

DATE: 1/6/26 FILE: DATE662
TO: Cherokee County Council
SUBJECT: Minutes of PH & Regular Meeting, 1/5/26

There was a Regular Meeting of County Council Monday, 1/5/26, 5 PM in Council Chambers. Chairman Spencer presided with Donnie Hardin leading in prayer. The "Sassies" were present and laid hands-on council and Dr. Mikota and prayed. All council members were present along with Admin. Merv Bishop, Asst. Admin. Kristy Bradley, Attorney Joe Mathis and Master Clerk Doris Pearson. The news media was informed by agenda and it was posted in accordance with the SCFOIA. There was 1 news media and 41 visitors present.

Councilman David Smith made the motion to adopt the agenda of 1/5/26 as received and posted in accordance with the SCFOIA. Donnie Hardin seconded and council voted in favor.

Administrator Merv Bishop opened the floor for nominations for Chairman of County Council for the new year 2026. **Elliott Hughes nominated Tim Spencer as Chairman for 2026. David Smith seconded and council voted in favor.** Chairman Spencer thanked council for their vote and assured them they would all work together to accomplish great things for Cherokee County.

Administrator Merv Bishop opened the floor for nominations for Vice-Chairman of County Council for the new year 2026. **Tim Spencer nominated David Smith as Vice-Chairman. Billy Blanton seconded and council voted in favor.** David Smith thanked council for their vote of confidence.

Councilman Donnie Hardin made the motion to adopt the minutes of the Public Hearing & Regular Meeting of 12/15/25 as received. David Smith seconded and council voted in favor.

Councilman Billy Blanton made the motion to approve the claims for Cherokee County in the amount of \$918,690.52 for payment as presented. David Smith seconded and council voted in favor.

Amanda Taylor with AT&T and Economic Development Director Ken Moon presented a check in the amount of \$200,000 to Dr. Mikota for the SPARK CENTER.

Councilman David Smith made the motion to award RFP 2026-16 Roof Replacement at the EOC to Pickens Contracting, Inc. for their bid of \$497,960. Donnie Hardin seconded and council voted in favor.

Chairman Spencer opened the Public Hearing up on 3 ordinances: **1) Ordinance No. 2025-25** to develop a Jointly Owned & Operated Industrial/Business Park in conjunction with Spartanburg Co., such Industrial/Business Park to be geographically located in Cherokee Co. and established pursuant to Section 4-1-170 of the Code of Laws of SC, 1976 as amended; to provide for a written agreement with Spartanburg Co., to provide for the expenses of the park, the percentage of revenue application, and the distribution of Fees in Lieu of Ad Valorem Taxation, and providing for other

matters related (Project Kingfisher); **2) Ordinance No. 2025-42** authorizing the delivery by Cherokee Co., SC of an Amended & Restated Fee in Lieu of Tax & Special Source Credit Agreement between the County and CCC-85 1B Owner, LLC, a Delaware limited liability company, with respect to the acquisition, installation & construction of certain land, improvements, fixtures, machinery, equipment, furnishings and/or other real and/or tangible personal property to a new manufacturing/distribution facility in the County. Pursuant to the Agreement, the company will pay an annual fee in lieu of ad valorem taxes to the County. The Agreement will be delivered by the County pursuant to Title 12, Chapter 44, Code of Laws of SC 1976, as amended; **and 3) Ordinance No. 2025-43** authorizing the delivery by Cherokee Co., SC of a Third Amended & Restated Fee in Lieu of Tax & Special Source Credit Agreement between the County and CCC-85 LANDCO OWNER, LLC, a Delaware limited liability company, with respect to the acquisitions, installation and construction of certain land, improvements, fixtures, machinery, equipment, furnishings and/or other real and/or tangible personal property to a new manufacturing/distribution facility in the county. Pursuant to the Agreement, the company will pay an annual fee in lieu of ad valorem taxes to the County. The Agreement will be delivered by the county pursuant to Title 12, Chapter 44, Code of Laws of SC 1976, as amended. No one was present to speak and the public hearing was closed.

Councilman Donnie Hardin made the motion to adopt 3rd Reading of Ordinance No. 2025-25 Confirmation & Ratification to develop a Jointly Owned & Operated Industrial/Business Park in conjunction with Spartanburg Co., such Industrial/Business Park to be geographically located in Cherokee County and established pursuant to Section 4-1-170 of the Code of Laws of SC, 1976, as amended; to provide for a written agreement with Spartanburg Co., to provide for the expenses of the park, the percentage of the revenue application, and the distribution of Fees in Lieu of Ad Valorem Taxation; and providing for other matters related (Project Kingfisher). David Smith seconded and council voted in favor.

Councilman David Smith made the motion to adopt 3rd Reading of Ordinance No. 2025-42 authorizing the execution & delivery of an Amended & Restated Fee in Lieu of Tax Agreement by & between Cherokee Co., SC and CCC-85 1B Owner, LLC with respect to certain Economic Development property in the County, whereby such property will be subject to certain payments in Lieu of Taxes, including the provision of certain Special Source Credits and will be designated as being in a Multi-County Industrial & Business Park; and other matters related thereto. Donnie Hardin seconded and council voted in favor.

Councilman Billy Blanton made the motion to adopt 3rd Reading of Ordinance No. 2025-43 authorizing the execution & delivery of a Third Amended & Restated Fee in Lieu of Tax Agreement by & between Cherokee Co., SC and CCC-85 Landco Owner, LLC with respect to certain economic development property in the county, whereby such property will be subject to certain payments in Lieu of Taxes, including the provision of certain Special Source Credits and will be designated as being in a Multi-County Industrial & Business Park; and other matters related thereto. Donnie Hardin seconded and council voted in favor.

Councilman David Smith made the motion to adopt 1st Reading of Ordinance No. 2026-01 to amend the agreement for development of a Joint County Industrial Park by & between Spartanburg & Cherokee County, SC, so as to include additional property in Spartanburg Co. as part of the Joint County Industrial Park, and other matters relating thereto. (Rystat Holdings US, LLC; Tindall Corporation; RRIFI SF Land LLC; and Jimmy 1 Gibbs, LLC). Donnie Hardin seconded and council voted in favor.

Administrator Merv Bishop presented his budget schedule for FY 26/27. Budget packets will go out to Dept. Heads 1/16/26 and will be due back 2/18/26. I will meet with Dept. Heads beginning mid-March and hopefully have 1st Reading of the FYB 26/27 at the council meeting on 5/4/26.

Administrator Merv Bishop presented his recommendations for the Solid Waste Collection for FY 26/27. I feel we need to implement a monthly fee for our SWC. Republic will begin charging us a \$40/ton disposal fee. In order to offset this fee, I recommend that we no longer pick up solid waste for the City of Gaffney and the Town of Blacksburg. I also recommend we give the City of Gaffney 2 trash trucks and the Town of Blacksburg 1 trash truck to help them begin the process of picking up trash. The County began picking up trash for the City & Town back in 2015. Since then, we have had an abundance of multi-housing developments which have put a burden on our county budget. In this year's budget we will need to provide for the EMS service that you just recently hired the EMS Director to get this service implemented. This will also create a financial burden on the budget. We will not be able to provide both these services financially. I sent a letter to City of Gaffney's Administrator James Taylor and to the Town of Blacksburg's Administrator and asked them to meet with me regarding the trash pickup. I recommend that effective 7/1/26, to give the City of Gaffney & the Town of Blacksburg back their trash pickup service and give the City – 2 SWC trucks and the TOB – 1 SWC truck. **[David Smith made the motion to move forward with the recommendation from Administrator Bishop and give back the City of Gaffney and the Town of Blacksburg's the solid waste collection pick-up service effective 7/1/26 and give the COG-2 trash trucks & TOB – 1 trash truck to get them started. Donnie Hardin seconded. Billy Blanton asked how many tons does the county take in per year? Kristy replied for 1/1/25 to 1/1/26 around 18,055 tons. Our contract with Republic is coming up for renewal 6/30/26 and they will be increasing their fee up to \$70/ton from \$40/ton. David Smith replied I have a problem moving with this since Dist. 7 does not have representation. I know we are the only county in SC that continues to have door-to-door trash pick up and it is a burden on our budget. Merv stated that he sent a letter back in 9/25 to TOB Administrator and I have not heard back from him yet. We can run Blacksburg's route in 1 day and the City of Gaffney is every day that we run for the county. Northgate Community has 1700 tons of trash/route/day. With this notice, we are giving them 6 months to prepare. Tim Spencer asked who does the cans belong to? Merv replied that all cans belong to the county. Tim replied then we need to work something out for that as well. Voting in favor of the motion: Donnie Hardin, Billy Blanton, Tim Spencer, Teresa Bonner & Elliott Hughes. Opposed: David Smith. Motion carried 5 to 1.]**

Asst. Admin. Kristy Bradley reported that she has been meeting with Building Codes Dept. to update the permitting display ordinance in Chapter 6 of the Code of Ordinances. The current

ordinance states that a building permit should just be on the property somewhere when work is being performed. To be more resourceful and tap into more staffing to monitor permitting in the county, we plan to update this ordinance to a “Permit Card System’ in addition to the fully approved permit being located on the site. The Permit Card will be required to be within sight distance of a public right of way. The newly proposed revision to the ordinance will have 1st Reading at your next Regular Council Meeting.

Councilman Donnie Hardin made the motion to go into Executive Session at 5:58 PM pursuant to Section 30-4-70(a)(2) regarding two matters: 1) discussion of negotiations incident to proposed contractual arrangements; and 2) proposed sale or purchase of property. Elliott Hughes seconded and council voted in favor.

Councilman David Smith made the motion for council to come out of Executive Session at 8:11 PM. Donnie Hardin seconded and council voted in favor.

Councilman Donnie Hardin made the motion to end the contract with Thorne Ambulance and give them a 180-day cancellation notice. David Smith seconded and council voted in favor.

As there was no other business to come before council at this time, Chairman Spencer adjourned the meeting at 8:12 PM.

APPROVED: 2/5/26

BY ITS CHAIR: Tim Spencer

Respectfully submitted,

Doris F. Pearson, Master Clerk to Council