

SHARON TOWN COUNCIL MEETING ~MINUTES ~ June 10, 2024, at 7:00 pm

CALL TO ORDER and INVOCATION:

Mayor, Nicole Perkins presiding, Council Members Present: Herschel Browne Jr (Mayor Pro-Tem), Brooke Glenn, Jay Gorley, Margarett Parrish, Town Administrator, Tina Davis. Also in attendance are Oliver Dowdle (Fire Chief), Don Kropp, Kathy Broom

Moment of silence/prayer from Tina Davis

PERSONS WISHING TO SPEAK:

Don Kropp – On Dr Saye Ln, there are people speeding.

MINUTES: Minutes of May 13, 2024, Regular Council Meeting recorded, ready to sign for approval.

OLD BUSINESS:

1. Town Funding - Local, State, and Federal and Grant Opportunities

A. ARPA - funding. Funds must be spent by EOY 2026

1. Town/Building Improvements in progress

a. Community Center Annex - Electrical, Fire Doors, Drainage, Walls
Bathrooms - in process. Still trying to get some things done at the community center. Next thing is getting the bathrooms set up at the park.

b. Parking Area - Bell Av – We still have money available to use, it has been brought up that even though we have redone the area for the fire department it is still an issue. Some of the parking spots are for the EMT's and other for fire business. When people are at the park, they park in the available spaces (only maximum of 3 vehicles can park there). We have some extra dirt and piping and have talked it over with Brad – thinking on Bell Av, we could put in a culvert and fill it with dirt and then put down some gravel. Then in future, have it paved and that way most of the prep work is done. Browne asked about the drainage there on Bell Av. Browne recommends taking two of the trees out from the ditch areas. Nicole said it has been considered but did not want to take out any more trees than we had to. Nicole has gotten some quotes for the work but would like it to be revised. There is also a quote for a fence for around the water tank approx. \$4500. We got a separate quote for fencing in behind the fire department with some gates and that quote is about \$6700. Lastly, there is a quote for a fence at the ballfield where the tenants are located, and the quote is for a 6 ft privacy fence of \$4100 (that includes 130-foot fence line). We do get a lot of complaints from parents at the ballfield of stuff going on at those two residences.

2. State Grants - Dennis Moss – Town Upgrades

(List of Grants applied and approved)

a) **Paid** off the Bank of York Loan for the Community Center Roof – **done**

As a side note the roof at the community center when worked on years ago, the screws that they used are not rusting, water is going under the screw heads causing leaks into Nicki's area. To replace all the screws on that building would be astronomical but would be way cheaper than a whole new roof. Browne asked if silicone could just be put on the screw heads – Nicole advised that would not be very long lasting to do that. The screws are breaking because they are rusted. Jay asked if they had grommets in the screws? Nicole replied no. Adam Robinson looked at the roof for Nicole, she asked for a quote. The screws are \$70 for a bag of 250. For now, we may just replace the screws near Nicki's area. Jay asked if we could ask the people that put that roof on to replace it. Gregory out of Union did the work. It was \$188,000.00, no warranty paperwork found with invoice. Tina will look for more paperwork.

Nicole has reached out to Dennis Moss to come visit Sharon to look at our roads. She will let us know when she gets something scheduled.

b) Community Center Annex - Building Upgrades

1. HVAC and Bathrooms – **done**

2. Room separation tenants and electrical usage - in process

c) Fire Department – EMS Bay HVAC - **done**

d) Fire Department - Harmon Park Rerouting - **done**

1. Grading Fire Dept - Culverts, redirect water, Sewage lines/catch basin - **done**

e) Park Equipment - Options for mulch beds - Kids Cushion/Rubber - in process - Scott Stone may have time to work at the park

1. Harmon Park – Bathrooms, New Park Equipment, Electrical

f) New Well - Contact Sharon ARP Church - email for interest/help David Duncan/Gil Martin

g) Lawson Building HVAC – scheduled for Friday, Jun 14, 2024

h) Burri Building HVAC

3. New Website - [Home | Town of Sharon \(municipalimpact.com\)](http://municipalimpact.com) Under construction

A. Welcome page ideas - Photo Head shot/Bio's of Council Members and Fire Dept Still need Brooke's picture and Oliver's picture. Everyone was fine with pictures only.

B. Waiting on gWorks for the "Pay on-line" option // Third Party Vendor for payments

C. Town Domain – The get.gov site selected sharonsc.gov - submitted request Mar 15th

- **We are approved!** Still a lot to be done to get it activated. Next task is completing the on-line

procedures to get the DNS host registration – afterwards, meeting scheduled for Tuesday with Chris Howay from Rural Water Impact (website) to activate the domain www.sharonsc.gov Tina advised that hopefully within the next week we should be able to launch the website.

4. Sharon 4th of July event - Saturday June 29th - Planning

a. Budget/Food Vendors/Activities/Fireworks/ Band

b. Swag items ordered for sale – Sharon SC hats/T-shirts/Travel Mugs – Tina advised these items should be here by June 21st. Tina told them we have had people calling and emailing for items. The items are not event specific.

Nicole advised we really could use some volunteers if possible. If you cannot do it let us know if you know of anyone that may want to. Tina advised that she went to look at the stage we knew of in Chester, and it is just way too big. Some suggestions for stages or trailers are William Wilkerson, Robert Allison, Gala Affairs. Browne is going to make some calls.

5. Keep Sharon Beautiful – Yard of the Month - Best Yards help promote sidewalk edging's/Cleaning/Yards – May's winner - Roddey and Debbie Bolin, 3905 Woodlawn St. Per Nicole we had a lot of good candidates, but a lot of people are not working on their sidewalks. Tina mentioned that everything looked great at the Bolin's. The porch, the yard, it all looks good.

6. Audit - Complete for 2022-2023. // Budget - In Process for 2024-2025

NEW BUSINESS

1. Budget - First Reading - Ordinance 0002-1-9 An Ordinance to raise revenue and adopt a Budget for the Town of Sharon, South Carolina for the fiscal year ending June 30, 2025. Increasing the millage from forty-four (44) mills to forty-five point five (45.5) mills. Nicole asked for a motion to increase, Jay made the first motion and Browne seconded. The ordinance will be passed around for everyone to sign the first reading.

2. Act 71 - Allows smaller towns to submit financial statements instead of doing a complete audit - For the 2025 fiscal year, we could switch potentially to the Compilation option. A compilation is less expensive than an audit as there are less procedures. Per Randy, with The Brittingham Group, we are not reviewing the transactions to ensure you have support or auditing the information. We are literally taking your Quicken Reports and compiling them into a set of financial statements. I think the ACT 71 says a compilation at least once every three years, but if you were going to switch, I would still have something done each year (compilation or an audit). Nicole advised that Tina found that there is an Act 71 for the state of SC. Nicole shared info on Act 71. From Tina, because we are a small town and an audit is so expensive we have to pay just like we are a big city. If we did this, we would truly only have to do it every 3 years. Browne asked does the auditor touch any of our documents to verify

information. Browne is asking for the difference in the prices, does believe it is good to maintain control over people's tax money that have elected us to spend their money wisely. Tina advised that the audit is \$10,000.00. The potential to save a lot of money is there if we go with to the compilation. Jay asked if we could go back to the regular audit if we like? He feels like it is a good idea for the audits in the event you have someone misappropriating funds. Nicole advised that we could see about breaking it down especially as we get new councils and mayors. Even if we did it every other year.

Election discussion then ensued regarding terms of service. This will be revisited.

3. Town Ordinances - Property issues

A. 3249 York Street – ONHOLD 15 acres with 100 ft road frontage

B. Solar Panels - same as electrical permit - letter from town to York County OR create/add to Ordinance? Nicole advised we have had people call asking about solar panels and is there an ordinance. Per Tina, the resident would get a letter from the town before going to the county. The question is do we need a solar panel ordinance, or do we want to let this fall under electrical? Browne thinks covered under electrical. Do we provide a letter if someone is having a generator put in at their home? It does require a permit. Tina has not had anyone ask about generators but is getting calls about solar panels. Just need to know how to handle it. Browne stated that we would not want a whole acre of solar panels. Margarett advised we may just need to add some stipulations to the current electrical ordinance. Tina explained the solar panel experience she had and decided against it based on the amount of space the panels take up. Tina asked how we should change the ordinance? Jay has suggested reaching out to other municipalities on how they handle this. The council concurred that panels should not be in the front yard.

C. Camper Ordinance - back of property storage only - review York County ordinance. We really need to think about this per Nicole. Let's look at what the county has. The county prefers campers to be at the back of property, not in front yard. It cannot be a separate residence. One resident per lot. Tina advised we have the people that ask us about campers, and we tell them no, then we have the others that just are not asking. It is not fair for the ones that are trying to do it correctly. The biggest issue is enforcement, the county has a code enforcement officer. Jay asked if there is a free lance company that may do that? He believes Blacksburg uses a company. Nicole informed that there is a code enforcement officer from the county that was retiring and was maybe interested in doing our enforcement. We have lots of work that would need to be done with updating the processes and designate fines.

D. Ordinance 2021-3 – ONHOLD per update from MASC representative Charlie Barrineau. Ordinance dated Aug 2021. Establishing a Town of Sharon Planning Commission and Initiating Development of a Comprehensive Plan as authorized in South Carolina Code of

Laws section 6-29-780, again the original signed copy is not in the office, Note: found a copy with signatures. This ordinance was to be reassigned as **Ordinance 0001-9-1** in Jun 2022 (first reading) / Jul 2022 (second reading). We need to review and present the new numbering scheme. Tina has provided a cheat sheet to everyone. She found a notebook a day after their meeting. Sheet designates what each body would do. Tina also emailed Charlie asking the noted questions and is waiting to hear back.

E. Ordinance 2021-4 – ONHOLD per update from MASC representative Charlie Barrineau. Ordinance dated Aug 2021. Establishing a Town of Sharon a Board of Zoning Appeals as authorized in South Carolina Code of Laws section 6-29-780, again the original signed copy is not in the office, Note: found a copy with signatures. This ordinance was to be reassigned as **Ordinance 0001-10-1** in Jun 2022 (first reading) / Jul 2022 (second reading). We need to review and present the new numbering scheme. Tina advised that a town resident, Don Kropp has volunteered to serve on either of our boards or commissions.

4. Trupani LCRR (Lead Copper Rule Revisions) – Our water system inventory is compliant at 20% complete, however all 162 unknowns must be notified - We need to be able to identify both the town side and the customer side of materials used. If any unknowns are left, then we MUST notify the resident before November 15, 2024. Tina advised the unknowns need to be identified by October. Browne advised he had some history but anyone else may be deceased. Maybe reach out to Jerry Bradham. Tina has not been able to locate information for the whole town, she found Woodlawn St. Nicole suggested reaching out to Beverly. Anything put in before 1988 is not considered valid data. Tina advised that maybe when meters are read next time, she will go with them and see what can be knocked off list.

A. Suggestions to identify-

1. Ask the Town maintenance contractor- if he knows the materials used for any of our streets
2. Physically identify – dig a small location spot in the ROW to identify the service line materials
3. Survey the residents – ask them to help, offer a drawing of all those who respond to win a prize
Ask if they have a basement – can probably identify the line from the basement.

5. Events:

- A. **VOTE June 11th Primary** - Woodlawn Presbyterian for Sheriff and Solicitor. Your vote counts.
- B. **Father's Day - Sunday Jun 16th** - honor Fathers and Father figures in your life.
- C. **Senior Birthday List** - Collecting Birthday data seniors in town, please share your birthdays.

D. Senior Luncheon - Sharon Methodist Jun 21st 11am-12:30pm - free meal and entertainment.

E. H.O.P.E - Helping Others Progress through Education – May, Sharon Methodist Parking lot, gave away 87 boxes to town residents. Wants a partnership - grant funds to provide fresh fruits and vegetables. \$5 EBT Customers \$20 Others – For Jun, only had four town residents contact her for boxes, so we discussed July 13th at the next Farmers Market, she will come to offer boxes and will also have individual items for sale. Tina advised we will advertise this in our newsletter. The four residents that contacted her are not able to drive or get out. We do not have any produce vendors at our farmer's market, yet. Farmers market may help boost this program.

F. Vacation Bible School Season - Check out local church schedules – We have shared information for three churches this year. We will do better next year getting information for all churches.

G. 4th of July Event - June 29th - \$350 has been collected so far for fireworks. Tina is working on the fireworks permit currently. Fireworks will be delivered on the Friday before. Oliver had some questions about the fireworks show.

1. Firework Donation requests sent out/Food and Merchandise vendors contacted
2. Stage setup/trailer
3. Ordered Swag Items with Sharon Logo. T-shirts, Hats, Travel Mugs

H. Mini-Grant - Keep York County Beautiful - Freshen up Sharon Welcome sign - need trees trimmed. Will put down some pine needles, azaleas maybe on the wood line. It is a \$250 grant from Lowes.

I. Sharon Scout Troup 137 - BBQ Fundraiser Jun 15th 4-7pm at Sharon Fire Department

J. Sharon Farmers Market - 2nd Saturday of Month, next date July 13th

REPORTS/COMMITTEES: Council to discuss any issues concerning the following:

1. **Ball field:** Electrical in Concession stand complete. Cable still needs to be buried. Spring ball season is a wrap - Sharon Bandits winner. Banner for fence? We did have a request from the Sharon Bandits, they won the championship. They want to put a banner on the fence. Tina advised there is a spring and fall season for ball. We need to decide what we will display and what we will pay for.
2. **Community Center and Annex:** Electrical and brick work to separate areas for renters. Parking issues - designate parking. Two new potential renters. Electrical room - Plan to reroute water. Roof leaking around screws in roof. Current roof screws have guards. Recommended to replace screws in roof, start with 250 screws per bag, see if helps. 10 yr Loan paid off. We do potentially have two new renters for the annex, we need to start thinking about changing parking down there.
3. **Fire Department: (Oliver Dowdle)** - cleanup Fire Area at community center - take out what they need to keep. The fire department is remodeling their kitchen currently.

4. **Rental Buildings: (Herschel Brown, Jr)** Lawson Bldg - Heating and Air, cleanup walls, repaint interior. Advertise for Rent. A mess was left on the walls with sticky black double-sided tape for hanging the sound proofing panels.
5. **Parks: (Jay Gourley)** - Mulch samples - wood chips/rubber - Selection of new Park equipment. County Recreation Funds for 2024-2025 \$13k old 10K. Still making decisions on this.
6. **Scout Hut, Concession Stand:** Scout Hut - Trim, paint door, new roof. Check on the Internet out there for some security cameras.
7. **Streets: (Margarette Parrish)** – Potholes EZ Street? Dr Saye Lane - backfill roadside, waddles, Pine tree (removed). 3247 York/Hwy 49 breaking up, SCDOT Michael Sandifer. Contact Dennis Moss.
8. **Sidewalks: (Brooke Glenn)** – Edging - include letters to residents. **Keep Sharon Beautiful KSB //KYCB** Keep York County Beautiful - Trash pickups.
9. **Town Hall:** Update - paint walls.
10. **Water: (Matt Glenn)** Update status of water system. SC Rural Water Assoc - grants Shannon St & Rainey Av. Visual Tank Inspection done on May 14, 2024 – Southern Corrosion. A visual inspection was done on the water tank on May 14th. Next will be cleaning in the fall or early winter.

Browne looked at the audio equipment that was donated by the Co-op to the town. There is some valuable stuff that can be used for our community center. It is just a matter of making it workable.

Tina confirmed everyone received June newsletter. We are mailing out to those who do not have email that have requested one.

ADDITIONAL COMMENTS:

1. **Citizen Concerns/FYI:** Anyone from the Mayor, Council, Staff or Public can bring an issue to the Council that was not on the agenda. Please limit your comment to 5 minutes or less.

DOCUMENTS AND REPORTS:

1. **Meeting Minutes:** Recorded
2. **Financial Reports:**

SCHEDULE FOR UPCOMING MEETINGS:

1. **Next Council Meeting:** Monday, July 8th, Public Hearing for the 2024 -2025 Budget, meet at 6.30pm, then, Regular Town Council Meeting at 7:00 pm

ADJOURN: **Adjourn:** Council to vote on adjournment

Motion: Margarette Parrish

Second: Herschel Brown Jr

Time: 8:20 pm