance	\$ 67,841.50	\$ 950,000.00	7.14%	66.67%	<i>MASC. Recv'd \$76k in June</i>
Building Permits	\$ 63,628.60	\$ 95,000.00	66.98%	66.67%	
Court Fines and Fees	\$ 30,518.88	\$ 98,000.00	31.14%	66.67%	<i>Court has been out of session since Mid March</i>
Interest	\$ 11,277.97	\$ 18,000.00	62.66%	66.67%	
Rent	\$ 2,000.00	\$ 3,000.00	66.67%	66.67%	
Garbage Fees	\$ 717,484.40	\$ 975,000.00	73.59%	66.67%	
Garbage Bags	\$ 2,002.00	\$ 4,000.00	50.05%	66.67%	<i>Will no longer offer bags for sale</i>
Fire Protection	\$ 69,499.36	\$ 81,750.00	85.01%	66.67%	
Recreation Fees	\$ 93,410.78	\$ 200,000.00	46.71%	66.67%	<i>1/2 Rec supp, *** giving refunds</i>
Recycling Fees	\$ 21,382.76	\$ 53,275.00	40.14%	66.67%	<i>No billing for May</i>
Transfer from Utility	\$ 566,666.64	\$ 850,000.00	66.67%	66.67%	
Transfer from Hospitality Tax	\$ 203,400.00	\$ 305,100.00	66.67%	66.67%	
Transfer from Fund Balance	\$ -	\$ 13,979.00	0.00%	66.67%	
PEBA Pension Credit	\$ 42,622.79	\$ 42,623.00	100.00%	66.67%	
Miscellaneous	\$ 39,561.38	\$ 65,000.00	60.86%	66.67%	<i>Recv'd \$49k in June SCMIT return of surplus</i>
Sale of Fixed Assets	\$ 11,080.00	\$ 20,000.00	0.00%	66.67%	
Capital Lease Proceeds	\$ 661,165.68	\$ -	100.00%	66.67%	<i>Offset by Capital Expense</i>
Grant Revenue	\$ 6,930.16	\$ 6,000.00	0.00%	66.67%	<i>REC grant, MASC Covid grant</i>
SRO Reimbursement	\$ 367,794.50	\$ 172,949.00	212.66%	66.67%	<i>3 NEW SRO's &amp; regular SRO agreement</i>
	<b>\$ 7,478,637.30</b>	<b>\$ 8,931,126.00</b>	<b>83.74%</b>	66.67%	

**CITY OF YORK GENERAL FUND**  
**UNAUDITED STATEMENT OF REVENUES AND EXPENDITURES**  
**FOR THE PERIOD ENDED MAY 31, 2020**

		Actual	Budget	% of Budget	Target % of Budget	Comments
<b>Administrative</b>	\$ 499,699.56		\$ 802,659.00	62.26%	66.67%	
Personnel Services		\$ 417,884.96	\$ 663,719.00	62.96%	66.67%	
Operating Expenses		\$ 77,327.05	\$ 128,940.00	59.97%	66.67%	
Capital Outlay		\$ 4,487.55	\$ 10,000.00			
<b>Court</b>	\$ 97,313.72		\$ 146,798.00	66.29%	66.67%	
Personnel Services		\$ 73,177.16	\$ 113,220.00	64.63%	66.67%	
Operating Expenses		\$ 24,136.56	\$ 33,578.00	71.88%	66.67%	
<b>Police</b>	\$ 2,404,879.48		\$ 3,307,044.00	72.72%	66.67%	
Personnel Services		\$ 1,994,103.60	\$ 2,862,584.00	69.66%	66.67%	
Operating Expenses		\$ 278,093.14	\$ 401,560.00	69.25%	66.67%	
Capital Outlay		\$ 132,682.74	\$ 42,900.00	309.28%	66.67%	Offset by Capital Lease Proceeds
<b>Fire</b>	\$ 939,212.13		\$ 1,118,782.00	83.95%	66.67%	
Personnel Services		\$ 627,049.64	\$ 977,082.00	64.18%	66.67%	
Operating Expenses		\$ 93,417.56	\$ 141,700.00	65.93%	66.67%	
Capital Outlay		\$ 218,744.93	\$ -	0.00%	66.67%	Partial offset by Capital Lease Proceeds
<b>Fire County Suppression</b>	\$ 4,093.70		\$ 17,900.00	22.87%	66.67%	
Operating Expenses		\$ 4,093.70	\$ 17,900.00	22.87%	66.67%	
<b>Planning &amp; Zoning</b>	\$ 224,262.97		\$ 397,737.00	56.38%	66.67%	
Personnel Services		\$ 183,728.79	\$ 308,067.00	59.64%	66.67%	
Operating Expenses		\$ 25,178.33	\$ 69,670.00	36.14%	66.67%	
Capital Outlay		\$ 15,355.85	\$ 20,000.00	0.00%	66.67%	
<b>Recreation</b>	\$ 479,910.98		\$ 1,013,095.00	47.37%	66.67%	
Personnel Services		\$ 325,993.12	\$ 576,895.00	56.51%	66.67%	
Operating Expenses		\$ 118,361.76	\$ 310,050.00	38.18%	66.67%	
Capital Outlay		\$ 35,556.10	\$ 126,150.00	0.00%	66.67%	
<b>Public Works</b>	\$ 951,361.68		\$ 964,861.00	98.60%	66.67%	
Personnel Services		\$ 330,382.34	\$ 521,861.00	63.31%	66.67%	
Operating Expenses		\$ 330,984.01	\$ 432,000.00	76.62%	66.67%	
Capital Outlay		\$ 289,995.33	\$ 11,000.00	2636.32%	66.67%	Repairs. Partial offset by Capital Lease Proceeds
<b>Public Works Commercial</b>	\$ 146,796.03		\$ 238,818.00	61.47%	66.67%	
Personnel Services		\$ 38,181.16	\$ 55,968.00	68.22%	66.67%	
Operating Expenses		\$ 108,614.87	\$ 182,850.00	59.40%	66.67%	
<b>Public Works Recycling</b>	\$ 52,876.89		\$ 78,030.00	67.76%	66.67%	
Personnel Services		\$ 34,777.64	\$ 54,330.00	64.01%	66.67%	
Operating Expenses		\$ 18,099.25	\$ 23,700.00	76.37%	66.67%	
<b>Non Departmental</b>	\$ 796,751.05		\$ 854,402.00	93.25%	66.67%	
Personnel Services		\$ 134,544.55	\$ 174,618.00	77.05%	66.67%	Employee Retired
Operating Expenses		\$ 125,279.11	\$ 158,800.00	78.89%	66.67%	
Capital Outlay		\$ 536,927.39	\$ 520,984.00	103.06%	66.67%	
		<b>\$ 6,597,158.19</b>	<b>\$ 8,940,126.00</b>	<b>73.79%</b>	66.67%	
<b>Revenues Over (Under) Expenditures</b>	<b>\$ 881,479.11</b>					



**CITY OF YORK UTILITY FUND**  
**UNAUDITED STATEMENT OF REVENUES AND EXPENDITURES**  
**FOR THE PERIOD ENDED MAY 31, 2020**

			Actual			Budget			Target % of Budget	Comments
<b>Gross Revenues</b>										
	Water/Sewer Receipts		\$ 1,470,855.16			\$ 2,700,000.00	54.48%	66.67%		
	Base Charge		\$ 1,015,318.78			\$ 1,461,000.00	69.49%	66.67%		
	DHEC Charges		\$ 50,136.75			\$ 74,000.00	67.75%	66.67%		
	Penalty		\$ 52,374.42			\$ 100,000.00	52.37%	66.67%		
	Water/Sewer Taps		\$ 17,500.00			\$ 12,000.00	145.83%	66.67%		
	Connection Fees		\$ 21,072.00			\$ 30,000.00	70.24%	66.67%		
	Hydrant Fees		\$ -			\$ 1,000.00	0.00%	66.67%		
	Meter Reinstallation		\$ 3,276.00			\$ 750.00	436.80%	66.67%		
	Meter Installation		\$ 16,784.00			\$ 20,000.00	83.92%	66.67%		
	Administrative Fees		\$ 24,273.78			\$ 52,000.00	46.68%	66.67%		
	Pretreatment		\$ 24,931.65			\$ 14,000.00	178.08%	66.67%		
	Capacity Fees		\$ 147,149.00			\$ 220,000.00	66.89%	66.67%		
	Interest		\$ 7,691.13			\$ 13,000.00	59.16%	66.67%		
	Miscellaneous		\$ 1,805.95			\$ 4,500.00	40.13%	66.67%		
	Grant Revenue		\$ 2,670.00				0.00%	66.67%		SCMIT Grant
	<b>Total Revenue</b>		<b>\$ 2,855,838.62</b>			<b>\$ 4,702,250.00</b>	<b>60.73%</b>	66.67%		
						\$ -				
<b>Departmental Expenses</b>										
	Utility Administration	\$ 2,095,114.33		\$ 3,469,716.00			60.38%	66.67%		
	Personnel Services		\$ 600,044.50			\$ 904,751.00	66.32%	66.67%		
	Operating Expenses		\$ 1,495,069.83			\$ 2,564,965.00	58.29%	66.67%		
	Capital Outlay		\$ -			\$ -	0	66.67%		
	Utility Non Departmental	\$ 959,422.26		\$ 1,232,534.00			77.84%	66.67%		
	Personnel Services					\$ -				
	Operating Expenses		\$ 824,802.18			\$ 1,028,974.00	80.16%	66.67%		
	Cap Fees Construction		\$ 134,620.08			\$ 203,560.00	66.13%	66.67%		
	<b>Total Expenditures</b>		<b>\$ 3,054,536.59</b>			<b>\$ 4,702,250.00</b>	<b>64.96%</b>	66.67%		
	<b>Revenues Over (Under) Expenditures</b>		<b>\$ (198,697.97)</b>			<b>\$ -</b>				

**City of York**  
**2019-2020 Capacity Fees**

October	<u>\$ 25,123.00</u>
November	<u>\$ 7,178.00</u>
December	<u>\$ 21,534.00</u>
January	<u>\$ 10,767.00</u>
February	<u>\$ 17,945.00</u>
March	<u>\$ 7,178.00</u>
April	<u>\$ 46,657.00</u>
May	<u>\$ 10,767.00</u>
June	<u>                    </u>
July	<u>                    </u>
August	<u>                    </u>
September	<u>                    </u>
<b>Total</b>	<b><u><u>\$ 147,149.00</u></u></b>

**City of York  
Hospitality Tax  
Monthly Revenue Projections vs Actual  
2019 - 2020**

Month	Projected Revenue	2018 - 2019 Actual Revenue	2019 - 2020 Actual Revenue	Revenue Over / (Under) Projection	
October	40,833.33	40,727.13	50,097.19	9,263.86	FINAL
November	40,833.33	41,679.48	47,972.64	7,139.31	FINAL
December	40,833.33	45,558.21	50,135.56	9,302.23	FINAL
January	40,833.33	40,145.84	48,004.44	7,171.11	FINAL
February	40,833.33	44,574.40	40,906.77	73.44	FINAL
March	40,833.33	46,227.39	46,371.45	5,538.12	FINAL
April	40,833.33	48,217.37	42,636.21	1,802.88	FINAL
May	40,833.33	49,070.48	36,066.76	(4,766.57)	
June	40,833.33	48,593.38			
July	40,833.33	46,294.52			
August	40,833.33	48,378.17			
September	40,833.33	46,316.96			
<b>Total</b>	<b>\$ 490,000.00</b>	<b>\$ 545,783.33</b>	<b>\$ 362,191.02</b>	<b>\$ 35,524.35</b>	
***Note Revenue is always a month behind. Eg: October is received in November, therefore, current month amount will be adjusted at month end.					

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## MEMORANDUM

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**TO:** City Council

**FROM:** Seth Duncan, City Manager  
David Breakfield, Planning Director

**SUBJECT:** First reading of an ordinance that would amend Appendix A- Zoning Ordinance (Official Zoning Map) by rezoning a portion of property referenced by Tax Map # 0701307024 from R7 - Residential to HC- Highway Commercial (the entire property would then be zoned HC).

**DATE:** June 30, 2020

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### **ISSUE**

We have received a rezoning application to amend the Official Zoning Map by rezoning a portion of property referenced by Tax Map # 0701307024 from R7 - Residential to HC- Highway Commercial (the property currently has two separate zoning designations) and located on Hwy 321 Bypass near Hwy 49. The Planning Commission must review each such rezoning application and make a recommendation to York City Council and then City Council would review and make a final decision on the matter.

### **DISCUSSION**

At the June 29th Planning Commission meeting, City staff provided the following summary:

1. Currently, the property has split zoning: the front portion is zoned HC – Highway Commercial while the rear portion is zoned R7 – Residential. The applicant desires to rezone the rear section to HC – Highway Commercial so that the entire property is zoned HC.
2. The subject property is located near the intersection of two (2) major highways; as such, the Comprehensive Plan generally suggests that such property should be reserved for high impact development (be it commercial, residential or a combination thereof).
3. The Future Land Use Map in the 2019 Comprehensive Plan recommends that the property should be used residentially; however, recommendations on the Future Land Use Map may be changed by City Council after recommendation from the Planning Commission as long as both entities detail the reasoning behind the decision. The Future Land Use Map is a global vision of property usage not a detailed property-by-property review of appropriate land usage.
4. The property across Highway 321 Bypass is zoned/used for commercial purposes while the area behind the subject property is currently used as and designated for residential usage.

After discussion at the June 29<sup>th</sup> meeting, the Planning Commission recommended approval of the application finding that the property's close proximity to a major highway intersection made the application acceptable per the Comprehensive Plan.

### **RECOMMENDATION**

Staff recommends that Council approve first reading of an ordinance amending Appendix A- Zoning Ordinance and the Official Zoning Map by rezoning a portion of property referenced by Tax Map # 0701307024 from R7 - Residential to HC- Highway Commercial as detailed in the draft ordinance recommended by the Planning Commission.





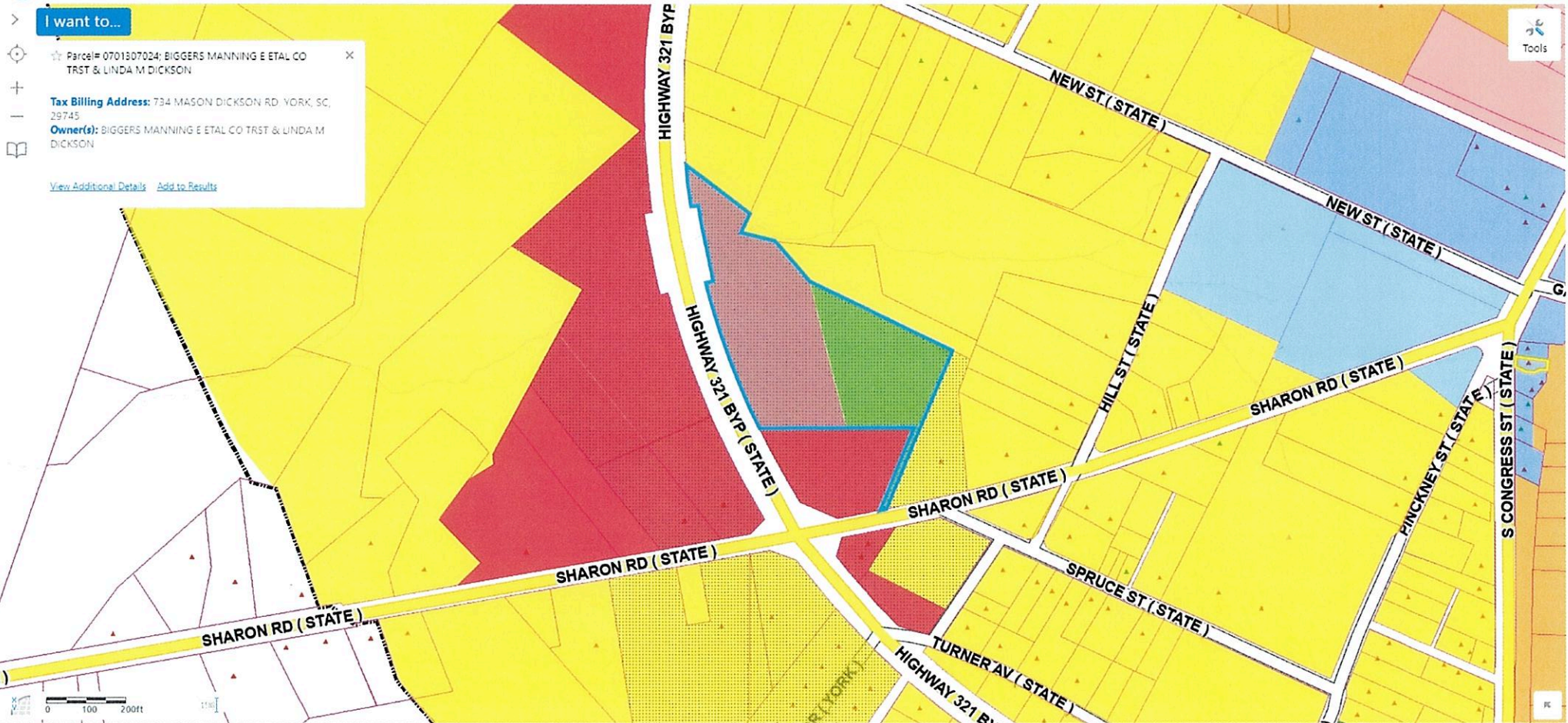
I want to...

☆ Parcel# 0701307024: BIGGERS MANNING E ETAL CO TRST & LINDA M DICKSON ×

**Tax Billing Address:** 734 MASON DICKSON RD, YORK, SC, 29745

**Owner(s):** BIGGERS MANNING E ETAL CO TRST & LINDA M DICKSON

[View Additional Details](#) [Add to Results](#)









STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF YORK )

CITY OF YORK

ORDINANCE 20-625

AMENDING APPENDIX A, ZONING ORDINANCE AND THE OFFICIAL ZONING MAP BY REZONING A PORTION OF PROPERTY REFERENCED BY TAX MAP ID NUMBER 0701307024 FROM R7 - RESIDENTIAL TO HC - HIGHWAY COMMERCIAL (THE ENTIRE PROPERTY WOULD THEN BE ZONED HC)

WHEREAS, the York City Council and Planning Commission find that a rezoning application has been received for property referenced by tax map 0701307024 and located near the intersection of Hwy 321 Bypass and Hwy 49;

WHEREAS, the York City Council and Planning Commission find that the Official Zoning Map may be revised if the proposed change is found to be in compliance with the Comprehensive Plan; and

WHEREAS, the York City Council and Planning Commission find that the proposed rezoning application complies with the Comprehensive Plan.

NOW THEREFORE, BE IT ORDAINED in Council assembled on the dates hereafter set forth that the York City Council does herewith amend the City of York Zoning Ordinance and the Official Zoning Map by rezoning a portion of the property identified by tax map identification # 0701307024 from R7 – Residential to HC- Highway Commercial per the submitted application.

\_\_\_\_\_  
MICHAEL D. FUESSER, MAYOR

ATTEST: \_\_\_\_\_  
Municipal Clerk

First Reading: \_\_\_\_\_

Public Hearing: \_\_\_\_\_

Second Reading: \_\_\_\_\_

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## MEMORANDUM

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**TO:** Mayor and Council  
**FROM:** Seth Duncan, City Manager  
Carolyn Leake, Parks & Recreation Director  
**SUBJECT:** Selection of Lowest Responsible Bidder for Infield Leveling  
**DATE:** June 29, 2020

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### ISSUE

City Council is being asked to select the lowest responsible bidder to renovate and level the four (4) infields at the York Recreation Complex for maximum performance and optimum drainage.

### DISCUSSION

City Council allocated \$11,250 in the FY 19-20 budget to renovate and level the four (4) infields at the York Recreation Complex. A Request for Proposals (RFP) was prepared and listed on the South Carolina Business Opportunities (SCBO) page and City's website. The contractor is to provide top rated sand/clay infield mixture and all necessary materials and labor to renovate and level each infield for maximum performance and optimum drainage. This should be done every other year to maintain level infields for an effective playing surface and to allow for the proper draining of each infield. Of the four (4) contractors that attending a mandatory site visit, only two (2) submitted a bid at the June 25, 2020 bid opening.

The following bids were received:

EA Sports Fields	\$11,300
Wilson & Associates Sports Turf	\$15,600

### RECOMMENDATION

Staff recommends City Council approve EA Sports, in the amount of \$11,300 to renovate and level the four (4) infields. EA Sports has renovated our infields in the past and we were pleased with their work.



EA Sports Fields, Inc.

442 Green Pond Road

Clover, SC 29710

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**CITY OF YORK**

**RFP – Four (4) infields for the York Recreation Complex, located at 74 Fourth Street, York, SC**

**Vendor Name:** EA Sports Fields, Inc

**Address:** 442 Green Pond Road  
Clover, SC 29710

**Phone Number:** 803-631-7777 office  
803-242-9133 cell  
803-242-9135 cell  
803-675-8181 fax

**Email of Authorized Representative:** [busque@bellsouth.net](mailto:busque@bellsouth.net)  
[eddie@easportsfields.com](mailto:eddie@easportsfields.com)

**Company Background and Experience of Key Personnel:**

EA Sports Fields, Inc., with the office and the maintenance facility located in Clover, SC, specializes in the construction, renovation, and maintenance of athletic fields to provide the highest quality, safest and functional playing surfaces. We were established in 2007 as a small business by Angela and Eddie Busque based on our experience managing, maintaining and constructing professional athletic fields. We provide comprehensive and budget conscious maintenance programs, planning, consulting, and design for all types of athletic fields. We are loyal and dedicated to customer satisfaction. We will go above and beyond to provide our clients with programs that are tested and proven to work. Our professional staff offers a unique perspective in field maintenance as they are experienced, trained, and demonstrate promptness and diligence. We maintain high professional standards when performing services for our clients.

*Angela Busque, President*, graduated in 2004 from the University of North Carolina at Charlotte and has over 20 years of experience in the sports turf industry. She has been a member/supervisor of the grounds crew and assisted in fertilizer and chemical selection, planning, budgeting and supervision for the Winston-Salem Warthogs, Seattle Mariners, and the Charlotte Knights. She plays an important role in understanding the client's perspective and ensuring services are performed in an efficient and cost effective manner.

*Eddie Busque, Vice President*, graduated from Catawba Valley Community College in 1993 with a degree in Turf Grass Management. As the former Head Groundskeeper for the Charlotte Knights, Triple A Affiliate of the Chicago White Sox, he has been involved with the construction and field improvements of over 75 athletic fields for K-12 facilities, colleges, and professional baseball. With over 25 years of professional grounds keeping experience and 23 years of full field construction experience, Eddie, understands the importance of constructing fields that are functional with low maintenance. He was awarded Groundskeeper of the Year in both the Carolina League (1998) and International League (2004 and 2005). In both of the league awards,

Eddie took old fields with very limited budgets and transformed them into award winning surfaces. He was previously employed as the Head Groundskeeper for the Winston-Salem Warthogs and the Hickory Crawdads, as well as the Assistant Groundskeeper for the Seattle Mariners.

Angela and Eddie Busque have worked on construction or maintenance of the fields for professional baseball teams including the Charlotte Knights, Chicago White Sox, Boston Red Sox, Seattle Mariners, Chicago Cubs, Washington Nationals, St. Louis Cardinals, Winston-Salem Warthogs, Hickory Crawdads, Durham Bulls, and at least 10 others. Local Charlotte area schools and recreational clients include Charlotte Catholic School, Charlotte Christian School, Weddington High School, Charlotte Prep School, Marvin Ridge High School, Charlotte Latin, York Comprehensive High School, York Middle School, The Knothole Foundation – Tuckaseegee Dream Field, South Charlotte Recreation Association, Davidson College, City of Kannapolis, Sun City Carolina Lakes and many others.

*Tyler Dabbs, Project Coordinator/Manager*, attended Central Piedmont Community College in the Turf Grass Management program. He has spent eight seasons as a member of the Charlotte Knights Grounds Crew and 13 years with EA Sports Fields. With his experience in the sports turf industry, he plays an important role in new construction, renovation, and coordinating current maintenance contracts at all levels of athletic fields. He understands the importance of athletic field safety and playability. He specializes in tailoring chemical and fertilizer maintenance programs to meet our client's needs.

**Contact Information of persons responsible for implementation of contract:**

Angela Busque, President  
803-631-7777 Office  
803-242-9133 Cell  
803-675-8181 Fax  
[busque@bellsouth.net](mailto:busque@bellsouth.net)  
[angela@easportsfields.com](mailto:angela@easportsfields.com)

Eddie Busque, Vice President  
803-631-7777 Office  
803-242-9135 Cell  
803-675-8181 Fax  
[eddie@easportsfields.com](mailto:eddie@easportsfields.com)

Tyler Dabbs, Project Coordinator  
803-631-7777 Office  
803-389-2404 Cell  
803-675-8181 Fax  
[Tdabbs9@yahoo.com](mailto:Tdabbs9@yahoo.com)

**Similar Clients within last 3 years:**

Charlotte Catholic School, Charlotte Christian School, Weddington High School, Charlotte Prep School, Marvin Ridge High School, Charlotte Latin, York Comprehensive High School, York Middle School, The Knothole Foundation – Tuckaseegee Dream Field, South Charlotte Recreation Association, Davidson College, City of Kannapolis, Sun City Carolina Lakes, and Clover School District.

**References:**

Marvin Ridge High School  
Jeff Stovall, Groundskeeper  
704-654-1307  
[mrhsoftball@gmail.com](mailto:mrhsoftball@gmail.com)

Knothole Foundation  
Jeff Schaefer, President  
704-340-1698  
[jeftschaef@gmail.com](mailto:jeftschaef@gmail.com)

Weddington High School  
Travis Poole, Head Baseball Coach  
704-254-6853  
[travis.poole@ucps.k12.nc.us](mailto:travis.poole@ucps.k12.nc.us)

Charlotte Christian School  
Greg Simmons, Head Baseball Coach  
704-363-7146  
[greg.simmons@charchrist.com](mailto:greg.simmons@charchrist.com)

Kannapolis Parks & Rec  
Pete Jukoski, Park Manager  
980-521-9993  
[pjukoski@kannapolisnc.gov](mailto:pjukoski@kannapolisnc.gov)

SEE ATTACHED LETTERS OF RECOMMENDATIONS

Reference # 1

From: Eddie Busque eddie@easportsfields.com  
Subject: Fwd: Recommendation letter  
Date: May 5, 2020 at 9:49:37 AM  
To: Angel busque@bellsouth.net

---

Sent from my iPhone

Begin forwarded message:

From: Jeff Stovall <[mrhsoftball@gmail.com](mailto:mrhsoftball@gmail.com)>  
Date: May 5, 2020 at 9:38:03 AM EDT  
To: "eddie@easportsfields.com" <[eddie@easportsfields.com](mailto:eddie@easportsfields.com)>  
Subject: Recommendation letter

To whom it may concern.

EASports fields has been providing field services to Marvin Ridge High school for nine years. In that time the quality and playability of our fields has improved tremendously. Their communication, knowledge and concern for the quality of our fields is tremendous. If you have a question or a concern they respond timely to help you.

Thank you

Jeff Stovall

Groundskeeper

Marvin Ridge High School

Reference # 2

From: Jeff Schaefer jefschaefer@gmail.com

Date: Apr 28, 2020 at 8:12:22 PM

To: Eddie Busque eddie@easportsfields.com, Angel Busque  
busque@bellsouth.net

---

To whom it may concern,

My name is Jeff Schaefer. I am college graduate of the University of Maryland, a former Major League Baseball Player, a local businessman, a resident of Tega Cay and a parent of two sons who attend Fort Mill High School. I possess a long baseball history in Fort Mill. I played for the Charlotte Knights when they were in Fort Mill and I have coached for 5 years in the Fort Mill School District.

I currently own Carolinas Baseball Center in Charlotte, NC and I am the Chairman of The Knothole Foundation ([www.knotholecarolinas.org](http://www.knotholecarolinas.org)) who contracted EA Sports Fields, INC to build the Tuckaseegee Dream Fields near the Charlotte Douglas Airport.

I have been asked many times during my career(s) to write letters of recommendation. I have mostly declined. I respect the magnitude a LOR carries. Writing a LOR is not a formality for me, but a conviction. I have 2 questions I ask myself before writing a LOR or declining. Would I hire this company? And are they worth me staking my reputation?

I have known Eddies and Angel Busque since 2001 when they were the groundskeeper at Knights Stadium. I knew they were on the crew who built major MLB fields (New Comiskey in Chicago and Safeco Field in Seattle). I knew they were trained by the big-league field whisper Roger Bossard, who I got to know in 1989 when playing for the Chicago White Sox. Roger is 3rd generation major league head groundskeeper.

I decided in 2015 to put money into SFMS baseball field. I contacted Eddied Busque and EA Sports came in a brought SFMS back to life. SFMS is the best playing surface in the Fort Mill District. I watched EA build PKMS and I believe PKMS would have been the best playing surface in Fort Mill if EA maintained them. I have watched them work their magic on several other fields around the Greater Charlotte Area.

In 2019 I contracted EA Sports Fields, Inc to build The Tuckaseegee Dream Fields. The Tuck is a \$6.6M complex. I knew what we were building through the non-profit had to be special. Major League Baseball was our anchor donor and they had to approve the company building our fields. EA passed the MLB test without question. Tuckaseegee Dream Fields are big league playing surfaces. We have also contracted EA Sports to maintain our fields. EA Sports Fields, INC is in our backyard.

Again, for me to write this LOR my two questions must be answered yes. EA Sports Fields, Inc answers both YES.

Sincerely

Jeff Schaefer

--

Jeff Schaefer

Former MLB Player

President, U Deserve A Chance Foundation

Reference # 2 cont.

Regional Director, USA Baseball NTIS

Director, Best In Class Showcases

CBC Baseball-CBC Baseball Club

[jefschaef@gmail.com](mailto:jefschaef@gmail.com)

225 Olympic St

Charlotte, NC 28273

Cell:704-340-1698

[www.udacf.org](http://www.udacf.org)

[www.cbcbaseball.net](http://www.cbcbaseball.net)

[www.bicshowcases.com](http://www.bicshowcases.com)



## Reference # 3

To Whom It May Concern:

Weddington High School has been using EA Sports for the last 10 years. They are responsible for taking care of our 3 game fields as well as our 2 practice fields. EA Sports staff are knowledgeable and very dependable. Our athletic fields are in great shape year round and that is a reflection of EA Sports and their staff.

I would highly recommend EA Sports for any job on any athletic complex.

Please feel free to call me or text me at any time

Travis Poole

HC Baseball

704-254-6853

Weddington High School

Reference # 4

The response from the remote server was:

550 5.4.1 Recipient address rejected: Access denied. AS(201806281)  
[BL2NAM02FT033.eop-nam02.prod.protection.outlook.com]

----- Forwarded message -----

From: Greg Simmons <[greg.simmons@charchrist.com](mailto:greg.simmons@charchrist.com)>

To: [eddie@easports.com](mailto:eddie@easports.com)

Cc:

Bcc:

Date: Fri, 1 May 2020 09:39:43 -0400

Subject: Letter of recommendation

To whom it may concern,

It is with great pleasure that I would recommend EA Sports to handle all of your turf needs. Eddie and his crew have been working with us for well over 10 years and we are very pleased with their work. They are professional and have gone far above and beyond our expectations. If you have any questions please feel free to contact me.



**Greg Simmons**

<font color="#0 -----

Message truncated -----

Reference #4 cont.



**Greg Simmons**

**Assistant Athletic Director/  
Head Baseball Coach**

Charlotte Christian School  
7301 Sardis Road | Charlotte, NC 28270  
P: (704) 366-5657 (7003)  
C: (704) 363-7146  
E: [greg.simmons@charchristian.com](mailto:greg.simmons@charchristian.com)



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Reference # 5



To whom it may concern,

For a number of years now The City of Kannapolis Parks and Recreation Department has contracted with EA Sports Fields to provide the fertilization and Ronstar applications to approximately three (3) baseball/softball fields, one (1) soccer field and one (1) large amphitheater lawn to bring the turf at these properties to a higher level of health and playability.

Along with the above-mentioned services we had them redo two (2) of the infields at Safrit Park to bring them back to where they were when built. Not only did they do a great job renovating the infields, they have gotten our turf healthy and looking great!!

We are located quite a distance away from their home office, but they have always done the work as contracted, been very responsive to any questions we may have, returned phone calls in a timely manner and provided us with updates should the weather cause any changes in their applications and it is greatly appreciated.

I would not hesitate to recommend EA Sports Fields to anyone looking for a quality company to provide a quality service.

Sincerely,

Pete Jukoski  
Park Manager - Bakers Creek Park / Safrit Park  
City of Kannapolis Parks and Recreation



EA Sports Fields, Inc.

442 Green Pond Road

Clover, SC 29710

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## **PROPOSAL CITY OF YORK INFIELD LEVELING**

EA Sports Field, Inc to provide all materials, supplies, equipment, tools, installation, labor, delivery fees, and applicable fees and taxes for the following scope of work for four (4) infields at York Recreation Complex, located at 74 Fourth Street, York, SC:

- Install approximately 25 ton on 60/40 infield clay mix to each field
- Incorporate with existing clay mix
- Laser Grade skin area
- Roll infield skin area with double drum roller

**TOTAL COST FOR SERVICES: \$11,300.00**

\*Project will be completed within 90 days

\*Certificate of Insurance and Business License provided upon award

\*EASF to clean up, remove and dispose of all materials and supplies

# **AGREEMENT**

**BETWEEN**

**the CITY OF YORK, SOUTH CAROLINA**

**AND**

**VISIT YORK COUNTY**

**of York County, South Carolina**

This agreement (this "Agreement") is made and entered into this \_\_\_ day of \_\_\_\_\_, 2020, by and among the **CITY OF YORK, SOUTH CAROLINA** (the "City"); and **VISIT YORK COUNTY** ("VYC") of York County, South Carolina (the "County"), CITY and VYC being referred to collectively herein as the "Parties," and individually as a "Party." This Agreement is intended to address the allocation of state accommodations tax funding.

## **RECITALS**

**WHEREAS**, the CITY is wholly situated in the County; and

**WHEREAS**, VYC is an agency of the County whose mission is to create a thriving tourism economy and enhance the quality of life in the County for the benefit of its citizens and visitors; and

**WHEREAS**, VYC will market the CITY as a leisure travel destination and attempt to bring events to the CITY; and

**WHEREAS**, the Parties deem it to be to their mutual benefit to execute this Agreement as a general guideline for subsequent cooperation, investment, and interaction between the Parties with respect to accomplishing the above goals; and

**NOW, THEREFORE**, for and in consideration of the above preambulatory recitals, as well as the terms, covenants, and conditions set forth below, the Parties hereby agree as follows:

1. The preambulatory recitals are incorporated herein and made a part of this Agreement.
2. CITY will designate VYC as their tourism organization for the purpose of providing their 30% allocation of state accommodations tax as set forth by CHAPTER 4 of the South Carolina Code of Laws.
3. VYC will provide documentation to the CITY that will provide proof of performance for all reimbursable expenses. These expenses will meet the guidelines set forth by the South Carolina Code of Laws.

4. By executing below, the Parties acknowledge that this Agreement represents the agreement of the Parties. Either Party may terminate this Agreement at the end of each fiscal year and, after such termination, this Agreement shall be null and void without penalty or default damages, except that no sums already paid pursuant to the terms of this Agreement shall be refunded in such event of termination.

5. The Parties acknowledge and agree that this Agreement will be governed by the laws of the State of South Carolina.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK.]

The undersigned affix their signatures below to acknowledge their acquiescence in and to the terms hereof.

**CITY OF YORK**

Date: \_\_\_\_\_

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

**VISIT YORK COUNTY**

Date: \_\_\_\_\_

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_



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## MEMORANDUM

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**TO:** City Council

**FROM:** Seth Duncan, City Manager  
David Breakfield, Planning Director

**SUBJECT:** Discussion of a rezoning request to amend Appendix A- Zoning Ordinance (Official Zoning Map) by removing the Local Historic District designation from property referenced by tax map # 0701302006 and located near the corner of South Congress Street and California Street

**DATE:** June 30, 2020

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### ISSUE

We have received a rezoning application to amend the Official Zoning Map by removing the Local Historic District zoning designation from property referenced by tax map # 0701302006 and located near the corner of South Congress Street and California Street. The Planning Commission (PC) must review each rezoning application and make a recommendation to York City Council and then City Council would review and make a final decision on the matter. In this case, the application involves the local historic district overlay; therefore, the Board of Architectural Review (BAR) must also provide feedback on the issue.

### DISCUSSION

At its April 14th meeting, the BAR reviewed and unanimously recommended that the application be denied. The BAR indicated a desire to maintain the integrity of the local historical district in that area of the City since the area serves as a main gateway into the City's historical core. It was noted that the City would lose substantial design purview of any proposed project if the historic overlay was removed from the property.

At its May 26<sup>th</sup> meeting, the PC concurred with BAR reasoning and recommended denial of the application.

### RECOMMENDATION

As with any rezoning request, York City Council must make the final decision on the matter. City Council must discuss the request and determine the path forward. If Council would like to proceed with creation of an ordinance and scheduling of a public hearing, please let me know; otherwise, Council should publicly deny the request.

If Council desires to discuss the issue at its July 7<sup>th</sup> meeting, please let me know because we will need to notify Ms. Stewart of the meeting.

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## MEMORANDUM

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**TO:** City Council  
**FROM:** Seth Duncan, City Manager  
**SUBJECT:** Additional Emergency Measures for Covid-19 & Wearing Masks in Public  
**DATE:** June 29, 2020

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### DISCUSSION

Due to the increasing number of positive Covid-19 cases in South Carolina, York County, and the 29745 zip code, Council will discuss the potential need for additional emergency measures to adequately address the public health crisis.

Potential discussion topics include:

- Continue encouragement of state and federal guidelines.
- Consideration of voluntary or mandatory use of face coverings when in public.
- Procurement and distribution of facemasks to the public, businesses, charities, and non-profits.
- Installation of hand washing/sanitizing stations on main street, City Hall, and other City facilities.
- Local/regional efforts to slow the spread of Covid-19.
- Ongoing efforts to secure free Covid-19 testing, local private testing, and affordable antibody testing.