

## **Town Of Pelzer Special Called Meeting / Workshop**

### **Minutes**

**September 5, 2023**

**Council Present** – Will Ragland, Eddie Waits, Donna Ide, Mike Mathews

**Staff Present** – Town of Pelzer Clerk – Cheryl Bates

1.. Municipal Association Workshop – Mayor Ragland

\* Mayor advised Council that we are obtaining quote for the HVAC system in the Gym in a 4 step break down.

1. Fix the fans (motors are broken)
2. Lobby – HVAC
3. HVAC – Gym
4. De-humidifier for the basement

Mark is going to try to get all the quotes from the various contractors by Tuesday for the Council meeting.

\* Baseball infield – Proposal – received one quote from Wilson & Asso. For \$24,300.00, we currently have \$15,000 of the awarded grant monies that must be spent on recreation which would leave a balance of \$9,300.00 for the town to pay, could be paid out of Hospitality money. If we vote to approve this quote, they will start this project in January. We would need to think about regular and proper maintenance of the ballfields, the other thing that needs to be thought about is who will be using the fields.

\* Resolution Hazard Mitigation through Anderson County Emergency Management Department, we need to pass this Resolution for the County, and it offers the town assistance if there happens to be a disaster such as Hurricane, at our Tuesday's council meeting.

\* Office – HVAC – Mayor advised Council of the issue that has been going on with the HVAC unit that was installed last year, it was poor workmanship, and faulty equipment. It malfunctioned and leaked which caused the ceiling to cave in and be destroyed, we filed a claim. While we had contractors trying to see if they could fix this, they realized that there were exposed live wires laying on insulation which is a major fire hazard and advised us that the wiring in the attic needs to be updated. Mayor stated that we are also receiving quotes for upgrading the electrical in the office, so it isn't a fire hazard.

\* Donna Ide asked if we could take the PARD grant money awarded for the Community Building of \$15,000.00, and transfer it to the Gym to help pay for the new HVAC unit there? Mayor said he would reach out to Alisha Cushman and discuss this.

\* Mayor advised the Council that he has a meeting with Beth Harris from the Hydro Plant tomorrow, about the property they own along the river, he will advise when he has information to share.

\* Meeting with PHC, Eddie Waits was present at this meeting as well. This meeting was called by the PHC, to discuss the upper mill site for the Senior Housing project. Tonya is supposed to hear by the end of September is she receives her funding through HUD, if she does then she would have to apply for the property

to be rezoned from the Council, we will have to hold a public hearing and pass this by two readings of the Ordinance. Then it would go to the Planning Commission for Land Use.

\* We have been notified by Greenville Water that they will be replacing all the Fire Hydrants, this will be starting soon. Donna Ide mentioned that she has a hydrant in her backyard and was wondering if Greenville water will remove this.

\* Mayor Ragland mentioned that the Upper Kayak launch who is owned by Anderson County is a problem with vandalism, Duke is going to be adding another light to help with our cameras so we can have visual in the evening.

\* SCDOT is helping us with visibility with the medians, they painted the one yellow, and we need them to paint the other one and give us some signage for the medians, strips on the road to help slow vehicles down.

\* Mayor Ragland would like the refrigerator and stove moved from the Community Building before they start renovations.

\* Community Building historic renovations is a long process and asked how the council felt about starting the renovations on the Hospital building, maybe the town can do some of the work to get this ready like maybe remove the siding, he will check into this.

\* CSX – Mike Mathews mentioned that they own the property, and the grass is extremely high, Mayor asked for the clerk to contact them and have them address the grass.

\* Old SkyCity building there are tents and homeless people behind there, which needs to be addressed with ACSO.

\* Minutes July meeting – Mayor Ragland said that this item needs to be rectified so we can approve these minutes at our next Tuesday meeting.

\* Mayor Ragland instructed clerk to send the minutes to Mayor and Council right after they are typed and ready so they can review them while they are fresh. Also, add to the bottom of the minutes “PENDING APPROVAL”

\* Donna Ide mentioned that she did not see the June 2023 minutes on the website.

\* Mayor mentioned that the Pelzer Church of God is hosting a Singing in the Park at the Monkey Park and instructed clerk to reach out to see if they need anything specific from the town, maybe a port-o-john.

**“PENDING APPROVAL”**

2, Adjournment -



Lebby St 6.m4a  
9.5.23. 2.m4a



Pelzer Gym 2.m4a  
9.5.23.m4a