



City of Liberty- Regular Session

June 9th, 2025 – 6:30 pm

Rosewood Center- 419 E Main St. Liberty SC 29657

- **Welcome and Call to Order Mayor Woods**
- **Invocation**
- **Pledge of Allegiance**
- **Public Session (Speakers are allowed 3 minutes)**
- **Motion to Enter Executive Session**
 - discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body; (S.C. Code Sec. 30-4-70 (a)(1)) Matters of discussing personnel.
 - After returning to regular session, Council may or may not vote or take action on the matter discussed in executive session.
- **Motion to Exit Executive Session**
- **Approval of Minutes –**
May 12th, 2025- Regular Session
- **New Business: (1st Readings/ Resolutions)**
 - Resolution 2025-03 Resolution designating a SCRWA District 3 Voting Delegate and an alternate voting delegate to represent the City of Liberty.
 - Resolution 2025-04 Resolution- Commissioners on Pickens Regional Joint Water System (PRJWS)
- **Old Business: (2nd Readings)-**
 - Ordinance 2025-03 City of Liberty 25/26 City Operating Budget
 - Ordinance 2025-04 Rezoning 530 East Main St. (Residential to Neighborhood Commercial)
- **City/Financial Report**
- **City Council Comments –**
 - Robbie Shoenleben (Ward 1)
 - Lavant Padgett (Ward 2)
 - Daniel Graybeal (Ward 3)
 - Jeff Massie (Ward 4)
 - Zachary Arms (At-Large)
 - Rhonda Whitaker (At-Large)

- **Mayor's Announcements**
- **Motion to Enter Executive Session**
 - Discussion of negotiations incident to proposed contractual arrangements and proposed sale or purchase of property, the receipt of legal advice where the legal advice relates to a pending, threatened, or potential claim or other matters covered by the attorney-client privilege, settlement of legal claims, or the position of the public agency in other adversary situations involving the assertion against the agency of a claim.(S.C. Code Sec. 30-4-70(a)(2)) - this matter concerns city property; and sewer capacity.
 - After returning to regular session, Council may or may not vote or take action on the matter discussed in executive session.
- **Motion to Exit Executive Session**
- **Adjournment**

STATE OF SOUTH CAROLINA COUNTY OF PICKENS CITY OF LIBERTY	RESOLUTION NO.: 2025-__
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A RESOLUTION DESIGNATING A SCRWA DISTRICT 3 VOTING DELEGATE AND AN ALTERNATE VOTING DELEGATE TO REPRESENT THE CITY OF LIBERTY.

WHEREAS, the South Carolina Rural Water Association (SCRWA) was established in 1976 as a 501(c)(3) trade association to assist public and private water and wastewater systems statewide with the goal of ensuring that the residents of South Carolina all have access to clean water; and,

WHEREAS, SCRWA makes available technical assistance, training, public education and outreach, publications, member services, and legislative monitoring; and,

WHEREAS, as a member of SCRWA, the City of Liberty is required to have designated a Voting Delegate and an Alternate Voting Delegate prior to the Annual SCRWA Conference in November; and,

NOW, THEREFORE, BE IT RESOLVED by the governing body of the City of Liberty, South Carolina, in Council duly assembled with a quorum present, as follows:

The delegates for the City of Liberty in Voting District 3 are:

Voting Delegate: Mayor

Alternate Voting Delegate: Administrator; if no administrator is employed with the City of Liberty the Deputy Administrator would fill this role.

Accordingly, the Mayor is authorized to complete and submit the required SCRWA Voting Delegate form.

IT IS SO RESOLVED.

SIGNED, SEALED, AND DELIVERED THIS _____ DAY OF JUNE 2025.

CITY COUNCIL:

Erica Romo Woods, Mayor

ATTEST:

Bailee Locke, Clerk of Council

State of SOUTH CAROLINA

County of _____



VOTING DELEGATE

_____, a member of the South Carolina Rural Water Association
System Name

pursuant to Article VI, Section Six of the Association Bylaws, does hereby constitute and

appoint _____ as the voting delegate and _____
Delegate's Name *Alternate Delegate's Name*

as the alternate voting delegate. The authority granted herein shall begin on _____
Date

and expire on _____.
Date or "Upon Written Notice"

President of and for, on behalf of the Corporation

OR

Mayor of the Town

I, _____ representing the system of _____,
Official's Name *System Name*

do herein attest and confirm that the above-named delegate and alternate delegate have been

appointed in accordance with a resolution duly adopted by _____,
Governing Body for System

the governing body for the Corporation on this _____ day of _____, 20_____.

Secretary's Signature

Place Seal Here

STATE OF SOUTH CAROLINA}
COUNTY OF PICKENS}
CITY OF LIBERTY}

ORDINANCE NO. _____

**AN ORDINANCE
TO PROVIDE FOR THE ADOPTION OF A CITY OPERATING BUDGET,
ITS EXECUTION AND EFFECT, FOR THE FISCAL PERIOD
JULY 1, 2025, THROUGH JUNE 30, 2026**

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF LIBERTY, SOUTH CAROLINA:

SECTION 1. In accordance with Section 2-48 of The Code of the City of Liberty, South Carolina, there is hereby adopted for the fiscal period July 1, 2025, to June 30, 2026, an operating budget for the City of Liberty, South Carolina, based on budget estimates of various funds as prepared by the City Administrator/Mayor and/or Deputy Administrator and incorporated into the FY 2025-2026 Budget, and as indicated in the attached schedule.

SECTION 2. The total revenues and expenditures for the fiscal period are estimated as follows:

Fund	Revenues	Expenditures	Surplus(Deficit)	Millage Rate
General Fund	2,674,302.00	2,674,302.00		93.1
Utility Fund	2,115,077.40	2,115,077.40		
Hospitality Fund	150,084.00	150,084.00		
Victims Fund	4,190.00	4,190.00		
Note: The current millage rate is 93.1 mills.				

SECTION 3. Within each fund, the City Administrator/Mayor and/or Deputy Administrator shall have the authority to transfer appropriated funds within any of the designated expenditure categories, and such transfers shall be entered on the books of account of the City.

SECTION 4. A copy of the budget containing detailed schedules which support the appropriations set forth in Section 2, above, shall be maintained as an official record in the office of the City Administrator/Mayor and/or Deputy Administrator.

SECTION 5. The sums appropriated and set forth in the detailed schedules for personnel services shall be paid in accordance with the current pay plan, or as shown in the budget for those positions not classified under the pay plan.

SECTION 6. All sums received by the City of Liberty from any source whatsoever, unless by law designated for some special fund or purpose, may be used in meeting disbursements from the General Fund, as described in Section 2, above.

SECTION 7. The City Administrator/Mayor and/or Deputy Administrator is authorized to inform the County Tax Collector, or such other officer of the County as may be appropriate, to levy such ad valorem millage as will be reasonable and appropriate to raise the ad valorem revenue reflected in the approved budget, provided such millage does not exceed the amount allowed by South Carolina Section 6-1-320 "Millage Rate Increase Limitations; Exceptions".

SECTION 8. Schedule of Water & Sewer Charges

Water & Sewer Base Rate & Usage Charges—3/4" Meter (Primarily Residential)

¾" Meter	Inside City	Outside City
Water Base Rate—up to 2000 Gallons	\$22.55 per month	\$33.82 per month
Sewer Base Rate—up to 2000 Gallons	\$25.75 per month	\$38.95 per month
Water & Sewer Base Rate up to 2000 gallons	\$48.10 per month	\$72.57 per month
Water—Additional 1000 Gallon Units	\$5.59 per unit	\$8.31 per unit
Sewer—Additional 1000 Gallon Units	\$10.37 per unit	\$16.38 per unit

Water Base Rate & Usage Charges (larger than ¾" Meter)

Meter Size	Inside City	Outside City
1" Meter—up to 3,000 Gallons	\$31.49 per month	\$59.70 per month
1 ½" Meter—up to 5,000 Gallons	\$52.06 per month	\$101.27 per month
2" Meter—up to 15,000 Gallons	\$131.53 per month	\$271.19 per month
3" Meter—up to 50,000 Gallons	\$273.59 per month	\$572.59 per month
4" Meter—up to 150,000 Gallons	\$667.62 per month	\$1,416.68 per month
6" Meter—up to 250,000 Gallons	\$990.22 per month	\$2,092.49 per month
8" Meter—up to 400,000 Gallons	\$1,584.35 per month	\$3,347.97 per month
Irrigation Meter—no base charge	\$5.49 per unit	\$8.21 per unit
Water—Additional 1000 Gallon Units	\$5.49 per unit	\$8.21 per unit

Sewer--Commercial Base Rate & Usage Charges

Meter Size	Inside City	Outside City
Commercial—up to 2000 Gallons	\$29.46 per month	\$47.73 per month
Sewer—Additional 1000 Gallon Units	\$10.37 per unit	\$17.06 per unit

Water & Sewer Tap Fees (Includes Service, Irrigation & Fire Lines)

	Inside City	Outside City
Water Tap Fee 5/8" x 3/4"	\$2,000	\$3,000
Water Tap Fee 1"	\$2,500	\$3,500
Water Tap Fee 2"	***	***
Water Tap Fee 3" or Above	***	***
Sewer Tap Fee 4"	\$2,000	\$3,000
Sewer Tap Fee Over 4"	***	***

* Customer is responsible for material & labor costs and tap must be performed under the City's supervision

** When feasible for City to provide sewer outside the city limits

*** Case-by-case bases determined by the city engineer (Rosier) cost estimate for each request.

Miscellaneous Water & Sewer Fees—All Customers (Inside & Outside City)

Deposit--Property Owner	N/A
Deposit--Renter (applied/refunded when deactivated)	\$100.00
Connection (establishing account)	\$35.00
Disconnect Fee (applied once cutoff list is created & subject to cutoff)	\$40.00
Transfer Service Fee (within our service area)	\$35.00
Cleaning (5 day minimum)	\$5.00 per day
Late Penalty	10% per month
Non-Sufficient Check or Bank Draft Fee	\$30.00
Meter Testing (refunded if meter is defective)	\$50.00/\$82.50
Moving Meter for Customer	City's cost / +65%
Meter Tampering Fee	\$150.00/ \$247.50
Meter Damage Fee	Cost of repair or replacement/ +65%
Cramer-Roper Fee (per meter unit)	\$3.10 per month
Sewer Maintenance Fee (per meter unit)	\$2.50 per month
Bulk Water Sales (1000-gallon units)	\$8.21 per unit
Credit Card convenience fee	3% per transaction

SECTION 9. Schedule of Solid Waste Fees

Residential Solid Waste Charges

	Inside City	Outside City (1)
Weekly Trash Pickup	\$15.00 per month	\$23.76 per month
Additional Residential Cart Fee-limit 1	\$11.50 per month	\$19.76 per month
Bulk Items (Brush & Brown Goods) (2)	\$2.50 per month	N/A

(1) New outside-the-city trash customers must be pre-approved by the City Administrator based on the proximity of current customers and the availability of staff & resources.

(2) Bulk Item fee will be charged to all customers within the city that are charged the weekly trash pickup fee. See Ordinance 2019-13 for services & limitations of bulk item pickups.

Business/Commercial Solid Waste Charges (Inside the City Only)

	Inside City Only
Bagged Trash—up to 3 pickups a week	\$30 per month
Additional Commercial Cart Fee	\$20 per month
Extra Large Dumpster--1 pickup a week	\$150 per month
Extra Large Dumpster--2 pickups a week	\$225 per month
Extra Large Dumpster--3 pickups a week	\$300 per month
Large Dumpster--1 pickup a week	\$120 per month
Large Dumpster--2 pickups a week	\$175 per month
Large Dumpster--3 pickups a week	\$220 per month
Medium Dumpster--1 pickup a week	\$100 per month
Medium Dumpster--2 pickups a week	\$175 per month
Medium Dumpster--3 pickups a week	\$220 per month
Small Dumpster--1 pickup a week	\$90 per month
Small Dumpster--2 pickups a week	\$130 per month
Small Dumpster--3 pickups a week	\$170 per month

Notes: (1) Should the cost of fuel increase over \$3.00 per gallon, the City reserves the right to add a fuel surcharge to the monthly fee to recover the additional cost of the expense of providing this service (applies to both residential & business/commercial customers); (2) To minimize unpleasant odors, restaurants need to have a minimum of 3 trash pickups a week during the months of May through September.

SECTION 10. Schedule of Recreation Fees (rental fees may be waived for non-profit organizations when the public benefit outweighs the fee as determined by the City)

Sports Fees

Sport	Fee
Youth Baseball/Tee-ball/Softball	\$80.00
Youth Basketball	\$80.00
Youth Cheerleading-Spirit	\$40.00
Youth Cheerleading-Spirit Uniform	\$125.00
Youth Cheerleading- Competitive	\$40.00
Youth Cheerleading- Competitive Uniform	\$205.00
Youth Tackle Football	\$85.00
Youth Flag Football	\$80.00
Youth Volleyball	\$80.00
Youth Soccer	\$80.00
Adult Co-ed Volleyball	\$30.00
Adult Co-ed Softball	\$30.00
Adult Co-ed Basketball	\$30.00

Facility Rental Fees

Facility	1st Hour Rate	Add'l Hours	Lights	Cleaning Fee
Football Stadium	\$200	\$50	\$75	\$75
Woodside Ballpark	\$200	\$50	\$75	\$75
City Gym	\$50	\$25	\$25	\$25
Mills Ave Gym	\$50	\$25	\$25	\$25
Water Tower	\$100	\$50	N/A	\$10
Morris Field	\$100	\$50	\$75	\$10
Islen Field	\$100	\$50	\$75	\$10
Freedom Park Field	\$75	\$25	\$75	\$10
Freedom Park Small Gazebo	\$20	\$10	N/A	\$5
Freedom Park Large Gazebo	\$30	\$10	N/A	\$5
Rosewood Parking Lot	\$25	\$25	N/A	\$5
Football Stadium Parking Lot	\$25	\$25	N/A	\$5
Mills Ave Gym Parking Lot	\$25	\$25	N/A	\$5
City Gym Parking Lot	\$25	\$25	N/A	\$5

SECTION 11. Schedule of Planning, Zoning & Building Fees:

Signs

Type	Fee
Grand Opening Temporary Sign	\$0 for 60 days for grand openings
Temporary Sign	\$10
Permanent Sign/ Application	\$25

Planning & Zoning Fees

Type	Fee
Certificate of Zoning Compliance	\$25
Zoning Appeal	\$50
Zoning Variance	\$50
Rezoning Request	\$50

Building Permit Fees

Building Valuation	Fee
\$50,000 or less	\$100 for the first \$5,000 plus \$7 for each additional \$1,000 units (or fraction thereof)
\$50,001 to \$100,000	\$365 for the first \$50,000 plus \$6 for each additional \$1,000 units (or fraction thereof)
\$100,001 to \$500,000	\$665 for the first \$100,000 plus \$5 for each additional \$1,000 units (or fraction thereof)
\$500,001 and up	\$2,665 for the first \$500,000 plus \$4 for each additional \$1,000 units (or fraction thereof)

Building Miscellaneous Fees

Type	Fee
Grading Permit— less than ½ acre	\$50
Grading Permit— ½ acre to less than 2 acres	\$150
Grading Permit— 2 acres to less than 5 acres	\$150
Grading Permit— 5 acres or more	\$400 plus \$20 for each additional acre
Demolition Permit	\$150 per structure or \$150 plus an additional \$50 per unit or utility tap for multi-unit complexes or structures which is greater
Moving (moving building or structure outside of jurisdiction)	\$150
Home Occupation Permit	\$75
Reinspection Fee (Reinspection is defined as any trip made in addition to those specifically named on the permit job card or any trip made as the result of condemned or disapproved work, calling for inspections prior to the work being ready for inspection, and additional trips made because access to the structure was not provided. Fee must be paid prior to reinspection)	\$50 per reinspection
Failure to Appear or Cancel Inspection	\$50
Commencing work on a building, structure, electrical, gas, mechanical or plumbing system before obtaining the necessary permit	Respective fee is doubled
Life Safety Inspection	\$100

Plan Review Fees (are in addition to the Building Permit Fee)

Single Family & Duplex Residential Units--Not Part of Group Development	Fee
Up to 2400 square feet of total floor area	\$75
2401 - 4800 square feet of total floor area	\$150
4801 - unlimited square feet of total floor area	\$250
Single Family & Duplex Residential Units--Part of Group Development	100% of the Permit Fee
Non-Residential & Multi-Family Properties	100% in addition of the Permit Fee
Alterations, Additions, and/or Accessory Buildings	100% in addition of the Permit Fee
Projects That Exceed 2 Resubmissions of Revised Plans—Each Submission Will Be Assessed	100% in addition of the Permit Fee

SECTION 12. Nuisance Abatement Fees.

Nuisance Abatement Fees*

Type	Admin Fee	Abatement Fee
Tall & overgrown grass & vegetation—each abatement	\$100	Cost of abatement
Litter (Defined in Section 729)—each abatement	\$100	Cost of abatement
Unsafe or Dangerous Structures—each abatement	\$250	Cost of abatement
Property Maintenance Code Violations (includes securing building)—each abatement	\$100	Cost of abatement
Other Nuisance Items—each abatement	\$100	Cost of abatement
Late Penalty, Once Invoiced	5% Per Month	

* When the City abates a nuisance condition, charge both the Admin Fee and the Abatement Fee

**Calculated from national published actuary tables

SECTION 13. Freedom of Information Act (FOIA) Public Records Request

FOIA Fees

Type	Rate
Search/retrieval time (per hour)	\$14-35
Paper copies on Copier (each page) *	\$.10
Other paper copies via an outside source	Actual cost
Create an electronic copy (per hour, if agreed upon by City)	\$14-20
CD/DVD (each)	\$1
Flash Drive/External Drive	Actual Cost

* No charge when there are ten copies or less

SECTION 14. Miscellaneous Fees

Miscellaneous Fees

Type	Rate
Payment via Credit/Debit Card Charge for Business License/ Hospitality Taxes & Planning/Zoning/Building Fees	3% convenience fee

SECTION 15. Business License Tax

For business license tax rates, see Ordinance 2024-07, and 2025-02.

SECTION 16. Façade Improvement Grant Program

The City's Façade Improvement Grant Program (FIGP) provides up to \$5,000 to eligible businesses to make improvements to their business façade. The FIGP is a 50/50 match between the property owner/business and the City.

SECTION 17. The City Administrator/Mayor and/or Deputy Administrator shall administer the budget and may authorize the transfer of appropriated funds within and between departments as necessary to achieve the goals of the budget as established by City Council.

Section 18. If for any reason any sentence, clause or provision of this ordinance shall be declared invalid, such shall not affect the remaining provisions thereof. All ordinances or parts of ordinances inconsistent or in conflict with the provisions of this ordinance are hereby repealed to the extent of conflict or inconsistency.

SECTION 19. This Ordinance shall become effective upon the date of passage, designated as Ordinance No. _____

DONE, RATIFIED, AND PASSED this _____ Day of _____.

ATTEST:

Public Notice: April 16th, 2025

Public Hearing: May 12th, 2025

First Reading: May 12th, 2025

Second Reading: June 9th, 2025

Erica Romo Woods, Mayor

ATTEST:

Bailee Locke, Municipal Clerk

Fund	GL Account	Category	Department	Description	FY 22/23 Budget	FY 23/24 Budget	FY 24/25 Budget	FY25 Actuals to thru Jan	FY25 Annualized	FY26 Budget
General	10-041-4124	State Taxes	Admin	Accommodations Tax	500.00	500.00	500.00	716.98	1,232.54	1,000.00
General	10-041-4114	State Taxes	Admin	Aid to Subdivision / Local Gov Fund	79,475.00	79,475.00	99,000.00	65,207.79	111,784.78	100,000.00
General	10-050-0003	Grants	Admin	ARC Grant Revenue				7,431.25	7,431.25	7,000.00
General	10-850-0004	Grants	Admin	ARPA Revenue						
General	10-044-4433	Recreation Fees	Recreation	Baseball	4,500.00	4,500.00	1,800.00	1,400.00	1,400.00	5,000.00
General	10-044-4440	Recreation Fees	Recreation	Basketball (Winter)	8,400.00	8,400.00	700.00	16,988.53	16,988.53	16,000.00
General	10-042-4220	Fees & Licenses	Admin	Building Permits	7,200.00	7,200.00	7,000.00	11,210.09	15,000.00	15,450.00
General	10-042-4201	Fees & Licenses	Admin	Business Licenses	115,000.00	115,000.00	125,000.00	27,832.43	125,000.00	128,750.00
General	10-042-4203	Fees & Licenses	Admin	Business Licenses - MASC	310,000.00	310,000.00	355,000.00	11,195.34	350,000.00	360,500.00
General	10-046-6006	Other Revenue	Admin	Cell Tower	11,616.00	11,616.00	7,453.60	12,777.60	13,161.00	13,161.00
General	10-044-4430	Recreation Fees	Recreation	Cheerleading (Fall)	1,400.00	1,400.00	7,400.00	80.00	7,000.00	7,000.00
General	10-044-4449	Recreation Fees	Recreation	Co Ed Volleyball (Spring)	6,500.00	6,500.00	10,000.00	4,389.22	7,524.38	7,000.00
General	10-043-4310	County Taxes	Admin	Delinquent Taxes	5,000.00	5,000.00				
General	10-043-4320	Police Revenue	Police	Dispatch Contract Fees	95,650.00	95,650.00				
General	10-047-4402	Other Revenue	Admin	Election Filing Fees	125.00	125.00				
General	10-850-0006	Grants	Admin	EPA Brown Field Grant Revenue						
General	10-044-4445	Recreation Fees	Recreation	Flag Football (Spring)	3,300.00	3,300.00	12,000.00	3,249.90	5,000.00	5,000.00
General	10-044-4431	Fees & Licenses	Admin	Football (Fall)	3,200.00	3,200.00	9,100.00	3,249.90	9,000.00	9,000.00
General	10-042-4210	Fees & Licenses	Admin	Franchise Fees - Cable TV	11,000.00	11,000.00	8,800.00	6,319.70	7,000.00	7,000.00
General	10-042-4212	Fees & Licenses	Admin	Franchise Fees - Electric	215,000.00	215,000.00	260,000.00	129,842.65	240,000.00	240,000.00
General	10-044-4432	Recreation Fees	Recreation	Franchise Fees - Gas	65,000.00	65,000.00	112,000.00	98,435.43	101,388.00	101,388.00
General	10-044-4437	Recreation Fees	Recreation	Golf Softball	2,000.00	2,000.00				2,000.00
General	10-041-4116	State Taxes	Admin	Homesite Exemption	53,000.00	53,000.00	51,000.00			51,000.00
General	10-047-4702	Other Revenue	Admin	Insurance Claim Payments	144,000.00	144,000.00	174,000.00	139,473.25	239,097.00	220,000.00
General	10-041-4112	State Taxes	Admin	LOST Municipal Revenue	307,000.00	307,000.00	380,000.00	272,614.01	467,338.30	400,000.00
General	10-041-4110	State Taxes	Admin	LOST Property Tax Credit						
General	10-850-0007	Grants	Admin	LWCF Revenue						9,000.00
General	10-041-4120	State Taxes	Admin	Manufacturer's Tax Exemption	10,000.00	10,000.00	9,000.00	4,985.73	8,546.97	8,803.00
General	10-041-4118	State Taxes	Admin	Merchant Inventory Tax	4,500.00	4,500.00	32,000.00	4,666.53	4,666.53	4,000.00
General	10-047-4700	Other Revenue	Admin	Misc Revenue						
General	10-044-4476	Grants	Admin	Nursance Lawn Maintenance				23,435.86	4,500.00	4,000.00
General	10-044-4450	Grants	Admin	Other Grants						
General	10-042-4222	Recreation Fees	Recreation	Other Permits	100.00	100.00	5,000.00	3,722.81	4,000.00	4,000.00
General	10-044-4451	Recreation Fees	Recreation	Parks & Rec Dept Athletic Fees						
General	10-044-4451	Recreation Fees	Recreation	Parks & Rec Facility Rentals	13,500.00	13,500.00	4,000.00	2,607.83	4,470.57	4,000.00
General	10-044-4450	Recreation Fees	Recreation	Parks & Rec Special Events	15,600.00	15,600.00	11,000.00	6,030.00	6,030.00	6,000.00
General	10-044-4450	Grants	Police	PD Body Worn Camera Grant						
Police Donations	45-047-4700	Other Revenue	Police	PD Donation Revenues						
General	10-047-4706	Other Revenue	Admin	Penalties						
General	10-043-4310	Grants	Recreation	Pickens County Rec Grant	25,000.00	25,000.00	50,000.00	42,689.06	50,000.00	50,000.00
General	10-043-4301	Police Revenue	Police	Pickens County SD (S/O S)	179,850.00	179,850.00	179,850.00	52,555.00	179,850.00	179,850.00
General	10-045-4502	Police Revenue	Police	Police Imps Revenue	100,000.00	100,000.00	100,000.00	48,922.22	100,000.00	100,000.00
General	10-041-4101	County Taxes	Admin	Property Taxes	327,500.00	327,500.00	365,950.00	2,833.96	305,800.00	314,150.00
General	10-047-4700	Other Revenue	Recreation	Rec Sponsorship Fund						
General	10-044-4430	Recreation Fees	Recreation	Rec Sponsor				514.29	15,000.00	15,000.00
General	10-044-4430	Recreation Fees	Recreation	Recreation Fees				650.00	1,114.29	1,114.29
General	10-043-4315	County Taxes	Admin	Road Maintenance Fee	64,500.00	64,500.00		219.43		
General	10-047-4700	State Taxes	Admin	Sale of Capital Assets						
General	10-041-4122	State Taxes	Admin	SC Regional Housing Authority	5,200.00	5,200.00	6,799.29	6,799.29	6,000.00	6,000.00
General	new account	Transfers	Admin	Transfer from UF for portion of GO Bond payment						
General	10-049-4902	Transfers	Admin	Utility Fund Admin Charge	75,000.00	75,000.00	17,304.53	17,659.72	62,000.00	62,000.00
General	10-041-4103	County Taxes	Admin	Vehicle Taxes	49,000.00	49,000.00	62,050.00	85.00	145.71	100.00
General	10-044-4435	Recreation Fees	Recreation	Soccer (Fall)						
General	10-044-4475	Trash Pick Up	Admin	Solid Waste Fees (Trash Pick Up)	280,000.00	280,000.00	359,000.00	217,703.37	373,005.78	383,000.00
General	10-049-4904	Other Revenue	Admin	Special Event Reimbursement	12,000.00	12,000.00				
General	10-043-4306	Other Revenue	Admin	State PEBA Credit	11,300.00	11,300.00		2,065.30	10,000.00	10,000.00
General	10-047-4710	Other Revenue	Admin	SCHMR/SCHMT Excess Refund	11,076.00	11,076.00	23,000.00			
General	10-049-4903	Transfers	Admin	Transfer From Reserves	95,166.00	95,166.00				
General	10-044-4434	Recreation Fees	Recreation	Volleyball	1,600.00	1,600.00	1,300.00	670.02		2,000.00
General	10-044-4434	Recreation Fees	Recreation	Volleyball						
Utility	20-047-4710	Other Revenue	Water	SCHMR/SCHMT Excess Refund	1,924.00	1,924.00	4,000.00	241.71		2,674,302.00
Utility	20-047-4705	Water / Sewer Revenue	Water	Scrap Sales	91,200.00	91,200.00	92,000.00	141.00	249.00	
Utility	20-044-4475	Water / Sewer Revenue	Water	Sewer Billied by Eddy Central	15,000.00	15,000.00	8,000.00	61,996.49	109,460.00	
Utility	20-044-4474	Water / Sewer Revenue	Water	Sewer Connection Fees	45,800.00	45,800.00	47,000.00	20,262.60	23,000.00	
Utility	20-044-4473	Water / Sewer Revenue	Water	Sewer Maintenance Fee	666,800.00	666,800.00	771,091.00	46,531.00	44,798.26	
Utility	20-044-4473	Water / Sewer Revenue	Water	Sewer User Fees	2,323.00	2,323.00	796,000.00	956,170.62	984,656.00	
Utility	20-049-4903	Transfers	Admin	Transfer from UF for DBA Payment	100,000.00	100,000.00				
Utility	20-050-0005	Grants	Water	WIA R-20-1234 Creek All Station						
Utility	20-047-4705	Water / Sewer Revenue	Water	Transfer from UF to pay off Due to them	15,900.00	15,900.00	37,000.00	9,773.65	16,754.63	
Utility	20-047-4706	Water / Sewer Revenue	Water	Water Connections	35,000.00	35,000.00		19,578.95	17,297.00	
Utility	20-044-4470	Water / Sewer Revenue	Water	Water Sales	666,768.00	666,768.00	778,590.00	496,368.89	571,648.20	
Utility	20-044-4310	Water / Sewer Revenue	Water	PCWA Maint Fee	12,240.00	12,240.00	11,000.00		849,303.47	
Utility	20-044-4310	Water / Sewer Revenue	Water	Misc Revenue	500.00	500.00		4,396.40	4,528.00	
Utility	20-050-0005	Grants	Water	Ocell St LL Station & Sewer Line						
Utility	20-044-4478	Water / Sewer Revenue	Water	Cremet/Roper Surcharge	57,120.00	57,120.00	57,000.00	15,668.10	15,668.10	
Hospitality	41-047-4700	Hospitality Tax	Hospitality	Hospitality Tax	96,000.00	136,000.00	142,000.00	84,998.99	145,712.55	150,000.00
Hospitality	41-805-4700	Hospitality Tax	Hospitality	H-1 Revenues						
Hospitality	new account	Transfers	Hospitality	Transfer from Fund Balance						
Hospitality	41-049-4902	Transfers	Hospitality	Transfer from Reserves	42,520.00	42,520.00				

428,1085-18

1008 Water Accounts x 20 increase per 2,000 = 321.20

[illegible]

Bailee Locke

From: Kevin Tomas <kevin.tomas@gfc.cpa>
Sent: Wednesday, June 4, 2025 10:35 AM
To: Bailee Locke; Adam Baird
Subject: Re: Budget question

Hi Bailee,

I hope you are doing well. Sorry for the delay,

The Sewer user fees come directly from your monthly billing report from Harris and recorded in QBO. There are a few other Sewer fees listed on that report and are recorded in various accounts as noted from the billing report. Yes the overall increase is from the rate increase that went into effect July 1, 2024.

As far as the small budget increase, I believe we just figured in a small increase due to growth pertaining around usage/# of customers. You all can take this back to the same budget amount as before if you like but I don't think it is to unrealistic.

Let us know if any more questions come up.

Thanks,
Kevin

Kevin Tomas, CPA
Partner



Greene Finney Cauley, LLP
CERTIFIED PUBLIC ACCOUNTANTS & ADVISORS

Phone: 864-404-2689 Direct
864-232-5204 Main
864-982-2589 Cell

Fax: 864-605-7124

Email: kevin.tomas@gfc.cpa

Website: <https://greenefinneycauley.cpa>



ATTENTION: OUR MAULDIN OFFICE HAS MOVED!

Please see below for our new Mauldin office address:

108 Professional Court
Mauldin, SC 29662



**SOUTH CAROLINA
REVENUE AND FISCAL AFFAIRS OFFICE**

EDWARD B. GRIMBALL, Chairman
C. CURTIS HUTTO
G. MICHAEL MIKOTA, Ph.D.

FRANK A. RAINWATER
Executive Director

May 16, 2025

Ms. Lisa Smith
Treasurer
City of Liberty
PO Box 716
Liberty, SC 29657

Dear Ms. Smith:

Pursuant to S.C. Code of Laws §6-1-320, the Revenue and Fiscal Affairs Office has calculated the municipal millage rate percent increase limitations for general operating purposes for FY 2025-26. This calculation for a local governing body consists of two components, the increase in the average of the twelve monthly consumer price indices for January through December of the preceding calendar year plus the percentage increase in the previous year in the population of the entity as determined by the Revenue and Fiscal Affairs Office. If either component of the calculation is negative, that component is deemed to be zero.

The consumer price index increased 2.95 percent from calendar year 2023 to calendar year 2024. The population of the City of Liberty increased 0.36 percent from 2023 to 2024 according to the annual estimates of resident population for incorporated places from the U.S. Bureau of the Census, Population Division released in May 2025. Combining these two components results in a limit of 3.31 percent on the millage rate increase for the City of Liberty for FY 2025-26.

If you have any questions, please contact Mary Katherine Miller at marykatherine.miller@rfa.sc.gov or (803) 734-3322.

Sincerely,

A handwritten signature in blue ink that reads "Frank A. Rainwater".

Frank A. Rainwater
Executive Director

FAR/mkm



Zoning Ordinance: Townhomes

Mrs. Vissage suggested that Townhomes be added to 501 (a) and multifamily districts. There has been interest in Townhomes, and they have never been added. It should be permitted to use these three districts.

In the 501 (a) district, the minimum lot square footage would be 2250 for townhomes and the minimum lot width would be 50 feet. The board members asked if the front, side, and rear setbacks all be the same for the different uses (single family, duplexes, townhomes, etc.). Therefore, the front setback will be 30 feet, side setbacks would be 10 feet, and the rear setback would be 15 feet.

In RM-8, the number of townhome units would be 8 per acre and the setbacks would be the same as in 501(a). RM-16 would be 16 units per acre and the setbacks would be the same as well.

Signs

Mrs. Vissage had provided the board with other sign regulations from Irmo, Lyman, and Pickens. They have requested more time to go over the examples and asked Mrs. Vissage to make her recommendations about the examples as well at the next meeting.

Other Business

The next meeting topics would include permitted uses for commercial districts and signs. Mrs. Vissage is scheduling a joint work session with the council to talk about the zoning ordinance update minus the signs.

Adjournment

Mrs. Shore made a motion to adjourn the meeting, and Mr. Humphrey seconded the motion. The board voted unanimously to adjourn the meeting at 7 PM.

CITY OF
LIBERTY

START HERE. THRIVE HERE.

Application for Rezoning
\$50 Fee

Applicant

Name Dr. Audra Brown

Mailing Address 703 E 2nd Avenue Easley SC 29640

Telephone Number (864) 350-4366 Email Address audra.brown71@yahoo.com

Property Owner (if other than Applicant)

Name _____

Mailing Address _____

Telephone Number _____ Email Address _____

Property Information

Address 530 East Main Street

Tax Map Number 4098-18-41-8772 P/O Existing Zoning
500 residential

Current Use of Property Residential Frontage 699.22 feet x 1202.37 feet Left

Acres: 24.2 Lot Dimensions 654.32 feet x 1554.71 feet Back Right

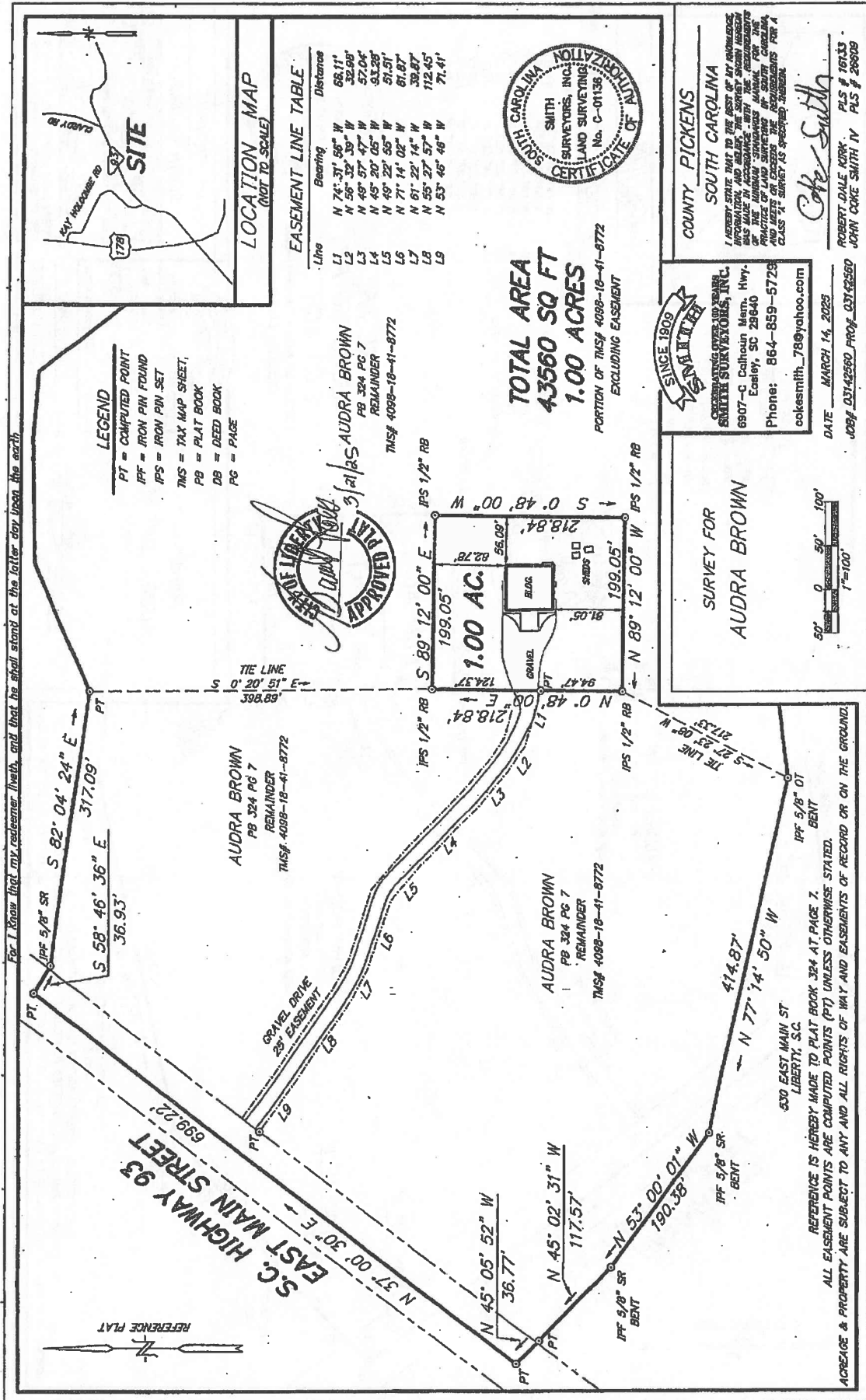
Property Characteristics

Large open field surrounded by trees

rezoning 1 acre of land

Property Size 24.92 acres total - 1 acre to be rezoned

Proposed Zoning: Commercial Proposed Use of Property Wedding Venue



COUNTY PICKENS
SOUTH CAROLINA

SMITH SURVEYORS, INC.
LAND SURVEYING
No. C-01136
CERTIFICATE OF

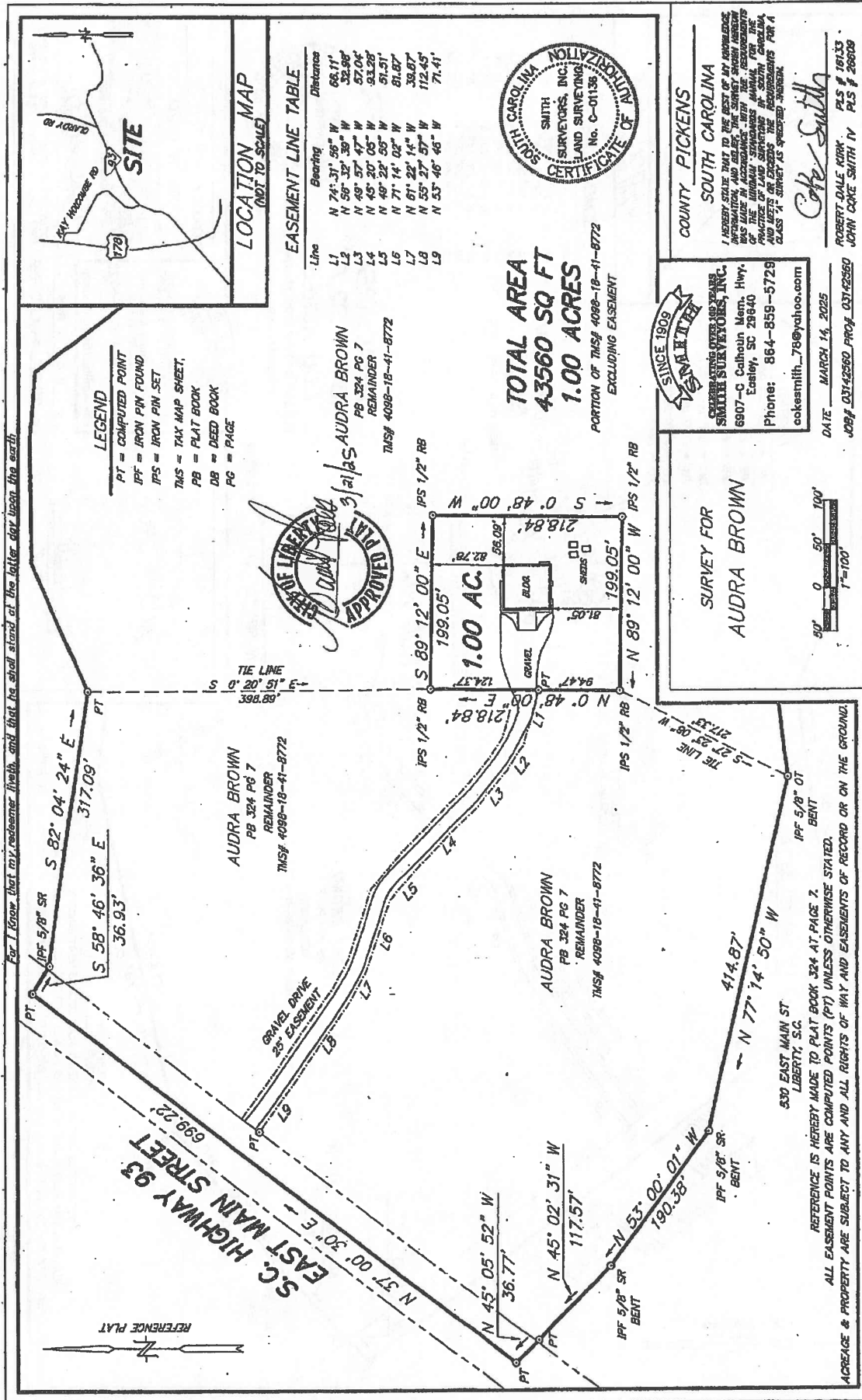
COKE SMITH
ROBERT DALE YORK PLS # 10133
JOHN COKE SMITH IV PLS # 26609

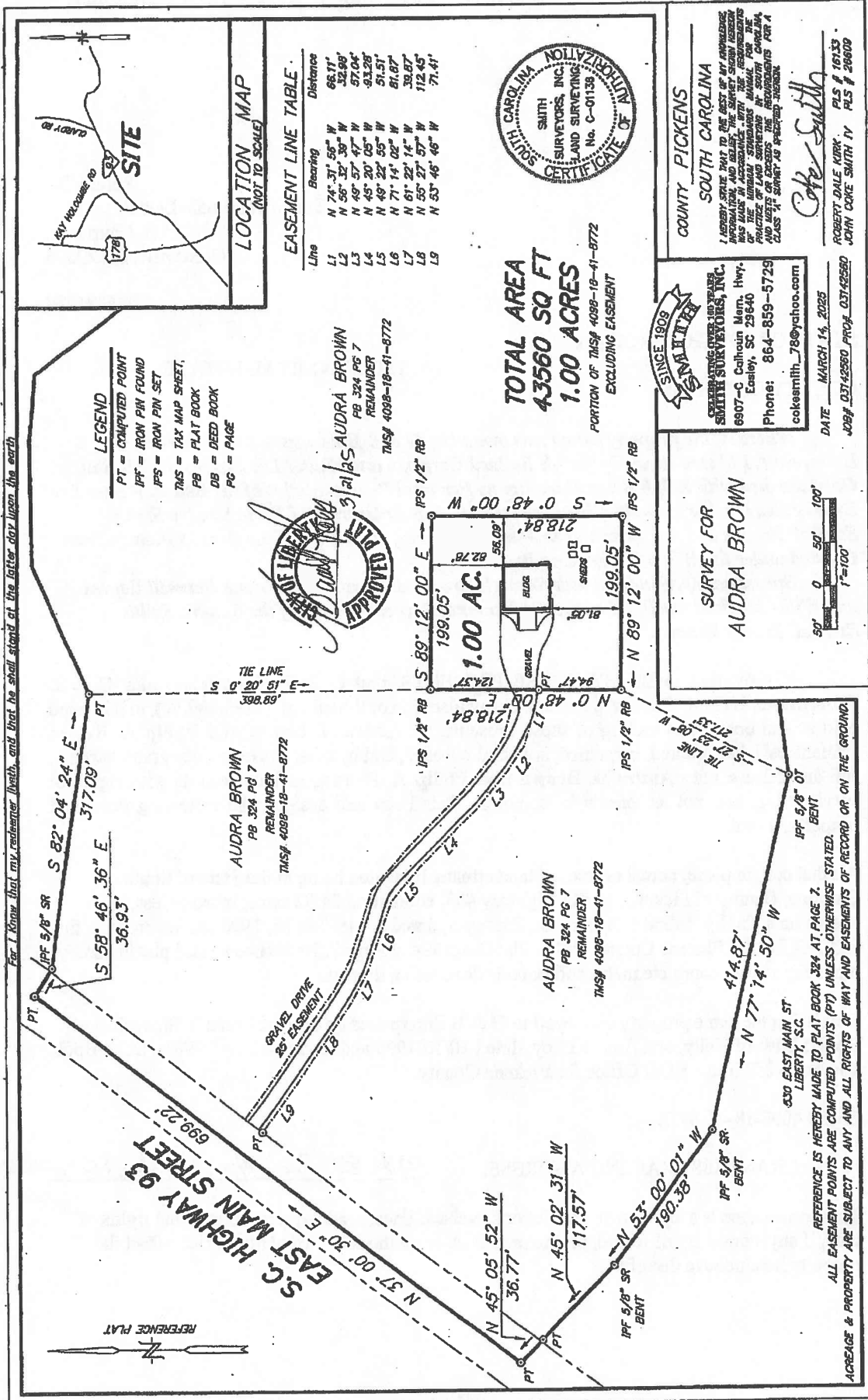
DATE MARCH 14, 2025
JOB# 03142560 PROJ. 03162560

SURVEY FOR AUDRA BROWN

LIBERTY, S.C.
SINCE 1909
SOUTH CAROLINA SURVEYORS, INC.
6907-C Calhoun Mem. Hwy.
Easley, SC 29640
Phone: 864-859-5729
cokesmith_78@yahoo.com

DATE MARCH 14, 2025
JOB# 03142560 PROJ. 03162560





TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the said Premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular the said Premises before mentioned unto the said Grantees, their heirs and assigns forever.

And the said Grantor does hereby bind Grantor and Grantor's successors and assigns to warrant and forever defend all and singular the said Premises unto the said Grantees, Grantees' heirs and assigns, against Grantor and Grantor's successors and assigns, and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed this 8 day of July in the year of our Lord Two Thousand Twenty and in the Two Hundred Forty-Fourth year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered
in the Presence of:

G & B Enterprises aka G & B Enterprises, LTD
By:

Laura M. [Signature]
Witness

Ralph Brian Garrison, P.R.
Ralph Brian Garrison, Personal Representative
of the Estate of Ralph Ballard Garrison

[Signature]
Notary

James T. Brooks, Trustee
James T Brooks, Trustee of the Brooks Family
Trust

Willie Mack Stansell, III, P.R.
Willie Mack Stansell, III, Co-Personal
Representative of the Estate of Sandra Smith
Stansell Brooks

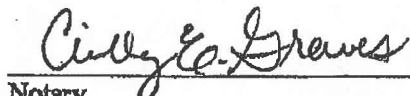
Signed, Sealed and Delivered
in the Presence of:


Witness

G & B Enterprises aka G & B Enterprises, LTD

By:


Tami Diana Stansell Reeves, Co-Personal
Representative of the Estate of Sandra Smith
Stansell Brooks

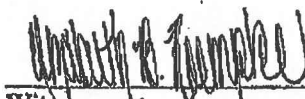

Notary

STATE OF SOUTH CAROLINA)

COUNTY OF Beaufort

PROBATE

PERSONALLY APPEARED before me the undersigned witness who, being duly sworn, deposes and says that s/he saw the within-named Tami Diana Stansell Reeves, Co-Personal Representative of the Estate of Sandra Smith Stansell Brooks sign, seal and, as its act and deed, deliver the within Title to Real Estate, and that s/he with the Notary whose signature appears above, witnessed the execution thereof. The subscribing witness certified to the notary under oath or by affirmation that the subscribing witness is not a party to or beneficiary of the transaction.


Witness

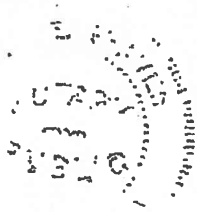
SWORN to before me this

8th day of July, 2020

 (L.S.)

Notary Public for State of South Carolina

My Commission Expires: 3/4/26





City of Liberty Planning Commission and Public Hearing

April 22nd, 2025, 6PM

Rosewood Center

Meeting Minutes

DRAFT

Members Present:

Hester Elrod

Gerald Wilson

John Humphrey

Karin Shore

Staff Present:

Jennifer Vissage

Opening Comments

Chairperson Elrod asked for a motion to open the meeting with a quorum and Mrs. Shore made a motion and Mr. Wilson seconded the motion. The board voted 4-0 to approve the motion to open the meeting.

March 25th, 2025th Meeting Minutes

Chairperson Elrod asked if everyone had read the minutes from the previous meeting and if any revisions needed to be made. Mr. Humphrey asked if the members who were present could be listed and if his name be spelled correctly. There were no further revisions, and Mr. Humphrey made a motion to approve, and Mr. Wilson seconded the motion. The board voted 4-0 to approve the meeting of March 25th, 2025.

General Comments

No one signed up to speak so there were no general comments received.

Chairperson Elrod stated her position on general comments should be allowed but limited to 3 minutes per person per topic. Keeping topics to agenda-only items will allow for more work to be completed and make the best use of volunteer and city time.

The general understanding should be that if the topic is not on the agenda, speakers will need to be comfortable with the board having to come back after research for a full response. It is impossible to be well-versed in every topic that may come up. The board members were fine with these changes and Mrs. Vissage will bring formal language to the next meeting.

Rezoning Request - 530 East Main Street (500 Residential to Commercial)

Mrs. Vissage stated that Audra Brown is requesting a rezoning at 530 East Main Street from residential to commercial to allow for an existing barn to become an event venue. She has separated one acre from the remainder of the property to be commercial and the rest will be residential for a future



To: Mayor and Council
From: Jennifer Vissage, Planner
Date: April 24th, 2025
Re: 530 East Main Street Rezoning

Audra Brown is requesting a rezoning on 530 East Main Street to allow her existing barn to become an event venue. It was originally built as a barn to store their farm equipment. However, the building inspector told them that it was considered an accessory use and there was no main residential use on the 25-acre property. Therefore, the barn was made into a barndomimum and had to meet residential code.

People started asking to rent the barn out for events and that made it a commercial use. It is not up to code for commercial use, not zoned for commercial use, and a business license would need to be obtained. A business license cannot be obtained until all zoning and building codes are up to date.

Mrs. Brown surveyed the building portion of the property 1 acre to be rezoned to commercial. The remaining 24 acres will remain residential because she plans to build her family a home on the 24 acres in the future.

The Planning Commission is making a recommendation to the city council to rezone the one-acre portion from Low Density residential to Neighborhood Commercial. Neighborhood Commercial is a better option than General Business because it has stricter regulations on permitted uses. The future of the property can be controlled with Neighborhood Commercial (no gas stations, no fast-food restaurants, etc).

Staff felt that the Neighborhood Commercial would be a good fit because there is commercial across the street (garage, etc.). The events at the venue will be very low-key with no more than 100 people and should not affect the surrounding properties because of the entire property being 25 acres. It backs up for the industrial park.

If the council approves the rezoning, Mrs. Brown will make the barn up to commercial code and be able to obtain her business license. Staff feel that allowing this venue will help a small business and help other businesses in the area by using local restaurants and florists for events.

Please do not hesitate to contact me if you have any further questions or concerns about this rezoning request.