

# RICHLAND COUNTY COUNCIL

## SOUTH CAROLINA

### ORDINANCE REVIEW AD HOC COMMITTEE

July 12, 2016  
3:00 PM  
4<sup>th</sup> Floor Conference Room

*In accordance with the Freedom of Information Act, a copy of the agenda was sent to radio and TV stations, newspapers, persons requesting notification, and was posted on the bulletin board located in the lobby of the County Administration Building*

#### CALL TO ORDER

Ms. Dixon called the meeting to order at approximately 3:01 PM

#### APPROVAL OF MINUTES

**June 21, 2016** – Mr. Malinowski moved, seconded by Ms. Dixon, to approve the minutes as distributed. The vote in favor was unanimous.

#### ADOPTION OF THE AGENDA

Ms. Dixon stated there were residents from the committee that would like to address the committee regarding parking in front yard and the recent changes to the “weeds and rank vegetation” ordinance.

Mr. Malinowski moved, seconded by Ms. Dixon, to adopt the agenda as amended. The vote in favor was unanimous.

**An Ordinance Amending the Richland County Code of Ordinances: Chapter 26, Land Development: so as to change the uses of “Restaurants, Cafeterias” and “Restaurants, Full Service (Dine-In)”: from permitted to ones with special requirements; and to add a new use of “Restaurants, Limited Service (Dine-In)” with special requirements** – Mr. Malinowski moved, seconded by Ms. Dixon, to approve the recommended language with the removal of the word stage in Item (i). The vote in favor was unanimous.

A discussion took place regarding the meaning of the word “stage” as it applies to the ordinance.

**Citizens Input** – Ms. Barbara Roach, President of the Meadowlake HOA, spoke on behalf of the citizens Eastway Park, Lincolnshire, Meadowlake and Starks Terrace. Ms. Roach expressed concern with the recent changes to the ordinances governing inoperable vehicles and “weeds and rank vegetation”.

The residents are requesting the “weeds and rank vegetation” ordinance be amended to change the height of the grass from 24” to 12” and change the time to comply from 30 days to 10 days.



#### Committee Members Present

Julie-Ann Dixon, Chair  
Bill Malinowski

#### Others Present:

Geo Price  
Elizabeth McLean  
Kevin Bronson  
Tommy DeLage  
Michelle Onley  
Chris Cowan

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The residents are also requesting the inoperable vehicles be covered and stored in the back yards and limit the number of vehicles on property.

Mr. Malinowski inquired about the existing covenants and restrictions of the HOAs.

Ms. Roach stated they do not have covenants only bylaws.

Mr. Malinowski explained to the residents the reasoning behind the timeframe change to the “weeds and rank vegetation” ordinance.

Ms. Roach stated many of the homes have become rental properties in these older neighborhoods and the renters are not being made to maintain the properties.

Ms. Dixon suggested involving the renters in the neighborhood events.

Ms. Michelle Harris from the Starks Terrace neighborhood stated they have reached out to the renters and the out-of-state homeowners to try to involve them in the community.

Mr. Malinowski inquired if the County could notify the homeowner and inform them they have some many days to remedy the overgrown lot or the County will come out and “mow” the property and attach the bill to their County taxes.

Public Works presently does assist with overgrown lots. The County cannot bill the owner by placing the charge for “mowing” the property on their tax bill. The only remedy the County has is to place a lien on the property.

Another obstacle is that the citation must be served on the homeowner and not the resident, which makes it difficult when the homeowners are out-of-state.

Mr. Price stated the Planning Department is working on updating the Land Development Code to address the rural, urban and suburban areas, which should address many of the issues raised by the community.

**Amending Chapter 17 to prohibit the parking of motor vehicles in front yard within certain residential zoning districts** – Mr. Malinowski moved, seconded by Ms. Dixon, to hold this item in committee until the Planning Department, Sherriff’s Department and Legal ready to proceed. The vote in favor was unanimous.

**An Ordinance Amending the Richland County Code of Ordinances; Chapter 26, Land Development; Article VII, General Development, Site and Performance Standards; Section 26-173, Off-Street Parking Standards; Subsection (F), Parking of Recreational Vehicles, Boats, and Travel Trailers; so as to add utility trailers and to allow all such vehicles and trailers to be parked on any lot within the County** – Mr. Malinowski moved, seconded by Ms. Dixon, to hold this item in committee until the Planning Department, Sheriff’s Department and Legal are ready to proceed. The vote in favor was unanimous.

**ADJOURNMENT**

The meeting adjourned at approximately 3:44 PM

The Minutes were transcribed by Michelle M. Onley, Deputy Clerk of Council