



Conversation with Council Progress Report as of February 19th, 2024

Meeting Date: February 8th, 2024

Action Item	Status
Can the City put a speed bump near 124 and 125 Curtis Circle? City staff will look into this and evaluate ways that speed can be reduced on Curtis Circle.	Ongoing
Is there anything the City can do about flooding in the Dellwood neighborhood? The Dellwood neighborhood is bordered by two streams, each having a FEMA regulated floodplain. This, coupled with limited drainage infrastructure in the neighborhood does result in flooding/drainage issues in the Dellwood neighborhood. The City has attempted to obtain easements to install drainage infrastructure to help with the surface runoff down Wren St. However, the easements were unable to be obtained which made the project infeasible because the City cannot discharge a concentrated flow of water onto private property without an easement and/or discharge agreement. The City Stormwater Division will monitor the situation and work to find solutions to help the flooding issues. Flooding is a natural part of a stream's existence and provides many benefits to the ecosystem. Additionally, developments are required to install systems which retain the increased runoff and release it slowly to mimic the pre-development conditions. During construction, developments are required to follow Best Management Practices (BMPs) and perform sediment and erosion control practices to manage the exposed soil. BMPs are not designed to retain 100% of sediment on-site. The City and SCDHEC standard is 80% design efficiency, although we encourage developments to be above the minimum. Even if a construction is doing everything proper from an erosion and sediment control standpoint, some sediment will still leave the site. These practices are reviewed and inspected by the City throughout the life of the project. A recent site visit to Dellwood revealed that there are numerous trees and debris in the streams around Dellwood that do contribute to the flooding. The responsibility to clean out streams is actually specified by state law (SECTION 49-1-30 Duty of landowners to clean out their streams) to the private property owners who own the land around it. The City understands this can be quite a daunting task for some and is currently looking into possible grants to aid homeowners with this and is discussing the situation with the U.S. Army Corps of Engineers.	Procedure In Place/ Will Assess Options
When will Curtis Circle and Abel Road be paved? Curtis Cir. and Abel Rd. were repaved in 1996 & 2000 respectively. We have a current "complete streets program" which means that if underground utilities (water, sewer, Stormwater) need to be replaced (which could mean damaging the new pavement) those roads are put on hold in the repaving plan until after that replacement. We evaluate the pavement every year to ensure that the roads are aging appropriately and may recommend pavement preservation techniques before repaving. The City Utilities departments are currently going through a CIP review and will have a better understanding of repaving and utility installation schedule.	Procedure In Place
Once the waterline replacement project on Strawberry Lane is completed, how long will be until the road is repaved? Depending on the awarded paving contractor, full depth patching could begin as early as winter 2024. Paving should begin early spring 2025. The City has found it is best to let the utility patch settle at least 6 months prior to repaving to ensure longevity of the paving.	Ongoing



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When will Cochran Road be repaved? The City is currently looking at completing Full Depth patching in areas that are continuously failing. The sewer under Cochran Rd. is a high priority for replacement. Cochran Rd. will be repaved after the sewer is replaced.	Procedure in Place
What is the Overhead to Underground program? Down Under Electric (DUE) is a program to help convert residential overhead service lines to underground service lines. The program is available to all homeowners in the City of Clemson. For more information: http://tinyurl.com/CityClemsonDUE	Procedure in Place
Can anything be done about speeding on Calhoun Street? The Police Department will take measures to better monitor Calhoun Street to determine if speeds warrant additional speed deterrents.	Ongoing
Can anything be done about the reflective tape coming off of the green delineators on Frontage Road? The reflective tape has been knocked off as cars interact with them. We are constantly monitoring the delineators and looking at alternatives if needed.	Ongoing
What did the Core Spaces developers mean when they talked about a “welcoming gateway”?	*clarification*
They meant that this project in place of the existing abandoned houses would make this area more welcoming to the community, and that its location at the corner of College Ave and Hwy 123 is the gateway to downtown.	
Is there an update on the proposed storage project on HWY 93? They are no longer pursuing this location.	Update
What can be done about the drainage issue on Berkeley Drive? Many roads that transverse the City of Clemson are owned and maintained by the South Carolina Department of Transportation (SCDOT). Berkeley Dr., Issaqueena Trail, Rock Creek Rd., and Hwy 123 are just a few. A full list can be viewed through the City's Open Data Portal under Road Work Order Generator (https://gis.clemsoncity.org/portal/apps/sites/#/city-of-clemson-open-data). If there is a drainage issue on an SCDOT owned road, you can call the Pickens County SCDOT Maintenance Office at 864-859-0039 or the Stormwater Manager can help report drainage issues to SCDOT.	Procedure in Place
Will Keowee Trail remain open? This will be worked out during final design. Currently a portion of it will remain open to emergency vehicles, but not to through traffic.	Ongoing



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What did Core Spaces mean when they said they will “narrow down” Keowee Trail to “minimize traffic”?

clarification

They were talking about a road diet. Narrower roads force drivers to pay more attention to their surroundings and slow down.

Pot Belly Deli was told The Hub PD will not have any effect on them. Then the owner of Pot Belly Deli was asked to sell. Why is Core Spaces making an offer to buy if they told them the PD would have no effect on them?

clarification

We can't speak to what was or wasn't said to Pot Belly Deli. Currently this parcel is part of the Core Spaces plan.

Why is Core Spaces constantly trying to compare Clemson to larger cities like Tucson, Blacksburg, etc.?

clarification

Because this is where they have completed projects in the past.

What did Core Spaces mean when they said that “local businesses will occupy” the retail space at The Hub?

clarification

They are working with Tyler at the Pier to open a new location on Keowee Trail.

What is the current state at the Old Bilco?

Update

The developer pulled their application for February. They have stated they want to further tweak some aspects of the project.

During the Mayor's segment on The Lake Radio Station, Mayor Halfacre asked the City of Seneca Administrator about the article that was in the paper about the Old Harper's Plaza in Downtown Seneca. A local family renovated a suite in the building and will be opening a retail shop as well as apartments upstairs. Is there a reason Clemson is not following suit instead of bringing in out of state developers?

clarification

Laws regarding property rights does not allow the City of Clemson to dictate who a property owner sells to or who buys that property. If an out of state developer approaches a property owner to purchase a parcel, that decision is solely on the part of the property owner.

On the radio show, Mayor Halfacre stated that Clemson has less than 10% of commercial space vacant. He said this is less than the national average. Please explain.

clarification

Out of 485 available commercial and retail spaces in Clemson, only 35 are vacant, which is a 7% vacancy, which is less than the national average which hovers around 10-14%.

Can the placement of the Kilgore Playground sign at Nettles Park be placed in a more visible location?

Procedure in Place

In 2023, with the approval of the Kilgore family, the City refurbished the Kilgore Playground sign. It is located at the gate entrance of the playground and placed as to be easily accessible for grounds maintenance.