

## Special Called Meeting Minutes

July 25, 2019

Easley City Council met in a special called meeting on July 25, 2019 at 8:30 a.m. in the conference room of the Planning and Development office. All members were present except for Councilman Wright.

Mayor Bagwell called the meeting to order and turned the meeting over to City Administrator, Stephen Steese.

There are several projects going on downtown. The Mountainview Antiques building has been sold and the new owners will soon begin renovations. The Old Post Office is being renovated. T.E. Jones building is being converted to apartments. A new restaurant is going in the Old Rock House building.

We are currently working with the SCDOT to add more parking along Bradley/Russell Street.

The Easley North project is moving along and may be on the agenda by the September meeting.

The Silos project is moving forward. There will be an economic development agreement on the August agenda with second reading in September. The developer is finalizing what will be their initial tenants.

The Woodside Mill project is progressing forward. They have received approval from HUD and waiting on a closing date. There will be an economic development agreement on the August agenda. It looks like late September/October could be the ground breaking. They are working on demo and site clearing.

There was a meeting with the owner of the old Southern Weaving plant to discuss possible annexation and possible economic development incentives. The owner also owns six acres beside the Doodle Park.

A possible new townhome development on Beverly Drive would need to be rezoned to FRD to get the number per acre that the developer needs.

The property on Burns Road and Breakers Drive has a developer and will begin developing that area sometime in early 2020.

Town and Country Shopping Center has a new owner. They are going to do major renovations to the area between the old J C Penny building and Hobby Lobby. New stores will be added.

New apartment buildings are going up on Mary Ann Street and Robert P Jeanes Road.

A potential new housing development on Lenhardt Road on 67 acres.

The owners of Brook Fall and Shadow Brook apartments are looking to add more apartments.

A potential townhome development across from Country Place Apartments.

There will be a rezoning on the August agenda for a property on South 5<sup>th</sup> Street to FRD to change the lot size. The second reading will not be until December.

Five Point Church is in the process of doing renovations.

Construction is underway on a townhome project on Hwy 8.

There could possibly be a new single family/ townhome project across from the American Legion Apartments on Pope Field Road.

There are two lots on Pearson Road that are looking to be annexed into the City. One will be for single family homes and one for townhomes.

The Briggs Road development is being worked on but the developer had some stormwater issues.

New developments on Brushy Creek Road and Sheffield Road and Sheriff Mill Road.

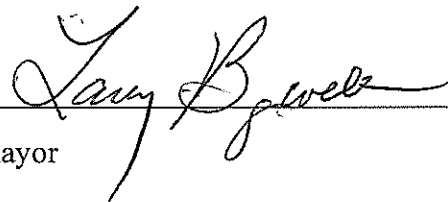
Estimated population growth for the City of Easley by 2020 is 1900 new residents with an estimated 25% growth in population by 2025.

Councilman Mann commented that Prisma Health (Easley Hospital) is getting a cancer center.

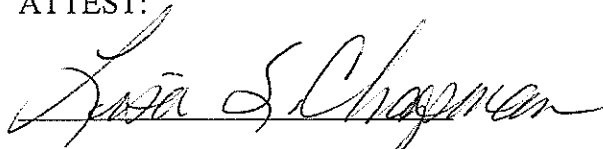
Mayor Bagwell asked about property tax revenue. Mr. Steese stated that the average new home permitted was approximately \$234,500. This will be approximately \$500,000 increase in our property tax revenue.

Blake Sanders, City Planner, spoke on traffic concerns. Some of our problems is the traffic light timing. There has been less than 15% increase in vehicles per day on Pearson Rd, McAlister Rd, Olive Street, and 153. Higher traffic growth on Hwy 8 (due to EHS), 123 to Clemson, Wilbur to Hwy 8, Saco Lowell Rd to Prince Perry (town center). These are the roads that have DOT traffic counts. It was suggested that we need a congestion litigation plan that GPATS does.

There was no further discussion and the meeting was adjourned at 10:00 a.m.

  
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Mayor

ATTEST:

  
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City Clerk