

Pickens County Council Work Session

May 19, 2025

6:30 p.m.

County Council met in a work session, in the Main Conference Room of the County Administration Facility, with Councilman Alex Saitta presiding. Final agendas, bearing date, time, and location of meeting were emailed to members of council and local news media on April 15, 2025

Council Members in Attendance:

Alex Saitta, Chairman

Chris Lollis, Vice Chairman

Dale Holloway, Vice Chairman Pro-Tem

Claiborne Linvill

Scott Lang

Chris Bowers

Staff in Attendance:

Ken Roper, County Administrator

Les Hendricks, Contract Attorney

Meagan Nations, Clerk to Council

Allison Fowler, Assistant Administrator

Toney Chastain, Director of Fleet Maintenance

Dirk Ishiwata, Project Manager

Samantha Greer, Director of Human Resources

Ray Farley, Economic Development Director

Kim Wunder, Interim County Attorney

WELCOME AND CALL TO ORDER:

Chairman Alex Saitta called the work session of May 19, 2025, to order and welcomed those in attendance. Councilman Chris Bowers led the Invocation and Pledge of Allegiance.

PUBLIC HEARING AND THIRD READING OF AN ORDINANCE AUTHORIZING (1) THE EXECUTION AND DELIVERY OF ONE OR MORE FEE IN LIEU OF TAX AND INCENTIVE AGREEMENTS BY AND BETWEEN PICKENS COUNTY AND SC SPEEDWAY HWY 124, LLC, ACTING FOR ITSELF OR ONE OR MORE PROJECT SPONSORS, PURSUANT TO WHICH THE COUNTY WILL COVENANT TO ACCEPT CERTAIN NEGOTIATED PAYMENTS IN LIEU OF AD VALOREM TAXES WITH RESPECT TO CERTAIN FACILITIES WITHIN THE COUNTY; (2) THE EXECUTION AND DELIVERY OF A REIMBURSEMENT AGREEMENT BY AND BETWEEN PICKENS COUNTY AND SC SPEEDWAY HWY 124, LLC CONCERNING THE REIMBURSEMENT OF CERTAIN INFRASTRUCTURE COSTS; AND (3) OTHER MATTERS RELATING THERETO.

Chairman Saitta gaveled the Public Hearing into order and called for comment.

Seeing none, Chairman Saitta closed the Public Hearing.

Attorney C.D. Rhodes briefed the Council on this Ordinance.

Chairman Alex Saitta made a motion to constitute third reading of this ordinance. Motion was seconded by Vice Chairman Chris Lollis and carried unanimously (6-0).

PRESENTATION FROM ALLIANCE PICKENS ON ECONOMIC INCENTIVE PROGRAMS

Attorney, C.D. Rhodes, and Economic Development Director, Ray Farley, presented to the Council on Economic Development Tools. The presentation included:

- Site Selection Factors
- Economic Development Tools:
 - Multi-County Parks Information
 - FILOT Agreements
 - Special Source Credits and Payments
 - Grants and Real Property
 - State Abatements and Incentives
 - Pickens County GDP Analysis: 2001 to 2023
 - Results of Economic Development Efforts

FY-26 CAPITAL BUDGET: PRESENTATION BY VEHICLE MAINTENANCE

Toney Chastain, Director of Fleet Maintenance, presented to the Council on the Fleet Capital Improvement Plan. The presentation included:

- Fleet CIP for 2025-2026
- Sheriff's Office Fleet
- Solid Waste Fleet
- Roads and Bridges Fleet
- Building Maintenance Fleet
- Pickens County EMS Fleet
- Fire Department Fleet
- Number of Fleet by Department

Council and Staff had discussion that included, but was not limited to:

- Sources of Funding for Capital assets
- Disruptions in Supply Chains
- Rolloff Trucks
- Sheriff's Office Vehicles
- Roads and Bridges Equipment
- Vehicle Maintenance Building Condition
- Weight difference in new ambulances vs. old ambulances

FY26 OPERATIONS BUDGET

Council and Staff had discussion that included, but was not limited to:

- Proposed pay for employees (4% COLA and 1% step increase)
 - Councilman Alex Saitta made a motion to do the 4% COLA and the 1% step increase for all employees, not including the Administrator and County Council. The motion was seconded by Councilman Chris Bowers. The motion carried unanimously (6-0).
- Library Budget
 - Chairman Saitta made a motion to add the budget of the library for \$4,357,059 at third reading. The motion was seconded by Councilman Scott Lang. Discussion included:

- Councilor Claiborne Linvill amended the motion to add the part time PR position for the library. Hearing no second, the motion failed.
 - The original motion carried (5-1), with Councilor Linvill opposed.
- Discussion on Dispatch
- Discussion on the number of employees changing at the Sheriff's Office when the new Emergency Services building opens
 - Chairman Alex Saitta made a motion for third reading of the budget to include each department budget has permanent full time and part time positions listed, as well as an unlimited temporary positions. The motion was seconded by Councilman Chris Bowers and carried unanimously (6-0).

ADJOURN:

Hearing no further Council business, Councilman Chris Bowers made a motion to adjourn. The motion was seconded by Councilman Chris Lollis and carried unanimously (6-0). Pickens County Council stood adjourned at 8:21 p.m.

Respectively Submitted:

Approved:

Meagan Nations, Clerk to Council

Alex Saitta, Chairman of County Council