



GREENVILLE COUNTY COUNCIL

Minutes
Regular Meeting
November 4, 2025
6:01 p.m.

Council Chambers
301 University Ridge
Greenville, South Carolina

Council Members

Benton Blount, *Chairman, District 19*
Rick Bradley, *Vice-Chairman, District 26*
Liz Seman, *Chairwoman Pro Tem, District 24*
Joey Russo, *District 17*
Kelly Long, *District 18*
Stephen Shaw, *District 20*
Curt McGahhey, *District 21*
Frank Farmer, *District 22*
Alan Mitchell, *District 23*
Ennis Fant, Sr., *District 25*
Garey Collins, *District 27*
Dan Tripp, *District 28*

Pursuant to the Freedom of Information Act, notice of the meeting date, time, place, and agenda was posted online, at 301 University Ridge, Greenville, and made available to the newspapers, radio stations, television stations, and concerned citizens.

Council Members Absent

None

Staff Present

Ted Lambrecht, *Deputy County Administrator*
Chris Antley, *County Attorney*
Regina McCaskill, *Clerk to Council*
Jessica Stone, *Deputy Clerk to Council*
Pam Gilliam, *Administrative Assistant*
Julie Wallace, *Administrative Assistant*

Others Present

None

Call to Order

Chairman Blount

Invocation

Councilor Collins

Pledge of Allegiance

Council Members Remote Participation

None

Bob Mihalic, *Governmental Affairs Officer*
Terrence Galloway, *Information Systems*
Caleb Steele, *Information Systems*
Ronald Hollister, *Assistant County Administrator*
Nicole Wood, *Assistant County Administrator*
Hesha Gamble, *Assistant County Administrator*

Item (4) **Approval of Minutes**

a. October 21, 2025 – Regular County Council Meeting

Action: Chairwoman Pro Tem Seman moved to approve the minutes of the October 21, 2025, Regular County Council meeting.

Motion carried.

Item (5) **Proclamations and Special Recognitions**

a. Recognizing Robert C. (Bob) Schaffner on his Retirement from the Greenville County Election Commission

Councilor Blount presented a proclamation to Robert Schaffner on his retirement from the Greenville County Election Commission and thanked him for his many of years of service.

Item (6) **Appearances – Current Agenda Items**

- Tracey Byrd – appeared regarding Item 12.4.i. Board and Commission Appointments
- Derrick Quarles – appeared regarding Item 12.4.i. Board and Commission Appointments

Item (7) **Public Hearings**

a. Greenville – Anderson Multi-County Industrial Business Park Agreement Amendment / South Carolina Farm Bureau Marketing Association, LLC (Project Elevate)

A public hearing was held for the purpose of receiving comments from the public regarding an ordinance to amend an agreement for the development of a joint county industrial and business park (2010 Park) of Anderson and Greenville Counties so as to enlarge the park.

There being no speakers, Councilor Collins declared the public hearing closed.

b. Greenville – Anderson Multi-County Industrial Business Park Agreement Amendment / Project Briarwood

A public hearing was held for the purpose of receiving comments from the public regarding an ordinance to amend an agreement for the development of a joint county industrial and business park (2010 Park) of Greenville and Anderson Counties so as to enlarge the park to include certain property owned by a company known to Anderson County as Project Briarwood.

There being no speakers, Councilor Collins declared the public hearing closed.

Item (8) **Consent Agenda**

- a. Community Project Application / Slater Marietta Christmas Parade**
- b. Community Project Application / Greenville County Sheriff's Office – Citizens Academy**

Action: Chairwoman Pro Tem Seman moved approval of the Consent Agenda items.

Motion carried.

Item (9) **Ordinances – Third Reading**

a. Zoning Ordinances

- i. **CZ-2025-062,** Property of Edward Lollis and Sheila Lollis, located on Gunter Road, requesting rezoning from R-R1 to AG.

Action: Councilor Bradley moved adoption of the ordinance at third reading.

Motion carried.

- ii. **CZ-2025-064,** Property of David J. Flores-Diaz and Ruby G. Hernandez-Aquino, located at 340 Bagwell Road, requesting rezoning from R-S to R-20.

Action: Councilor Bradley moved adoption of the ordinance at third reading.

Motion carried.

- iii. **CZ-2025-065,** Property of Kenneth Suhandron of DMI Realty Inc., located at 114 Chalmers Road, requesting rezoning from C-2 to FRD with conditions.

Action: Councilor Bradley moved adoption of the ordinance at third reading.

Motion carried.

Item (10) **Ordinances – Second Reading**

a. Greenville – Anderson Multi-County Industrial Business Park Agreement Amendment / South Carolina Farm Bureau Marketing Association, LLC (*Project Elevate*)

Action: Councilor Collins moved for approval at second reading an ordinance to amend an agreement for the development of a joint county industrial and business park (2010 Park) of Anderson and Greenville Counties so as to enlarge the park.

Motion carried.

b. Greenville – Anderson Multi-County Industrial Business Park Agreement Amendment / Project Briarwood

Action: Councilor Collins moved for approval at second an ordinance to amend an agreement for the development of a joint county industrial and business park (2010 Park) of Greenville and Anderson Counties so as to enlarge the park to include certain property owned by a company known to Anderson County as Project Briarwood.

Motion carried.

c. Piedmont Public Service District (*Piedmont Fire Department*) / Transfer of Property

Action: Councilor Collins moved for approval at second reading an ordinance to authorize the transfer of approximately 15.8 acres of real property located off Highway 20 in Greenville County to the Piedmont Public Service District, and to authorize the execution of deeds and any other documents and agreements related thereto.

Councilor McGahhey asked Mr. Antley if there was any “claw back” provisions in case Piedmont Public Service District failed to use the property for the intended purpose, as outlined in the ordinance.

Mr. Antley stated Mr. Collins planned to propose an amendment to the ordinance to add language for a deed restriction.

Action: Councilor Collins moved to amend the ordinance by adding the following:

Section 2. Deed Restriction

The Property shall revert back to the County in the event Piedmont PSD ceases to use the Property for the provision of fire services. Piedmont PSD agrees to accept the Property with condition that if it contracts to sell, sells, leases, assigns rights, or otherwise conveys or disposes of the Property without prior County approval, the Property reverts to the County and Piedmont PSD’s actions are void.

Motion to amend carried.

Action: Councilor Collins moved approval of the ordinance as amended.

Motion carried.

d. Fee-in-Lieu-of-Tax Allocations Ordinance

Action: Councilor Bradley moved for approval at second reading an ordinance to allocate additional specified revenues collected by the County from the payment of fees in lieu of taxes derived from designated multi-county industrial business parks located in Greenville County to the County Infrastructure Fund in order to fund road and related infrastructure projects.

Action: Councilor Long moved to amend the ordinance by removing the word “intent” in Section 1.E. and replacing it with the word “will.”

Councilor Seman stated Council may face a difficult situation and be forced to use the funding for something other than roads and related infrastructure. She asked if keeping the word “intent” in the ordinance gave Council a bit more flexibility. It was her belief that she and her colleagues were all on the same page regarding how the money should be used.

Councilor Long stated if the funds needed to be used for another purpose, Council had the flexibility to make a change. She stated that the use of the word “intent” was a “blanket statement”; she wanted to be transparent so it was evident what Council was doing with the funding.

Mr. Antley stated the requested change could be made. The Findings Section stated an intent by which the rest of the ordinance would be interpreted.

Action: Councilor Long moved to amend the motion to reflect the following changes:

Section 1. **Findings.**

- E. *With the rapid population growth experienced across the County and the tremendous increased construction costs of roads and related infrastructure serving the incorporated and unincorporated areas of Greenville County, there is a need for increased road and related infrastructure spending for the benefit of all County residents, businesses and governmental entities. By the enactment of this Ordinance, County Council's ~~Council intent~~ **Council intent will allocate to** ~~and~~ **and** utilize additional multi-county industrial and business park revenues beyond the revenues resulting from the County's millage to increase funding for road and related infrastructure in Greenville County.*

Motion to amend carried.

Councilor Tripp asked how much funding the ordinance would produce.

Vice-Chairman Bradley stated the amount was \$34 million.

Councilor McGahhey stated, currently, the County kept 33% of the FILOT revenue and the remaining 66% was allocated to the other taxing entities. With passage of the item in question, the County would retain 80% and the remaining 20% would be allocated to the other taxing entities.

Councilor Tripp inquired about the cost to the taxing entities. He asked if the school board and the municipalities had "signed off" on the issue.

Councilor McGahhey stated it was not a loss of revenue; the school board and the municipalities were their own taxing entities. He stated Greenville County was in a position where taxes had not been raised in a long time, and its roads and infrastructure were in poor condition. The decision was made to keep more money for the County and its needs; the taxing entities could lobby their elected officials to either raise taxes or not.

Councilor Tripp stated the cities had tried to hold the line on tax increases, just as the County had done for 30 years. He asked if the proposed ordinance penalized the cities. Mr. Tripp stated he had heard from his mayor, who was opposed to the item. He was unsure whether it was the right financial move.

Councilor McGahhey stated there were some hard decisions to be made. Greenville County had "kicked the can for 30 years"; it was time to stop kicking the can and keep the taxes it collected.

Chairman Blount stated the item in question would not take any funding away from what the other taxing entities were currently receiving; it would only apply to future agreements.

Mr. Antley stated the ordinance was structured to take funding from FILOTs approved effective January 1, 2023, and going forward. It would not take anything that had already been billed and collected in the past.

Councilor Farmer stated it was his understanding that when the school board approached the County regarding the item in question, it was determined their funding would not be affected.

Chairman Blount stated it would not affect any of the current existing revenue; however, it would change to the new 80% structure for future agreements.

Councilor McGahhey stated when the FY 2025 – 2026 budget was presented, proposing the County retain 66% of the FILOT monies, the other taxing entities would have been affected as they had already passed their own budgets. All the municipalities, the fire districts, and the schools would have been severely affected. If Council approved the proposed ordinance, the taxing entities would continue to collect the revenues from all the FILOTs that had been passed. The proposed item was not a surprise to any of the entities. He stated when they started working on their new budgets next year, they would know the amount of funding they were slated to receive. Given the fact they were all taxing entities, they could raise taxes if they felt it was necessary. Mr. McGahhey stated the school board currently received 68% and the County kept 18%. While he supported the schools and law enforcement, the County needed to keep as much as possible to improve the lives of its citizens.

Councilor Tripp requested a roll call vote.

Motion as amended carried by a roll call vote of nine (Russo, Long, Blount, Shaw, McGahhey, Farmer, Seman, Bradley and Collins) in favor and three (Mitchell, Fant and Tripp) in opposition.

Item (11) **Ordinances – First Reading**

a. Greenville – Anderson Multi-County Industrial Business Park Agreement Amendment / Project Visionary

Councilor Bradley presented for first reading ordinance to amend an agreement for the development of a joint county industrial and business park (2010 Park) of Greenville and Anderson Counties so as to enlarge the park to include certain property owned by a company known to Anderson County as Project Visionary.

Chairman Blount stated the item would remain on the floor.

Item (12) **Committee Reports**

a. Committee of the Whole

i. Board and Commission Appointments

Action: On behalf of the Committee, Vice-Chairman Bradley moved to appoint the following:

- *Matt Marron to fill one vacancy on the Greater Greenville Sanitation District*
- *Denise Ernul, Jane Kizer, Matthew Nocella, and Paul Schweikardt to fill four vacancies on the Greenville County Redevelopment Authority*
- *Robert Forister, Scott Johnson, and Teresa Slack to fill three vacancies on the Historic Preservation Commission*
- *Tempest Dozier, Aja Johnson, Jessica Owens, Thomas Sanders, and Tobe Sizemore to fill five vacancies on the Human Relations Commission*
- *Cecil Beckner, Samuel Chaney, James Hoard, Jack Logan, and Greg Somers to fill five vacancies on the Library Board of Trustees*
- *Joseph Blake, Brad Campbell, and Scott Kilgore to fill three vacancies on the Museum Commission*
- *James Moore to fill one vacancy on the Planning Commission*

Action: Councilor Fant moved to divide the question to vote on the Greater Greenville Sanitation District appointment separately.

Motion to divide the question carried.

Items (b) through (h) of the Board and Commission Appointments carried.

Action: Councilor Fant moved to refer the Greater Greenville Sanitation District appointment back to the Committee of the Whole.

Motion carried.

Councilor Fant asked those audience members to stand who were in favor of District 25 retaining its current representation on the Greater Greenville Sanitation District and not allow another district that comprised only 5% of GGS's service area to have 40% of the representation on the commission.

ii. Open a Special Application Period for Thrive Upstate and for the Sterling Community Special Tax District

Action: On behalf of the Committee, Vice-Chairman Bradley moved to open a special 10-day application period for Thrive Upstate and for the Sterling Community Special Tax District.

Motion carried.

Roads, Infrastructure and Public Works *(This item was not on the agenda)*

Chairwoman Pro Tem Seman stated she wanted to report that the Roads, Infrastructure, and Public Works Committee had a very productive meeting earlier in the evening. She was very anxious for her colleagues to see the presentation they received from the Public Works team regarding road paving, road reconstruction, and bridges. The presentation was very interactive and would soon be available online. Ms. Seman stated she looked forward to Council discussing the issue.

Item (13) **Public Comments**

- **Selina Tobias** – appeared regarding the Greenville County Library System and the Greenville County Schools

Item (14) **Administrator's Report**

Mr. Lambrecht invited Council to attend the Citizens Academy graduation luncheon on November 18.

Item (15) **Requests and Motions by Council Members**

- Councilor Farmer recognized a local restaurant, *Scoundrel*, located in downtown Greenville. They had received a Michelin Star the previous evening, which was a "huge deal." Mr. Farmer stated when he was 10 years old, it was dangerous to go downtown; he had witnessed his grandmother get attacked. Greenville had come so far since then; the Michelin Star was a massive testament to the greatness of the growth in Greenville, and he was very excited.

Item (16) **Adjournment**

Action: There being no further business, Councilor Bradley moved to adjourn.

The motion carried and the meeting was adjourned at 6:32 p.m.

Respectfully submitted:

Regina McCaskill
Clerk to Council