Mayor
ISAIAH SCIPIO

City Council
ALLIE WINTER, Mayor Pro-Tem
DANNY ADAMS
JONATHAN BAKER
CAMERON RIVERS
FLOYD ROGERS
RAY WILSON

City of Pickens
Where the Mountains Begin.

City of Pickens

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AGENDA

CITY COUNCIL REGULAR MEETING
Tuesday, September 15, 2026
6:00 p.m.
CITY HALL
219 PENDLETON STREET
PICKENS, SOUTH CAROLINA

1. WELCOME AND CALL TO ORDER:

2. INVOCATION AND PLEDGE OF ALLEGIANCE:

3. COMMENTS FROM MAYOR SCIPIO:

4. COMMENTS FROM CITIZENS:

5. APPROVAL OF MINUTES:

    a. MONDAY, AUGUST 10, 2026 – REGULAR COUNCIL MEETING
    b. MONDAY, AUGUST 24, 2026 – SPECIAL-CALLED FINANCE WORK SESSION
    c. MONDAY, AUGUST 24, 2026 – REGULAR WORK SESSION
    d. THURSDAY, AUGUST 27, 2026 – SPECIAL-CALLED MEETING
    e. THURSDAY, SEPTEMBER 3, 2026 – SPECIAL-CALLED MEETING

6. SECOND READING OF AN ORDINANCE 2026-08 TO ADOPT THE COMPREHENSIVE PLAN.

7. EXECUTIVE SESSION:
   S.C. CODE OF LAWS, SECTION 30-4-70 (A) ALLOWS THAT SPECIFICALLY DELINEATED AND QUALIFYING MATTERS MAY BE DISCUSSED OUTSIDE THE PRESENCE OF THE PUBLIC.

    a. BOARD AND COMMISSIONS - SECTION 30-4-70(A)(1):
        i. BOARD AND COMMISSION APPOINTMENTS

    b. PERSONNEL – SECTION 30-4-70(A)(1):
        i. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body regarding the Administration Department

c. PERSONNEL – SECTION 30-4-70(A)(1):
    i. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body regarding the Finance Department

8. ACTION ON EXECUTIVE SESSION ITEMS (*as needed*):

9. COMMENTS FROM COUNCIL MEMBERS:
    a. MOTION PERIOD AND NEW BUSINESS
    MATTERS CAN BE INTRODUCED BEFORE COUNCIL FOR CONSIDERATION FOR FUTURE AGENDAS

10. ADJOURNMENT:

City of Pickens
Regular Meeting
August 10, 2026
6:01 p.m.

The Mayor Pro-Tem and City Council convened at Pickens City Hall, 219 Pendleton Street, Pickens, S.C. for a Regular Called Meeting. Agendas were posted and sent to media on August 7, 2026.

Council Members in Attendance:
Mayor Pro-Tem, Allie Winter
Council Member Danny Adams
Council Member Jonathan Baker
Council Member Cameron Rivers
Council Member Floyd Rogers
Council Member Ray Wilson

Council Members Absent:
Mayor, Isaiah Scipio

Staff:
Tim O'Briant, Administrator
Meagan Nations, City Clerk/Human Resources Director
Randal Beach, Police Chief
Matt Chappell,
Jonathan Morris, Parks and Recreation Director

(The minutes are a synopsis of the meeting, and they are not a verbatim discussion. Full viewing and recording of the meeting is available on the City of Pickens Web-page and Facebook. Also, the full agenda packet with all departmental reports are available in the City Clerk's office.)

WELCOME AND CALL TO ORDER:

Mayor Pro-Tem Winter called the council meeting to order and welcomed those in attendance. Randal Beach, Chief of Police, further gave the invocation followed by the Pledge of Allegiance.

COMMENTS MAYOR SCIPIO:

Mayor Pro-Tem Winter stated that Mayor Scipio will not be present tonight as he is ill. She asked for thoughts and prayers for him.

COMMENTS FROM CITIZENS:

Barbara Robinson- Mrs. Barbara Robinson expressed concerns regarding the proposed use of 404 Hampton Avenue as a homeless shelter. Staff explained that the City denied the request because the proposed use does not comply with current zoning regulations. The property

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owners/operators have appealed the decision to the Board of Zoning Appeals. Ms. Robinson also asked about screening policies for individuals who may reside at the shelter. Staff stated that no shelter is currently authorized at the property and that specific screening policies were not known at this time.

APPROVAL OF MEETING MINUTES:

- July 13, 2026 – Regular Meeting

>>>Motion was made by Councilmember Ray Wilson and seconded by Councilmember Floyd Rogers. Hearing no discussion, the motion carried unanimously.

ADMINISTRATOR'S REPORT:

Mr. O'Briant gave the following report:

- Matt Chappell is now serving as Development Services Manager and will oversee planning, permitting, codes, and boards and commissions. QR Codes will be added to public hearing notices to provide residents with additional information through the City Website.
- An update on Court Street Parking Discussion IGA Agreement.
- An update regarding McMillan Pazdan Smith on the Facility Siting Study.
- The City's financial audit is progressing, with a bank reconciliation issue substantially resolved.
- The Public Works vehicle shed is nearing completion following Hurricane Helene damage.
- Goats continue to assist with kudzu removal near the amphitheater.
- A new Ford Explorer patrol vehicle has been delivered and is fully reimbursable through the State's SRO grant program.

Council Questions for the Administrator:

- Question regarding the Goats and no Livestock Ordinance within the City
- Question regarding closing on a city property adjacent between furniture store and entrance to amphitheater on Main Street
- Question regarding any increases for PEBA health insurance

FINANCE REPORT:

- Council received a large packet of Financial Information for the new budget year.

Council Questions regarding Finance Report:

- Question regarding new fuel tank and system at Public Works
- Question regarding the accounting firm (Cherry Bekaert) giving us monthly and quarterly basis
- Question regarding Administrative Assistant position
- Question regarding adjusting spending due to Audit being pushed back

COURT STREET PARKING DISCUSSION

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Pat Welborn, Pickens County Clerk of Court, provided an overview of the need to prioritize what is best for Pickens. He noted limited parking on Court Street and emphasized the importance of safety and security for courthouse employees. He expressed concern that two-hour parking on the west side of the street allows anyone to park there.

Discussion between Council and Staff included, but was not limited to:

- 16+ spaces needed on Court Street for Courthouse personnel
- Question regarding providing security escorts for attorneys and any other employees entering and exciting the building

Council asked the Administrator to meet with the Clerk of Court to recraft the language in the Intergovernmental Agreement and bring back to Council at the next work session. Council would also like to plan an onsite meeting for Council and citizens to meet to look at the parking spaces being discussed.

CONSIDERATION OF A RESOLUTION NO. 2026-R7 COMMITTING THE CITY OF PICKENS TO PROVIDING A LOCAL MATCH FOR A MUNICIPAL ASSOCIATION OF SOUTH CAROLINA BIG IDEA GRANT AND FOLLOWING ITS PROCUREMENT POLICY WHEN SECURING SERVICES AND PRODUCTS WITH GRANT IDEAS.

Administrator Tim O'Briant went into an overview on this Resolution, stating this is a grant that offers up to $100,000 for cities for big ideas and support projects.

>>>Councilmember Ray Wilson made a motion to approve Resolution 2026-R7 as presented. Motion was seconded by Councilmember Floyd Rogers and carried unanimously (6-0).

MEMORANDUM OF AGREEMENT FOR SOUTH CAROLINA DEPARTMENT OF JUVENILE JUSTICE DETENTION OF YOUTH

Administrator O'Briant discussed the annual standard agreement with the South Carolina Department of Juvenile Justice regarding the detention of youth, including daily detention rates and additional medical expense. It was noted that the number of juveniles being detained has increased significantly in recent years.

>>>Councilmember Floyd Rogers made a motion to approve the South Carolina Department of Justice Juvenile Justice Detention of Youth Memorandum Agreement. Motion was seconded by Councilmember Danny Adams and carried unanimously (6-0).

DISCUSSION OF APPROVAL OF THE PROFESSIONAL SERVICES PROPOSAL FROM MCMILLAN PAZDAN SMITH FOR FACILITY SITING STUDY

Council discussed the professional services proposal from McMillan Pazdan Smith for a facility siting study. The study will evaluate the needs of all City departments and provide up to three potential facility scenarios, including consideration of current and future growth, existing facilities and potential property expansion.

Discussion between Council, staff and McMillan Pazdan Smith representatives included, but was not limited to:

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- Discussion regarding the study's importance for future grant funding and facility planning
- Questions regarding funding and timing
- Discussion on three options presented in the study
- Discussion regarding expiration date for the study

>>>After much more discussion, Councilmember Floyd Rogers made a motion to approve the proposal presented from McMillan Pazdan Smith. Motion was seconded by Councilmember Ray Wilson and the motion failed (3-3), with Councilmember Danny Adams, Councilmember Jonathan Baker and Councilmember Cameron Rivers opposed.)

Councilmember Rivers stated he is for this, but he feels we need to wait until the audit is complete before moving forward with this.

Councilmember Jonathan Baker stated he thinks the study will be great but wants to revisit in January after the audit is complete.

Mayor Pro-Tem Allie Winter made a motion to recess for five minutes. Motion was seconded by Councilmember Floyd Rogers and carried unanimously (6-0).

Councilmember Ray Wilson made a motion to reconvene to open session. Motion was seconded by Councilmember Floyd Rogers and carried unanimously (6-0).

FIRST READING OF AN ORDINANCE 2026-07 ESTABLISHING THE CITY OF PICKENS DOWNTOWN REVITALIZATION FORGIVABLE LOAN PROGRAM; PROVIDING FOR ELIGIBLE APPLICANTS INCLUDING PROPERTY OWNERS AND LEASEHOLD BUSINESS OWNERS; ESTABLISHING PROGRAM PURPOSE, ELIGIBILITY REQUIREMENTS, LOAN TERMS, SECURITY FORGIVENESS, REPAYMENT OBLIGATIONS, FUNDING SOURCES, ANNUAL APPROPRIATION LIMITATIONS, NON-APPROPRIATION PROTECTIONS, AND ADMINISTRATIVE PROCEDURES
Administrator O'Briant gave an overview of this Ordinance.

>>>Councilmember Ray Wilson made a motion to constitute first reading of this ordinance and discuss in work session prior to second reading. Motion was seconded by Councilmember Floyd Rogers and carried unanimously (6-0).

FIRST READING OF AN ORDINANCE TO ADOPT THE COMPREHENSIVE PLAN
Administrator O'Briant gave an overview of the Comprehensive Plan. He stated the last comprehensive plan for the city passed in 2014.

>>>Councilmember Floyd Rogers made a motion to constitute first reading of this Ordinance to adopt the Comprehensive Plan. Motion was seconded by Councilmember Danny Adams and carried unanimously (6-0).

CONVENE INTO EXECUTIVE SESSION:
Motion to enter in executive session for the following items:

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1. Board and Commissions-Section 30-4-70(A)(1):
    a. Board and Commissions Appointments
2. Contractual-Section 30-4-70(A)(2):
    a. Discussion of Proposed Sale on Moorefield Memorial Highway (#4181-20-81-5542)

>>>Councilmember Floyd Rogers moved to convene into executive session for the stated purposes. Motion was seconded by Councilmember Jonathan Baker. Motion carried unanimously.

RECONVENE INTO PUBLIC SESSION:

Motion was made by Councilmember Ray Wilson to reconvene into Public Session, seconded by Councilmember Floyd Rogers and unanimously passed.

ACTION AS IT RELATES TO EXECUTIVE SESSION:

1. Board and Commissions-Section 30-4-70(A)(1):
    a. Board and Commissions Appointments
        i. The floor was opened for nominations to the Planning Commission. Mayor Pro-Tem Winter stated there are two seats open for this board.
            1. Councilmember Ray Wilson nominated Mark Gillespie.
            2. Councilmember Ray Wilson nominated David Michel.
            3. Councilmember Jonathan Baker nominated Douglas Tate.
                a. Hearing no other nominations, the Mayor closed nominations for the Planning Commission.
                    i. The results of the vote were as followed:
                        1. Mr. Gillespie received 6 votes.
                        2. Mr. Michel received 5 votes.
                        3. Mr. Tate received 1 vote.
                    ii. Mr. Mark Gillespie and Mr. Douglas Tate were appointed to the planning commission.
        ii. Mayor Winter stated that Mr. Michel will move from the Board of Architectural Review Board to the Planning Commission, so this will open a seat on the BAR Board.
        iii. The floor was opened for nominations to the Board of Architectural Review Board. Mayor Pro-Tem Winter stated that there is one seat open on this board.
            1. Councilmember Ray Wilson nominated Shannon Williams.
            2. Hearing no other nominations, the Mayor Pro-Tem closed the nominations for this Board.
                a. The results of the vote were as follows:
                    i. Shannon Williams received 6 votes. Shannon was appointed to the BAR Board.

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2. Contractual-Section 30-4-70(A)(2):
    a. Discussion of Proposed Sale on Moorefield Memorial Highway (#4181-20-81-5542)
        i. The Mayor Pro-Tem stated that Council has given the Administrator direction to proceed with a counter related to price and zoning.

COMMENTS FROM COUNCIL MEMBERS:

Allie Winter- Mayor Pro-Tem Winter shared the Charters of Freedom Reception Invitation, and gave an overview of the Fall Events happening in the City of Pickens.

Floyd Rogers- Councilmember Rogers stated we missed the Mayor tonight, and we pray that he feels better soon.

ADJOURNMENT:

Hearing no further business, Mayor Pro-Tem Winter called for the motion to adjourn. Motion was made by Councilmember Ray Wilson, seconded by Councilmember Floyd Rogers and unanimously passed. Pickens City Council stood adjourned at 9:00 p.m.

Respectfully Submitted: Approved:

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Meagan Nations Mayor, Isaiah Scipio
City Clerk/Human Resources Director

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City of Pickens
Finance Special-Called Work Session Meeting
August 24, 2026
5:00 p.m.

The Mayor and City Council convened at Pickens City Hall, 219 Pendleton Street, Pickens, S.C. for a Special Called Work Session. Agendas were posted and sent to media on August 20, 2026.

Council Members in Attendance:

Mayor, Isaiah Scipio
Mayor Pro-Tem, Allie Winter
Council Member Danny Adams
Council Member Jonathan Baker
Council Member Cameron Rivers
Council Member Floyd Rogers
Council Member Ray Wilson

Staff:

Meagan Nations, City Clerk/Human Resources Director
Chris Elrod, Fire Chief
Chris Griffin, Police Lieutenant

(The minutes are a synopsis of the meeting, and they are not a verbatim discussion. Full viewing and recording of the meeting is available on the City of Pickens Web-page and Facebook. Also, the full agenda packet with all departmental reports are available in the City Clerk's office.)

WELCOME AND CALL TO ORDER:

Mayor Scipio called the council meeting to order and welcomed those in attendance. Councilmember Floyd Rogers gave the invocation followed by the Pledge of Allegiance.

PRESENTATION AND DISCUSSION WITH CHERRY BEKAERT, ACCOUNTING FIRM, REGARDING THE CITY'S FINANCIAL AUDIT AND FINANCES

Mike Brotherton (Senior Manager) and Tracy Bowers (Managing Director) with Cherry Bekaert, gave a brief synopsis of their services they provide for the City of Pickens.

Discussion between Cherry Bekaert staff and Council included:

- Discussion of who main point of contact will be between the City and Cherry Bekaert
- Outlined assigned responsibilities across three primary fiscal years:
    - 2025 – reconciling cash accounts and bank statements
    - 2026 – assisting with audit preparation and cleanup
    - 2027 – performing high-level monthly reviews, general ledger entries, accounts payable processing, revenue/cash receipts logging, detailed payroll journal entries and routine month-end reviews

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- Discussion of initial project delays, such as transitioning the City's accounting system (Smart Fusion) from a legacy desktop environment to a cloud-based framework to allow remote access for Cherry Bekaert's staff
- Discussion on operational needs, governance and staffing
- Discussion of potentially hiring a Financial Director or financial role to help with finance needs

ADJOURNMENT:

Hearing no further business, Mayor Scipio called for the motion to adjourn. Motion was made by Councilmember Ray Wilson, seconded by Councilmember Floyd Rogers and unanimously passed. Pickens City Council stood adjourned at 5:45 p.m.

Respectfully Submitted: Approved:

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Meagan Nations
City Clerk/Human Resources Director

Mayor, Isaiah Scipio

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City of Pickens
Work Session Meeting
August 24, 2026
6:00 p.m.

The Mayor and City Council convened at Pickens City Hall, 219 Pendleton Street, Pickens, S.C. for a Special Called Meeting. Agendas were posted and sent to media on August 21, 2026.

Council Members in Attendance:

Mayor, Isaiah Scipio
Mayor Pro-Tem, Allie Winter
Council Member Danny Adams
Council Member Jonathan Baker
Council Member Cameron Rivers
Council Member Floyd Rogers
Council Member Ray Wilson

Staff:

Meagan Nations, City Clerk/Human Resources Director
Chris Elrod, Fire Chief

(The minutes are a synopsis of the meeting, and they are not a verbatim discussion. Full viewing and recording of the meeting is available on the City of Pickens Web-page and Facebook. Also, the full agenda packet with all departmental reports are available in the City Clerk's office.)

WELCOME AND CALL TO ORDER:

Mayor Scipio called the council meeting to order and welcomed those in attendance. Mayor Scipio further gave the invocation followed by the Pledge of Allegiance.

COMMENTS FROM MAYOR SCIPIO:

The mayor addressed the City's ongoing administrative transition, noting the indefinite suspension of the City Administrator and the vacancy in the Finance Director position. He stated that department directors and staff have collaborated effectively to maintain municipal operations, Council is exercising increased due diligence in examining financial and administrative reports directly, and specific details regarding ongoing personnel situation remain confidential due to employment law constraints to protect the City from potential legal liability.

CONSIDERATION AND APPROVAL OF COURT STREET PARKING, INCLUDING ANY INTERGOVERNMENTAL AGREEMENTS AND PROPOSED AMENDMENTS

The mayor presented a draft Intergovernmental Agreement between the City of Pickens and Pickens County regarding public parking along Court Street, adjacent to the Pickens County Courthouse.

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>>>Councilmember Allie Winter made a motion for consideration and approval of Court Street parking intergovernmental agreement. Motion was seconded by Councilmember Floyd Rogers.

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

- Concerns regarding 24/7 enforcement limitations and potential impacts on weekend public parking during downtown events
- Business owner's concerns
- Discussion of options to explore alternative parking sites with property owners, the County, and Courthouse representatives to address security requirements without diminishing public parking
- Clarification regarding 2-hour parking restrictions were currently under a temporary 60-day advisory/notice period before active citation issuance
- Attorney confirmed no direct state statutory precedent exists mandating municipal parking allocations to county courthouses, though safety and security considerations remain valid grounds for intergovernmental review.

>>>After much more discussion, Councilmember Jonathan Baker made an amended motion to postpone consideration of the intergovernmental agreement regarding Court Street Parking for a period of 90 days, and during said 90-day period, the city will not enforce two-hour parking limitations on all of Court Street. Motion was seconded by Councilmember Allie Winter, and carried (6-1), with Councilmember Ray Wilson opposed.

DISCUSSION OF THE CITY'S COMPREHENSIVE PLAN

Jennifer Vissage, ACOG, was present at the meeting to give an overview of the City's Comprehensive Plan.

Discussion of the City's Comprehensive Plan included but was not limited to:

- First Reading took place on August 10, and second reading is scheduled for September 14.
- Discussion regarding Planning Commission already had a public hearing.
- Discussion of the City doing a strategic plan
- Discussion of Benchmark Planning Master Plan

DISCUSSION OF ELECTRIC VEHICLE CHARGING STATIONS

Matt Chappell, Development Services Manager, gave an overview of updated pricing on possible installation of two electric vehicle charging stations. He reported that updated pricing would be necessary due to changes in costs and inflation. Preliminary information was presented from Optimus Energy Solutions for two charging stations with four vehicle connections. The proposed turnkey cost for two stations, including installation and related work, was $160,686, with potential Duke Energy rebates to be explored. The project would be funded through hospitality funds.

Council discussion included, but was not limited to:

- Discussion of possibility of installing one station, rather than two and the potential reduction in cost

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- Discussion on use of hospitality funds

After more discussion, Council will consider this matter at a later date.

DISCUSSION OF FORMING A CITY OF PICKENS EVENTS COMMITTEE
Bryan Owen, Marketing Director, gave an overview of City Events coming up and mentioned that Councilmember Ray Wilson asked for this item to be on the agenda to consider an events Committee. He stated the Chamber of Commerce assists the City with event planning, with funding provided through hospitality funds.

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

- Discussion of opportunities to involve additional community volunteers and residents in event planning, and gather input on potential events and performers
- Discussion of what forming an events committee would look like – i.e.: number of citizens to serve on board, etc.
- Benefits and challenges of hosting events on Main Street and closing portions of the street, regarding parking, local businesses and attendance at the amphitheater

After much more discussion, the City will continue working with the Chamber and revisit the possibility of forming a formal Events Committee.

CONVENE INTO EXECUTIVE SESSION:
Motion to enter in executive session for the following items:

1. Board and Commissions – Section 30-4-70(A)(1):
    a. Board and Commissions Appointments
2. Personnel - Section 30-4-70(A)(1):
    a. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body
3. Contractual – Section 30-4-70(A)(2):
    a. Discussion of proposed sale on Moorefield Memorial Highway (#4181-20-81-5542)

>>>Councilmember Ray Wilson moved to convene into executive session for the stated purposes. Motion was seconded by Councilmember Floyd Rogers. Motion carried unanimously (7-0).

RECONVENE INTO PUBLIC SESSION:
Motion was made by Councilmember Ray Wilson to reconvene into Public Session, seconded by Councilmember Floyd Rogers and unanimously passed.

ACTION AS IT RELATES TO EXECUTIVE SESSION:
Mayor Scipio stated for the record, no decisions or votes were taken during executive session.

1. Board and Commissions – Section 30-4-70(A)(1):
    a. Board and Commissions Appointments

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        i. No Action Taken
2. Personnel - Section 30-4-70(A)(1):
    a. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body
        i. Councilmember Floyd Rogers made a motion to authorize the City Attorney to pursue separation of employment with the City Administrator. Motion was seconded by Councilmember Allie Winter and carried unanimously (7-0).
3. Contractual – Section 30-4-70(A)(2):
    a. Discussion of proposed sale on Moorefield Memorial Highway (#4181-20-81-5542)
        i. No Action Taken

COMMENTS FROM COUNCIL MEMBERS:
No Comments from Council

ADJOURNMENT:
Hearing no further business, Mayor Scipio called for the motion to adjourn. Motion was made by Councilmember Allie Winter, seconded by Councilmember Ray Wilson and unanimously passed. Pickens City Council stood adjourned at 9:08 pm.

Respectfully Submitted: Approved:

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Meagan Nations Mayor, Isaiah Scipio
City Clerk/Human Resources Director

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City of Pickens
Special-Called Meeting
August 27, 2026
4:32 p.m.

The Mayor and City Council convened at Pickens City Hall, 219 Pendleton Street, Pickens, S.C. for a Special Called Meeting. Agendas were posted and sent to media on August 26, 2026.

Council Members in Attendance:

Mayor, Isaiah Scipio
Mayor Pro-Tem, Allie Winter (via phone)
Council Member Danny Adams
Council Member Jonathan Baker
Council Member Cameron Rivers
Council Member Floyd Rogers
Council Member Ray Wilson

Staff:

Meagan Nations, City Clerk/Human Resources Director
Chris Elrod, Fire Chief

(The minutes are a synopsis of the meeting, and they are not a verbatim discussion. Full viewing and recording of the meeting is available on the City of Pickens Web-page and Facebook. Also, the full agenda packet with all departmental reports are available in the City Clerk's office.)

WELCOME AND CALL TO ORDER:

Mayor Scipio called the council meeting to order and welcomed those in attendance. Mayor Scipio further gave the invocation followed by the Pledge of Allegiance.

CONVENE INTO EXECUTIVE SESSION:

Motion to enter in executive session for the following items:

1. Personnel Matter-Section 30-4-70(A)(1):
    a. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body regarding Administration Department
    b. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body regarding Finance Department

>>>Councilmember Ray Wilson moved to convene into executive session for the stated purposes. Motion was seconded by Councilmember Danny Adams. Motion carried 6-0, as Allie Winter was not present during time of vote.

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RECONVENE INTO PUBLIC SESSION:

Motion was made by Councilmember Floyd Rogers to reconvene into Public Session, seconded by Councilmember Ray Wilson and unanimously passed.

ACTION AS IT RELATES TO EXECUTIVE SESSION:

Attorney Daniel Hughes stated for the record, no decisions or votes were taken during executive session.

1. Personnel Matter-Section 30-4-70(A)(1):
    a. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body regarding Administration Department
        i. Councilmember Floyd Rogers made a motion to separate employment with the City Administrator, and to authorize a separation agreement between the city and the City Administrator. Motion was seconded by Councilmember Ray Wilson. The motion failed (3-4), with Councilmember Adams, Councilmember Baker, Councilmember Rivers and Councilmember Winter opposed.
        ii. Councilmember Baker made a motion to terminate the City Administrator for cause and to authorize the notice of termination dated August 27, 2026. Motion was seconded by Councilmember Rivers. Motion carried (4-3), with Mayor Scipio, Councilmember Rogers and Councilmember Wilson opposed.

    b. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body regarding Finance Department
        i. No Action Taken

COMMENTS FROM COUNCIL MEMBERS:

No Comments from Council

ADJOURNMENT:

Hearing no further business, Mayor Scipio called for the motion to adjourn. Motion was made by Councilmember Danny Wilson, seconded by Councilmember Floyd Rogers and unanimously passed. Pickens City Council stood adjourned at 5:45 p.m.

Respectfully Submitted:

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Meagan Nations
City Clerk/Human Resources Director

Approved:

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Mayor, Isaiah Scipio

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City of Pickens
Special-Called Meeting
September 3, 2026
10:00 AM

The Mayor and City Council convened at Pickens City Hall, 219 Pendleton Street, Pickens, S.C. for a Special Called Meeting. Agendas were posted and sent to media on September 2, 2026.

Council Members in Attendance:
Mayor, Isaiah Scipio
Council Member Danny Adams
Council Member Jonathan Baker
Council Member Cameron Rivers
Council Member Floyd Rogers
Council Member Ray Wilson

Council Members Absent:
Mayor Pro-Tem, Allie Winter

Staff:
Meagan Nations, City Clerk/Human Resources Director
Braden Wimpey, Police Sargeant
Jonathan Morris, Parks and Recreation Director
Chris Elrod, Fire Chief

(The minutes are a synopsis of the meeting, and they are not a verbatim discussion. Full viewing and recording of the meeting is available on the City of Pickens Web-page and Facebook. Also, the full agenda packet with all departmental reports are available in the City Clerk's office.)

WELCOME AND CALL TO ORDER:
Mayor Scipio called the special-called council meeting to order and welcomed those in attendance. Mayor Scipio further gave the invocation followed by the Pledge of Allegiance.

COMMENTS MAYOR SCIPIO:
None

APPOINTMENT OF COUNCIL COMMITTEES
Mayor Scipio presented the proposed Standing Committees assignments intended to foster direct Council engagement with department operations under the Council form of government.

The proposed Committee assignments are:

- Administration:
  - Chair: Mayor Scipio
  - Co-Chair: Councilmember Allie Winter
- Codes and Planning:

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    - Chair: Councilmember Jonathan Baker
    - Co-Chair: Councilmember Allie Winter
- Public Works:
    - Chair: Councilmember Cameron Rivers
    - Co-Chair: Councilmember Floyd Rogers
- Finance:
    - Chair: Councilmember Floyd Rogers
    - Co-Chair: Councilmember Cameron Rivers
- Recreation:
    - Chair: Councilmember Danny Adams
    - Co-Chair: Councilmember Jonathan Baker
- Police, Fire and Municipal Court:
    - Chair: Councilmember Ray Wilson
    - Co-Chair: Councilmember Danny Adams

Discussion included, but was not limited to:

- The mayor clarified that Committees do not grant individual Council members authority to direct city employees, that operational direction remains with Council as a whole.
- Councilmember Baker asked if we would be discussing this item later on agenda.
- Councilmember Floyd Rogers asked if Council would be meeting with their department individually.
- Councilmember Danny Adams asked if Department Heads would still be attending the Council Work Session each month.
- Discussion on concerns of overstepping.
- Discussion on Council requesting that staff/MASC guidelines defining specific committee roles, limitations and executive session rules be provided before moving forward.
- Discussion on having Council liaisons being beneficial for department heads by providing a clear point of Contact without an active City Administrator.

>>>After more discussion, Councilmember Cameron Rivers made a motion to postpone this agenda item to next regular meeting until formal guidelines are presented to Council. Motion was seconded by Councilmember Danny Adams and the motion carried (5-1), with Councilmember Jonathan Baker opposed.

REVIEW, DISCUSSION, AND POSSIBLE ACTION REGARDING CAPITAL IMPROVEMENT BUDGET ITEMS APPROVED FOR FY 2026-2027

Council reviewed the capital improvement expenditure items previously placed on hold by the City Administrator to determine which projects must proceed for essential operations versus those remaining on hold.

Discussion included but was not limited to:

- Discussion on Fire Department turnout gear purchases
- Discussion on Central Square software costs, taser equipment, AXON contract payments and ERT capital outlay

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- Discussion on Restroom Trailer – the trailer has been ordered with expected delivery in early November 2026
- Update on Soccer Field Rehabilitation ($50,000)
    - Department Head Jonathan Morris provided an update. He stated due to timing and upcoming seasonal frost, he recommends waiting until warmer weather in spring 2027.
    - Discussion on possible County Funding Match
- Discussion on HVAC Systems at Recreation Department
    - Council agreed to allow the bidding process to conclude and review the finalized costs at the next meeting before awarding a contract.
- Discussion on Margaret Street Water Line Replacement

>>>Councilmember Floyd Rogers made a motion to continue with Margaret Street Water Line Replacement Project. Motion was seconded by Councilmember Ray Wilson and carried unanimously (6-0).

- Engineering and Design Permitting – Staff clarified that this utility fund line item is essential for operational engineering, design, permitting and construction administration

>>>Councilmember Ray Wilson made a motion to restore the $50,000 engineering design and permitting budget to available status for utility capital projects. Motion was seconded by Councilmember Floyd Rogers and carried unanimously (6-0).

- Discussion on Sanitation Cart Dumpers and Roll Carts
- Discussion on SCADA System

CONVENE INTO EXECUTIVE SESSION:
Motion to enter in executive session for the following items:

1. Personnel-Section 30-4-70(A)(1):
    a. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body regarding the Administration Department
2. Personnel-Section 30-4-70(A)(1):
    a. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body regarding the Finance Department
3. Contractual-Section 30-4-70(A)(2):
    a. Discussion of Proposed Sale on Moorefield Memorial Highway (#4181-20-81-5542)

>>>Councilmember Danny Adams moved to convene into executive session for the stated purposes. Motion was seconded by Councilmember Cameron Rivers. Motion carried unanimously.

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RECONVENE INTO PUBLIC SESSION:

Motion was made by Councilmember Floyd Rogers to reconvene into Public Session, seconded by Councilmember Ray Wilson and unanimously passed.

ACTION AS IT RELATES TO EXECUTIVE SESSION:

1. Personnel-Section 30-4-70(A)(1):
    a. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body regarding the Administration Department
        i. Councilmember Floyd Rogers made a motion to continue with process to hire an administrative assistant. Motion was seconded by Councilmember Danny Adams and carried unanimously (6-0).
2. Personnel-Section 30-4-70(A)(1):
    a. Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee, or an appointment to a public body regarding the Finance Department
        i. No Action Taken
3. Contractual-Section 30-4-70(A)(2):
    a. Discussion of Proposed Sale on Moorefield Memorial Highway (#4181-20-81-5542)
        i. No Action Taken

COMMENTS FROM COUNCIL MEMBERS:

Councilmember Cameron Rivers- Councilmember Rivers recognized Mr. Bill Singleton, who passed away recently.

The mayor asked for a moment of silence for Mr. Bill Singleton.

ADJOURNMENT:

Hearing no further business, Mayor Scipio called for the motion to adjourn. Motion was made by Councilmember Floyd Rogers, seconded by Councilmember Danny Wiilson and unanimously passed. Pickens City Council stood adjourned at 12:22 pm.

Respectfully Submitted:

_____

Meagan Nations
City Clerk/Human Resources Director

Approved:

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Mayor, Isaiah Scipio

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State of South Carolina} Ordinance Number 2026-08

County of Pickens}

City of Pickens}

AN ORDINANCE TO ADOPT A COMPREHENSIVE PLAN FOR THE CITY OF PICKENS IN COMPLIANCE WITH S.C. CODE SECTION 6-29-530.

BE IT ORDAINED BY THE CITY OF PICKENS COUNCIL:

WHEREAS, the City of Pickens Planning Commission has, by resolution pursuant to Section 6-29-520(B) of the South Carolina Local Government Comprehensive Planning Enabling Act of 1994, as amended, recommended that the City of Pickens Comprehensive Plan set forth in that certain document entitled, "City of Pickens Comprehensive Plan", attached hereto and incorporated herein by reference as Exhibit "A", be adopted by City of Pickens Council; and

WHEREAS, the City of Pickens Comprehensive Plan includes those planning elements required by the South Carolina Local Government Comprehensive Planning Enabling Act of 1994, as amended, to be contained in a local comprehensive plan, namely:

(1) a population element which considers historic trends and projections, household numbers and sizes, educational levels, and income characteristics;

(2) an economic development element which considers labor force and labor force characteristics, employment by place of work and residence, and analysis of the economic base;

(3) a natural resources element which considers slope characteristics, prime agricultural and forest land, plant and animal habitats, parks and recreation areas, scenic views and sites, wetlands, and soil types;

(4) a cultural resources element which considers historic buildings and structures, residential districts, unique, natural, or scenic resources, archaeological, and other cultural resources;

(5) a community facilities element which considers water supply, treatment, and distribution; sewage system and wastewater treatment; solid waste facilities; education facilities; and libraries;

(6) a housing element which considers location, types, age and condition of housing, owner and renter occupancy, and affordability of housing;

(7) a land use element which considers existing and future land use by categories and components;

(8) a transportation element which considers transportation facilities, including road improvements, new road construction, transit projects, pedestrian and bicycle projects, and other elements of the transportation network; and

(9) an agriculture and food security element focusing on local food production and access to healthy food;

(10) a priority investment element which considers coordination among local and regional governments and local and regional public service providers resulting in future development that is more cost effective and more efficient in the consumption of land; and

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WHEREAS, the ten (10) planning elements enumerated above are an expression of the recommendations of the City of Pickens Planning Commission to City of Pickens Council with regard to the wise and efficient use of public funds, the future growth, development, and redevelopment of the Commission's area of jurisdiction, and consideration of the fiscal impact on property owners.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Pickens:

Section 1. Adoption of Comprehensive Plan. The City Council of Pickens, South Carolina, hereby adopts the City of Pickens Comprehensive Plan entitled, "City of Pickens Comprehensive Plan", as set forth in Exhibit "A" attached hereto, under the authority of the South Carolina Local Government Comprehensive Planning Enabling Act of 1994 (Chapter 29) and in 2 accordance with Section 6-29-510, et. seq. of the Code of Laws of South Carolina, 1976, as amended.

Section 2. Effective Date. This ordinance shall take effect upon approval.

ATTEST:

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Isiah Scipio, Mayor

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Clerk to Council

Planning Commission: June 9th, 2026

First Reading: August 10, 2026

Second Reading:

Public Hearing: June 9th, 2026