



**TOWN OF CENTRAL  
REGULAR TOWN COUNCIL MEETING MINUTES  
MONDAY, OCTOBER 10, 2005 – 7:00 P. M.  
CENTRAL TOWN HALL – 1067 WEST MAIN STREET  
CENTRAL, S. C. 29630**

Present: Mayor Harrison R. Holladay, Jr.; Council members: David Donald; Mac Martin; Lynne Chapman; Stan Thompson; David Boyles; Gary White. Administrator Herbert Thompson; Incoming Administrator Phillip Dwayne Mishoe; Karen Dixon; Tom Cloer; Dean Martin; Daryl Martin; Police Chief Joe Gibbs; Catherine Roberts; Michael Masters; Dale Gillespie; Greg Dietrich; Chris Eldridge; Shelby Thompson; Fire Chief Edward Reynolds; Karon Donald; Meredith Jones; Beverly Cureton; Al Cureton; Elizabeth Owens; Hal Garrett; Rhonda Clark; Boy Scout member Guy Higdon; Lee Higdon; Greg Thompson; Kim Thompson; Justin Thompson; Isaiah Thompson; Zeek Thompson; Administrative Assistant Sandy Brown; Clemson City Administrator Rick Cotton; Pickens Sentinel Reporter Nathan DiBagno; Town Judge Murray Hughes; Tina Fincannon.

Mayor Harrison R. Holladay, Jr. called the regular Town Council meeting to order at 7:00 p. m.  
The invocation was rendered by Councilman Stan Thompson.

Mayor Holladay called for a change in the order of business and recognized Clemson City Administrator Rick Cotton. Mr. Cotton announced that he would like to make a few introductions stating that we are here tonight to recognize one of your own. To help me do that we have some members of the SC Pickens County Management Association, Mr. Greg Deitrich. Mr. Cotton called Administrator Herbert Thompson to the podium and announced that Herbert Thompson was the recipient of SC/Pickens County Management Association 2005 Palmetto Management Award to cities. The award is given to one city manager or administrator and one for county manager or administrator. This is a very prestigious award and is selected by his peers. Mr. Cotton read a list of Herbert's services to the town and state.

Reading of the Special Called Council meeting minutes of September 5, 2005. Motion by Lynne Chapman and seconded by Stan Thompson to approve as corrected. The vote was unanimous by raised hands.

Reading of the September 9, 2005 Special Called Council meeting minutes. Motion by Lynne Chapman and seconded by David Donald to approve as presented. The vote was unanimous by raised hands.

Reading of the September 26, Special Called Council meeting minutes. Motion by Lynne Chapman and seconded by Gary White to approve as corrected. The vote was unanimous by raised hands.

Minutes of the October 3, 2005 Special Called Council meeting minutes were presented. Motion by Lynne Chapman and seconded by Stan Thompson to approve. The vote was unanimous by raised hands.

Reading of the Regular Town Council meeting minutes of September 12, 2005. Motion by Lynne Chapman and seconded by Gary White to approve as corrected. The vote was unanimous by raised hands.

Public Session: (30 minutes)

Mr. Hal Garrett was recognized to discuss the possible name for the Wal-Mart property. Mr. Garrett stated that he had lived here since 1951 and married Barbara Ann Carson. He stated that the Carson name has been known for many years in Central. His father-in-law, S. Christy Carson was elected Mayor and in 1955 he established Central Concrete and Plaster, Inc. which provided many jobs in the area. Mr. Carson bought 20 acres of land from Mr. Clifford Holliday that joined Highway 123 and for many years raised cattle on the land. Several offers to sell this property over the years were turned down, as the Carson family desired a place to benefit the town and neighboring communities. When Wal-Mart sought this property the Carson family were confident that this business would benefit many people. Some talk has been of naming this area "Maverick Crossing", however, the Mavericks who date back over a hundred years, according to records, did nothing for this area, and much was contributed by them in the state of Texas. It is the desire of the Carson family to name this property "Carson" in some way.

Karon Donald of 121 Oakhurst Circle was recognized. Mrs. Donald spoke of the Carson property and that she had researched the Maverick name and found most of the significance of that name to be in Texas. It was her desire to relay this information to Council to be considered when the Wal-Mart property is named.

Receipt and Disposition of Petitions (15 minutes) None.

Mr. Rick Cotton, Clemson City Administrator was again recognized. He stated that he is here tonight to review any changes that were made in the final draft with the Water Sales and Transmission Agreement between the City of Clemson and the Town of Central which he has been working on for two years. Clemson has recently let a contract for construction of 27,000 feet of water main, two elevated water storage tanks with an allocation for Central of 400,000 gallons. The original term of 30 years in the agreement states that to get out of the contract either town would need 180 days, but seeing that this is not reasonable there would need to be a period of 18 months. Mr. Cotton discussed the process of paying for the project. Administrator Herbert Thompson stated that water would be \$1.11 per thousand gallons.

Mayor Holladay presented Ordinance #11-14-05 WS/TA – Water Sale and Transmission Agreement between the City of Clemson and the Town of Central. Motion by Stan Thompson to dispense with the full reading of the ordinance and adopt on first reading. The motion was seconded by Gary White. The vote was unanimous by raised hands.

First reading of Ordinance #10-10-06 GT to adopt a Grease Trap Ordinance. Motion by David Boyles and seconded by Gary White to adopt. In discussion David Donald advised Council that this ordinance had been tabled. Mac Martin made a motion to remove this ordinance from the table. This motion was seconded by Lynne Chapman. The vote was unanimous by raised hands.

A motion to accept this ordinance on first reading was made by David Boyles and seconded by Gary White. The vote was unanimous by raised

hands. After discussion a motion was made by Mac Martin to return Ordinance #10-10-06 GT to the table for further discussion. The motion was seconded by David Donald. The vote was unanimous by raised hands. Mayor Holladay advised to make sure this is placed on the work session agenda so that any other thing that needs to be ironed out can be done.

First reading of Ordinance #11-14-05 WSR to adopt revised sewer rates. Motion by Mac Martin and seconded by Lynne Chapman to adopt on first reading. Councilman David Donald commended Councilman Mac Martin for his work on the material to revise Ordinance #11-14-05 WSR. After discussion the vote was five for (David Donald, Lynne Chapman, Mayor Holladay, Gary White, Mac Martin) two opposed (Stan Thompson and David Boyles).

First reading of Ordinance #11-14-05 WST to amend the impact fee for Residential, Commercial and Apartments. Councilman Mac Martin made a motion to correct the headings in the ordinance so as to reflect the proper charges for residential, commercial and apartments and to adopt this ordinance on first reading. This motion was seconded by David Donald. The vote was unanimous by raised hands.

First reading of Ordinance #11-14-05 CR to amend Section 2-51 Quorum and Council Rules of Order – to add Sub-Section ( C ). Councilman Stan Thompson made a motion to dispense with the full reading of this ordinance and adopt on first reading. The motion was seconded by Lynne Chapman and the vote was unanimous by raised hands.

#### Report from Council Committees:

David Donald – Streets and Sanitation – Mr. Donald reported that the Heritage Festival was a success. He did a small recycling test at the festival. He put out nine roll carts for trash and nine recycling bins. With no public service announcements made or signs put up, out of the 810 gallons of trash, he recovered three 45 gallon bags of recyclables which proves people must be given the opportunity to recycle. The roll carts that are on the ball fields should have a recycle bin beside each and any other roll cart in town should have the recycle bin. The items must be visible. Mr. Donald noted that the limbs on Patterson Street need to be removed and Mayor Holladay reminded Council that the overhanging limbs on streets is a serious matter that needs to be considered. Mayor Holladay suggested that David Donald and Herbert Thompson ride around and look at these. Administrator Thompson advised that most of these trees belong to home owners and it would be taken into consideration. Councilman David Boyles noted the unsightly mess that Duke Power leaves after cutting tree limbs. Councilman Donald thanked Stan Thompson for the Hold Harmless information that he gave. David Donald, Sandy Brown and Tom Cloer will work on developing a hold harmless agreement for the Town, and Sandy Brown will have the information typed ready for the next work session.

Mac Martin – Finance - Mr. Martin presented the financial report for September with most items on schedule. Mr. Martin stated that we will have to start looking for some money for sewer repairs and this should be in the budget. Motion by Mac Martin to add a revenue line to the budget and call the line “Sewer Repairs” and he would like for the administrator to put \$500 a month out of the sewer improvements and later as revenues come in some dollars could be taken out of impact fees. Since this item was not on the agenda Councilman David Donald made a motion to add the item to take care of the item that Councilman requested for line item “Sewer Repairs”. This motion was seconded by Lynne Chapman. The vote was five for (David Donald, Mac Martin, Lynne Chapman, Mayor Holladay, David Boyles) and two opposed (Stan Thompson and Gary White). According to the code of laws when there is opposition an item cannot be added to the agenda. Mr. Martin’s request should be on the agenda for the next work session for discussion.

Lynne Chapman – Recreation – Mrs. Chapman reported that Fire Prevention Day will be this Wednesday with the largest sign up that’s ever been. On October 19, 2005 at the Indoor Recreation Center, Cannon Hospital and the Recreation Center will sponsor a fitness fair with flu shots being available from 8-11:30 that morning. Mrs. Chapman reported that Tom Cloer had just completed a new irrigation system on both ball fields and will include the infield on the Central Park ball field. Tom is asking for dugouts on the baseball fields. Tom had applied for a \$48,000 grant for a breathing air station system and turnout gear for the fire department. He has been informed by Senator Lindsey Graham and Congressman Gresham Barrett that he has been awarded this grant.

Stan Thompson – Public Safety – Mr. Thompson extended his appreciation on behalf of Council to the fire department for their efforts in keeping the fire department going. The Police Department had a busy month in September and included in their routine duty were five funeral escorts. Councilman Thompson stated that these efforts to help with funerals is a tribute to their professionalism. Mr. Thompson reported that the Police Department had recently received a state grant check for the purchase of another new police vehicle with the town only having to contribute \$500.

David Boyles – Water and Sewer- Mr. Boyles reported that he had not had a chance to finish the I&I report. He stated that he would like to request everyone’s help in completing the Grease Trap Ordinance. Any help would be greatly appreciated.

Motion by Mac Martin and seconded by David Donald to remove the Grease Trap Ordinance from the table. The vote was five for (David Donald, Lynne Chapman, Mayor Holladay, Mac Martin and Gary White). Stan Thompson and David Boyles opposed. David Donald made a motion to adopt Ordinance #10-10-06 GT as is written now with corrections to be made at the next work session before the second reading. Tonight is the first reading. The motion was seconded by Gary White and after discussion the vote was six for (David Donald, Mac Martin, Lynne Chapman, Mayor Holladay, David Boyles and Gary White) and one opposed. Stan Thompson opposed.

Gary White – Planning – Mr. White stated that the Planning Commission is still working on the Comprehensive Land Use Plan and Core Commercial Zoning Regulations are still being discussed. Mr. White made a motion to add the item of Planning Commission and Board of Zoning Appeals members reappointments to the agenda. This motion was seconded by Lynne Chapman. The vote was six for (Mac Martin, Lynne Chapman, Mayor Holladay, Stan Thompson, David Boyles and Gary White). David Donald opposed.

Mr. White stated that Danny Stone needs to be replaced since he will be moving out of town. Mr. White recommended Malisia Wilkins to fill a position. Mr. White recommended that we advertise for the position of John Rudolph on the Board of Zoning Appeals. Mr. White made a motion that we reappoint Hal Garrett, replace Danny Stone with Malisia Wilkins, reappoint N. G. “Buddy” Madden, James Evatt and Tom Oxendine and advertise for the position of John Rudolph. This motion was restated and Mr. White made a motion to reappoint Mr. Hal Garrett to the Planning Commission. The motion was seconded by Stan Thompson and the vote was unanimous by raised hands. Mr. White made a motion to replace Danny Stone on the Planning Commission with Melisia Wilkins. This motion was seconded by Lynne Chapman. The vote was six for (Mac Martin, Lynne Chapman, Mayor Holladay, Stan Thompson, David Boyles, Gary White). David Donald opposed. Mr. White made a motion to reappoint Buddy Madden, James Evatt and Tom Oxendine to the Board of Zoning Appeals. This motion was seconded by David Boyles. The vote was five for (Mac Martin, Lynne Chapman, Mayor Holladay, David Boyles, Gary White). David Donald and Stan Thompson opposed.

Report from Administrator and Mayor:

Administrator's Report:

Administrator Herbert Thompson officially introduced Mr. Phillip Dwayne Mishoe as the new Town Administrator to assume his duties December 1, 2005. Mr. Mishoe acknowledged this introduction and stated that he was glad to be here.

Mr. Thompson reported that he is working on the development of the Comprehensive Land Use Plan. Chip Bentley with the Council of Governments Office had stated that the document should be completed by December, 2005.

Mr. Thompson reported on the sewer line upgrade. Bid documents are being prepared and should be completed by October 17, 2005. Wet lands permit applications are currently being prepared and submitted to U. S. Army Corp of Engineers. This should be done during the week of the 17<sup>th</sup>. Mr. Thompson requested that Council help him get signatures on easements. We have a permit and lease from the railroad but we must have a flagman during the construction of the streetscape project whenever work is being done on the railroad's right of way.

Mayor's Report:

Mayor Holladay announced that Belton American Legion Post 51 has seven Leland Cypress trees to give away. If anyone would like to apply for these, Mayor Holladay has a phone number available.

Mayor Holladay reminded Council that our town hosts the Pickens County Municipal Association meeting on October 24, 2005 in the Council chambers. Administrator Thompson announced that, according to Mr. Neil Smith of Pickens County Council, our paving money has been taken away. Mr. Thompson requested of Mr. Smith that, if at all possible, we need dollars for sidewalks. Mr. Smith stated he would try and get the issue back on the agenda.

Mayor Holladay made a motion to adjourn. The motion was seconded by Stan Thompson and the vote was unanimous.

Respectfully submitted,

Grace S. Towe  
Clerk to Council