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**Commissioners**  
Jeffery M. Howell - Chairman  
Perry J. Williams  
Eugene G. Gibson

**Michael Richard, P.E.**  
General Manager

**MINUTES OF THE MEETING OF THE COMMISSIONERS OF PUBLIC WORKS**  
**September 28, 2020**

Meeting Location: 301 McCall Street, Greer, SC 29650

**REGULAR SESSION**

Greer Commission of Public Works met in **Regular Session** with Perry J. Williams presiding. The Commissioners of Public Works assembled for their regular meeting at 12:30 PM in the boardroom of the administrative and operations complex.

Commissioners present were: Commissioner Perry J. Williams, and Commissioner Eugene G. Gibson.

Others present: General Manager Mike Richard, Finance Manager Angela Karcher, Engineering and Planning Manager Mark Harvey, Operations Manager Marc Regier, Public Information Coordinator Alison Rauch, and Secretary to the Board Fredia Snow. Reno Deaton with Greer Development Corporation, Kaelyn Cashman with The Greer Citizen, Jay Beeson with Mark III Properties, Dwaine Falls with Rogers & Callcott, Jim Griffin with McWillie Properties, LLC, Laura Simmons with Laura Simmons & Associates Real Estate, Bruce Aughtry with McWillie Land Company, LLC, Paul Harrison with Blue Water Civil Design and B.A. and Sandra Godfrey were also present.

The Greenville News, The Greer Citizen, Greer Today and the Spartanburg Herald Journal were notified of the meeting by email on September 23, 2020 at 2:19 PM.

Mr. Williams in the absence of Chairman Jeff Howell called the **Regular Session** to order at 12:30 PM.

**INVOCATION**

Mr. Gibson offered the invocation.

**MINUTES OF THE July 27, 2020 MEETING**

Gene Gibson made a motion to approve the minutes from the July 27, 2020 meeting. Perry Williams seconded the motion. A roll call vote followed. Mr. Williams voted yes. Mr. Gibson voted yes. The motion carried. The minutes were approved as written.

**FINANCIAL REPORT**

Angela Karcher presented the Financial Report for the period ending August 31, 2020.

Gene Gibson made a motion to accept the financial report as information and Perry Williams seconded. The roll call vote was as follows: Mr. Williams voted yes. Mr. Gibson voted yes. The motion carried.

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## PROJECT/DEVELOPMENT UPDATE

Mark Harvey reported on:

- Bent Creek Sewer Extension – Phase III
- BMW Pump Station Replacement
- Streetscape Extension
- River Reserve Pump Station

## PUBLIC COMMENTS

Mr. Beeson explained that there is 48 acre tract of land that they would like to develop into 95 lots; however, though they have tried every avenue, they are not able to annex the property into the City of Greer in order to get sewer service. Mr. Beeson explained that since there is a CPW manhole on the site, he asked that his company be allowed to get sewer service even though they have not been successful in annexing the property. He stated that if CPW would allow sewer service that they would sign a contract stating if the property ever became contiguous, they would annex the property. Also, he would ensure that the builders put this verbiage in each sales contract so the owner will know they have to annex.

Mr. Williams advised that the sewer capacity belongs to the citizens of Greer; therefore, do not know that CPW can give capacity away. He further advised that the City of Greer gets involved with annexations; not CPW. Mr. Williams said that CPW wants to provide every service we provide to this property; however, again, we cannot provide sewer unless the property is in the City.

Mr. Gibson added that the sewer policy has been in place for at least 38 years as that is how long he has been on the Board. He also stated that sewer does not make a lot of money and it takes many years to recoup. Mr. Gibson said that if we were to grant sewer to this property then other developers will want to have sewer as well without annexation. He advised that the City is the one that should be helping them find a way to annex the property into the City as CPW has a responsibility to serves sewer to those in the City.

After everyone had a time to speak, Mr. Williams closed the Public Comment Session.

## GENERAL COMMENTS

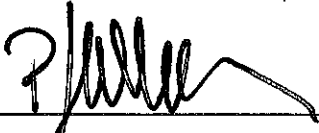
Mr. Richard informed the Board that the budgets are being fine-tuned at this time and the draft will go out to the Commissioners on October 9<sup>th</sup> and will be discussed in our Workshop on November 9<sup>th</sup>. The CIP, Budget, Salaries and Revenues are done and the last thing to input is the credit card fees. Mr. Richard stated that they are currently working on a different processor for the credit cards.

Mr. Williams said that he would expect a leaner budget which Mr. Richard said it would; however, there are some big Capital Projects which some are electives such as AMI and some are not. One project is to strengthen to the Gas system as it extends to many areas and it needs to be looped back.

ADJOURNMENT

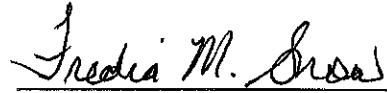
With no further business, Gene Gibson made a motion to adjourn and Perry Williams seconded. The vote tally was as follows: Mr. Williams voted yes. Mr. Gibson voted yes. The motion carried, and the **Regular Session** adjourned at 1:17 PM.

Respectfully Submitted,



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Perry J. Williams, Acting Chairman  
Board of Commissioners



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Fredia M. Snow, Secretary  
Board of Commissioners