



**NEWBERRY COUNTY COUNCIL
COUNTY COUNCIL AGENDA
Newberry Courthouse Annex
1309 College Street, Newberry, SC 29108
August 20, 2025
6:00 P.M.**

Call to order: Robert Shealy, Chairman.
Invocation and Pledge of Allegiance: Karl Sease, Vice-Chairman.

1. Adoption of Consent Agenda:

- a. Newberry County Council Work Session Minutes – July 16, 2025.
- b. Newberry County Council Meeting Minutes – July 16, 2025.
- c. Newberry County Public Safety and Courts Committee Minutes – July 21, 2025.

2. Additions, Deletions & Adoption of the Agenda.

3. Personal Appearances:

- a. Steven Knapp, Executive Director of The Newberry Museum.

4. Special Recognition:

a. Employee Recognitions:

- | | | | |
|------|-----------------------|------------|--------------|
| i. | Daniel Long | 5 years | Facilities. |
| ii. | Christopher Cleveland | 10 years | Corrections. |
| iii. | Barry Koon | 30 years | Magistrate. |
| iv. | Liz McDonald | Retirement | Assessor. |

b. Bush River Fire Department

5. Proclamation in Recognition of Therapy Dog Appreciation Week in Newberry County.
6. Ordinance No. 07-01-2025. An Ordinance authorizing the acceptance of roads within Stewart Landing Subdivision - Stewart Landing Drive, Shoreview Drive, and Timber Trail Lane. into the Newberry County Public Road System.
 - a. Public Hearing.
 - b. Second Reading.
7. Consideration of a motion to approve State Accommodations Tax (State A-Tax) funding recommendation of the Newberry County Accommodations Tax Advisory Committee (ATAC) – Ernie Shealy, ATAC Chairman.
8. Consideration and approval of bids for construction of the Newberry County Detention Center Housing Unit, a 2022 CPST Project (Bid Number 2025-12).
9. County Council may take action on matters discussed during the 5:00 pm executive session.
10. Appointments.
 - i. Airport commission – District 2.
 - ii. Joint Planning Commission – District 2.
 - iii. Newberry Hospital Board (Seat One) – District 2.
 - iv. Newberry Hospital Board (Seat Two) – District 2.
 - v. Westview Behavioral Health Board – District 2.
 - vi. Westview Behavioral Health Board – District 4.
 - vii. Joint Planning Commission – District 5.
 - viii. Newberry Hospital Board (Seat One) – District 5.
 - ix. Newberry Hospital Board (Seat Two) – District 5.
 - x. Westview Behavioral Health – District 5.
 - xi. Airport Commission – District 7.
 - xii. Joint Planning Commission – District 7.
 - xiii. Westview Behavioral Health Board – District 7.
 - xiv. GLEAMNS Board of Directors:
 - o Public Sector.
 - o Low-Income Sector.
 - o Private Sector.
 - xv. Central Midlands Council of Government – Minority Citizen Representative.

11. Public Comments (Three Minutes).

12. Comments/Requests from County Administrator.

13. Comments/Requests from Council.

14. Future meetings:

- a. Labor Day, Offices Closed – September 1.
- b. Newberry County Council Work Session – September 3 at 5 p.m.
- c. Newberry County Council – September 3 at 6 p.m.
- d. Newberry County Council Work Session – September 17 at 5 p.m.
- e. Newberry County Council Work Session – September 3 at 5 p.m.
- f. Newberry County Council – September 17 at 6 p.m.
- g. Newberry County Finance Committee – September 22 at 5 p.m.

15. Adjournment.

NEWBERRY COUNTY COUNCIL WORK SESSION
MINUTES
July 16, 2025

Newberry County Council met on Wednesday, July 16, 2025, at 5:00 p.m. in Council Chambers at the Courthouse Annex, 1309 College Street, Newberry, SC, for a Work Session.

Notice of the meeting was duly advertised, as required by law.

PRESENT: Karl Sease, Vice-Chairman
Leon Fulmer, Council Member
Travis Reeder, Council Member
Johnny Mack Scurry, Council Member
Stuart Smith, Council Member
Jeff Shacker, County Administrator
Joanie Winters, County Attorney
Rick Farmer, Economic Development Director
Eric Nieto, IT Director
Andrew Wigger, Clerk to Council/PIO

ABSENT: Robert Shealy, Chairman
Todd Johnson, Council Member

Mr. Sease called the meeting to order at 5 p.m.

1. Executive Session:

a. Contractual Matter(s):

- i. Discussion of matters related to contract legal services pursuant to SC Code of Laws 30-4-70(a)(2).
- ii. Discussion of matters related to a contract for emergency medical services pursuant to SC Code of Laws 30-4-70(a)(2).

- Mr. Fulmer made a motion to go into Executive Session; Mr. Smith provided the second and the motion carried 4-0.
- While in Executive Session, Mr. Scurry arrived at the meeting.
- Mr. Fulmer made a motion to come out of Executive Session; Mr. Reeder provided the second and the motion carried 5-0.
- Mr. Sease announced that any action would be taken during the regular 6 p.m. meeting.

2. Adjournment.

- Mr. Smith made a motion to adjourn the meeting; Mr. Reeder provided the second and the motion carried 5-0.
- Newberry County Council Work Session adjourned at 5:56 p.m.

NEWBERRY COUNTY COUNCIL

Karl Sease, Vice-Chairman

Andrew Wigger, Clerk to Council

Minutes Approved: _____

**NEWBERRY COUNTY COUNCIL
MINUTES
July 16, 2025**

Newberry County Council met on Wednesday, July 16, 2025, at 6:00 p.m. in Council Chambers at the Courthouse Annex, 1309 College Street, Newberry, SC, for a regular scheduled meeting.

Notice of the meeting was duly advertised, as required by law.

PRESENT: Karl Sease, Vice-Chairman
Leon Fulmer Jr., Council Member
Todd Johnson, Council Member (virtual)
Travis Reeder, Council Member
Johnny Mack Scurry, Council Member
Stuart Smith, Council Member
Jeff Shacker, County Administrator
Joanie Winters, County Attorney
Captain Ben Chapman, NCSO
Eric Nieto, IT Director
Andrew Wigger, Clerk to Council/PIO

ABSENT: Robert Shealy, Chairman

Mr. Sease called the meeting to order at 6:00 p.m.

Mr. Scurry led the invocation and Pledge of Allegiance.

1. Adoption of Consent Agenda:

- a. Newberry County Council Work Session Minutes – July 2, 2025.
- b. Newberry County Council Meeting Minutes – July 2, 2025.

- Mr. Fulmer made a motion to accept the minutes as presented; Mr. Scurry provided the second and the motion carried 6-0.

2. Additions, Deletions & Adoption of the Agenda.

- Mr. Fulmer made a motion to accept the agenda as presented; Mr. Scurry provided the second and the motion carried 6-0.

3. Special Recognition:

a. Employee Recognitions:

- Brett Watkins 5 years NCSO
- Nancy Sanchez 20 years NCSO
- Mr. Shacker recognized the above employees for their service to Newberry County, highlighting their accomplishments and pivotal moments while working for Newberry County.

4. Ordinance No. 07-01-2025. An Ordinance authorizing the acceptance of roads within Stewart Landing Subdivision - Stewart Landing Drive, Shoreview Drive, and Timber Trail Lane. into the Newberry County Public Road System.

a. First Reading

- Mr. Scurry made a motion to accept first reading; Mr. Smith provided the second.
- Mr. Shacker said there are three streets located in the Stewart Landing Subdivision at Lake Murray (located adjacent to Plantation Pointe), the developers for the subdivision constructed the roads to the official Newberry County standards (found in the Newberry County Road Ordinance and the Land Development Regulations).

- During the next meeting, Mr. Shacker said Newberry County Council can act on a surety bond, which is 24-month warranty period that the developer guarantees the workmanship of the road to the county. If there is a defect in the road, that bond (calculated via ordinance) will pay for the repairs, if not, the bond will be returned to the developer after the period ends.
 - The motion carried 6-0.
5. County Council may take action on matters discussed during the 5:00 pm executive session.
- Mr. Smith made a motion authorizing the county administrator to execute an employment agreement with the county attorney on behalf of Newberry County; Mr. Reeder provided the second and the motion carried 6-0.
 - Mr. Reeder made a motion to authorize the county administrator to execute a contract to renew Newberry County Memorial Hospital (Newberry Health) for Emergency Medical Services; Mr. Smith provided the second and the motion carried 6-0.
6. Appointments.
- Airport Commission – District 4. Misty West.
 - Newberry Hospital Board (Seat One) – District 4. Joe Trainor.
 - Newberry Hospital Board (Seat Two) – District 4. Sean Pomeroy.
 - Joint Planning Commission – District 4. Johnny Wicker.
 - Library Board – District 4. Sandra Oliver.
-
- On behalf of Mr. Shealy, Mr. Smith made a motion to appoint the above nominations; Mr. Reeder provided the second and the motion carried 6-0.

- ~~Westview Behavioral Health Board – District 4.~~ This nomination was serving on two boards and elected to step down from the Westview Behavioral Health Board to continue serving on the other board.
- Airport Commission – District 5. Mr. Smith made a motion to re-appoint Jimmy Bickley; Mr. Reeder provided the second and the motion carried 6-0.
- Westview Behavioral Health Board – District 6. Mr. Scurry made a motion to re-appoint David Goggins; Mr. Reeder provided the second and the motion carried 6-0.

7. Public Comments (Three Minutes).

- Mr. Tyler Johnson said following the most recent Economic Development Committee meeting, he had some concerns of the current direction of the Economic Development office. He said it was stated multiple times that their priority is the automobile industry. He said as a lifelong Newberry County resident, the county and the auto industry doesn't seem like a good match and does not blend with the roots and history of the county. He said he'd prefer it if Newberry County Council pushed the office to shift their focus to industries that are more harmonious with the history of Newberry County and existing industry within Newberry County to help strengthen them for longevity moving forward, making sure the county is building from within. He said he knows they have one out there now for automobile components, but overall, it seems not a good match when there is a deep root in agriculture in this county and that is a growing industry in the state and the number one industry in our state. He also mentioned that a large part of the budget is being directed toward industrial parks within the counties, and he understands a large part of that comes from grants and other places, but those are still taxes from someone. He said he requests council to look at all total cost when looking at future work and expansions at this park, and he questions how long it

takes for the county to recoup the finances on these parks, especially when FILOTs are in place.

8. Comments/Requests from County Administrator.

- Mr. Shacker let Newberry County Council know they are on course with the Detention Center project, as that is the next project to bid. This is the largest dollar amount project that was on the ballot. He said they will have a recommendation at the August meeting.
- The Prosperity project is close to a point to be bid; Little Mountain project construction will take place, after the festival and Whitmire's project will be under construction soon and Pomaria's construction is already underway.

9. Comments/Requests from Council.

- Mr. Fulmer thanked everyone for coming out, and thanked Mr. Tyler Johnson for his comments. He also thanked the work Newberry County employees are doing, and thanked the employees recognized during the meeting. He said that it is always a pleasure to serve Newberry County residents.
- Mr. Reeder thanked everyone for coming out and it is good to see all the smiling faces. He congratulated the employees for their many years of service, and he hopes to continue to see them. He thanked all of administration for all the hard work they do to put everything together.
- Mr. Smith thanked everyone for coming out, thanked the recognized employees for their years of service to Newberry County. He thanked all the employees that do a great job for them. He thanked Mr. Tyler Johnson for his comments.
- Mr. Scurry thanked everyone for coming out, and congratulated Ms. Sanchez for her years of service.
- Mr. Fulmer thanked everyone for coming out, thanked the recognized employees for their years of service and

dedication to the county, and thanked Mr. Tyler Johnson for his comments, he added if they don't they hear comments they may not know.

10. Future meetings:

- a. Newberry County Public Safety and Courts Committee – July 21 at 5 p.m.
- b. Newberry County Executive Committee – July 28 at 5 p.m.
- c. South Carolina Association of Counties Conference – August 4-7, 2025.
- d. Newberry County Economic Development Committee – August 11 at 5 p.m.
- e. Newberry County Council Work Session – August 20 at 5 p.m.
- f. Newberry County Council – August 20 at 6 p.m.

11. Adjournment.

- Mr. Reeder made a motion to adjourn; Mr. Smith provided the second.
- Newberry County Council adjourned at 6:21 p.m.

NEWBERRY COUNTY COUNCIL

Karl Sease, Vice-Chairman

Andrew Wigger, Clerk to Council

Minutes Approved: _____

**NEWBERRY COUNTY COUNCIL PUBLIC SAFETY AND COURTS COMMITTEE
MINUTES
July 21, 2025**

The Newberry County Council Public Safety and Courts Committee met on Monday, July 21, 2025, at 5:00 p.m. in Council Chambers at the Courthouse Annex, 1309 College Street, Newberry, SC, for a special called meeting.

Notice of the meeting was duly advertised, as required by law.

PRESENT: Stuart Smith, Committee Chair
Leon Fulmer, Committee Member
Nick Shealy, Substitute Committee Member
Jeff Shacker, County Administrator
Tommy Long, Emergency Services Director
Eric Nieto, I.T. Director
Andrew Wigger, Clerk to Council/PIO

1. Call to order – Mr. Smith, Chairman.

- Mr. Smith called the meeting to order at 5 p.m.
- Mr. Shealy stood in place of Mr. Sesae for the meeting as a substitute committee member.

2. Invocation and Pledge of Allegiance – Mr. Karl Sease, Committee Member.

- Mr. Fulmer led the invocation and Pledge of Allegiance in place of Mr. Sease.

3. Additions, Deletions and Adoption of the Agenda.

- Mr. Shealy made a motion to accept the agenda as presented; Mr. Fulmer provided the second and the motion carried 3-0.

4. Update on the Purchase of New Ambulances and Fire Engine – Tommy Long, Emergency Services Director.

- Mr. Long said that in discussions with the vendor for the ambulances, they are looking to take delivery of them by the end of September or beginning of October.
 - Mr. Smith asked what will happen to the ambulances being replaced. Mr. Long said he has a price for an option to remount the ambulances – about \$192,000. The county can also look at selling both of them on GovDeals and putting the funding toward a rescue ambulance.
- Mr. Long said he is looking to get a purchase order issued for the fire engine, which will go to Fairview Fire Department. A hold had already been put on the truck, which was already on the line. Anticipated delivery of the truck is in January or February.
 - Mr. Smith asked what the current plan is for the fire engine that is being replaced. Mr. Long said the plan is to sell the fire engine at O'Neal Fire Station, an older truck, and they will take possession of the older Fairview engine. The engine being taken out of service will more than likely be sold.
 - Mr. Fulmer asked if taking one from the line speed up the process. Mr. Long said it does, and if they had custom made one it would have taken two years, or longer.

5. Update on Generator Grant Award – Tommy Long, Emergency Services Director.

- Mr. Long said they have the award on the generator grant for Pomaria, Little Mountain Fire Department, Newberry Rescue and St. Phillips Fire Department. They put in for the grant approximately two years ago and recently received the award on the grant. The generators will be diesel.
- The grant match is going to be \$81,000 (county portion), the total for the project is \$324,540, with the federal share being \$243,405.

- Mr. Shealy asked if that price included installation, to which Mr. Long answered in the affirmative.

6. FEMA Reimbursement from Hurricane Helene Update from Chris Wood of Berquist Consulting.

- Mr. Wood presented to the committee an update on the Newberry County Hurricane Helene Recovery: FEMA Claims status update. The PowerPoint is presented with these minutes.

7. Public Comments.

- Mr. Terry Russell, the fire and rescue chief in Chappells, read a letter by the c-shift supervisor at EMS regarding some of the challenges facing volunteers. Mr. Russell spoke on some issues they have, due to staffing. He expressed a need in running a second shift in Silverstreet, as he said they need the help.

8. Comments from Committee Members.

- Mr. Shealy said he appreciated everyone coming out, and that they will do what they can.
- Mr. Fulmer said huge thank you to everyone involved, and there are a lot of needs across the board.
- Mr. Smith thanked everyone involved in the meeting. He said he knows the hard work it takes to be a first responder, especially in this heat.

9. Adjournment.

- Mr. Shealy made a motion to adjourn; Mr. Fulmer provided the second and the motion carried 3-0.

- The Newberry County Council Public Safety and Courts Committee adjourned at 5:53 p.m.

**NEWBERRY COUNTY COUNCIL PUBLIC SAFETY
AND COURTS COMMITTEE**

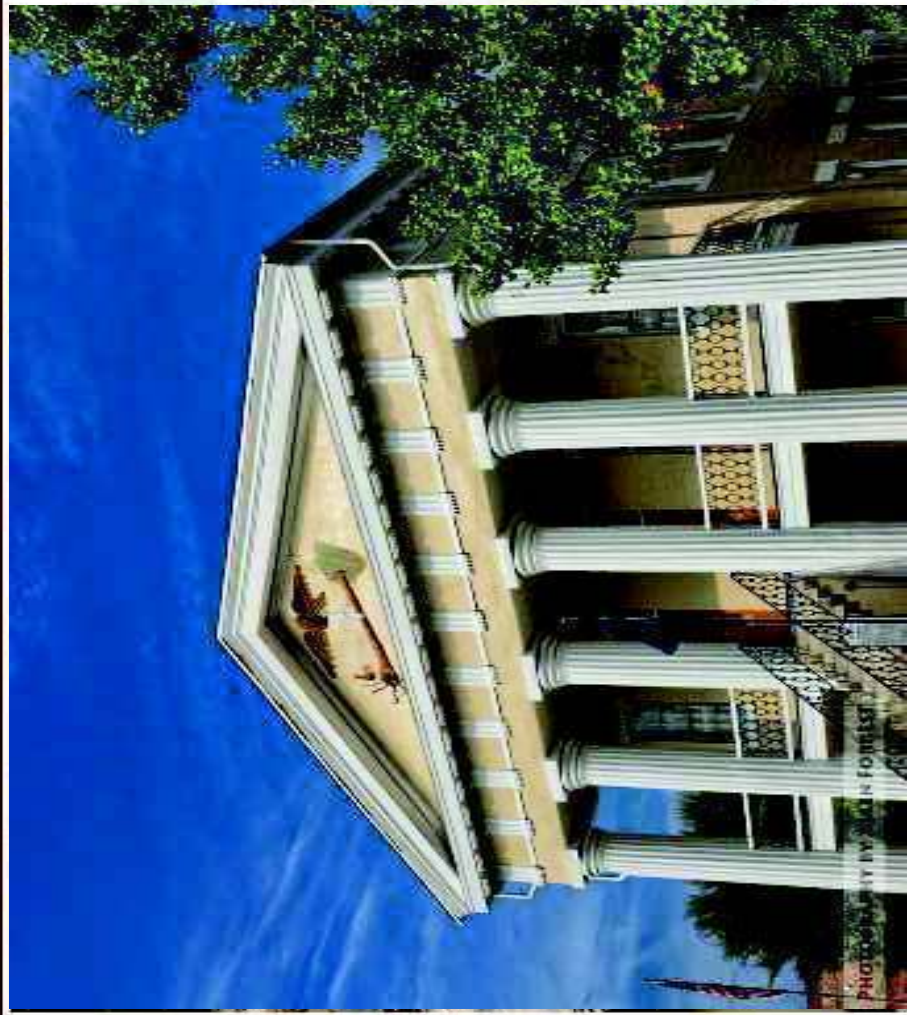
Stuart Smith, Committee Chairman

Andrew Wigger, Clerk to Council

Minutes Approved: _____



WWW.BERQUISTRECOVERYCONSULTING.COM



NEWBERRY COUNTY HURRICANE HELENE RECOVERY: FEMA CLAIMS STATUS UPDATE

FEMA Claims Status Update for the County Board of Directors



FLORIDA
(239) 594-5045

NEW YORK
(516) 229-4367

CALIFORNIA
(949) 818-4367

SOUTH CAROLINA
(803) 887-5015



AGENDA

- **Hurricane Helene Impact**
Overview of the disaster's effects on Newberry County, including damage to roads, bridges, parks, buildings, and emergency measures. Key stats like widespread debris, bridge damages, and community impacts.
- **Financial Summary**
Highlight overall funding: Grand Total Cost \$7,949,975; Federal Share \$6,486,320 (81.6%); State Share \$37,500; County Share \$1,426,154.
- **Project Status Overview**
Summarize all 20 PA projects and 10 HMGP projects. Status dashboard or progress bar infographic. Most projects pending (e.g., Application Completion, EHP Review, PDMG Scope & Cost Routing, Insurance Completion, Initial Development).
- **Detailed Projects by Category (A, B, C, E, G)**
Provide detailed information on the various projects under different categories, including project details, status, and funding breakdown.
- **Hazard Mitigation Projects**
Overview of the Hazard Mitigation Grant Program (HMGP) projects, including generator installations and flood mitigation initiatives.
- **Challenges**
Key issues: Pending FEMA reviews (EHP, PDMG, applications); Cost estimations and updates; Documentation for Force Account reimbursements; Securing county shares for non-100% projects.
- **Next Steps**
Complete pending applications and reviews; Select engineering firm via RFQ by August 15, 2025; Monitor FEMA deadlines; Start HMGP projects; Gather metrics (e.g., debris tons removed).
- **Q&A**
Invite questions from the County Board of Directors.





FINANCIAL SUMMARY

GRAND TOTAL COST: \$7,949,975

- Federal Share: \$6,486,320 (81.6 %)
- State Share: \$37,500 (0.5 %)
- County Share: \$1,426,154 (17.9 %)

Federal Share

81.6%

County Share

17.9%

State Share

0.5%





CATEGORY A: DEBRIS REMOVAL

806964 - Debris Removal (Newberry County)

Estimated \$150,000, Pending
Application Completion, 75% Federal
\$112,500, 25% State \$37,500

806991 - Debris Removal (100% Federal)

Actual \$52,499, Pending, 100%
Federal \$52,499



CATEGORY B: EMERGENCY PROTECTIVE MEASURES



Emergency Protective Measures

[Newberry County]

Actual cost of \$377,859, Pending approval,
100% Federal funding



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The state covers the 25% applicant share for all Category B projects, making them effectively 100% covered for the county.



CATEGORY C: ROADS AND BRIDGES (PART 1)

PROJECT ID	DESCRIPTION	FEDERAL SHARE
824627	Lynch's Woods Bridge	\$5,000
824687	County Wide Road Repairs and Grading	\$750,000+
824729	Oxner Road Bridge	\$500,000
824740	Lovelace Circle Culvert	\$35,000

*Newberry County Hurricane Helene Recovery FEMA Claims Status Update





CATEGORY C: ROADS AND BRIDGES (PART 2)

PROJECT	TOTAL COST	FEDERAL SHARE
824730 (Claude Counts Road Bridge)	\$500,000	\$375,000
824731 (Ruff Bottom Road Bridge)	\$500,000	\$375,000
824732 (Union School Road Bridge)	\$500,000	\$375,000
824733 (Darren Boozer Road Bridge)	\$500,000	\$375,000
824738 (Epting Road Bridge)	\$500,000	\$375,000

*Newberry County Hurricane Helene Recovery: FEMA Claims Status Update





CATEGORY C: ROADS AND BRIDGES (PART 3)

PROJECT	TOTAL COST	FEDERAL SHARE
824742 (Lon Stodenmire Trail Bridge)	\$500,000	\$375,000
824746 (Pineland Road Bridge)	\$500,000	\$375,000
824748 (Plum Neely Road)	\$140,000	\$105,000

*Newberry County Hurricane Helene Recovery: FEMA Claims Status Update





CATEGORY E AND G: BUILDINGS, PARKS, AND OTHER

Category E: Newberry County Community Center

Estimated \$19,024, Pending EHP Review, 75% Federal \$14,268, 25% County \$4,756

Category G: Newberry County Airport

Estimated \$9,570, Pending EHP, 75% Federal \$7,178, 25% County \$2,392

Category G: Lynches Woods Park

Estimated \$330,000, Pending PDMG, 75% Federal \$247,500, 25% County \$82,500

Category G: Lynches Woods Picnic Shelter

Estimated \$56,483, Pending Insurance, 75% Federal \$42,363, 25% County \$14,120



HAZARD MITIGATION GRANT PROGRAM (HMGP) PROJECTS





CHALLENGES



Pending FEMA Reviews

Delays in Environmental and Historic Preservation (EHP) review, Project Specialist (PDMG) scope and cost routing, and application completion



Cost Estimations and Updates

Some project costs have exceeded initial estimates, like the \$750,000+ for county-wide road repairs and grading



Documentation for Force Account

Ensuring proper documentation for reimbursement of in-house labor and equipment used for eligible projects



Securing County Shares

Obtaining the 25% county cost share for non-100% federal projects, like bridge and park repairs

These challenges are being actively monitored and addressed to ensure timely completion of all Hurricane Helene recovery projects.



NEXT STEPS



STATE OF SOUTH CAROLINA)

PROCLAMATION

COUNTY OF NEWBERRY)

THERAPY DOG APPRECIATION WEEK

WHEREAS, therapy dogs improve the quality of life for individuals by bringing comfort, support, and unconditional companionship in times of need; and,

WHEREAS, Therapy Dog Appreciation Week raises awareness about the positive impact of therapy dogs and spreads knowledge of how vital their services are to those facing challenges; and,

WHEREAS, therapy dogs interact with members of our community in a wide variety of settings, including nursing homes, hospitals, schools, and crisis situations, as well as providing comfort to victims of domestic violence, sexual assault, and other traumatic experiences; and,

WHEREAS, therapy dogs offer comfort to individuals during difficult times, such as the loss of a loved one, and can provide a calming presence in environments such as medical or dental offices; and,

WHEREAS, we celebrate therapy dogs and recognize the important role they play in bringing healing, peace, and joy to the people they serve; and,

WHEREAS, Newberry County honors the dedication of local handlers, trainers, and organizations whose time, skill, and compassion make the presence of therapy dogs in our community possible.

NOW, THEREFORE, Newberry County Council does hereby proclaim August 25-31, 2025, as Therapy Dog Appreciation Week in Newberry County, South Carolina, and encourages all citizens to join in recognizing and honoring these remarkable animals and their contributions to the well-being of our community.

PROCLAIMED AND APPROVED this 20th day of August 2025.

NEWBERRY COUNTY COUNCIL

SEAL

BY: _____
Robert Shealy, Chairman

ATTEST:

Andrew Wigger, Clerk to Council

STATE OF SOUTH CAROLINA)
)
COUNTY OF NEWBERRY)

ORDINANCE NO. 07-01-2025

**AN ORDINANCE AUTHORIZING THE ACCEPTANCE OF ROADS WITHIN
STEWART LANDING SUBDIVISION – STEWART LANDING DRIVE,
SHOREVIEW DRIVE AND TIMBER TRAIL LANE - INTO THE NEWBERRY
COUNTY PUBLIC ROAD SYSTEM**

WHEREAS, American Land Holdings Newberry, LLC. made application to the Newberry County Planning and Zoning Department for approval of a subdivision known as Stewart Landing, located within the planning jurisdiction of Newberry County, South Carolina; and

WHEREAS, the roads mentioned herein were subsequently conveyed to the Stewart Landing Homeowners Association, Inc. in November 2023, and recorded in Book 2571 at Page 166 in the office of the Clerk of Court for Newberry County; and

WHEREAS, the Newberry County Public Works Department has inspected the roads within Stewart Landing subdivision for maintenance purposes and confirmed that they are constructed to the standards set forth in the Newberry County Road Ordinance and codified in Chapter 91 of the Newberry County Code of Ordinances; and

WHEREAS, American Land Holdings Newberry, LLC. has provided a surety bond which the County Council of the County of Newberry has accepted, in a form and amount that conforms with the requirements set forth in the Newberry County Road Ordinance and codified in Chapter 91, Section 20 of the Newberry County Code of Ordinances, to Newberry County as security for the maintenance of the road.

NOW, THEREFORE BE IT ORDAINED by the County Council of the County of Newberry, in Council duly assembled this 3rd day of September 2025 that:

1. Stewart Landing Drive, Shoreview Drive and Timber Trail Lane, as described on plat recorded in Plat Book D213 at pages 1-13 in the office of the Clerk of Court for Newberry County, is accepted into the Newberry County Public Road System as a public road of the County of Newberry. The responsibility of the County shall be limited only to the roadway from the back of the curb to the back of the curb and for storm drainage inlets and piping carrying runoff from roadways from inlets to pipe outlets. All other responsibility shall remain with the Stewart Landing Homeowners Association, Inc.
2. The County of Newberry is hereby responsible for the maintenance and upkeep of Stewart Landing Drive, Shoreview Drive, and Timber Trail Lane.

3. Stewart Landing Drive, Shoreview Drive, and Timber Trail Lane are hereby under the jurisdiction of the County of Newberry for purposes of law enforcement and regulation of use, including the issuance of encroachment permits for installation of utility easements in the road rights of way.

NEWBERRY COUNTY COUNCIL

(SEAL) **BY:** _____
Robert Shealy, Chairman

ATTEST:

Andrew Wigger, Clerk to Council

Approved as to form:

Joanie Winters, County Attorney

Jeff Shacker, County Administrator

1st Reading: July 16, 2025
2nd Reading: August 20, 2025
Public Hearing: August 20, 2025
3rd Reading: September 3, 2025

**Newberry County
Administration**

1309 College Street
P.O. Box 156
Newberry, SC 29108
803-321-2100



Agenda Item Briefing

Subject: Accommodations Tax Advisory Board (ATAC) Recommendation

Prepared By: Andrew Wigger

Title: Clerk to Council/PIO

Department/Division: County Council

Date Prepared: 8/15/2025

Legal Review: NA

Date: Click or tap to enter a date.

Finance Review: YES

Date: 8/15/2025

Administrator Review: YES

Date: 8/15/2025

Requested meeting: ☐ Committee ☒ County Council

Meeting Date: Wednesday, August 20, 2025

FIDUCIARY:

Are funds allocated in the department's current fiscal year budget?

☒ Yes

☐ No

If NO, is a budget amendment necessary?

☐ Yes

☒ No

STAFF'S RECOMMENDED ACTION: Staff is recommending that Newberry County Council approve the recommendation from the Newberry County Accommodations Tax Advisory Committee (ATAC).

SUMMARY DISCUSSION: The County's ATAC is responsible for making recommendations to Newberry County Council on the expenditure of state accommodations tax (State A-Tax) collected by the State from within Newberry County and remitted to the County, as required by state law. The seven-member committee is composed of two individuals from the hospitality industry, two from the lodging industry, two at-large, and one from the cultural industry. By law, the first \$25,000 of the State A-Tax, remitted to the County, is deposited in General Fund. Of the remaining collections, 5% goes to General Fund, 30% is allocated to a promotional fund, and the remaining 65% goes to a tourism fund. The ATAC, by law, is responsible for recommending the distribution of promotional funding and tourism funding to Council.

This year, the ATAC has \$31,142.41 to allocate from within the promotional fund and \$72,519.97 within the tourism fund to work with.

The ATAC met on Monday, August 13, 2025, where they received presentations from the applicants who were present. Following the presentations, the ATAC unanimously approved the attached recommendation.

ATTACHMENTS: Please find a summary of the ATAC's recommendation attached.

Accommodations Tax Advisory Board Recommendation

Promotional Fund

Funds Available \$31,142.41 (total allocated)

Total Requested \$62,000

	Request	Recommendation
Capital City Lake Murray	\$30,000	\$10,899.84
NC Chamber of Commerce	\$25,000	\$14,014.09
Prosperity Business Assoc.	\$7,000	\$6,228.41

Tourism Fund

Funds Available \$72,519.97 (total allocated)

Total Requested \$151,930

	Request	Recommendation
Newberry Community Players	\$1,200	\$819
4 th of July Fireworks	\$5,000	\$2,500
Newberry Opera House	\$35,000	\$19,500

	Request	Recommendation
County of Newberry Parks and Rec.	\$11,000	\$7,000
Visitors Center	\$35,000	\$14,000.97
Whitmire Fall Crawl (I2I Yard Sale)	\$500	\$200
Prosperity Hoppin’	\$10,000	\$5,000
Shoppers’ Walk	\$9,500	\$3,500
The Newberry Museum	\$10,000	\$10,000
Palmetto Conservation Foundation	\$10,050	\$5,000
Ritz Fest	\$24,680	\$5,000



Newberry County
Administration
1309 College Street
Newberry, SC 29108
803-321-2100

Agenda Briefing

Prepared By: Crystal Waldrop	Title: Purchasing Director
Department: Administration	Division: Procurement
Date Prepared: August 8, 2025	Meeting Date: August 20, 2025
Legal Review: n/a	Date:
Budget Review:	Date:
Approved for Consideration:	Date:
Request Consideration by Committee / County Council	
Subject: Invitation for Bids: 2025-12 Housing Facility for the Newberry County Detention Center 2022 CPST	

STAFF'S RECOMMENDED ACTION: Staff, the project architect, Studio 8, recommend that council award to the low bid from Solid Structures in the amount of \$ 10,167,000.

FIDUCIARY: The funds for the project are provided by the 2022 CPST Ballot Referendum

Are Funds allocated in the department's current fiscal year budget?		Yes		No
If no, is a budget amendment necessary?		Yes	X	No

ADDITIONAL FISCAL/BUDGETARY MATTERS TO CONSIDER:

COUNTY ATTORNEY'S OFFICE FEEDBACK/POSSIBLE AREA (s) OF LEGAL EXPOSURE:

SUMMARY DISCUSSION: A mandatory pre-bid meeting was held prior to the deadline for submittal.

ADDITIONAL COMMENTS FOR CONSIDERATION: There were four bidders who responded to the solicitation and all four attended the pre-bid meeting.

ATTACHMENTS Studio 8 Recommendation Letter, which includes the bid tabulation, is enclosed.



August 4, 2025

Newberry County Council
1309 College Street
Newberry, South Carolina 29108

Re: Recommendation of Award - A Housing Facility for Newberry County Detention Center

Dear Members of the Newberry County Council:

Sealed bids for the Housing Facility for Newberry County Detention Center were publicly opened on July 31, 2025 at 2:00 PM at the Newberry County Annex Conference Room.

Bids were received from the following construction companies as listed:

- | | |
|---------------------------------|-----------------|
| • Brantley Construction Company | \$11,761,000.00 |
| • Mar Construction | \$11,651,740.00 |
| • Solid Structures | \$10,167,000.00 |
| • Sossamon Construction | \$11,851,120.00 |

Following a thorough review of the submissions, they were all determined to be in order. Solid Structures was identified as the lowest responsible bidder, with a proposal totaling \$10,167,000.00.

As the Project Architect, I respectfully recommend that the contract be awarded to Solid Structures or if necessary, negotiate with them for possible VE items to reduce the contract amount.

Sincerely,

Studio 8 Design, LLC

A handwritten signature in blue ink, appearing to read "James Ingram", is written over the printed name and title.

James Ingram, AIA/NCARB
Managing Member

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studio8design

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