

1 - Work Session Agenda

Documents:

[1 - WORK SESSION AGENDA.PDF](#)

2 - Greenville Drive - Field Street Improvements And Development Agreement

Documents:

[2 - GREENVILLE DRIVE - FIELD STREET IMPROVEMENTS AND DEVELOPMENT AGREEMENT.PDF](#)

3 - Unity Park Affordable Housing Property Transfers

Documents:

[3 - UNITY PARK AFFORDABLE HOUSING PROPERTY TRANSFERS.PDF](#)

4 - Tree Planting Presentation

Documents:

[4 - TREE PLANTING PRESENTATION.PDF](#)

5 - Boards And Commissions - 2021 Proposed Schedule

Documents:

[5 - BOARDS AND COMMISSIONS - 2021 PROPOSED SCHEDULE .PDF](#)

5 - Boards And Commissions - Appointment Process Proposal

Documents:

[5 - BOARDS AND COMMISSIONS - APPOINTMENT PROCESS PROPOSAL.PDF](#)

5- Presentation - Boards And Commissions - Appointment Process Proposal - Revised

Documents:

[5 - PRESENTATION - BOARDS AND COMMISSIONS - APPOINTMENT PROCESS PROPOSAL - REVISED.PDF](#)



CITY COUNCIL OF THE CITY OF GREENVILLE WORK SESSION MEETING

**Monday, January 25, 2020
3:00 p.m.**

Greenville City Hall is currently closed to the public. Please use the following methods to attend the Work Session Meeting:

Virtual Meeting Viewing
<https://www.greenvillesc.gov/meeting>
Password: meetnow

Telephone: 1-415-655-0002
WebEx Event Number: 179 141 9747

Remote Viewing Location:
Greenville Convention Center, 1 Exposition Drive – Room 102

The city of Greenville seeks input from citizens while adhering to public health and safety guidelines. All attendees at the remote viewing location will be subject to a temperature screening with a touch-less forehead thermometer. Anyone with a temperature reading above 100 degrees Fahrenheit will not be admitted. Attendees will be required to wear a covering over their mouth and nose, unless it violates a religious tenant or belief or causes difficulty breathing.

AGENDA

ATTENDEES:

CITY COUNCIL: Mayor Knox White; Councilmember Wil Brasington; Councilmember John DeWorken, Councilmember Dorothy Dowe, Councilmember Lillian Flemming; Councilmember Ken Gibson; Councilmember Russell Stall

CITY STAFF: City Manager John McDonough; City Attorney Michael S. Pitts; City Clerk Camilla G. Pitman

- 1. Call to Order** **3:00 p.m.**
- 2. Greenville Drive – Field Street Improvements and Development Agreement** **3:00 p.m.**
(Presented by Assistant City Manager Shannon Lavrin)
- 3. Unity Park Affordable Housing Property Transfers** **3:20 p.m.**
(Presented by Deputy City Manager Eden Freeman and Greenville Housing Fund President and CEO Bryan Brown)
- 4. Tree Planting Presentation** **3:50 p.m.**
(Presented by Parks and Grounds Urban Designer Jeff Waters)
- 5. Boards and Commissions – Appointment Process** **4:20 p.m.**
(Presented by Councilmember Dorothy Dowe)
- 6. Executive Session:** **4:40 p.m.**
 - a. Boards and Commissions** *(City Clerk Camilla Pitman)*

NOTE: City Council will leave the Work Session Webex virtual meeting to conduct an Executive Session (by electronic means) which is not open to the public. The Work Session meeting will adjourn following the completion of the Execution Session. No action will be taken prior to adjourning the meeting.

- 7. Adjourn** **5:00 p.m.**

Greenville Drive – Field Street Improvements and Development Agreement

January 25, 2021





Field Street Improvements

- Development Agreement – reimbursement not to exceed \$2.55 million (costs will be substantiated)
- Covers the Design and Construction of Public Improvements
 - Includes public restrooms, landscaping, lighting, hardscape/pavers, street furniture, electrical, irrigation, storm drainage
- Proposed Maintenance:
 - Greenville Drive responsibility:
 - Public restrooms, landscaping (including trees and silva cells), lawn, and irrigation systems
 - City responsibility:
 - Lighting and hardscape/pavers/sidewalk
- Stadium development lease agreement amendment







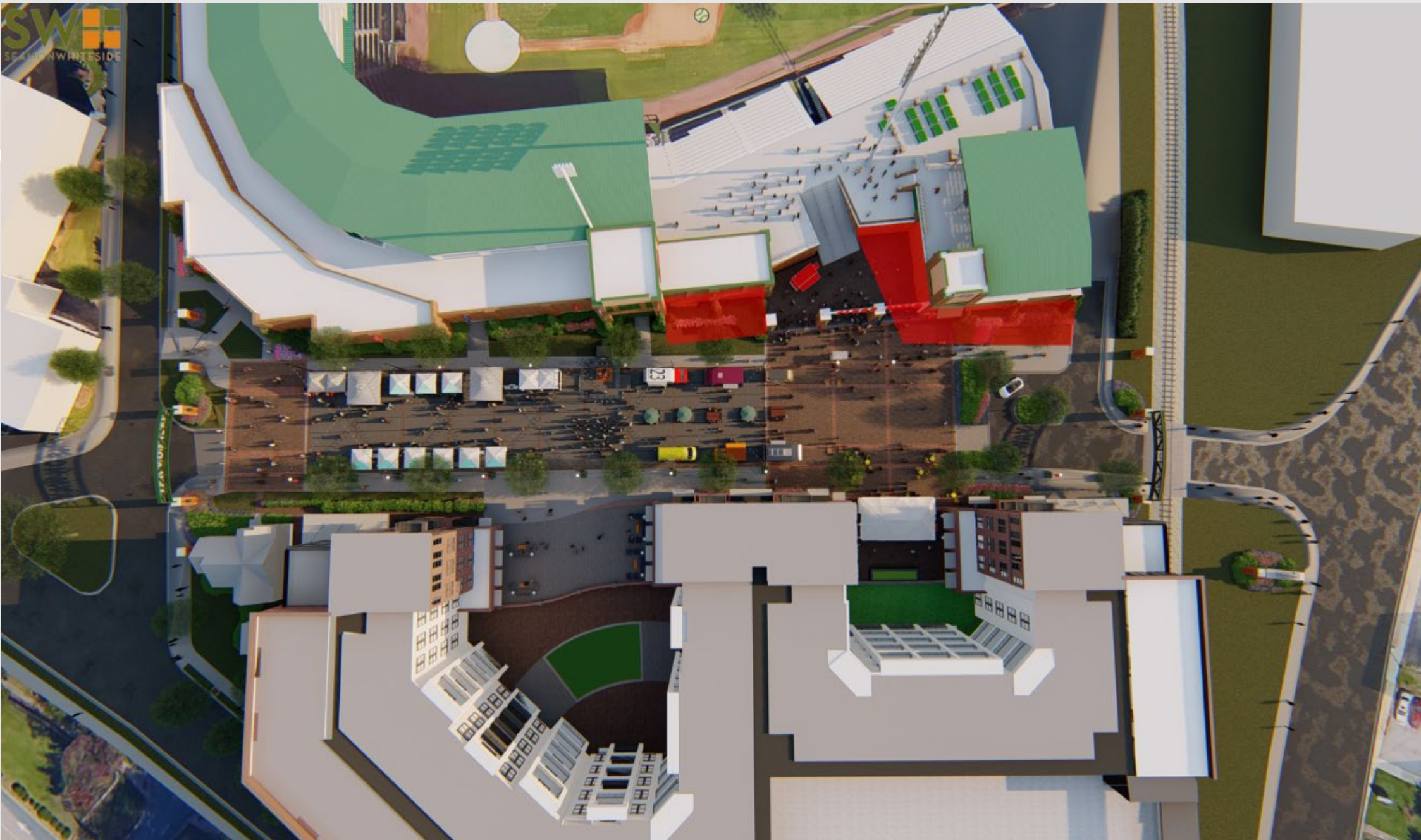


Event Day



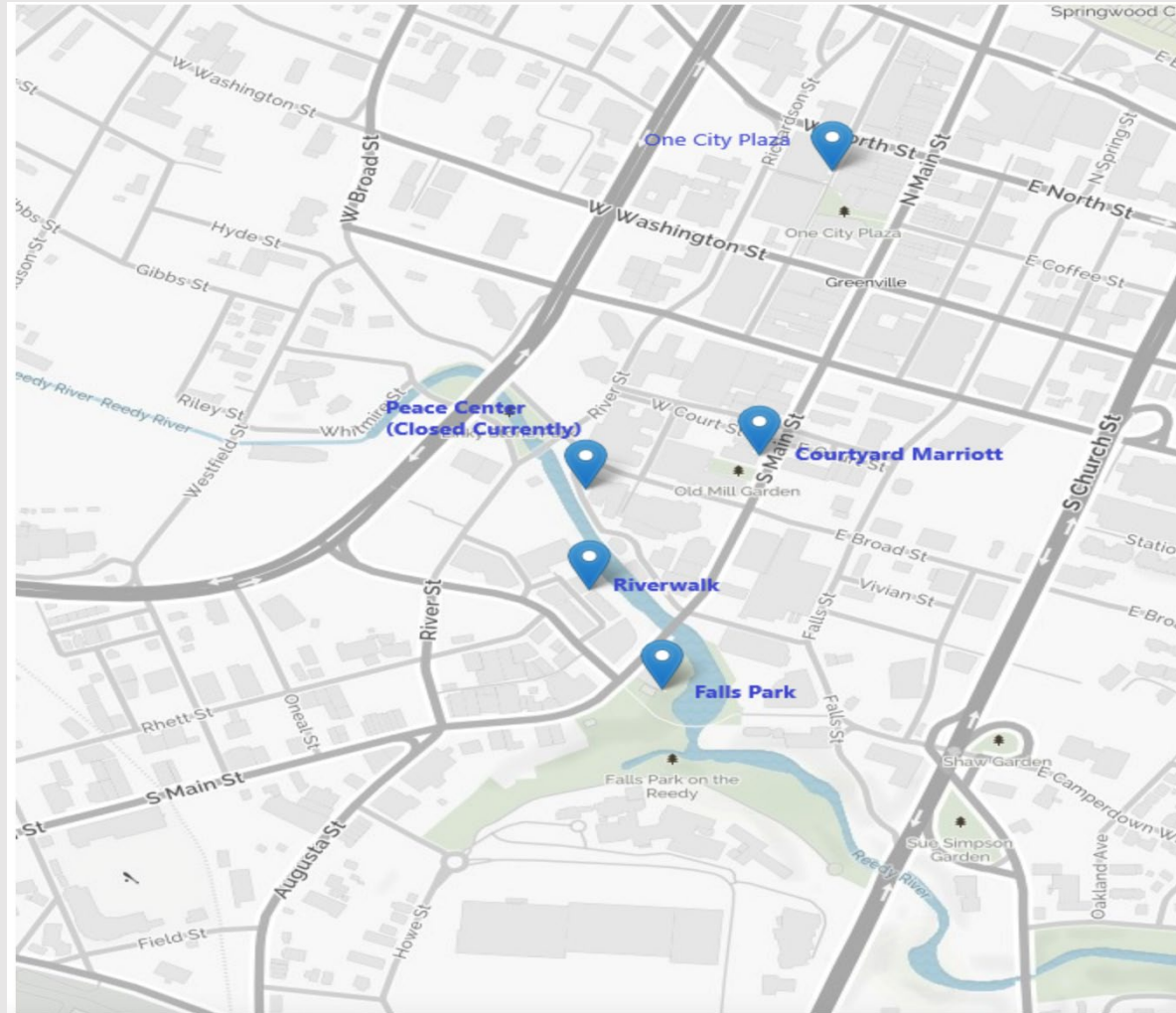
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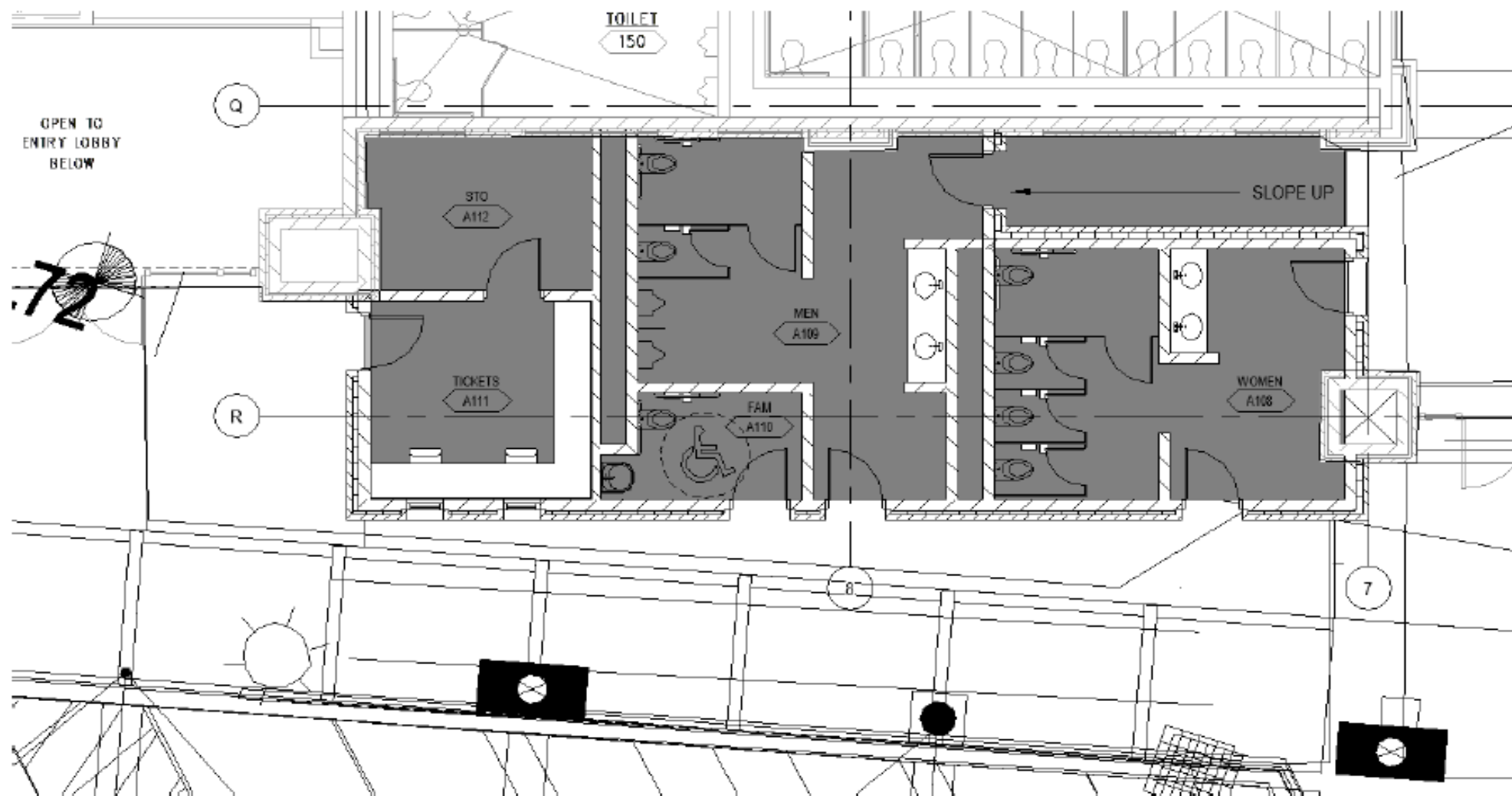


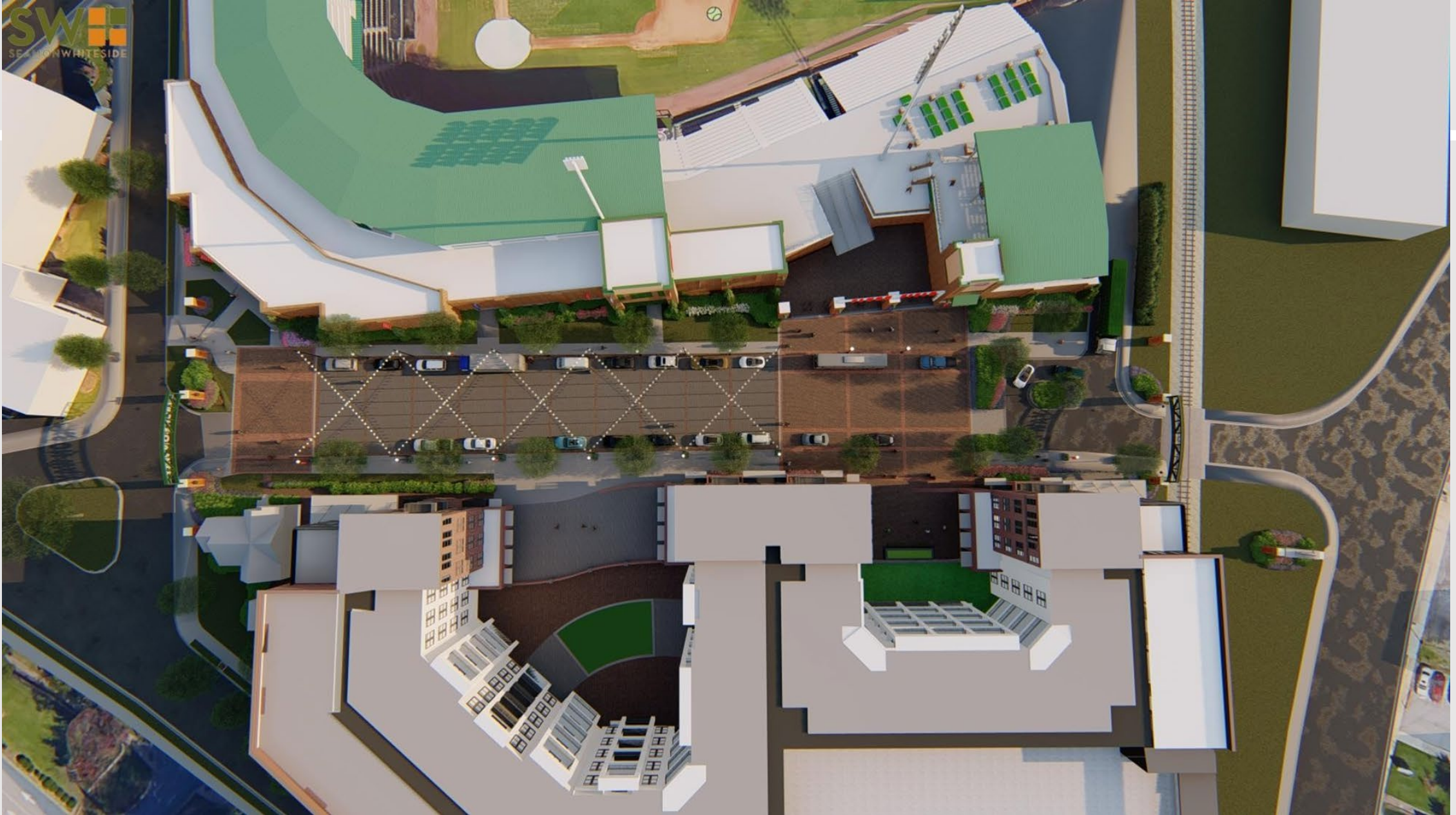




Downtown Restroom Locations







Unity Park Affordable Housing Property Transfers





Affordable Housing Opportunities Adjacent to Unity Park



- GHF working on 4% LIHTC application due in February
- Sites 3 and 6 are expected to be senior housing developments
- 19 parcels, totaling 5.7 acres



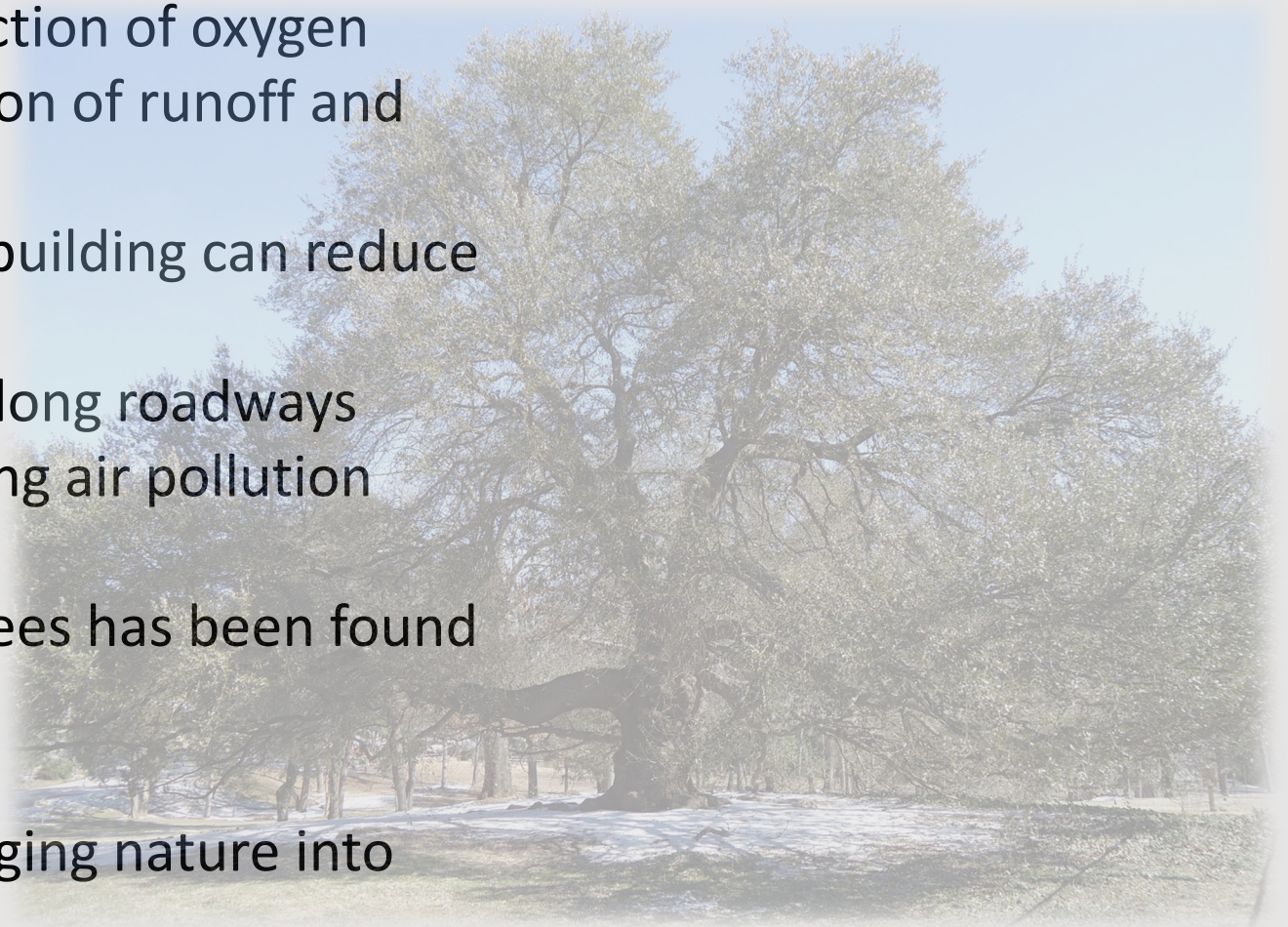
Plant GVL

City of Greenville Tree Campaign
January 25, 2021



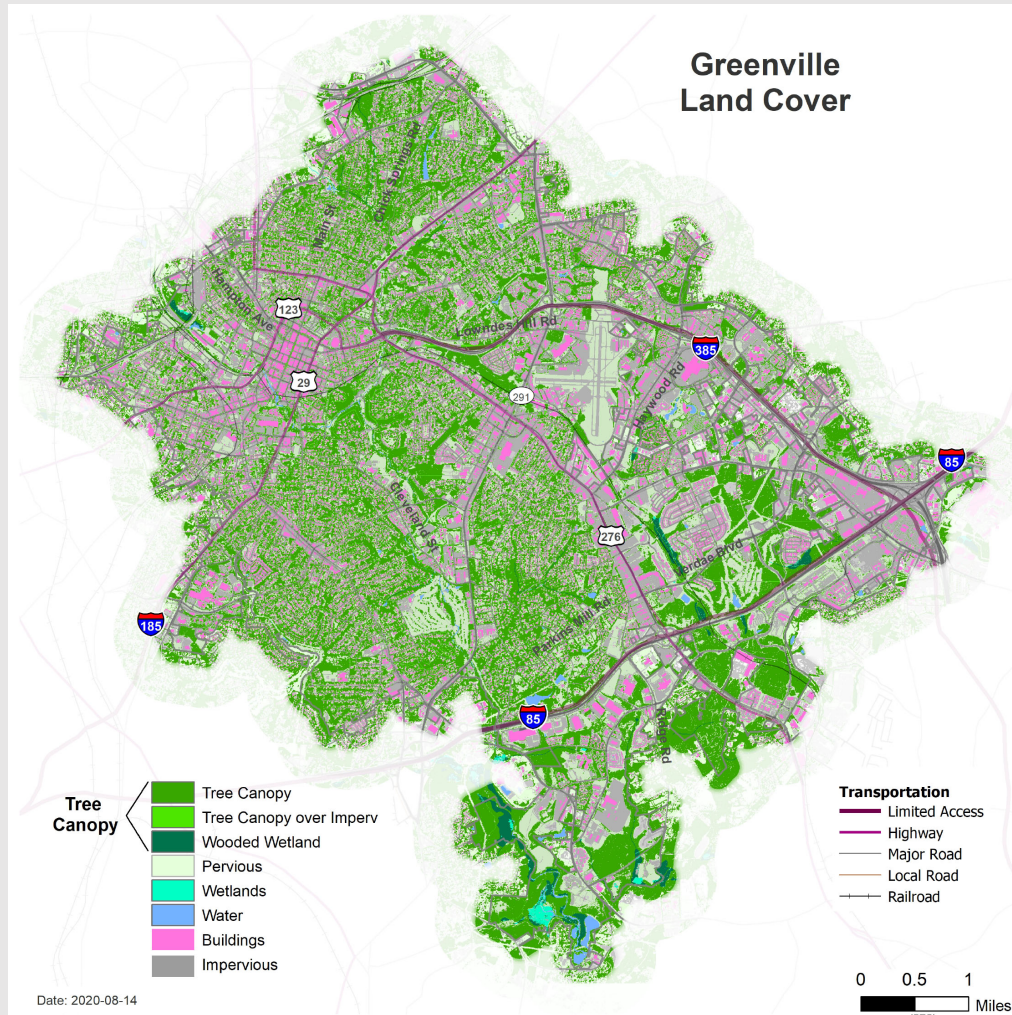
Value of Trees

- Intake of carbon dioxide and production of oxygen
- Improved water quality and reduction of runoff and erosion
- Trees strategically placed around a building can reduce air conditioning needs by 30%
- Studies have shown trees planted along roadways absorb vehicle exhaust, thus reducing air pollution along streets
- Exposure to natural settings with trees has been found to reduce stress
- Increase of property values
- Trees increase quality of life by bringing nature into urban environments



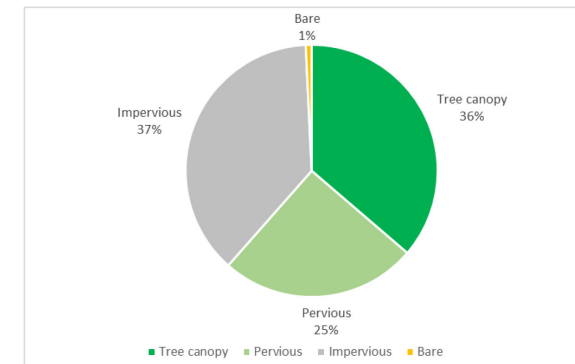
Greenville's Trees

- Green Infrastructure Center – Study of Greenville's Tree Canopy



GREEN INFRASTRUCTURE CENTER INC.

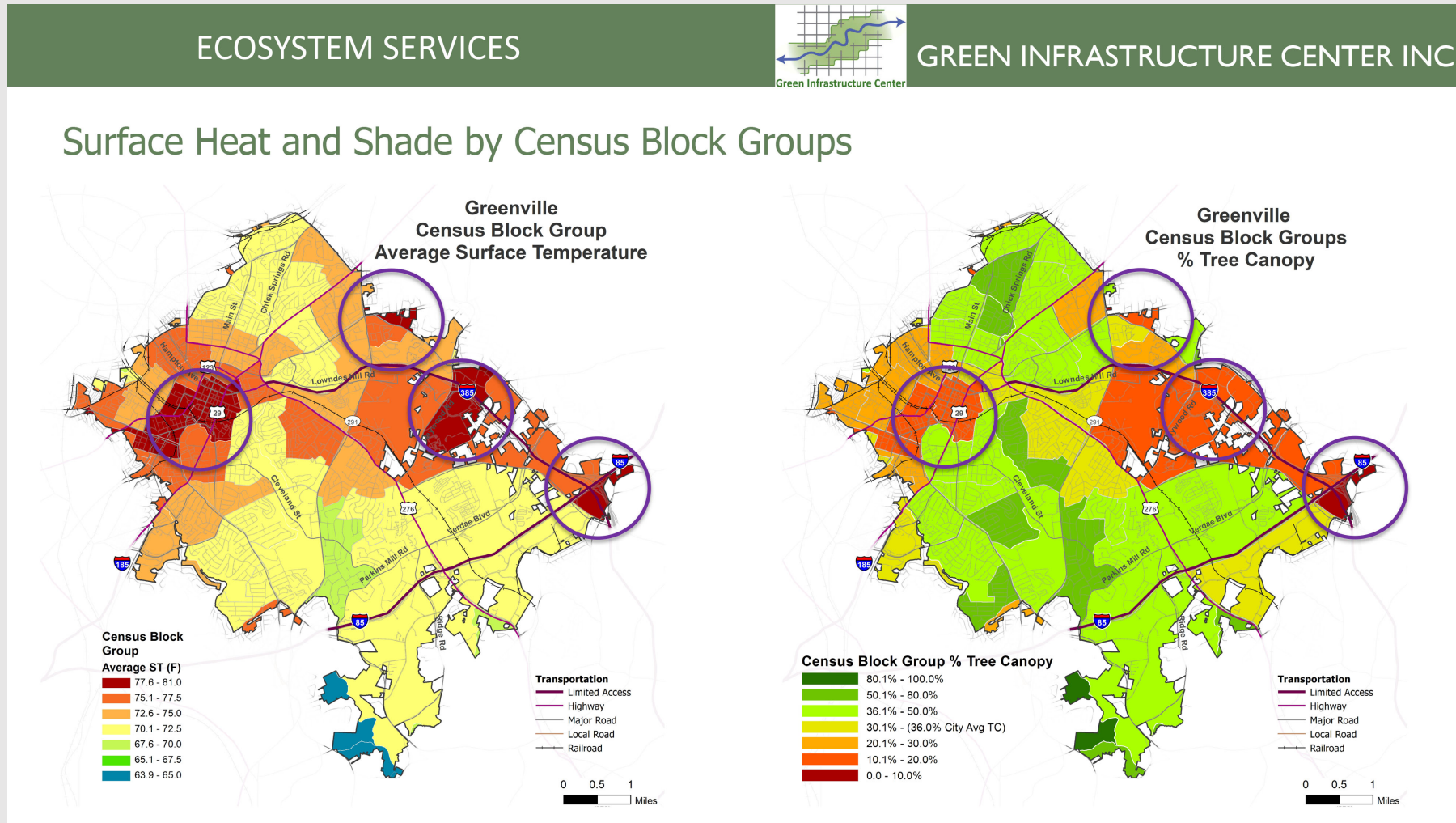
Greenville Tree Canopy



Tree canopy (with water excluded) = 36.2%

Greenville's Trees

- Green Infrastructure Center – Study of Greenville's Tree Canopy



Proposed Tree Ordinance Update

Timeline of process

- March 2019 – November 2020 – Public Input
- December 17 – Planning Commission
- January 11 – First Reading
- January 25 – Final Reading



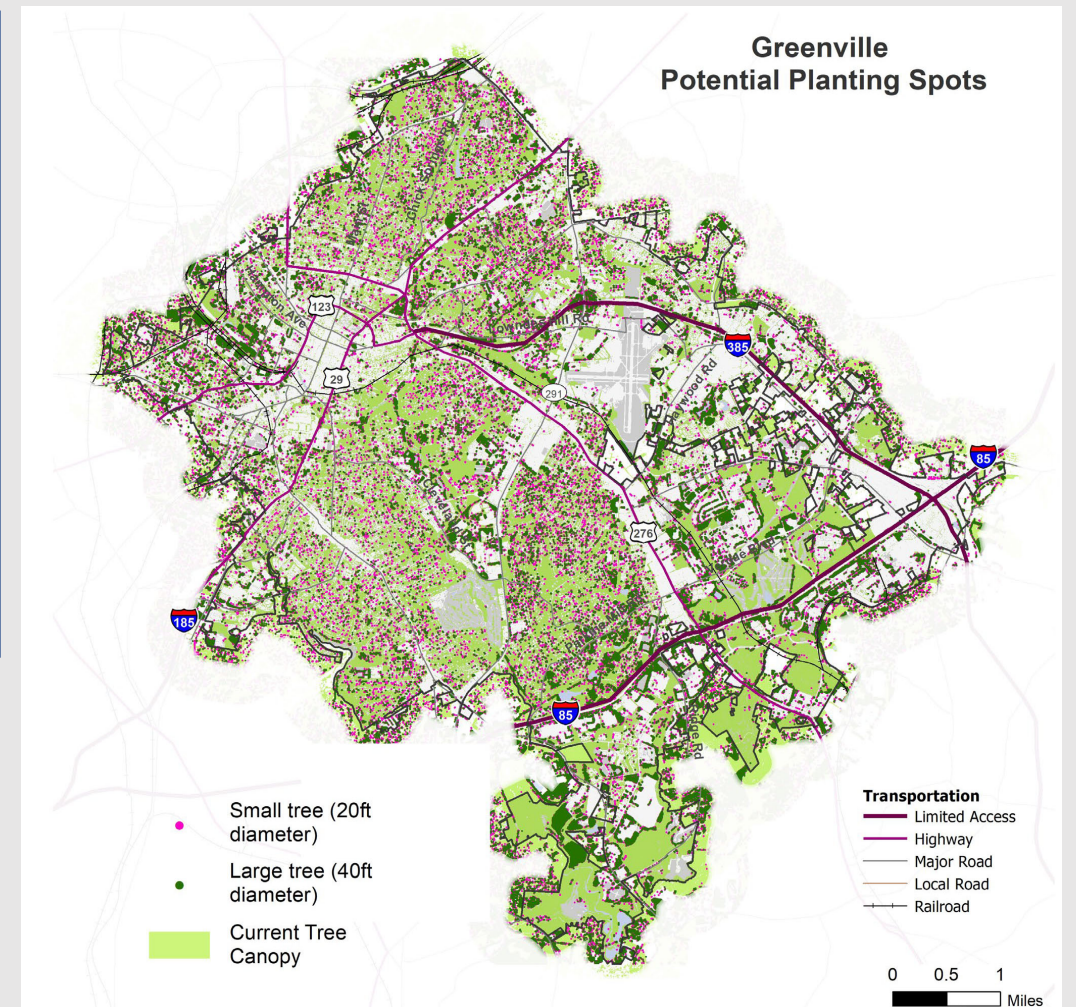
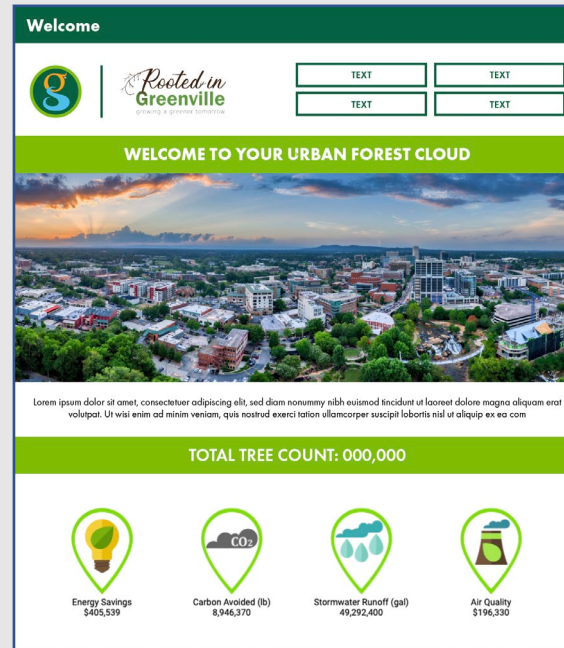
The ordinance for landscaping, buffering and screening ensures that new developments have a good quality landscape design which is aesthetic, affordable, and sustainable.

The changes adopt industry standard best practices, require greater species diversity, allow greater choice in species selection, allow for more naturalized design patterns, and encourage low-impact-development opportunities for storm water mitigation.

Tree Plotter Software

Software objectives

- Creates a database of trees, both existing and proposed, within the City.
- Allows staff to inventory and rate existing trees.
- Allows staff to review and rate Potential Planting Spots provided in the Green Infrastructure Report and create work orders for tracking installation schedule.



Plant GVL Campaign

Tree Giveaways

- December 5 – TD Saturday Holiday Market
 - 200 trees provided to market patrons
- January 30 – Cleveland Park Stables
 - 200 trees available
 - Redbud
 - Shellbark Hickory
 - Scarlet Oak
 - Bald Cypress

How to plant your tree:

1. Once you've unpacked your tree and removed all packing materials, carefully untangle the roots and soak them in water for 3 to 6 hours. Do not allow the roots to dry out.

2. Dig a wider hole than seems necessary to allow the roots to grow outward without crowding. Remove any grass within a 3-foot diameter and turn over and break up the soil to aid root growth.

3. Plant the tree, with plenty of room for the roots. Partially fill the hole, firming the soil around the lower roots. Do not add soil amendments such as peat or bark. Do not use fertilizer, potting soil or chemicals on your new tree.

4. Shovel in the remaining soil and pack it firmly, but not tightly. Construct a water-holding basin around the tree. Give the tree plenty of water.

5. After the water has soaked in, spread protective mulch 2 inches deep in the 3-foot diameter area around the base of the tree, but not touching the trunk.

6. Keep the soil and mulch around your tree moist but not soggy. During dry weather, water the tree generously every 7 to 10 days during the first year. Water slowly at the dripline.



Plant GVL

Plant GVL Campaign

City's Tree Planting Efforts

- Plant trees in rights of ways, streetscapes, and public spaces
- Reintroduce native trees that have disappeared in the urban tree canopy – Hickory, Beech
- Plant seedlings in parks to encourage successional tree canopy in our old growth forests
 - Cleveland Park
 - McPherson Park
 - Timmons Park
- Unity Park – 700+ new trees



Plant GVL

Plant GVL Campaign

Native Trees Lost in the Urban Canopy

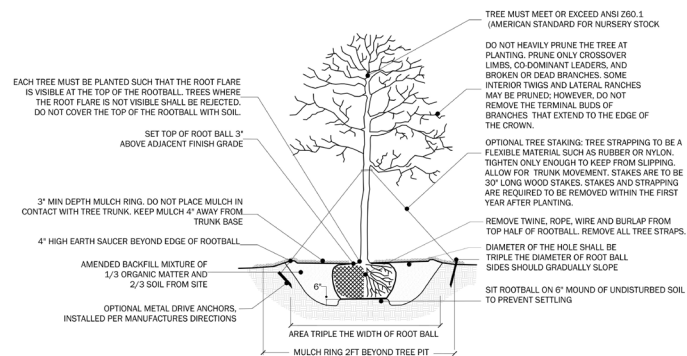
- American Beech
 - Slow growing
 - Large tree – 70+’ tall
 - Found in old growth forests
 - Sanctuary Gardens in Falls Park
 - Not readily available at nurseries
- Hickory Trees
 - Ideal for large areas or forest succession
 - High wildlife value
 - Can be a nuisance to homeowner due to fruit size



Plant GVL Campaign

Public Communications

- Dedicated webpage for tree information – planting, care, and maintenance
- Upcoming Events
- Promote tree planting efforts



SECTION: TREE PLANTING DETAIL
CROSS SECTION

UPDATED 9/19

city of
greenville
TREE PLANTING DETAIL

Plant GVL Campaign

Grant Applications

\$20,000 TD Green Space Grant

If awarded, funds will be used in Nicholtown and Greater Sullivan communities for tree giveaways, tree plantings in public spaces, and tree education events.



Questions?

PROPOSED SCHEDULE:

Applications will be accepted year-round but will only be evaluated in March and September of each year. Applicants wishing to be considered in March for an available vacancy must submit their application materials by February 1. Applicants wishing to be considered in September for an available vacancy must submit their application materials by August 1. Applicants may submit materials to be considered for appointment to no more than two boards or commissions at a time. Should a candidate not be selected for an appointment at the time of their initial application, their application will remain on file for two years and may be reconsidered as a vacancy arises.

Applications due:	February 1 and August 1
Applications to Liaisons due:	February 10 and August 10
Responses from Liaisons due:	February 20 and August 20
Applications to Council due:	March 1 and September 1
Council - Application Reviews:	Third full week of March and September
Council – Interviews:	Fourth full week of March and September <i>(floating between fourth and fifth weeks as they occur)</i>
Council - Executive Session:	Week Two Work Session of April and October
Council – Recommendations:	Week Four Formal Meeting of April and October
Terms would run:	May 1 to April 30 <u>AND</u> November 1 to October 31.

Example for 2021:

Group A			Group B		
March-Aug	Sept-Feb	Board or Commission	March-Aug	Sept-Feb	Board or Commission
2		DRB-Neighborhood	4		AIPP
1		Greenville Airport Comm	3		DRB-Urban
2		Planning		2	BZA
0		VGSC		3	GHA
	2	ATAX		3	GRAC
	1	Firefighters' Pension		1	PSCRB
	1	GTA		0	Construction/Maintenance
	1	MEC		1	SCTAC
	4	Richland Cemetery			
		Public Facility Corp			
3		Springwood Cemetery		2	CDAC (Mayoral Only)
8	9	Interviews	7	10	Interviews

Boards and Commissions

City Council fills appointments on 20 boards and commissions which are established by the city of Greenville and/or required by state law. In addition, the Mayor and City Council also appoint a limited number of members to other boards, commissions, or committees which do not directly advise City Council, but act as policy-making boards and oversee the operations of their respective independent agencies.

Name	Description	Appointed By	Term	Seats
Accommodations Tax (ATAX) Advisory Committee	Advises Council on the expenditure of local ATAX funds to promoting tourism, the arts and cultural affairs. Bylaws	Council	2 years	7
Arts in Public Places Commission	Evaluates and recommends specific pieces of art for placement throughout the city Bylaws	Council	3 years	9
Board of Zoning Appeals	Reviews land use issues, including proposed variations; special uses; and appeals of decisions made by the zoning administrator. Bylaws	Council	3 years	7
Community Development Advisory Committee	Serve in an advisory capacity to provide assistance to the Community Development Division staff Bylaws	Mayor	2 years	3
Construction and Maintenance Board of Adjustments and Appeals	Acts upon appeals of orders, decisions or determinations made by City code officials regarding the application and interpretation of the following codes: ○ Building Code ○ Residential Code ○ Plumbing Code ○ Mechanical Code ○ Fuel Gas Code ○ National Electrical Code ○ Fire Code	Council	3 years	9

Name	Description	Appointed By	Term	Seats
	- Energy Code - Property Maintenance Code Bylaws			
Design Review Board - Neighborhood Panel	Acts on applications for Certificate of Appropriateness in preservation overlay districts and Certification of Tax Assessment for Rehabilitated Historic Properties. Bylaws	Council	3 years	5
Design Review Board - Urban Panel	Acts on applications for Certificate of Appropriateness within the C4 zoning (Central Business District) Bylaws	Council	2 years	5
Firefighters' Pension Fund Board of Trustees	Manages the pension fund and its investments Bylaws	Combination (2 by Mayor, 2 by Fire Chief, 1 by Council)	4 years	5
Green Ribbon Advisory Committee	Advises City Council and City staff on the development of programs and initiatives, including the development of a Sustainability and Climate Action Plan Bylaws	Council	2 years	5
Greenville Airport Commission	Establish and maintain airplane landing fields and parks and to make such rules and regulations, as may be necessary, in the conduct and operation of said airplane landing fields and parks at the Downtown Airport.	Combination (2 by City Council, 2 by County Council, 1 At Large by Commission)	3 years	5
Greenville Housing Authority	Plan, undertake, finance, construct, and operate public housing and projects Bylaws	Mayor	5 years	7

Name	Description	Appointed By	Term	Seats
Greenville Transit Authority	Provide a variety of public transportation services which are of high quality, convenient to use and are responsive to the transportation needs of all Greenville County's residents. Enhance the economic growth and social livelihood of the County; operating in an efficient and cost-effective manner that is fully funded by system operating revenues, state and federal grants, and local financial commitments. When applicable, funding from social service agencies whose participants rely on public transit for their mobility.	Combination (2 by City Council, 2 by County Council, 3 by Legislative Delegation)	3 years	7
Municipal Election Commission	Conducts/supervises all municipal and special elections Bylaws	Council	6 years	3
Planning Commission	Charged with continuous planning efforts for physical, social and economic development in its jurisdiction. Bylaws	Council	4 years	7
Public Facilities Corporation	Nonprofit entity organized to perform and carry out for public purposes holding title, owning, leasing, constructing, acquiring and operating land, buildings and equipment, and facilities related to the governmental powers of the city of Greenville. Bylaws	Combination (3 by Council, 2 by Mayor)	3 years	5
Public Safety Citizen Review Board	Addresses grievances of uniformed employees in the fire and police departments; hears concerns of members of the public about the conduct of firefighters and police	Council with advice of City Manager	4 years	7 + 2 non-voting (1 GPD, 1 GFD)

Name	Description	Appointed By	Term	Seats
	officers and makes recommendations to City Council and the City Manager about practices and procedures in effect at the respective departments. Bylaws			
Richland Cemetery Advisory Committee	Advises City Council on matters pertaining to historic Richland Cemetery. Bylaws	Council	2 years	7
Springwood Cemetery Advisory Committee	Advises City Council on matters pertaining to historic Springwood Cemetery. Bylaws	Council	2 years	7
VisitGreenvilleSC (CVB)	To foster improved business conditions for the tourism and convention industry in the upstate region of South Carolina; to promote tourism and convention business in the Upstate area; to expand the economic base of the Upstate by increasing tourism and convention activities, and to develop, market, and promote the Upstate as a destination for visitors to benefit the community and the tourism and convention industry.	Combination (29 members including 1 City Councilmember and 1 Council Appointee)		
Youth Commission	Advises City Council, the City Manager and City staff to ensure Greenville youth are involved in the City's comprehensive planning; increase communication between the city's adults and its youth and ensure that youth are an integral part of government decision making. Bylaws	Council	1 year	Minimum 10, maximum 24

Appointment Process

The City's current appointment process requires multiple executive session meetings that are held in conjunction with the City's regularly scheduled Regular and Work Session meetings. In order to streamline the process and reduce the number of executive sessions required to discuss potential appointees, members of Council propose the following revised process.

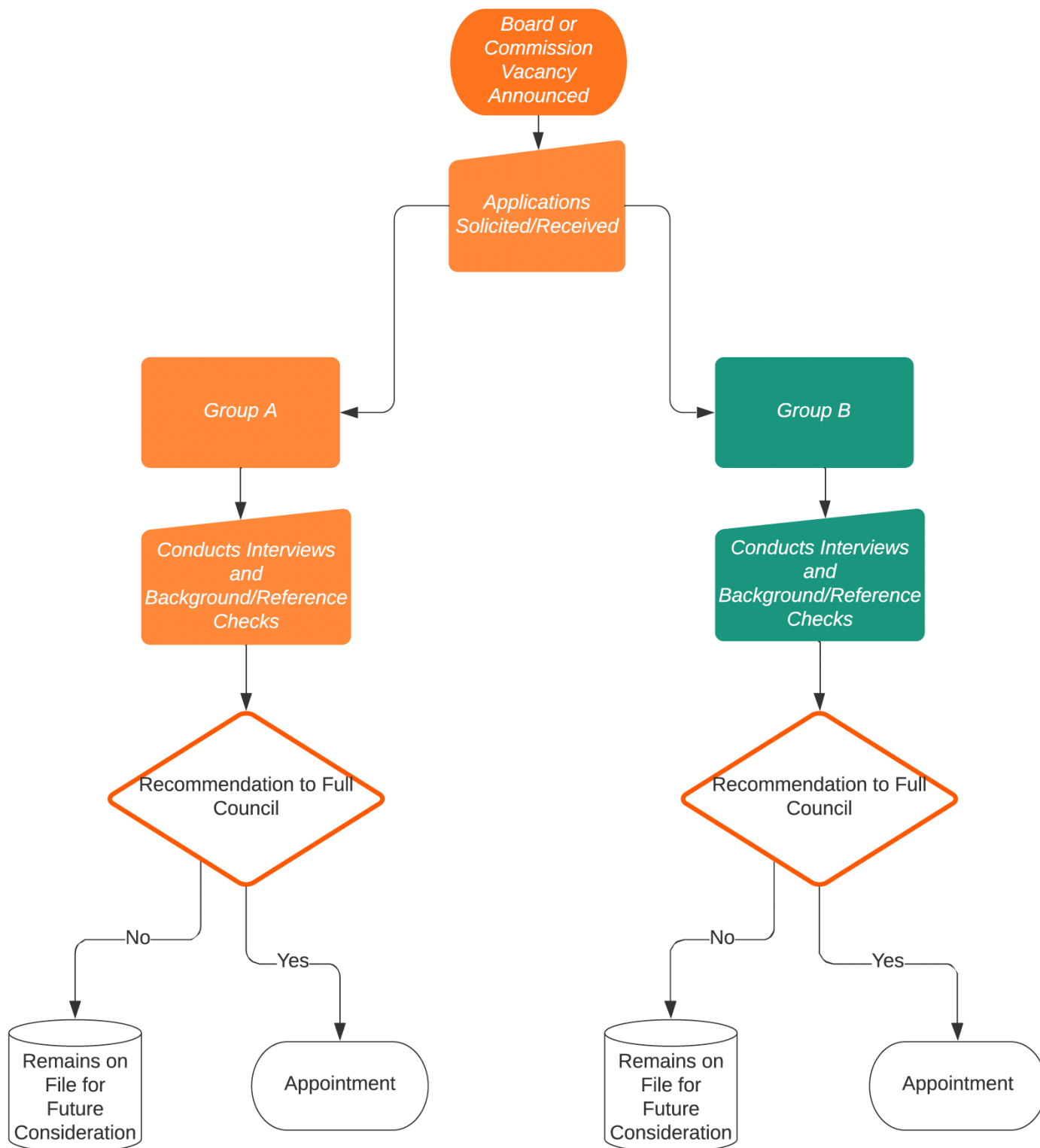
Members of Council will be divided into two groups (Group A and B) of three with the Mayor floating between groups as needed while ensuring that no quorum of Council is convened. Each group will have different Boards and Commissions for the review of openings and candidates for consideration.

Group A	Group B
Accommodations Tax (ATAX) Advisory Committee	Art in Public Places Commission
Design Review Board - Neighborhood	Board of Zoning Appeals
Firefighters' Pension Fund Board of Trustees	Design Review Board - Urban
Greenville Airport Commission	Greenville Housing Authority
Greenville Transit Authority	Green Ribbon Advisory Committee
Planning Commission	Public Safety Citizen Review Board
Municipal Election Commission	Construction and Maintenance Board of Adjustments and Appeals
Visit GreenvilleSC	
Richland Cemetery Advisory Committee	
Springwood Cemetery Advisory Committee	

To give the Groups sufficient time to do their work, recommendations from the Group will be made to the full Council on a semi-annual basis in a Special Called Executive Session Meeting for the sole purpose of finalizing appointment nominations that will be added to the agenda of the next Regular Meeting. Since there may be expiring appointments prior to the next Special Called Executive Session Meeting, all existing appointments will continue in full effect until Council takes further action. To provide further balance to the process, the membership to the assigned Groups will rotate after each semi-annual meeting. This will ensure that Councilmembers have the ability to review all Boards and Commissions. The recommended initial Group assignments are:

Group A	Group B
Councilman Wil Brasington, District 4	Councilman John DeWorken, District 1
Councilwoman Lillian Brock Flemming, District 2	Councilman Ken Gibson, District 3
Councilwoman Dorothy Dowe, At Large	Councilman Russell Stall, At Large

Applications will be accepted year-round but will only be evaluated in March and September of each year. Applicants wishing to be considered in March for an available vacancy must submit their application materials by February 1. Applicants wishing to be considered in September for an available vacancy must submit their application materials by August 1. Applicants may submit materials to be considered for appointment to no more than two boards or commissions at a time. Should a candidate not be selected for an appointment at the time of their initial application, their application will remain on file for two years and may be reconsidered as a vacancy arises.



Boards and Commissions Appointment Process

January 25, 2021



Background

- City Council appoints members to 20 Boards and Commissions.
- Mayor and City Council also appoint a limited number of members to other boards, commissions, or committees which do not directly advise City Council, but act as policy-making boards and oversee the operations of their respective independent agencies.
- Under current process, requires multiple executive session meetings that are held in conjunction with the City's regularly schedule Regular and Work Session meetings.
- To streamline the process and reduce the number of executive sessions required to discuss potential appointees, members of Council propose revising the process.
- Provides more predictability for applicants on timing of appointments.

Proposed Process

- Members of Council will be divided into two groups (Group A and B) of three with the Mayor floating between groups as needed while ensuring that no quorum of Council is convened.
- Each group will have different Boards and Commissions for the review of openings and candidates for consideration.
- Recommendations from the Group will be made to the full Council on a semi-annual basis in a Special Called Executive Session Meeting for the sole purpose of finalizing appointment nominations that will be added to the agenda of the next Regular Meeting.

Proposed Process

Group A	Group B
Accommodations Tax (ATAX) Advisory Committee	Art in Public Places Commission
Design Review Board - Neighborhood	Board of Zoning Appeals
Firefighters' Pension Fund Board of Trustees	Design Review Board - Urban
Greenville Airport Commission	Greenville Housing Authority
Greenville Transit Authority	Green Ribbon Advisory Committee
Planning Commission	Public Safety Citizen Review Board
Municipal Election Commission	Construction and Maintenance Board of Adjustments and Appeals
Visit GreenvilleSC	SC TAC
Richland Cemetery Advisory Committee	
Springwood Cemetery Advisory Committee	
Public Facilities Corporation	

Proposed Process

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Proposed Flow

