

**TOWN OF CENTRAL
REGULAR COUNCIL MEETING
1067 WEST MAIN STREET, CENTRAL, SC 29630
MONDAY, MAY 13, 2024 – 7:00PM**

“AGENDA”

Present: Mayor Andrew Beckner; Council Members, Paige Bowers, Joe Moss, Lynne Chapman, Ken Dill, Curtis Peek, and Robert Griffin; Chief Steve Thompson; Assistant Administrator Tom Cloer; Finance Director Josh Addis; Basketball Coach for SWU Dr. Joel Stites; Catherine Whiten; Caitlyn Hemington, Rachelle Beckner, Maine Dawkins, and Town Clerk Susan Brewer.

The meeting was called to order by Mayor Andrew Beckner.

Ken Dill rendered the invocation.

Reading of Minutes for Regular Council Meeting Minutes 04.08.2024

Paige Bowers made the motion to adopt readings of Regular Council Meeting Minutes 04.08.2024; seconded by Joe Moss. The vote was unanimous.

Public Session (30 Minutes Total)

Council Member Curtis Peek asked to be excused to speak as a citizen during public session. He said that he had some individuals to approach him about the construction on Lawton Road beginning construction at 6:30 am. He said that we have an ordinance that says construction should not begin prior to 7:00am and the police department had been notified about the incident. He said we should hold Great Southern Homes and their sub-contractors accountable for the failure to follow for ordinance that is on the books. He said the other issues on Lawton Road are the work crews parking on the side of the road, half in the road way and half off the road. He said it is a narrow two-lane road which definitely causes a safety hazard. He said with the work crews parking this way is cutting down even more of the roadway. He said that this needs to be addressed with Great Southern Homes and their sub-contractors. Curtis Peek said the other issue was about the corner of Pepper Street and Tarrant Street. He said there was an undeveloped piece of property there that is being surveyed. He said just above it were duplexes that have been built and the zoning was not truly looked at when presented to the Planning Commission and Council, so his fear was that it might get overlooked again. He said we need to do our due diligence to hold developers, if they are looking at property hold them accountable for making sure the zoning for their point of view and the towns point of view are the same. He said as for him as a citizen that area is not the place for duplexes or medium density housing.

Dr. Joel Stites approached Council and introduced himself. He is the Head Men's Basketball Coach for Southern Wesleyan University. He said he would like to open up a line of communication between SWU and the Town of Central as far as sports goes. He gave his goals and visions of what the connection could be. He gave his background and wanted to get the community involved. He wanted to create a legacy the Town and SWU could be proud of.

Catherine Whiten approached Council with concerns about her water. She said that it clears up and then goes muddy again. She said it has ruined a lot of clothes, dishes come out dirty after she runs the dishwasher, and when she comes in from working in the yard, she is cleaner than the water she has to take a shower in. She said she had come in and talked to the ladies at the front and she was asked if it was her pipes. She said she came back in on Friday with a sample of her water. She said the front desk made a call and someone came out to flush the hydrant and she had a picture of what was coming out of the hydrant on her phone. She said it was solid red. She said she was told we have been working on the lines but for some reason we had to stop. She said she was having to buy bottled water to cook and drink with. She said it was so expensive each month. She said right now it is wonderful and clear but at any given time it will turn back muddy. Her neighbors were going to join her tonight with the same issues but they had to work late. Mayor Beckner asked her to take his business card. She asked if they wanted to see the pictures. Lynne Chapman said she would. Ms. Whiten showed all the Council Members the pictures.

Receipt and Disposition of Petitions (15 Minutes Total)

None

Reports from Council Committees:

All committee reports are on file in the Town Clerk's office and available for review upon request.

Planning – Paige Bowers

Paige Bowers reported the Planning Commission would not meet in May due to lack of quorum. They would resume in June.

Streets and Public Safety – Joe Moss

Joe Moss reported the fire department would do a wet down at Central Academy of Arts on May 15th and at Central Recreation after school on May 22nd. He also said they would be assisting in the Car Show May 25th.

Enterprise & Community Engagement – Lynne Chapman

Lynne Chapman reported for the month of March the Water and Sewer Department completed 180 work orders. The meters were read on March 12th. Rechecks were done on the 18th and disconnects were done March 26th. 44 customers were disconnected for non-payment and 37 of these reconnected. The Sanitation Department, both residential and commercial, operated on normal schedules for the month of April.

Recreation – Ken Dill

Ken Dill reported that we would be co-hosting the 8u District Diamond Baseball Tournament June 13-19 at Nettles Park.

Ken Dill reported the 2024 HUK Central Pro Series Disc Golf Tournament was held May 3-5 at the Central Grand Station Disc Golf Course. It consisted of 125 Pro and Amateur Disc Golf Players from around the country. We counted approximately 60 spectators on the course each day following the tournament. We had 98 surveys returned. The player came from 12 states. The average dollars spent on food and lodging was \$282.91 per person. The impact on the local economy was \$27,725 who filled out the survey not

including spectators. 23 players made special trips to tour and visit sites in Pickens County such as Twelve Mile Park, Clemson University, Central Railroad Museum, Downtown Central and Historic Depot, and Botanical Gardens. 58 players visited restaurants in our area for a total of 223 visits to restaurants over a 4 day period.

Finance and Marketing – Curtis Peek

Curtis Peek reported our general fund currently has a balance of \$724,368.96. This is an increase of \$40,995.34. This is an increase of 5.82% in the general fund from March to April. Our Enterprise funds have the following revenues for the month of February and year to date balances.

The water budget for April has a surplus of \$9,067 and for the year we currently have a deficit of \$47,294. This is a decrease of 17.49% in our deficit from March to April.

The sewer budget for April has a surplus of \$ 27,197 and year to date the sewer account has a surplus of \$150,724. This is an increase of 19.83% in the sewer fund from March to April.

The sanitation budget for April has a surplus of \$6,512 and year to date sanitation account has a surplus of \$59,717. This is an increase of 11.53% in the sanitation fund from March to April.

Tourism and Economic Development – Robert Griffin

Robert Griffin reported the Car Show would be on May 25th and a concert would be the 24th downtown.

New Business

None

Old Business

None

Introduction and consideration of new Ordinances, Policies, Proclamation and Resolutions

Phillip Mishoe went over the Rec Center Budget with Council. He said that he just received the budget from Clemson. That is why it wasn't included at the Work Session. He said that he answered all the questions they had for the budget in an email.

First Reading of Ordinance #06-10-2024 BU

First Reading of Ordinance #06-10-2024 BU (18 Fund Sanitation)

Lynne Chapman made the motion to adopt on first reading of Ordinance #06-10-2024 BU pertaining only to the 18 fund (Sanitation); seconded by Joe Moss. Paige Bowers recused herself due to a family member employed in this department. The vote was unanimous with 1 recusal.

First Reading of Ordinance #06-10-2024 BU

Lynne Chapman made the motion to adopt on first reading of Ordinance # 06-10-2024 BU for funds containing 10,12,13,20,30,32,33,35,40,60,71,80, and 85 funds; seconded by Mayor. The vote was unanimous.

First Reading of Ordinance # 06-10-2024 RB

Lynne Chapman made the motion to adopt on first reading Ordinance #06-10-2024RB; seconded by Mayor. The vote was unanimous.

First Reading of Policy #06-10-2024 BASE RATES

Lynne Chapman made the motion to adopt on first reading Policy # 06-10-2024 BASE RATES; seconded by Mayor. The vote was unanimous.

First Reading of Policy #06-10-2024 RS

Lynne Chapman made the motion to adopt on first reading Policy #06-10-2024 RS; seconded by Mayor. The vote was unanimous.

Resolution #05-13-2024 EC

Joe Moss made the motion to adopt Resolution #05-13-2024 EC; seconded by Paige Bowers. The vote was unanimous.

First Reading of Ordinance# 06-10-2024 AMENDMENT SECTION 14-34 REFUSE RECEPTACLES OF THE TOWN ORDINANCE

Lynne Chapaman made the motion to adopt on First Reading of Ordinance# 06-10-2024 AMENDMENT SECTION 14-34 REFUSE RECEPTACLES OF THE TOWN ORDINANCE; seconded by Paige Bowers. The vote was unanimous.

First Reading of Ordinance # 06-10-2024 AMENDMENT TO ZONING SECTION 1100.10

Paige Bowers made the motion to adopt on first reading Ordinance # 06-10-2024 AMENDMENT TO ZONING SECTION 1100.10; seconded by Joe Moss. The vote was unanimous.

Policy # 05-13-2024 TEMPORARY SIGN PERMIT FEE

Paige Bowers made the motion to adopt Policy #05-13-2024 TEMPORARY SIGN PERMIT FEE; seconded by Joe Moss. The vote was unanimous.

Consideration of Ordinances and Policies already in possession of Council

None

Reports from the Administrator and Mayor:

Administrator

Phillip Mishoe asked for a head count for the PCMA on May 28th at Norris.

Phillip Mishoe reported there was supposed to be a State of Central on May 23rd. He said he just found out about it. The event was discussed. They decided to move forward with it. He said he knew it was short notice but we needed to know if Council wanted to attend. All Council Members said they would attend with their spouses.

Phillip Mishoe said he would ask department heads to see if they wanted to attend.
Phillip Mishoe said we would purchase the tickets for them.

Mayor

None

Executive Session

S.C. Code of Laws, Section 30-4-70 (a) (1)

Legal Issues-Section 30-4-70 (a) (2)

None

Return from Executive Session

None

ACTION ITEMS AS NEEDED VIA EXECUTIVE SESSION ITEMS:

None

With no objections, Mayor Andrew Beckner adjourned the meeting.

Respectfully submitted,

Susan A. Brewer, CMC
Town Clerk

Approved: 06/10/2024