



AGENDA

FORMAL MEETING OF CITY COUNCIL

Thursday, May 12, 2022 - 6:00 PM

Meeting Location: Judicial Building, 300 Wall Street

Citizens may access the meeting at the following YouTube address:

<https://www.youtube.com/channel/UC6JiyIrM1NUcM8Ea8BLXCfA>

1. Call to Order - Mayor McLeer
2. Invocation and Pledge of Allegiance - Councilmember Garrett
3. Introduce New Employees
4. Presentation
 - a. David Holmes, City Attorney
 - b. Lu Grant, Little White House - Superhero 5K
5. Public Forum - Persons wishing to speak may signup 15 minutes prior to the meeting. Signups will be on a first-come, first-served basis. Your remarks will be limited to 3 minutes.
6. Main Street Update - Kate Kizito
7. City Administrator's Report - Shawn M. Bell
 - a. April Reports
8. Consent Agenda - There will be no discussion of Consent Agenda items unless a Council member so requests in which event the item in question will be considered separately.
 - a. Approve April 12, 2022, Special Called Meeting
Approve April 14, 2022, Regular Council Meeting
9. Unfinished Business -
 - a. Second Reading, 2022-2 Woodside Village

10. New Business -

- a. First Reading, 2022-3 Public Works Fee Increase
- b. First Reading, 2022-4 FY 2023 Budget
- c. First Reading, 2022-5 FY 2022 Budget Amendment
- d. R 2022-6 Municipal Clerks Week

11. Executive Session -

- a. For the discussion of employment, appointment, compensation, promotion, demotion, discipline, or release of an employee in the Administration and Fire Department.

After coming out of executive session, Council may vote on items discussed during executive session.

12. Adjourn

CITY ADMINISTRATOR REPORT



Agenda Date: May 12, 2022

To: Mayor and City Council

From: Shawn M. Bell, ICMA-CM
City Administrator

Administration

- Woodside Streetscape
 - Project is being advertised for a May letting
- Woodside Connector
 - Right-of-way and utilities have been certified by SCDOT
 - \$400,000+ budget shortfall
 - Will attempt to secure a third Transportation Alternatives Program (TAP) grant in the Fall of 2022
 - Proposed Let Date: Project is prepared to be let in August 2022, but on hold pending funding shortfall
- New FING/Public Works Facility
 - 50% construction documents are complete; permits are being submitted
 - Still on target for a groundbreaking in mid to late June
- Main Street Streetscape (Jones to 418)
 - CoTransCo is still awaiting complete survey
- Sanctified Hill Park
 - Phase 1 is out for bid
 - Laurens County has allocated \$75,000 of ARP funds towards the project
- Interstate Signage
 - Obtaining cost estimates for I-385 Welcome Signage at Exits 23 and 26
- Commerce Park Amphitheater
 - Stage Cover is currently in the design process

Community Relations

- Public Information
 - Social Media (April 2022)
 - Impressions: 446,432 (up 26%)
 - Average Engagements Per Post: 4,863
 - Fountain Inn was the 2nd most engaged municipality in South Carolina for the month
- Upcoming Events

- Juneteenth Block Party on June 18 from 4:00 – 8:00 p.m. on Depot Street
- Fourth of July Spectacular on July 2 from 6:00 – 9:00 p.m. on Main Street
- Sounds of Summer: Fridays, June - August from 6:00 – 9:00 p.m. at Commerce Park
- Farmers Market: Saturdays, June - August from 8:00 a.m. – noon at Commerce Park
- Main Street
 - Reinvestment
 - Five grant applications awarded
 - Five active renovations
 - Value of projects: \$442,169
 - 15 façade inquiries and 13 façades rendered
 - April 2022 Downtown Visitors
 - 91,700 visits from 53,000 visitors
 - 16% increase from April 2019 (pre-pandemic)
 - 174% increase from April 2020

Human Resources

- Personnel
 - Administration:
 - Staff Accountant – One vacancy; currently filled by a temporary employee
 - Customer Service Representative (Gas Billing) – Two vacancies; currently filled by temporary employees
 - Judicial:
 - Deputy Clerk of Court – One vacancy; posting closed – applications under review
 - Police:
 - Patrol Officer – One vacancy; posted May 5
 - Dispatch – One vacancy; soft background checks on selected candidates in process
 - Public Works:
 - CDL Truck Driver – One vacancy; posted May 5
 - Natural Gas:
 - Underground Installation Tech I – Filled; start date May 9
 - Community Relations:
 - Support Staff (Summer Events) – Two vacancies; posted May 5

Natural Gas

- Deliveries for April 2022
 - Gas volume of 66,028 Dekatherms

- Gas consumption for April 2022 was up 0.3% from April 2021, and up over 18.9% from the April five-year average.
- Services for April 2022
 - 88 new applications for service
 - 10,474 active customers
 - 14,282 feet of new gas main lines installed; 2022 year-to-date
 - 7,830 feet of new service lines installed; 2022 year-to-date
- Gas Prices/Rates
 - The price of natural gas for May 2022 settled at \$7.267 per Dekatherm, which represents a \$1.931 increase over April's price (unexpected, even as we enter the warmer months)
- Operations
 - Annual phone safety survey will be conducted June 6-10
 - Over 7,400 calls will be made to customers and non-customers to measure their gas safety knowledge

Parks & Recreation

- Adult Softball registration opened April 25 and closed on May 9
 - Season starts May 16 at PD Terry City Park
- Volley-Mania Summer Camp registration opens on May 10 and will run through June 14
- Golden Strip All-Star Baseball is back after a 7-year hiatus
 - FI Rec will compete in 8U, 10U, & 13U against Simpsonville and Mauldin on June 4 & 5
- FI Rec Girls Softball (8U, 10U, & 12U) will compete in the Western District Tournament in Seneca on June 10, 11, & 12
- Releasing Fairview Street Park basketball court upgrades RFP in May

Planning & Development

- April 2022 Permitting
 - 91 construction permits with total valuation of \$19,719,948
 - 783 inspections (new record)
- Releasing Comprehensive Plan Update RFQ in May

Public Works

- Sanitation
 - Garbage and Recycling are on schedule
 - Annual Spring Cleaning will be the entire month of May
 - Residents are encouraged to sign-up online
 - Anderson University efficiency study has been completed

- Facilities Maintenance
 - Repairs of the Museum Annex Building Roof have been completed
 - City Hall fountain is now functioning properly
- Streets & Grounds
 - Reconfigured Splash Pad area has been completed
 - Facelift includes new plantings, lighting, shaded picnic tables, and safety fencing near Main Street
 - Downtown parking lots
 - City-owned parking lots off McKnight Street (Splash Pad and behind Steam/Sweet Catherine's) are being surveyed for upgrades
- Utilities
 - Conducting *redzone* sewer camera review of two most leaky sewer basins
 - System will identify any inflow & infiltration (I&I) issues within the basins
 - Manhole inspections continue to take place
 - Uncovering and identifying manholes daily
 - Inspections will result in an accurate listing of all City manhole and pipe conditions

Younts Center

- Triumphant Quartet
 - July 30 – 7:30 p.m.

Chamber of Commerce

- Taste INN 2022 scheduled for May 17 from 5:00 p.m. – 7:30 p.m. on Main Street
- Hosting a monthly Women@Work and Business After Hours
 - Go to <https://www.fountaininnchamber.org/> for details

May 2022 Council Report

Website by the Numbers



Views

#26,147 ^{^39.7%}



Top Pages

- # Mac Arnold Blues
- # Main Street Events
- # Farmers Market
- # Event Calendar
- # Parks and Rec
- # Superhero 5K

Social Connection

Impressions

446,432 ^{^25.9%}



Avg. Engagement

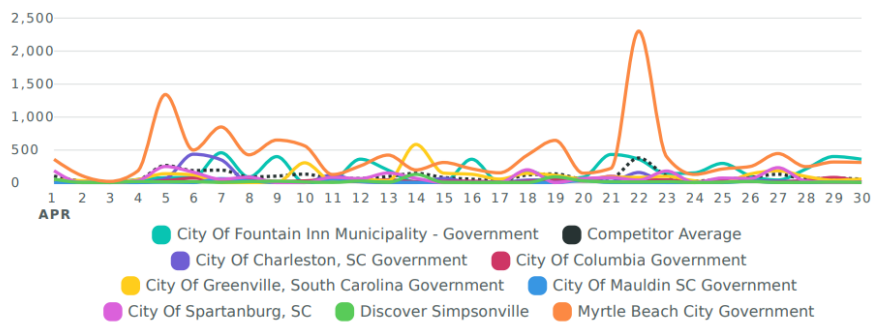
4,863



Engagement

Evaluate how people are engaging with posts based on published date.

Lifetime Post Public Engagements, by Day



Your Average

4,863.00

Competitor Average

2,895.14

1	Myrtle Beach Cit...	12,540
2	City of Fountai...	4,863
3	City of Greenvill...	2,725
4	City of Spartanb...	1,998
5	City of Charlesto...	1,479
6	City of Columbia ...	850

Reactions Comments Shares

Main Street Fountain Inn was named Main Street of the Month by MASC!



Fountain Inn in the News

- Fountain Inn plans first juried art show - GREENVILLE JOURNAL
- Greenville County towns gear up for festivals and farmers' markets (greenvilleonline.com)
- Fuyao Glass America Announces Major Expansion in Greenville County - Greenville Area Development Corporation (greenvilleeconomicdevelopment.com)
- 16th Annual Mac Arnold Cornbread and Collard Greens Blues Festival returns to Fountain Inn - GREENVILLE JOURNAL
- Italian heritage festival comes to the Upstate (foxcarolina.com)
- Upgrades coming to downtown Fountain Inn (foxcarolina.com)
- Mac Arnold's "Cornbread & Collard Greens" blues festival (foxcarolina.com)
- Italian American Heritage Festival (wsps.com)
- Cool Off at the Free Splash Pad in Fountain Inn, SC! (kiddingaroundgreenville.com)
- Inaugural Italian American Heritage Festival: Fountain Inn, SC (kiddingaroundgreenville.com)

Downtown by the Numbers



Visits

#91.7K

Visitors

#52.9K

Visit Frequency 1.73

16.3% Increase from pre-pandemic (**March 2019**) numbers

173.58% Increase from **April 2020**

Reinvestment Stats May

Facades Inquiries

#15

Facades Rendered

#13

**Grant Applications
Awarded**

5



**Active
Renovations**

5

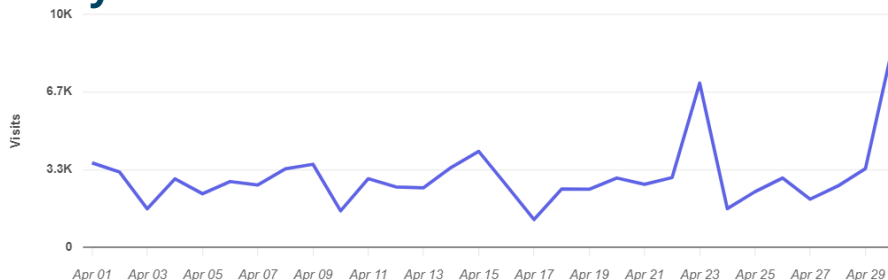


**Value of Active
Renovations**

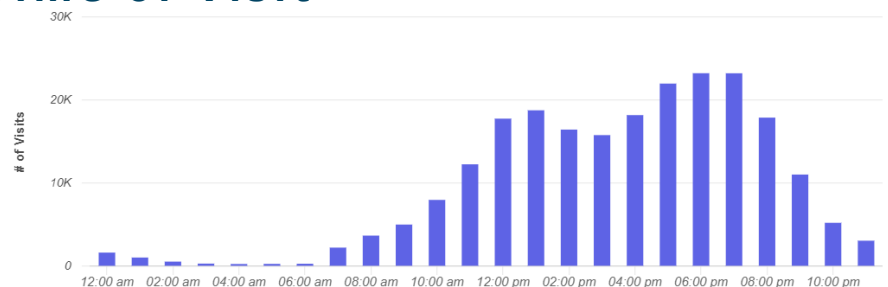
\$442,169

Visitor Information

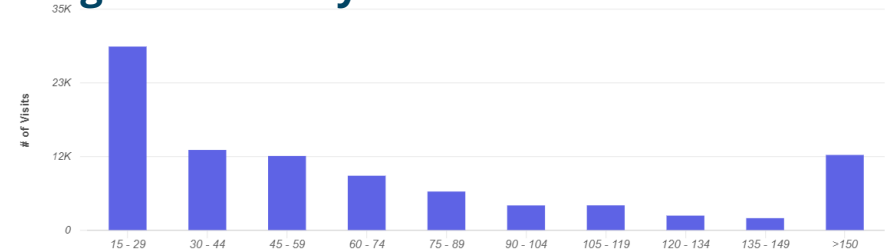
Daily Visits



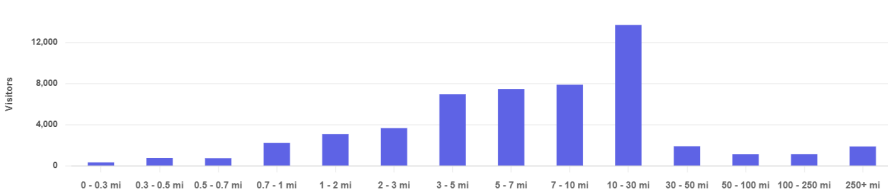
Time of Visit



Length of Stay



Distance Traveled



Past Events

Mac Arnold Blues
Festival -
Attendance 6,500

Italian Heritage
Festival -
Attendance 8,400



Upcoming Events

Main Street Events



Fridays June - Aug. | 6-9 pm
Commerce Park (110 Depot St.)

We are cohosting the event with Growler Haus Fountain Inn, this partnership has saved the City of Fountain Inn an estimated \$30,000 that will be reinvested in other events



FOUNTAIN INN
FOURTH OF JULY
SPECTACULAR!

July 2nd | 6-9 pm
Main Street, Fountain Inn



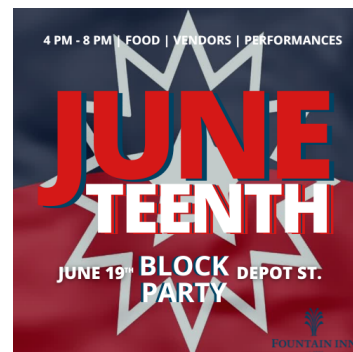
Neighborhood Services Events



FOUNTAIN INN
FARMERS
MARKET

Saturdays, June - Aug. | 8am -12pm
Commerce Park (110 Depot St.)

52 vendors including 12 farmers are registered for the largest farmers market ever!





FOUNTAIN INN FIRE DEPARTMENT

Headquarters – 200 N Main Street • Fountain Inn, SC 29644 • 864-862-0010 • Fax 864-409-0164

Fire Chief Ronnie Myers

Fountain Inn Fire Report to Mayor and City Council Month of April 2022

- (1) The Fire Department responded to 153 calls this month. (See graft below)
- (2) The cost of fuel was \$2161.20
- (3) Tower 29 is back in service.
- (4) The Fire Department is a Child Safety Seat Inspection Station. We conduct inspections every Fourth Monday of each month 4 pm-8 pm.
- (5) Budget in good shape.

Fountain Inn Fire Department

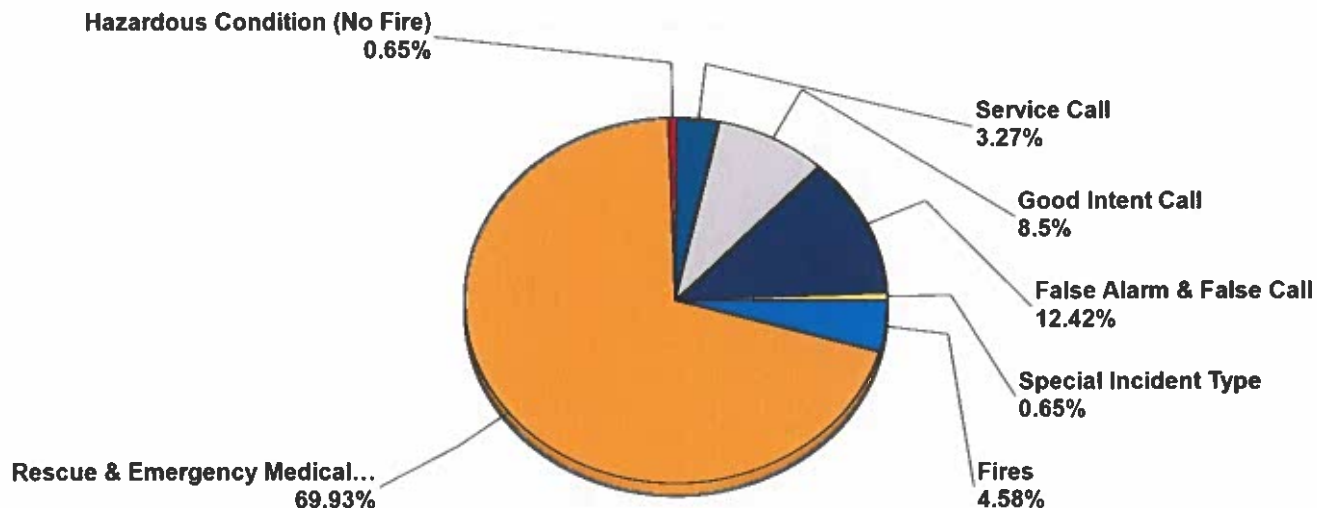
Fountain Inn, SC

This report was generated on 5/5/2022 7:40:44 AM



Breakdown by Major Incident Types for Date Range

Zone(s): All Zones | Start Date: 04/01/2022 | End Date: 04/30/2022



MAJOR INCIDENT TYPE	# INCIDENTS	% of TOTAL
Fires	7	4.58%
Rescue & Emergency Medical Service	107	69.93%
Hazardous Condition (No Fire)	1	0.65%
Service Call	5	3.27%
Good Intent Call	13	8.5%
False Alarm & False Call	19	12.42%
Special Incident Type	1	0.65%
TOTAL	153	100%

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.

Detailed Breakdown by Incident Type

INCIDENT TYPE	# INCIDENTS	% of TOTAL
111 - Building fire	1	0.65%
121 - Fire in mobile home used as fixed residence	2	1.31%
141 - Forest, woods or wildland fire	1	0.65%
143 - Grass fire	2	1.31%
150 - Outside rubbish fire, other	1	0.65%
311 - Medical assist, assist EMS crew	74	48.37%
321 - EMS call, excluding vehicle accident with injury	17	11.11%
322 - Motor vehicle accident with injuries	8	5.23%
323 - Motor vehicle/pedestrian accident (MV Ped)	1	0.65%
324 - Motor vehicle accident with no injuries.	7	4.58%
412 - Gas leak (natural gas or LPG)	1	0.65%
510 - Person in distress, other	1	0.65%
511 - Lock-out	1	0.65%
550 - Public service assistance, other	1	0.65%
561 - Unauthorized burning	2	1.31%
611 - Dispatched & cancelled en route	11	7.19%
631 - Authorized controlled burning	1	0.65%
651 - Smoke scare, odor of smoke	1	0.65%
700 - False alarm or false call, other	8	5.23%
733 - Smoke detector activation due to malfunction	3	1.96%
740 - Unintentional transmission of alarm, other	1	0.65%
743 - Smoke detector activation, no fire - unintentional	3	1.96%
745 - Alarm system activation, no fire - unintentional	4	2.61%
900 - Special type of incident, other	1	0.65%
TOTAL INCIDENTS:	153	100%

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.



emergencyreporting.com

Doc Id: 553

Page # 2 of 2



Fuel Report-Summary by Sub-Agency

By: Actual Transaction Dates 4/1/2022 to 4/30/2022

South Carolina

Report is restricted to City of Fountain Inn

Agency	Level 1	Level 2	Purchase Type	Quantity	
T23001	City of Fountain Inn				
			Other:	47.21	\$170.64
	GAS		Other:	13.01	\$59.07
	ADMIN		Other:	16.64	\$55.54
	Code Enf		Other:	34.47	\$124.98
	FIRE		Other:	467.16	\$2,010.83
	FIRE DEPT		Other:	42.78	\$150.37
	GAS		Other:	1,004.96	\$3,660.41
	Gas Dept		Other:	184.50	\$661.42
	POLICE		Other:	1,812.51	\$6,513.10
	PUBLIC WORKS		Other:	48.22	\$173.32
	RECREATION		Other:	99.37	\$355.60
	Sanitation		Other:	567.13	\$2,217.91
	SEWER		Other:	487.86	\$2,076.08
	SOLID WASTE		Other:	350.06	\$1,406.02
	STREET		Other:	193.96	\$850.07
	STREETS		Other:	616.34	\$2,668.94
Total for T23001:				5,986.18	\$23,154.30
Grand Total:				13.01	\$23,154.30

April Fuel Cost \$2161.20

BUDGET REPORT BY ACCOUNT - EXPENDITURE

City Of Fountain Inn

Fiscal Year Start Date: 07/01/2021

FY 2021-2022

Current Period End Date: 04/30/2022

Ideal Remaining Percent: 17 %

Account	Budgeted	Current	Year To Date	Encumbrance	Remaining Balance	PCT
100-422-110-001 Salaries - Fire	1,142,616.24	40,812.76	1,210,112.50	0.00	-67,496.26	-6
100-422-130-001 Overtime	6,000.00	378.16	13,780.10	0.00	-7,780.10	-130
100-422-130-003 Salaries - Special Events	0.00	0.00	612.50	0.00	-612.50	0
100-422-140-001 Year End Bonus	6,891.70	0.00	6,340.24	0.00	551.46	8
100-422-210-001 Employee Health Insurance	188,118.00	14,469.77	148,714.91	0.00	39,403.09	21
100-422-220-002 Payroll Taxes - Social Security,	88,396.36	3,034.10	92,012.37	0.00	-3,616.01	-4
100-422-230-001 State Retirement	217,902.56	0.00	156,357.66	0.00	61,544.90	28
100-422-260-001 Workers Compensation	42,089.96	23,949.99	43,772.47	0.00	-1,682.51	-4
100-422-261-001 Workers Comp Deductible	2,500.00	0.00	2,503.42	0.00	-3.42	0
100-422-270-001 Drug Testing / Physical/Screen	5,000.00	0.00	0.00	0.00	5,000.00	100
100-422-430-001 Portable Radio Maintenance	2,000.00	310.66	1,930.97	0.00	69.03	3
100-422-430-005 Operating Equipment Maintena	16,000.00	524.93	16,386.65	0.00	-386.65	-2
100-422-431-001 Station Maintenance	20,000.00	0.00	8,657.83	850.00	10,492.17	52
100-422-431-002 Landscaping	1,150.00	0.00	922.15	0.00	227.85	20
100-422-432-001 Computer Support	24,000.00	1,030.39	11,513.90	0.00	12,486.10	52
100-422-435-001 Vehicle Maintenance	35,000.00	0.00	18,695.23	11,430.03	4,874.74	14
100-422-471-003 2018 Lease Purchase Principa	6,621.75	0.00	6,621.75	0.00	0.00	0
100-422-471-004 2018 Lease Purchase Interest	408.72	0.00	408.72	0.00	0.00	0
100-422-471-005 2019 Iprb Principal	126,000.00	0.00	126,000.00	0.00	0.00	0
100-422-471-006 2019 Iprb Interest	37,516.00	0.00	37,516.00	0.00	0.00	0
100-422-520-001 General Liability - Scmirf	28,000.00	0.00	17,818.95	0.00	10,181.05	36
100-422-530-001 Telephone	7,400.00	591.62	6,173.14	0.00	1,226.86	17
100-422-530-002 Cell Phones	1,500.00	125.63	4,063.71	0.00	-2,563.71	-171
100-422-580-002 Conferences	7,000.00	24.00	304.00	0.00	6,696.00	96
100-422-583-002 Training	5,000.00	70.00	5,811.52	0.00	-811.52	-16
100-422-610-001 General Supplies	6,000.00	0.00	5,352.02	0.00	647.98	11
100-422-610-002 Office Supplies/Printing	5,800.00	21.89	1,150.62	0.00	4,649.38	80
100-422-610-003 Prevention	1,500.00	0.00	618.00	0.00	882.00	59
100-422-622-001 Utilities	15,000.00	717.54	10,376.20	0.00	4,623.80	31
100-422-626-001 Vehicle Gas	18,000.00	0.00	17,700.32	0.00	299.68	2
100-422-640-001 Publications Dues/Subscriptior	3,690.00	370.00	1,948.92	0.00	1,741.08	47
100-422-656-001 Uniforms	16,000.00	0.00	14,997.31	0.00	1,002.69	6
100-422-743-010 Scmit Grant	4,000.00	0.00	0.00	5,872.40	-1,872.40	-47
100-422-810-001 Miscellaneous	0.00	0.00	-325.00	0.00	325.00	0
100-422-810-002 Innovapad Expenditures	13,000.00	0.00	2,237.67	1,548.66	9,213.67	71
100-422-860-010 Equipment (Non-Depreciable)	0.00	0.00	901.76	0.00	-901.76	0
100-422-860-015 Furniture, Fix.&Computers (No	7,500.00	0.00	0.00	2,135.47	5,364.53	72
100-422-880-000 Capital-Building Impr (Depreci	0.00	0.00	0.00	9,500.00	-9,500.00	0
Report Total Expenditure	\$2,107,601.29	\$86,431.44	\$1,991,988.51	\$31,336.56	\$84,276.22	4

Memorandum

To: Fountain Inn Mayor & City Council
Shawn Bell, City Administrator
Sandra Woods, City Clerk
From: Eduardo Noriega
Fountain Inn Natural Gas Director
Date: May 5, 2022

The following is the gas department update for the month of April 2022.

- **Delivery of natural gas**
 - Gas volume moved through our system: 66,028 Dths.
 - Gas consumption for April was up 0.3% from last April, and up over 18.9% from the April 5-year average.
- **Service Applications**
 - 88 applications for new service lines
- **New main/service line installations**
 - We have 10,474 active customers.
 - New gas main lines installed; 2022 YTD: 14,282 feet.
 - New service lines installed; 2022 YTD: 157 services, 7,830 feet.
- **Gas Supply**
 - The price of natural gas for the month of May settled at \$7.267 per Dekatherm, another unexpected price jump even though we are entering the warmer months. This increase represents an increase from April's price of \$1.931 per Dekatherm.
 - The price of natural gas going forward continues to be unstable and unpredictable due to the Russian-Ukraine war and increase liquified gas exports to the EU.
- **Gas Operations**
 - FING still waiting on the permits to cross the railroad tracks to install the new 6" feed line from Clinton-Newberry interconnect.
 - The gas line relocations for the Woodside Street beautification project are completed.
 - We continue to prepare for the annual phone safety survey June 6-10th, over 7,400 calls will be made to our customers and non-customers to measure their gas safety knowledge.

- SC/NC Gas Rates Comparisons

NORTH CAROLINA/SOUTH CAROLINA/VIRGINIA GAS RATE COMPARISONS					
April 2022					
COMPANY	SERVICE CLASS	METER CHARGE PER MONTH	AVEWRAGE RATE PER THERM	AVG. USAGE THERMS	TOTAL COST PER MONTH
CITY OF DANVILLE, VA	Residential	\$11.15	\$0.81024	30.00	\$35.46
LANCASTER COUNTY, SC	Residential	\$5.00	\$1.06000	30.00	\$36.80
GREER CPW, SC	Residential	\$10.00	\$0.93700	30.00	\$38.11
YORK NATURAL GAS, SC	Residential	\$9.25	\$0.96295	30.00	\$38.14
CHESTER COUNTY, SC	Residential	\$6.50	\$1.07224	30.00	\$38.67
PIEDMONT, SC	Residential	\$10.00	\$1.07145	30.00	\$42.14
DOMINION, NC	Residential	\$10.00	\$1.10849	30.00	\$47.80
FORT HILL NATURAL GAS, SC	Residential	\$10.00	\$1.08000	30.00	\$42.40
PIEDMONT, NC	Residential	\$10.00	\$1.43461	30.00	\$43.04
GREENWOOD CPW, SC	Residential	\$10.00	\$1.11298	30.00	\$43.39
CLINTON-NEWBERRY, SC	Residential	\$12.00	\$1.08260	30.00	\$44.48
CITY OF SHELBY, NC	Residential	\$8.50	\$1.19977	30.00	\$44.49
CITY OF LEXINGTON, NC	Residential	\$10.00	\$1.18365	30.00	\$45.51
FOUNTAIN INN, SC	Residential	\$8.00	\$1.25990	30.00	\$45.80
DOMINION, SC	Residential	\$10.90	\$1.35489	30.00	\$51.55
CITY OF ORANGEBURG, SC	Residential	\$10.00	\$1.54378	30.00	\$56.31
GREENVILLE UTILITIES, NC	Residential	\$14.00	\$1.43422	30.00	\$57.03
CITY OF MONROE, NC	Residential	\$10.00	n/a	30.00	#VALUE!
PUBLIC SERVICE OF NC	Residential	\$10.00	n/a	30.00	#VALUE!

**FOUNTAIN INN POLICE DEPARTMENT
MONTHLY COUNCIL REPORT
APRIL 2022**

Crimes Against Property			
Burglary	April	YTD	
Total:	0	6	April Clearance Rate N/A
Active	0	0	YTD Clearance Rate 50%
Administratively Closed	0	3	
Cleared By Arrest	0	1	
Exceptionally Cleared	0	1	
Unfounded	0	1	
Larceny	April	YTD	
Total:	12	44	April Clearance Rate 8%
Active	3	7	YTD Clearance Rate 25%
Administratively Closed	8	26	
Cleared By Arrest	0	4	
Exceptionally Cleared	0	4	
Unfounded	1	3	
<i>Includes 1 from January that was Active, now Adm.Closed</i>			
<i>Includes 1 from March that was Active, now Adm.Closed</i>			
Motor Vehicle Theft	April	YTD	
Total:	0	7	April Clearance Rate N/A
Active	0	0	YTD Clearance Rate 14%
Administratively Closed	0	6	
Cleared By Arrest	0	0	
Exceptionally Cleared	0	1	
Unfounded	0	0	
Property Value	April	YTD	
Grand/Petit Larceny/Fraud	\$ 25,769.00	\$ 128,932.00	
Cleared/Recovered	\$ 19,763.00	\$ 85,653.00	<i>Includes \$450 from March</i>
	April	YTD	
Total Calls for Service	889	3391	
Business/Security Checks	11,990	42,770	
Number of Reports Written	227	863	

Crimes Against Persons			
Assault & Battery (Simple)	April	YTD	
Total:	7	36	April Clearance Rate 43%
Active	0	1	YTD Clearance Rate 64%
Administratively Closed	4	12	
Cleared by Arrest	1	5	
Exceptionally Cleared	1	16	
Unfounded	1	2	
Aggravated Assault	April	YTD	
Total:	2	6	April Clearance Rate 50%
Active	1	1	YTD Clearance Rate 50%
Administratively Closed	0	2	
Cleared by Arrest	1	2	
Exceptionally Cleared	0	1	
Unfounded	0	0	
<i>Includes 1 from January that was Adm.Closed, now Arrested(1)</i>			
Domestic Violence	April	YTD	
Total:	7	19	April Clearance Rate 86%
Active	1	1	YTD Clearance Rate 89%
Administratively Closed	0	1	
Cleared by Arrest	4	9	
Exceptionally Cleared	2	8	
Unfounded	0	0	
<i>Includes 1 from March that was Adm.Closed, now Arrested(1)</i>			
Robbery	April	YTD	
Total:	0	0	April Clearance Rate N/A
Active	0	0	YTD Clearance Rate N/A
Administratively Closed	0	0	
Cleared by Arrest	0	0	
Exceptionally Cleared	0	0	
Unfounded	0	0	
Murder	April	YTD	
Total	0	0	April Clearance Rate N/A
Active	0	0	YTD Clearance Rate N/A
Administratively Closed	0	0	
Cleared by Arrest	0	0	
Exceptionally Cleared	0	0	
Unfounded	0	0	
TRAFFIC	April	YTD	
Citations	105	377	
Warnings	110	483	
Accidents	26	108	
Accidents/Private Property	12	32	
Driving Under the Influence 1st Offense	5	10	
Driving Under the Influence 2nd Offense	2	2	
Driving Under the Influence 3rd & Above	0	0	
Driving Under Suspension 1st Offense	8	29	
Driving Under Suspension 2nd Offense	2	9	
Driving Under Suspension 3rd & Above	0	4	
Failure to Stop for Blue Lights & Siren	0	12	

Narcotics Violations		
	April	YTD
Marijuana		
Simple Possession	8	33
Possession with Intent to Distribute	2	4
PWID within 1/2 mile of School	0	1
Distribution	0	0
Distribution Near School	0	0
Trafficking	0	0
Manufacturing	0	0
Cocaine		
Possession	0	1
Possession with Intent to Distribute	0	0
PWID within 1/2 mile of School	0	0
Distribution	0	0
Distribution Near School	0	0
Trafficking	0	0
Manufacturing	0	0
Crack Cocaine		
Possession	0	0
Possession with Intent to Distribute	1	1
PWID within 1/2 of School	1	1
Distribution	0	0
Distribution Near School	0	0
Trafficking	0	0
Manufacturing	0	0
Methamphetamine		
Possession	3	6
Possession with Intent to Distribute	0	0
PWID within 1/2 mile of School	0	0
Distribution	0	0
Distribution Near School	0	0
Trafficking	0	2
Manufacturing	0	0
Controlled Substance		
Possession	3	7
Possession with Intent to Distribute	0	0
PWID within 1/2 mile of School	0	0
Distribution	0	0
Distribution Near School	0	0
Trafficking	0	1
Manufacturing	0	0
Other Drugs		
Possession	0	1
Possession with Intent to Distribute	0	0
PWID within 1/2 mile of School	0	0
Distribution	0	0
Distribution Near School	0	0
Trafficking	0	1
Manufacturing	0	0
Possession of Drug Paraphernalia	6	30
Underage Alcohol Violations	0	2



**CITY OF FOUNTAIN INN
PUBLIC WORKS REPORT TO COUNCIL
MONTH OF APRIL 2022**

Sanitation

- Garbage and Recycling is on schedule. Hired one new driver and a new Sanitation Supervisor, still are one driver down. The Anderson University efficiency study has been completed and was briefed. Will be implementing most of the recommendations over the next couple of months. Specifically, the use of a program that will optimize our routes and provide accurate updates on the sanitation services.

Streets and Grounds

- Reconfiguration of the Splash pad has been completed. Added lighting, new plantings, painting of flower beds and shaded picnic tables. Still have a few flowers yet to be planted but the majority of the items have been completed.

Utilities

- Conducting redzone sewer camera review of our two worst sewer basins. This system will identify any Inflow and Infiltration (I & I) issues within the basin. These basins were identified as an area of concern during the wet weather monitoring of ReWa.
- Manhole inspections continue. Have been uncovering and identifying manholes on a daily basis. The inspections will result in an accurate listing of all city manhole conditions and of all pipe conditions and materials for the city sewer system.

Facilities Maintenance

- Repairs of the annex building roof have been completed.
- Constructed fence and wired flower beds for lighting at splash pad.
- Repaired the city hall fountain so it is functioning properly.
- Developed a map of all available outlets for special events.

Monday, May 09, 2022

Department: (Recreation)

What are the most significant accomplishments in your department in the last month?

Rec Staff cooked breakfast for 40 Seniors at the Activities Center on May 5.

Adult SB Registration opened April 25th, closes May 9th. Season starts May 16th at PD Terry City Park

Thrive Upstate Prom Fiesta was hosted by the Rec Staff at the Activities Center on April 21st. Over 60 residents of Piedmont Skills/Thrive Upstate were in attendance.

SUMMARY OF MONTHLY EVENTS.

- Spring Sports games have been successful.
- RFP for Fairview Street Basketball Court will go out May 16th, close on May 27th.

Upcoming:

Volley-Mania Summer Camp registration opens May 10th and will run through June 14th.

Western District SCAP Meeting in Clemson, SC on May 11th at Clemson Fire Department

State SCAP Meeting in Cayce, SC on May 18th at the Cayce Tennis/SportsCenter

CO-ED Softball season relocated from ESSC to PD Terry City Park.

Golden Strip All-Star Baseball is back after 7-year hiatus. Baseball is the only sport that the SCAP does not recognize for post season All-Stars. FI REC will compete in 8U, 10U, and 13U against Simpsonville & Mauldin on June 4/5.

FI REC Girls Softball (8U, 10U, 12U) will compete in the Western District Tournament in Seneca on June 10,11, and 12.

Ongoing Projects; Completed Projects:

OBSTACLES- NONE

CAPITAL REQUESTS- NONE

FUTURE BUDGET NEEDS *(Please include a detailed explanation)*

OPEN POSITIONS:

Other Notes/Questions/Problems/Issues of significance? *(note: please submit confidential issues directly to the City Administrator)*

Permitting

via **Planning & Development Coordinator**

- **April 1 through April 30**

TOTAL CONSTRUCTION PERMITS: 91

- SINGLE FAMILY DETACHED: 46
- SINGLE FAMILY ATTACHED: 18
- REMODELING/ADDITION: 11
- ELECTRICAL: 6
- MECHANICAL: 4
- PLUMBING: 2
- ROOFING: 3
- SIGN: 1

TOTAL VALUATION: \$19,719,948.00

INSPECTION REPORT TOTALS: 783 INSPECTIONS (new record)

- FINAL INSPECTION (NEW HOMES): 53
 - PLUMBING UNDERGROUND: 106
 - SLAB/FOUNDATION: 91
 - ...
-



MINUTES
Special Called Council Meeting

Tuesday, April 12, 2022 - 6:00 PM
Meeting Location: Judicial Building, 300 Wall Street

Citizens may access the meeting at the following YouTube address:
<https://www.youtube.com/channel/UC6JiYlrM1NUcM8Ea8BLXCfA>

1. Call to Order- Mayor McLeer

Mayor McLeer called the meeting to order.

All Councilmembers were present except Councilmember Sanders.

Staff Present: Shawn Bell, Naomi Reed, Rebecca Mejia-Ward and Sandra Woods

Visitors: 2

2. Invocation and Pledge of Allegiance

Mayor McLeer gave the invocation.

3. Executive Session -

Motion by Councilmember Blackstone, second by Mayor Pro Tem Clemmer for Council to meet in Executive Session. The motion carried unanimously 6/0.

- a. Discussion of employment, appointment, compensation, promotion, demotion, discipline, or release of employees in the Administration, Fire, and Judicial departments.**

After coming out of Executive Session, Council may vote on items discussed while in Executive Session.

Motion by Councilmember Clemmer, second by Councilmember Thomason to come out of Executive Session. The motion carried 6/0

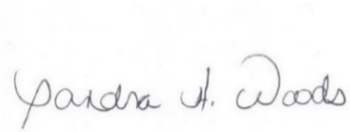
Back in Regular Session. Mayor McLeer stated no votes were taken while in Executive Session.

Motion by Mayor McLeer, second by Councilmember Clemmer to appoint

Christy Jamerson as our Ministerial Recorder in the Judicial Department.
The motion carried 6/0.

4. Adjourn

Motion by Councilmember Thomason, second by Councilmember Garrett to adjourn the meeting. The motion carried unanimously 6/0.

A handwritten signature in cursive script, reading "Sandra H. Woods". The ink is dark and the signature is written on a light-colored background.

Sandra H. Woods, CMC
Municipal Clerk



**MINUTES
FORMAL MEETING OF CITY COUNCIL**

**Thursday, April 14, 2022 - 6:00 PM
Meeting Location: Judicial Building, 300 Wall Street**

Citizens may access the meeting at the following YouTube address:
<https://www.youtube.com/channel/UC6JiYlrM1NUcM8Ea8BLXCfA>

1. Call to Order- Mayor McLeer

Mayor McLeer called the meeting to order.

All Councilmembers were present except Councilmember Sanders.

Staff Present: Shawn Bell, Greg Gordos, Russell Haltiwanger, Michael Hamilton, David Holmes, Kate Kizito, Rebecca Mejia-Ward, Ronnie Myers, Eduardo Noriega, Naomi Reed, Russell Slatton, Sandra Woods

**2. Invocation and Pledge of Allegiance - Reverend Dr. Stephen S. Lomax,
New Life In Christ Missionary Baptist Church**

3. Recognitions Fountain Inn Fury - 2021-2022 Boys Basketball Team

Mayor McLeer presented a proclamation to the Fountain Inn Fury Boys Basketball Team.

4. Introduce New Employees

Jeffrey Allen - Fire Fighter
Caroline Cripps - Police Dispatcher, Communications Division
Austin Watters - Community Engagement Specialist
Elizabeth Carpenter - Neighborhood Services Coordinator

5. Public Forum - Persons wishing to speak may signup 15 minutes prior to the meeting. Signups will be on a first-come, first-served basis. Your remarks will be limited to 3 minutes.

Darren Thames, Director of DSS Laurens County - Mr. Thames reviewed three initiatives: Christmas in June, Senior Parents as Teachers and Foster Parent Recruitment.

Contact: DARREN.THAMES@DSS.SC.GOV
864-567-8093

6. Presentation

a. Manley Garvin - FY 2021 Annual Comprehensive Financial Report

David McCallister with Manley Garvin reviewed the FY 2021 Annual Comprehensive Report with Council.

7. City Administrator's Report- Shawn M. Bell

Shawn Bell reviewed the March reports with Council.

a. March Reports

8. Consent Agenda- There will be no discussion of Consent Agenda items unless a Councilmember so requests in which event the item in question will be considered separately.

a. Approve March 10, 2022 Minutes

Motion by Mayor Pro Tem Clemmer, second by Councilmember Garrett to approve the March 10, 2022 minutes. The motion carried unanimously 6/0.

9. Appointments

a. Appoint Regina Bailey, Board of Zoning Appeals

Motion by Mayor Pro Tem Clemmer, second by Councilmember Blackstone to appoint Regina Bailey to the Board of Zoning Appeals. The motion carried unanimously 6/0.

10. Unfinished Business -

a. Approve on Second Reading - Z 2022-1 Rezone Lot 57 Patton Street, .47 acres, Greenville County Tax Map 0337000106900 from C-2, Commercial District to R-15, Residential District

Mr. Bell explained there are two ordinances before Council tonight. Z 2022-1 would rezone two parcels from C-2, Commercial to R-15, Residential District. Z-2022-2 would rezone one 3.1 acre parcel from C-2, Commercial to S-1, Services District. All three parcels are directly adjacent, owned by Padibo LLC, and under contract for sale to the

applicant. CKW Holdings was present at the meeting and stated the intended uses are two single-family homes on Patton Street (screened by evergreen trees from the larger tract) and warehousing or other service uses on two portions of the 3.1 acres.

The Planning Commission voted unanimously 6-0 in favor of the rezoning at the March 7, 2022 meeting.

Staff recommendation was approval for both zoning changes: from C-2 Commercial to S-1 Services on Chevy Drive, and from C-2 Commercial to R-15 Residential (single-family) on the two Patton Street lots.

Motion by Councilmember Thomason, second by Mayor Pro Tem Clemmer to approve on Second Reading Z 2022-1 Rezone Lot 57 Patton Street, .47 acres, Greenville County Tax Map 0337000106900 from C-2, Commercial District to R-15, Residential District . The motion carried unanimously 6/0.

- b. Approve on Second Reading - Z-2022-2 Rezone Chevy Drive, containing approximately 3.1 acres, Greenville County Tax Map 0337000100806 from C-2, Commercial District to S-1, Services District**

Motion by Councilmember Blackstone, second by Councilmember Thomason to approve on Second Reading Z-2022-2 Rezone Chevy Drive, containing approximately 3.1 acres, Greenville County Tax Map 0337000100806 from C-2, Commercial District to S-1, Services District. The motion carried unanimously 6/0.

11. New Business -None

12. Executive Session -

Motion by Councilmember Garrett, second by Councilmember Blackstone to meet in Executive Session. The motion carried unanimously 6/0.

- a. For the discussion of employment, appointment, compensation, promotion, demotion, discipline, or release of an employee in the Administration Department.**
- b. For the receipt of legal advice relating to a pending claim covered by the attorney-client privilege.**

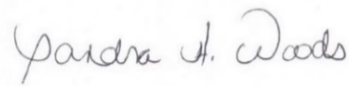
After coming out of Executive Session, Council may votes on items discussed during Executive Session.

Back in regular session.

Mayor McLeer stated that no votes were taken while council met in executive session.

13. Adjourn

Motion by Councilmember Garrett, second by Councilmember Clemmer to adjourn the meeting. The motion carried unanimously.

A handwritten signature in cursive script that reads "Sandra H. Woods". The ink is dark and the signature is written on a light-colored background.

Sandra H. Woods, CMC
Municipal Clerk

**CITY OF FOUNTAIN INN, SOUTH CAROLINA
ORDINANCE 2022-2**

AUTHORIZING THE EXECUTION AND DELIVERY OF A PROJECT AGREEMENT WITH BLACKSTOCK DEVELOPMENT, LLC; AUTHORIZING THE EXECUTION AND DELIVERY OF AN AGREEMENT FOR PURCHASE AND SALE WITH BLACKSTOCK DEVELOPMENT, LLC; AUTHORIZING THE CONVEYANCE OF UP TO APPROXIMATELY 16 ACRES OF REAL PROPERTY, WITH CURRENT GREENVILLE COUNTY TAX MAP NUMBER 0345000100600; AUTHORIZING THE EXECUTION AND DELIVERY OF ADDITIONAL DOCUMENTS; AND PROVIDING FOR RELATED MATTERS.

WHEREAS, South Carolina law authorizes municipalities to take actions not inconsistent with the Constitution and general laws of the State, regarding any subject the municipality finds necessary and proper for the general welfare and convenience of the municipality, including to execute and deliver contracts, to assist in redevelopment, and to expend public funds for economic development;

WHEREAS, Blackstock Development, LLC (“Blackstock”) has requested that the City sell a portion of certain real property owned by the City, which is described generally as approximately 16 acres, located on Diamond Tip Boulevard, in the City with Greenville County Tax Map Number 0345000100600 (“Property”);

WHEREAS, the City is not using the majority of the Property and has no current plan for future use of the Property;

WHEREAS, the City believes the portion of Property to be sold, up to an including the Property’s entirety, is surplus, the sale price for the Property is \$450,000.00, payable through earnest money with the remainder at closing, all as more particularly described in the Agreement of Sale and Purchase, the substantially final form of which is attached as Exhibit A (“PSA”);

WHEREAS, Blackstock and the City desire to confirm the nature, character, and scope of Blackstock’s proposed mixed-use development, which must include multi-family residential property, single-family residential property, retail property, food-service property, and other similar and related facilities, which has been proposed by Blackstock as part of a City request-for-proposal process (collectively, “Project”), through a Project Agreement, the substantially final form of which is attached as Exhibit B (“Project Agreement”);

WHEREAS, Blackstock to investment approximately \$20,000,000 (Phase I) in taxable real and personal property, and the City intends to assist with the Project by reimbursing Blackstock for certain public improvements, all as more fully described in the Project Agreement;

WHEREAS, the City and Blackstock have memorialized each party’s respective commitments in an agreement, the substantially final form of which is attached as Exhibit B, Project Agreement.

NOW THEREFORE, CITY COUNCIL ORDAINS:

Section 1. *Incorporation of Findings.* The City hereby adopts and incorporates the findings contained in the “WHEREAS” clauses above.

Section 2. *Authorization and Approval of Form of PSA and Project Agreement.* The PSA and the Project Agreement are each authorized and approved. The form of the Project Agreement and the PSA presented at this meeting, respectively, attached as Exhibit A, and Exhibit B, are each approved, and all of

the terms of each are incorporated in this Ordinance by reference as if the PSA and the Project Agreement were set out in this Ordinance in their entirety. The Mayor, the City Clerk, and the City Administrator are each authorized, empowered, and directed to execute, acknowledge, and deliver the PSA and the Project Agreement in the name of and on behalf of the City, and to cause the executed PSA and the Project Agreement to be delivered to the Blackstock. The PSA and the Project Agreement are in substantially the form now before this meeting, with such changes therein as shall not be materially adverse to the City and as shall be approved by the officials of the City executing the same, on the advice of the Special Counsel to the City, such official's execution thereof to constitute conclusive evidence of such official's approval of any and all changes or revisions therein from the form of the PSA and the Project Agreement now before this meeting.

Section 3. *Sale of Property.* The City Council approves and authorizes the City Administrator to sell up to the entirety of the Property as described in the PSA.

Section 4. *Expenditure of Funds.* The City Council approves and authorizes the City Administrator to expend funds as described in the PSA and the Project Agreement from any available source, provided, however, the City Council intends, if appropriate, for those funds to be expended from the water/sewer enterprise fund.

Section 5. *Authorization for City Officials to Act.* The Mayor, the City Clerk, and the City Administrator, for and on behalf of the City, are each authorized and directed to do each thing that is reasonably necessary and prudent, including the execution of additional related documents, to effect the execution and delivery of the PSAs and the Project Agreement and the performance of all obligations of the City under and pursuant to this Ordinance, the PSA, and the Project Agreement.

Section 6. *General Repealer.* Each order, resolution, ordinance, or part of the same in conflict with this Ordinance, is, to the extent of that conflict, repealed.

Section 7. *Effective Date.* This Ordinance is effective at its approval following second reading.

[ONE SIGNATURE PAGE AND TWO EXHIBITS FOLLOW]
[REMAINDER OF PAGE INTENTIONALLY BLANK]

CITY OF FOUNTAIN INN, SOUTH CAROLINA

George Patrick McLeer, Jr., Mayor

[CITY SEAL]

ATTEST:

Sandra H. Woods, City Clerk

APPROVED AS TO FORM:

Michael E. Kozlarek, Esq.
King Kozlarek Law LLC
Special Counsel to the City

First Reading: March 10, 2022
Second Reading / Final Approval: May 12, 2022

EXHIBIT A
SUBSTANTIALLY FINAL FORM OF PROJECT AGREEMENT

STATE OF SOUTH CAROLINA	)	CITY OF FOUNTAIN INN AND
	)	BLACKSTOCK DEVELOPMENT, LLC
GREENVILLE COUNTY	)	PROJECT AGREEMENT FOR A
	)	PROJECT LOCATED ON DIAMOND
CITY OF FOUNTAIN INN	)	TIP BOULEVARD, COUNTY OF
	)	GREENVILLE TMS #0345000100600
	)	

This Project Agreement (“Agreement”), by and between Blackstock Development, LLC, a South Carolina limited liability company duly authorized by the Secretary of State of South Carolina to do business in the State (“Blackstock”), and the City of Fountain Inn, a body corporate and politic organized and existing under the laws of the State of South Carolina (“City”), is effective as of May 12, 2022 (“Effective Date”).

WHEREAS, on or about May 12, 2022, Blackstock entered into an Agreement for Purchase and Sale (“PSA”) concerning approximately 6.95+/- acres (subject to survey as provided in the PSA), located on Diamond Tip Boulevard. in the City of Fountain Inn, South Carolina, and Greenville County, South Carolina that bears Greenville County Tax Map Number 0345000100600 (“Property”);

WHEREAS, Blackstock (or its permitted assignee(s)) intends to develop and construct on the Property an innovative multi-use development, which will include single family homes, multi-family, retail space, and office space, all in accordance with a Request for Proposals, dated February 26, 2021, for Woodside Village that has been filed with the City, and which is attached to this Agreement as Exhibit A (“SOI”), and in accordance with a final development plan to be approved by the Fountain Inn Planning Commission (“PD Plan”), along with certain public infrastructure as more fully described below (collectively, “Project”);

WHEREAS, in connection with the construction of the Project, Blackstock and the City wish to enter this Agreement pursuant to which Blackstock agrees to undertake certain obligations and responsibilities with respect to the Project in exchange for the waiver of certain sewer tap fees associated with the Project;

WHEREAS, the City is committed to the development of the significant mixed-use developments and supports opportunities to leverage funds for public improvement related to private redevelopments;

WHEREAS, given that the Project is located in a key location in the City, the Project will enhance the immediate vicinity, will increase the tax base, and is anticipated to act as a catalyst for additional, improved development in the surrounding area, all which will benefit the City and its citizens; and

WHEREAS, the purpose of this Agreement is to confirm that the procedures under which public improvements will be designed, approved, constructed, and carried out will be satisfied, and confirm the procedures under which the City will waive sewer tap fees to encourage the acquisition of the Property and its development in accordance with the SOI by Blackstock:

NOW THEREFORE, for good and valuable consideration, including the mutual exchange of promises set forth in this Agreement, the receipt and sufficiency of which is hereby acknowledged, the parties covenant with one another to perform as follows:

1. *Blackstock Commitments:*

(a) *Development.* Blackstock shall design and construct the Project on the Property in substantial conformity with the SOI and the PD Plan. Blackstock shall invest no less than \$20,000,000 (Phase I) in taxable real property and make investment in Public Improvements commensurate with the size and scope of the Project (as defined below). The Project shall be substantially complete, for its intended purpose, and subject to ad valorem taxation on or before October 30, 2024.

(b) *Public Improvements.* Blackstock shall design and construct all public utilities, roadways,

streetscape, and other similar public infrastructure reasonably necessary for the development of the Project, including, for example: roadway widening and parking spaces; streetlights; concrete sidewalks; landscaping, including street trees; and installation and/or improvement of water, sanitary sewer and storm drainage lines and facilities, in and along all public rights-of-way and public property adjacent to the Property and otherwise throughout the Project area (collectively, "Public Improvements"). The Public Improvements must conform substantially to the SOI attached as Exhibit A.

(c) Compliance with Building, Zoning, and Environmental Laws. Blackstock shall construct and develop the Project according to all applicable federal, state, and local laws, rules, orders, ordinances, regulations, and legal requirements of all governmental entities, agencies, or instrumentalities relating to the development, construction, use, or condition of the Project or the Property, including, without limitation, all building code, zoning requirements, and environmental regulations then in effect at the latter of the time applicable permits are issued and a certificate of occupancy is issued subject to any waiver of any of the aforementioned consented to by the City herein, the SOI, or the PD Plan. Blackstock shall (i) ensure construction is performed in a manner that does not cause any material damage to existing land or improvements that are not owned or under the control of Blackstock and (ii) at the City's option to be exercised in a commercially reasonable manner, promptly repair, or remit funds to the City for the reasonable costs to repair, any damage to adjacent areas within the road rights of way outside the Property that may be caused by or result from the work associated with the Project.

(d) Environmental Protection for the City. At all times relevant to this Agreement, Blackstock shall ensure the Project Property shall be free from any recognized environmental conditions or other potential environmental hazards.

(e) Insurance. During any construction, Blackstock shall obtain and maintain, or cause the appropriate affiliate and/or independent contractor(s) to obtain and maintain, with respect to its, respective, property, at all times one or more policies of insurance containing the following types of coverage, deductibles, limits, and other commercially reasonable terms:

- (i) Builders Risk. Comprehensive builders risk, casualty, and property insurance against any casualty on an "all risk" perils basis. This policy must include fire, extended coverage, vandalism, and malicious mischief.
- (ii) General Liability. Commercial general liability insurance covering the defense and legal liability claims of bodily injury, death and property damage which occurs on, in or about or relating to the Project regardless of the cause of the same. This policy must have not less than \$5,000,000 combined single limits per occurrence/aggregate for bodily injury or property damage, provided by a Commercial General Liability policy or combination of General Liability and Umbrella Liability limits.
- (iii) Workers Compensation. Workers Compensation and Occupational Disease insurance meeting the State's statutory requirements, including employer's liability in an amount not less than \$1,000,000.
- (iv) Motor Vehicle. Motor vehicle covering all owned, non-owned and hired automobiles of not less than \$1,000,000 combined single-limits per each occurrence/aggregate for liability, bodily injury, and property damage.
- (v) Additional Requirements. Any insurance this Agreement requires must be affected under standard form policies issued by insurers of recognized responsibility authorized to do business in South Carolina which are rated at least Class A/VIII, Best Rating Services. The policies must be non-assessable and shall contain language to the effect that (i) any loss shall be payable notwithstanding any act of negligence, (ii) the policies are primary and noncontributing with insurance on which additional insured's are listed as named

insured's, and (iii) the insurer is not entitled to initiate cancellation, material limitation or non-renewal except after 30 days' written notice (10 days for cancellation due to non-payment of premium) by the insurer to Blackstock and the City. The policies must include waivers of all rights of subrogation against Blackstock, the City and their respective elected officials, officers, agents, and employees. The policy described in subparagraphs (i), (ii), and (iv) of this section must include the City and Blackstock, and their respective elected officials, officers, agents, employees, subcontractors, and licensees as additional insureds to the extent allowed by law.

(f) *Surety Bonds*. Blackstock has procured and Blackstock shall ensure adequate performance and payment bonds are procured and maintained with respect to all work comprising the Public Improvements until such time as the Public Improvements are complete and lien waiver(s) obtained. Blackstock is not entitled to utilize a dual obligee rider to satisfy the bonding requirement.

(g) *Construction Delay*. Blackstock shall immediately grass all disturbed, undeveloped land, and repair, replace, or restore all public rights-of-way and public property adjacent to the Property and otherwise throughout the Project area to a safe and functional condition for public use, subject to the regulations of any agency having jurisdiction, including but not limited to the SCDOT.

(h) If, at any time prior to substantial completion, the Project is damaged or destroyed by a fire or other casualty, Blackstock shall commence, and proceed as promptly as possible, to repair and restore the Project, so as to cause the same to achieve substantial completion according to the PD Plan as soon as practicable.

2. *City Contributions and Commitments:*

(a) *Project Participation*. Subject to the City's right, in its sole discretion, (i) to appropriate funds as part of the City's normal budget cycle and process to make any payment as described below, and (ii) all other requirements of this Agreement, the City shall reimburse Blackstock for the design and construction of the Public Improvements in an amount up to, but not to exceed certain sewer tap fees associated with the Project ("City Commitment"). Reimbursement is subject to the Public Improvements being in material compliance with all requirements and conditions otherwise set forth in this Agreement (including the City's written acceptance, which shall not be unreasonably withheld) and to the Project having met the standards of quality in design and construction described in the SOI and the PD Plan.

(b) *Reimbursement Formula and Procedure*. The City Commitment is payable solely from, and only to the extent of, any revenues collected by the City related to the Project on the Property ("Reimbursement Payment").

(c) *Reimbursement Contingencies*. A Reimbursement Payment shall not be made to Blackstock without Blackstock's material compliance with all requirements contained in this Agreement, specifically by providing detailed substantiation of the actual costs incurred for the design and construction of the Public Improvements and the Public Improvements are completed and accepted in writing by the City. At a minimum, such detail shall include the schedule of values submitted to Blackstock by any design professional and by any other contractor performing design, construction, or other services necessary for the completion of the Public Improvements. The City is entitled to request such additional information, as the City, in its reasonable, sole discretion, deems appropriate for substantiating compliance with this Agreement. Actual costs do not include any of the following actual or allocated costs of Blackstock: personnel costs, overhead costs, interest expense, costs associated with right-of-way or easement acquisition. The submitted substantiation of costs shall solely be for those Public Improvements set forth in Paragraph 1(b) above and approved by the City pursuant to Paragraph 2(a) above. No other improvements shall be subject to reimbursement without the written authorization of the City Administrator upon his providing a written finding that the improvement complies with the provisions of this Agreement. All Reimbursement Payments shall be made pursuant to the reimbursement formula and procedure

set out in Paragraph 2(b) above.

(d) *City Maintenance Obligations.* Except as provided in the next succeeding paragraph, at and after completion, transfer, and acceptance by the City, of the Public Improvements, the City shall own, operate, and maintain the Public Improvements in the same manner as other public infrastructure owned by the City.

Notwithstanding any other provision of this Agreement to the contrary, unless arising as a direct result of the City's gross negligence or willful act or omission, the parties specifically understand and agree that although Blackstock's remediation of any, if any, environmental conditions on the Property is a public improvement, (i) the City is not responsible for any, if any, remediation of environmental conditions and/or any reimbursement to Blackstock is not, and shall not be deemed to be, an accept of any duty, obligation, or liability on City's part for any, if any, remediation; (ii) the City shall have no prior, current, or future obligation or responsibility for any, if any, environmental conditions on the Property; and (iii) the City shall never own or maintain any, if any, Public Improvements related to any, if any, environmental conditions.

3. *Reimbursements Subject to Standard of Reasonableness.* Those costs which are to be reimbursed or paid as consideration by the City must be reasonably incurred and substantiated, and Blackstock's procurement practices shall adhere to principles of fairness, efficiency, and value for the use of public funds, and must provide for competitiveness, even though bids may not be necessary. The City is entitled to request and receive from Blackstock such documentation as the City deems, in its sole discretion, necessary to substantiate reimbursement by the City for any cost incurred by Blackstock.

4. *Compliance with Law.* Construction and operation of the Project and Public Improvements shall be performed in a good, safe, and workmanlike manner and in accordance with all applicable laws, rules, orders, ordinances, regulations, and legal requirements of all governmental entities, agencies, or instrumentalities relating to the Project, use or condition of the Property, and any improvements constructed thereon including, without limitation, all building code and zoning requirements then in effect.

5. *Assignment.* Blackstock shall not assign its rights and/or obligations under this Agreement to third parties without first having received from the City a written consent, which consent shall not be unreasonably withheld, approved, and executed with the same formality as this Agreement; provided, however, Blackstock shall be entitled to assign its rights and obligations under this Agreement without further consent to one or more Affiliate of Blackstock. "Affiliate" means an entity that: (a) solely controls Blackstock; (b) is under common control with Blackstock; or (c) is controlled by Blackstock or is under the common control of Blackstock or Blackstock's joint venture partner as described in Exhibit A. Blackstock shall provide written notification to the City of any such assignment to an Affiliate and, further shall supply reasonable documentation of Affiliate status.

6. *Default/Remedies.*

(a) *Blackstock.* Upon a default by Blackstock in the due performance of or compliance with this Agreement and the failure of Blackstock to cure such default after receipt of written notice thereof from the City describing such event of default within (i) 10 days in the event of a monetary default, or (ii) 30 days in the event of a non-monetary default; provided, however, that if the nature Blackstock's obligation is such that more than 30 days are required for its performance, and so long as Blackstock has provided written notice of the precise time frame for curing such non-monetary default, then Blackstock shall not be deemed in default if it shall commence such performance within 30 days and thereafter diligently pursues the same to completion, the City may:

- (i) terminate this Agreement, and any payments that would have otherwise been due to Blackstock under this Agreement, immediately by delivery of written notice to Blackstock;
- (ii) refuse to (a) approve plans, (b) issue permits, and (c) take any other favorable government action with respect to the Property, as applicable;

- (iii) demand payment of the amounts described in paragraph 26 of the PSA; and
- (iv) take whatever action at law or in equity as may appear necessary or desirable to enforce its rights under this Agreement.

(b) *The City*. Upon the default of the City in the due performance of or compliance with any of the terms hereof, Blackstock may take whatever action at law or in equity as may appear necessary or desirable to enforce its rights under this Agreement.

7. *Modification*. No modification, amendment, or waiver of any provision of this Agreement shall be binding on the parties unless the same is first reduced to writing in a document, which is approved and executed with the same formality as this Agreement. The waiver of a breach of this Agreement by either party shall not operate as a waiver of any subsequent breach, and no delay in acting with regard to any breach of this Agreement shall be construed to be a waiver of the breach.

8. *Merger of Negotiations*. This Agreement and the PSA constitute the entire agreement between the parties. All prior negotiations and representations of each party are merged into this Agreement and the PSA, as their respective subject matters appear, and no prior statement, whether written or oral, shall be binding on either party unless reduced to writing and contained in this Agreement.

9. *Applicable Law*. This Agreement shall be subject to, and interpreted under, the laws of the State of South Carolina. Any dispute arising out of, or related in any manner to, this Agreement or the Project must be brought in the Greenville County Court of Common Pleas following the exhaustion of any and all available administrative remedies.

10. *Timely Execution Required*. This Agreement shall be null and void if not executed by Blackstock and presented to the City within sixty days of passage of the adopting ordinance.

11. *No Joint Venture. No Third-Party Beneficiary*. The parties acknowledge the City is acting solely in a governmental capacity, in expanding/enhancing the City's public infrastructure and spaces, in approving this Agreement, and in providing any approvals related to the Project. Accordingly, the parties further acknowledge that no joint venture is intended or created between Blackstock (or any affiliated or related entity of Blackstock) and the City, and the parties expressly disclaim the same. Parties do not intend for this Agreement to create any third-party beneficiary rights.

12. *Limitation of the City's Liability*. ANYTHING ELSE IN THIS AGREEMENT TO THE CONTRARY NOTWITHSTANDING, ANY CITY OBLIGATION CONTAINED IN THIS AGREEMENT, INCLUDING ANY OBLIGATION TO PAY MONEY, IS NOT A DEBT OR GENERAL OBLIGATION OF THE CITY, BUT RATHER IS PAYABLE SOLELY AND EXCLUSIVELY FROM ANNUALLY APPROPRIABLE REVENUES AND RECEIPTS OF THE CITY.

13. *No Liability to City Personnel*. Any City obligation contained in this Agreement, including any obligation to pay money, is an obligation of the City and not an obligation of any member of the City Council or any employee, other elected official, officer, or agent, employee of the City in either an individual or an official capacity.

14. *Absence of Certain Commercial Practices*. Neither Blackstock, nor Blackstock's joint venture partner, nor any Affiliate, nor any officer, member, director, employee or agent of any them (nor any person acting on behalf of any of the foregoing), has given or agreed to give any gift or similar benefit, including, without limitation, any contribution, payment or expenditure, of more than normal value to any customer, supplier, the City or other governmental employee or official or any other person who is or may be in a position to help or hinder the foregoing entities or assist them in connection with any actual or proposed activity described in this Agreement.

15. *Indemnification*.

- (a) Except as provided in paragraph (d) below, Blackstock ("Indemnifying Party"), shall

indemnify and save the City, its employees, elected officials, officers and agents (each, "Indemnified Party") harmless against and from all liability or claims arising from the City's execution of this Agreement, performance of the City's obligations under this Agreement or the administration of its duties pursuant to this Agreement, any environmental matters arising out of or relating to Project Property, or otherwise by virtue of the City having entered in this Agreement.

(b) The City is entitled to use counsel of its choice and Indemnifying Party shall reimburse the City for all of its costs, including attorneys' fees, incurred in connection with the response to or defense against such liability or claims as described in paragraph (a), above. the City shall provide a general description of the costs incurred in the response or defense, and Indemnifying Party shall pay the City within 30 days of receipt of the statement. Indemnifying Party may request reasonable documentation evidencing the costs shown on the statement. However, the City is not required to provide any documentation which may be privileged or confidential to evidence the costs.

(c) The City may request Indemnifying Party to resist or defend against any claim on behalf of an Indemnified Party. On such request, Indemnifying Party shall resist or defend against such claim on behalf of the Indemnified Party, at Indemnifying Party' expense. Indemnifying Party is entitled to use counsel of its choice, manage, and control the defense of or response to such claim for the Indemnified Party; provided Indemnifying Party is not entitled to settle any such claim without the consent of that Indemnified Party.

(d) Notwithstanding anything herein to the contrary, Indemnifying Party is not required to indemnify any Indemnified Party against or reimburse the City for costs arising from any claim or liability (i) occasioned by the acts or omissions of that Indemnified Party, which are unrelated to the execution of this Agreement, performance of the City's obligations under this Agreement, or the administration of its duties under this Agreement, or otherwise by virtue of the City having entered in this Agreement; (ii) resulting from that Indemnified Party's own negligence, bad faith, fraud, deceit, or willful misconduct, or (iii) related to or resulting from the public for ingress and egress over the Property

(e) An Indemnified Party may not avail itself of the indemnification or reimbursement of costs provided in this Section unless it provides Indemnifying Party with prompt notice, reasonable under the circumstances, of the existence or threat of any claim or liability, including, without limitation, copies of any citations, orders, fines, charges, remediation requests, or other claims or threats of claims, in order to afford Indemnifying Party notice, reasonable under the circumstances, within which to defend or otherwise respond to a claim.

(f) The exclusion contained in paragraph 15(d)(iii) does not apply to any situation in which an Indemnifying Party has failed to maintain (i) insurance coverage as required under this Agreement, or (ii) insurance coverage sufficient to hold the City harmless against and from all liability or claims arising from the City's execution of this Agreement, performance of the City's obligations under this Agreement or the administration of its duties pursuant to this Agreement, any environmental matters arising out of or relating to Project Property, or otherwise by virtue of the City having entered in this Agreement.

This Section 15 survives termination of this Agreement.

16. *Notice.* All notices and communications hereunder shall be in writing and shall be delivered personally or sent by certified mail, return receipt requested, addressed to the parties as follows:

City: Shawn Bell
City Administrator, City of Fountain Inn
200 North Main Street
Fountain Inn, SC 29644
864-862-4421
Shawn.bell@fountaininn.org

With Copy To: Michael E. Kozlarek, Esq.
(does not constitute notice) King Kozlarek Law LLC
Post Office Box 565
Greenville, South Carolina 29602-0565

Blackstock: Blackstock Development, LLC
Attn: Seth Henry
39 Rowley Street, Unit 105
Greenville, SC 29601
864-593-1809
seth@blackstockdevelopment.com

With Copy To: Nodine Law, LLC
(does not constitute notice) Attn: Eric Nodine
1032 Union Street
Spartanburg, SC 29302
864-310-4433
eric@nodinelaw.com

17. *Mutual Dependency of Commitments.* Each Party's commitments under this Agreement are collectively dependent, each on the other.

18. *Severability.* If any part of this Agreement is held unenforceable for any reason, then that unenforceability does not affect the enforceability of the remainder of this Agreement.

19. *Headings.* Each heading is inserted for the Parties' convenience and does not alter the substance of the item described by that heading.

20. *Exhibits.* Each exhibit referenced above (including any attachments to an exhibit) are attached to this Agreement and incorporated in this Agreement by reference.

21. *State Law Limitations.* Anything else in this Agreement to the contrary notwithstanding, the City's commitments are subject to the provisions of the South Carolina Code Annotated, as well as all local laws existing as of this Agreement's Effective Date.

[TWO SIGNATURE PAGES AND ONE EXHIBIT FOLLOW]
[REMAINDER OF PAGE INTENTIONALLY BLANK]

WHEREFORE by its signature, each Party binds itself and successors in interest as of the Effective Date.

CITY OF FOUNTAIN INN, SOUTH CAROLINA

By:_____

Name:_____

Title:_____

Executed: May _____, 2022

WHEREFORE by its signature, each Party binds itself and successors in interest as of the Effective Date.

BLACKSTOCK DEVELOPMENT, LLC

By:_____

Name:_____

Title:_____

Executed: May _____, 2022

EXHIBIT A
Request for Proposals



CITY of
FOUNTAIN INN

The Village at Woodside Mill

Request for Proposal
RPF 2021-001
February 26, 2021

February 26, 2021

Mr. Shawn Bell
City Administrator
City of Fountain Inn
200 North Main Street
Fountain Inn, SC 29644

RE: Fountain Inn – Woodside Village Request for Proposal (RFP); RFP 2021-001

Dear Mr. Bell & Selection Committee:

We are pleased to deliver the following information to the City of Fountain Inn and to Mr. Jain, for consideration related to the development of the property known as Woodside Village. We are calling this project “The Village at Woodside Mill”, as it is important for us to give homage to the former Woodside Mill property.

My partners and I, as well as, our team of experienced professionals, are excited about the possibilities that this project will bring to downtown Fountain Inn. We believe that what we have outlined in our proposal will be an economic benefit to the City and will most importantly provide additional housing to those that want to take advantage of all that Fountain Inn has to offer.

We believe that our team is uniquely qualified to take on this project. With a combination of retail/commercial, for rent apartments and for sale single family residential, it takes a group that is diverse, and that understands how to maximize the utilization of the property. We also believe that what we will offer will allow housing and services that are affordable, while maintaining the necessary quality that Fountain Inn deserves.

Lastly, since this project is a former Textile Mill site, our group is well versed in being able to take advantage of various forms of incentives, which gives this project further viability and chances of success.

We are honored and thrilled to be considered for this project, and we look forward to the next steps in the process. Thank you for the time, and all the best.

Yours truly,

Blackstock Development and Team
Seth Henry, Principal



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Development Team

Developer

Blackstock Development

Civil Engineer

Davis & Floyd

Landscape Architect

Davis & Floyd

Architect

PSi Design

Contractor

The Boardman Group



Commercial real estate development in the Southeast

Overlooked Properties

Our team takes pride in finding the best way to utilize a space - bringing unrealized potential to reality. We turn problem sites into successful developments in transitional growth markets.

Creative Problem Solving

We are a privately held commercial real estate owner and developer headquartered in Greenville, South Carolina. Founded in 2017, Blackstock Development is currently developing multiple sites across the Southeast. With over 50 years of experience as developers and entrepreneurs, we bring to our projects a unique focus on creatively transforming under-utilized properties to help them realize their full potential.



Patrick Britt

PRINCIPAL

Patrick started After School Plus in 2007, so students can make the best of their dead time between 3:00 and 7:00 on school days.

Children finish their homework and participate in music lessons, art, gymnastics, dance, and soccer before their parents pick them up after school. “ASP makes lives a little more convenient and

simple for families.” ASP has over 200 students and has tutored thousands of children in SC through the NCLB program.

He started Britt Real Estate in 2013 to redevelop an old 84 Lumber site into the premier destination for students for after school education, gymnastics, and ballet. Greenville Gymnastics, Dance Arts Greenville, and After School Plus have over 2,500 students and share a 27,000 SF facility on 6 acres in downtown Mauldin, SC where 40,000 cars pass daily. Since moving into the building in the fall of 2016, all three companies have seen exceptional growth from the visibility from HWY 276/417 but also from the synergies of multiple child-centered activities located together. Britt Real Estate is in the process of building another 30,000 SF at the center.

Pat has started 3 companies. He has experience in development, SC tax credits, and management. He graduated from Wofford with a B.A. in History. He also graduated from USC with a master’s degree in International Business.



David Cooper

PRINCIPAL

David began his career in Spartanburg, SC in 1986 with Milliken & CO, after graduating from North Carolina State University, where he studied Industrial Engineering and Textile Management.

During his career with Milliken, David worked as an Industrial Engineer, an Operations Planning Manager, a Worldwide Product Manager, and a division Supply Chain Director. In the midst of his career, David had P&L responsibilities for multi-million dollar business ventures.

After a 16-year career at Milliken, David resigned to begin his own company in the real estate industry. David was the founder of Renaissance Investments in 2001. Renaissance Investments developed a full service “holistic” approach for their investors. Development projects included horizontal sub division development, construction, and sales of multi-million dollar home-sites on Dausfuskie Island, SC and a multi-unit office park in Mauldin, SC.

In 2008, David co-founded Precious Metals & Gold, with the purpose of capitalizing on the precious metals market increase. During the time, the Company opened 36 retail locations in 4 southern states. The Company also expanded into the diamond buying and reselling business.

In 2012, David founded a secondary business utilizing his knowledge in the precious metals and consumer lending industry, forming Loan Star, which operates in Simpsonville, SC and continues to grow annually.

In 2017, David and his partners began Blackstock Development.



Seth Henry

PRINCIPAL

Seth Henry is originally from Pennsylvania and earned his bachelor's degree in Sales and Marketing Management in May of 1996. He began his real estate career at Triad Construction, where he spent three years assembling real estate investments for the principles of the company. Projects included residential, office, and retail concentrations.

In July of 2000, Seth was hired by Realticorp Real Estate Investment Fund which is located in Greenville, South Carolina. There, he was an active member of the sales team and responsible for over 50 retail and office sites throughout the southeast. Rising through the ranks, Seth was promoted to a Regional Partner position in which he was responsible for overseeing all aspects of development from site selection through construction, implementation, and disposition of property.

In August of 2003, Seth founded Mather Development Group. Mather Development was both a principled developer and fee based development company. While operating as Mather Development, Seth developed over 500,000 SF of retail space and a number of residential projects. In addition to the development side of the business, Seth has brokered over \$50 million of investment sales throughout the southeast.

In January of 2008, Seth merged with Apex Development Group as a partner in the business. The crucial experience he provided with commercial and residential development elevated Apex's foundation and potential for expansion. Apex's current focus is in the area of Senior Housing, and Seth's primary roles are deal structure and negotiations as well as all finance related aspects of each project. Seth also coordinates all aspects of a development project from site selection, design, financing, and disposition.

In January of 2017, Seth began working with Blackstock Development as a principle in the business. The company seeks to develop and redevelop under-utilized properties, with a specific focus on properties that have available tax credits. Seth's primary role is to handle the traditional development aspects of various opportunities.



DAVIS & FLOYD OVERVIEW

Davis & Floyd (D|F) has been committed to providing innovative engineering, planning, construction, consulting, and management solutions throughout South Carolina since 1954. Headquartered in Greenwood, SC, we have strategically expanded our physical presence regionally across the state, with branch offices in Columbia, Florence, Greenville, and North Charleston, to better serve our clients.

As proud South Carolinians, we love what we do. It just means more that we are not only afforded the opportunity to conceptualize, design, and construct creative solutions for clients, but also able to provide these services within the communities that we love, and the neighborhoods where we live, work, and play.

Markets

CEI

PRIVATE DEVELOPMENT

ENVIRONMENTAL

STORMWATER

GOVERNMENT

TRANSPORTATION

INDUSTRIAL

WATER RESOURCES

Leadership

Our leaders approach each project with the goal of establishing a sound relationship and a lasting connection with our client. We design + engineer innovative solutions that enrich the world around us.



Stephen Davis
President & Chief Executive Officer
slDavis@davisfloyd.com



Jason Eppley, PE
Chief Operating Officer
jeppley@davisfloyd.com



Michael Horton, PE, CFM, LEED® AP
Chief Engineering Officer
mhorton@davisfloyd.com



Jamie McCutchen, Jr., PE

Associate, Senior Project Manager

Jamie joined Davis & Floyd in 2018 and serves as a senior project manager. He is responsible for expanding our presence in the Upstate markets. Previously, he was owner and president of CCAD Engineering for 19 years. His expertise includes entitlements, planning, design, and construction management for a variety of land development projects, including mixed-use, single and multi-family residential developments, commercial shopping centers, office, and industrial. He has served as a stakeholder on several committees involved in updating ordinances and strategic growth planning.

Relevant Experience

Riverside Ridge Subdivision – Simpsonville, SC

Single family residential development located in Simpsonville, SC consisting of 400+ homes on 170 acre site. Responsible for design, permitting, and construction administration of sediment & erosion control, stormwater management, roadways, site planning, lot layout, sanitary sewer, and domestic water.

Hobby Lobby Shopping Center/Walden Creek Apartments – Greenville, SC

Commercial shopping center and multi-family residential development on 40-acre site on Woodruff Road in Greenville County, SC. Responsible for entitlements, design, permitting, and construction administration, including site planning, zoning entitlements, sediment & erosion control, stormwater management, roadways, sanitary sewer, and domestic water. Sites included 280 apartment units, multiple commercial parcels, including Hobby Lobby as anchor tenant, day-care facility, several retail centers, and a Bonefish Grill Restaurant.

Woodruff Commons and Woodruff Townes – Greenville, SC

Development of adjoining properties into a residential townhome development and office park in Greenville County, SC. Responsible for entitlements, design, permitting, and construction administration, including site planning, zoning entitlements, sediment & erosion control, stormwater management, roadways, sanitary sewer, and domestic water. Sites included townhome and condominium units, and multi-building office development.

GE – Garlington Road Campus – Greenville, SC

Involved in numerous projects on the 400-acre campus of GE located in Greenville County. Maintained the overall master stormwater plan for the campus, including obtaining the only stormwater utility fee credit in Greenville County. Provided site planning services for numerous additions and improvements to the campus over the past 10 years. Responsible for review and certification that any project on campus involving site development stays in compliance with the approved Master Stormwater Management Plan.

QUALIFICATIONS PROFILE

INDUSTRY EXPERIENCE:

27 years

DAVIS & FLOYD:

2018 - Present

OFFICE LOCATION:

Greenville, South Carolina

EDUCATION:

BS, Civil Engineering,
Clemson University, 1992

REGISTRATIONS:

Professional Engineer
PE/SC/18343
PE/NC/026630
PE/GA/026795

MEMBERSHIPS:

Southeast Stormwater Association
(SESWA)
International Erosion Control
Association (IECA)
Greenville Home Builder's Association,
Engineers' & Developers' Committee,
Chairman
Greenville & SC Home Builder's
Association, Associate of the Year, 2018



Chip Buchanan, Jr., PE

Project Manager

Chip is a civil engineer who oversees the preparation of site development plans for commercial, industrial, and residential projects with a focus on Design-Build projects in the Upstate. He develops site work cost estimates based on conceptual site plans and writes engineering reports to be submitted to municipalities for land disturbances permitting. Chip also assists clients with land use entitlements, such as rezoning and special use permits. He is experienced in modeling stormwater for quantity and quality using Hydraflow Hydrographs, IDEAL Model, and SEDCAD and construction administration services, including pre-construction meetings, submittal review, value engineering, as-built certifications, and permit closeout.

Relevant Experience

Martin's Run Commercial Development – Simpsonville, SC

Project involves a 10-acre commercial site on Harrison Bridge Road that will be developed in eight phases. Phases 1 and 2 were completed in 2017. Phases 3 through 6 were completed in 2019. Phase 1 was a sewer main extension. Phase 2 was a car wash. Phase 3 was site infrastructure (private road, water, and storm drainage), Phase 4 was a daycare facility. Phases 5 and 6 were outpatient medical facilities. Chip prepared the required land disturbance and Zoning permits for approval and was the engineer-of-record for Phases 3 through 6. Approximately 6.5 acres of disturbance have been permitted.

PointCentral Verdae – Greenville, SC

Project involved a 15-acre commercial site on Verdae Boulevard. Project included a public road realignment, medical office building, retail center, utility infrastructure and stormwater management facilities. Chip managed the design & permitting for the entire development and was the engineer of record.

Greenville County Redevelopment Authority Sidewalk Projects – Fountain Inn & Simpsonville, SC

Projects for GCRA included the Rosemary Lane (Fountain Inn) & Woodside Mill (Simpsonville) sidewalk projects. Chip managed the design, coordinated with Public Works departments, provide construction administration services (bidding, pay application review, & close out) and was the engineer-of-record for the project.

Fountain Inn Dental – Fountain Inn, SC

Project involved a 1-acre commercial site on N Main Street. Project included a medical office building and offsite drainage improvements. Chip was the engineer-of-record for the project.

360 Mayfield Road Warehouses – Duncan, SC

Project manager and engineer-of-record for a 10-acre greenfield development project on Mayfield Road in Spartanburg County. It involved three flex warehouse buildings (totaling 75,000 SF), truck court and docks, group septic system, two SCDOT driveway encroachments, and detention pond. This project is currently under construction.

QUALIFICATIONS PROFILE

INDUSTRY EXPERIENCE:

10 years

DAVIS & FLOYD:

2018 - Present

OFFICE LOCATION:

Greenville, South Carolina

EDUCATION:

BS, Civil Engineering,
Clemson University, 2009

REGISTRATIONS:

Professional Engineer
2017/PE/SC/35009



Greg McElhannon

Associate, Senior Project Manager

Greg is a senior project manager responsible for project management and contract administration for industrial, K-12 and higher education facilities, and multi-discipline projects. Greg conducts project design constructability and construction document coordination reviews for multidisciplinary projects. He is also specification department manager and is responsible for oversight and production of the contract and technical specifications for project manuals, project bidding process, construction contracts, and construction services phase contract administration.

Relevant Experience

Spartanburg County – Duncan, SC

Project manager for modifications to the Spartanburg Emergency Services Academy Campus. This project included the demolition of two structures, road modifications to the training areas to accommodate fire trucks and other emergency services vehicles, construction of concrete paving around the new training facilities, and stormwater permitting and management design.

Uptown Market – Greenwood, SC

Coordinated preparation of contract and technical specifications for this three-building project that includes an outdoor interactive water feature, restroom building, storage building, and the main market structure. Assisted with document distribution and construction contract preparation.

Wesley Commons: New Healthcare Center & Assisted Living Expansion – Greenwood, SC

Project manager responsible for the management and coordination of civil, landscaping and structural design. Internal design coordinator in direct communication with the project architect ensuring design intent and schedules were met. Construction manager and point of contact during the construction phase with field oversight for a 10' high retaining wall the installation of a bottomless aluminum culvert bridging a creek on the property, the installation of sanitary sewer, domestic water piping, fire water piping, storm sewer system, new 0.3-mile roadway, two sediment/detention ponds, and turning lanes into the property that required widening a section of Highway 25.

Pickens County Commerce Park – Liberty, SC

Coordinated contract and technical specifications for inclusion in the project manual. Responsible for executing the construction contract, and ensuring bonds, insurance, and licensing were valid and in accordance with the state of South Carolina contracting laws.

Self Regional Healthcare Tank Replacement – Greenwood, SC

Coordinated specifications with engineering disciplines for removal of two, 30,000-gallon, underground fuel tanks and replacement with two, 30,000-gallon, above-ground tanks in cast-in-place concrete spill containment structure. Conducted coordination and constructability reviews. Managed construction administration services including review and certification of pay applications, shop drawing review and approval, and construction inspections.

QUALIFICATIONS PROFILE

INDUSTRY EXPERIENCE:

39 years

DAVIS & FLOYD:

2001 - Present

1985 - 1990

OFFICE LOCATION:

Greenville, South Carolina

EDUCATION:

BS, Civil Engineering,
Clemson University, 1983

CERTIFICATIONS:

Certified Erosion Prevention & Sediment
Control Inspector



Chris Haynes, PLA

Associate, Project Manager

Having over 15 years of experience in planning and landscape architecture, Chris serves as our senior landscape architect. Additionally, he brings with him over six years of experience in federal and municipal planning and permitting as well as residential landscape design and construction. Chris is responsible for project design, agency coordination, and permitting. In addition, he prepares specifications, develops preliminary and final cost estimates, and acts as a liaison between the project owner and local permitting agencies. His planning and design experience includes work with federal and municipal planning, large- and small-scale master planning, commercial site and shopping center design, park master planning and design, streetscape beautification and improvements, industrial park layout and design, and residential subdivision layout and design.

Relevant Experience

Hospitality on Peninsula (HOP) Park and Ride Facility – Charleston, SC

Lead landscape architect responsible for the layout and design of two new parking lots created to support the 'HOP' Park and Ride program within the City of Charleston. Design included the retrofit of two existing sites to accommodate standard and accessible parking, two new CARTA bus stops, security booth, and full movement of CARTA buses. Project included coordination with multiple agencies and local utility providers.

Folly Beach Pedestrian Paths – Folly Beach, SC

Lead landscape architect responsible for the design of new bike and pedestrian facilities and their incorporation into the City of Folly Beach's existing road network. Responsibilities included a thorough site inventory and design process that considered several new road sections. Made final design recommendations for the removal of some existing on-street parking to provide pedestrians and cyclists with a protected path that is separated from the flow of traffic by a planted island.

Charleston County Sheriff's Range – Adams Run, SC

Landscape architect responsible for master planning, site layout, and design.

Market Street Streetscape – Charleston, SC

Landscape architect for the multimillion-dollar redesign of Charleston's iconic Market Street streetscape. Provided landscape architectural services, which included updating conceptual master plans, creating preliminary and final cost estimates, providing planting and hardscape design, and developing new site details and construction documentation.

North Charleston Transit Center – North Charleston, SC

Landscape architect for new North Charleston Transit Center. Project consisted of redevelopment of the existing Amtrak site and involved the design of a small pocket park. Provided landscape architectural services, which included hardscape and landscape design as well as creation of site details and construction documentation.

QUALIFICATIONS PROFILE

INDUSTRY EXPERIENCE:

16 years

DAVIS & FLOYD:

2016 - Present

EDUCATION:

MLA, Clemson University, 2009
BS, Plant Sciences & Landscape Systems,
University of Tennessee, 2005

REGISTRATIONS:

Professional Landscape Architect
2014/SC/1274; 2016/NC/1914

CERTIFICATIONS:

CLARB Certified Landscape Architect
ISA Certified Arborist
LEED Green Associate

MEMBERSHIPS:

American Society of Landscape
Architects
Urban Land Institute
American Planning Association

AWARDS:

Charleston Regional Business Journal
Forty Under 40, 2018
Leadership Charleston Graduate, 2016
Department of Commerce, Energy and
Environmental Stewardship, 2011
National ASLA Merit Award, 2009
SCASLA State Chapter Award, 2009
Clemson University, Dan Nadenicek
Founder's Medal, 2009



PSiDesign is an award-winning architecture firm based in Spartanburg, South Carolina. With a diverse portfolio of commercial projects, we are driven by the opportunity of design, the power of collaboration and the vision of our clients. As a studio, we allow these principles to guide us, providing our clients with thoughtful design solutions that enhance the built, social and economic environment in which we work and live.

Our goal with every project is design excellence. We strive to develop solutions that add value, are visually appealing, comfortable, healthy, flexible and efficient. A successful project embodies the character of its surroundings, while still asserting its own identity and purpose. To achieve this goal, our studio employs a myriad of tools and processes, from visioning sessions, charrettes and user meetings to sophisticated modeling software. Everything we do is aimed at one thing, results.

PSiDesign offers full service architectural design services. In particular, the most important service we offer is client service. From pre-design to construction administration, we devote time, energy, and resources to providing our clients information and education on the architectural and design process. PSiDesign is dedicated to sustainability and green design as we are stewards in the communities we work in. Our service focus spans the state of South Carolina as well as select design projects nationwide.

Our design services cover hotel, restaurant, retail, commercial, healthcare and professional office, single and multi-family and community design.



Bo has a deep understanding of both design and constructability. Working in construction in his youth helped him gain valuable insight into how to be clever with the design while still being able to build efficiently. Bo takes a collaborative approach to design and construction in order to deliver the best possible solution to the client.

Registration:

State of South Carolina Architect #7423 (2006) State of Georgia Architect # RA012667 (2009)
State of North Carolina Architect #12267 (2012) State of Maryland Architect #17440 (2013)
District of Columbia Architect # ARC10231 (2013) State of Florida Architect #AR96848 (2013)
State of Kentucky Architect # 7353 (2014), State of Kansas Architect #6518 (2015)
State of Virginia Architect #0401017662 State of Mississippi Architect #5363(2018) State of Wisconsin Architect#12914-5(2019)

Education:

Master of Architecture Clemson University 2003
Bachelor of Science Design Clemson University, 1996

PSI DESIGN

2013 – Present

Vice President Architecture - Architect

Relevant Projects

Chapin Commons – Principal in Charge of the project and lead designer for 30,000 sq. ft mixed-use retail, restaurant and small office in Chapin South Carolina

Valley Falls Apartment Homes – Principal in Charge and lead designer of a 5-building 128-unit apartment home complex in Spartanburg, SC. Project is currently under construction.

Southwind Ranch – Principal in Charge and lead designer of a multi-function event venue. Project is located on 33 acres in Travelers Rest SC.

BO GARLAND ARCHITECTS

2008 – Present

Principal - Architect

Relevant Projects

Custom Homes – Extensive design of custom homes from 1,500-8,000 sq. ft.



Project Experience

Habersham

Bull Street Mixed-Use
Development

Magnolia

Hammond's Ferry

Chapin Commons

The Watermill

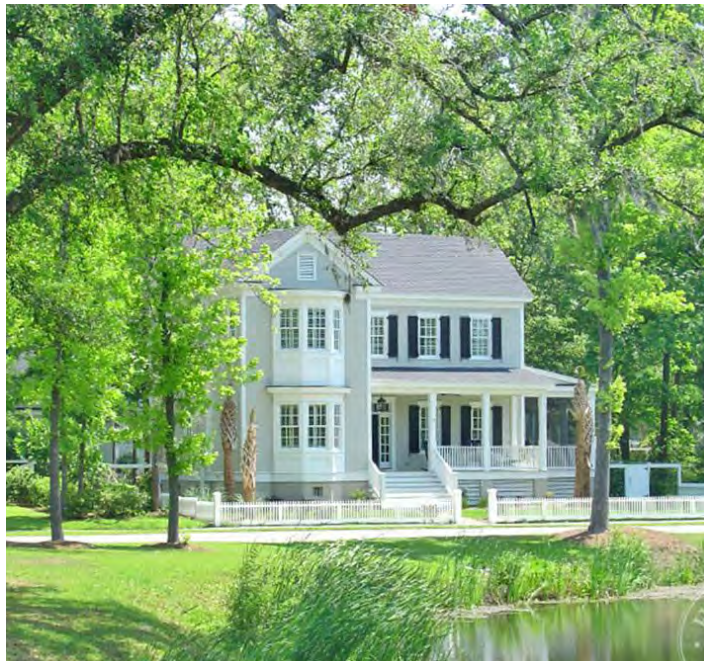
Valley Falls Apartment
Homes

Southwind Ranch

Habersham

Habersham Land Company

Beaufort County, South Carolina

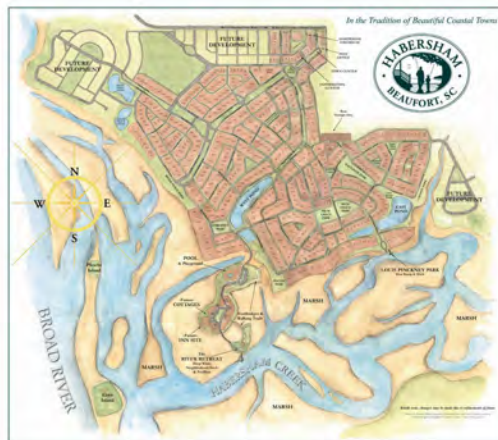


Project Description

Habersham is a waterfront community located within a former antebellum plantation. The classically inspired town plan integrates homes within walking distance of a traditional town center consisting of shops, cafes, offices, and public squares. An island activities center, community dock, parks, and a Lowcountry inn will also be within walking distance.

Solutions

- Attended the charrette, led by DPZ, and assisted in site master planning as well as preparing for and offering engineering support for multiple phases of development
- Provided design, permitting, and construction management services for more than 16 miles of roads and alleys; 4 pump stations; 6 large ponds; pool complex; 10-acre recreation complex; multiple parks; and water and sewer to serve more than 700 homes with plans to add another 500
- Planned and coordinated with the client, permitting agencies, utility companies, and contractors to successfully design and construct the infrastructure in a way that it would lay lightly over the existing landscape and allow the architecture and natural features to be highlighted
- Designed streets and utilities around trees
- Set grade to blend with the natural topography
- Paved and lined streets by curb, sidewalks, and street trees in the town center



Awards

"Best Neighborhood" in 2005 by Professional Builder magazine and the National Association of Home Builders

RELEVANT SERVICES:

Complete Engineering Services

BullStreet Mixed-Use Development

Hughes Development Corporation

Columbia, South Carolina



Project Description

Since 2011, we have been working on downtown Columbia's estimated \$1 billion BullStreet project, which redevelops the 180-acre old state hospital campus into a mixed-use community of retail, restaurant, office, hospitality, residential, and public space. The development also serves as home to the Columbia Fireflies' minor league baseball stadium. The project includes a comprehensive watershed scale effort to address urban flooding, improve water quality, and enhance the Smith Branch Creek.

Solutions

- Surveyed approximately 150 acres
- Designed master plans for water, sewer, and stormwater structures
- Relocated 6,000 LF of 15" and 18" sewer mains
- Designed phase 1 and phase 2 infrastructure totaling more than 8,000 LF of roads and utilities
- Completed early site package grading plan and utility plan for Spirit Communications Park, home of the Columbia Fireflies
- Performed civil site design for a five-story, 125,000 SF office building with parking underneath; Town Park, a 28-unit townhome project on 1.25 acres; the Parker Annex, an existing structure that was renovated for a two-story, 9,200 SF office building; and the Bakery Building, an existing structure that was renovated into a one-story, 4,800 SF office building
- Managed the 3,000 LF Smith Branch Stream Restoration Project

RELEVANT SERVICES:

Surveying
Engineering Services

Hydrologic & Hydraulic Design
Geomorphologic Analysis

Magnolia

Ashley River Investors, LLC

Charleston, South Carolina

Project Description

Located in the Neck portion of the City of Charleston, Magnolia is the largest infill redevelopment in Charleston's history. This 230-acre (180 acres high ground) development is entitled to include 3,500 residential units, 850,000 SF of office space, 420,000 SF of retail and restaurant space, and 690 hotel rooms. Historically, the Magnolia site was used for a variety of industrial enterprises, leaving contaminated soil and groundwater conditions across multiple parcels. Individual parcels are enrolled in the state Brownfield's Voluntary Cleanup program, and others are included on the federal Superfund National Priorities List.

Since 2006, Davis & Floyd has provided a variety of services including project management; boundary, topographic, and wetland and critical line surveying; site, stormwater, and utility design; preliminary right-of-way and final construction plans; alternative analysis; land disturbance, utility, and encroachment permitting, environmental permitting, and Critical Area permitting; utility coordination; and construction engineering and inspection to support the Magnolia project.

Solutions

Phase I – Heriot Street Bridge (Construction Completed 2010)

The Magnolia Bridge is a 1,440 LF concrete flat slab structure with a bridge deck that includes two 11'-wide vehicular travel lanes and a 10'-wide, two-way multi-use lane for bikers and pedestrians. Special features of the bridge include decorative structural steel railing and energy-efficient lighting. The City of Charleston funded the bridge using MID and TIF bonds, and accepted ownership and maintenance of the bridge in 2010. Additionally, Phase I improvements to Heriot, Petty, and Mechanic Streets included new drainage, curbing, asphalt pavement, sidewalks, lighting, and landscaping.

Magnolia PUD (Re-Zoned January 2015)

The Magnolia PUD (Planned Unit Development), approved in January 2015, is the largest infill redevelopment in Charleston's history. Approval for rezoning required design of the typical street cross sections; stormwater master planning; and utility coordination to support the proposed development. Davis & Floyd assisted the project's urban planning and environmental consultants with cost analysis, conceptual design, and master planning for future remediation and development phasing.

Phase II – Roads and Infrastructure (Began Construction – Early 2019)

Magnolia – Phase II includes remediation the former Ashepoo Phosphate Works site; creation of 18 acres of developable urban blocks; 1,800 LF of new city streets including storm drainage, sidewalks, and streetscape; 4,500 LF of potable water mains; 4,050 LF of sanitary sewer gravity mains; 4,300 LF of sanitary sewer force main; a new 1 MGD sanitary sewer pump station to serve all of Magnolia; and an underground electrical duct bank network for future service to the project. Additional improvements are planned within the SCDOT right-of-way along King Street Extension and Oceanic Streets to provide better access to the development.



RELEVANT SERVICES:

Permitting
Utility Coordination

Project Management
Surveying
Environmental Engineering

Stormwater Design
Construction Engineering & Design

Hammond's Ferry Development

Hammond's Ferry, SCDOT, City of North Augusta

North Augusta, South Carolina



Project Description

Davis & Floyd was enlisted to develop a mixed-use, traditional neighborhood to include over 1,000 new homes, condominiums, and apartments as well as business and civic uses, new parks, and public spaces fronting Savannah River and two interior lakes to reconnect City of North Augusta to the river.

Solutions

- Provided due diligence, geotechnical evaluations, wetland delineations, utility locations, base map development, and topographic surveys for development of New Urban plan by Dover, Kohl, & Partners for 200-acre parcel adjacent to Savannah River
- Developed water, sewer, and stormwater master plans as well as construction plans for first two phases including 150 homesites
- Extended City of North Augusta's greenway trail system through project by designing 2-mile, multi-use path along Savannah River, including railroad car bridge and two boardwalks
- Provided turnkey services to construct Georgia Avenue Extension, West Avenue, and Railroad Avenue, including project management; surveys; geotechnical investigations; hydraulic and hydrologic, road, and structural designs; traffic studies and analysis; subsurface utility engineering and coordination; environmental documentation; permitting; right-of-way plans; and construction plans to allow access and connectivity to Riverfront development, public lands, parks, and recreational facilities
- Managed NEPA documentation for roads, which involved coordination of cultural resources surveys and mitigation, threatened and endangered species surveys, and preparation of Environmental Assessment including noise impacts, wetland impacts, secondary impacts of redevelopment, etc.
- Required close coordination with SHPO and several Indian tribes as well as development of detailed mitigation plan that included data recovery, preservation, and documentation

RELEVANT SERVICES:

Surveying
Engineering
Permitting

NEPA Document
Public Involvement
Project Management

404/401 Permit Application
Roadway Design
Environmental



Chapin Commons

Scope: 30,000 sq. ft mixed-use lifestyle center

Location: Columbia Avenue Chapin, SC

Owner Contact: Chapin Commons Development

Contractor: Cunningham Waters Construction

Completion: 2022

This project was originally envisioned as a place for retail/ business/ and restaurants to cater to a community-oriented crowd. Special attention was paid to the “in-between” spaces in order to foster gatherings. Covered patios, roll-up garage style doors with bars that open to the outdoors and fire pits are just a few of the features that this development boasts.

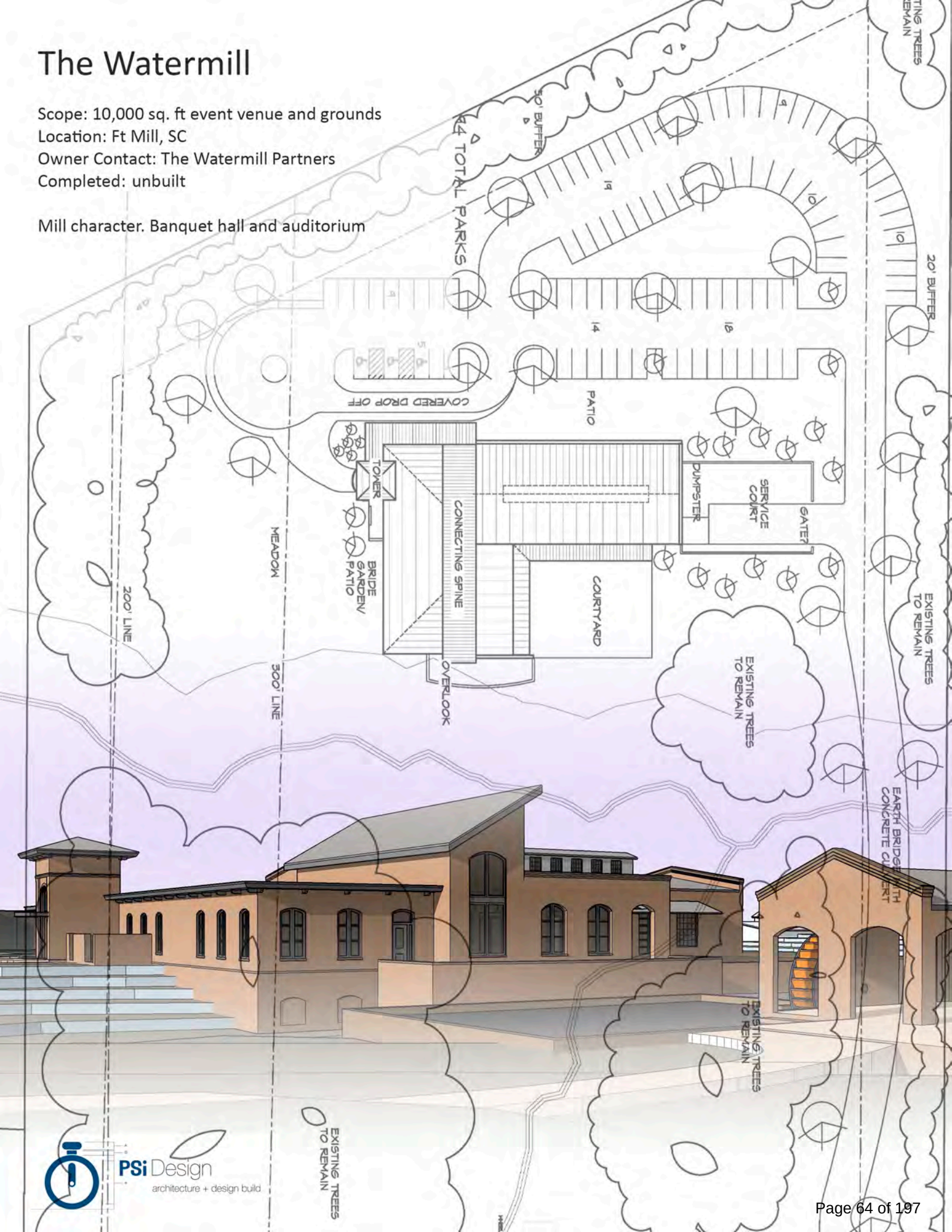


PSi Design
architecture + design build

The Watermill

Scope: 10,000 sq. ft event venue and grounds
Location: Ft Mill, SC
Owner Contact: The Watermill Partners
Completed: unbuilt

Mill character. Banquet hall and auditorium





Valley Falls Apartments

Scope: 5-building 120 unit apartment homes

Location: Valley Falls Road Spartanburg, SC

Owner Contact: Higher Learning, LLC

Contractor: Creative Builders

Completion: 2021

PSi Design teamed up with the owners and general contractor to develop this project under strict budget and timing controls. The buildings surround a pastoral lake and have 2, 3 and 4 bedroom apartment units. It is the second phase of a 2-phase project. The original units are usually fully leased and the ownership is expecting a repeat performance..





Southwind Ranch

Scope: 5,000 sq. ft event barn and grounds

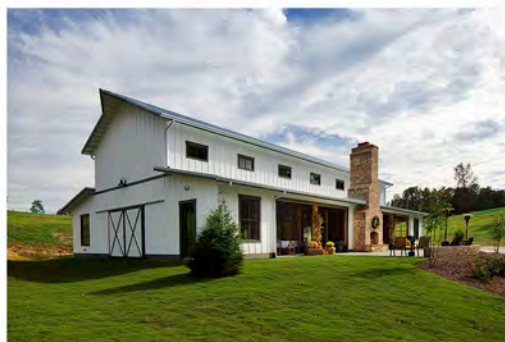
Location: Travelers Rest, SC

Owner Contact: Southwind Ranch

Contractor: Hershberger Construction

Completion: 2018

This event venue sits on 30 acres of farmland with a small fishing pond and rolling hills. It was designed to support catering groups in a prep area. The concept was to create several different seating areas in and around the "barn" for both large and small groups to gather.



PSi Design
architecture + design build



Development Program Concept

The development program will generally follow the existing Planned Development (PD) for the property and is dependent upon obtaining a contract for the adjoining privately owned parcels as a part of the overall development plan. The project will be developed in three phases or zones as outlined in the existing PD.

Zone 1 – Neighborhood Commercial

Zone 1 will consist of up to 11,000 SF of neighborhood commercial type uses, including retail, restaurant, small office and other local services. Individual uses will be limited to a maximum of 4500 SF. The zone will include outdoor patios for gathering areas and limited service areas as needed to meet the needs of the tenants. See the included conceptual site plan for reference. If it is determined there is not sufficient demand for commercial uses, then this area may be converted to up to an additional 20 multi-family units.

Zone 2 – Multi-Family

Zone 2 will be developed as Multi-Family apartments. It will include up to 100 units in up to 3 buildings. The buildings will be 2 or 3 story with walk-out basements to take advantage of site topography. It will include a mix of 1, 2 and 3-bedroom units and parking will be provided at a rate of 1.5 spaces per unit. Street parking and overflow parking at the amenity area will aid in meeting parking demand.

Zone 3 – Single-Family

Zone 3 will be developed as up to 38 single-family lots. The plan will include an alley to access units and provide rear loaded garages for many of the units.



Development Program Concept

Amenities

An amenity for the development will be constructed between Zone 2 & 3. This will include a pool, bathrooms and cabana. In addition, the development will include sidewalks throughout the development and connection to the planned Woodside Park Connector trail. Lighting will be provided in the multi-family parking lot and along new public roads. Landscaping will be provided in the parking lot for the multi-family units and along all streets and alleys. Sidewalks will be provided to connect to Diamond Tip Boulevard and encourage pedestrian traffic to connect to the downtown area. The area at the end of Fourth Street will be utilized as a park/open Space. Bike racks will also be provided in Zone 1 ,2 and the amenity area to encourage bicycle use. It will be close to the trail access Stormwater management will be provided by a proposed wet pond, that will be incorporated into the amenity area and include a walking trail around it.



Architectural Theme

Overall character:

The overall design intent is to play upon the character of historic textile mill buildings. We have included images from the American Tobacco re-development in Durham NC as a visual reference.





The Village at Woodside Mill



Conceptual Site Plan



Master Plan

Zone I
Neighborhood
Commercial

Zone II
Multi-family

Zone III
Single Family





Zone I

Zone I
Neighborhood
Commercial

- Retail
- Restaurant
- Small Office





Zone I

Zone I
Neighborhood
Commercial

- Retail
- Restaurant
- Small Office



Covered patio



Community Gathering





Zone II

Zone II

Multi-Family

- Building 1
 - 38 units
- Building 2
 - 15 units
- Building 3
 - 36 units





Zone II

Zone II

Multi-Family

- Building 1
 - 38 units
- Building 2
 - 15 units
- Building 3
 - 36 units



Street Gardens



Brick Detailing and Expansive Windows



Zone III

Zone III
Single-Family
- 38 Lots





Zone III

Zone III
Single-Family
- 38 Lots





Zone III

Zone III
Single-Family
- 38 Lots



Community Building





The Village at Woodside Mill



Pro Forma/ Business Plan

The Village at Woodside Mill

The Village at Woodside Mill - Development Budget				Horizontal
Cost Code	Unit	Quantity	Total Costs	Phase 1
	Land Costs			100%
	Acreage			-
11010	Purchase Price - Jain Property	1,200,000 1.0	1,200,000	1,200,000
	Purchase Price - City of Fountain Inn	285,000 -	-	-
11020	Assignment Fee / Option Fee		-	-
11030	Purchase Commission	0.0%	-	-
11000	Total Direct Land Costs		1,200,000	1,200,000
	Preliminary and Due Diligence Costs			100%
15110	Appraisal Fees	10,000	10,000	10,000
15122	GeoTech	15,000	15,000	15,000
15123	Environmental - Phase 1	5,000	5,000	5,000
15131	Survey	-	-	-
15136	Property Condition Reports	-	-	-
15141	Loan Closing Legal	50,000	50,000	50,000
15142	Other Closing Legal	30,000	30,000	30,000
15145	Title Insurance	-	-	-
15146	Recording Costs	-	-	-
15181	Travel - Prelim	-	-	-
15190	Other Preliminary Costs Market Study	15,000	15,000	15,000
	Contribution	-	-	-
15100	Total Pre/DD Cost		125,000	125,000
10000	Total Land Costs		1,325,000	1,325,000
	Development Soft Costs			100%
20210	Architect	600,000 1	600,000	600,000
20211	Construction Management	-	-	-
20212	Outside Architect	-	-	-
20220	Engineering	-	-	-
20221	Civil Engineering	1	-	-
20222	Material Testing / 3rd Party Inspections	20,000	20,000	20,000
20223	Environmental - Phase 2	10,000	10,000	10,000
20224	Road / Signal Designs	-	-	-
20225	Traffic Study	-	-	-
20231	Survey - Other	-	-	-
20240	Legal Fees	30,000	30,000	30,000
20250	Real Estate Taxes	75,000	75,000	75,000
20261	Bank Inspections	5,000	5,000	5,000
20262	Bonds LOC Fees	-	-	-
20263	Outside Fees	-	-	-
20264	Accounting Fees	5,000	5,000	5,000
20265	Insurance	-	-	-
20270	Leasing Commissions	-	-	-
20281	Project Management	-	-	-
20282	Travel Expenses	-	-	-
20285	Copies / Miscellaneous	2,500	2,500	2,500
20286	Postage & Shipping	2,000	2,000	2,000
20287	Marketing / Pre-Opening Costs	-	-	-
20290	Other Development Soft Costs	-	-	-
20200	Total Development Soft Costs		749,500	749,500

	Permit Fees			100%
20310	Building Permit Fee	-	-	-
20320	Irrigation Meter Fee	-	-	-
20325	Irrigation Tap Fee	-	-	-
20330	Water Meter Fee	-	-	-
20335	Water Tap Fee	-	-	-
20340	Sewer Impact Fee (Capacity)	-	-	-
20345	Sewer Tap Fees	-	-	-
20360	Utility Upgrade Fees	-	-	-
20361	Water and Sewer upgrade fee	-	-	-
20362	Electrical Upgrade fee	-	-	-
20363	Gas Upgrade Fee	-	-	-
		Impact		
20390	Permit Fee - Other	Fees/Permits	100,000	100,000
20300	Total Permit Fees		100,000	100,000
	Total Soft Costs	2	849,500	849,500

The Village at Woodside Mill - Development Budget					
Cost Code		Unit	Quantity	Total Costs	Phase 1
30000	Site development				100%
30999	Site Development - General	1,140,000	1.0	1,140,000	1,140,000
30020	Site Demolition	-	1.0	-	-
30021	Bldg Demo	-	1.0	-	-
30025	Site Remediation	Asbestos	1.0	-	-
30260	Dry Utilities (Electrical / Phone)		1.0	-	-
30310	Earthwork	-	1.0	-	-
30311	Erosion Control	-	1.0	-	-
30312	Storm and Detention	-	1.0	-	-
30313	Cut / Fill Material	-	1.0	-	-
		Retaining Wall			
		Dumpster			
30320	Site Improvements	Fencing	1.0	-	-
30321	Hardscape (Concrete slab and foundations)	-	1.0	-	-
30322	Paving	-	1.0	-	-
30323	Curb & Gutter	-	1.0	-	-
30326	Retaining Wall	-	1.0	-	-
30327	Landscaping	-	1.0	-	-
30328	Monument / Pylon Signs	-	1.0	-	-
30329	Site Light Poles	-	1.0	-	-
30330	Wet Utilities (Sewer / Water)	-	1.0	-	-
30331	Sewer Utilities	-	1.0	-	-
30332	Water Utilities	-	1.0	-	-
30340	Off-Site Improvements	-	1.0	-	-
30341	Off-Site Utilities	-	1.0	-	-
30345	DOT Work / Signal Work	-	1.0	-	-
	Boardwalks	-	1.0	-	-
	Hardscape Park	-	1.0	-	-
	Sanitary Pump Station	-	1.0	-	-
	Structured Parking	-	1.0	-	-
	Pedestrian Bridge	-	1.0	-	-
	Total Sitework	Per Acre	1,140,000	1.00	1,140,000
	Sitework Outside GC			-	-
	Sitework GC			1,140,000	1,140,000

Cost Code	Unit			Quantity	Total Costs	Phase 1
41000	BLDG - apartments	\$ 140,000.00		89	12,460,000	12,460,000
42000	BLDG - retail/commercial				1,050,000	-
44010	General Conditions	-			-	-
44020	GC Contingency			0.0%	-	-
44030	Insurance, Bonds, & Inspection Testing				-	-
44031	Builders Risk Insurance				29,411	29,411
44032	General Liability Insurance				-	-
44033	Performance & Payment Bond				75,000	50,000
44034	Subcontractor Bond				-	-
44035	Business License				-	-
44040	Permits and Fees				75,000	60,000
44050	Professional Fees	Payroll			250,000	250,000
44060	Overhead and Profit			4%	557,215	557,215
	Total Retail Building Costs	162,883.43		89	14,496,626	13,406,626
43010	Tenant Improvement Allowance	-		-	-	-
43000	Total Tenant Improvement Costs	#DIV/0!		-	-	-
40000	Total Building Costs				14,496,626	13,406,626
50001	Equipment				-	86,000
50000	Total Equipment Costs				-	86,000
	Subtotal Project Costs				17,811,126	16,807,126
	Contingency					
60010	Contingency - Soft Costs			8.00%	77,960	77,960
60020	Contingency - Hard Costs			5.00%	727,331	727,331
60000	Total Contingency				805,291	805,291
	Developer Fees					
70110	Developer Fee			4.0%	726,277	726,277
70210	Working Capital Reserve				-	-
70000	Total Developer Fees				726,277	726,277
	Lender Fees					
80110	Lender Origination Fees	65% LTC	12,000,000		-	-
80120	Lender Interest Reserves	55% AVG Bal	18 Months	5.50%	544,500	544,500
80210	Equity Origination Fees		-	0.00%	-	-
80220	Equity - Preferred Return			0.00%	-	-
80310	TIF Origination Fees	0% LTC	-	0.00%	-	-
80320	TIF Interest Reserves	0% AVG Bal		0.00%	-	-
80000	Total Lender Fees				544,500	544,500
	Total Other Project Costs				2,076,068	2,076,068
	Total Project Costs	-		2	19,887,194	18,883,194
	Less: Self Developed Parcels				-	-
	Less: TBD				-	-
	Less: TBD				-	-
	Less: TBD				-	-
	Total Project Credits				-	-
	Net Project Costs				19,887,194	18,883,194
	Square Feet				-	-

	Equity Fees	ABOVE				
90110	Equity - Origination Fees	0%		0.0%	-	-
90111	Equity - Legal Fees			0.0%	-	-
90120	Equity - Preferred Return		0 Months	0.0%	-	-
90000	Total Equity Fees				-	-

Total Project Costs	19,887,194	18,883,194
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Development Schedule

- March 26, 2021- Selection by City of Fountain Inn
- March 26 – April 13, 2021 - Confirm development agreement with City of Fountain Inn and contract to purchase adjoining property
- April 13 – September 1, 2021 – Approve minor changes to Planned Development, prepare Construction Documents and obtain necessary permits for construction of the project
- September 15, 2021 – Close on purchase of property from City and adjoining property owner
- October 1, 2021 – Commence site work
- April 1, 2022 – Commence vertical construction of multi-family apartment and initial single-family homes
- July 1, 2022 – Commence vertical construction of neighborhood commercial
- February 1, 2023 – Complete multi-family construction
- March 1, 2023 – Complete neighborhood commercial construction
- August, 1, 2023 – Complete Single-family homes
- November 1, 2023 – Project completion and closeout

EXHIBIT B
SUBSTANTIALLY FINAL FORM OF AGREEMENT OF PURCHASE AND SALE

AGREEMENT OF PURCHASE AND SALE

This Agreement of Purchase and Sale ("Agreement") is entered into this 12th day of May, 2022 ("Effective Date"), by and between Blackstock Development, LLC, or assigns, ("Buyer"), and The City of Fountain Inn, South Carolina ("Seller").

In consideration of the mutual covenants and promises contained herein, the Buyer and Seller hereby agree as follows:

1. **Property.** The Seller's property, which is the subject of this Agreement, is approximately 6.95+/- acres (subject to survey) out of an approximately 16+/- acres, located on Diamond Tip Blvd. in the City of Fountain Inn, South Carolina and Greenville County, South Carolina, and has Greenville County Tax Map Number 0345000100600 ("Property"). Seller agrees to sell, and Buyer agrees to buy the Property on the terms and conditions set forth herein. A depiction of the approximately 16+/- acre tract, with the general outline of the area in which the parties anticipate the location of 6.95+/- acres is depicted on Exhibit A.

2. **Final Property Depiction.**

a. **Plat.** Buyer shall, at its sole cost and expense, cause a surveyor to prepare a current, proposed plat of survey of the Property ("Plat"). The Plat shall (i) depict the number of gross acres contained within the boundaries to the nearest one-hundredth of an acre, but in no event shall the acreage of the Land be less than 11 or more than 13, and (ii) depict the Property as substantially in the location and configuration as shown on Exhibit A.

b. **Review of Plat.** Buyer shall provide a copy of the Plat to Seller for its approval thereof. Within 10 Business Days of receipt of the Plat, Seller shall either (i) notify Buyer that it approves the Plat, in which case the legal description of the Property shall be as set forth on the Plat, or (ii) notify Buyer in writing if the Plat is not acceptable to Seller, with an explanation in reasonable detail as to its specific objections thereto. If Seller does not provide such a notice within such 10 Business Day period, then the Plat shall be deemed approved by Seller, and the legal description of the Property shall be as set forth on the Plat. If Seller provides a notice disapproving of the Plat within such 10 Business Day period, then Buyer shall use good faith efforts to cause its surveyor to modify the Plat to account for Seller's reasonable objections. If at any point in the future Buyer provides an updated Plat to Seller, the foregoing approval procedure shall be repeated until Seller approves (or is deemed to have approved) the Plat.

c. **Subdivision.** At any time after Seller's approval (or deemed approval) of the Plat, Buyer may proceed to cause the Property to be legally subdivided as a distinct parcel in accordance with applicable requirements of the City of Fountain Inn ("Subdivision"). Seller shall use good faith, diligent efforts to cooperate with Buyer in connection with the Subdivision, which shall include, without limitation, promptly executing any necessary documents in connection therewith.

3. **Earnest Money.** \$10,000.00 to be held by Providence Land & Title LLC. and refundable during Inspection Period.

4. **Inspection Period.** The Inspection Period shall be 90 days from the Effective Date of this agreement. Seller to provide all surveys, plans, environmental reports, wetlands reports, and any other "due diligence" items upon execution of this Agreement. Seller agrees to review, in good faith, the Buyer's requests for rezoning or site plan approval made to the Seller. Buyer has the right to 2, 60-day extensions to the initial Inspection Period by placing an additional \$15,000 per extension with the Escrow Agent. If Buyer exercises its initial option to extend the Inspection Period, then Earnest Money, including for each extension, shall become non-refundable. If Buyer completes the transaction contemplated by this Agreement, the Earnest Money shall be applied against the Purchase Price.

5. **Closing Date.** The purchase and sale of the Property shall be closed on a day that is mutually agreeable between the parties, but no later than the Thirtieth (30th) day following the close of the Inspection Period (the “Closing Date”). If the Thirtieth (30th) day following the close of the Inspection Period falls on a Saturday, Sunday, or legal holiday, then the Closing Date shall be automatically extended to the next day that is not a Saturday, Sunday, or legal holiday. The Closing shall occur at the offices of the Buyer’s attorney in Spartanburg County, SC.

6. **Closing Costs.** At Closing, the Buyer shall pay for all costs related to the acquisition of the Property, including, for example, Buyer’s loan charges, appraisals, inspections, surveys, title searches, title insurance, deed preparation and deed stamps (now known as deed recording fees), the cost of recordation and the costs of its attorney. The Seller shall pay for the costs of its attorney.

7. **Purchase Price.** The Purchase Price of the Property is **Four Hundred Fifty Thousand and No/100 (\$450,000.00) Dollars**, (“Purchase Price”).

8. **Payment at Closing.** At Closing, Buyer shall pay to Seller, by wire transfer, the sum of Four Hundred Fifty Thousand and 00/100ths (\$450,000.00) Dollars less any Earnest Money provided according to Section 2 and/or Section 3. If Buyer exercises one or more extensions permitted under Section 3, then the amount due at Closing shall be reduced by the additional Earnest Money held by the Escrow Agent. Seller must deliver the property with a clear and free title and unencumbered by any liens or judgments prior to Closing subject to the exceptions set forth in Paragraph 10.

9. **Default.**

a. **Buyer’s Default.** In the event Buyer fails to close title on the Property at the end of the Closing period, except if said failure is due to the default of the Seller, then this Agreement shall automatically terminate, and the Earnest Money shall be released by Escrow Agent to Seller, without limiting any other remedy available to Seller.

b. **Seller’s Default.** In the event of default by Seller which cannot be cured within thirty (30) days, this Agreement shall automatically terminate, the Earnest Money shall be released by Escrow Agent to Buyer, and neither party shall have further rights, duties, obligations, or liabilities, at law or in equity, arising out of or relating to this Agreement except for those that specifically survive termination of this Agreement.

10. **Dispute Resolution.** Buyer and Seller agree that in the event of a dispute arising out of this Agreement which cannot be resolved by the parties, the matter shall first be submitted to mediation within thirty (30) days of written notice from the party alleging the dispute. The mediator will be chosen by agreement of the parties or appointed by the Chief Administrative Judge for the Thirteenth Judicial Circuit. The mediation shall be held in Greenville, South Carolina. In the event mediation is unsuccessful, then the dispute shall be submitted to binding arbitration pursuant to Section 15-48-10 of the South Carolina Code of Laws, as amended. The parties shall be entitled to use Rules 26-36 of the South Carolina Rules of Civil Procedure, which provide for discovery. The single Arbitrator shall be chosen by agreement of the parties or appointed by the Chief Administrative Judge for the Thirteenth Judicial Circuit. The Arbitrator shall have the authority to reduce the times allotted for responses under the discovery rules. The Arbitration shall be heard within one hundred twenty (120) days after notice is provided of the demand to arbitrate. The Arbitrator will have the authority to make an award of reasonable attorney’s fees and costs to the prevailing party and the award of the Arbitrator shall be final, binding, and enforceable. The arbitration shall be heard in Greenville County, South Carolina.

11. **Condemnation.** If, after the Effective Date and prior to Closing, all or a substantial part of the Property is taken by eminent domain or condemnation, Buyer may elect either to (a) terminate this Agreement, as to any portion taken, and proceed with Closing on the balance, or (b) consummate Closing

as herein provided, in which event Seller shall pay or assign all condemnation awards or payments in respect of the Property purchased to Buyer at Closing, or (c) terminate this Agreement in its entirety. If this Agreement is terminated in full pursuant to this Section, Seller shall immediately return the Earnest Money to the Buyer and neither party shall have any further rights, duties, obligations, or liabilities, at law or in equity, arising out of or relating to this Agreement except for those that specifically survive termination of this Agreement.

12. Title. Seller shall convey the Property to Buyer at Closing by special (limited) warranty deed, conveying fee simple title to the Property, free and clear of all liens, encumbrances, claims, rights-of-way, easements, restrictions, and restrictive covenants, except:

a. Current ad valorem property taxes applicable to the Property not yet due and payable as of the Closing Date;

b. Applicable zoning and other governmental ordinances and regulations; and

c. Normal and customary utility easements and rights of way of record which shall not, in Buyer's sole judgment, interfere with Buyer's intended use of the Property.

All such exceptions are the Permitted Exceptions. In the event there is found to be a defect in title, other than the Permitted Exceptions, Buyer shall send written notice of such to Seller, and Seller shall have thirty (30) days within which to cure said title defect. In the event said defect cannot be cured within said thirty (30) day period, this Agreement shall automatically terminate, the Escrow Agent shall release the Earnest Money to Buyer, and neither party shall have any further rights, duties, obligations, or liabilities, at law or in equity, arising out of or relating to this Agreement except for those that specifically survive termination of this Agreement.

13. Representations. To induce each other to enter into this Agreement, Buyer and Seller both hereby represent and warrant to the other that it has been duly authorized and empowered to enter into this Agreement and to perform fully its obligations hereunder. Such obligations constitute the valid and binding obligations of Buyer and Seller, enforceable in accordance with their terms. Buyer and Seller both represent and warrant that no further consents of any other person, entity, public body, or court are required in connection with this Agreement and the performance of all obligations hereunder.

Additionally Seller represents to Buyer, that to the best of Seller's knowledge, without inquiry, the Property does not contain: (a) any filled land, graves, buried or surface garbage or trash; (b) hazardous wastes, hazardous substances, hazardous materials, toxic substances, hazardous air pollutants or toxic pollutants as those terms are used in the Resource Conservation and Recovery Act, the Comprehensive Environmental Response, Compensation and Liability Act, the Hazardous Materials Transportation Act, the Toxic Substances Control Act, The Clean Air Act and the Clean Water Act, or in any regulations promulgated pursuant thereto, or in any applicable federal, state or local law, regulation or ordinance; or (c) any threatened or endangered species as those terms are used in any applicable federal, state or local law, regulation or ordinance affording protection.

All representations and warranties shall survive Closing.

14. Real Estate Commissions. Both parties agree that there are no commissions due to any anyone associated with this transaction.

15. Notices. The delivery of any item and the giving of notice in compliance with this Agreement shall be accomplished in writing to the parties at the addresses set forth below:

SELLER: Shawn Bell
City Administrator, City of Fountain Inn
200 North Main Street
Fountain Inn, SC 29644
864-862-4421
Shawn.bell@fountaininn.org

With Copy To: Michael E. Kozlarek, Esq.
(does not constitute notice) King Kozlarek Law LLC
Post Office Box 565
Greenville, South Carolina 29602-0565

BUYER: Blackstock Development, LLC
Attn: Seth Henry
39 Rowley Street, Unit 105
Greenville, SC 29601
864-593-1809
seth@blackstockdevelopment.com

With Copy To: Nodine Law, LLC
(does not constitute notice) Attn: Eric Nodine
1032 Union Street
Spartanburg, SC 29302
864-310-4433
eric@nodinelaw.com

ESCROW AGENT: Providence Land & Title LLC
Post Office Box 565
Greenville, South Carolina 29602-0565

16. Assignment. Buyer may not assign this Agreement to another entity without the express written approval of the Seller. Notwithstanding the foregoing, Buyer may assign this Agreement to an entity of which it owns 50% or more of the equity interest.

17. Governing Law. This Agreement is executed in, is performable under and shall be governed by and construed in accordance with the laws of the State of South Carolina, County of Greenville, to which jurisdiction and venue the parties, by their execution hereof, hereby irrevocably consent.

18. Entire Agreement. This Agreement represents the entire agreement between the parties hereto, and any representation or agreement made during the negotiations of this Agreement is hereby merged into this Agreement and, if not set forth herein, is hereby waived.

19. Time is of the Essence. Time is of the essence in regard to the terms of this Agreement.

20. Binding Effect. This Agreement shall be binding upon and shall inure to the benefit of the parties hereto and their respective heirs, successors, and assigns.

21. Amendments. No amendments, conditions, deletions, modifications, or changes to or of this Agreement, or purported or alleged waiver of any provision hereof, shall be of any force or effect whatsoever unless reduced to writing and signed by the parties hereto.

22. Severability. Unenforceability or invalidity for any reason of any provision of this Agreement shall not limit or impair the operation, validity, or enforceability of any other provision of this

Agreement.

23. Counterparts. This Agreement may be executed in multiple counterparts, each of which when fully executed shall be deemed an original, and all of said counterparts taken together shall be deemed to constitute one and the same Agreement.

24. Headings. The headings and captions in this Agreement are included only as a matter of convenience and for reference and in no way define, limit, extend or describe the scope of this Agreement, or the intent of any provision hereof.

25. Seller's Status. Seller is a body politic and corporate chartered in the State. Seller's ability to engage in the transaction contemplated by this Agreement is subject to one or more approving ordinances of Seller's governing body, which, if approved by Seller's governing body in its sole discretion, then Seller will be duly authorized to enter into this Agreement and convey the Property to Buyer.

26. Economic Development Contingency. Buyer acknowledges and agrees that it is buying the Property subject to certain requirements of the Project Agreement, which is to be by and between the Seller and the Buyer, or an affiliate or related entity, and executed contemporaneously with this Agreement. If the Buyer fails to accomplish the Project, as defined in the Project Agreement, then the Buyer shall pay an adjusted purchase price for the Property, equal to an additional \$900,000, payable within 30 days of the expiration of the date provided in Section 1(a) in the Project Agreement. Buyer takes title to the Property subject to this encumbrance.

IN WITNESS WHEREOF, the parties have executed this Agreement the day and year first above written.

WITNESSES:

Buyer:
Blackstock Development, LLC

By: Seth Henry
Its: Member

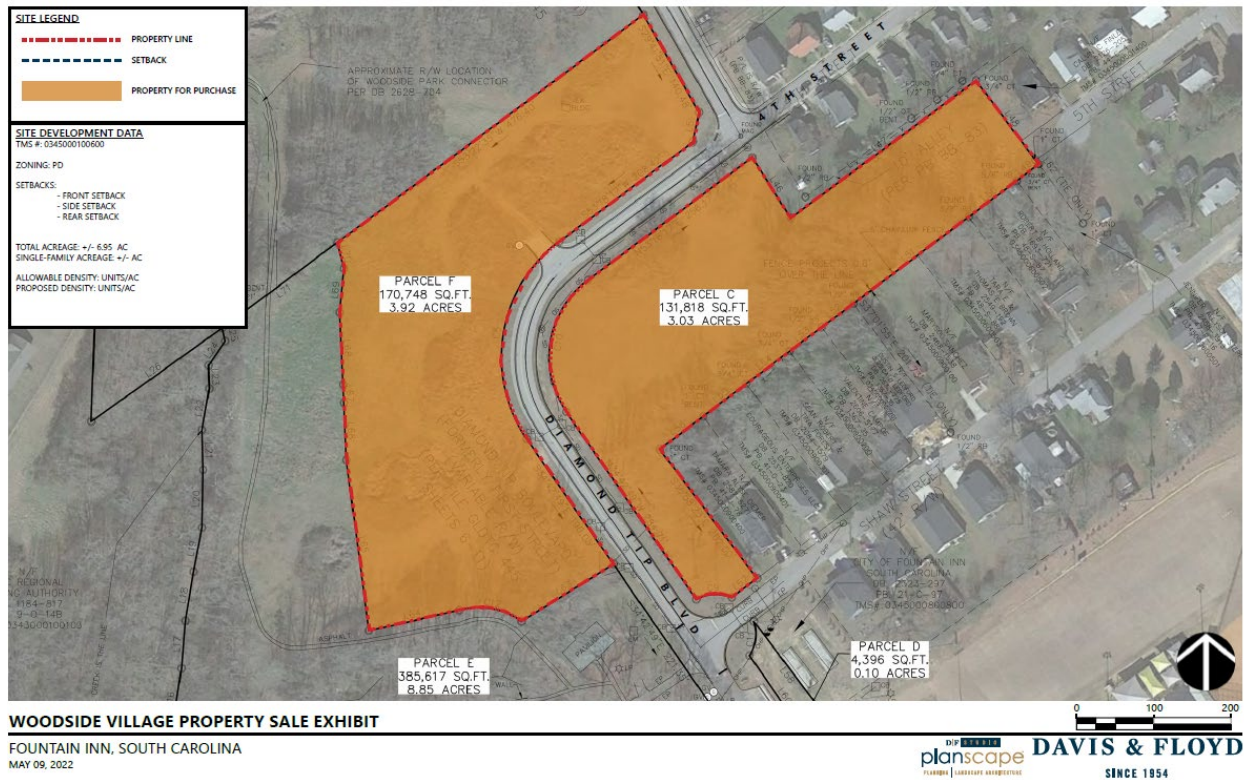
Seller:
City of Fountain Inn

By:
Its:

INITIALS: SELLER _____ BUYER _____

EXHIBIT A

PROPERTY DEPICTION



INITIALS: SELLER _____ BUYER _____

ORDINANCE

AN ORDINANCE TO INCREASE THE PUBLIC WORKS FEE FOR THE CITY OF FOUNTAIN INN TO PROVIDE REVENUE TO OFFSET A PORTION THE COST OF SOLID WASTE COLLECTION; AND OTHER ITEMS RELATED THERETO.

WHEREAS, the City of Fountain Inn adopted Ordinance Number 2008-008 to establish a Public Works Fee, which Ordinance was amended by Ordinance 2008-010, Ordinance 2010-003 and 2018-003; and

WHEREAS, since the establishment of the Public Works Fee tipping fees due to county landfills have increased as has the cost of solid waste collection operations generally; and

WHEREAS, Solid waste collection is an important service provided to the citizens of Fountain Inn, and the City Council believes that the service should continue to be provided at least at current levels and must provide a source of revenue to continue to do so;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FOUNTAIN INN, SOUTH CAROLINA, AS FOLLOWS:

Section 1: The City of Fountain Inn hereby amends Ordinance 2008-008 (as amended by Ordinance 2008-10, Ordinance 2010-003 and 2018-003) to assess a Public Works Fee in the amount of \$168.00 per year beginning in FY 2022-2023 on each improved parcel of real property. Such fee is to be collected by the Tax Collectors of Greenville County and Laurens County and reflected upon the county tax notice.

Section 2. The revenue derived from the collection of the Public Works Fee must be used to pay costs related to the provision of solid waste service and must be kept in a separate and segregated fund from the general fund.

Section 3. Authorization. The Mayor, the City Administrator, and the City Clerk, for and on behalf of the City, acting jointly or individually, are fully empowered and authorized to take such further action as may be reasonably necessary to effect the amendments authorized by this Ordinance in accordance with the conditions herein set forth.

Section 4. Severability. The provisions of this Ordinance are hereby declared to be severable and if any section, phrase or provision shall for any reason be declared by a court of competent jurisdiction to be invalid or unenforceable, such declaration shall not affect the validity of the remainder of the sections, phrases and provisions hereunder.

Section 5. Repeal of Conflicting Ordinance. All ordinances, orders, resolutions and parts thereof in conflict herewith are, to the extent of such conflict, hereby repealed and this Ordinance shall take effect and be in full force from and after its passage and approval.

Section 6.

Effective Date of the Ordinance. This ordinance shall become effective on July 1, 2022

DONE in Regular Meeting duly assembled this ____ day of June 2022.

SIGNATURE OF MAYOR:

George Patrick McLeer, Jr.

ATTEST:

APPROVED AS TO FORM:

Sandra H. Woods
City Clerk

Michael E. Kozlarek, Esq.
King Kozlarek Law LLC
Special Counsel to the City

FIRST READING:
SECOND READING:

FY 2022- 2023 BUDGET ORDINANCE

AN ORDINANCE TO ADOPT A BUDGET FOR THE CITY OF FOUNTAIN INN FOR THE FISCAL YEAR BEGINNING JULY 1, 2022, AND ENDING JUNE 30, 2023 (FY 2022-2023) ACCORDING TO THE TERMS AND PROVISIONS AS CONTAINED THEREIN; AND VARIOUS MATTERS RELATED THERETO

WHEREAS, pursuant to S.C. Code Ann. §5-9-40 the City Council shall adopt an annual budget for the operation of the City and capital improvements for Fiscal Year July 1, 2022 – June 30, 2023; and,

WHEREAS, Council has carefully studied and examined the financial needs for operations for the coming fiscal year after discussions with the City department heads and the City Administrator; and,

WHEREAS, having considered the budget requests for the coming fiscal year and having determined that it is in the best interests of the taxpayers of the City to adopt a comprehensive budget; and,

WHEREAS, the annual budget shall be based upon estimated revenues and shall provide appropriations for City operations and debt service for all departments; and

WHEREAS, pursuant to S.C. Code Ann. §6-1-80 the City has provided notice to the public by advertising the public hearing before the adoption of the budget for the next fiscal year in a newspaper of general circulation in the area, given not less than fifteen days in advance of the public hearing in the form as prescribed by law; and,

WHEREAS, after a public hearing and receiving public comment the City Council finds that the attached FY July 1, 2022 – June 30, 2023 budget should be adopted;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FOUNTAIN INN, SOUTH CAROLINA, AS FOLLOWS:

Section 1: Adoption of Budget:

- 1.1 That the budget document entitled: “CITY OF FOUNTAIN INN: BUDGET FOR FISCAL YEAR JULY 1, 2022 – JUNE 30, 2023” is hereby ADOPTED and incorporated herein by reference, *Exhibit A*.

- 1.2 The millage rate for FY 2022-2023 is as follows:

OPERATING MILLAGE

	FYE 2022	Increase ¹	Total FYE 2023
Operating Base Millage	<u>57.1</u>	<u>0.00</u>	<u>57.1</u>
Reserve Account Millage*	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Lease Purchase Millage**	<u></u>	<u></u>	<u></u>
Debt Millage	<u>11.6</u>	<u>0.0</u>	<u>11.6</u>
Total	<u>68.7</u>	<u>0.00</u>	<u>68.7</u>

*Millage levied pursuant to Sec. 6-1-320(D) to “maintain a reserve account.”

**Millage levied pursuant to Sec. 6-1-320(D) for “real property purchased using a lease-purchase agreement”

¹Millage increases for 2023 are limited to the millage cap established by SC Code Sec. 6-1-320.

SURCHARGE MILLAGE

	FYE 2022	FYE 2023
Surcharge Millage	<u>0.00</u>	<u>0.00</u>

Statutory Reasons under Section 6-1-320(B) for surcharge: (check one)

- _____ (1) deficiency of the preceding year
_____ (2) catastrophic event (natural disaster, act of God, etc.)
_____ (3) compliance with a court order or decree
_____ (4) taxpayer closure (decreases by 10% or more prior year revenue)
_____ (5) compliance with a federal or state unfunded regulation or statute

- 1.3 The ad valorem property tax millage rate imposed by this Ordinance is based on 2021-2022 millage rates and is subject to reassessment year calculations. Pursuant to S.C. Code § 12-37-251(E), the number of mills levied for each reassessment must be revenue neutral. The millage rate set forth herein, which includes operating millage allowable pursuant to SC Code 6-1-320(A), is subject to reassessment year adjustments pursuant to S.C. Code §12-37-251(E) by the County Auditor. The Auditor and Tax Collector of Laurens County are hereby directed to levy and collect the millage rates authorized by this Ordinance.

- 1.4 The County Auditors of Greenville County and Laurens County shall levy an ad valorem tax on all taxable property owned and used in the City of Fountain Inn, South Carolina, except such as may be exempt from taxation under the Constitution and laws of the state of South Carolina. The tax shall be collected and paid into the treasury of Greenville County and Laurens County for credit to the City of Fountain Inn.
- 1.5 All revenues provided for by law shall be collected and placed in ordinary City funds to supplement and provide sufficient funds for all ordinary City purposes. No public funds of the City of Fountain Inn shall be deposited unless the bank or depository shall pledge to the City Administrator a security equal in value to the funds deposited, after Federal Deposit Insurance Corporation guarantees have been considered. The security shall consist of either a surety bond executed by a licensed surety company, United States Government Bonds, bonds of the State of South Carolina or such other security as shall be approved in writing by a majority of the City Council.
- 1.6 Funds appropriated herein are to be expended only in compliance with policies adopted by City Council or, at City Council's direction, as formulated and implemented by the City Administrator, either existing or adopted.
 - 1.6.1 Where existing Statutes, Ordinances, Contracts and Covenants govern the use of the funds accordingly to legislatively or contractually determine formulae, the estimates in this ordinance referenced in Exhibit A are illustrative rather than controlling an appropriation of those funds will adjust according to applicable provisions of such Statutes, Ordinances, Contracts and Covenants. Governmental fund appropriations designated from previous appropriation ordinances for Capital Projects shall remain in force for the life of the project and account for in the General Capital Project Fund. Any net fund balance accumulation shall not lapse on June 30, 2023.
 - 1.6.2 Appropriations for capital expenditure or investment or bond issuance costs or for the payment of annual installments of capitalized interest according to a predetermined schedule are made in relate Bond Ordinances. Nothing in this ordinance shall modify or amend the terms of any Bond Ordinance.
- 1.7 City Council reserves the right to amend and alter any appropriation contained herein.

- 1.8 The annual budget documents and the estimates of revenue for the payment of same is hereby adopted and is made a part of this Ordinance as fully as if incorporated herein.
- 1.9 Funds sufficient to cover all fiscal year ending June 30, 2023 budget items encumbered but unpaid at the close of fiscal year ending June 30, 2023 shall be carried forward from the fiscal year ending June 30, 2024 budget to the succeeding budget to meet such lawful obligations of the City of Fountain Inn. All non-Federal funds not expended during the Fiscal Year shall accrue to the City's General Fund for re-allocation during subsequent Fiscal Years. Federal funds which are earmarked shall be carried forward in accordance with Federal mandates. Where no mandate exists, the funds shall be transferred to the City's General Fund for re-appropriation. Appropriations under any budget for grants, the authorization for which extends beyond the end of the then-current fiscal year shall not lapse at the end of such fiscal year. Any grant authorizations remaining at the end of such fiscal year shall be re-appropriated pursuant to the conditions of the respective grant agreements.
- 1.10 All sums received by the City of Fountain Inn 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 the Budget Document identified in Section 1.1 above
- 1.11 The purchase of supplies and repairs must be in accordance with provisions of the City's Procurement Ordinance; however, the City Administrator is authorized to purchase used vehicles and equipment from scheduled surplus equipment sales sponsored by City, County, State and Federal governmental agencies, outside of the Procurement Ordinance and procedures of the City of Fountain Inn.
- 1.12 Expenditure of funds from the General Fund and other City funds, as outlined in the General Fund budget or other budget as approved by City Council, is hereby approved by the City Council and the City Administrator is authorized to expend funds in accordance therewith.
- 1.13 The City Administrator of the City, or the designee of the City Administrator, is authorized to transfer any sum from one budget line item to another or from one department or division to another as is necessary to achieve the goals of the FYE 2023 Budget, provided that no such transfer shall be made from one fund to another fund so as to increase the total appropriated amount within any such fund. No such transfer shall be made that conflicts with any existing Bond ordinance or any financial policies of the City as adopted by the Council. Any changes or amendments to the FYE 2023 Budget that alter the total appropriated amount within any fund must be approved by the Council.

- 1.14 The schedules setting forth various fees, user charges, penalties and other charges of the City, as set forth in *Exhibit B* or in the Code of Ordinances of the City of Fountain Inn, are hereby affirmed and incorporated herein by reference.
- 1.15 Fees collected by all offices shall be remitted to the Finance Director for deposit for their respective City purposes in accordance with the City Cash Handling Policy.

Section 2. Authorization. The City Administrator, and the City Clerk, for and on behalf of the City, acting jointly or individually, are fully empowered and authorized to take such further action as may be reasonably necessary to effect the changes authorized by this Ordinance in accordance with the conditions herein set forth.

Section 3. Severability. The provisions of this Ordinance are hereby declared to be severable and if any section, phrase or provision shall for any reason be declared by a court of competent jurisdiction to be invalid or unenforceable, such declaration shall not affect the validity of the remainder of the sections, phrases and provisions hereunder.

Section 4. Repeal of Conflicting Ordinance. All ordinances, orders, resolutions and parts thereof in conflict herewith are, to the extent of such conflict, hereby repealed and this Ordinance shall take effect and be in full force from and after its passage and approval.

Section 5. If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional, such decision shall not affect the validity of the remaining portions of this ordinance. The CITY COUNCIL hereby declares that it would have passed this ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses and phrases be declared unconstitutional.

Section 6. The CITY CLERK is hereby ordered and directed to cause this ordinance to be published according to law.

Section 7. This ordinance and the rules, regulations, provisions, requirements, orders and matters established and adopted hereby shall take effect and be in full force and effect from and after the date of its final passage and adoption as set forth herein.

DONE IN REGULAR SESSION THIS 9th DAY of June 2022.

SIGNATURE OF MAYOR:

George Patrick McLeer, Jr.

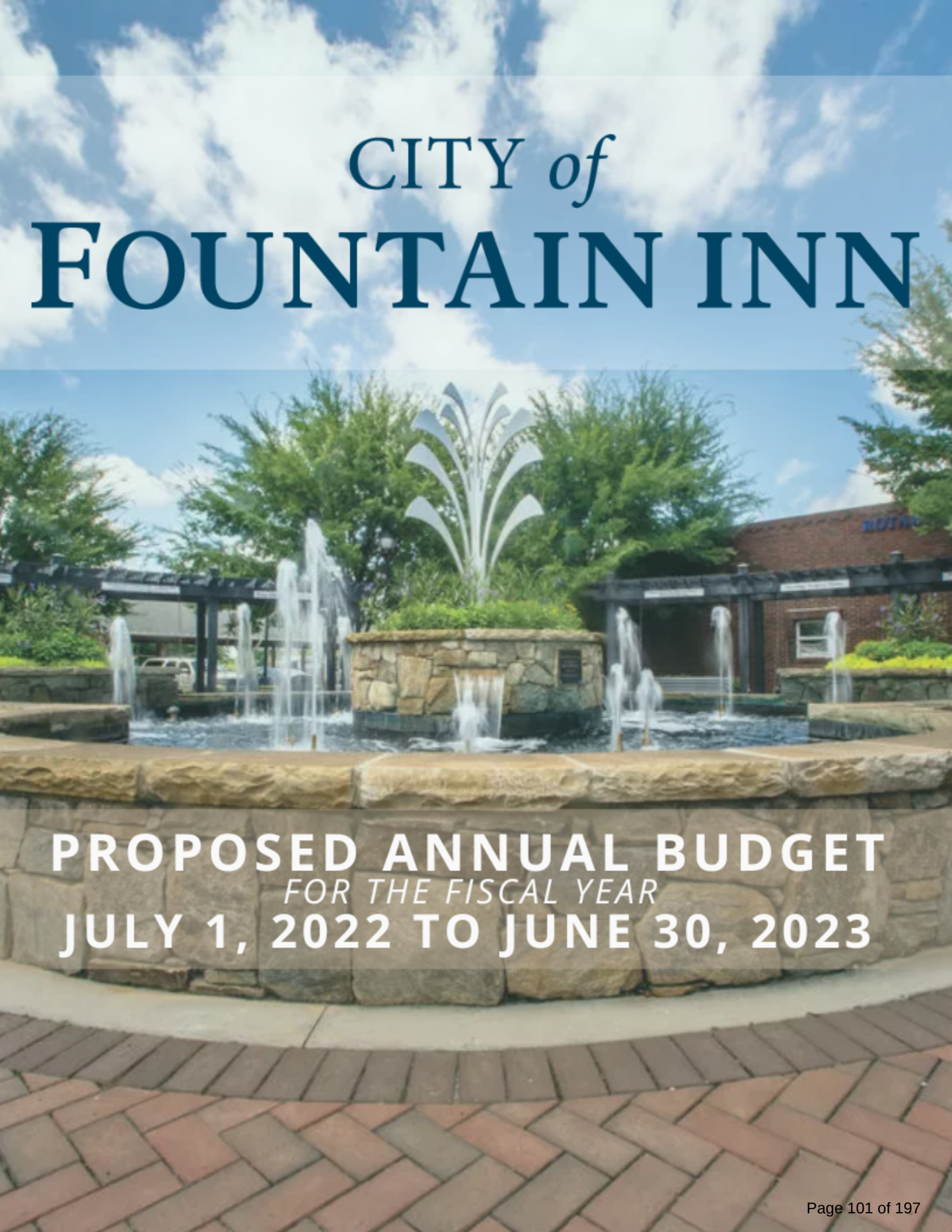
ATTEST:

APPROVED AS TO FORM:

Sandra H. Woods
City Clerk

Michael E. Kozlarek, Esq.
King Kozlarek Law LLC
Special Counsel to the City

FIRST READING:
SECOND READING:



CITY *of* FOUNTAIN INN

PROPOSED ANNUAL BUDGET
FOR THE FISCAL YEAR
JULY 1, 2022 TO JUNE 30, 2023

Exhibit A

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Budget Transmittal Letter

Honorable Mayor McLeer and Members of City Council:

I am privileged to present the balanced Fiscal Year 2022 – 2023 (the “FY 2023”) Budget for the City of Fountain Inn for your consideration and adoption. This budget has been prepared using budgetary practices and techniques recommended by the Governmental Accounting Standards Board (GASB).

Within the framework and policies established by the GASB and the City of Fountain Inn, this budget has been prepared after analyzing and evaluating every city department's detailed requests. This budget document intends to provide a clear picture of the City's financial condition and the planning needed to manage our financial resources for the coming year properly.

As usual, sincere appreciation should be expressed to the staff and Department Heads for the amount of work and effort expended in this process under tremendous time pressures. As in years past, the staff is committed to providing services more efficiently than ever before and continues to provide the foundation for improvement in the future.

Our goal is to maintain the City's quality and level of service, provide amenities and opportunities for citizens of all ages and preserve our strong financial position while minimizing the increased financial burden on our citizens. The proposed budget for FY 2023 supports the Council's strategic goals of investing in the initiatives to support employees, facility and infrastructure improvements, economic and community development, and enhanced customer service and community engagement.

Total Budget

As proposed, the FY 2023 Budget totals \$34,004,007, representing an overall 5% decrease compared to the Amended FY 2021-2022 budget. The proposed FY 2023 General Fund Budget of \$11,764,981 which represents a 2% increase over the Amended FY 2021-2022 Budget. The proposed General Fund millage rate for FY 2023 is 68.7, representing no change from the previous year's millage.

Budgetary Initiatives

This portion of the budget memo highlights funding requests for personnel, programs, projects, or policy issues that significantly impact the City of Fountain Inn's FY 2023 Budget.

Investment in the City's Personnel

Merit Bonus

For the second consecutive year, the FY 2023 proposed budget includes \$85,000 to fund a merit-based bonus estimated to range between .05-5% for eligible employees based on an annual performance appraisal.

Cost of Living Adjustment

The proposed budget includes a 3% cost of living adjustment. Staff is grateful to the Council for the approval and funding of a \$1,084,627 premium pay package funded by the American Rescue Plan and related Coronavirus State and Local Fiscal Recovery Funds but recognizes the cost of living continues to increase due to the effects of pandemic and supply chain issues. The following cost of living adjustment options was explored but were not funded due to budget constraints.

COLA	COLA \$	Retirement	Inc/AccDeath	FICA	Insurance	WC	Bonus	TOTAL
4%	62,481.25	10,934.22	218.68	4,808.49	0.00	3911.33	374.89	82,728.86
4.5%	93,721.88	16,401.33	328.03	7,212.74	0.00	5866.99	562.33	124,093.30
5%	124,962.50	21,868.44	437.37	9,616.99	0.00	7822.65	749.78	165,457.73

Mid-Point Lifts

Mid-Point Lifts

As proposed, the budget includes midpoint lifts for several city employees. This is a continuing initiative from the previously adopted Compensation Plan. The initiative focuses on public safety employees and the criteria for midpoint adjustments are based on years of service in their current position. Employees with at least one year of service will be reviewed and adjusted based on the criteria, and may qualify for percentage increases ranging between 1%-7% of an employee's annual salary in addition to the approved COLA.

State Retirement and Health Insurance

The retirement increase is a 1% increase to the employer portion of retirement mandated by the state legislature. This mandate, enacted in the Fiscal Year 2018, includes a 1% employer retirement increase for each following six years. The increases in employer retirement contribution rates will ultimately produce an employer rate of 18.56% for SCRS and 21.24% for PORS.

The House Ways and Means Committee recently released its budget for the fiscal year 2023. The committee's funding for the State Health Plan corresponds with:

- An 18.1 percent employer only rate increase effective January 1, 2023;
- No employee rate increase for 2023;
- Expansion of adult well visit coverage to allow for an annual visit with no patient cost-effective January 1, 2023.

This summer, these plan changes would be established by PEBA and would be effective January 1, 2023. This is the initial step in the budget process, and details are subject to change. These projections are for the 2023 plan year, which begins January 1, 2023. Final rates will be published in August 2022. The FY 2023 budget for employer-paid health insurance increased by \$76,077 for current subscribers and at an annual budget of \$152,154. These numbers do not include the budgetary impact of proposed personnel but is reflected in the departmental budget schedules.

Increased Personnel

Lastly, in response to the tremendous population growth and related demand for city services, the following new positions are included in the proposed budget for

an increased personnel budget totaling \$1,066,770 across all major funds. After a series of personnel meetings and discussing shared services and exploring efficiency updates and process improvements the following list responds to the need and will allow staff to execute the tasks associated with each strategic priority and the continuation of excellent customer service.

Proposed New Positions	Department
1 - City Clerk / Administrative Coordinator	411 - Administration
1 - Part-Time Judge	412 - Judicial
4 - Full-Time Patrol Officer	421 - Police
3 - Full-Time Firefighters	422- Fire
1 - Permit Technician	425 – Planning and Development
1 - Public Works Driver CDL	424 – Public Works
1 – Sewer Utility Manager	434 - Sewer
2 - Full-Time Sewer/Stormwater Maintenance Technician	434 - Sewer
1 - Activities Coordinator	451 - Recreation
1 - Athletics Coordinator	451 - Recreation
2 - Full-Time Underground Installation Technician	510 – Natural Gas
	510 – Natural Gas/Sewer
1 - GIS Technician	
1 - Warehouse Technician	510 – Natural Gas

Continuation of the Fleet Management Plan

To improve the City's existing fleet of vehicles, the City partnered with Enterprise Fleet Management to replace the aging fleet in Public Works, Recreation, and Police. As proposed, funding is provided in the FY2023 Budget to continue this effort. The investment in this fleet management leasing program will allow for long-term cost

savings, realized annually by reducing maintenance and repair costs for the City's aging fleet. Lease payments are projected to decrease significantly in FY 2024 when the City's fleet improves and when we begin earning equity in when vehicles are replaced.

Investment in Critical Infrastructure

The FY2023 Budget provides funding through its General, Capital, ARPA, Natural Gas, and Sewer Funds for continued investments in the City's utility infrastructure, including the repaving of City's owned roads, enhancing the City's sewer infrastructure, and enhancing the City's security and broadband. The City intends to apply for available grants made possible by the American Jobs Plan.

Investment in Parks and Recreation

As discussed during the annual council retreat, the FY2023 budget responds to the renewed focus on recreational facilities, including Sanctified Hill Park Renovation funding. The park is designed with updated basketball and passive recreational space. This park will be constructed with ARPA funds and grants. The general operating fund will provide staffing to operate and maintain the facility and improve the safety of other city parks. Additionally, the City of Fountain Inn will solicit proposals for a Park Master Plan to prioritize park revitalization and renovations. Other investments include parking lot improvements near the Splash Pad and funding for a pop-up park.

Investments in Main Street and other Community Grants

The proposed budget includes \$450,000 for the continuation of the Outdoor Expansion and Beautification Grant, Façade Improvement Grant, Outdoor Seating and Accessories Grant, Relaunch Grant, Targeted Tourism, and Non-Profit Grants. The grant programs are intended to preserve, manage, and enhance Fountain Inn's historic downtown and support small businesses and non-profits.

Table 1: Fountain Inn Natural Gas and Fountain Inn Sewer CIP and Capital Plan FY 2023 compared to FY 2022 Capital and CIP

Fountain Inn FY 2023 CIP and Proposed Capital Plan By Fund		Sum of FY 2021-2022	Sum of FY 2022-2023
100 - General Fund		\$ -	\$ 86,726.00
Facilities Maintenance - Work Trailer	\$ -	\$ 11,500.00	
Pole Mounted Speed Sign for School Zones or Downtown District (this quote is for 1 unit)	\$ -	\$ 11,660.00	
Police Officer Glock and Holsters - Weapon Change	\$ -	\$ 14,300.00	
Recreation Dept - SCAG Turf Tiger II Zero Turn Mower x2	\$ -	\$ 18,198.00	
Speed Trailer (previous trailer purchased in 2009)	\$ -	\$ 11,068.00	
Taser Replacement	\$ -	\$ 20,000.00	
102 - Hospitality Tax Fund	\$ 2,500,000.00	\$ 280,000.00	
Jones to Hwy 418 Streetscape	\$ 2,500,000.00		
Amphitheatre	\$ -	\$ 250,000.00	
Main Street Christmas Décor	\$ -	\$ 30,000.00	
131 - ARPA Fund	\$ 764,317.40	\$ 1,823,160.00	
City Hall Building Improvements	\$ 16,750.00		
Council Chamber Upgrades	\$ 41,070.00		
Equipment for Vehicles - Police (7)	\$ 211,361.28	\$ -	
Financial Software	\$ 50,000.00		
Sanctified Hill - Preconstruction Documents	\$ 37,100.00		
Splash Pad Upgrades	\$ 8,036.12		
Woodside Streetscape	\$ 400,000.00		
2022-2023 - General Fund IT Replacement Plan and System Upgrades	\$ -	\$ 55,000.00	
Broadband and Wireless Improvements	\$ -	\$ 75,000.00	
City Hall Renovations and Upgrades	\$ -	\$ 20,000.00	
Facilities Security Upgrades	\$ -	\$ 150,000.00	
Pop up Parks and other Main Street Improvements	\$ -	\$ 50,000.00	
Public Works and Natural Gas Facility - FF&E (Public Works GF)	\$ -	\$ 25,000.00	
Radios and Communications System -	\$ -	\$ 23,700.00	
Recreation Dept - Ford F250 (Vehicle Replacement)	\$ -	\$ 76,380.00	
Sanctified Hill Park Renovations	\$ -	\$ 500,000.00	
Sanitation Equipment - Tink Claw and Conversion	\$ -	\$ 22,080.00	
SCBA, Bunker Gear, Headsets	\$ -	\$ 386,000.00	
Splash Pad (McKnight Street) Parking Improvements - GF	\$ -	\$ 100,000.00	
Truck 333- 2003 Ford crew cab streets department	\$ -	\$ 45,000.00	
Truck 355- 2005 Ford crew cab streets department	\$ -	\$ 45,000.00	
Wayfinding Signage (Phase III)	\$ -	\$ 250,000.00	
200 - Natural Gas Fund	\$ 2,861,210.00	\$ 2,910,500.00	
Gas Capital	\$ 2,861,210.00		
200-161-028-117 Install 500 new Service lines (by FING and Contractor)	\$ -	\$ 360,000.00	
Caterpillar Model 304 MiniExcavator w/ kick disconnect for rock hammer	\$ -	\$ 67,000.00	
GIS Equipment - Natural Gas (50%)	\$ -	\$ 10,000.00	
Install 5,100 feet of 6" high pressure steel gas main line (Need new budget #) @ \$125/foot	\$ -	\$ 637,500.00	
New Gas and Trunk Line to improve pressure and new developments	\$ -	\$ 231,000.00	
New Prisma Health Building	\$ -	\$ 8,500.00	
New Station and service to Foxhill and Jenkins Bridge	\$ -	\$ 93,500.00	
New Subdivisions	\$ -	\$ 1,367,000.00	
One 6" plastic squeeze off tools	\$ -	\$ 6,000.00	
Public Works and Natural Gas Facility - FF&E (GAS)	\$ -	\$ 50,000.00	
Two Ford F-250 4x4 - new	\$ -	\$ 80,000.00	
411 - Sewer Fund	\$ 900,000.00	\$ 399,992.00	
Sewer Capital	\$ 900,000.00		
ATV - Sewer	\$ -	\$ 16,000.00	
Camera Program and Storage	\$ -	\$ 11,700.00	
F-150 - (new) Utilities Manager	\$ -	\$ 36,646.00	
F-150 - (new) Utilities Supervisor	\$ -	\$ 36,646.00	
GIS Equipment - Sewer (50%)	\$ -	\$ 10,000.00	
Public Works and Natural Gas Facility - FF&E (Sewer)	\$ -	\$ 25,000.00	
RIA Grant Match	\$ -	\$ 250,000.00	
Sewer Push Camera	\$ -	\$ 14,000.00	
Shared Across ARPA Fund, Natural Gas Fund, and Sewer Fund	\$ 5,100,000.00	\$ 100,000.00	
Fountain Inn Natural Gas/Public Works Facility FF&E	\$ 5,100,000.00	\$ 100,000.00	
Grand Total	\$ 12,125,527.40	\$ 5,600,378.00	

Budget Overview

The FY 2023 Budget totals \$34,004,007, representing a 5% decrease compared to the amended FY 2021-2022 Amended Budget.

FUND	2022 AMENDED BUDGET	2023 PROPOSED BUDGET	% Change
General Fund	11,134,589	11,764,981	6%
Hospitality Tax Fund	575,500	673,764	17%
Special Revenue Funds	186,573	224,431	20%
Road Improvement	82,700	118,594	43%
Solid Waste Fund	858,689	843,270	-2%
Natural Gas Fund	9,222,588	13,965,430	44%
Sewer Fund	1,601,750	1,480,442	-8%
Capital Projects Fund	12,125,527	5,600,378	-54%
Total	\$35,787,916	\$34,004,007	-5%

Table 2 – FY2023 Budget Summary

The decrease in the Capital Projects Fund is due to the expenditure of bond proceeds for the Fountain Inn Natural Gas and Public Works Facility and the Streetscape Project. Additionally, Council appropriated \$1,194,920 in Capital Projects and Improvements in FY 2022. The unexpended Capital funds budgeted in the FY 2022 Capital Budget Fund will be encumbered to FY 2023.

The decrease in the Solid Waste Fund is due to the proposed \$1.00 per month increase per improved parcel billed annually as a public works fee offset by the reinstatement of Streets and Grounds Division (431), which was previously allocated to the Solid Waste Fund. The annual impact to a household is \$12, increasing the annual charge from \$156 to \$168 annually. The incremental increase will allow the Solid Waste Fund to reduce its reliance on the General Fund. Annually, the General Fund transfers and average of approximately \$255,000 to the Solid Waste Fund since the funds existed. The FY 2023 projected transfer is \$181,970.

The 44% increase in the Natural Gas Fund is due to the increased cost of goods and services offset by increased revenues due to the proposed increased meter fee/facility fee for Natural Gas customers from \$8.00 to \$9.00 for residential and from \$90 to \$101 for commercial an industrial customer.

My sincere thanks goes to Staff for their continued service to the City of Fountain Inn and to Mayor and Council for considering the proposed budget.

In Service,

Shawn Bell
City Administrator

General Information

Form of Government

The City of Fountain (herein, “the City”) operates under the strong-council form of government. This means that the city is governed by a mayor and six councilmembers who answer to and work for the citizens of Fountain Inn and hire a City Administrator to run the day-to-day operations of the city departments.

The term of office is four years for both the Councilmembers and the Mayor; elections are nonpartisan and held at large where the council represents the wards they live.

George Patrick (GP) McLeer, Jr.
Mayor



Jason Sanders
Ward 1



Jay Thomason
Ward 2



Joey Garrett
Ward 3



Phil Clemmer
Ward 4



John Don
Ward 5



Mack Blackstone
Ward 6



Community Profile

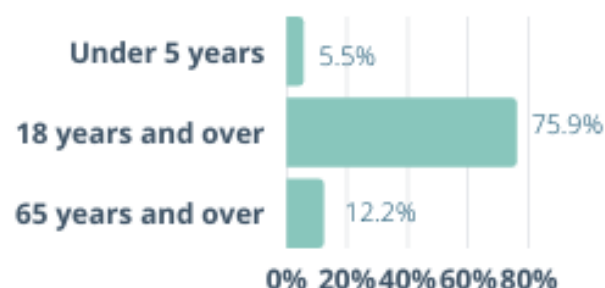
According to the Census Bureau, Greenville County is growing faster than any other region in the country. Fountain Inn's Projected five year growth is 25.25%

Fountain Inn CCD Total Population **14,161**

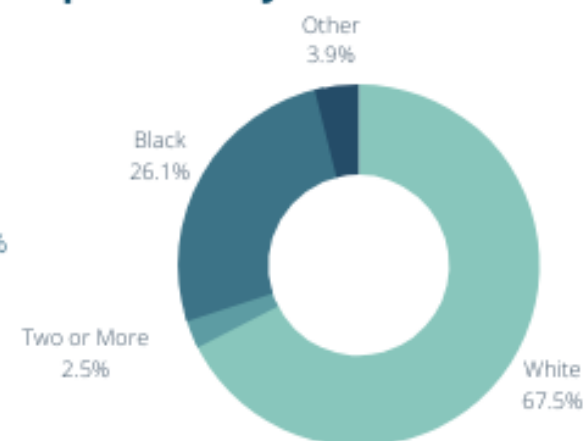
The 5 years expected growth rate is **25.25%**

Population by Age-

Median Age 36.8 compared to South Carolina at 38.2



Population by Race-

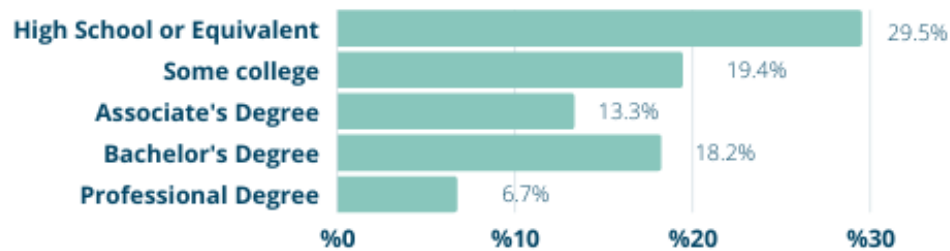


Median Household Income-

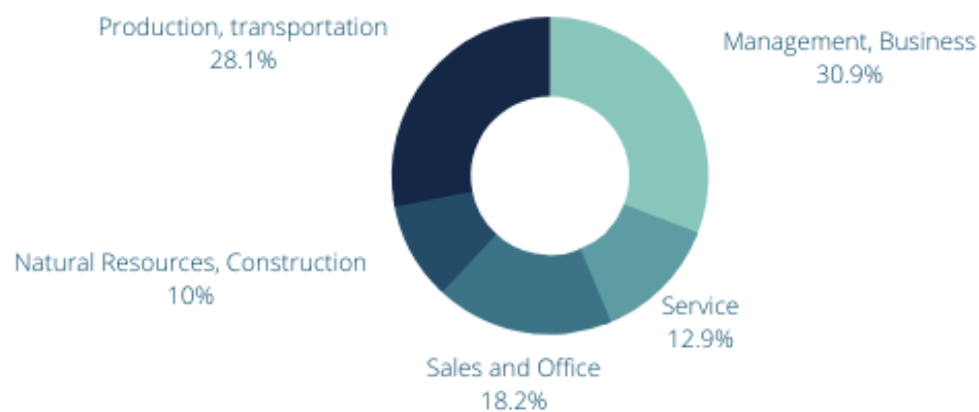
\$70,098 compared to South Carolina at \$64,412



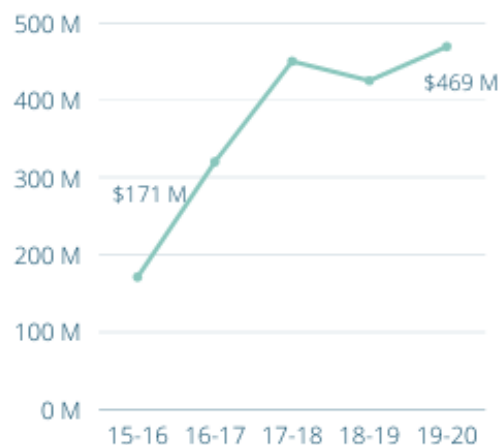
Educational Attainment



Occupation



Gross Retail Sales



Poverty

8.8% Compared to South Carolina at 10.6%

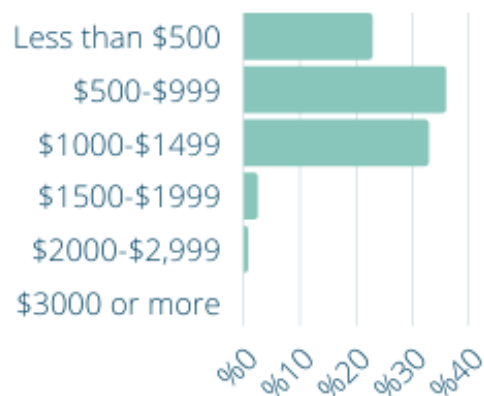
Housing

Total Housing Units- 5,329

Vacant Housing Units- 375

Rent

Median Rent \$936



The City of Fountain Inn was chartered on December 24, 1886. Fountain Inn is nestled in the foothills of Upstate South Carolina. The 2020 census reported an estimated 33.5% increase population since the 2010 census. Our current population is 10,416.

Charm and hospitality abound in Fountain Inn, where residents enjoy small-town living just a short commute from the big-city offerings of the Greenville Metropolitan area. Increasingly, however, attractive retail, dining, and entertainment opportunities are also being offered within Fountain Inn's city limits.

The City of Fountain Inn is committed to providing quality services to its citizens ranging from public safety, utilities and upkeep, an extension of sewers and roads, to community relations, special events, and recreation. Its police and fire departments are continually recognized in the state for their exemplary service provision. The City's Natural Gas System serves many commercial and residential customers in Laurens and Greenville counties. The City's progressive leadership and focus on economic development and quality of life will continue to benefit our citizens. New retail and restaurant merchants have been and will continue to be attracted to our enhanced downtown. The city continues to see extensive residential growth spanning across both Greenville and Laurens

The City of Fountain Inn is committed to providing quality services to its citizens ranging from public safety, utilities and upkeep, and extension of sewers and roads to special events and recreation. It's police and fire departments are continually recognized in the state for their exemplary service provision. The City's Natural Gas System serves over 10,000 commercial and residential customers in Laurens and Greenville counties.

The City's strong leadership and focus on economic development and quality of life will continue to benefit the citizens of Fountain Inn. Destinations such as. Future City development plans include the completion of the Public Works and Natural Gas facility, a third fire station, additional streetscapes along with the Jones to Highway 418 corridor. Fountain Inn is also home to the 2.5 million square feet Class A Fox Hill Industrial and Distribution Business Park.

Fountain Inn offers the best outdoor recreation with access to the Swamp Rabbit Trail, a reimagined downtown complete with electric car chargers, and advanced manufacturing training for all our local students. Fountain Inn is quickly becoming a regional center for technology and creative companies. As one of South Carolina's fastest-growing cities, and the addition of the Fountain Inn is the ideal location for relocating families, friends, and businesses.

Strategic Priorities

During the 2022 City Council Retreat, which is a planning and goals session workshop held annually where Council develops a list of "strategic priorities." Department Heads and Council priorities are aligned with one another. The strategic priorities Council directed staff to focus on are:

- Enhance Public Facilities
- Increase Employee Compensation
- Improve Parks and Develop a Parks Masterplan
- Zoning Regulation updates
- Downtown Parking
- Interstate Signage
- Create Council Committees
- Address Dilapidated Buildings in Fountain Inn
- Road Paving and Sidewalk Improvements
- Expand legal firm representation
- Code Enforcement
- Improve Internal and External Communication
- Police State Accreditation
- Increase Press Releases
- State Legislator Engagement
- Public Transportation

Budget Development and Adoption Process

The City of Fountain Inn Finance Department is responsible for systematically aligning resources with Council priorities and strategic needs and goals. This department assists with preparing and developing the budget and prepares the annual budget presentation to Mayor and Council. It provides the City Administrator, Department Heads, and division leaders with tools for reporting and monitoring actual expenditures compared to the budget.

The annual budget process is the formal method the City Council determines its annual operating budget for the following fiscal year. The goals and mission priorities of the Mayor and Council and the availability of resources guide the budget. The city administration reviewed annual and multi-year priorities and objectives during the budget development process and aligned them with financial resources for the forthcoming fiscal year. Each department Director then developed and reviewed a dual departmental budget for strategic alignment.

The annual operating budget process and departmental requests are reviewed and recommended by the CFO for the City Administrator's review and approval. The final, approved operating budget is then adopted by City Council and monitored throughout the year. Capital Improvement Plan is a five-year model and is updated annually. Expected sources of financing, including fund balance, reserves, grants, and funding, are analyzed and adjusted.

Budget Kickoff

The annual budget process is launched with the communication of the budget memo, which includes budget guidance, targets, timeline, and supporting documentation needed to develop the annual budget. Kickoff meetings are held to socialize the guidance with all finance staff and leadership, allow departments time to decide their annual priorities and trade-offs based on the budget guidance development, and ask any questions. These meetings are held with Department Head's and Finance Staff.

Budget Development

Once the second-quarter forecast is complete with six months of actuals available and six months of projections, the forecast is copied to the initial annual budget for the next fiscal year and updated with any centrally budgeted assumptions. Until this process is complete, and to initiate budget development, the Finance Director opens Budget Prep in Smart Fusion to users with an initial budget carried forward from the current adopted budget. Payroll-related expenditure accounts are entered for each department by the Human Resources Director and confirmed by the Accounting Management for accuracy. Detailed notes and line-item justification are required for each budget request.

Finance Analysis

During the budget development, Finance works with Department Heads to ensure the accuracy of budget entry. Preliminary targets may be revised, and information from internal and external factors updated--such as negotiated contracts, improved understanding of unavoidable cost increases, evaluation of critical priorities and trade-offs, and adjusted line items because of the City Council's goal-setting session. Department Heads, managers, and division leads are engaged in developing and reviewing updated targets. Added budget meetings and preset dates in the budget timeline may be scheduled to discuss revised targets, timelines, and requested information to support the development of the upcoming year's operating budget.

Budget Submission and Meetings

Finance Director or their designee reviews budgets in Smart Fusion with the department and division leaders to finalize their budget submission. Department Heads submit a narrative to accompany their budget (template provided) and engage in a series of meetings to discuss priorities and trade-offs that are then incorporated into the Budget Prep module in Smart Fusion. Finance will work with division leaders, department managers, and Human Resources to accurately reflect targets, priorities, and trade-offs in budgets and complete entry into the system to meet communicated timelines. Budget Prep is the only tool for submitting budgets and requesting budget changes.

Analysis and Administrator Review

Finance locks the budget in Budget Prep from additional edits and analyzes the data for accuracy and alignment with internal and external requirements. Finance partners closely with the City Administrator to ensure priorities and budget goals are captured by departments, divisions, and organizations. Upon completion of Administrator and Department Head meetings and budget finalization, a series of Council Workshops are held. Elected officials and the public are engaged in reviews of the budget and trade-off discussions. In some cases, additional guidance may be issued to implement improved budget targets. Updates are made, and schedules are produced in Budget Prep for budget routing and approval. All changes will be communicated in a budget memo to Department Directors.

Council Adoption

The annual operating budget recommended by the City Administrator is submitted to City Council for their approval and adoption in a public meeting. This requires a public hearing and two readings of the ordinance.

Implement and Monitor Approved Budget

Planned expenditures are authorized and monitored for control, accuracy, and risks throughout the year. Tracking the performance of the approved budget continues throughout the budget cycle and informs the development of the future year's budget. The approved budget is compared to actual activity from closed periods and reported to Council on a schedule approved by the City Administrator.

Finance Department and CFO Responsibility

The CFO reports to the City Administrator and oversees the development, monitoring, and managing of the budget and associated processes. Primary responsibilities of the Accounting Manager and Finance Department:

- Oversee the annual budget process, including the development and communication of guidelines and targets and budget calendars and timelines

- Develop the consolidated annual operating budget
- Consult with and provide strategic decision support for leadership
- Prepare the annual operating budget submission to the City Administrator and Chief Financial Officer
- Monitor performance of the approved budget by completing budget to actual variance analysis
- Provide decision support and guidance through the development of quarterly financial forecasts
- Manage budgeted headcount, ensuring the integrity of hiring and alignment with approved positions and salary ranges within the budget system
- Provide analytical support to department and division leaders and liaisons
- Manage the financial systems used to develop, monitor, track, and report budgets and actual expenditures
- Coordinate with other departments for alignment on policies and controls

Department Heads

Department Heads oversee the development and execution of their departmental budget and determine organizational priorities and trade-offs. Budgetary responsibilities of Department Heads are to:

- Manage the development and execution of the annual departmental budget
- Set priorities for the department in consultation with managers, administrators, and division leads
- Collaborate with the team to discussion on priorities, resource alignment, and trade-offs across the department and organization
- Review the department's financial status, including monitoring of actual activity and projection of an accurate forecast, to address issues and foster informed and effective decision-making

Budget Calendar

January 19, 2022	Budget Documents Distributed to Department Heads
January 31, 2022	Finance Director/City Administrator Review Revenue Projections and Fee Schedule
February 10, 2022	Regular Council Meeting
February 21-25, 2022	Departmental Meetings – Scheduled by Finance Director
March 10, 2022	Regular Council Meeting
March 14-16, 2022	Departmental Budget Meeting – City Administrator/Finance Director
April 7, 2022	Budget Workshop – Five Year Capital Plan (postponed)
April 14, 2022	Regular Council Meeting
April 25-28, 2022	Departmental Meetings – Finalize Budgets
May 10, 2022	Budget Workshop – FY 2022-2023 Budget Review
May 12, 2022	Regular Council Meeting and First Reading FY 2022-2023 Budget
June 2, 2022	Special Called Meeting and Public Hearing
June 9, 2022	Regular Council Meeting Second Reading FY 2022-2023 Budget

Financial Policies and Fund Overview

Financial Policies

Purpose

Primary among the responsibilities of the City of Fountain Inn to its citizens is the care of public funds and wise management of the City's finances while providing for the adequate funding of the services desired by the public and the maintenance of public facilities. These financial management policies, designed to ensure the City of Fountain Inn's fiscal stability, shall guide the development and administration of the annual operating and capital budgets. These financial policies address revenues, expenditures, debt management, capital planning, and budgeting.

Objectives

To protect the policy-making ability of the City Council by ensuring that financial problems or emergencies do not control essential policy decisions.

To enhance the policy-making ability of the City Council by providing accurate information on program costs.

- To assist sound management of City government by providing accurate and timely information on financial condition.
- To provide sound principles to guide the City Council's essential decisions and management, which have a significant fiscal impact.
- To set forth operational principles that minimize the cost of government, to the extent consistent with services desired by the public that reduce financial risk.
- To employ policies that prevent undue or unbalanced reliance on certain revenues, distribute the costs of City government services as fairly as possible, and provide adequate funds to operate desired programs.

- To provide essential public facilities and prevent deterioration of the city-owned facilities.
- To obtain, protect and enhance the City's credit rating and prevent default on any debt obligations.
- To ensure the legal use of all City funds through a system of financial security and internal controls.

Achieving these Objectives

To achieve and maintain the objectives above, the City Administrator's Office, working with the City Council, will conduct an annual analysis of the projected financial conditions and key financial indicators. It is the focus of this analysis to:

1. Identify the areas where the City is already reasonably strong in terms of protecting its financial condition.
2. Identify existing or emerging problems in revenue sources, management practices, infrastructures conditions, and future funding needs;
3. Forecast expenditure and revenue for the next five years, taking care to consider such external factors as state and federal actions, the bond market, and management options being explored and used by other local governments, as well as internal management actions taken during the last budget cycle and being examined for application.

Revenue Policies

Statements dealing with taxes and the means whereby the City raises revenue to fund operations.

Revenue Policy #1: Fund Balance

To maintain and improve the City's credit rating and meet seasonal cash flow shortfalls, the budget shall provide for a minimum Unassigned General Fund Balance (the "Fund Balance") of 20% of Operating Expenditures. Additionally, the City maintains a Fund Balance target of 25%. The Unassigned Fund Balance shall be exclusive of all reserves not anticipated to be readily available for use in

emergencies and contingencies. The City should reserve future a percentage of annual increases of fund balance to a Capital Projects Fund.

Should the Fund Balance fall below 20% of revenues, the City Administrator shall prepare and submit a plan for expenditure reductions and revenue increases to the City Council.

In the event the Fund Balance is above 25%, the difference may be used to fund the following activities:

1. One-time capital expenditures which do not increase ongoing City costs.
2. Other one-time costs; and
3. Ongoing or new City programs, provided such action is considered in the context of Council approved multi-year projections or revenue and expenditures.

If at the end of a fiscal year, the Fund Balance falls below 20%, then the City shall rebuild the balance within one year.

The City shall maintain a minimum Unassigned Fund Balance of 10% of the most recent-audited current fiscal year Hospitality and Accommodations Tax Revenues.

Generally, the Fund Balance levels are dictated by:

1. Cash flow requirements to support operating expenses;
2. Relative rate stability from year to year for particular revenue and enterprise funds;
3. Susceptibility to emergency or unanticipated expenditure;
4. Credit worthiness and capacity to support debt service requirements;
5. Legal or regulatory requirements affecting revenues, disbursements, and fund balances; and
6. Reliability of outside revenues.

Revenue Policy #2: Sources of Revenue

The City will strive to maintain a diversified and stable revenue system to shelter the government from short-run fluctuations in any one-revenue source and ensure its ability to provide ongoing service.

Restricted revenue shall only be used for the purpose intended and in a fiscally responsible manner. Programs and services funded by local revenue will be designated as such. A balance will be sought in the revenue structure between the proportions of elastic and inelastic revenues. New sources of revenue will be sought to achieve the desired balance.

Each time a new revenue source or a change in the rate of an existing source is considered, the effect of this change on the balance of elastic and inelastic revenue will be thoroughly examined by the City Administrator before inclusion in the proposed budget. In preparing the proposed budget, the City Administrator shall make recommendations to the City Council regarding options to reduce the City's reliance on property tax revenue.

Revenue Policy #3: Revenue Collection

The City shall strive to achieve a current property tax collection rate of not less than 96%.

Revenue Policy #4: Fees - Licenses, Permits, Miscellaneous Items

All fees established by the City of Fountain Inn for licenses, permits, fines, and other miscellaneous charges shall be set to recover the City's expense in providing the attendant service. These fees shall be reviewed annually and shared with the City Council every November to make adjustments to reflect changes in the Consumer Price Index. A revenue manual listing all such fees of the City shall be maintained by the City Administrator and updated regularly.

Revenue Policy #5: Fees - Utilities (Natural Gas System)

Gas Customer Rates and Fees (the "Gas Rates and Fees") for the Natural Gas System management shall be segregated from the General Fund in the Natural Gas System

Enterprise Fund and will be cost of service-based (i.e., set to support the total direct, indirect and capital costs fully) and established so that the net operating revenues (including interest earnings) equal 1.30x annual debt service obligations. The Gas Rates and Fees shall include significant capital costs for repairs, renovations, replacement, and expansion of its Natural Gas System Facilities.

The City shall, at all times, maintain a minimum Unassigned Natural Gas System Fund Balance (the "Natural Gas Fund Balance"), which is equivalent to 210 days of operating expenditures. Should the Natural Gas Unassigned Fund Balance fall below the requisite levels, the City Administrator shall propose a rate and/or fee increase for the following year's budget to restore the Natural Gas Unassigned Fund Balance to its required level.

Revenue Policy #6: Fees - Utilities (Sewer)

Sewer Customer Rates and/or Fees (the "Sewer Rates and Fees") for Sewer management shall be segregated from the General Fund in a Sewer Enterprise Fund and will be the cost of service-based (i.e., set to support the total direct, indirect, and capital costs fully) and established so that the net operating revenues equal 1.30x total annual debt service obligations. The Sewer Rates and Fees shall provide for significant capital costs, including repairs, renovations, replacement, and expansion of its Sewer Facilities.

The City shall, at all times, maintain a minimum Unassigned Sewer Fund Balance (the "Sewer Fund Balance"), which is equivalent to 180 days of operating expenditures. Should the Sewer Fund Balance fall below the requisite levels, the City Administrator shall propose a rate and/or fee increase for the following year's budget to restore it to its required levels.

Revenue Policy #7: Interfund Transfers

To the maximum extent feasible and appropriate, inter-fund transfers to/from the General Fund shall be intended for the support of specific programs and services. City Council shall provide direction as to the re-payment by the receiving fund.

Revenue Policy #8: Grants

The City shall aggressively pursue all grant opportunities; however, before accepting grants, the City will consider the current and future implications of accepting and rejecting the monies.

Fund Structure

BALANCED BUDGET - The City defines a balanced budget as one in which expenditures do not exceed available resources. Available resources are defined as projected revenues plus the beginning fund balance.

FUND ORGANIZATION - The City uses funds to maintain its financial records during the year. A fund is defined as a fiscal and accounting entity with self-balancing accounts. There are three categories of funds: governmental, proprietary, and fiduciary.

GOVERNMENTAL FUNDS - Governmental funds account for the City's expendable financial resources. The City uses the modified accrual method as the budgetary basis for governmental funds, the same as the basis of accounting used in the audited financial statements. The City's essential services, including general government, public safety, public works, recreation, and other government services as listed below:

General Fund

The General Fund accounts for all the City's financial resources except those legally required or by sound financial management to be accounted for in another fund. The General Fund accounts for all general tax revenues and other receipts not allocated by law or contractual agreement to additional funds.

Special Revenue Funds

Special revenue funds account for resources and expenditures designated by the law or contractual agreement for specified functions or activities. They are legally required to be accounted for in separate funds.

Hospitality Tax Fund

According to the South Carolina Local Hospitality Tax Act, the revenue generated by the hospitality tax must be used exclusively for the following purposes (Section 6-1-730):

- (1) tourism-related buildings including, but not limited to, civic centers, coliseums, and aquariums;
- (2) tourism-related cultural, recreational, or historic facilities;
- (3) beach access and renourishment;
- (4) highways, roads, streets, and bridges providing access to tourist destinations;
- (5) advertisements and promotions related to tourism development; or
- (6) water and sewer infrastructure to serve tourism-related demand.

Non-major Special Revenue Funds

Non-major special revenue funds consist of the following: Alcohol Enforcement; Police Community; ARPA Fund; Police Forfeitures and Seizures; Victims' Assistance; and Miscellaneous Grants.

PROPRIETARY FUNDS - Proprietary funds are used to account for activities similar to those often found in the private sector. The flow of economic resources is the measurement focus. The City uses the full accrual method as the budgetary basis for proprietary funds, which is the same as the basis of accounting used in the audited financial statements. Enterprise Funds account for services rendered to the general public on a user charge basis. Following are the City's significant enterprise funds:

Fountain Inn Natural Gas Fund accounts for the gas operations of the City.

Fountain Inn Sewer Fund accounts for the sewer operations of the City.

Fountain Inn Solid Waste Fund accounts for the sanitation and recycling operations of the City.

FIDUCIARY FUNDS - Fiduciary funds account for assets held in a trustee or agency capacity for others and, therefore, cannot be used to support the government's programs. The City uses the full accrual method as the budgetary basis for proprietary funds, which is the same as the basis of accounting used in the audited financial statements. All fiduciary funds are appropriated and include the

Court Fund – Used to account for the collection and remittance of police fines due to the State of South Carolina.

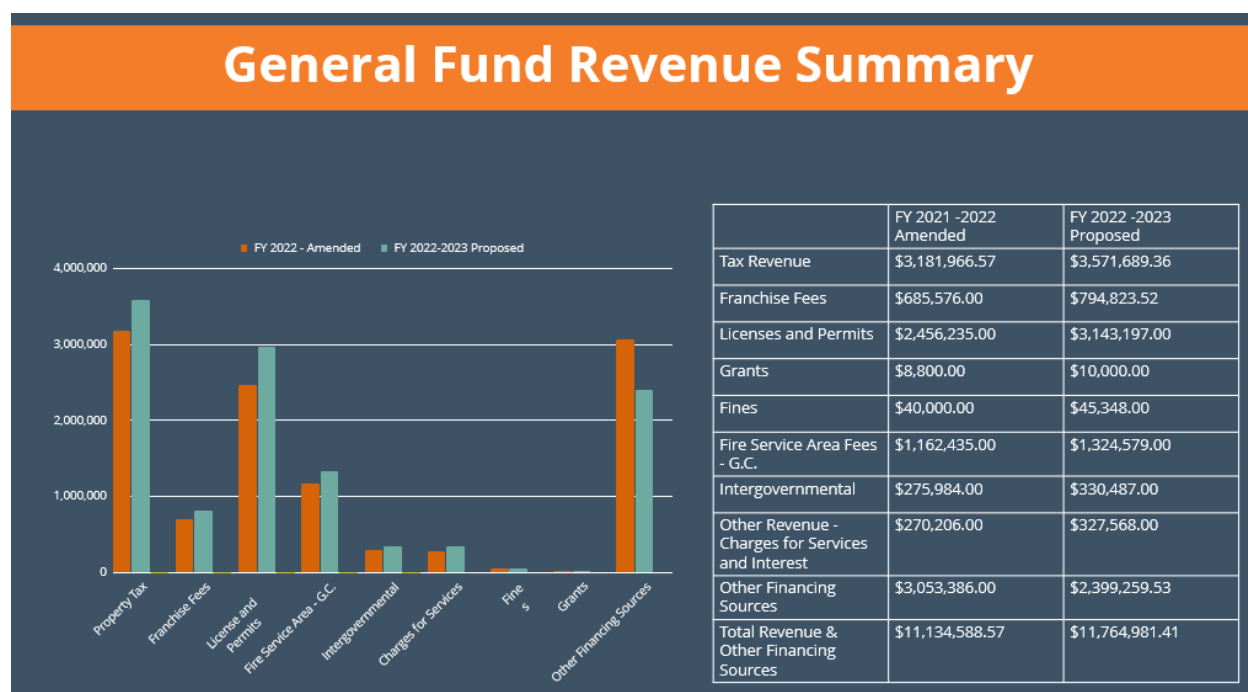
Fireman's 1% Fund

In 1907, S.C. General Assembly passed legislation called the Firemen's Insurance and Inspection Fund for "the betterment and maintenance of skilled and efficient fire departments within the county." The money is a privilege granted by the General Assembly to fire departments that meet specific requirements. The fund is a one-percent tax collected on all fire insurance premiums written in the state and thus is commonly referred to as "one-percent money."

Budget At a Glance

General Fund Revenues

The proposed FY 2023 General Fund Budget totals 11,764,981, representing an increase of 6% compared to Amended FY2022. The General Fund is the general operating fund of the City of Fountain Inn. All general tax revenues and other receipts not allocated by law to another fund finance public operating expenditures. The following is an overview of the City of Fountain's revenues for FY 2022-2023.



Realistic revenue forecasting is essential to sound financial planning. Revenue forecasting becomes more difficult in times of economic uncertainty and change. The Finance Department utilizes several techniques in projecting revenues, depending on each revenue source's characteristics.

- Informed/Expert Judgement – internal sources such as department heads and external consultants
- Formulas determined by City ordinances

- Moving averages
- Estimates from the Greenville and Laurens County Tax Assessor's Office

Property Tax

Based on valuations received from the Greenville and Laurens County Tax Assessor, revenues from property and other tax are expected to be \$3,571,689 for FY 2022-2023. The City's millage is 68.7 of which 11.6 is debt.

Franchise Fees

The City has several franchise agreements with various utility providers, which provide for payment to use the City's rights-of-way. Duke Energy is the most significant contributor to this revenue category with estimated revenues of \$472,310 and budgeted with a 1.6% increase compared to FY 2022 Total revenue from franchise fees is projected to be \$794,824 for FY 2022-2023.

License and Permits

Revenue derived from various types of licenses and permits continue to increase in response to growth and collection efficacy. Total revenues in this category are expected to be \$3,143,197 which represents a 27% increase.

Intergovernmental Revenue

This revenue source totaling \$330,487, an increase of 19.75% includes the State Aid to Subdivision, State Accommodations Tax, and the Greenville County Recreation Commission.

Fines and Forfeitures

Revenue from court and traffic fines is expected to be \$45,348 in FY 2023.

FSA – Fire Service Area Revenue

The Greenville County Fire Service Area revenue from millage is expected to be \$1,324,579 in FY 2023 The FY 2022 Amended budget estimated FSA revenues at \$1,162,435.

Charges for Service and Other Miscellaneous Revenue

This revenue source totaling \$327,568 includes revenue from Recreation fees for programming, Special Events revenue collected for funding events, rentals and other miscellaneous fees charged by city departments.

Transfers and Other Financing Sources

Other financing sources totaling \$2,217,289 are transfers from the Natural Gas Fund, Local Option Sales Tax Fund, Hospitality Tax Fund, and ARPA Fund. The transfers fund costs of cross-departmental support, contract agreements, facilities maintenance and repairs, and programs to support the local government and will not exceed the budgeted amount without Council approval. The formula used to calculate the allowable transfer from Enterprise funds increased from \$640,186 to \$872,511.

General Fund Expenditures

Expenditures have been summarized into broad categories on the department budget templates that follow this section. The expenditure categories and a brief description follow.

Personnel Expenditures

This category includes payments to employees for regular wages and overtime wages and state and federal payroll taxes on those wages. This category also includes the cost of benefits the City pays, such as retirement plan contributions and insurance premiums. A 3% cost of living adjustment is included in 2023, specific mid-points lifts and merit bonuses based on performance.

Operating

Materials and Supplies This category include commodities and merchandise that the City purchases necessary for a department to function within the City government. Examples include office supplies, fuel and oil, asphalt and gravel, ammunition, uniforms, and vehicle parts.

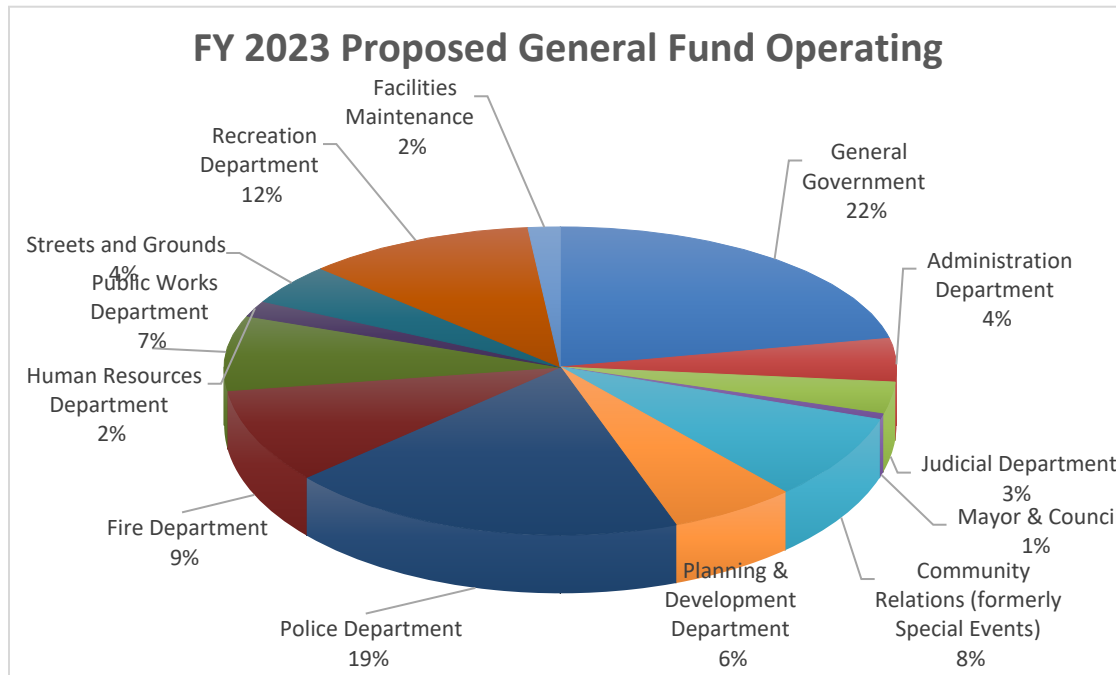
Purchased Services This category includes services that the City purchases. Examples include postage, utility services (i.e., telephone, electric, water, gas), engineering,

legal and auditing services, laboratory and polygraph services, and travel and training.

Fixed Charges This category includes fixed costs to the government and includes items such as depreciation, rent, property/casualty insurance premiums, bank charges/broker fees, and equipment rental.

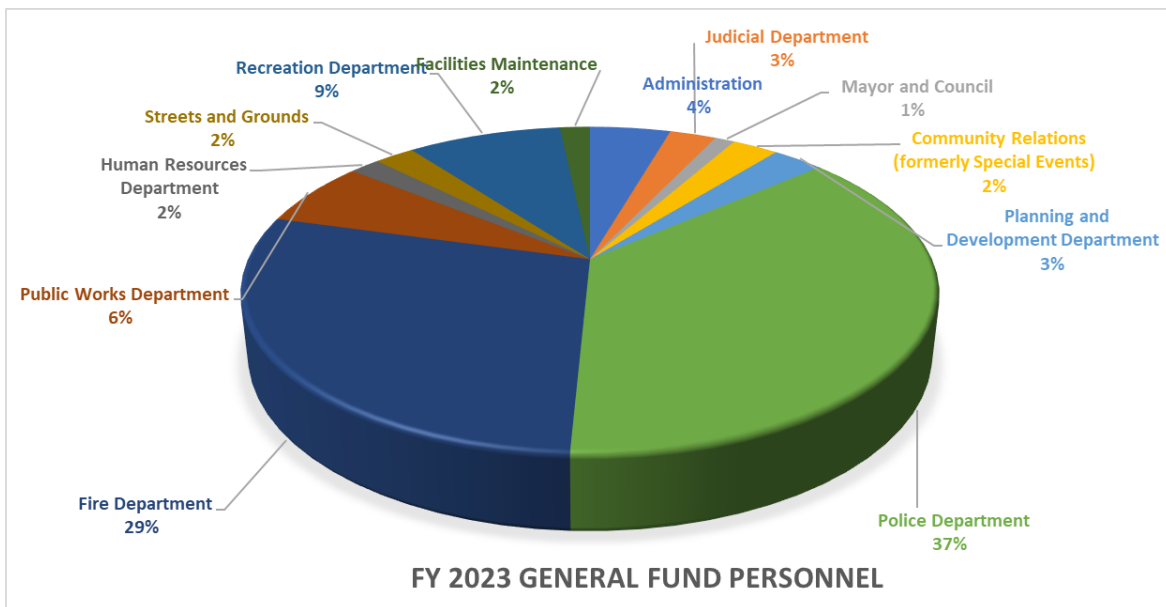
Furniture, Fixtures, Computers, and Equipment This category includes purchases for furniture and fixtures, small office equipment, and computers for less than \$5,000.

The following bar graph provides a snapshot of General Fund Expenditures by the department.



	FY 2022 Amended	FY 2023 Proposed
General Government	\$ 792,286.00	\$ 668,346.35
Administration Department	\$ 116,380.00	\$ 125,510.00
Judicial Department	\$ 80,582.00	\$ 92,257.67
Mayor & Council	\$ 16,720.00	\$ 16,600.00
Community Relations (formerly Special Events)	\$ 212,729.00	\$ 248,665.00
Planning & Development Department	\$ 172,671.52	\$ 182,392.00
Police Department	\$ 421,803.84	\$ 577,042.67
Fire Department	\$ 226,040.00	\$ 274,596.22
Public Works Department	\$ 264,300.18	\$ 218,100.00
Human Resources Department	\$ 46,995.00	\$ 48,337.00
Streets and Grounds	\$ -	\$ 130,000.00
Recreation Department	\$ 291,897.14	\$ 366,840.34
Facilities Maintenance	\$ 34,150.00	\$ 55,350.00
Grant Expenditures	\$ 4,000.00	\$ -
Capital - Cash Funded	\$ 241,500.00	\$ 28,000.00

General Fund Personnel Expenditures



Personnel Expenditures	FY 2022	FY 2023
Premium Pay	\$ 1,084,627.00	\$ -
Administration	\$ 314,522.63	\$ 328,009.70
Judicial Department	\$ 179,945.32	\$ 188,464.74
Mayor and Council	\$ 66,475.15	\$ 81,245.71
Community Relations (formerly Special Events)	\$ 173,331.69	\$ 187,208.03
Planning and Development Department	\$ 131,872.32	\$ 208,384.41
Police Department	\$ 2,216,316.71	\$ 2,719,352.02
Fire Department	\$ 1,704,514.49	\$ 2,090,675.55
Public Works Department	\$ 506,224.82	\$ 472,967.57
Human Resources Department	\$ 58,815.61	\$ 124,681.56
Streets and Grounds	\$ -	\$ 163,219.53
Recreation Department	\$ 404,901.10	\$ 627,951.46
Facilities Maintenance	\$ -	\$ 122,276.14
Total Personnel Expenditures	\$ 6,841,546.84	\$ 7,314,436.42

Detailed General Fund Expenditure Schedules are included as *Exhibit C*

Enterprise Funds Revenue Summary

Fountain Inn Natural Gas Fund

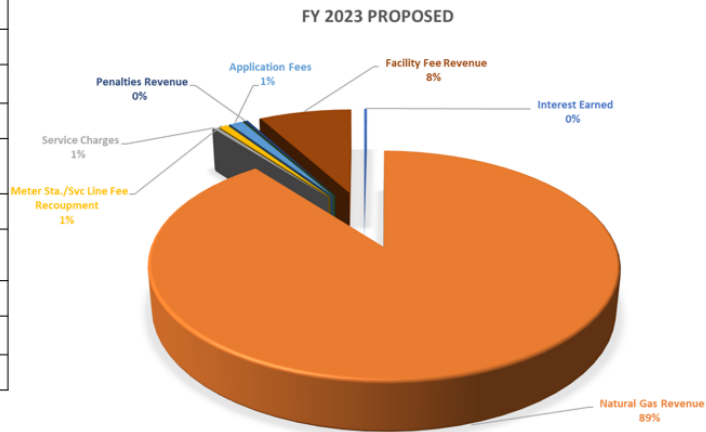
The following section identifies and explains the primary revenue streams for the Natural Gas Utility.

The proposed FY 2023 Natural Gas revenue total of \$13,298,146 and represents an increase of 44% compared to FY2021. It is anticipated that the City will collect \$11,876,490 in natural gas sales during FY 2022-2022. Staff plans to perform another set of rate studies in FY 2023. The study will analyze monthly user charges and other fees associated with acquiring new services.

The following chart shows the revenue comparison by type.

Natural Gas Fund Revenue Summary

	FY 2022 Amended	FY 2023 Proposed
Interest Earned	\$40,000.00	\$30,000.00
Natural Gas Revenue	\$7,740,932.00	\$11,876,490.00
Service Charges	\$50,000.00	\$50,000.00
Meter Sta./Svc Line Fee Recoupment	\$100,000.00	\$100,000.00
Application Fees	\$150,000.00	\$150,000.00
Gas Appliances Revenue	\$50,000.00	\$-
Penalties Revenue	\$40,000.00	\$40,000.00
Facility Fee Revenue	\$1,051,656.00	\$1,051,656.00
Total Revenue	\$9,222,588.00	\$13,298,146.00



Other Financing Sources

It is appropriate to finance, through reserves, capital improvements that are related to growth so that the future customers who will benefit from these improvements are paying for the improvements. The utility will need to use \$2,860,500 in reserves to fund major capital projects. The Natural Gas Utility Fund will maintain debt service ratios and days cash on hand target as our financial policies require.

Fountain Inn Natural Gas Capital Improvements and Equipment

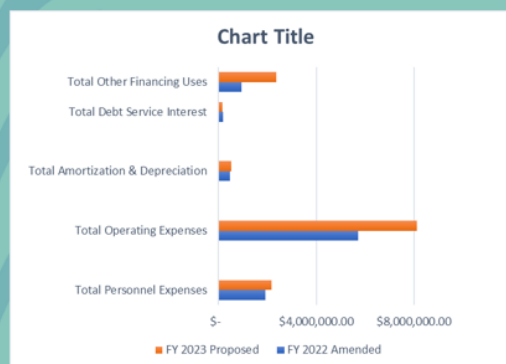
Range[Natural Gas Fund]	Department	Capital Rquests FY 2023	Range[FY 2021-2022]	Range[FY 2022-2023]
510	200	Gas Capital	\$ 2,861,210.00	
510	200	New Subdivisions	\$ -	\$ 1,367,000.00
510	200	Install 5,100 feet of 6" high pressure steel gas main line (Need new budget #) @ \$125/foot	\$ -	\$ 637,500.00
510	200	200-161-028-117 Install 500 new Service lines (by FING and Contractor)	\$ -	\$ 360,000.00
510	200	New Gas and Trunk Line to improve pressure and new developments	\$ -	\$ 231,000.00
510	200	New Station and service to Foxhill and Jenkins Bridge	\$ -	\$ 93,500.00
510	200	Two Ford F-250 4x4 - new	\$ -	\$ 80,000.00
510	200	Caterpillar Model 304 MiniExcavator w/ kick disconnect for rock hammer	\$ -	\$ 67,000.00
510	200	GIS Equipment - Natural Gas (50%)	\$ -	\$ 10,000.00
510	200	New Prisma Health Building	\$ -	\$ 8,500.00
510	200	One 6" plastic squeeze off tools	\$ -	\$ 6,000.00
			\$ 2,861,210.00	\$ 2,860,500.00

Fountain Inn Natural Gas Operations

Fountain Inn Natural Gas provides natural gas to over 10,000 residential and commercial customers.

Natural Gas Fund Expense Summary

	FY 2022 Amended	FY 2023 Proposed
Total Personnel Expenses	\$ 1,921,214.21	\$ 2,165,029.12
Total Operating Expenses	\$ 5,718,500.00	\$ 8,114,938.00
Total Amortization & Depreciation	\$ 465,882.00	\$ 520,737.00
Total Debt Service Interest	\$ 178,833.00	\$ 144,971.00
Total Other Financing Uses	\$ 938,158.79	\$ 2,352,470.88
Total Expenses Including Other Financing Uses	\$ 9,222,588.00	\$ 13,298,146.00



Proposed Natural Gas Facility Fee Increase

- Residential meter from \$8/month to \$9/month
- Commercial and Industrial from \$90/month to \$101/month
- The Facility revenue will increase by \$142,752

Cost of Gas 2021			
Month	Cost of Gas	Dths	Cost/Dthm
January	\$1,131,706	194,669	\$5.81
February	\$1,028,296	127,846	\$8.04
March	\$487,807	89,975	\$5.42
April	\$436,200	60,000	\$7.27
May	\$343,093	47,193	\$7.27
June	\$294,544	40,515	\$7.27
July	\$274,828	37,803	\$7.27
August	\$292,908	40,290	\$7.27
September	\$295,496	40,646	\$7.27
October	\$341,058	46,913	\$7.27
November	\$819,213	112,684	\$7.27
December	\$747,116	102,767	\$7.27
TOTALS	\$6,492,265	941,301	\$6.90
Excludes TR			
TOTAL REVENUE (Cost of gas + Tot.Rev.)	\$11,876,490		

FING ESTIMATED 2022/2023 NATURAL GAS REVENUES									
Estimate 2022/2023 Sales/Volume	950,714 (1% Increase year over year, excludes transport)								
Estimated Supply Cost/Dth	\$6.90								
Total Estimated Cost of Gas	\$6,557,188								
	Percent % of Sales	Gas Vol. Dths	Delivery Charge \$/dth	Facility Charges \$	Facility Revenue \$	Gas Revenue \$	Total Revenue \$		No. of Cust. Proj.
Residential	53.64%	509,946	\$5.33	\$9.00	\$1,101,600	\$2,718,015	\$3,819,615	Res	10,200
Commercial (Small)	1.68%	17,607	\$5.33	\$9.00	\$33,480	\$93,845	\$127,325	Sm Com	310
Commercial MV1	1.64%	18,579	\$2.70	\$101.00	\$25,452	\$50,163	\$75,615	MV1	21
Commercial MV2	0.41%	5,684	\$3.40	\$101.00	\$12,120	\$19,326	\$31,446	MV2	10
Commercial MV3	1.35%	16,767	\$3.70	\$101.00	\$21,816	\$62,038	\$83,854	MV3	18
Commercial MV4	2.51%	28,372	\$4.10	\$101.00	\$61,812	\$116,325	\$178,137	MV4	51
Industrial LV1	33.41%	337,201	\$1.90	\$101.00	\$16,968	\$641,356	\$658,324	LV1	14
Industrial LV2	0.75%	8,400	\$2.15	\$101.00	\$2,424	\$18,060	\$20,484	LV2	2
Industrial LV3	2.86%	30,207	\$3.50	\$101.00	\$3,636	\$105,725	\$109,361	LV3	3
Industrial LV4	1.75%	18,918	\$3.85	\$101.00	\$6,484	\$72,834	\$81,318	LV4	7
Transportation TR		72,000	\$1.90	\$390.00	\$4,680	\$136,800	\$141,480		1
City used gas	0.12%	1,110				\$7,656	\$7,656		13
TOTAL \$	100.00%	950,714			\$1,292,472	\$4,026,831	\$5,319,303		10,650

Fountain Inn Sewer Fund

The following section identifies and explains the primary revenue streams for the Sewer Fund.

The proposed FY 2023 Sewer Fund Revenue total \$1,480,442 which represents an increase of 8% decrease compared to FY2022 Amended Budget. This budget does not propose a sewer rate increase.

Sewer Fund Proposed Revenue and Expense Summary			
	FY 2021-2022	FY 2022-2023	%
Revenue	Amended	Proposed	Change
Sewer Fees - Greenville Water	\$1,208,000.00	\$1,284,442.00	6%
Interest	\$1,500.00	\$1,000.00	-33%
Sewer Tap Fees - Laurens Water	\$92,250.00	\$195,000.00	111%
Transfer In - ARPA Fund (CMOM Project - Sewer Survey)	\$300,000.00	\$-	-100%
Total Revenue	\$1,601,750.00	\$1,480,442.00	-8%
Operating Expenditures			
Sewer Operating Expenses	\$1,382,104.00	\$1,163,593.00	-16%
Total Operating Expenditures	\$1,382,104.00	\$1,163,593.00	-16%
Capital Outlay	\$-		
Debt Services Expenditures	\$84,199.00	\$96,849.00	15%
Depreciation Expense	\$135,447.00	\$220,000.00	62%
Total Expenditures	\$1,601,750.00	\$1,480,442.00	-8%

Fountain Inn Sewer Other Financing Sources

It is appropriate to finance, through reserves and debt, capital improvements that are related to growth so that the future customers who will benefit from these improvements are paying for the improvements. There are no transfers to other funds budgeted from the Sewer Fund in the proposed FY 2023 Budget.

Fountain Inn Solid Waste Fund

The Proposed FY2022 Solid Waste Fund budget is \$843,270 representing a 2% decrease compared to the FY2022 Amended Budget. The decrease is primarily due to the following major factors:

- Reallocation of expenditures related to grounds maintenance to department 431 in the General Fund.
- We anticipate reducing the transfer from the General Fund to the Solid Waste fund by 29% from \$257,758 to \$181,970.
- They increased debt services expenditures by 14% to include the principal and interest of all existing solid waste funds, reallocation of debt from the reinstated Streets and Grounds Department, and the proposed increase of the Public Works Fee are notable changes in the fund.

Proposed Sanitation Fee Increase

- 2018 - Increased Public Works Fee from \$26 per year to \$156 annually (\$13p/mo.)
- **FY 2021 - \$209,082 Transfer from General Fund to cover deficit**
- **Projected FY 2023 Transfer from General Fund - \$181,970**
 - Streets and Grounds Salaries no longer allocated to Solid Waste Fund
 - All Debt related to Sanitation Vehicles allocated to Solid Waste Fund
- Proposed Increase = \$1.00 per month
 - \$168 annually (\$12 annual increase)
- Projected Revenue - \$625,800



Hospitality Tax Fund

The Proposed FY2023 Hospitality Tax Fund revenues are \$670,354, which anticipates an increase in hospitality tax collections compared to FY 2022.

Hospitality Tax Expenditures decreased significantly due to the reallocation of funds for debt service and capital instead of funding hospitality tax grant requests from nonprofit organizations.

ARPA Fund

The City's Special Revenue Funds are used to account for the proceeds of specific revenue sources to provide specific services to the residents of the City. The FY2023 ARPA Fund is \$2,598,444 which includes \$425,835 of funds reserved for future capital projects and other eligible projects and uses as appropriated by Council.

Capital Fund

Fountain Inn FY 2023 CIP and Proposed Capital Plan By Fund		Sum of FY 2021-2022	Sum of FY 2022-2023
100 - General Fund		\$ -	\$ 86,726.00
Facilities Maintenance - Work Trailer	\$ -	\$ 11,500.00	
Pole Mounted Speed Sign for School Zones or Downtown District (this quote is for 1 unit)	\$ -	\$ 11,660.00	
Police Officer Glock and Holsters - Weapon Change	\$ -	\$ 14,300.00	
Recreation Dept - SCAG Turf Tiger II Zero Turn Mower x2	\$ -	\$ 18,198.00	
Speed Trailer (previous trailer purchased in 2009)	\$ -	\$ 11,068.00	
Taser Replacement	\$ -	\$ 20,000.00	
102 - Hospitality Tax Fund	\$ 2,500,000.00	\$ 280,000.00	
Jones to Hwy 418 Streetscape	\$ 2,500,000.00		
Amphitheatre	\$ -	\$ 250,000.00	
Main Street Christmas Décor	\$ -	\$ 30,000.00	
131 - ARPA Fund	\$ 764,317.40	\$ 1,823,160.00	
City Hall Building Improvements	\$ 16,750.00		
Council Chamber Upgrades	\$ 41,070.00		
Equipment for Vehicles - Police (7)	\$ 211,361.28	\$ -	
Financial Software	\$ 50,000.00		
Sanctified Hill - Preconstruction Documents	\$ 37,100.00		
Splash Pad Upgrades	\$ 8,036.12		
Woodside Streetscape	\$ 400,000.00		
2022-2023 - General Fund IT Replacement Plan and System Upgrades	\$ -	\$ 55,000.00	
Broadband and Wireless Improvements	\$ -	\$ 75,000.00	
City Hall Renovations and Upgrades	\$ -	\$ 20,000.00	
Facilities Security Upgrades	\$ -	\$ 150,000.00	
Pop up Parks and other Main Street Improvements	\$ -	\$ 50,000.00	
Public Works and Natural Gas Facility - FF&E (Public Works GF)	\$ -	\$ 25,000.00	
Radios and Communications System -	\$ -	\$ 23,700.00	
Recreation Dept - Ford F250 (Vehicle Replacement)	\$ -	\$ 76,380.00	
Sanctified Hill Park Renovations	\$ -	\$ 500,000.00	
Sanitation Equipment - Tink Claw and Conversion	\$ -	\$ 22,080.00	
SCBA, Bunker Gear, Headsets	\$ -	\$ 386,000.00	
Splash Pad (McKnight Street) Parking Improvements - GF	\$ -	\$ 100,000.00	
Truck 333- 2003 Ford crew cab streets department	\$ -	\$ 45,000.00	
Truck 355- 2005 Ford crew cab streets department	\$ -	\$ 45,000.00	
Wayfinding Signage (Phase III)	\$ -	\$ 250,000.00	
200 - Natural Gas Fund	\$ 2,861,210.00	\$ 2,910,500.00	
Gas Capital	\$ 2,861,210.00		
200-161-028-117 Install 500 new Service lines (by FING and Contractor)	\$ -	\$ 360,000.00	
Caterpillar Model 304 MiniExcavator w/ kick disconnect for rock hammer	\$ -	\$ 67,000.00	
GIS Equipment - Natural Gas (50%)	\$ -	\$ 10,000.00	
Install 5,100 feet of 6" high pressure steel gas main line (Need new budget #) @ \$125/foot	\$ -	\$ 637,500.00	
New Gas and Trunk Line to improve pressure and new developments	\$ -	\$ 231,000.00	
New Prisma Health Building	\$ -	\$ 8,500.00	
New Station and service to Foxhill and Jenkins Bridge	\$ -	\$ 93,500.00	
New Subdivisions	\$ -	\$ 1,367,000.00	
One 6" plastic squeeze off tools	\$ -	\$ 6,000.00	
Public Works and Natural Gas Facility - FF&E (GAS)	\$ -	\$ 50,000.00	
Two Ford F-250 4x4 - new	\$ -	\$ 80,000.00	
411 - Sewer Fund	\$ 900,000.00	\$ 399,992.00	
Sewer Capital	\$ 900,000.00		
ATV - Sewer	\$ -	\$ 16,000.00	
Camera Program and Storage	\$ -	\$ 11,700.00	
F-150 - (new) Utilities Manager	\$ -	\$ 36,646.00	
F-150 - (new) Utilities Supervisor	\$ -	\$ 36,646.00	
GIS Equipment - Sewer (50%)	\$ -	\$ 10,000.00	
Public Works and Natural Gas Facility - FF&E (Sewer)	\$ -	\$ 25,000.00	
RIA Grant Match	\$ -	\$ 250,000.00	
Sewer Push Camera	\$ -	\$ 14,000.00	
Shared Across ARPA Fund, Natural Gas Fund, and Sewer Fund	\$ 5,100,000.00	\$ 100,000.00	
Fountain Inn Natural Gas/Public Works Facility FF&E	\$ 5,100,000.00	\$ 100,000.00	
Grand Total	\$ 12,125,527.40	\$ 5,600,378.00	

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

General Fees Charged by All Departments

- Election Filing Fee
 - Council Member \$100.00
 - Mayor \$150.00
- Notary Fee \$10.00
- FOIA
 - Initial Deposit 25% of Estimated Costs
 - Search/Retrieval/Redaction/Copying \$17.17/HR
 - Postage/Shipping FedEx/UPS/USPS Rates
 - Copies:
 - Paper Records – Black/White \$0.10/Page
 - Paper Records – Color \$0.25/Page
 - Paper Records, Legal Size – Black/White \$0.50/Page
 - Paper Records, Legal Size – Color \$0.50/Page
 - Paper Records, Ledger Size – Black/White \$0.50/Page
 - Paper Records, Ledger Size – Color \$0.75/Page
 - (Tapes, CD's, DVDs, or other Electronic, Optical or Magnetic Media) \$17.17/Hour
- Returned Check Fee \$35.00
- Refund Processing Fee \$10.00
- Credit Card Processing Fee – Collected by SC. Gov
 - Online Transactions 4%/Total CC
 - Check Processing or E-check \$2.50

Police

- Police Officer Security \$40/Hour
- Community Service \$40.00
- Fingerprints \$10.00

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

- Police Reports \$5.00
- Towing Fees – Regular Business Hours \$100.00
- Towing Fees – After Hours and Weekends \$120.00
- False Alarm Fee – After 3rd Occurrence Per Qtr. \$200.00

Fire

- Fire Report \$5.00
- Burn Permit \$250.00
- Fire Inspection
 - Residential \$25.00
 - Commercial \$50.00
 - Mobile Food Vendor \$25.00
- Plan Review \$100.00
- False Alarm Fees
 - False Alarm Administrative Fee – 4th Call \$50.00
 - False Alarm Fee **in Excess of 4 Calls** Per Calendar Year \$200.00
- Incident Response Fee (Collected by Innovapad LP):
 - Heavy Apparatus (Engines, Aerials, Rescues, Air/Light Units) \$305/Hour
 - Light Apparatus (Brush Units, Support Vehicles, etc.) \$225/Hour
 - Command Staff Vehicles (Battalion Buggies, EMS Sup., etc.) \$195/Hour
 - Extrication (**Without Use** of Hydraulic Tools) \$835.00
 - Extrication (**With Use** of Hydraulic Tools) \$2,015.00
 - Landing Zone (**Without** Extrication Services) \$1,025.00
 - Landing Zone (**With** Extrication Services) \$2,335.00
 - Landing Zone Command and Control (**Without** Extrication Services) \$900.00
 - Light Tower & Operation of Light Tower and Generator to Provide Scene Lighting \$47/Hour
- Consumable Materials/Damaged Equipment Replacement Cost
- Level 1/MVA Flat Rate \$535.00
- Fire/Hazmat Flat Rate \$600.00

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

Planning/Development

- Subdivision Plan Fees (Greenville County LDD)
 - Engineering Review (1-50 lots) \$1,600.00
 - Engineering Review (51 + lots) \$1,600.00 **plus** \$20/Add'l lot
 - Revised Plans \$200.00
- Rezoning Fees: (Upon Receipt of Rezoning Application)
- Single Family Residential:
 - Base Fee \$100.00
 - 2 Acres \$130.00
 - 3 Acres \$160.00
 - 4 Acres \$190.00
 - 5 Acres \$220.00
 - 6 Acres \$250.00
 - 7 Acres \$270.00
 - 8 Acres \$300.00
 - 9 Acres \$330.00
 - 10 Acres \$400.00 (CAP)
 - Annexation Charge in Full
- Multi-Family Residential:
 - Base Fee \$205.00
 - 2 Acres \$240.00
 - 3 Acres \$270.00
 - 4 Acres \$305.00

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

○ 5 Acres	\$340.00
○ 6 Acres	\$375.00
○ 7 Acres	\$405.00
○ 8 Acres	\$440.00
○ 9 Acres	\$475.00
○ 10 Acres	\$500.00 (CAP)
○ Annexation	Charge in Full
• <u>Non-Residential:</u>	
○ Base Fee	\$270.00
○ 2 Acres	\$305.00
○ 3 Acres	\$340.00
○ 4 Acres	\$375.00
○ 5 Acres	\$405.00
○ 6 Acres	\$440.00
○ 7 Acres	\$475.00
○ 8 Acres	\$510.00
○ 9 Acres	\$540.00
○ 10 Acres	\$600.00 (CAP)
• <u>PD (Planned Development)</u>	\$650.00
○ Annexation	Charge in Full
• <u>FRD (Flexible Review District)</u>	\$650.00
○ Annexation	Charge in Full
• <u>Text Amendment</u>	\$100.00
• <u>Board of Zoning Appeals/Variance</u>	\$100.00
• <u>Subdivision Fee (Preliminary Plat)</u>	
○ Base Fee (1-24 Lots)	\$200.00
○ (25 – 75 lots)	\$400.00
○ (75 + lots)	\$600.00 (CAP)
• <u>Summary Plat Fee</u>	\$100.00
• <u>Final Development Plan Revision</u>	\$50.00
• <u>Final Plat Revisions</u>	\$50.00
• <u>Planned Development Review</u>	\$150.00
• <u>Commercial Design Standard Revisions</u>	\$75.00

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

- New Survey Standards (Non-Compliance) \$100.00
- Plan Review Fee ½ Total Permit Fees
- Occupancy Inspections:
 - Commercial Building \$25.00
 - New Mobile Home \$250.00
 - Reinspection Fee \$40.00
- Zoning Determination Letter \$50.00

• **Building Permit Fees by Valuation**

TOTAL VALUATION	FEE (Per \$1,000 or Fraction Thereof)
\$0 - \$2,000	\$40 to include 1 inspection
\$2,001 to \$15,000	\$40 for the first \$2,000, plus \$7.00 per each additional \$1,000 of value, or fraction thereof.
\$15,001 to \$50,000	\$132.00 for the first \$15,000, plus \$6.00 per each additional \$1,000 of value, or fraction thereof.
\$50,001 to \$100,000	\$324.00 for the first \$50,000, plus \$4.00 per each additional \$1,000 of value, or fraction thereof.
\$100,001 to \$500,000	\$524.00 for the first \$100,000, plus \$3.50 per each additional \$1,000 of value, or fraction thereof.
\$500,000 or Greater	\$1723.50 for the first \$500,000, plus \$2.50 per each additional \$1,000 of value, or fraction thereof.

Work Performed without a permit:

Permit fees shall be doubled for any work that is started prior to obtaining a permit. Payment of this fee shall not relieve any persons from fully complying with the requirement of the adopted codes in the execution of the work nor from any other penalties prescribed herein.

Re-inspection Fees:

There shall be a \$40.00 re-inspect fee on all second re-inspections.

Permit Reinstatement (Expired)

Base permit fee per trade – **plan review fees may apply*

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

Residential Building Permits

Demolition:

\$50.00

Moving of Buildings or Structures:

\$100.00

Public Works/Animal Control

- Animal Control:
 - Dog Tag Fee \$5.00
 - Dog Boarding Fee
\$10.00/day
 - Dog Dart Fee \$25.00
 - Animal Surrender Fee \$25.00
 - Animal Reclaim Fee \$75.00

Sanitation

- Public Works Fee – (Billed on TAX BILL)
\$168.00/Year
 - New Trash Container Fee
\$80.00
 - Second Trash Container Service Fee
\$96.00/Year
 - Recycle Container Fee \$50.00
 - Debris Pick Up Fee (Abatement)
hour/3hr min \$173 per
-

Sewer

Meter Fees

- Residential Meters
 - 5/8" Meter \$20.40
- Commercial Meters

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

○ 5/8" Meter	\$37.20
○ 1" Meter	\$99.05
○ 1 ½" Meter	\$186.15
○ 2" Meter	\$496.70
○ 3" Meter	\$620.65
○ 4" Meter	\$1,241.75
• <u>Sewer Tap Fees</u>	
○ Residential	\$500.00
○ Commercial	\$1,000.00

Recreation

Two fee amounts listed indicate an In-City and Out of City Resident Fee Differential

• <u>Sports Fees:</u>	
○ Flag Football	\$60.00/70.00
○ Tackle Football	\$60.00/70.00
○ Basketball	\$60.00/70.00
○ Youth Sports Camps/Clinics	\$60.00/70.00
○ Baseball/Softball	\$60.00/70.00
○ Adult Softball	\$350.00/team
○ Miracle League Registration Fee	\$50.00
• <u>Gym Membership (Aerobics Classes Included):</u>	
○ Individual – Monthly	\$15.00
○ Family – Monthly	\$20.00
○ Senior Citizen (55 and over)	FREE

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

RENTALS

Activity Center:

- **Community Room**

- Community Room Business Hours
 - \$60.00 –3 Hour Minimum
 - \$20.00 – Each Additional Hour
 - \$20.00 – Deposit Non-refundable

- Community Room Weekend, After Hours
 - \$180.00 –3 Hour Minimum
 - \$60.00 – Each Additional Hour
 - \$60.00 – Deposit Non-Refundable

Community Room Weekend, After Hours Large Party-45+ Guests
Includes Cleaning
Gym-Social
Includes Cleaning

\$340.00-4 Hour minimum
\$60.00 Each additional Hour
\$100.00 Deposit Non-Refundable
\$675.00 – 5 Hour Minimum

Gym-Social-Large Party (set up Day before)

\$100.00 – Each Additional Hour
\$250.00 Deposit Non-Refundable
\$60.00 Per Hour

Combination

Gym & Community Room
Includes Cleaning

Gym-Sports

\$900.00-5 Hour Minimum
\$150.00 Each Additional Hour
\$300.00 Deposit Non-Refundable
\$60.00 Per Hour during Business Hours
\$150.00 2 Hour Minimum After Hours

Tournament Play All Venues

- Non-Tournament
 - \$475.00 –3 Hour Minimum
 - \$100.00 – Each Additional Hour
 - \$150.00 Deposit Non-Refundable
- Tournament Play
 - \$1,175.00 – Full Day (10 Hours)
 - \$390.00 Deposit Non-Refundable (full day)
 - \$675.00 – Half Day (5 Hours)
 - \$220.00 Deposit Non-refundable (half day)

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

- **Local Schools – Practice All Venues**
 - Local Schools-**Game**
- **PD Terry City Park**
- **Emmanual Sullivan Sports Complex**
 - Baseball Field
 - Football Field
- **Field Lights**
- **Park Shelters**
 - PD Terry City Park & ESSC

\$25.00 – 2 Hour Minimum(During Business Hours)

\$50.00-2 Hour Minimum After hours
\$125.00

\$65.00 – 2 Hour Minimum

\$125.00 – 2 Hour Minimum

\$125.00-2 Hour Minimum

\$50.00 Add on

\$25.00-2 Hour Minimum

Commerce Park Rentals:

- **Farmers Market Pavilion:**
 - 2 Hour Minimum rental
 - Deposit for 2 Hour rental
 - 7 Hour minimum rental
 - Deposit for 7 Hour rental
 - Each Additional Hour rental fee
- **Amphitheater:**
 - 2 Hour Minimum
 - Deposit for 2 Hour rental
 - 7 Hour rental
 - Deposit for 7 Hour rental
 - Each additional Hour rental fee

\$150.00

\$50.00 Non-Refundable

\$500.00

\$150.00 Non-Refundable

\$75.00

\$120.00

\$40.00 Non-Refundable

\$400.00

\$100.00

\$60.00

Farmers Market Pavilion and Amphitheater:

- 5 Hour Minimum Rental (includes Cleaning)
- Each Additional Hour
- Deposit

\$600.00

\$100.00

\$250.00 Non-Refundable

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

- Farmers Market Vendor Table:
 - Seasonal Pavilion \$175.00
 - Season Outside \$130.00
 - Weekly \$10.00/Market Date

Temporary Mobile Food Sales Permit – City Permitted Events \$ 25.00

*****Non – Profit organizations receive 50% off all rentals (non-profit status will be confirmed)**

Fountain Inn Natural Gas

- Residential Standard Service Rates:
 - Facilities Charge \$9.00
 - Delivery Charge \$5.33/Dt
- Small Commercial Standard Service:
 - Facilities Charge \$9.00
 - Delivery Charge \$5.33/Dt
- Medium Volume
 - Medium Volume Load Factor 1 Service: (75+%)
 - Facilities Charge \$101.00
 - Delivery Charge \$2.70/Dt
 - Medium Volume Load Factor 2 Service: (50-74%)
 - Facilities Charge \$101.00
 - Delivery Charge \$3.40/Dt
 - Medium Volume Load Factor 3 Service: (25-49%)
 - Facilities Charge \$101.00
 - Delivery Charge \$3.70/Dt
 - Medium Volume Load Factor 4 Service: (Below 25%)
 - Facilities Charge \$101.00
 - Delivery Charge \$4.10/Dt
- Large Volume

FY 2022-2023 CITY OF FOUNTAIN INN – FEE

○ <u>Large Volume Load Factor 1 Service: (75+%)</u>	
▪ Facilities Charge	\$101.00
▪ Delivery Charge	\$1.90/Dt
○ <u>Large Volume Load Factor 2 Service: (50-74%)</u>	
▪ Facilities Charge	\$101.00
▪ Delivery Charge	\$2.15/Dt
○ <u>Large Volume Load Factor 3 Service: (25-49%)</u>	
▪ Facilities Charge	\$101.00
▪ Delivery Charge	\$3.50/Dt
○ <u>Large Volume Load Factor 4 Service: (Below 25%)</u>	
▪ Facilities Charge	\$101.00
▪ Delivery Charge	\$3.85/Dt
• <u>Meter Tampering Fee</u>	\$200.00
• <u>NSF Fee</u>	\$35.00
• <u>Late Fee</u>	
○ Applied 4 days after due date. balance	\$3.00 or 5% account (whichever is greater)
• <u>Delinquent Account Fee</u>	
○ Applied 10 days after late fee applied	\$85.00
• <u>Inspection On/Off Fee</u>	\$70 to turn Gas On/Off for one
day: \$35 On \$35 Off	
• <u>Light Pilot Fee</u>	\$35.00
• <u>Builder Application Fee</u>	\$200.00
• <u>Service Application Fee</u>	\$50.00
• <u>Excess Flow Valve Fee</u>	\$50.00
• <u>Service Line Recoupment Fee/Damages</u>	At cost
• <u>Credit card fee for payments over \$1500</u>	3%
Where applicable.	
• <u>After-Hours Service Calls:</u> any service calls, other than emergency calls, are subject to a \$70 fee.	

City of Fountain Inn
Budget for Fiscal Year 2022 - 2023
Budget Summary

	FY 2021-2021 Adopted	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change
Revenue & Other Financing Sources				
General Fund Operating	\$ 9,096,962	\$ 11,134,589	\$ 11,764,981	6%
Hospitality Tax Fund	\$ 575,500	\$ 575,500	\$ 673,764	17%
Local Option Sales Tax Fund	\$ 169,730	\$ 169,730	\$ 189,500	12%
Road Improvement Fund	\$ 82,700	\$ 82,700	\$ 118,594	43%
Solid Waste Fund	\$ 858,689	\$ 858,689	\$ 843,270	-2%
Fountain Inn Natural Gas Fund	\$ 9,222,588	\$ 9,222,588	\$ 13,298,146	44%
Fountain Inn Sewer Fund	\$ 1,301,750	\$ 1,601,750	\$ 1,480,442	-8%
Victim Assistance Fund	\$ 16,843	\$ 16,843	\$ 34,931	107%
Capital Equipment and Projects	\$ 13,188,884	\$ 12,125,527	\$ 5,600,378	-54%
Total Revenue & Other Financing Sources	\$ 34,513,646	\$ 35,787,916	\$ 34,004,007	-5%

		FY 2022	FY 2023	
410 - General Government	\$ 702,079	\$ 2,662,199	\$ 1,478,026	-44%
411- Finance and Administration	\$ 443,587	\$ 443,587	\$ 460,704	4%
412 - Judicial Department	\$ 260,527	\$ 260,527	\$ 283,222	9%
413 - Mayor and Council	\$ 83,195	\$ 83,195	\$ 97,846	18%
414 - Special Events	\$ 394,061	\$ 394,061	\$ 435,873	11%
417 - Human Resources	\$ 105,811	\$ 105,811	\$ 173,019	64%
421 - Police Department	\$ 2,675,564	\$ 2,780,964	\$ 3,333,838	20%
422 - Fire Department	\$ 2,107,601	\$ 2,112,601	\$ 2,550,635	21%
424 - Public Works	\$ 969,434	\$ 930,565	\$ 766,994	-18%
425 - Planning and Development	\$ 304,544	\$ 304,544	\$ 392,276	29%
451 - Recreation Department	\$ 1,016,409	\$ 1,022,385	\$ 1,321,703	29%
431 - Streets and Grounds	\$ -	\$ -	\$ 293,220	#DIV/0!
453 - Commerce Park	\$ 34,150	\$ 34,150	\$ 177,626	420%
Total General Fund	\$ 9,096,962	\$ 11,134,589	\$ 11,764,981	6%
Hospitality Tax Fund	\$ 575,500	\$ 575,500	\$ 673,764	17%
Local Option Sales Tax Fund	\$ 169,730	\$ 169,730	\$ 189,500	12%
Road Improvement Fund	\$ 82,700	\$ 82,700	\$ 118,594	43%
Solid Waste Fund	\$ 858,689	\$ 858,689	\$ 843,270	-2%
Fountain Inn Natural Gas Fund	\$ 9,222,588	\$ 9,222,588	\$ 13,298,146	44%
Fountain Inn Sewer Fund	\$ 1,301,750	\$ 1,601,750	\$ 1,480,442	-8%
Victim Assistance Fund	\$ 16,843	\$ 16,843	\$ 34,931	107%
Capital Equipment and Projects	\$ 13,188,884	\$ 12,125,527	\$ 5,600,378	-54%
Total Expenditures & Other Financing Uses	\$ 34,513,646	\$ 35,787,916	\$ 34,004,007	-5%

City of Fountain Inn
General Fund FY 2022-2023
Revenue Summary and Other Financing Sources

Description	FY 2021-2022	FY 2022-2023	%
	Amended	Proposed	Change

100 - Tax Revenue

City Taxes - Greenville County	\$ 2,106,600	\$ 2,317,260	10.00%
City Taxes - Laurens County	\$ 471,583	\$ 519,000	10.05%
Homestead Exemption -Greenville Cty	\$ 78,211	\$ 79,227	1.30%
Homestead Exemption - Laurens Cty	\$ 20,021	\$ 23,500	17.38%
Mfg Reimburse - Greenville County	\$ 11,495	\$ 28,405	147.11%
Mfg. Reimbursemt - Laurens County	\$ 10,603	\$ 10,603	0.00%
Merchants Inventory Tax	\$ 11,565	\$ 8,674	-25.00%
Mun Services - SAATI	\$ 9,800	\$ 9,291	-5.19%
Housing Authority-In Lieu Of Taxes	\$ 12,000	\$ 10,200	-15.00%
City Taxes - G.C. Gob Debt Millage	\$ 309,246	\$ 402,786	30.25%
City Taxes - L.C. Gob Debt Millage	\$ 75,092	\$ 87,992	17.18%
Greenville Cty Tax - Reserve Millage	\$ -	\$ -	#DIV/0!
Laurens Cty Tax - Reserve Millage	\$ -	\$ -	#DIV/0!
Greenville Health Auth - In Lieu of Taxes	\$ 56,751	\$ 56,751	0.00%
Property Valuation Exempt Reimbursement	\$ 9,000	\$ 18,000	100.00%
Total Tax Revenue	\$ 3,181,967	\$ 3,571,689	12.25%

100 - Franchise Fees

Duke Energy Franchise Fees	\$ 464,876	\$ 472,310	1.60%
Laurens Elec Franchise Fees	\$ 125,347	\$ 184,187	46.94%
Charter Comm. - Franchise Fee	\$ 88,750	\$ 134,490	51.54%
At&T Franchise Fee	\$ 6,603	\$ 3,836	-41.91%
Total Franchise Fees	\$ 685,576	\$ 794,824	15.94%

100 - Licenses and Permits

Alcohol Beverage Permit	\$ 7,000	\$ 7,000	0.00%
Masc - Insurance License	\$ 805,591	\$ 995,129	23.53%
Masc - Brokers License	\$ 70,000	\$ 122,000	74.29%
Masc - Telecommunications License	\$ 26,500	\$ 28,000	5.66%
Penalties And Fees Revenue	\$ 5,000	\$ -	-100.00%
Delinquent Bus Lic Tax Revenue	\$ 15,000	\$ -	-100.00%
Business License Tax Revenue	\$ 824,500	\$ 969,098	17.54%
Building Permits	\$ 512,144	\$ 690,985	34.92%
Variance/Rezoning Fees	\$ 15,000	\$ 15,000	0.00%
Plan Review Fees	\$ 175,000	\$ 315,985	80.56%
Encroachment Permit Fees	\$ -	\$ -	#DIV/0!
Code Enforcement Violation Fees	\$ -	\$ -	#DIV/0!
Animal Control & Licenses	\$ 500	\$ -	-100.00%
Total Licenses and Permits	\$ 2,456,235	\$ 3,143,197	27.97%

100 - Grants

SCMIT/SMIRF Grant Psych Test Reimbursement	\$ 1,000	\$ 1,000	0
Fire SCMIT Grant	\$ 2,000	\$ 2,000	0
Public Works - Scmit Grant	\$ 2,000	\$ 2,000	0
PARD Grant - Greenville Cty	\$ -	\$ -	#DIV/0!
PARD Grant - Laurens Cty	\$ -	\$ -	#DIV/0!
GCRA - CDBG Grant	\$ 3,800	\$ 5,000	0.315789474
Taps Grant - Woodside Trail		\$ -	#DIV/0!
Duke Energy Saver Grant			#DIV/0!
RBEG Grant-Woodside/Engineering			#DIV/0!
Arthritis Foundation Grant			#DIV/0!
Gvl County Recreation Revenue			#DIV/0!
Performing Arts Grants			#DIV/0!
Total Grants	\$ 8,800	\$ 10,000	0.136363636

City of Fountain Inn
General Fund FY 2022-2023
Revenue Summary and Other Financing Sources

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change
100 - Fines			
Police Fines	\$ 40,000	\$ 45,348	13.37%
Parking Ticket Fines	\$ -	\$ -	#DIV/0!
Total Fines	\$ 40,000	\$ 45,348	13.37%
100 - Fire Service Area Revenue			
Fire Service Area Fees - G.C.	\$ 1,162,435	\$ 1,324,579	13.95%
Fire Service Area Fees - L.C.			#DIV/0!
Total Other County Revenue	\$ 1,162,435	\$ 1,324,579	13.95%
100 - Intergovernmental Revenue			
State Aid To Subdivisions - LGF	\$ 189,607	\$ 244,110	28.75%
State Accommodations Tax	\$ 5,000	\$ 5,000	0.00%
Intergovernmental Revenue-County Revenue Recreation	\$ 31,377	\$ 31,377	0.00%
Greenville County Recreation - Annual	\$ 50,000	\$ 50,000	0.00%
Total Intergovernmental	\$ 275,984	\$ 330,487	19.75%
100 - Other Revenue			
SC Retirement Svstem Revenue	\$ 21,200	\$ 21,408	0.98%
Police Officr Retirement System Rev	\$ 17,056	\$ 17,240	1.08%
Interest Income	\$ 2,500	\$ 4,500	80.00%
Decrease (Increase) In Investments	\$ -		#DIV/0!
Miscellaneous Revenue	\$ -	\$ -	#DIV/0!
Interest Income	\$ 50	\$ 70	40.00%
Special Events Sponsorships	\$ 5,000	\$ 5,000	0.00%
Christmas Events	\$ 50,000	\$ 93,400	86.80%
Concessions - Special Events	\$ 500	\$ -	-100.00%
Farmers Market Event	\$ 4,500	\$ 7,750	72.22%
Sounds of Summer Sponsorships	\$ 2,500	\$ 2,500	0.00%
Christmas Festival Sponsor	\$ 13,000	\$ 16,500	26.92%
Special Events Revenue	\$ 2,000	\$ 2,000	0.00%
Farmers Market Sponsorship	\$ 500	\$ 500	0.00%
Community Service Fee	\$ 200	\$ 200	0.00%
Police Security Revenue		\$ 1,500	#DIV/0!
False Alarm Fees			#DIV/0!
False Alarm Fees - Police	\$ -		#DIV/0!
PD Miscellaneous Revenue	\$ 2,000	\$ 2,000	0.00%
Police Physicals Reimbursement			#DIV/0!
Innovapad Revenue	\$ 13,000	\$ 13,000	0.00%
False Alarm Fees	\$ -	\$ -	#DIV/0!
Fire Physicals Reimbursement			#DIV/0!
Code Enforcement Revenue			#DIV/0!
PW Miscellaneous Revenue			#DIV/0!
Public Works Fee			#DIV/0!
PW Additional Container Fee			#DIV/0!
Garbage Can Sales			#DIV/0!
Food Truck Inspections	\$ 500	\$ 500	0.00%
Volleyball Fees	\$ 9,000	\$ 11,500	27.78%
Baseball/Softball Fees	\$ 30,000	\$ 45,000	50.00%
Football Fees	\$ 12,000	\$ 14,000	16.67%
Basketball Fees	\$ 13,000	\$ 13,000	0.00%
Miracle League Fees	\$ 15,000	\$ 7,500	-50.00%
Membership - Act Ctr	\$ 2,700	\$ 500	-81.48%
Senior Trips/Events	\$ -	\$ -	#DIV/0!
Concession Stands	\$ 1,500	\$ 1,500	0.00%
Adult Sports	\$ 4,000	\$ 4,000	0.00%

City of Fountain Inn
General Fund FY 2022-2023
Revenue Summary and Other Financing Sources

Description	FY 2021-2022	FY 2022-2023	%
	Amended	Proposed	Change
Rudolph Run	\$ 7,000	\$ 4,000	-42.86%
Rental - Activity Center	\$ 18,500	\$ 25,000	35.14%
REC Sponsorship	\$ 5,000	\$ 8,500	70.00%
Recreation Activity Ctr Donations Revenue	\$ 3,000		-100.00%
ESSC Park Sponsorships/Donations - Assigned	\$ 5,000	\$ -	-100.00%
ESSC Park Pavers - Assigned	\$ 5,000	\$ 5,000	0.00%
Commerce Park Rental	\$ 5,000	\$ -	-100.00%
Total Other Revenue	\$ 270,206	\$ 327,568	21.23%
100 - Other Financing Sources			
Transfer In - Local Option Sales Tax - Laurens County	\$ 169,330	\$ 189,000	11.62%
Transfer In - Gas Fund	\$ 540,186	\$ 872,511	61.52%
Transfer In - Hospitality Fund (Spec Evts - Christmas)	\$ 75,000	\$ 75,000	0.00%
Transfer In - Gas Fund (Spec Evts)	\$ 100,000	\$ 100,000	0.00%
Transfer In - Hospitality Fund (Event Services PD)	\$ 20,000	\$ 20,000	0.00%
Transfer In - Hospitality Fund (Recreation)	\$ 100,000	\$ 120,000	20.00%
Transfer In - Victims Fund (Victims Advocate)	\$ 11,243	\$ -	-100.00%
Transfer In - Budgeted Use of Fund Balance Solid Waste	\$ -	\$ -	#DIV/0!
Transfer In - ARPA Fund (Premium Pay and Grant Programs)	\$ 1,534,627	\$ 350,000	
Proceeds from Bond Issuance - G.O.	\$ 390,000	\$ 490,778	25.84%
Series 2021 Lease Purchase Proceeds	\$ 113,000	\$ -	-100.00%
Total Other Financing Sources	\$ 3,053,386	\$ 2,217,289	-27.38%
Total Revenue & Other Financing Sources	\$ 11,134,589	\$ 11,764,981	5.66%

City of Fountain Inn
Budget for Fiscal Year 2022 - 2023
100 - General Fund

	FY 2021-2022	FY 2022-2023	%
Revenue & Other Financing Sources	Amended	Proposed	Change
Tax Revenue	\$ 3,181,967	\$ 3,571,689	12%
Franchise Fees	\$ 685,576	\$ 794,824	16%
Licenses and Permits	\$ 2,456,235	\$ 3,143,197	28%
Grants	\$ 8,800	\$ 10,000	14%
Fines	\$ 40,000	\$ 45,348	13%
Fire Service Area Fees - G.C.	\$ 1,162,435	\$ 1,324,579	14%
Intergovernmental	\$ 275,984	\$ 330,487	20%
Other Revenue - Charges for Services and Interest	\$ 270,206	\$ 327,568	21%
Other Financing Sources	\$ 3,053,386	\$ 2,217,289	-27%
Total Revenue & Other Financing Sources	\$ 11,134,589	\$ 11,764,981	6%

Personnel Expenditures			
Premium Pay	\$ 1,084,627	0	-100%
Administration	\$ 314,523	\$ 328,010	4%
Judicial Department	\$ 179,945	\$ 188,465	5%
Mayor and Council	\$ 66,475	\$ 81,246	22%
Community Relations (formerly Special Events)	\$ 173,332	\$ 187,208	8%
Planning and Development Department	\$ 131,872	\$ 208,384	58%
Police Department	\$ 2,216,317	\$ 2,719,352	23%
Fire Department	\$ 1,704,514	\$ 2,090,676	23%
Public Works Department	\$ 506,225	\$ 472,968	-7%
Human Resources Department	\$ 58,816	\$ 124,682	112%
Streets and Grounds	\$ -	\$ 163,220	#DIV/0!
Recreation Department	\$ 404,901	\$ 627,951	55%
Facilities Maintenance	\$ -	\$ 122,276	#DIV/0!
Total Personnel Expenditures	\$ 6,841,547	\$ 7,314,436	7%

Operating Expenditures			
General Government	\$ 792,286	\$ 668,346	-16%
Administration Department	\$ 116,380	\$ 125,510	8%
Judicial Department	\$ 80,582	\$ 92,258	14%
Mayor & Council	\$ 16,720	\$ 16,600	-1%
Community Relations (formerly Special Events)	\$ 212,729	\$ 248,665	17%
Planning & Development Department	\$ 172,672	\$ 182,392	6%
Police Department	\$ 421,804	\$ 577,043	37%
Fire Department	\$ 226,040	\$ 274,596	21%
Public Works Department	\$ 264,300	\$ 218,100	-17%
Human Resources Department	\$ 46,995	\$ 48,337	3%
Streets and Grounds	\$ -	\$ 130,000	#DIV/0!
Recreation Department	\$ 291,897	\$ 366,840	26%
Facilities Maintenance	\$ 34,150	\$ 55,350	62%
Total Operating Expenditures	\$ 2,676,555	\$ 3,004,037	12%

Grant Expenditures	\$ 4,000	\$ -	-100.00%
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Debt Services Expenditures	\$ 1,113,229	\$ 1,236,538	11.08%
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Capital - Cash Funded	\$ 241,500	\$ 28,000	-88.41%
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Other Financing Uses	\$ 257,758	\$ 181,970	-29.40%
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Total General Fund Expenditures	\$ 11,134,589	\$ 11,764,981	5.66%
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Excess (deficiency) of Revenues/Other Financing Sources over Expenditures/Other Financing Uses	\$ -	\$ -	#DIV/0!
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
General Government

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

Premium Pay **\$ 1,084,627**

410 - Operating Expenditures

Payroll Service	\$ 18,000	\$ 15,000	-17%
GASB 45 Requirement	\$ 3,500	\$ 10,000	186%
Drug Testing	\$ 10,000	\$ 5,000	-50%
Attorney Fees	\$ 30,000	\$ 35,000	17%
Audit Fees	\$ 17,500	\$ 17,500	0%
Code of Ordinances Updates	\$ 5,000	\$ 7,000	40%
Financial Consultant	\$ 5,000	\$ 15,000	200%
Cost of Issuance	\$ 7,600	\$ 18,000	137%
GC Storm Water Fee	\$ 5,500	\$ 6,000	9%
Maintenance Agreements	\$ 35,000	\$ 35,000	0%
Complex Maintenance	\$ 25,000	\$ 25,000	0%
Reserves	\$ 69,196	\$ 69,196	0%
Landscaping/Grounds Maintenance	\$ 11,000	\$ -	-100%
General Liability - SCMIRF	\$ 2,990	\$ -	-100%
Website/Email	\$ 25,000	\$ 25,000	0%
Professional Fees	\$ 135,000	\$ 30,000	-78%
Community Support	\$ 355,000	\$ 355,000	0%
Contingency	\$ -	\$ -	#DIV/0!
Investment Fees	\$ -	\$ 650	#DIV/0!
Masc Collection Fees	\$ 32,000		-100%
Total Operating Expenditures	\$ 792,286	\$ 668,346	-16%

410 - Debt Services

Series 2021 - IPRB Principal	\$ 125,000	\$ 93,000	-26%
Series 2021 - IPRB Interest	\$ 12,528	\$ 43,932	251%
Series 2021 - GO Bond	\$ 390,000	\$ 490,778	26%
Total Debt Expenditures	\$ 527,528	\$ 627,710	19%
Total Operating	\$ 2,404,441	\$ 1,296,056	-46%

410 - Capital

Woodside Streetscape	\$ -	\$ -	#DIV/0!
Mainstreet Upgrade			#DIV/0!
Diamond Tip-Valley View Conversion			#DIV/0!
Wayfinding Signage -	\$ -	\$ -	#DIV/0!
Mastarms Project	\$ -	\$ -	
Total Capital	\$ -	\$ -	#DIV/0!

410 - Other Financing Uses

Transfer Out - Road Improv Fund	\$ -		#DIV/0!
Transfer Out - Solid Waste Fund	\$ 257,758	\$ 181,970	
Transfer Out - Capital Fund	\$ -		
Total Other Financing Uses	\$ 257,758	\$ 181,970	-29%

Exhibit C

Total Expenditures	\$ 2,662,199	\$ 1,478,026	-44%
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
Administration

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

411 - Personnel Expenditures

Salaries - Administration	\$ 211,737	\$ 228,032	8%
Overtime	\$ 5,000	\$ 5,000	0%
Annual Bonus	\$ 1,300	\$ 1,398	8%
Employee Health Insurance	\$ 42,146	\$ 35,150	-17%
Payroll Taxes - Social Security/Medicare	\$ 16,679	\$ 17,934	8%
State Retirement	\$ 35,949	\$ 38,590	7%
Worker's Compensation	\$ 1,711	\$ 1,906	11%
Total Personnel Expenditures	\$ 314,523	\$ 328,010	4%

411 - Operating Expenditures

Tax Billing Fees - Laurens County	\$ 10,000	\$ 10,000	0%
Repairs and Maintenance	\$ 3,500	\$ 4,690	34%
IT Maintenance	\$ 17,000	\$ 15,000	-12%
Internet	\$ 4,000	\$ 4,000	0%
Vehicle Maintenance	\$ 1,000	\$ -	-100%
General Liability - SCMIRF	\$ 7,370	\$ 7,370	0%
Telephone	\$ 8,660	\$ 8,650	0%
Legal Ads	\$ 400	\$ 500	25%
Conferences	\$ 11,500	\$ 13,500	17%
Local Meetings & Meals	\$ 500	\$ 500	0%
Supplies	\$ 17,000	\$ 17,000	0%
Utilities	\$ 8,000	\$ 13,800	73%
Vehicle Gas	\$ 750	\$ -	-100%
Dues/Subscriptions	\$ 15,000	\$ 19,500	30%
Bank Charges	\$ 500	\$ -	-100%
Admin Uniforms	\$ 700	\$ 1,500	114%
Rental / Lease Expenditure	\$ 10,500	\$ 9,500	-10%
Total Operating Expenditures	\$ 116,380	\$ 125,510	8%

411 - Debt Services

2018 Lease Purchase Principal (Zb)	\$ 4,412	\$ 4,546	3%
2018 Lease Purchase Interest (Zb)	\$ 272	\$ 138	-49%
Total Debt Expenditures	\$ 4,684	\$ 4,684	0%

411 - Furniture Fixtures and Computers

Furniture Fixture and Computers	\$ 8,000	\$ 2,500	-69%
Vehicles & Equipment (Depreciable)			#DIV/0!
Total Capital Outlay	\$ 8,000	\$ 2,500	-69%

Total Expenditures	\$ 443,587	\$ 460,704	4%
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
Judicial Department

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

412 - Personnel Expenditures

Salaries - Judicial	\$ 131,530	\$ 131,006	0%
Salaries - Overtime	\$ 1,000	\$ 3,000	200%
Annual Bonus	\$ 606	\$ 549	-9%
Health Insurance	\$ 14,379	\$ 21,054	46%
Payroll Taxes	\$ 10,185	\$ 10,293	1%
State Retirement	\$ 21,947	\$ 22,191	1%
Judicial Worker's Compensation	\$ 298	\$ 371	24%
Total Personnel Expenditures	\$ 179,945	\$ 188,465	5%

412 - Operating Expenditures

Repairs & Maintenance - Equipment	\$ -	\$ 300	#DIV/0!
Judicial Building Maintenance	\$ 5,000	\$ 8,000	60%
Landscaping	\$ 700	\$ 1,200	71%
Computer Expenditure	\$ 2,000	\$ 3,000	50%
Internet Service	\$ 1,020	\$ 2,800	175%
General Liability - SCMIRF	\$ 986	\$ 3,108	215%
Telephone	\$ 3,876	\$ 4,550	17%
Conferences	\$ 3,500	\$ 10,300	194%
Supplies	\$ 7,000	\$ 7,000	0%
Court Expenditure	\$ 50,000	\$ 46,000	-8%
Utilities	\$ 6,000	\$ 5,500	-8%
Staff Uniforms	\$ 500	\$ 500	0%
Total Operating Expenditures	\$ 80,582	\$ 92,258	14%

412 - Furniture Fixtures and Equipment

Capital Outlay-Parking Lot Expansion	\$ -	\$ -	#DIV/0!
Furniture Fixtures And Computers	\$ -	\$ 2,500	#DIV/0!
Equipment (Depreciable)			#DIV/0!
Total Capital Outlay	\$ -	\$ 2,500	#DIV/0!

Total Expenditures	\$ 260,527	\$ 283,222	9%
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City of Fountain Inn
General Fund Summary Fiscal Year 2022-2023
Mayor & Council

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

413 - Personnel Expenditures

Salaries - Mayor & Council	\$ 30,973	\$ 30,973	0%
Health Insurance	\$ 27,256	\$ 42,027	54%
Payroll Taxes	\$ 2,369	\$ 2,369	0%
State Retirement	\$ 5,129	\$ 5,129	0%
Worker's Compensation	\$ 747	\$ 747	0%
Total Personnel Expenditures	\$ 66,475	\$ 81,246	22%

413 - Operating Expenditures

Mayor & Council Retreat	\$ 5,000	\$ 5,000	0%
IT Maintenance	\$ -	\$ -	#DIV/0!
General Liability - SCMIRF	\$ 1,300	\$ 1,300	0%
Cell Phone	\$ -	\$ -	#DIV/0!
Mileage	\$ 1,000	\$ -	-100%
Conferences	\$ 6,000	\$ 7,000	17%
Supplies	\$ 1,000	\$ 1,000	0%
Dues/Subscriptions	\$ 1,920	\$ 1,600	-17%
Logowear	\$ 500	\$ 700	40%
Total Operating Expenditures	\$ 16,720	\$ 16,600	-1%

413 - Furniture Fixtures and Computers

Vehicles & Equipment (Depreciable)	\$ -	\$ -	#DIV/0!
Total Capital Outlay	\$ -	\$ -	#DIV/0!

Total Expenditures	\$ 83,195	\$ 97,846	18%
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
Community Relations

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

414 - Personnel Expenditures

Salaries	\$ 118,770	\$ 130,630	10%
Overtime	\$ 4,000	\$ 4,000	0%
Annual Bonus	\$ 920	\$ 808	-12%
Employee Health Insurance	\$ 17,967	\$ 17,478	-3%
Payroll Taxes	\$ 11,803	\$ 10,361	-12%
State Retirement	\$ 18,490	\$ 22,295	21%
Worker's Compensation	\$ 1,382	\$ 1,637	18%
Total Personnel Expenditures	\$ 173,332	\$ 187,208	8%

414 - Operating Expenditures

Repairs & Maintenance	\$ 1,500	\$ 1,500	0%
Computer Support	\$ 4,500	\$ 5,445	21%
Internet	\$ 4,000	\$ 700	-83%
Vehicle Maintenance	\$ 500	\$ 500	0%
General Liability - SCMIRF	\$ 930	\$ 940	1%
Telephone	\$ 4,338	\$ 4,036	-7%
Marketing	\$ 35,000	\$ 30,000	-14%
Business and Community Development	\$ 3,000	\$ 10,000	233%
Conferences and Training	\$ 5,000	\$ 8,000	60%
Supplies	\$ 1,500	\$ 1,500	0%
Utilities	\$ 2,000	\$ 1,000	-50%
Vehicle Gas	\$ 500	\$ 250	-50%
Dues and Subscriptions	\$ 1,500	\$ 13,690	813%
Credit Card Processing Charges	\$ 2,500	\$ 1,500	-40%
Uniforms and Logowear	\$ 400	\$ 1,000	
Rental/Lease Expenditure	\$ 6,061	\$ 15,804	161%
Merchandise	\$ 1,000	\$ 5,000	400%
Special Events	\$ 36,000	\$ 42,200	17%
Christmas Festival	\$ 64,000	\$ 87,200	36%
Sounds of Summer	\$ 36,000	\$ 15,900	-56%
Farmers Market Event	\$ 2,500	\$ 2,500	0%
Total Operating Expenditures	\$ 212,729	\$ 248,665	17%

414 - Furniture Fixtures and Computers

Vehicles & Equipment (Depreciable)	\$ -	\$ -	#DIV/0!
Furniture and Fixtures and Computers	\$ 8,000	\$ -	
Total Capital Outlay	\$ 8,000	\$ -	100%

Total Expenditures	\$ 394,061	\$ 435,873	11%
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City of Fountain Inn
Budget for Fiscal Year FY 2022 - 2023
Human Resources

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

417 - Personnel Expenditures

Salaries	\$ 38,625	\$ 78,842	104.12%
Annual Bonus	\$ 232	\$ 473	104.12%
Health Insurance	\$ 10,178	\$ 25,283	148.41%
Payroll Taxes	\$ 2,973	\$ 6,068	104.12%
State Retirement	\$ 6,338	\$ 13,056	105.99%
Worker's Compensation	\$ 470	\$ 959	104.12%
Total Personnel Expenditures	\$ 58,816	\$ 124,682	111.99%

Employee incentives/Special Projects	\$ 20,000	\$ 20,000.00	0.00%
Maintenanace Agreements	\$ 7,500	\$ 3,500.00	-53.33%
Telephone	\$ -	\$ 2,000.00	#DIV/0!
Employee Assistance Program	\$ 4,500	\$ 5,000.00	11.11%
Conferences and Training	\$ 6,840	\$ 6,500.00	-4.97%
Employee Wellness and Training	\$ 6,000	\$ 6,000.00	0.00%
Supplies	\$ 500	\$ 1,000.00	100.00%
Dues and Subscription	\$ 1,555	\$ 2,000.00	28.62%
Uniforms and Logowear	\$ 100	\$ 300.00	200.00%
General Liability - Scmirf		\$ 1,360.00	#DIV/0!
Rental/Lease Expenditure	\$ -	\$ 677.00	#DIV/0!
Total Operating Expenditures	\$ 46,995	\$ 48,337.00	2.86%

Total Expenditures	\$ 105,811	\$ 173,019	63.52%
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
Police Department

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

421 - Personnel Expenditures

Salaries	\$ 1,437,417	\$ 1,735,953	20.8%
Overtime	\$ 38,000	\$ 40,000	5.3%
Annual Bonus	\$ 8,853	\$ 10,837	22.4%
Health Insurance	\$ 258,224	\$ 362,137	40.2%
Health Screening	\$ 8,000	\$ 11,250	40.6%
Payroll Taxes	\$ 113,547	\$ 136,675	20.4%
State Retirement	\$ 279,537	\$ 332,833	19.1%
Worker's Compensation	\$ 70,239	\$ 87,167	24.1%
Worker's Comp Deductible	\$ 2,500	\$ 2,500	0.0%
Total Personnel Expenditures	\$ 2,216,317	\$ 2,719,352	22.7%

421 - Operating Expenditures

Portable Radio Maintenance	\$ 37,784	\$ 37,784	0.0%
Equipment Maintenance	\$ 6,081	\$ 7,200	18.4%
Building Maintenance	\$ 15,000	\$ 15,000	0.0%
Landscaping Maintenance	\$ 4,500	\$ 6,400	42.2%
IT Maintenance	\$ 12,500	\$ 12,500	0.0%
Internet	\$ 23,560	\$ 23,560	0.0%
Vehicle Maintenance	\$ 30,000	\$ 30,000	0.0%
General Liability - SCMRIF	\$ 41,500	\$ 83,000	100.0%
Telephone	\$ 17,350	\$ 17,350	0.0%
Conferences and Training	\$ 11,500	\$ 15,000	30.4%
Citizens Police Academy	\$ 900	\$ 900	0.0%
General Supplies	\$ 16,500	\$ 16,500	0.0%
K-9 Expense	\$ -	\$ 7,000	#DIV/0!
Ammunition	\$ 4,000	\$ 4,000	0.0%
Tasers	\$ 12,000	\$ 12,000	0.0%
Utilities	\$ 13,670	\$ 13,000	-4.9%
Vehicle Gas	\$ 55,000	\$ 60,000	9.1%
Dues and Subscriptions	\$ 6,078	\$ 7,478	23.0%
Uniforms	\$ 21,480	\$ 21,480	0.0%
Rental Lease Expenditures	\$ 92,401	\$ 186,891	102.3%
Total Operating Expenditures	\$ 421,804	\$ 577,043	36.8%

City of Fountain Inn
Budget for Fiscal Year 2022-2023
Police Department

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

421 - Debt Services

2018 Lease Purchase Principal (Zb)	\$ 31,499	\$ 32,456	3.0%
2018 Lease Purchase Interest (Zb)	\$ 1,944	\$ 987	-49.3%
Total Debt Expenditures	\$ 33,443	\$ 33,443	0.0%

421 - Furniture Fixtures and Computers

Equipment (Non-Depreciable)	\$ -	\$ -	#DIV/0!
Equipment/Vehicles (Depreciable)	\$ 105,400		-100.0%
Furniture and Fixtures and Computers	\$ 4,000	\$ 4,000	0.0%
Capital Outlay	\$ -	\$ -	#DIV/0!
Total Capital Outlay (Non-Capital)	\$ 109,400	\$ 4,000	-96.3%

Total Expenditures	\$ 2,780,964	\$ 3,333,838	19.9%
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
Fire Department

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

422 - Personnel Expenditures

Salaries	\$ 1,142,616	\$ 1,372,228	20%
Overtime	\$ 6,000	\$ 6,000	0%
Annual Bonus	\$ 6,892	\$ 8,269	20%
Employee Health Insurance	\$ 188,118	\$ 269,371	43%
Health Screening	\$ 5,000	\$ 9,100	82%
Payroll Taxes	\$ 88,396	\$ 106,067	20%
State Retirement	\$ 217,903	\$ 259,898	19%
Worker's Compensation	\$ 42,090	\$ 52,242	24%
Worker's Comp Deductible	\$ 2,500	\$ 2,500	0%
Drug Testing / Physical/Screenings	\$ 5,000	\$ 5,000	0%
Total Personnel Expenditures	\$ 1,704,514	\$ 2,090,676	23%

422 - Operating Expenditures

Portable Radio Maintenance	\$ 2,000	\$ 2,575	29%
Operating Equipment Maintenance	\$ 16,000	\$ 20,000	25%
Station Maintenance	\$ 20,000	\$ 41,200	106%
Landscaping	\$ 1,150	\$ 1,250	9%
Computer Support	\$ 24,000	\$ 24,000	0%
Vehicle Maintenance	\$ 35,000	\$ 35,000	0%
General Liability - SCMIRF	\$ 28,000	\$ 42,971	53%
Telephone	\$ 8,900	\$ 12,900	45%
Conferences	\$ 12,000	\$ 10,000	-17%
Supplies	\$ 11,800	\$ 10,500	-11%
Prevention	\$ 1,500	\$ 1,500	0%
Utilities	\$ 15,000	\$ 15,000	0%
Vehicle Gas	\$ 18,000	\$ 21,000	17%
Publications Dues and Subscriptions	\$ 3,690	\$ 3,700	0%
Uniforms	\$ 16,000	\$ 20,000	25%
Innovapad Expenditures	\$ 13,000	\$ 13,000	0%
Total Operating Expenditures	\$ 226,040	\$ 274,596	21%

City of Fountain Inn
Budget for Fiscal Year 2022-2023
Fire Department

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

422 - Debt Services

2018 Lease Purchase Principal (Zb)	\$ 6,622	\$ 6,823	3%
2018 Lease Purchase Interest (Zb)	\$ 409	\$ 207	-49%
2020 IPRB -Principal	\$ 126,000	\$ 130,000	3%
2020 IPRB - Interest	\$ 37,516	\$ 33,333	-11%
Total Debt Expenditures	\$ 170,546	\$ 170,363	0%

422 - Grant Expenditures

Grants	\$ 4,000	\$ -	-100%
Total Grant Expenditures	\$ 4,000	\$ -	-100%

422 - Furniture Fixtures and Computers

Furniture, Fix.&Computers (Non-Dep)	\$ 7,500	\$ 5,000	-33%
Capital - Building Improvement (Roof)	\$ -	\$ -	#DIV/0!
Land Improvements	\$ -	\$ 10,000	#DIV/0!
Vehicles/Equipment (Depreciable)	\$ -	\$ -	#DIV/0!
Total Furniture and Fixtures	\$ 7,500	\$ 15,000	100%

Total Expenditures	\$ 2,112,601	\$ 2,550,635	21%
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
Public Works

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

424 - Personnel Expenditures

Salaries	\$ 336,965	\$ 319,828	-5%
Annual Bonus	\$ 2,022	\$ 1,919	-5%
Health Insurance	\$ 68,447	\$ 59,735	-13%
Payroll Taxes - Social Security/Medicare	\$ 25,932	\$ 24,614	-5%
State Retirement	\$ 55,801	\$ 52,964	-5%
Worker's Compensation	\$ 17,057	\$ 13,908	-18%
Total Personnel Expenditures	\$ 506,225	\$ 472,968	-7%

424 - Operating Expenditures

Repairs & Maintenance Equipment	\$ 3,700	\$ 3,700	0%
Public Works Building Maintenance	\$ 500	\$ 500	0%
Landscape Maintenance Contract	\$ 45,000	\$ -	-100%
Grounds Maintenance	\$ 13,000	\$ -	-100%
Software Maintenance	\$ 5,000	\$ 5,000	0%
Internet	\$ 3,500	\$ 3,500	0%
IT Maintenance	\$ 6,500	\$ 6,650	2%
Vehicle Maintenance	\$ 1,500	\$ 10,000	567%
General Liability - SCMIRF	\$ 9,500	\$ 22,070	132%
Telephone	\$ 3,760	\$ 3,680	-2%
Advertisement	\$ -	\$ 500	#DIV/0!
Conferences & Meetings	\$ 2,600	\$ 2,500	-4%
General Supplies	\$ 5,000	\$ 6,000	20%
Safety Equipment	\$ 500	\$ 500	0%
Misc Tools (Maintenance)	\$ 600	\$ -	-100%
Utilities	\$ 124,150	\$ 135,000	9%
Vehicle Gas	\$ 3,000	\$ 5,000	67%
Dues and Subscriptions	\$ 2,000	\$ 2,500	25%
Credit Card Fees	\$ 500	\$ -	-100%
Uniforms and Logowear	\$ 1,000	\$ 2,000	100%
Rental / Lease Expenditure	\$ 5,907	\$ 6,500	10%
Streets Sign Upgrade	\$ 24,583	\$ -	-100%
Animal Control	\$ 2,500	\$ 2,500	0%
Mosquito Control	\$ -	\$ -	#DIV/0!
Total Operating Expenditures	\$ 264,300	\$ 218,100	-17%

424 - Debt Services

2018 Lease Purchase Principal (Zb)	\$ 5,005	\$ 5,157	3%
2018 Lease Purchase Interest (Zb)	\$ 309	\$ 157	-49%
IPRB Series 2021 - Interest	\$ 4,326	\$ 15,211	252%
IPRB Series 2021 - Principal	\$ 43,000	\$ 32,000	-26%
Series 2021 - Master Lease Principal	\$ -	\$ 22,000	#DIV/0!
Series 2021 - Master Lease Interest	\$ -	\$ 1,401	#DIV/0!
Total Debt Expenditures	\$ 52,640	\$ 75,926	44%

424 - Furniture Fixtures and Computers

Furniture, Fixtures and Computers	\$ 2,000		-100%
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
Public Works

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change
Equipment (Depreciable)	\$ 105,400	\$ -	-100%
Total Furniture and Fixtures	\$ 107,400	\$ -	-100%
Total Expenditures	\$ 930,565	\$ 766,994	-18%

City of Fountain Inn
Budget for Fiscal Year 2022-2023
Planning and Development

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

425 - Personnel Expenditures

Salaries	\$ 89,848	\$ 133,885	49%
Overtime	\$ 1,000	\$ 5,000	400%
Annual Bonus	\$ 558	\$ 833	49%
Health Insurance	\$ 17,967	\$ 33,966	89%
Payroll Taxes	\$ 6,991	\$ 10,688	53%
State Retirement	\$ 15,044	\$ 22,999	53%
Worker's Compensation	\$ 465	\$ 1,012	118%
Total Personnel Expenditures	\$ 131,872	\$ 208,384	58%

425 - Operating Expenditures

Contract Service-RCI	\$ 145,000	\$ 145,000	0%
Repairs and Maintenance	\$ 700	\$ 1,450	107%
IT Maintenance	\$ 5,000	\$ 5,000	0%
Software Maintenance	\$ 3,000	\$ 9,000	200%
Internet	\$ 3,143	\$ 3,572	14%
General Liability - SCMIRF	\$ 179	\$ 2,500	1294%
Telephone	\$ 1,368	\$ 2,330	70%
Legal Ads	\$ 1,800	\$ 1,800	0%
Mileage Reimbursement	\$ 500	\$ 250	-50%
Conferences and Training	\$ 700	\$ 1,000	43%
Supplies	\$ 5,500	\$ 5,000	-9%
Utilities	\$ 1,032	\$ 1,440	40%
Dues/Subscriptions	\$ 400	\$ 400	0%
Credit Card Fees	\$ 1,500	\$ 500	-67%
Uniforms and Logowear	\$ 300	\$ 600	100%
Rental / Lease Expenditure	\$ 2,549	\$ 2,550	0%
Total Operating Expenditures	\$ 172,672	\$ 182,392	6%

425 - Furniture Fixtures and Computers

Furniture Fixture and Computers	\$ -	\$ 1,500	#DIV/0!
Vehicles & Equipment (Depreciable)			#DIV/0!
Total Furniture and Fixtures	\$ -	\$ 1,500	#DIV/0!

Total Expenditures	\$ 304,544	\$ 392,276	29%
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
Streets and Grounds

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

431 - Personnel Expenditures

Salaries	\$ -	\$ 105,577	#DIV/0!
Overtime	\$ -	\$ 1,500	#DIV/0!
Bonus	\$ -	\$ 642	#DIV/0!
Health Insurance	\$ -	\$ 25,203	#DIV/0!
Payroll Taxes	\$ -	\$ 8,241	#DIV/0!
State Retirement	\$ -	\$ 17,732	#DIV/0!
Worker's Compensation	\$ -	\$ 4,324	#DIV/0!
Total Personnel Expenditures	\$ -	\$ 163,220	

431 - Operating Expenditures

Splash Pad Maintenance	\$ -	\$ 7,000	#DIV/0!
Grounds Maintenance	\$ -	\$ 13,000	#DIV/0!
Hanging Baskets		\$ 10,000	#DIV/0!
Landscaping Maintenance	\$ -	\$ 45,000	#DIV/0!
Equipment and Vehicle Maintenance	\$ -	\$ 1,500	#DIV/0!
General Liability - SCMIRF	\$ -		#DIV/0!
Telephone	\$ -	\$ 500	#DIV/0!
Conferences and Training	\$ -	\$ 5,000	#DIV/0!
Supplies	\$ -	\$ 5,000	#DIV/0!
Safety Equipment	\$ -	\$ 2,500	#DIV/0!
Street Sign Upgrades	\$ -	\$ 15,000	#DIV/0!
Vehicle Gas	\$ -	\$ 3,000	#DIV/0!
Uniforms and Logowear	\$ -	\$ 2,500	#DIV/0!
Sidewalk Improvements and Repair	\$ -	\$ 20,000	#DIV/0!
Total Operating Expenditures	\$ -	\$ 130,000	#DIV/0!
Total Expenditures	\$ -	\$ 293,220	#DIV/0!

City of Fountain Inn
Budget for Fiscal Year 2022-2023
Recreation

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

451 - Personnel Expenditures

Salaries - Recreation	\$ 283,087	\$ 435,629	54%
Overtime	\$ 4,000	\$ 10,000	150%
Annual Bonus	\$ 1,723	\$ 2,674	55%
Employee Health Insurance	\$ 39,939	\$ 73,232	83%
Payroll Taxes	\$ 22,094	\$ 34,295	55%
State Retirement	\$ 47,542	\$ 63,315	33%
Worker's Compensation	\$ 6,517	\$ 8,807	35%
Worker's Comp Deductible	\$ -		#DIV/0!
Total Personnel Expenditures	\$ 404,901	\$ 627,951	55%

451 - Operating Expenditures

Equipment Maintenance	\$ 4,000	\$ 4,150	4%
AC Maintenance	\$ 20,725	\$ 24,960	20%
AC Grounds Upkeep	\$ 1,000	\$ 2,250	125%
Georgia Street Park (Landscaping)	\$ 90	\$ 227	152%
Woodside Park Sign (Landscaping)	\$ 134	\$ 1,155	761%
Swamp Rabbit Trail Maintenance	\$ 5,000	\$ 5,000	0%
Computer Maintenance	\$ 8,279	\$ 8,279	0%
Cable / Internet Service	\$ 6,500	\$ 6,550	1%
Field & Light Maintenance	\$ 12,000	\$ 12,000	0%
Playground Upkeep Maintenance	\$ 12,500	\$ 50,000	300%
Vehicle Maintenance	\$ 2,500	\$ 2,500	0%
General Liability - SCMIRF	\$ 10,719	\$ 19,891	86%
Telephone	\$ 6,800	\$ 6,800	0%
Professional Fees	\$ 20,000	\$ 20,000	0%
Conferences / Training	\$ 600	\$ 1,000	67%
General Supplies	\$ 9,200	\$ 13,000	41%
Office/Park Utilities	\$ 50,000	\$ 73,994	48%
Vehicle Gas	\$ 4,500	\$ 4,500	0%
AC Subscriptions/Publications	\$ 1,000	\$ 1,000	0%
Programs - Special Needs	\$ 2,000	\$ 2,000	0%
Programs - Senior Adults	\$ 6,000	\$ 10,000	67%
Credit Card Fees	\$ 5,150	\$ 5,000	-3%
Uniforms and Logowear	\$ 600	\$ 2,000	233%
Equipment Reconditioning	\$ -	\$ 5,000	#DIV/0!
Rental/Lease Expenditure	\$ 4,700	\$ 6,500	38%
Programs - Basketball	\$ 6,500	\$ 11,700	80%
Programs - Baseball/Softball	\$ 18,000	\$ 25,000	39%
Programs - Football	\$ 14,000	\$ 14,000	0%
Programs - Volleyball	\$ 4,000	\$ 7,385	85%
Programs - Miracle League	\$ 15,000	\$ 7,500	-50%
Concession Stand Expense	\$ 1,000	\$ 1,500	50%
Rudolph Run	\$ 6,200	\$ 6,200	0%
Contract Official Fees	\$ 27,500	\$ -	-100%

City of Fountain Inn
Budget for Fiscal Year 2022-2023
Recreation

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change
Coaches Expenditure	\$ 3,000	\$ 3,000	0%
Recreation Adult Sports Expenditure	\$ 200	\$ 300	50%
Sports Scholarship Expenditures	\$ 2,500	\$ 2,500	0%
Total Operating Expenditures	\$ 291,897	\$ 366,840	26%

451 - Debt Services

2019 IPRB - Woodside Park Principal	\$ 180,000	\$ 186,000	3%
2019 IPRB - Woodside Park Interest	\$ 144,387	\$ 138,411	-4%
Total Debt Expenditures	\$ 324,387	\$ 324,411	0%

451 - Grant Expenditures

Pard - GC Expenditures	\$ -	\$ -	#DIV/0!
Pard - LC Expenditures	\$ -	\$ -	#DIV/0!
Arthritis Foundation Grant Expend.			#DIV/0!
RBEG Grant - Woodside Engineering			#DIV/0!
Taps Grant-Woodside Trail	\$ -	\$ -	#DIV/0!
Grainger Foundation Grant			#DIV/0!
Total Grant Expenditures	\$ -	\$ -	#DIV/0!

451 - Furniture Fixtures and Computers

Land Improvements (Non-Depreciable)			#DIV/0!
Equipment (Non-Depreciable)	\$ -		#DIV/0!
Furniture, Fixtures and Computers	\$ 1,200	\$ 2,500	108%
Woodside Park Renovation			#DIV/0!
Equipment (Depreciable)	\$ -		#DIV/0!
Total Furniture and Fixtures	\$ 1,200	\$ 2,500	108%

Total Expenditures	\$ 1,022,385	\$ 1,321,703	29%
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
Facilities Maintenance

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

Personnel Expenditures

Salaries	\$ -	\$ 78,374	#DIV/0!
Overtime	\$ -	\$ 1,000	#DIV/0!
Bonus	\$ -	\$ 476	#DIV/0!
Insurance	\$ -	\$ 18,212	#DIV/0!
Payroll Taxes	\$ -	\$ 6,109	#DIV/0!
Retirement	\$ -	\$ 13,144	#DIV/0!
Worker's Compensation	\$ -	\$ 4,961	#DIV/0!
Total Personnel Expenditures	\$ -	\$ 122,276	#DIV/0!

453 - Operating Expenditures

FM Sponsorship Expenditure			#DIV/0!
Grounds Maintenance	\$ 5,000	\$ 5,000	0%
Landscaping Maintenance	\$ 8,400	\$ 8,400	0%
Facilities Maintenance	\$ 2,500	\$ 25,700	928%
General Liability - SCMIRF	\$ 1,100	\$ 1,100	0%
General Supplies	\$ 500	\$ 500	0%
Utilities/Internet	\$ 15,000	\$ 10,000	-33%
Telephone	\$ 1,650	\$ 1,650	0%
Vehicle Gas	\$ -	\$ 3,000	#DIV/0!
Total Operating Expenditures	\$ 34,150	\$ 55,350	62%

453 - Capital Outlay Expensed

Infrastr. - Bollards (Non-Deprec)			#DIV/0!
Total Capital Outlay Expensed	\$ -	\$ -	#DIV/0!

Total Expenditures	\$ 34,150	\$ 177,626	420.14%
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
102 - Hospitality Tax Fund Summary

	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change
Revenue			
Hospitality Tax Revenue	\$ 573,000	\$ 670,354	-16.99%
Interest Income	\$ 2,500	\$ 3,410	-36.40%
Total Revenue	\$ 575,500	\$ 673,764	-17.07%

Operating Expenditures

Hospitality Tax Operating Expenditures	\$ 83,300	\$ 298,500	-258.34%
Total Operating Expenditures	\$ 83,300	\$ 298,500	-258.34%

Contingency	\$ 160,934	\$ 26,479	83.55%
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Grant Expenditures	\$ -	\$ -	#DIV/0!
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Debt Services Expenditures	\$ 136,266	\$ 133,785	1.82%
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Other Financing Uses

Transfers Out - General Fund	\$ 195,000	\$ 215,000	-10.26%
Total Other Financing Uses	\$ 195,000	\$ 215,000	-10.26%

Total Hospitality Tax Expenditures including Other Financing Uses	\$ 575,500	\$ 673,764	-17.07%
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Excess (deficiency) or revenues/transfers in over expenditures/transfers out	\$ -	\$ -	#DIV/0!
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
102 - Hospitality Tax Detail

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

102 - Revenue and Other Financing Sources

Hospitality Tax Revenue	\$ 573,000	\$ 670,354	17%
Interest Income	\$ 2,500	\$ 3,410	36%
Total Revenue and other Financing Sources	\$ 575,500	\$ 673,764	17%

102 - Operating Expenditures

Attorney Fees	\$ -	\$ 2,000	#DIV/0!
Audit Fees	\$ -	\$ 2,500	#DIV/0!
Financial Consultant	\$ -	\$ 4,000	#DIV/0!
Hospitality Expense - Stage Cover	\$ 80,000	\$ 280,000	250%
National Night Out	\$ 3,300	\$ 5,000	52%
Halloween Festival	\$ -	\$ 5,000	#DIV/0!
Total Operating Expenditures	\$ 83,300	\$ 298,500	258%

102 - Contingency

Contingency	\$ 160,934	\$ 26,479	-84%
Total Contingency	\$ 160,934	\$ 26,479	-84%

102 - Debt Services

H&A Revenue Refunding Bond Series 2013A Principal Payments	\$ 58,387	\$ 57,522	-1%
H&A Revenue Refunding Bond Series 2013A Interest Payments	\$ 13,989	\$ 12,383	-11%
H&A Revenue Refunding Bond Series 2013B Principal Payments	\$ 53,200	\$ 54,600	3%
H&A Revenue Refunding Bond Series 2013B Interest Payments	\$ 10,690	\$ 9,280	-13%
Total Debt Expenditures	\$ 136,266	\$ 133,785	-2%

102 - Other Financing Uses - Transfers Out

Transfer Out-General Fund (Special Events)	\$ 75,000	\$ 75,000	0%
Transfer Out-General Fund (Spec Events - Police Security Salrv)	\$ 20,000	\$ 20,000	0%
Transfer Out - General Fund (Recreation)	\$ 100,000	\$ 120,000	20%
Total Other Financing Uses	\$ 195,000	\$ 215,000	10%

Total Hospitality Tax Expenditures Including Transfers Out	\$ 575,500.00	\$ 673,764	17%
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Excess (deficiency) of revenues/transfers in over expenditures/transfers out	\$ -	\$ -	#DIV/0!
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City of Fountain Inn
Budget for Fiscal Year 2022-2023
106 - Local Option Sales Tax Fund Summary

Revenue	FY 2021-2022	FY 2022-2023	%
	Amended	Proposed	Change
Local Options Sales Tax Revenue	\$ 169,330	\$ 189,000	11.62%
Interest Earned	\$ 400	\$ 500	25.00%
Total Revenue	\$ 169,730	\$ 189,500	11.65%

Expenditures

Deposit/Ck Order	\$ 400	\$ 500	-25.00%
Total Expenditures	\$ 400	\$ 500	-25.00%

Other Financing Uses

Transfer Out - General Fund (LOST Credits)	\$ 169,330	\$ 189,000	11.62%
Total Other Financing Uses	\$ 169,730	\$ 189,500	11.65%

Excess (deficiency) of revenues/transfers in over expenditures/transfers out	\$ -	\$ -	#DIV/0!
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City of Fountain Inn
 Budget for Fiscal Year 2022-2023
 106 - Local Options Sales Tax Fund Detail

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

106 - Revenue

Local Options Sales Tax Revenue	\$ 169,330	\$ 189,000	11.62%
Interest Earned	\$ 400	\$ 500	25.00%
Total Revenue	\$ 169,730	\$ 189,500	11.65%

106 - Operating Expenditures

Deposit/Ck Order	\$ 400	\$ 500	0.25
Total Operating Expenditures	\$ 400	\$ 500	0.25

106 - Other Financing Uses - Transfers Out

Transfer Out - General Fund (LOST Credits)	\$ 169,330	\$ 189,000	11.62%
Total Other Financing Uses	\$ 169,730	\$ 189,500	11.65%

Excess (deficiency) of revenues over expenditures	\$ -	\$ -	#DIV/0!
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Exhibit C

City of Fountain Inn
Budget for Fiscal Year 2022 -2023
125 - Road Improvement Fund Detail

Description	FY 2021-2022	FY 2022-2023	%
	Budget	Proposed	Change

125 - Revenue

Road Improvement Revenue	\$ 32,700	\$ 68,594	109.77%
Interest Earned	\$ -		#DIV/0!
Total Revenue	\$ 32,700	\$ 68,594	109.77%

125 - Other Financing Sources - Transfers In

Transfer In - Gas Fund	\$ 50,000	\$ 50,000	0
Total Revenue and Other Financing Sources	\$ 82,700	\$ 118,594	43%

125 - Operating Expenditures

Street Improvements	\$ 10,000	\$ 25,000	150%
Total Operating Expenditures	\$ 10,000	\$ 25,000	150%

125 - Capital Outlay

Infrastructure - Road Improvements	\$ 72,700	\$ 93,594	28.74%
Total Operating Expenditures and Capital Outlay	\$ 82,700	\$ 118,594	43.40%

Excess (deficiency) of revenues over expenditures	\$ -	\$ -	#DIV/0!
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City of Fountain Inn
Budget for Fiscal Year 2021 - 2022
130 - Solid Waste Fund Detail

Description			
	FY 2021-2022 Amended	FY 2022 - 2023 Proposed	% Change

130 - Revenue and Other Financing Sources

Solid Waste Fee (PW)	\$ 565,431	\$ 625,800	11%
2nd Container Fee	\$ 3,000	\$ 3,000	0%
Garbage Can Sales	\$ 25,000	\$ 25,000	0%
Recycle Can Sales	\$ 7,500	\$ 7,500	0%
Transfer In - General Fund	\$ 257,758	\$ 181,970	-29%
Total Revenue and Other Financing Sources	\$ 858,689	\$ 843,270	-2%

130 - Grants

DHEC Grant Revenue	\$ -	\$ -	#DIV/0!
Total Grants	\$ -	\$ -	#DIV/0!

130 - Personnel

Salaries	\$ 276,467	\$ 225,157	-19%
Overtime	\$ 20,000	\$ 17,500	-13%
On Call	\$ -		#DIV/0!
Annual Bonus	\$ 1,779	\$ 1,456	-18%
Employee Health Insurance	\$ 59,256	\$ 45,718	-23%
Screenings/Dot Physicals	\$ -	\$ 4,000	#DIV/0!
Payroll Taxes - SS/Med	\$ 22,816	\$ 18,675	-18%
State Retirement	\$ 49,095	\$ 40,184	-18%
Workers Compensation	\$ 17,729	\$ 12,314	-31%
Total Personnel Expenditures	\$ 447,140	\$ 365,004	-18%

130- Operating Expenditures

Landfill Fees	\$ 85,000	\$ 85,000	0%
Vehicle Maintenance	\$ 70,000	\$ 100,000	43%
Cell Phones	\$ 4,000	\$ 1,000	-75%
Marketing/Advertising	\$ 2,500	\$ 5,000	100%
Training	\$ 1,000	\$ 1,000	0%
General Supplies	\$ 5,000	\$ 5,000	0%
Safety Equipment	\$ 2,500	\$ 2,500	0%
Purchased/Replacement Garbage Containers	\$ 28,000	\$ 60,000	114%
Vehicle Gas	\$ 32,000	\$ 32,000	0%
Uniforms	\$ 9,650	\$ 5,200	-46%
Recycle Disposal Fee	\$ 6,000	\$ 6,000	0%
General Supplies	\$ 500	\$ 500	0%
Recycle Bins	\$ -	\$ 10,000	#DIV/0!
Total Operating Expenditures	\$ 246,150	\$ 313,200	27%

130 - Debt Services

Master Lease Principal	\$ -	\$ 87,000	#DIV/0!
Master Lease Interest	\$ -	\$ 5,069	#DIV/0!
2019 IPRB Principle - Debris Trucks	\$ 62,000	\$ 64,000	3%
2019 IPRB Interest - Debris Trucks	\$ 11,056	\$ 8,997	-19%
Series 2020 Lease Purchase Interest	\$ 6,343		-100%
Series 2020 Lease Purchase Principal	\$ 86,000		-100%
Total Debt	\$ 165,399	\$ 165,066	0%

Total Expenditures	\$ 858,689	\$ 843,270	-2%
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City of Fountain Inn
Budget for Fiscal Year 2021-2022
200 - Gas Fund

Description	FY 2021-2022	FY 2022-2023	% Change
	Amended	Proposed	

200 - Revenue

Interest Earned	\$ 40,000	\$ 30,000	-25%
Natural Gas Revenue	\$ 7,740,932	\$ 11,876,490	53%
Service Charges	\$ 50,000	\$ 50,000	0%
Meter Sta./Syc Line Fee Recoupment	\$ 100,000	\$ 100,000	0%
Application Fees	\$ 150,000	\$ 150,000	0%
Gas Appliances Revenue	\$ 50,000	\$ -	-100%
Penalties Revenue	\$ 40,000	\$ 40,000	0%
Facility Fee Revenue	\$ 1,051,656	\$ 1,051,656	0%
Insurance Proceeds	\$ -		#DIV/0!
Budgeted Use of Reserve - Capital Projects	\$ -		#DIV/0!
Total Revenue	\$ 9,222,588	\$ 13,298,146	44%

Total Revenues Including Other Financing Sources	\$ 9,222,588	\$ 13,298,146	44%
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200 - Personnel

Salaries	\$ 1,313,222	\$ 1,458,655	11%
Overtime	\$ 22,000	\$ 11,000	-50%
On Call Fee	\$ -		#DIV/0!
Annual Bonus	\$ 8,005	\$ 8,818	10%
Employee Incentives	\$ -	\$ -	#DIV/0!
Ideal HR/Payroll Service	\$ 7,000	\$ 7,000	0%
Employee Health Insurance	\$ 178,732	\$ 254,061	42%
Payroll Taxes - FICA/Medicare	\$ 102,680	\$ 113,103	10%
Unemployment Compensation - SUTA	\$ 1,000	\$ -	-100%
State Retirement	\$ 220,947	\$ 243,426	10%
Worker's Compensation	\$ -	\$ -	#DIV/0!
Worker's Compensation	\$ 58,626	\$ 65,966	13%
Worker's Comp Deductibles - SCMIT	\$ 1,000	\$ -	-100%
Drug Testing/Screenings/Pre-Employment	\$ 8,000	\$ 3,000	-63%
Total Personnel Expenses	\$ 1,921,214	\$ 2,165,029	13%

City of Fountain Inn
Budget for Fiscal Year 2021-2022
200 - Gas Fund

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change
200 - Operating Expenditures			
Leak Control Survey	\$ 25,000	\$ 20,000	-20%
Corrosion Control	\$ 10,000	\$ 7,500	-25%
Palmetto Utilities	\$ 12,000	\$ 13,000	8%
Gas Attorney Fees	\$ 20,000	\$ 30,000	50%
Audit Fees	\$ 16,000	\$ 16,000	0%
Financial Advisor Fees	\$ 5,000	\$ 5,000	0%
Consulting Fees	\$ 40,000	\$ 40,000	0%
Calibrating Meters & Inspecting	\$ 10,000	\$ 15,000	50%
Cost of Issuance	\$ -	\$ -	#DIV/0!
Gas Storm Water Fee	\$ 1,200	\$ 500	-58%
Maintenance Agreement	\$ 25,000	\$ 25,000	0%
Right of Way Maintenance	\$ 10,000	\$ 12,000	20%
Equipment Maintenance	\$ 20,000	\$ 20,000	0%
Building Maintenance - Office	\$ 55,000	\$ 25,000	-55%
Building Maintenance - Shop	\$ 5,000	\$ 5,000	0%
Computer Support	\$ 25,000	\$ 30,000	20%
General Liability - SCMIRF	\$ 17,100	\$ 25,000	46%
Cell Phones	\$ 15,000	\$ 17,500	17%
Website	\$ 10,000	\$ 10,000	0%
Advertising/Marketing	\$ 5,000	\$ 5,000	0%
Customer Billing	\$ 145,000	\$ 120,000	-17%
Conferences	\$ 17,000	\$ 15,000	-12%
Operator Qualification Program	\$ 50,000	\$ 40,000	-20%
Public Awareness/Pipeline Safety	\$ 25,000	\$ 12,000	-52%
Reserve	\$ 18,750	\$ 18,750	0%
Office Supplies/Printing/Postage	\$ 13,000	\$ 19,000	46%
Materials & Supplies	\$ 230,000	\$ 350,000	52%
Gas Meter/Regulators/ERT	\$ 150,000	\$ 210,000	40%
Utilities/Telephone/Internet-Office	\$ 31,000	\$ 32,000	3%
Utilities/Phone/Cable/Internet-Shop	\$ 11,000	\$ 13,000	18%
Vehicle Gas/Maintenance	\$ 60,000	\$ 65,000	8%
Community Support and Economic Dev	\$ 50,000	\$ 50,000	0%
Business Dev & Employee Appreciation	\$ 10,000	\$ 10,000	0%
Dues/Subscriptions	\$ 25,000	\$ 25,000	0%
Bank Charges	\$ 5,500	\$ 5,500	0%
Credit Card Service Charges	\$ 75,000	\$ 100,000	33%
Investment Fees	\$ -	\$ 6,500	#DIV/0!
Uniforms	\$ 20,000	\$ 25,000	25%
Rental / Lease Expenditure	\$ -	\$ -	#DIV/0!
Gas Purchased	\$ 4,307,000	\$ 6,557,188	52%
PSC Utility Assessment	\$ 4,500	\$ 4,500	0%
GIS Project	\$ 60,000	\$ 55,000	-8%
Gas Vehicles/Equipment	\$ -		#DIV/0!
Simpsonville Franchise Fee	\$ -		#DIV/0!
Gas Appliances - Materials & Supplies	\$ 20,000		-100%
Miscellaneous Expenditures	\$ -		#DIV/0!
Inteplast	\$ -		#DIV/0!
Chemstrip	\$ -		#DIV/0!
Small Equipment	\$ 29,450	\$ 20,000	-32%

City of Fountain Inn
Budget for Fiscal Year 2021-2022
200 - Gas Fund

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change
Furniture, Fixtures, & Computers (Non-Dep)	\$ -	\$ 5,000	#DIV/0!
Construction Contract Work	\$ 35,000	\$ 35,000	0%
Total Operating Expenses	\$ 5,718,500	\$ 8,114,938	42%

200 - Amortization & Depreciation

Depreciation Expense	\$ 465,882	\$ 520,737	12%
Total Amortization & Depreciation	\$ 465,882	\$ 520,737	12%

200 - Debt Service Interest

Series 2013 Interest Payment	\$ 13,345	\$ 8,070	-40%
Series 2105A Interest Payment	\$ 90,488	\$ 87,598	-3%
IPRB Series 2021 DS Natural Gas/PW Facility	\$ 75,000	\$ 49,303	-34%
Total Debt Service Interest	\$ 178,833	\$ 144,971	-19%

Total Gas Expenses	\$ 8,284,429	\$ 10,945,675	32%
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City of Fountain Inn
Budget for Fiscal Year 2021-2022
200 - Gas Fund

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change
200 - Other Financing Uses - Transfers Out			
Transfer Out - General Fund (Spec/Ed)	\$ 100,000	\$ 100,000	0%
Transfer Out - General Fund (Transfer Policy/Excess)	\$ 540,186	\$ 872,511	62%
Transfer Out - Road Fund	\$ 50,000	\$ 50,000	0%
Reserved for Capital Projects	\$ 247,973	\$ 1,329,960	
Total Other Financing Uses	\$ 938,159	\$ 2,352,471	151%
			#DIV/0!
Total Expenses Including Other Financing Uses	\$ 9,222,588	\$ 13,298,146	44%
Excess (deficiency) of Operating Revenues over Expenses	\$ -	\$ -	#DIV/0!

City of Fountain Inn
Budget for Fiscal Year 2022 - 2023
411 - Sewer Fund Summary

Revenue	FY 2021-2022	FY 2022-2023	%
	Amended	Proposed	Change
Sewer Fees - Greenville Water	\$ 1,208,000	\$ 1,284,442	6%
Interest	\$ 1,500	\$ 1,000	-33%
Sewer Tap Fees - Laurens Water	\$ 92,250	\$ 195,000	111%
Transfer In - ARPA Fund (CMOM Project - Sewer Survey)	\$ 300,000	\$ -	-100%
Total Revenue	\$ 1,601,750	\$ 1,480,442	-8%
Operating Expenditures			
Total Operating Expenditures	\$ 1,382,104	\$ 1,163,593	-16%
Debt Services Expenditures	\$ 84,199	\$ 96,849	15%
Depreciation Expense	\$ 135,447	\$ 220,000	62%
Total Expenditures	\$ 1,601,750	\$ 1,480,442	-8%
Excess (deficiency) of revenues over expenditures	\$ -	\$ -	#DIV/0!

City of Fountain Inn
Budget for Fiscal Year 2022-2023
411 - Sewer Fund Detail

Description	FY 2021-2022	FY 2022-2023	%
	Amended	Proposed	Change
411 - Revenue			
Interest Income	\$ 1,500	\$ 1,000	-33%
Sewer Maintenance Fees - Greenville	\$ 1,128,000	\$ 1,183,421	5%
Sewer Maintenance Fees - Laurens	\$ 80,000	\$ 101,021	26%
Sewer Tap Fee Revenue	\$ 92,250	\$ 195,000	111%
Transfer In - ARPA Fund (CMOM Project - Sewer Survey)	\$ 300,000	\$ -	100%
Total Revenue	\$ 3,203,500	\$ 1,480,442	-54%
Total Revenue & Other Financing Sources			
	\$ 1,601,750	\$ 1,480,442	-8%
411 - Personnel Expenditures			
Salaries	\$ 298,779	\$ 446,299	49%
Overtime	\$ 10,000	\$ 10,000	0%
Annual Bonus	\$ 1,853	\$ 2,738	48%
Employee Health Insurance	\$ 45,607	\$ 85,439	87%
Payroll Taxes - FICA/Medicare	\$ 23,763	\$ 35,116	48%
Unemployment Compensation	\$ 500		-100%
State Retirement	\$ 51,134	\$ 75,628	48%
Worker's Compensation	\$ 7,914	\$ 21,641	173%
Drug Testing / Physical/Screenings	\$ 2,000	\$ 2,000	0%
Reserve - Merit Increase	\$ 8,500	\$ 8,500	0%
Total Personnel Expenditures	\$ 450,050	\$ 687,361	53%
411 - Operating Expenditures			
Ideal HR/Payroll Service	\$ 5,000	\$ 4,000	-20%
Attorney Fees	\$ 28,000	\$ 50,000	79%
Consulting Fees - CMOM and Normal Operating Budget for Consulting	\$ 380,000	\$ -	-100%
Audit Fees	\$ 4,000	\$ 5,000	25%
Sewer Line Normal Maintenance	\$ 20,000		-100%
Outside GIS Fees	\$ 10,000		-100%
Building Maintenance	\$ 2,000	\$ 2,000	0%
Computer Support	\$ 2,000	\$ 3,000	50%
Sewer Right-Of-Way Maintenance	\$ 13,000	\$ 13,000	0%
Vehicle Maintenance	\$ 18,000	\$ 12,000	-33%
General Liability - SCMIRF	\$ 5,500	\$ 3,205	-42%
Cell Phone/Data Usage	\$ 1,700	\$ 1,000	-41%
Radio Maintenance	\$ -	\$ 2,000	#DIV/0!
Website/Email	\$ 10,000	\$ -	-100%
Advertising	\$ 3,000	\$ 3,000	0%
Greenville Water Billing Fees	\$ 48,000	\$ 60,000	25%
Laurens Water Billing Fees	\$ 6,500	\$ 8,000	23%
Conferences	\$ 1,500	\$ 2,000	33%
Training	\$ 1,000	\$ -	-100%
Personal Safety Equipment	\$ 1,000	\$ 2,000	100%
General Supplies	\$ 5,000	\$ 3,500	-30%
Sewer Cleaner	\$ -		#DIV/0!
Sewer Utilities	\$ 1,000	\$ 1,500	50%
Vehicle Gas	\$ 9,000	\$ 18,000	100%
Dues/Subscriptions	\$ 4,000	\$ 15,000	275%
Bank Charges	\$ 5,500	\$ 5,500	0%
Sewer Staff Uniforms	\$ 3,630	\$ 5,076	40%
Sewer Reserve	\$ 57,324		-100%
Equipment and Vehicles (Non-Depreciable)		\$ 5,000	#DIV/0!
Engineering Fee	\$ 80,000	\$ 121,000	51%
In House Repair/Rehabilitation	\$ 150,000	\$ 75,051	-50%
Sewer Lift Station	\$ 56,400	\$ 56,400	0%
Outside GIS Fees	\$ -	\$ -	#DIV/0!
Sewer Rehab Project - RIA Grant	\$ -	\$ -	#DIV/0!
Total Operating Expenditures	\$ 932,054	\$ 476,232	-49%
411 - Amortization & Depreciation			
Depreciation Expense	\$ 135,447	\$ 220,000	62.43%
Amortization Of Loss On Refunding	\$ -	\$ -	#DIV/0!
Total Amortization & Depreciation Expense	\$ 135,447	\$ 220,000	62.43%
411 - Debt Service Interest			
Interest Expense	\$ 84,199	\$ 96,849	15.02%
Total Debt Service Interest	\$ 84,199	\$ 96,849	15.02%
Total Sewer Expenditures			
	\$ 1,601,750	\$ 1,480,442	-7.57%
Excess (deficiency) of revenues/other financing sources over expenses			
	\$ -	\$ -	#DIV/0!

City of Fountain Inn
Budget for Fiscal Year 2022-2023
411 - Sewer Fund Detail

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

City of Fountain Inn
Budget for Fiscal Year 2022 - 2023
525 - Victim Services Fund Summary

Revenue	FY 2021-2022	FY 2022-2023	%
	Amended	Proposed	Change
Victim Services Revenue	\$ 4,000	\$ 4,000	0.00%
Victim Conviction Surcharge Revenue	\$ 1,500	\$ 1,500	0.00%
Interest Earned	\$ 100	\$ 100	0.00%
Budgeted Use of Fund Balance	\$ 11,243	\$ 29,331	160.89%
Total Revenue	\$ 16,843	\$ 34,931	107.40%

Expenditures

Victim Services Expenditures	\$ 5,600	\$ 12,926	130.82%
Total Expenditures	\$ 5,600	\$ 34,931	523.77%
			#DIV/0!
Other Financing Uses	\$ 11,243	\$ -	-100.00%
Excess (deficiency) of revenues over expenditures	\$ 5,600	\$ -	-100.00%

City of Fountain Inn
Budget for Fiscal Year 2022 - 2023
525 - Victim Services Fund Detail

Description			
	FY 2021-2022 Amended	FY 2022 - 2023 Proposed	% Change

Victim Services Revenue	\$ 4,000	\$ 4,000	0.00%
Victim Conviction Surcharge Revenue	\$ 1,500	\$ 1,500	0.00%
Interest Earned	\$ 100	\$ 100	0.00%
Budgeted Use of Fund Balance	\$ 11,243	\$ 29,331	160.89%
Total Revenue	\$ 16,843	\$ 34,931	107.40%

Salaries	\$ -	\$ 16,068	#DIV/0!
Overtime	\$ -	\$ -	#DIV/0!
Bonus	\$ -	\$ 96	#DIV/0!
Insurance	\$ -	\$ 1,748	#DIV/0!
Payroll Taxes	\$ -	\$ 1,237	#DIV/0!
Retirement	\$ -	\$ 2,661	#DIV/0!
Worker's Compensation	\$ -	\$ 195	#DIV/0!
Total Personnel Expenditures	\$ -	\$ 22,005	#DIV/0!

525 - Expenditures

Victim Services Expenditures	\$ 5,600	\$ 12,926	1.30821429
			#DIV/0!
Total Expenditures	\$ 5,600	\$ 34,931	5.23767857

525 - Other Financing Uses - Transfers Out

Transfer Out - General Fund (Victims Adv Sal)	\$ 11,243		-100.00%
Total Other Financing Uses	\$ 11,243		-100.00%

Excess (deficiency) of revenues over expenditures	\$ -	\$ -	#DIV/0!
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City of Fountain Inn
Budget for Fiscal Year 2022 - 2023
FY 2022-2023 Capital Improvement Plan

Description	FY 2021-2022 Amended	FY 2022-2023 Proposed
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120 - Revenue and Other Financing Sources

Natural Gas Reserves	\$ 2,861,210	\$ 3,010,500
Sewer Fund Reserves	\$ 900,000	\$ 399,992
General Fund Balance		\$ 86,726
Hospitality Tax Fund Balance		\$ 280,000
IPRB Series 2021 Proceeds	\$ 7,600,000	
Lease Purchase - PW Vehicles	\$ -	
Sewer RIA Grant Proceeds and Reserves	\$ -	
Transfer In from ARPA Fund	\$ 764,317	\$ 1,823,160
Total Revenue and Other Financing Sources	\$ 12,125,527	\$ 5,600,378

Capital

Fountain Inn Natural Gas/Public Works Facility	\$ 5,100,000	\$ 100,000
Jones to Hwy 418 Streetscape	\$ 2,500,000	
Gas Capital	\$ 2,861,210	
Sewer Capital	\$ 900,000	
Financial Software	\$ 50,000	
Council Chamber Upgrades	\$ 41,070	
Splash Pad Upgrades	\$ 8,036	
Sanctified Hill - Preconstruction Documents	\$ 37,100	
City Hall Building Improvements	\$ 16,750	
Woodside Streetscape	\$ 400,000	
Wayfinding Signage (Phase III)	\$ -	\$ 250,000
Splash Pad (McKnight Street) Parking Improvements - GF	\$ -	\$ 100,000
Sanctified Hill Park Renovations	\$ -	\$ 500,000
SCBA, Bunker Gear, Headsets	\$ -	\$ 386,000
Arpa Grants - Targeted Tourism and ReLaunch	\$ -	\$ -
City Hall Renovations and Upgrades	\$ -	\$ 20,000
Public Works and Natural Gas Facility - FF&E (Public Works GF)	\$ -	\$ 25,000
Facade Grant Program	\$ -	\$ -
Pop up Parks and other Main Street Improvements	\$ -	\$ 50,000
Facilities Security Upgrades	\$ -	\$ 150,000
Broadband and Wireless Improvements	\$ -	\$ 75,000
2022-2023 - General Fund IT Replacement Plan and System Upgrades	\$ -	\$ 55,000
Recreation Dept - Ford F250 (Vehicle Replacement)	\$ -	\$ 76,380.00
Truck 355- 2005 Ford crew cab streets department	\$ -	\$ 45,000.00
Truck 333- 2003 Ford crew cab streets department	\$ -	\$ 45,000.00
Taser Replacement	\$ -	\$ 20,000.00
Recreation Dept - SCAG Turf Tiger II Zero Turn Mower x2	\$ -	\$ 18,198.00
Police Officer Glock and Holsters - Weapon Change	\$ -	\$ 14,300.00
Pole Mounted Speed Sign for School Zones or Downtown District (this quote is for 1 unit)	\$ -	\$ 11,660.00
Facilities Maintenance - Work Trailer	\$ -	\$ 11,500.00
Speed Trailer (previous trailer purchased in 2009)	\$ -	\$ 11,068.00
Amphitheatre	\$ -	\$ 250,000.00
Main Street Christmas Décor	\$ -	\$ 30,000.00
New Subdivisions	\$ -	\$ 1,367,000.00
Install 5,100 feet of 6" high pressure steel gas main line (Need new budget #) @ \$125/foot	\$ -	\$ 637,500.00
200-161-028-117 Install 500 new Service lines (by FING and Contractor)	\$ -	\$ 360,000.00
New Gas and Trunk Line to improve pressure and new developments	\$ -	\$ 231,000.00
New Station and service to Foxhill and Jenkins Bridge	\$ -	\$ 93,500.00
Two Ford F-250 4x4 - new	\$ -	\$ 80,000.00
Caterpillar Model 304 MiniExcavator w/ kick disconnect for rock hammer	\$ -	\$ 67,000.00
Equipment for Vehicles - Police (7)	\$ 211,361.28	\$ -
Public Works and Natural Gas Facility - FF&E (GAS)	\$ -	\$ 50,000.00
GIS Equipment - Natural Gas (50%)	\$ -	\$ 10,000.00
New Prisma Health Building	\$ -	\$ 8,500.00
One 6" plastic squeeze off tools	\$ -	\$ 6,000.00
Sanitation Equipment - Tink Claw and Conversion	\$ -	\$ 22,080.00
Radios and Communications System -	\$ -	\$ 23,700.00
GIS Equipment - Sewer (50%)	\$ -	\$ 10,000.00
ATV - Sewer	\$ -	\$ 16,000.00
Camera Program and Storage	\$ -	\$ 11,700.00
F-150 - (new) Utilities Manager	\$ -	\$ 36,646.00
F-150 - (new) Utilities Supervisor	\$ -	\$ 36,646.00
Public Works and Natural Gas Facility - FF&E (Sewer)	\$ -	\$ 25,000.00
Sewer Camera - Sewer	\$ -	\$ -
RIA Grant Match	\$ -	\$ 250,000.00
Sewer Push Camera	\$ -	\$ 14,000
Total Capital Budget	\$ 12,125,527	\$ 5,600,378

City of Fountain Inn
Budget for Fiscal Year 2022 - 2023
FY 2022-2023 ARPA Fund

Description			
	FY 2021-2022 Amended	FY 2022-2023 Proposed	% Change

131 - Revenue and Other Financing Sources

Coronavirus Fiscal Recovery Funds Revenue	\$ 2,598,944	\$ 2,598,944	0.00%
Total Revenue and Other Financing Sources	\$ 2,598,944	\$ 2,598,944	0.00%

131 - Capital

Transfer Out to General Fund	\$ 1,534,627	\$ 350,000	-77.19%
Transfer Out to Sewer Fund	\$ 300,000	\$ -	-100.00%
Transfer Out to Capital Projects Fund	\$ 764,317	\$ 1,823,160	138.53%

AN ORDINANCE

**AMENDING THE ANNUAL BUDGET OF THE CITY OF FOUNTAIN INN
FOR THE FISCAL YEAR ENDING JUNE 30, 2022**

BE IT ORDAINED by the Mayor and Council of The City of Fountain Inn this 9th day of June 2022, in Council duly assembled and by the authority of same:

SECTION 1. PREPARATION AND APPROVAL OF FISCAL YEAR 2022 BUDGET. Pursuant to and in accordance with Section 6-1-80 of the South Carolina Code, the appropriate officials of the City of Fountain Inn prepared and presented to the Council a budget for the fiscal year beginning July 1, 2021 and ending June 30, 2022 (the "Fiscal Year 2022 Budget"). The Council properly provided notice of a public hearing on the Fiscal Year 2022 Budget, conducted the public hearing, and approved the Fiscal Year 2022 Budget following the public hearing by ordinance enacted on June 10, 2021.

SECTION 2. NEED FOR AMENDMENT. On March 11, 2021, the American Rescue Plan Act (ARPA) was signed into law establishing the State and Local Fiscal Recovery Fund. This fund is intended to support governments in responding to the impacts of COVID-19 and their efforts to contain COVID-19. The City of Fountain Inn has received a total of \$2,598,944.40 from the State and Local Fiscal Recovery Fund (the "ARPA Funds"). The Council has prepared this amendment to the Fiscal Year 2022 Budget to accept and appropriate the ARPA Funds.

SECTION 3. ACCEPTANCE AND APPROPRIATION OF ARPA FUNDS. Pursuant to Section 5-11-40(c) of the South Carolina Code, the Council has the authority and responsibility to approve the annual budget and amendments thereto for the City of Fountain Inn. The Fiscal Year 2022 Budget as previously approved is hereby amended as set forth below, to reflect the Municipality's acceptance and appropriation of the ARPA Funds.

SECTION 4. APPROPRIATION AND EXPENDITURE OF THE ARPA FUNDS. Total revenues in the Fiscal Year 2022 Budget are hereby increased by the amount of \$2,598,944.40 to reflect the acceptance and receipt of ARPA Funds by the City of Fountain Inn. Total expenditures in the Fiscal Year 2022 Budget are hereby increased by the amount of \$2,598,944.40 to reflect the appropriation of ARPA Funds, to be allocated and expended as set forth in **Exhibit A** hereto.

SECTION 5. ADMINISTRATION AND TRANSFER OF ARPA FUNDS.

- (a) The Administrator shall administer the Fiscal Year 2022 budget, as amended by this ordinance and the expenditures authorized hereby shall only be used to cover costs of the City of Fountain Inn incurred by December 31, 2024, and for eligible uses as defined by the American Rescue Plan Act of 2021. Expenditures of ARPA funds will comply with the other related aspects of the American Rescue Plan Act of 2021 and will adhere to additional and amended guidelines as set forth by the federal government in the allocation or distribution of said funds. Appropriations for the fund are deemed to be on a continuing basis and will continue in effect until the purposes have been achieved, said funds are expended, or December 31, 2026 (or consistent with additional guidelines as set forth by the federal government). Until the appropriations are approved by City Council, the funds will remain in the fund balance of the American Rescue Plan Fund.
- (b) The Administrator is hereby authorized to transfer the funds appropriated by this ordinance from one budget line item to another or from one department or division to another; provided that no such transfer may be made from one fund to another fund, may conflict with any existing bond or other financial covenants, or may conflict with any previously adopted policy of Council. Changes or amendments that alter the total expenditures of any fund must be approved by Council.

SECTION 6. ARPA-SPECIFIC ACCOUNTING AND REPORTING. The chief financial officer of the City of Fountain Inn (the “Finance Officer”) is hereby directed to maintain sufficient specific detailed accounting records to satisfy the requirements of the federal government. The Finance Officer is hereby directed to report the financial status of the expenditure of ARPA Funds to the Council on a quarterly basis.

SECTION 7. SEVERABILITY. Should any section, phrase, sentence, or portion of this Ordinance be found invalid by a court or competent jurisdiction, such finding shall not invalidate the remaining portions.

DONE IN REGULAR SESSTION THIS 4TH DAY OF JUNE 2022.

SIGNATURE OF MAYOR:

George Patrick McLeer, Jr.

ATTEST:

APPROVED AS TO FORM:

Sandra H. Woods
City Clerk

Michael E. Kozlarek, Esq.
King Kozlarek Law LLC
Special Counsel to the City

FIRST READING:
SECOND READING:

Exhibit A

Coronavirus Fiscal Recovery Funds Revenue	2,598,944.40
Total Revenues - Fund 131	<u>2,598,944.40</u>

Premium Pay - Transfer Out to General Fund	1,084,627.00
Financial ERP Software Upgrade - Transfer Out to Capital Fund	50,000.00
Relaunch Grants	50,000.00
Tourism Related Grants	200,000.00
Council Chamber Upgrades - Transfer to Capital Project Funds	41,070.00
Splash Pad Upgrades - Transfer to Capital Projects Fund	8,036.12
Sanctified Hill Construction Documents - Transfer to Capital Projects Fund	37,100.00
City Hall Building Improvements - Transfer to Capital Projects Fund	16,750.00
Main Street Façade Grant Program	100,000.00
Comprehensive Plan Update	100,000.00
Sewer Survey (CMOM Project) - Transfer Out to Sewer Fund	300,000.00
Woodside Streetscape - Transfer Out to Capital Project Fund	400,000.00
Vehicles for Proposed New Officers and Replacement Fleet 2008 and 2010 Charger	211,361.28
Total Expenditures and Transfers - Fund 131	<u>2,598,944.40</u>

Total General Fund Budget Amendment	1,534,627.00
Total Capital Fund Budget Amendment	764,317.40
Total Sewer Fund Budget Amendment	300,000.00
	<u>2,598,944.40</u>

TO DECLARE MAY 1 – 7, 2022, AS “PROFESSIONAL MUNICIPAL CLERKS WEEK IN SOUTH CAROLINA” TO RECOGNIZE AND HONOR THE VALUABLE CONTRIBUTIONS THAT MUNICIPAL CLERKS MAKE TO CITIES AND TOWNS IN SOUTH CAROLINA.

Whereas, the position of municipal clerk is the only municipal staff role that is required by state law, regardless of a municipality’s size or form of government; and

Whereas, all 271 cities and towns in the state are required to have a municipal clerk; and

Whereas, Sandra Woods plays a critical and varied role to support the mayor, city council and city staff; and

Whereas, municipal clerks’ responsibilities under state law include giving notice of meetings to council members and the public, keeping minutes of its proceedings, and performing other duties; and

Whereas, regardless of city size, municipal clerks have seen their roles and responsibilities expand with changing times; and

Whereas with advancements in software and hardware, municipal clerks have become increasingly adept/skilled at using technology to prepare materials for meeting agenda packets, to record meeting minutes and to manage public records; and

Whereas, municipal clerks get their professional training from the South Carolina Municipal Finance Officers, Clerks and Treasurers Association, an affiliate organization of the Municipal Association of South Carolina;

NOW, THEREFORE, I George Patrick McLeer, Jr. Mayor of the City of Fountain Inn declares May 1 – 7, 2022, as “Professional Municipal Clerks Week” in Fountain Inn to recognize and honor the valuable contributions that Sandra Woods makes to our city.

DONE AND RATIFIED in Council assembled on this 12th day of May 2022.

SIGNATURE OF MAYOR:

George Patrick McLeer, Jr.

ATTEST:

APPROVED AS TO FORM:

Sandra H. Woods
City Clerk

David W. Holmes
City Attorney