

**AGENDA**  
**OF THE SIMPSONVILLE CITY**  
**BUSINESS MEETING**  
**April 09, 2024**  
**6:00PM**  
**Council Chambers – City Hall**

1. **CALL TO ORDER**.....Mayor Shewmaker
2. **ROLL CALL**.....City Clerk, Ashley Clark
3. **PLEDGE OF ALLEGIANCE**
4. **APPROVAL OF MINUTES**- March 12, 2024
5. **CITIZEN COMMENTS**
6. **BUSINESS**
  - A. **GCRA Annual Action Plan and Resolution**.....Dianna Gracely, City Administrator
  - B. **1<sup>st</sup> Reading of Z-2024-02 Proposed Rezoning of Property located at 504 Boyd Ave**.....John Derby, Planner
7. **ADJOURN**

**PLEASE NOTE: This Agenda is accurate as of the Friday immediately preceding the Council meeting but is subject to change until twenty-four (24) hours prior to the meeting. Please contact the City Clerk the day of the meeting for the latest agenda information.**

**City of Simpsonville**  
**RESOLUTION 2024-03**

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
CITY OF SIMPSONVILLE

RESOLUTION \_\_\_\_\_

ALLOCATION OF GREENVILLE COUNTY  
CDBG AND HOME FUNDS  
FOR PROGRAM YEAR 2024

WHEREAS, the City of Simpsonville participates in the Greenville County Urban County Program; and

WHEREAS, the funds received by the Greenville County available for allocation by the City of Simpsonville are as follows:

	<u>CDBG</u>	<u>HOME</u>
City Allocation	\$171,175	\$ 73,770
Program Income	\$ 14,330	\$162,863
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Total	\$185,505	\$236,633

WHEREAS, the HOME funds may only be used to increase the supply of decent affordable housing for modest income persons, and CDBG funds may only be used to assist low- and moderate-income persons, reduce or eliminate slum and community blight, or meet an urgent community need where no other funding is available; and

WHEREAS, the Mayor and Council of the City of Simpsonville have discussed and reviewed projects for which these funds should be allocated by the Greenville County;

NOW, THEREFORE, IT IS HEREBY RESOLVED that the City of Simpsonville accepts the allocation of funds as set forth above and budgets use of the funds as follows:

HOME funds in the amount of \$236,633 or such other amount as may be received in HOME funds in the 2024 program year to be used for new construction or reconstruction of affordable housing and assisting low- and moderate-income households in the City of Simpsonville;

CDBG funds in the amount of \$185,505 or such other amount as may be received in CDBG funds in the 2024 program year to be used on the following activities: \$22,000 in CDBG to be allocated to Public Service programs; \$100,000 for acquisition of properties to address the needs of community serving low and moderate income residents; \$28,505 for demolition to address slum and blight; \$15,000 for Economic Development loan, and \$20,000 for Façade Improvement Program in the City of Simpsonville.

ANY CHANGE in CDBG and HOME funding allocations by the Greenville County Redevelopment Authority and the U.S. Department of Housing and Urban Development, increase or decrease in funding, will be distributed on a pro rata basis to all activities.

PASSED, ADOPTED AND APPROVED, by the Council of the City of Simpsonville on this \_\_\_\_\_ day of \_\_\_\_\_ 2024.

Attest:

\_\_\_\_\_  
Paul Shewmaker, Mayor

\_\_\_\_\_  
Ashley Clark, City Clerk

Reviewed:

\_\_\_\_\_  
Dianna W. Gracely, City Administrator

**ORDINANCE NO. Z-2024-02**

**AN ORDINANCE TO AMEND THE ZONING MAP OF THE CITY OF SIMPSONVILLE, SOUTH CAROLINA TO LAND LOCATED AT 504 BOYD AVE. TAX MAP# 0306.00-01-016.01 OWNED BY ROI FINANCIAL LLC**

**WHEREAS**, the South Carolina Code of Laws of 1976, as amended, Chapter 23 Title 5 provides for the process for municipalities to rezone property; and

**WHEREAS**, the City of Simpsonville has enacted a Zoning Ordinance which governs amendments to the Official Zoning Map; and

**WHEREAS**, the hereinafter described property was advertised on February 15, 2024, and the City of Simpsonville Planning Commission held a public hearing on March 5, 2024.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SIMPSONVILLE THAT:**

1. **ZONING CLASSIFICATION:** The Official Zoning Map of the City of Simpsonville is hereby amended to assign portion of Tax Map # 0306.00-01-016.01 depicted in the deed contained in Book 2413 on Page 5898 of the official records of Greenville County Register of Deeds and as depicted on the survey in Exhibit "A", attached hereto, the zoning classification of B-G, Business General District.

2. **PROVISION SEVERAGE:** It is hereby declared to be the intention of the governing authority of this municipality that the sections, subsections, paragraphs, sentences, clauses and phrases are severable, and if any phrase, clause, sentence, paragraph, subsection, or section of this Ordinance shall be declared invalid or unconstitutional by the valid judgment or decree of any court or competent jurisdiction, such invalidity or unconstitutionality shall not effect any of the remaining portions of this Ordinance so held to be invalid.

3. **ORDINANCE SUPERSEDES PREVIOUS INCONSISTENT LEGISLATION:** All Ordinances or parts of Ordinances inconsistent herewith, which may have heretofore been passed by the Simpsonville City Council, are hereby repealed.

(SIGNATURE PAGE FOLLOWS)

**ORDINANCE NO.: Z-2024-02**

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This Ordinance shall be effective upon second and final reading by the City Council.

SIGNATURE OF MAYOR:

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Paul Shewmaker

ATTEST:

APPROVED AS TO FORM:

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Ashley Clark  
City Clerk

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Daniel Hughes  
City Attorney

First Reading:      April 9, 2024  
Second Reading:    May 14, 2024