

NEWBERRY COUNTY COUNCIL WORK SESSION
MINUTES
August 5, 2026

Newberry County Council met on Wednesday, August 5, 2026, 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: Robert Shealy, Chairman
Karl Sease, Vice-Chairman
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
Karen Brehmer, Deputy County Administrator
Debbie Cromer, Finance Director
Rick Farmer, Economic Development Director
Coroner Laura Kneece, NCCO
Donna Lominack, Auditor
Jessie Long, Economic Development Coordinator
Eric Nieto, IT Director
Scott Sawyer, Special Projects Coordinator
Crystal Waldrop, Purchasing Director
Andrew Wigger, Clerk to Council/PIO

ABSENT: Leon Fulmer, Council Member

1. Call to order: Robert Shealy, Chairman.

- Mr. Shealy called the meeting to order at 5 p.m.

2. Discussion of Ordinance 08-02-2026 Amending the Text of Newberry County Code of Ordinances Relating to Single Site Burials – Laura Kneece, Coroner.

- Mr. Luckadoo said they had a situation where an individual was buried on the family property. The decision was made that there needs to be minimum standards in place, including a signed medical certification of death certified by an attending physician or coroner and for the grave site to be put on record.
- Mr. Shealy asked if there were certain setback requirements, and burial requirements; Ms. Kneece said they talked about needing a wood casket, cardboard container, or cloth shroud; six feet of soil to cover the casket and adhere to the zoning setbacks and at least 100 feet away from any well, stream, pond or other water sources.
- Mr. Luckadoo added that this ordinance does require a survey and deed, so it can be noted where the gravesite is on that property.
- Ms. Winters requested that the county also get a copy of the certificate of the appointment for the personal representative, so they have some measure of authority of why this person had the authority to bury the deceased.
- Mr. Smith asked what if there is joint ownership of the land; Mr. Luckadoo said if there is joint ownership, all parties should agree to it and that should be added into the Ordinance with an amendment.
- Mr. Smith asked if there is a time limit; Ms. Kneece said they can bury immediately, but they do have a time limit of getting it documented.
- Ms. Winters asked what is a burial removal transit; Ms. Kneece said when someone passes away, there is a ticket that goes with a decedent wherever they go, that is how you start the death certificate process.
- Mr. Reeder asked if they will need to have a grave marker; Mr. Luckadoo said no, but you have to have it recorded on the official plat.
- Mr. Johnson asked should the county require a permit before they bury someone, because once they are buried the process of exhuming comes into play; Mr. Luckadoo said absolutely they should, the permit

should need to be received from Newberry County prior to burial. Ms. Kneece said the burial removal transit will have all that information.

- Ms. Winters said what if the individual doesn't get a permit are there any ramifications; Ms. Kneece said there is state law with fines and legal fees, possibly incarceration. Ms. Winters requested that be referenced in this ordinance.

3. Discussion Regarding 2026-2027 Equipment Lease-Purchase Ordinance and Resolution for Reimbursement.

- Mr. Luckadoo said the lease purchase is for a fire truck, two new ambulances, a dump truck, a trailer and a patching machine for \$2.4 million.
- The resolution will authorize the county to go ahead and issue purchase orders so they can start ordering and paying for the equipment. Then the county will reimburse itself from the lease purchase.
- Mr. Johnson said it has been made mentioned to him that the county is over-purchasing some equipment, he asked Mr. Luckadoo to elaborate on that a bit.
 - Mr. Luckadoo said it would be a lot more strenuous on the budget if the county outright purchased the equipment. This 5-year lease purchase allows the county to make smaller payments on the equipment which does fit into the budget and does not put a strain on said budget.
 - As one lease purchase expires, the county starts a new one.
- Mr. Shealy added that a lot of the county's equipment is outdated as they fell behind and they need to catch up with equipment replacement.

4. Discussion Regarding Bids for the CPST Newberry Amphitheatre Project.

- Staff recommended council approve the low bid from Solid Structures for the base bid of \$4,069,180 and alternate one (bar, kitchen, storage room work) for \$231,000. They would not go with Alternate 2

(greenroom structure) in the amount of \$298,500. After sitting down with the City of Newberry, it was agreed they could hold off on alternate two. After speaking to the bond attorney, it was determined there was enough funds (from CPST) to do the base bid and alternate one.

- Mr. Johnson asked if the bid from Solid Structures was the lowest bid; to which Mr. Luckadoo answered in the affirmative.
- Mr. Johnson asked if arrangements were made for alternate two is considered in the construction so if they do that later they can. Mr. Luckadoo said they would have to re-bid that if they have remaining funds. Mr. Luckadoo added what was discussed, once the project is underway, they would engage the contractor to see what the cost would be to do the additional concrete work.

5. Discussion of a Recommendation for an Appointment of the Upper Savannah Workforce Development Board.

- The Upper Savannah Development Board reached out and requested Ms. Long be appointed to their board. They requested an appointment by council be made.
- Mr. Sease said they are in the Central Midlands Council of Governments for everything else, but they use Upper Savannah for workforce.

6. Executive Session:

a. Discussion of matters related to *Project Pearl Dust* pursuant to S.C. Code of Laws Section 30-4-70(a)(5).

- Mr. Smith made a motion to go into Executive Session; Mr. Scurry provided the second and the motion carried 6-0.
- Newberry County Council went into Executive Session at 5:31 p.m.
- Mr. Smith made a motion to come out of Executive Session; Mr. Sease provided the second and the motion carried 6-0.
- Newberry County Council came out of Executive Session at 5:54 p.m.
- Mr. Shealy said Project Pearl Dust is an international company that plans to relocate part of their light manufacturing to South Carolina and are looking

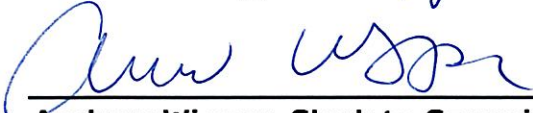
at an existing building. This project is a good opportunity but would not qualify in much in the way of incentives as the predicted investment of less than \$2.5 million is projected to create 15 jobs at above average wages. The founder has made a visit to the county. This does not affect the moratorium.

7. Adjournment.

- Mr. Sease made a motion to adjourn; Mr. Reeder provided the second and the motion carried 6-0
- Newberry County Council adjourned at 5:55 p.m.

NEWBERRY COUNTY COUNCIL


Robert Shealy, Chairman


Andrew Wigger, Clerk to Council

Minutes Approved: 8-19-2026