

NEWBERRY COUNTY COUNCIL
MINUTES
January 7, 2026

Newberry County Council met on Wednesday, January 7, 2026, at 6:01 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: Robert Shealy, Chairman
Karl Sease, Vice-Chairman
Leon Fulmer Jr., Council Member
Todd Johnson, Council Member
Travis Reeder, Council Member
Johnny Mack Scurry, Council Member
Stuart Smith, Council Member
Jeff Shacker, County Administrator
Joanie Winters, County Attorney
Karen Brehmer, Deputy County Administrator
Captain Ben Chapman, NCSO
Debbie Cromer, Finance Director
Jessie Long, Economic Development Coordinator
Tommy Long, Emergency Services Director
Eric Nieto, IT Director
Katie Werts, Planning and Development Director
Brandon Wicker, Emergency Services Coordinator
Andrew Wigger, Clerk to Council/PIO

Mr. Shealy called the meeting to order at 6:01 p.m.

Mr. Shealy led the invocation and Pledge of Allegiance

(Meeting turned over to Joanie Winters, County Attorney, to preside over the
election of officers for calendar year 2026)

1. Election of Chair for 2026.

- Mr. Shealy turned the meeting over to Ms. Winters.
- Mr. Johnson nominated Mr. Shealy to continue serving as Chair, adding that he has appreciated Mr. Shealy's leadership and friendship.
- Mr. Reeder called for the nomination period to end.
- Mr. Shealy was elected as the 2026 Chair by a vote of 7-0.

2. Election of Vice-Chair for 2026.

- Mr. Johnson nominated Mr. Sease to continue serving as Vice-Chair.
- Mr. Sease was elected as the 2026 Vice-Chair by a vote of 7-0.

3. Adoption of Consent Agenda:

- a. Newberry County Council Work Session Minutes – December 17, 2025.
- b. Newberry County Council Meeting Minutes – December 17, 2025.

- Mr. Smith made a motion to accept the minutes as presented; Mr. Fulmer provided the second and the motion carried 7-0.

4. Additions, Deletions & Adoption of the Agenda.

- Mr. Sease made a motion to accept the agenda as presented; Mr. Johnson provided the second and the motion carried 7-0.

5. Special Recognition:

- a. Friendly Station 1 and Newberry Rescue Station 14.

- Mr. Wicker and Chief Joe Palmer recognized the stations listed above for their accomplishments, history and other accolades, as well as highlighting the work they do throughout the year.

6. Ordinance No. 11-05-2025. An Ordinance authorizing the execution and delivery of a fee agreement by and between Newberry County, South Carolina and Duke Energy Carolinas, LLC, providing for a payment of a fee in lieu of taxes, providing special source revenue credits, and addressing other matters related thereto.

- a. Public Hearing.
 - Prior to the Public Hearing, Mr. Scurry left the meeting.
 - Mr. Shealy declared the Public Hearing open; with no one signed up to speak, he declared the Public Hearing closed.
 - b. Third Reading.
 - Mr. Sease made a motion to accept third reading; Mr. Smith provided the second and the motion passed 6-0.
7. Ordinance 12-01-2025. An Ordinance acting on a request to amend the official Zoning Map established pursuant to Zoning Ordinance No. 12-24-01 as revised and amended by Zoning Ordinance No. 6-11-16 and codified in Chapter 153 of the Newberry County Code of Ordinances, establishes zoning classification and districts so as to rezone one (1) real estate parcel totaling eighty hundredths (.80) acres designated as TMS No. 640-88 from RS-Single Family to R2-Rural.
- a. Public Hearing.
 - Mr. Shealy declared the Public Hearing open; with no one signed up to speak, he declared the Public Hearing closed.
 - b. Second Reading.
 - With there being no changes to the Ordinance, Mr. Sease made a motion to accept second reading; Mr. Reeder provided the second and the motion carried 6-0.
8. Consideration and award of a contract for engineering and consulting services for the Newberry County – Safe Streets and Roads For All (SS4A) Planning and Demonstration Project (RFQ Number 2025-14).
- Mr. Shacker said that Newberry County applied for a grant about a year ago from the South Carolina Department of Transportation in the Safe Streets For All program. Once you obtain the planning grant, which the

county was awarded, you develop a plan that you could then pursue implementation money to implement recommendations within the plan.

- The estimated cost of the project was \$300,000, Newberry County was awarded a \$240,000 grant from USDOT and the \$60,000 match was provided by CTC.
- A solicitation was issued to hire an engineering and consulting service, four staff members were asked to evaluate the qualifications of the four submissions. Mr. Shacker said all four were well positioned to do the project and the committee had a difficult assignment to rate them.
- The committee identified two firms they thought would do well and invited them in for interviews.
- Staff recommended Kimley Horn as the highest ranked firm.
- Mr. Shealy asked which firm the City of Newberry chose as they are also participating in the program. Mr. Shacker said their firm did not submit for Newberry County, but they are a subconsultant for another firm who submitted.
- Mr. Smith made a motion to accept the recommendation from staff and go with Kimley Horn for the engineering and consulting services; Mr. Fulmer provided the second and the motion carried 6-0.

9. Consideration of a motion to adopt the proposed 2026 County Council Committee Meeting Schedule.

- Mr. Reeder made a motion to adopt the proposed 2026 County Council Committee Meeting Schedule; Mr. Sease provided the second and the motion carried 6-0.

10. Consideration of a motion to adopt the proposed Newberry County FY 2026-2027 Budget Calendar.

- Mr. Johnson made a motion to adopt the proposed Newberry County FY 2026-27 Budget Calendar; Mr. Smith provided the second and the motion carried 6-0.

11. County Council may take action on matters discussed during executive session of the 5:00 p.m. meeting.

- Mr. Johnson made a motion to offer the position of County Administrator and ratify the employment contract that had been drawn up and negotiated by Ms. Winters for Mr. William Luckadoo; Mr. Smith provided the second and the motion carried 6-0.
- Mr. Luckadoo said he is grateful and appreciative that Newberry County Council is putting into him to come and serve in such a high capacity. He said being an administrator, which he has been for around 11 years, is not an easy role and it is not easy to come into a new environment and take on an administrative role. He said he was excited to come in, and he did his due diligence with Newberry County to make sure it was a fit for him. He said he has spent most of his life in Batesburg-Leesville and he is no stranger to Newberry County. He said he looks forward to the opportunity, educated himself on the things council has recently done, and what is in place, and he has heard what will be coming down the road.
- Mr. Shealy said they look forward to Mr. Luckadoo joining their team, and they are sad to see Mr. Shacker go, but look forward to working with Mr. Luckadoo.

12. Appointments.

- Employee Grievance Committee.
 - Mr. Sease made the appointment of Melinda Long as an alternate for a three-year term. Mr. Reeder provided the motion; Mr. Fulmer provided the second and the motion carried 6-0.
- Building, Fire and Nuisance Codes Board of Appeals – District 4.
 - Mr. Shealy made the appointment of Austin Willingham. Mr. Johnson provided the motion; Mr. Sease provided the second and the motion carried 6-0.

13. Public Comments (Three Minutes).

- There were no public comments.

14. Comments/Requests from County Administrator.

- Mr. Shacker said they have a lot of projects going on; he said the Mawson's Way project is underway and very good progress is being made and the estimated completion date is March 20. He said the Mid-Carolina Commerce Park Phase 3B, water and sewer project, they have the water in and there will soon be testing and sewer starting after that, with completion date estimated as July 10.
- The Department of Commerce had funding for economic development set aside in the amount of \$80 million for site enhancement projects; Newberry County was able to secure \$3 million. This will be used to extend the road in the Mid-Carolina Commerce Park II – mirroring the water and sewer that is being laid into the park now, and to pad out site six.
- Roof bids came in for the Newberry Museum (CPST Project) there were four bidders and they look good. There should be a recommendation at the next meeting, all four are within budget.
- The FY 2026-27 budget process is underway, the instruction memo was sent out, and department heads are preparing their budgets.
- Regarding FEMA reimbursements, Mr. Shacker said the flow of money has begun and they have had about \$400,000 being reimbursed.

15. Comments/Requests from Council.

- Mr. Smith thanked the stations coming out and their hard work. He also thanked employees for their hard work and told Mr. Luckadoo that he looks forward to working with him. He reminded everyone about the upcoming Martin Luther King Parade on Jan. 18th and other activities.
- Mr. Reeder said it is good to see a full house and hopefully that will happen the rest of the year. He said they look forward to everyone's opinion, and he hopes the people here and the people watching at home come to meetings because what they try to do is listen to what residents say and do what they want them to do. Mr. Reeder said this is the 25th year he has been working on a Martin Luther King Day program in Newberry County.

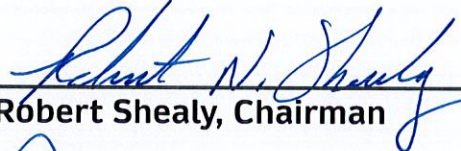
16. Future meetings:

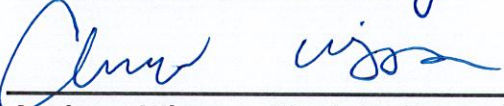
- a. Martin Luther King, Jr. Holiday – Offices Closed – January 19.
- b. Newberry County Council Work Session – January 21 at 5 p.m.
- c. Newberry County Council – January 21 at 6 p.m.

17. Adjournment.

- Mr. Johnson made a motion to adjourn; Mr. Smith provided the second and the motion carried 6-0.
- Newberry County Council adjourned at 6:31 p.m.

NEWBERRY COUNTY COUNCIL


Robert Shealy, Chairman


Andrew Wigger, Clerk to Council

Minutes Approved: 1-21-2026