

**REGULAR MEETING OF NEWBERRY CITY COUNCIL  
HELD IN COUNCIL CHAMBERS, NEWBERRY, SC  
October 12, 2021 – 7:00 P.M.**

Members Present: Mayor Foster Senn, Councilmember R. LeMont Glasgow, Councilmember Edwin E. Wicker, Councilmember Carlton L. Kinard, Councilmember David T. Force, Councilmember Jackie Holmes, and Councilmember David E. DuBose

Also Present: City Manager Matt DeWitt, City Clerk Jeff Wicker, Chief of Police Kevin Goodman, Director of Utilities Tim Baker, Assistant Director of Utilities David Eldridge, PRT Director Scott Sawyer, Fire Chief Keith Minick, HR Director Jana Boice, Newberry Opera House Executive Director Molly Fortune, PMPA General Manager Andy Butcher, audience members

Media Present: Andy Husk

**CALL TO ORDER:**

Mayor Senn called the meeting to order at 7:00 p.m. and led in the Pledge of Allegiance. Councilmember Glasgow gave the invocation.

**MINUTES:**

Councilmember Glasgow made a motion, seconded by Councilmember Kinard to approve the minutes of the meetings of Newberry City Council held on September 14, and September 20, and September 27, 2021, as presented. Mayor Senn declared the motion carried following a unanimous vote of City Council members present.

**FINANCIAL REPORT:**

City Manager DeWitt advised that members of City Council received a copy of the Financial Report and Financial Summary for the period ending September 30, 2021, and, noted that the report would be attached to the minutes. City Manager DeWitt gave a summary of the financial report highlighting that when comparing units sold this month to September 2020, the City saw a decrease in electric units sold, while water and sewer units were flat. He also notes the city received their first installment (\$2,538,755.27) of American Rescue Plan funds September 29.

**ANNOUNCEMENT:**

**Recapping a Successful Oktoberfest**

PRT Director Scott Sawyer gave a brief recap of Oktoberfest 2021, which was held October 2. Mr. Sawyer noted that staff estimates close to 20,000 attendees and that attendee feedback was positive. Planning has already started on next year's event, which will take place October 1, 2022. Council praised PRT staff for all their hard work in hosting an event of this magnitude.

**PUBLIC HEARING:**

**Ordinance #2021-1016 to Amend Zoning Map for TMS# 398-3-1 Located at 456 Hillbrook Lane**

Mayor Senn convened a public hearing for the purpose of receiving comments concerning ordinance #2021-1016 to amend the zoning map for TMS# 398-3-1 located at 456 Hillbrook Lane.

Rev. Albert Allen spoke on behalf of First Baptist Church in favor of ordinance #2021-1016. He stated the church needed more space, and that the rezoning was the final hurdle to completing the real estate transaction.

No one spoke in opposition of ordinance #2021-1016.

Mayor Senn declared the public hearing closed.

**OLD BUSINESS:**

**Second and Final Reading of Ordinance #2021-1016 to Amend Zoning Map for TMS# 398-3-1 Located at 456 Hillbrook Lane**

The proposed assignment of zoning classification and future land use and Zoning Map amendment is the result of the owner's petition to reclassify parcels from OS – Open Space to GC- General Commercial. The owner has the property for sale and a potential buyer is seeking the rezoning.

The Newberry Planning Commission recommended a zoning classification of GC – General Commercial for the zoning and future land use maps.

Council unanimously approved first reading on September 14.

Councilmember Holmes made a motion, seconded by Councilmember Kinard to approve second and final reading of ordinance #2021-1016. Mayor Senn declared the motion carried following a unanimous vote of the Council members present.

**NEW BUSINESS:**

**Consideration of an Authorization to Allow Alcohol in Designated Event Area for Newberry Opera House Guild Oyster Roast on November 7, 2021**

The Newberry Opera House Guild requests permission to allow alcoholic beer and wine, served by designated event venue staff, using plastic cups for the wine and beer, as part of their oyster roast fundraiser on Sunday, November 7, 2021, from 4:00-7:00 pm.

The event will be held in the Opera House Courtyard, as well as a portion of McKibben St., from Harrington St. to Boyce St. All guests would have a wrist band to identify themselves as ticket holders and 21 and over. No beverages will be allowed outside of the set perimeter of the function. Vickie Wiseman will be in attendance to represent the Guild and answer any questions.



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A designated area bound by Nance, Trench, Caldwell Street was approved September 14. This is a change of venue for the event.

Councilmember Wicker made a motion, seconded by Councilmember Holmes to approve the request by the Newberry Opera House Guild. Mayor Senn declared the motion carried following a unanimous vote of the Council members present.

**NEW BUSINESS:**

**Update on Newberry Opera House Foundation by Board  
Chairman Jack Shields**

The Opera House Foundation Chairman Jack Shields was present to update council, including the board's initial thoughts on a Capital Project Sales Tax submission. Board members have toured amphitheater sites in Lexington and Travelers Rest and believe an amphitheater would be a nice addition to the Newberry community. He noted the Opera House's Swingin' Medallions show on "the Lawn" in June was a success, selling 568 tickets and attracting 516 attendees despite the poor weather during the day.

**NEW BUSINESS:**

**Recreation and Capital Project Sales Tax Discussion**

PRT Director Sawyer notified council the LWCF grant for Wise Street Park was officially approved. He and his staff have a fiscal briefing on October 14, 2021, at 1:00 pm, after which construction can begin at the park. It is a 50/50 grant totaling \$350,000 (\$175,000 in city funds and a \$175,000 match). Mr. Sawyer also noted that pond renovations at Wells Japanese Garden should be completed in the coming weeks, and that a window unit for Scout Cabin in Willowbrook Park has been ordered.

City Manager DeWitt noted to council that the Drayton Street bridge was the city owned bridge most in need of replacement, adding that the bridge replacement was estimated to be \$1.5 million. Mayor Senn also expressed hope that the infrastructure bill being discussed in Washington D.C. could possibly help the city with the bridges in need of being replaced.

Mayor Senn expressed an interest in exploring the expansion of the Newberry Recreation Complex. He noted Dr. Brookover's report and thought it may be a good idea for council to make a field trip to better visualize Dr. Brookover's recommendations. Council decided to meet at the Newberry Recreation Complex at 5:00 p.m. on Tuesday, November 2. Mayor Senn also noted that he expected the expansion of the popular Gully Washer Splash Park to be included in any plan. He and council asked Mr. DeWitt and Mr. Sawyer to start researching expansion options and costs.

**NEW BUSINESS:**

**Consideration of an Outside Water Request for a Property  
(TMS 340-2-19) Located at 299 Pender Ridge Road**

Mayor Senn indicated that the property owner of 299 Pender Ridge Road submitted a request to receive out-of-city water service. The owner has agreed to execute an annexation covenant indicating a willingness to annex the property if Council determines it is in the best interest of the City to annex the property. This property is located adjacent to an existing water line, so no bore will be required below Brown Gray Street to tie the property into the City system. The customer will pay for the outside tap connection, along with an extension fee.

Councilmember Glasgow made a motion, seconded by Councilmember DuBose to allow out-of-city water service for 299 Pender Ridge Road. Mayor Senn declared the motion carried following a unanimous vote of the Council members present.

### **EXECUTIVE SESSION**

Councilmember Holmes made a motion to enter Executive Session for the purpose of a discussion of matters as outlined in the agenda. Councilmember Kinard seconded and Mayor Senn declared the motion carried following a unanimous vote of the Council members present.

There was a call of the chair (Mayor Senn) to return to open session. With no objections, council entered open session.

### **9A- Discussion Related to Property Acquisition**

Information was received and no action was taken.

### **9B- Discussion Related to Two Appointments to the Capital Project Sales Tax Commission**

### **9C- Discussion of Contractual Matters Related to PMPA**


Information was received and no action was taken.

### **10A- Two Appointments to the Capital Project Sales Tax Commission**

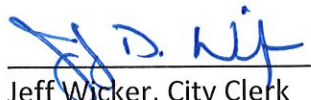
Mayor Senn made a motion to appoint Cornelius Cromer and Alison Johnson to the Capital Project Sales Tax Commission. Councilmember Glasgow seconded, and Mayor Senn declared the motion carried following a unanimous vote of the Council members present.

### **ADJOURNMENT**

There being no further business before City Council, Councilmember DuBose made a motion to adjourn the meeting at 9:09 P.M. Councilmember Wicker seconded, and Mayor Senn declared the motion carried following a unanimous vote of the Council members present.

  
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Foster Senn  
MAYOR

ATTEST:

  
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Jeff Wicker, City Clerk  
Newberry, South Carolina

