



**TOWN OF CENTRAL  
REGULAR COUNCIL MEETING MINUTES  
MONDAY, JULY 10, 2006 - 7:00 PM  
CENTRAL TOWN HALL  
1067 WEST MAIN STREET  
CENTRAL, SC 29630**

Mayor Mac Martin; Council Members David Donald, Tony Craig, Lynne Odell-Chapman, Tracey Reynolds, David Boyles, and Gary White; Administrator Phillip Mishoe; Police Chief Joe Gibbs; Public Works Director Dean Martin; Utility Billing Supervisor Susan Brewer; Recreation Director Tom Cloer; Police Secretary Karen Dixon; Member of the Press Zack Mauldin; Members of the Public Denise Gibbs, Leigh Gibbs, Charles Brewer, Willie Mae Brewer, Kayla Brewer, Jim Anthony, Lorene Anthony, Bryan Anthony, Lisa Rhodes, Jimmy Anthony, Lisa Anthony, Emily Anthony, Bo Anthony, Wally Brewer, and Elizabeth Bowers.

The meeting was called to order by Mayor Mac Martin.

1. The invocation was rendered by Gary White.
2. Town Clerk Sandra L. Brown swore in Deputy Clerk Susan A. Brewer.  
Mayor Martin read a letter of commendation from Solicitor Bob Arial and a Concurrent Resolution for Chief Joe Gibbs. Mr. Gibbs, his department, and various law enforcement agencies were commended for their dedication and continued, laborious efforts in tracking and apprehending a suspect in the murder of Clemson University Student Tiffany Marie Souers.
3. Reading of Special Called Meeting Minutes for June 12, 2006.  
David Donald made the motion to dispense with full reading of the minutes and accept as presented. This motion was seconded by Lynne Chapman. The vote was unanimous.
4. Reading of Regular Council Meeting Minutes for June 12, 2006.  
Lynne Chapman made the motion to accept the minutes as presented; seconded by Tracey Reynolds. The vote was unanimous.
5. Reading of Special Called Meeting Minutes for June 19, 2006.  
Lynne Chapman made the motion to accept the minutes as presented; seconded by Tony Craig. The vote was unanimous.
6. Public Session (30 minutes total). There were no comments.
7. Receipt and disposition of petitions (15 minutes total). There were none.
8. Reports from Council Committees:
  - A. Gary White – Planning
    1. Home Occupation Permit: At the last Planning Commission Meeting they approved an application for a Home Occupation Permit for Jacob H. Dean. He will be doing photography of special events, such as weddings, and doing the computer work from his home. Mr. White made the motion to approve this Home Occupation Permit; seconded by Tracey Reynolds. Mr. Donald asked if there was any documentation from the Planning Commission of acceptance. Mr. White stated he did not have anything in writing at this time, but the Planning Commission did, indeed approve the application. The vote was unanimous.
    2. Political Signs: Mr. White made the motion to approve Ordinance 07-10-06 SIGN; seconded by Lynne Chapman. This ordinance is a combination of Sign Ordinance Section 603.6 Portable Signs, and 603.7 Political Signs. In Section 603.7 the addition of paragraph "E," "Political campaign signs shall be no larger than two (2) feet by three (3) feet in size and shall not have changeable letters." "E" will be changed to "F." Mr. Boyles asked what the problem was with the changeable letter signs. Mayor Martin stated many people had spoken against the size because they were unsightly. The vote was the Mayor and five (5) Council Members were in favor of the Ordinance and Council Member David Boyles was opposed.
  - B. David Boyles – Water & Sewer:
    1. The Water & Sewer Department completed 28 work orders this past month. They can be reviewed if requested.
    2. Phillip Mishoe, Dean Martin, and David Boyles met to discuss the scheduled maintenance program of the water tower. They will decide if it should be done all at once or a yearly maintenance. Mr. Mishoe will research other companies and find out who did the work previously.
  - C. Tracey Reynolds – Finance:
    1. More water was bought than sold. The financial report was in the packets.
    2. Mayor Martin stated that since the budget has just ended for 2005-2006, he asked everyone to look at the revenue and expenditures sheets. Last year the budget revenue on the 10-Fund was 1.89 million. The revenue as of 06/30/2006 was 1.5 million. We took in 84% of what was budgeted and spent 95%. What we took in was not exactly what we wanted to take in, but that is what we ended up with.
  - D. Lynne Chapman – Recreation:
    1. Central-Clemson's 10 and Under baseball team won at the district level. They will travel to Mt Pleasant to stay for a week to participate in the State Championship.
    2. We are in the process of installing dugouts on the baseball field.
    3. The week of July 10<sup>th</sup> and 17<sup>th</sup> will be Football Conditioning Camp. This was started last year to get the youth in better shape for the football season.
    4. Mark your calendars for September 10<sup>th</sup> for Super Saturday. The games will be 10:00 am, 12:00 pm, and 2:00 pm.
  - E. Tony Craig – Streets and Sanitation:
    1. The Street Department completed 27 work orders and in addition to the work orders they picked up 13 loads of leaves, 214 loads of brush, 61 loads of wood, and 23 loads of metal. They continued with street cleaning and assisting the Water Department with reading meters.
    2. The Town has 2 lawn mowers; one which has been in and out of the shop several times. Mr. Craig made the motion to purchase a John Deere, Zero Turn Radius lawn mower from B & B Equipment on a lease-purchase; seconded by Gary White. David Boyles asked if it was in the budget. Mayor Martin stated it was; it was in the old budget before Mr. Mishoe came on board. It is under gloves, hats, and coats; it is not a capital item. The cost is approximately \$7,000. The vote was unanimous.

3. Mr. White stated that regarding the brush pick up, there is a historic wall on Gaines Street and the Town picked up some brush this past week and knocked a hole in the wall with the machine. He stated the street crew needed to be careful around historic places like that. Mr. Boyles stated they needed to be careful of the top soil around his yard, and in general around Town because you can see bare spots all over Town from the mis-use of the 4-way front bucket. Mr. Donald asked, regarding the wall, if it was the placement of the brush. Mr. White said yes, that was part of it, that the people didn't have much choice, they had to put it where they could. Also, sometimes the crew needed to get off the machine and pick up the brush.
- F. David Donald – Public Safety:
  1. The Police and Fire Department reports were in their packets along with a letter of accommodation for Fire Chief Reynolds.
  2. The Fire Department had 16 calls compared to 13 last month. However, there were 5 false alarm calls to the same address. We may need to look into enforcing the false alarm ordinance.
9. Consideration of ordinances already in possession of Council: None.
10. Introduction and consideration of new ordinances and resolutions:
  - A. Resolution to Reappoint Murray Hughes 07-10-06 RMH.  
Motion was made by Lynne Chapman; seconded by David Boyles. The vote was unanimous.
  - B. Resolution to Reappoint Tina Fincannon 07-10-06 TGF.  
The motion was made by Tracey Reynolds; seconded by Gary White. The vote was unanimous.
  - C. Resolution for Family View Franchise.  
The motion was made by Lynne Chapman; seconded by Tracey Reynolds. Mr. Donald asked if we had a choice. Mayor Martin stated we did not but we needed to put our hand of friendship out to a company who was coming in any way. The Mayor and 5 Council Members voted in favor; Council Member David Donald was opposed.
11. Reports from the Administrator and Mayor:
  - A. Administrator
    1. Streetscape Project update:  
The landscaping and sidewalks will be done this week. The project has slowed down some due to correcting the curbing. Also, the lights were suppose to be closer to the base so they are correcting that. They will do the asphalt striping the following week. Mr. Boyles suggested Bill Carson, a local resident, be approached for advisory on the landscaping of the Project.  
Mr. White asked if the Beautification Committee would be any help. Mr. Donald stated that although Mr. Carson is well qualified, he sat in on meetings with Tom Cloer, and knows that DOT is real particular about what is planted. Mr. Donald also suggested a "Volunteer for Central Day," to assist with projects.
    2. South Trunk Line update:  
There are 2 easements left to acquire. The Notice to Proceed has been issued. Construction should begin by the end of July. The pipe is on site. Mr. Boyles asked what the pipe was made of and Mr. Mishoe stated it was PVC.
    3. Central Area Business Council (CABC):  
This is an organization that meets the 1<sup>st</sup> Wednesday of the month, here at Town Hall. Mr. Mishoe stated he spends a lot of time talking about what is going on with Town government such as the Streetscape Project, the South Trunk Line Project, speed bumps, traffic lights that need to go up, anything that may help improve the quality of life in the Town and the Central Area. You don't have to live in the Central Town limits to be a member of the CABC. Mr. Mishoe is on the Council because he is the Administrator for the Town of Central, and once again he stated he spends a lot of time telling them what the Town and Council Members are doing. However, he doesn't spend a lot of time telling the Council what CABC does. One of the things they have done, which should have been brought up last month was the new area map. The map was put out by Clemson Chamber of Commerce but CABC had a lot of input in it. These maps are available at Town Hall and the Chamber for free. Many people come into Town Hall looking for directions and these maps have been most helpful for the staff. Mayor Martin stated that before Mr. Mishoe came, they were in Work Sessions discussing maps and the cost was in the thousands of dollars. Mr. Donald pointed out, and got confirmation from Ed Martin that you do not have to be a business member to join CABC.
  - B. Mayor
    1. Mayor Martin stated that in the past 6 months since the new Council has taken over and Mr. Mishoe has been here, it seems the "crack" is getting smaller and fewer things are falling through, and things are getting done.
    2. Mayor Martin is starting an e-newsletter. The staff in Town Hall will have sign-up slips for the customers who want the news letter emailed.
    3. Everyone has been invited by email, to the Southern Wesleyan baseball game.
    4. At the Central Heritage Festival, Mayor Martin will have a booth to "Sit with the Mayor in a Rocking Chair." He will invited candidates running for office to sit in the booth and be available to the public. Lynne Chapman stated she has a friend who wants to serve on the Festival. Mr. Donald stated the Central Heritage Festival would be delighted to have her serve on the committee.
    5. Mayor Martin and Phillip Mishoe met with the Central Railway Model Historical Association. They are looking for a home; somewhere to put the train models and to have meetings. They were first interested in the old depot, now they are looking at the Alan House. They have volunteers that can do a lot of the work on renovating the old house. They have 31 people in their club, who would be coming to town every month and they have shows 4 or 5 times a year. It may bring 100 people into town on a Saturday afternoon.
    6. Central Area Business Council (CABC) wants the Town to work with them in different areas; one being the development of Road 18. This has been discussed in other meetings. The idea is to honor the family of Christy Carson and his purchase of the property and his vision for Central. Mayor Martin made the motion to allow the property that Wal-Mart sits on to be named Christy Carson Plaza; seconded by Lynne Chapman. The Mayor and 5 Council Members were in favor. David Donald was opposed.
    7. In cooperation with the CABC, the Mayor is interested in promoting our area and they have asked him to help them with a plan to designate an area that is not geographical. The Mayor made the motion to give consensus of Council to CABC that the area immediately adjacent to Road 18 and across from Highway 123 be know as Maverick Crossing Shopping District; seconded by Lynne Chapman. Mr. Donald stated that since we have been through this process several times, he made the suggestion that once we get through this we should concentrate on the development of infrastructure such as sidewalks, sewer, and things that were promised to the people who were annexed. Mayor Martin agreed. Gary White stated he would like to see it just called Maverick Crossing. Mayor Martin rescinded his motion to call it Maverick Crossing and Lynne Chapman seconded. Mayor Martin and 5 Council Members were in favor. David Donald was opposed.

12. Miscellaneous business not included in any of the proceeding items:

A. Lynne Chapman wished the Mayor a belated birthday.

B. Mr. Boyles stated Ed Martin was running as a write-in for County Council and will be available after the meeting to get signatures.

Adjournment

Respectfully submitted,

Sandra L. Brown, Town Clerk

Approved by Council: August 14, 2006