

**NEWBERRY COUNTY COUNCIL  
MINUTES  
March 4, 2026**

Newberry County Council met on Wednesday, March 4, 2026, 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: Robert Shealy, Chairman  
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  
Ted Luckadoo, County Administrator  
Joanie Winters, County Attorney  
Captain Ben Chapman, NCSO  
Rick Farmer, Economic Development Director  
Jessie Long, Economic Development Coordinator  
Tommy Long, Emergency Services Director  
Eric Nieto, IT Director  
Andrew Wigger, Clerk to Council/PIO

Mr. Shealy 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 Meeting Minutes – February 18, 2026.
  - b. Newberry County Council Special Called Meeting Minutes – February 24, 2026.
- Mr. Sease made a motion to accept the minutes as presented; Mr. Scurry provided the second and the motion carried 7-0.

2. Additions, Deletions & Adoption of the Agenda.

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

3. Special Recognition:

a. Whitmire Fire Station 3 and Whitmire Rescue Squad Station 16.

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

4. Proclamation in Recognition of Disability Awareness Month in Newberry County.

- Mr. Smith made a motion to accept the Proclamation; Mr. Johnson provided the second.
- Mr. Johnson said this hits very close to home and it is his pleasure to vote for this.
- The motion carried 7-0.

5. Ordinance No. 02-01-2026. Amending and Restating an Ordinance Entitled “An Ordinance to Provide for the Issuance and Sale of a General Obligation Bond of Newberry County, South Carolina not Exceeding \$405,000 in Principal Amount, to Prescribe the Purposes for Which the Proceeds of Said Bond Shall be Expended, to Provide for the Payment of Said Bond, and Other Matters Relating Thereto.”

a. Public Hearing.

- Mr. Shealy declared the Public Hearing open, with no one signed up to speak, Mr. Shealy declared the Public Hearing closed.

b. Third Reading.

- Mr. Reeder made a motion to accept third reading; Mr. Smith provided the second and the motion carried 7-0.

6. Ordinance No. 02-02-2026. An Ordinance Authorizing the Execution and Delivery of a Fee-In-Lieu of Ad Valorem Taxes Agreement by and Between Newberry County, South Carolina and *Project Nova 2025* to Provide for Payment of a Fee-In-Lieu of Taxes; Authorizing Certain Infrastructure Credits; and Other Related Matters.

a. Public Hearing.

- Mr. Shealy declared the Public Hearing open.
- Mr. Tyler Johnson requested that they have another hearing during third reading due to the fact that the only information provided by the county is the code name, a minimum value of \$15,290,000, create 16 new full-time jobs and be added to the MCIP known as Greenwood Newberry Industrial Park. He said with such little information provided it is hard for a fee in lieu of tax to be beneficial to the county with only 16 new jobs. Information pertinent to the public to understand the reason behind this FILOT, the type of business, location of the business, size of land involved in the project, estimated return on investment for the county, time frame, etc. He said this is a concerning trend with council on its lack of transparency, he has checked with other counties and found that most, if not all, have this information readily available and discussed at first reading. He said what is not transparent is that Newberry County in the last two out of three years has voted unanimously to increase property taxes on residents, and he hears the same will occur in the months ahead. He said he listened to the last public safety meeting where fire safety was laid out in detail, and the only suggested fix was increasing taxes. He says he understands bringing in new business is beneficial; they must also be conscientious that tax incentives and decreases given to these businesses through these FILOTs are in the long-term best interest of the county.
- Mr. Shealy declared the Public Hearing closed.

b. Second Reading

- Mr. Fulmer made a motion to postpone second reading until July 1<sup>st</sup>, pending further communication with the developer; Mr. Sease provided the second and the motion carried 7-0.

7. Ordinance 03-01-2026. An Ordinance authorizing the County of Newberry, by Newberry County Council, to enter into an Option and Purchase Agreement to evaluate the sale of real property to be determined through negotiations of all purchase terms and conditions, for economic development purposes with Project Altair.

a. First Reading.

- Mr. Luckadoo said they have a prospect that is in a due diligence period to determine if their project can move forward, in order for them to do that due diligence, they must enter into an option for the property, allowing them to fully evaluate the feasibility of the project. If the project proves feasible, the prospect would likely move forward with the purchase of the property, but if not, the prospect could or would elect at that time to not exercise their option moving forward.
- Mr. Sease made a motion to accept first reading; Mr. Smith provided the second and the motion carried 7-0.

8. Appointments.

a. Building, Fire, Nuisance Board – District 1.

- Mr. Johnson made a motion to re-appoint Mr. Mike Johnson; Mr. Sease provided the second and the motion carried 7-0.

b. Board of Zoning Appeals – District 5.

- Mr. Smith made a motion to re-appoint Mr. Ty Ransdell; Mr. Reeder provided the second and the motion carried 7-0.

c. Board of Zoning Appeals – District 7.

- Mr. Reeder made a motion to re-appoint Mr. Patrick Wilkes; Mr. Smith provided the second and the motion carried 7-0.

## 9. Public Comments (Three Minutes).

- There were no public comments.

## 10. Comments/Requests from County Administrator.

- Mr. Luckadoo informed council that they were provided a copy of the financial audit, and that Mauldin and Jenkins will present their findings to council on March 18<sup>th</sup>.
- The Fiscal Year 2026-27 Draft Budget will be distributed to council on March 18<sup>th</sup>, and two Budget Work Sessions will follow on March 24<sup>th</sup> and 25<sup>th</sup>.
- The Economic Development Committee meeting will be moved from March 23<sup>rd</sup> to March 30<sup>th</sup>.
- Mr. Luckadoo provided project updates on Little Mountain Reunion Park, Pomaria Community Center, Whitmire Gymnasium and the Newberry Museum. He also provided updates on the CDBG projects and the Safe Streets and Roads for All projects.

## 11. Comments/Requests from Council.

- Mr. Shealy thanked everyone for coming out and thanked the fire and rescue volunteers for all they do for the county.

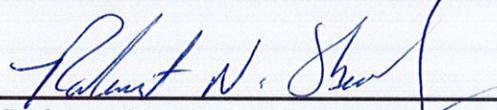
## 12. Future meetings:

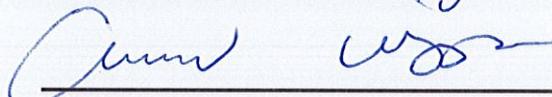
- a. Newberry County Council Work Session – March 18 at 5 p.m.
- b. Newberry County Council – March 18 at 6 p.m.
- c. Newberry County Economic Development Committee – March 23 30 at 5 p.m.
- d. Newberry County Council Budget Work Session – March 24 at 5 p.m.
- e. Newberry County Council Budget Work Session – March 25 at 5 p.m.
- f. Newberry County Council will not meet on April 1, 2026
- g. Newberry County Council Work Session – April 15 at 5 p.m.
- h. Newberry County Council – April 15 at 6 p.m.

13. Adjournment.

- Mr. Scurry made a motion to adjourn; Mr. Smith provided the second and the motion carried 7-0.
- Newberry County Council adjourned at 6:28 p.m.

**NEWBERRY COUNTY COUNCIL**

  
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**Robert Shealy, Chairman**

  
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**Andrew Wigger, Clerk to Council**

Minutes Approved: 3-18-26