

**Minutes  
Building Codes Committee  
July 5, 2016  
6:00 PM  
3rd committee meeting**

**Members present were Chairman Dale Black, Committee members Carol King and Larry Goodson. Kim Hamel, Business and Development Director and Trey Eubanks, City Administrator were also present.**

1. Call to order- Chairman Black
2. Public comment
3. Reading and approval of minutes- April 4, 2016  
Councilwoman King made a motion to approve the minutes with Councilman Goodson seconding. The vote was unanimous (3-0).
4. Reports or communications from city officers
  - a. Budget Review- The department is tracking well.
  - b. Department report- Steven Woods has finished his exams and has one class left. He is very close to being certified. Mr. Woods is doing all the residential reviews now, so the RCI numbers are going to reduce. The RCI numbers are not available for June yet. Kim does expect that number to be around \$6500.
5. Unfinished business
6. New business
  - a. Landscaping ordinance- Chairman Black asked about the property on Miller I Road. Kim said this was a property that was vacant for a while, and he wanted to put a mattress store in there. The new business triggered some landscaping regulations. He has since gotten a landscape plan in to the department. Mr. Cooper told Chairman Black that he received an email from one of the business ad development department staff saying that the landscaping plan will not be accepted. He called Chairman Black from the beach and said he is through, going to sell the property and get out of Mauldin. He said they tell me I have to do something and then keep telling me to change it.

Chairman Black said at first Mr. Cooper was complimentary of the department, but is now very dissatisfied. He submitted what he was told to submit and then told the department would not accept it. Mr. Cooper said he is not spending any more money. He will sell and get out of Mauldin. Kim said she will look into it. Her understanding is that Mr. Cooper submitted the plan and then was told some revisions need to be done. That is typical.

Chairman Black said his suggestion is that Mr. Cooper sit down with committee. Trey said he is just learning of this now and will research this issue and provide a response. Trey said his role will be to get committee the information they need. Chairman Black said he is not happy because he was not told what he needs to change.

Councilman Goodson said we have an opportunity to do some really good things. He called Jeff Shacker at the MASC and sent some of his emails to Kim. Economic Development and Building Services will get together. Councilman Goodson asked if Kim would send that information to committee. He would love to see staff get together with the businesses and not have to involve an architect. One of the things Mr. Cooper is upset about is having to dig a trench. The situations where smaller businesses are on a tight budget, we need to give them some options.

Trey said this started because some of the existing buildings have a lot of asphalt and it is hard for them to meet the standards. This puts in some flexibility. We need to add things to the mix, for example, if they qualify for the façade grant or a business license incentive.

Chairman Black said all the individual asks is tell me what to do. They sent him a notice about the sign and he had that fixed. He painted the building. He just wants to know what to do. He was upset the other day and said he would not finish the project.

Councilman Goodson said he would like to see something on existing buildings where if you do more on the sign ordinance, you might not have to do so much with landscaping.

7. Public comment

Leo Joyce: Is that design like a package or is it some engineer did it? If we take all the existing designs you have now, put them on a computer, when a business comes in, you will have it.

Trey said he doesn't think the city can hand out landscape architect designs.

Janice Holcombe mentioned an abandoned sign that is across from El Jalisco on Butler. She thinks the address is 110 East Butler.

8. Committee concerns

9. Adjournment- Chairman Black adjourned the meeting.

Respectfully Submitted,

Cindy Miller

Municipal Clerk

**NOTICE:** A majority or quorum of City Council may attend a committee meeting.