AGENDA

Lyman Town Council Regular Meeting
Monday, November 10, 2025, at 6:00 p.m.
Lyman Town Hall, 81 Groce Road, Lyman, SC 29365

1. **Call to Order with Invocation & Pledge of Allegiance**

2. **FOIA**

3. **Roll Call**

4. **Reading and Approval of Minutes from the Meeting of Town Council**
   - October 13, 2025

5. **Acceptance of Resignation of Cindy Behm from the Planning Commission**

6. **Announcement of Yard of the Month for November –The Mill Village**
   - Council Members Rick Hellams and Rebecca Martin

7. **Announcement of Business of the Month for November**
   - Mayor Glenn Greer
     Ke Chen, Sakura, 201 Inman Road, Lyman, SC 29365

8. **Updates to Council:**
   A. Stormwater
   B. Town Update

9. Resolution honoring Mayor Glenn Greer, II, for his dedicated service to the Town of Lyman and its citizens.

10. **Oath of Office given by Police Chief Jay Hayes**
    i. Mayor Elect David Petty
    ii. Council Member Elect Cindy Behm
    iii. Council Member Elect Adam Crisp
    iv. Council Member Elect C. Phillip McIntyre

11. **Brief Recess**

12. **Request to Appear Before Council**
    A. Andrew Karas, 14 Crescent Street, Lyman, S. C.
    Mr. Karas would like to address the Council regarding clarification of Agenda Item 11-A under Old Business at the meeting on Monday, October 13, 2025.

13. **Review of Treasurer's Report by Donna Perry**

14. Department Reports

- Police Department
- Fire Department
- Public Works/Wastewater & Pre-treatment
- Zoning & Planning/Code Enforcement
- Business License Report

15. Old Business

A. Discussion and possible action pertaining to RFP for street sweeper services or seeking quotes for purchase of street sweeper. (**Jack Bellaire**)

B. Discussion and possible action regarding the appointment of two Council Members for the Community Care Committee, with one member appointed as Chair:

i. Member 1 (Chair)
ii. Member 2

16. New Business

A. Resolution approving Council Member _____, Council Member _____, and Council Member _____, as the authorized signatures for all Town Bank Accounts.

B. Discussion and possible action regarding the appointment of Mayor Pro Tempore. Section 2-4 Lyman Code of Ordinances

C. Discussion and possible action for appointment of a Personnel Committee, with one member appointed as Chair:

i. Member 1 (Chair)
ii. Member 2
iii. Member 3
iv. Alternate

D. Discussion and possible action regarding the appointment of a Public Safety Committee, with one member appointed as Chair:

i. Member 1 (Chair)
ii. Member 2
iii. Member 3
iv. Alternate

E. Discussion and possible action regarding reappointment or replacement of Town Attorney. Section 2-79 Lyman Code of Ordinances

F. Proclamation - World Pancreatic Cancer Day

G. Action and Approval of 2026 Town Council Meeting Schedule.

H. Resolution approving a donation to the Middle Tyger Community Center in the amount of $1,000.00, for the food pantry to be distributed from the General Fund. **(Jack Bellaire)**

I. First Reading of an Ordinance accepting the zoning reclassification of property located at 506 Charlotte Highway, Lyman, SC, 29365, Parcel Number 5-15-03-051.04 from General Industrial District, GI, to FRD, Flexible Review District, Zoning Classification.

J. An Ordinance to designate Vernon Street as a right-turn-only exit onto US Highway 29 during specified hours.

K. Discussion and possible action pertaining to video/audio of Council Meetings. **(Jack Bellaire)**

L. Discussion and possible action pertaining to residential garbage pick-up. **(Jack Bellaire)**

17. <u>Executive Session</u>

- Receipt of legal advice covered by attorney-client privilege.
- Discussion of negotiations incident to proposed contractual arrangements.

Discussion and possible action in follow-up to Executive Session items and any other items listed on this Agenda as action items.

18. Discussion pertaining to "Requests to appear before Council" as detailed in item 12 "A" of this Agenda.

19. <u>Announcements</u>

- Tuesday, November 11, 2025, Town Hall will be closed in Observance of Veterans' Day
- Tuesday, November 25, 2025, from 10:00 – 11:30 a.m., Seniors Bingo 50 and Over, at the Lyman Event Center at Pacific Place
- Tuesday, November 25, 2025, at 6:00 p.m., Planning Commission Meeting, at the Lyman Town Hall
- Town Hall will be closed on November 27 and 28, 2025, in observance of the Thanksgiving Holidays.
- Friday, December 5, 2025, at 8:30 a.m., Lyman Municipal Court, at Lyman Town Hall

- Friday, December 12, 2025, at 8:30 a.m., Lyman Municipal Court, at Lyman Town Hall

- The Lyman Christmas Tree Lighting will be held on Friday, December 5, 2025, at 6:00 p.m., at the Lyman Event Center at Pacific Place

- The Lyman Christmas Parade will be held on Saturday, December 13, 2025, at 5:00 p.m.

- Monday, December 8, 2025, at 6:00 p.m., Regular Lyman Town Council Meeting, at the Lyman Town Hall

20. <u>Adjournment</u>

DRAFT MINUTES

Lyman Town Council Meeting
Monday, October 13, 2025, at 6:00 p.m.
Lyman Town Hall, 81 Groce Road, Lyman, S.C.

CALL TO ORDER

The meeting of the Lyman Town Council was called to order at 6:02 p.m. by Mayor Greer.

FOIA

Notice of the meeting with an Agenda was publicly posted, published, and forwarded to the media no less than 24 hours prior to adjournment.

Present:

Glenn Greer, II
Jack Bellaire
Adam Crip
Rick Hellams
Rebecca Martin
Phil McIntyre
David Petty

Reading and Approval of Minutes from the Regular Meeting on September 8, 2025

Rebecca Martin made a motion to approve the Minutes. Adam Crisp seconded the motion. David Petty asked for confirmation that the statements from the residents who spoke before the Council at that meeting would be included as part of the Minutes. The Town Clerk assured him that they would be. A vote was taken, and all were in favor. The Minutes were approved.

Updates to Council:

A. Stormwater Drainage Pipes Investigation

Noel Blackwell, the Town Administrator, provided an update on the stormwater drainage investigation. She stated that the Town is working to determine whether any existing entity has ownership of the stormwater lines but has found no record of a dedication to the Town or any transfer of easement rights. She noted that some of the lines appear to run beneath houses and that a second stormwater line in the area predates the one that collapsed. Mrs. Blackwell also reported that there is no evidence indicating Town ownership of that line.

B. MS4 Town of Lyman/County of Spartanburg

Noel Blackwell, the Town Administrator, made a statement regarding the MS4 Agreement. She explained what the MS4 Agreement is and what it is not, and provided clarification on who is responsible for repairing stormwater pipes and what occurs in the event of a failure. Ms. Blackwell stated that the Town is actively working with engineers and attorneys to determine ownership in areas where it is unclear, to ensure that the appropriate party — not the taxpayers — is responsible for repair costs.

C. Town Update

There were no updates provided by the Council.

Request to Appear Before Council

A. Laura Duncan, 151 W. Pyrenees Drive, Lyman, SC

Ms. Duncan requested to speak with the Council regarding the need for street lighting in the Lyman Farms at Shiloh neighborhood.

Ms. Duncan addressed Council regarding her neighborhood's homeowners' association (HOA), which dissolved in March 2025. She explained that residents have questions about their subdivision, noting that there is not enough interest to form a new HOA. The neighborhood no longer has streetlights and requested the Town's assistance in obtaining lighting, or at least a light at the entrance, as children are walking in the dark to the bus stop. Residents are uncertain who owns the common areas and the detention pond, both of which require upkeep. One resident has been paying property taxes on the common areas to prevent them from becoming delinquent. The residents are seeking any assistance or guidance the Town can provide regarding maintenance responsibilities and potential solutions.

B. Dillon Lindsay, 16 Upland Street, Lyman, SC

Mr. Lindsay requested to speak with the Council to describe and request the conveyances of the MS4 owned and operated by the Town of Lyman.

Mr. Lindsay requested the MS4 conveyances owned by the Town of Lyman.

C. Andrew Karas, 32 Crescent Street, Lyman, SC

Mr. Karas requested addressing the Town Council about "Council." Additionally, he is seeking clarification from the Council concerning the discussions from the September 8, 2025, Council meeting and previous meetings.

Mr. Karas addressed Council regarding the previous meeting and the street sweeper proposal presented by Jack Bellaire. He expressed concern that only one bid was presented to Council and felt that additional bids, including those from companies providing street sweeping services, should have been obtained. Mr. Karas also referenced a prior meeting where Council Member Rebecca Martin had raised the issue of street cleaning and was informed that the Town did not own or maintain the streets. He further expressed concern about the source of funding for a street sweeper, given the Town's existing needs related to roads, infrastructure, and zoning. Mr. Karas feels there is division among the Council. He requested that his statement be made part of the Minutes.

Treasurer's Report was given by Donna Perry, Staff Accountant

Rebecca Martin made a motion to approve the Treasurer's Report. Phil McIntyre seconded the motion, and all were in favor.

Department Reports

Police Department	Given by Chief Jay Hayes
Fire Department	Given by Steve Carpenter
Public Works/Wastewater & Pre-Treatment	Given by Scott Miller

Zoning and Planning/Code Enforcement	Given by Madison Workman
Business License Report	Report was Submitted to Council

Announcement of Yard of the Month for October – North of Highway 29

- ***Council Members Jack Bellaire and Adam Crisp***

Adam Crisp announced that Mr. and Mrs. David McAlister, of 340 Laura Faye Lane, Lyman, SC have been selected as the Yard of the Month recipients for October. The Yard of the Month sign will be placed at their residence.

Announcement of Business of the Month for October

- ***Mayor Glenn Greer***

Mayor Greer announced that Jill Southern, owner of Black Sheep Barbershop of Lyman, located at 40 Groce Road, Suite A, Lyman, SC, was selected as the Business of the Month for October. Mayor Greer presented Mrs. Southern with a Certificate of Recognition, and the Business of the Month sign will be placed at her business.

Old Business

Discussion and possible action pertaining to the purchase of a Street Sweeper Truck or RFP for Street Sweeper Services for Main Town Roads (Council Member Bellaire).
After discussion, Jack Bellaire made a motion to table this item. Adam Crisp seconded the motion, and all were in favor.

Discussion and possible action pertaining to Spring Community Clean Up Day (Establishment of Committee (Council members only or members of public on committee?), procedure for obtaining volunteers, procedure for determination of location of efforts, facilitation of cleanup day process) (Council Member Bellaire).
Adam Crisp made a motion to approve the formation of a volunteer Community Care Committee. Rick Hellams seconded the motion. After a lengthy discussion, Council voted, all were in favor, and the motion carried.

Jack Bellaire made a motion to have two (2) Council Members serve on the Community Care Committee, along with three (3) community members. It was discussed that the community members would apply to serve on the Committee through an application process like that of the Planning and Zoning Boards. Rebecca Martin seconded the motion, and all were in favor.

Discussion and possible action for making Vernon Street in the Town of Lyman a one-way street, allowing only entrance from Wade Hampton Boulevard, no entrance from Holly Springs Road (Council Member Bellaire).
Council members discussed this matter at length and sought the advice of Police Chief Jay Hayes regarding the possibility of making Vernon Street a one-way road. Chief Hayes and Lieutenant Southern both stated that they believed designating Vernon Street as a right-turn-only street during specific hours of the day would help reduce the number of accidents.

Jack Bellaire made a motion to designate Vernon Street onto Wade Hampton Boulevard as a right-turn-only street seven (7) days a week, from 7:00–9:00 a.m. and 4:00–6:00 p.m. Adam Crisp seconded the motion, and all were in favor.

New Business

Resolution of the Town Council of the Town of Lyman, South Carolina, Expressing Its Intent to Rename Church Road to Charlie Kirk Way (or such variation as Council may deem appropriate) and Referring the Matter to the Town of Lyman Planning Commission for Review and Certification (Mayor Greer and Council Member Crisp)
Mayor Greer made a motion to accept a Resolution renaming Church Road to Charlie Kirk Way and to refer the matter to the Town of Lyman Planning Commission for review and certification. Adam Crisp seconded the motion.

After a lengthy discussion among Council Members regarding the reasons for and against renaming the road, a vote was taken.

Mayor Greer and Council Members Jack Bellaire and Adam Crisp voted in favor, while Council Members Rick Hellams, Phil McIntyre, Rebecca Martin, and David Petty voted against. The motion failed by a vote of 4–3.

Resolution of the Town Council of the Town of Lyman, South Carolina, Expressing Its Intent to Rename Church Street to Rita Allison Avenue (or such variation as Council may deem appropriate) and Referring the Matter to the Town of Lyman Planning Commission for Review and Certification (Mayor Greer and Council Member Crisp)
Council agreed that Rita Allison deserved recognition beyond having a street named after her or a small portion of one. David Petty suggested that Council also consider renaming The Park of Lyman in her honor. All Council members agreed with the suggestions.

Adam Crisp made a motion to rename Church Road to Rita Allison Avenue and rename The Park of Lyman to Rita Allison Park. Mayor Greer seconded the motion, and all were in favor.

A Resolution Approving and Ratifying the Execution of a First Amendment to Voluntary Cleanup Contract 22-7614-NRP
Mayor Greer made a motion to approve the Resolution. Phil McIntyre seconded the motion, and all were in favor.

Executive Session

Mayor Greer made a motion at 7:12 p.m. to go into Executive Session for the purposes of:

- Discussion of contract negotiations.
- Discussion and receipt of legal advice covered by attorney-client privilege.
- Discussion and receipt of legal advice covered by attorney-client privilege.
- Discussion and receipt of legal advice covered by attorney-client privilege.
- Discussion and receipt of legal advice covered by attorney-client privilege.

Adam Crisp seconded the motion, and all were in favor.

Mayor Greer made a motion to come out of Executive Session at 8:38 p.m. Phil McIntyre seconded the motion, and all were in favor.

No actions or votes were taken during the Executive Session.

Discussion pertaining to "Requests to Appear before Council" as detailed in items 9 "A", "B", and "C" of this Agenda.
Mayor Greer directed Town Staff to contact Laura Duncan regarding the request she presented to Council at this meeting.
David Petty inquired whether any of the requests presented to Council were being followed up on. Mayor Greer informed the Council that they may instruct Town Staff to reach out to residents who appear before the Council for any necessary follow-up.

Adjournment

Adam Crisp made a motion to adjourn at 8:43 p.m. Phil McIntyre seconded the motion, and all were in favor.

Town of Lyman
Town Council meeting
October 13, 2025
Supplemental materials from Laura Duncan

1. Copy of Remarks
2. Screenshots from NextDoor about HOA 2018
3. Screenshots from NextDoor about HOA 2019
4. Map of Lyman Farms at Shiloh
5. Spartanburg County OneMap of Lyman Farms at Shiloh showing Classic Country Homes, LLC listed as owner of detention pond – dated October 13, 2025
6. Charles L. Satterfield's obituary
7. Articles of dissolution for Country Classic Homes, LLC

Good evening. My name is Laura Duncan, and I live at 151 West Pyrenees Drive in the Lyman Farms at Shiloh subdivision with my husband and three children. I'm here to ask for some advice regarding our lack of a Homeowners Association, which was officially dissolved in March of this year.

When we moved here in 2017, the HOA was already a hot mess. I have submitted materials detailing this debacle for your review. We have not had a functional HOA for 7 years. This has been causing a lot of issues, and we do not have the community support to start a new HOA. As it stands, about 20 of the 107 houses in our neighborhood are actively trying to keep up with and improve our neighborhood.

The first pressing issue is street lights. Ours have been dark for the past year. The previous HOA had them turned off after having collected no dues for 5 years, and we did not have a new HOA to take over the payments. Our children are walking in the dark, on streets with no sidewalks, each morning to get to the bus stop. There have been several times this past winter where children were almost hit by cars due to lack of visibility. We need these lights back on. What do you suggest we do?

The second issue is ownership of the common areas in our neighborhood. There are two lots that flank the entrance and there is a detention pond. The county tax office still has the now defunct HOA as the owner, and we've had tax delinquent notices posted several times. Since we have no HOA, one of our neighbors has been paying the taxes although we have no idea who owns these properties or who is responsible for maintenance.

I am concerned that an accident is going to happen on the roads or in the detention pond. We are trying to keep our neighborhood safe and a point of pride for the Town of Lyman. We've tried to keep up, but with no legal standing, no legal entity, and unknown legal liability we are all in the dark.

Can you help us find a way to have our street lights turned on without forming an HOA? If not, could the town have a light placed on the utility pole across from the entrance? This would allow more visibility, at least where the children stand and wait for the bus.

As to land ownership, how do we find out who owns and would be responsible for the detention pond? We would also like to know who owns the properties at the front entrance, but the more pressing issue is the pond. If the owner no longer exists, is it considered abandoned? Would it be possible for the county or town to take over maintenance of the pond to make sure it is in compliance with current town and county ordinances? We welcome any information or assistance you can provide.

All of us here tonight love our town, our neighborhood and our neighbors. We could really use the town's help to find a path forward.

Thank you so much for your time.

Laura Duncan
October 13, 2025

Screenshot of 2018 discussion of HOA's lack of communication, shirked responsibilities
Page 1

11:06 Fri, Sep 26

Search for Plumber

Chris Visage
Lyman Farms at Shiloh · 4 Dec 18

HOA Letter and Payment. Has anyone ever received anything from our HOA other than the one letter asking for a check each year? Aren't we supposed to have meetings and receive information? I also asked them to produce a document showing where all the money goes and I have never rec... see more

4 · 24

Ashley Threlkeld 6y · Lyman Farms at Shiloh
we've been here for 5 years now, and never know where the money goes other than the street lights they put up halfway through year 2. weve written charles satterfield telling him we would like the HOA handed over to the neighborhood and nothing happens. we did get a reply saying they have proof of the funds and where it is going and such, basically saying it is being saved in a bank account for when the HOA is in the neighborhoods hands. it doesnt make sense and theres no way with as many houses as we have around us that there is just money beign stored away.. we have neighbors cutting the entrance most of the time and they NEVER come up with a reason as to why they never upkeep anything. I would at least expect the front to be as nice as the surrounding subdivisions but unfortunately thats not the case. charles satterfield has dropped the ball.
Like · Reply · Share

Chris Visage Author · 6y · Lyman Farms at Shiloh
I wouldn't mind paying the fee if it went to something and they could prove it, but I refuse to pay and hardly be able to even get a response. Doesn't seem legal at all. Though he is threatening to take legal action on those that don't pay this year.
Like · Reply · Share

Ashley Threlkeld 6y · Lyman Farms at Shiloh
hes always threatened the legal action. not sure if its an empty threat or not.. we were the same way.. when it was just the first ten or so houses we all tried not paying but i think a few people paid anyways.
2 · Reply · Share · 2

Linda Z. 6y · Lyman Farms at Shiloh
They have tried to hand off the HOA to the neighborhood before, however, it was discovered that there were taxes that hadn't been paid and no one would provide a written accounting of where the HOA fees have been going thus far. In light of the back taxes due and refusals to provide a detailed accounting of funds no one here wanted to take on the HOA until those mattered were resolved.
Like · Reply · Share

Tony Shinabarger 6y · Lyman Farms at Shiloh
Yeah until they give us a pool we won't pay either.
Like · Reply · Share

Stephen Stone 6y · Lyman Farms at Shiloh
They wouldn't even take care of our light for an entire year. Autumn has to take care of it herself after a year of asking them to do something. The HOA is a joke at best and they are crooks at worst. No way anyone should pay a dime to them.
1 · Reply · Share · 1

Ashley Threlkeld 6y · Lyman Farms at Shiloh
Yes!! I saw her post about calling broad river!! That's pathetic
Like · Reply · Share

Catherine Aho 6y · Lyman Farms at Shiloh
I have requested proof for several years of where that money goes, and never once have received a phone call back, email back, nothing. They don't even have my name right on the HOA "bill". Until they provide proof that my money isn't supporting his business ("Classic Country Homes", whom we are instructed on the bill to address checks to... suspicious!), I haven't paid, and I won't.

When the HOA is transferred to us, represented by us, and accountable TO us, I will be more than happy to pay what I owe for HOA fees to whomever has taken it over with our interests in mind— but not a moment before then. That's just my feelings/opinion on the matter.
3 · Reply · Share · 3

Chris Visage Author · 6y · Lyman Farms at Shiloh
I wont be sendin... happy to send the request.
3 · Reply · 3

Home · Search · For Sale · Faves

Screenshot of 2018 discussion of HOA's lack of communication, shirked responsibilities
Page 2

11:07 Fri, Sep 26

Google × Nextdoor × +

nextdoor.com/neighborhood/lymanfarmsatshiloh

Search for Handyman

Chris Visage Author By Lyman Farms at Shiloh
I wont be sending a payment but I am more than happy to send the request.
3 Reply Share ··· 3

Ashley Threlkeld By Lyman Farms at Shiloh
not sending payment either. I dont see the need to. we are always the one reaching out to them.. it would be nice for the other way around seeing as he has gotten so many complaints. I'd also like to see how it is so high. $10,000 a year for what exactly? to have a "landscaping" company come out every odd month? no thanks
3 Reply Share ··· 3

Laura Duncan By Lyman Farms at Shiloh
The number posted, 877-9008 is never answered, and his the mailbox has not been set up. Does anyone have an alternate number?
1 Reply Share ··· 1

Jal Dean By Lyman Farms at Shiloh
New HOA Law went into effect Jan 1st
http://www.wmbfnews.com/2019/01/02/new-hoa-law-effect-south-carolina/
https://www.thestate.com/news/politics-government/article222613310.html
1 Reply Share ··· 1

Tony Shinsberger By Lyman Farms at Shiloh
So does this include Lyman?? Looks like that's for Myrtle Beach??
Like Reply Share ···

Tony Shinsberger By Lyman Farms at Shiloh
Unless they tell me what our $ goes for I'm not paying!!
1 Reply Share ··· 1

Corey Scheffers By Lyman Farms at Shiloh
Anyone get a bill for $350 this year? Should I be worried about not paying again? Just curious if anyone has been in contact with the company at all. There's a lot of houses now and $175 for pretty much nothing seems ridiculous.
1 Reply Share 1

Chris Visage Author By Lyman Farms at Shiloh
We did too. They never respond to us or send any info. No way we are paying
3 Reply Share ··· 3

Heidi Koechli By Lyman Farms at Shiloh
I have a call in to them, if they not respond by Friday, will get my Lawyer involved. Tony K
2 Reply Share ··· 2

Add a comment...

Laura Duncan
Lyman Farms at Shiloh · 9 Jan 19
Mungo signs in perpetuity? Does anyone know if the Mungo signs right outside of Lyman farms at Shiloh will be removed, ever? Who would be in charge of that? Since all future development has been put on pause, and it wasn't Mungo who was going to develop further, are those signs s... see more
2 6

Post insights View

Scott Trabert
Lyman Farms at Shiloh · 26 Dec 18
Xmas Did anyone else get a phone book on Xmas day in their driveway? Seemed very odd.
1 7

Screenshot of further HOA discussion Dec 2019

11:01 Fri, Sep 26

Search for House Cleaner Roof Repair

Norm Zeck
Lyman Farms at Shiloh · 23 Dec 19

Lyman Farms at Shiloh HOA Status. We all now have received HOA bills for 2020. Mid summer this year there was talk on Mr Satterfield's part that he would take steps to turn the HOA over to the community in 2019. Now more talk of doing this in 2020, but nothing formal or a plan. For his part, this is a standard process that developers do all the time. Likely could be completed in a matter of a few weeks with an attorney. We are over due.

During the summer, a few of us have been researching our community and the HOA process and communicating with Mr Satterfield. As a summary, I have put what we have learned in the attached PDF document to keep this note short and more to the point.

As of this point in time, the transfer of HOA to the community has not happened. In addition, I believe he has not met the requirements of the covenant to send us an annual budget for review and voting from my reading of the covenant. This should have been done for the years 2017-2020.

We have two choices. First, proceed as is, paying HOA dues and hoping sometime Mr Satterfield will turn the HOA over. Living with issues that have been a concern to many in the community.

Second, I still recommend paying HOA dues to avoid liens. However, there are terms in the covenant that might allow the community to take some legal action to speed the process along as well as resolve some current issues. This will require an attorney to review, process, and implement a course of action. To do this, a funding source or some "pro-bono" work will be required. There is at least one issue that does require legal review (see document, retaining pond) in either case.

Unfortunately, Linda and I are dealing with an unexpected medical diagnosis such that we can't continue helping in this effort.

We hope that someone else can take the role of moving forward and the attached document will be useful. If there are any questions about the attached document, please feel free to contact me.

Link to PDF of the covenant, summary document is attached:
https://drive.google.com/open?id=1RpHWKsy7QcCzU0daalKe2CBt3eMKT31O

4 2

Heidi Koechli
Lyman Farms at Shiloh · 17 Dec 19

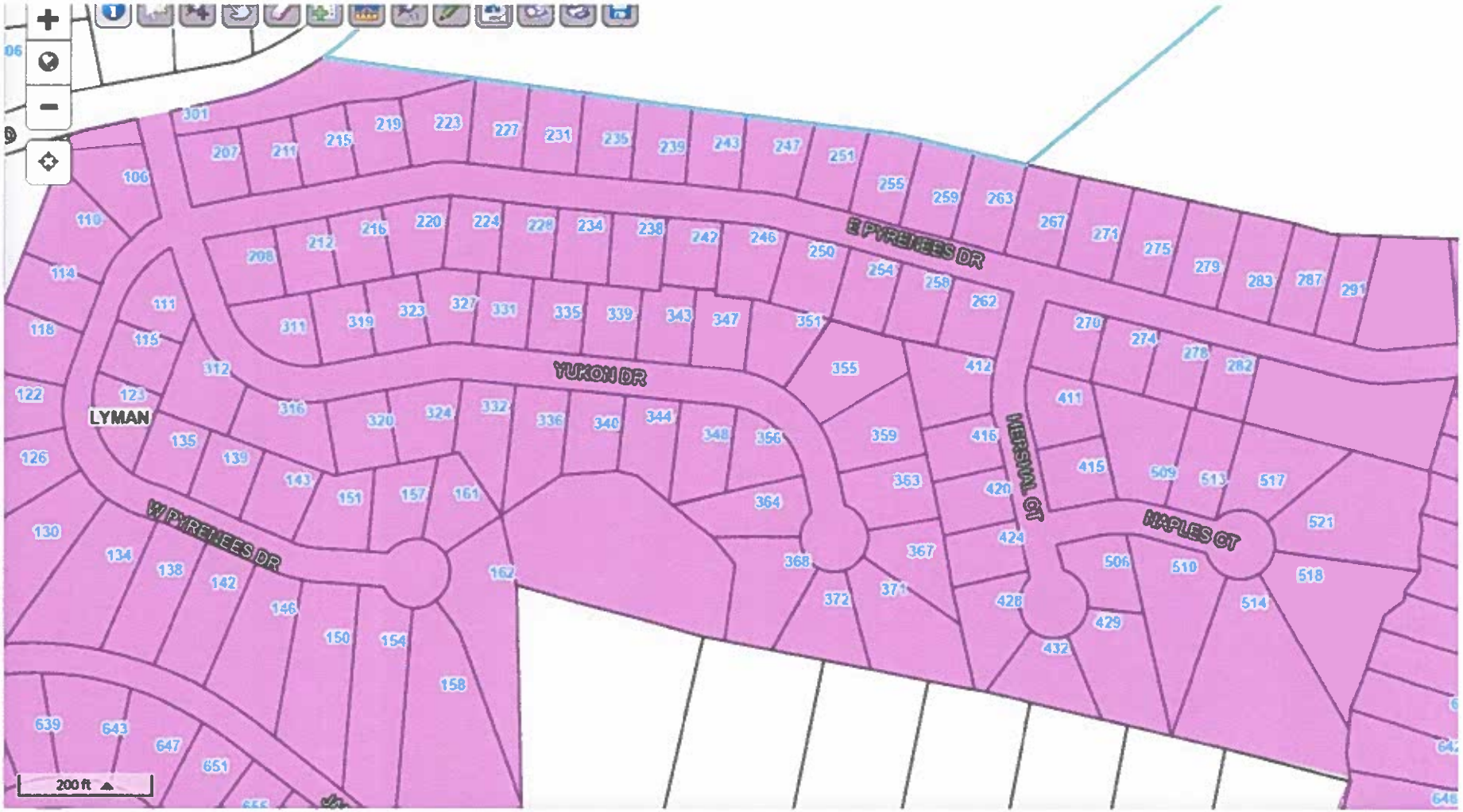
Handyman. Looking for a good Handyman who can change a light and trimming a tree.

Krystle Bryson
Lyman Farms at S

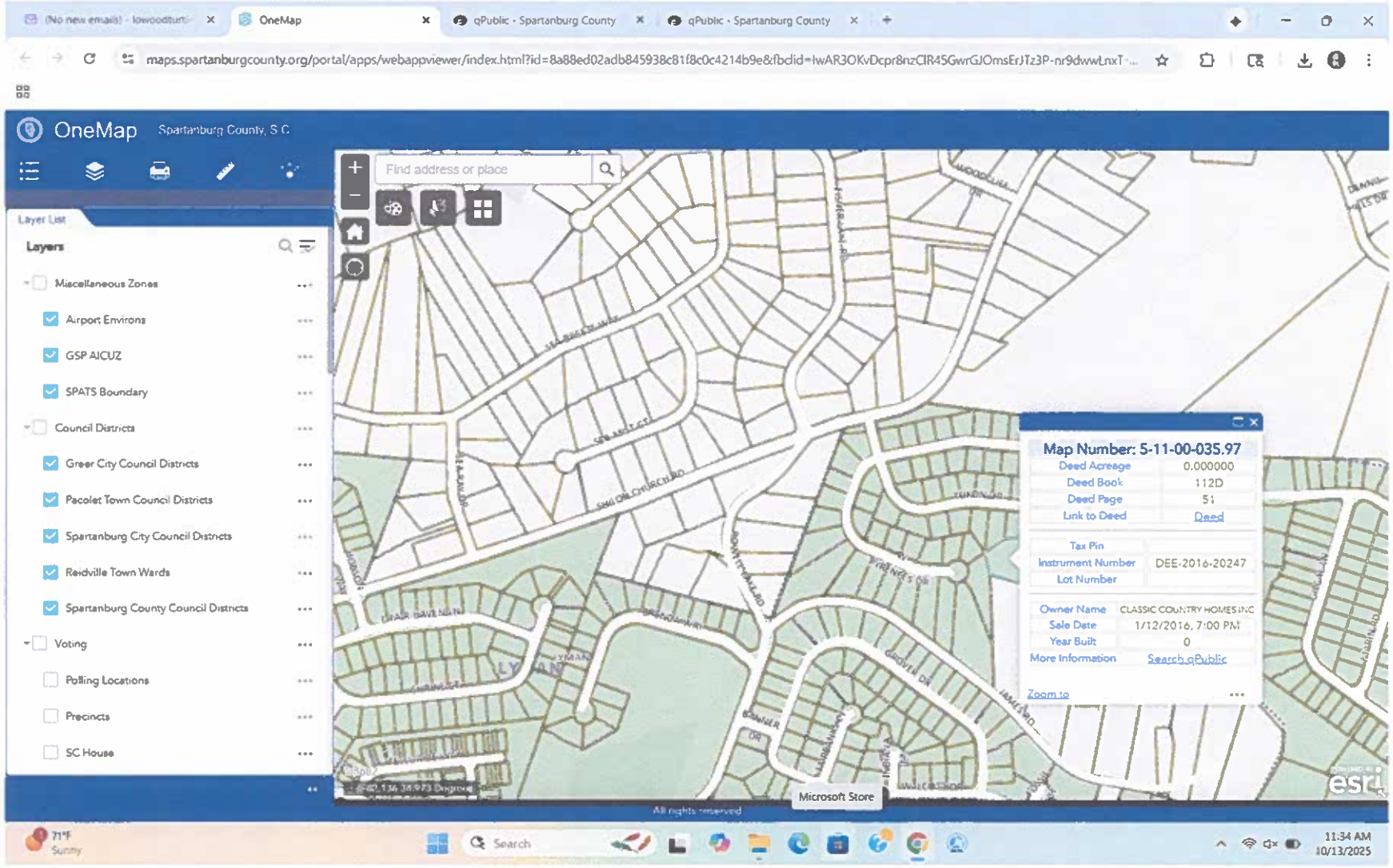
Home Search For Sale Faves

Suspicious car. This car drove around once and when it came back it

Lyman Farms at Shiloh taken from Spartanburg County OneMap



Screenshot from today (Oct 13, 2025) showing CCH as owner of Detention Pond



Charles Satterfield Obituary

Charles Satterfield Obituary (2

legacy.com/us/obituaries/greenvilleonline/name/charles-satterfield-obituary?id=8368267

Charles L. Satterfield

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FUNERAL HOME

Fletcher Funeral & Cremation Service - Woodruff

4996 SC Hwy 101

Woodruff, South Carolina

Charles Satterfield Obituary

Charles L. Satterfield

Greer - Charles L. Satterfield, age 85, passed away Friday August 28, 2020 at his home.

Born in Banks County, GA, he was a son of the late Gordon and Mae Savage Satterfield and the widower of Annie Lou Godfrey Satterfield. He was a member of Pelham Church of God of Prophecy, owner and operator of CS Construction for the last 45 years, a US Army Veteran and loved tinkering around his barn and could repair anything.

Survivors include one son, Leonard Satterfield; tow granddaughters, Haley and Hannah Satterfield; one grandson, Chris Moore all of Greer; two sisters, Katherine S. Pierce, Shirley (Bill) Kelley of Greer; Roy Walden of Woodruff and many nieces and nephews. He was predeceased by a son, Danny Satterfield; daughter Sharon Moore, brother Choen Satterfield and sisters, Euline Henson and Gussie Walden.

Graveside Services will be held 11:00 AM Tuesday September 1, 2020 in Graceland East Memorial Park Cemetery. Memorials may be made to WREN Hospice - 955 W. Wade Hampton Blvd. Greer, SC 29650 or to the charity of ones choice. www.forest hillsfuneralhome.net

Forest Hills Funeral Home, Woodruff, SC

To plant trees in memory, please visit

71°F Sunny | Search | 11:41 AM 10/13/2025

File ID: 250304-1301182
Filing Date: 03/03/2025

STATE OF SOUTH CAROLINA
SECRETARY OF STATE

ARTICLES OF DISSOLUTION

Pursuant to Section 33-14-103 of the 1976 S.C. Code of Laws, as amended, the undersigned corporation adopts the following articles of dissolution for the purpose of dissolving the corporation.

1. The name of the corporation is (must match name on record with Secretary of State's Office):

   CLASSIC COUNTRY HOMES, INC.

2. Date of incorporation (must match date on record with Secretary of State's Office): 7/12/99

3. Agent's Name and Address:

   DAVID MORRIS
   (Name)

   5 CRAFTMAN CT
   (Street Address)

   GREER, SC 29650
   (City, State, Zip Code)

4. The names and addresses of the corporation's directors:
   (Note: If the corporation has no directors, enter the names and addresses of those persons who are exercising the statutory authority of directors on behalf of the corporation)

   CHARLES LEONARD SATTERFIELD
   (Name)

   390 DANNY LYNN DRIVE
   (Street Address)

   GREER, SC 29651
   (City, State, Zip Code)

   (Name)

   (Street Address)

   (City, State, Zip Code)

CLASSIC COUNTRY HOMES, INC.

Name of Corporation

(Name)

(Street Address)

(City, State, Zip Code)

(Name)

(Street Address)

(City, State, Zip Code)

(Name)

(Street Address)

(City, State, Zip Code)

5. The names and addresses of the officers of the corporation:

CHARLES LEONARD SATTERFIELD
(Name)

PRESIDENT
(Position)

390 DANNY LYNN DRIVE
(Street Address)

GREER, SC 29651
(City, State, Zip Code)

(Name)

(Position)

(Street Address)

(City, State, Zip Code)

CLASSIC COUNTRY HOMES, INC.

Name of Corporation

(Name)

(Position)

(Street Address)

(City, State, Zip Code)

(Name)

(Position)

(Street Address)

(City, State, Zip Code)

*6. The date of dissolution of the corporation was authorized: 11/8/24

*7. Unless a delayed effective date is specified, this dissolution shall be effective upon acceptance and filing of this document by the Secretary of State: _____.

8. Selection of 8a OR 8b should be made here, NOT BOTH:

☐ *8(a) The dissolution was approved by the incorporators or initial directors:

1. The date of incorporation (must match date on record with Secretary of State's Office): _____
2. Check (a) OR (b), whichever is applicable:
   - ☐ (a) No shares have been issued by the corporation;
   - ☐ (b) The corporation has not commenced business.
3. The corporation has no outstanding debts. (By signing this document, you are confirming this statement is true.)
4. After winding up, the net assets of the corporation have been distributed to the shareholders, only if shares were issued. (By signing this document, you are confirming this statement is true.)
5. A majority of the incorporators or initial directors authorized the dissolution. (By signing this document, you are confirming this statement is true.)

CLASSIC COUNTRY HOMES, INC.

Name of Corporation

[x] *8(b) The dissolution was approved by the corporation's shareholders as follows:

Voting Group: COMMON

Number of Outstanding Shares: 1,000

Number of Votes Entitled to be Cast: 1,000

Number of Votes Represented at Meeting: 1,000

Number of Undisputed Shares For: 1,000 Against: 0

(Note: The following information applies to sections of this document):

*6. See Sections 33-14-101 and 102 of the 1976 S.C. Code of Laws, as amended.

*7. See Section 33-1-230(b) of the 1976 S.C. Code of Laws, as amended.

*8a. Pursuant to Section 33-14-101 of the 1976 S.C. Code of Laws, as amended.

*8b. See Section 33-14-102 of the 1976 S.C. Code of Laws, as amended. Pursuant to Section 33-14-103(a) (5) and (6) of the 1976 S.C. Code of Laws, as amended, the corporation can state the total number of undisputed shares cast for dissolution by each voting group together with a statement that the number of votes cast for dissolution was sufficient for approval for the dissolution.

This form must be executed by an officer or director of the corporation.

(Date)

Name of Corporation:

CLASSIC COUNTRY HOMES, INC.

Charles Leonard Satterfield

(Signature)

CHARLES LEONARD SATTERFIELD

(Print Name)

PRESIDENT

(Position of Officer)

Andrew Karas
32 Crescent Street
Lyman, SC 29365

October 13 , 2025
Town of Lyman
Mayor and Council
81 Groce Rd.
Lyman, SC 29365

Good Evening,

My name is Andy Karas, and I live at 32 Crescent Street in Lyman, SC 29365.

Tonight, I wanted to address council regarding a discussion at last month's council meeting regarding the comments made by councilman, Jack Bellaire. Mr. Bellaire talked about a discussion he had with Scott Miller, Director of Lyman's Public Works Department, and Noelle Blackwell, Town Administrator, about the town possibly purchasing a street sweeper. The idea was met with acceptance by Mayor Greer, and it was stated this would be looked into.

On tonight's agenda under "Old Business 11A" appears discussion and possible action regarding the purchase of a Street Sweeper. This agenda item should not be listed as "Old Business" but as "New Business" on tonight's agenda. This item appeared on last month's agenda as "Town Updates/Any Concerns" where each council member brought up ideas or concerns, they had. It has never been an actual agenda item where Council could have any open discussions or the ability to request more bids or studies to determine if this was indeed something that would benefit the town.

In tonight's council package there is only one bid for a street sweeper. The cost is roughly $247,517.00. You would think with the purchase of equipment which was so expensive there would be additional bids for the equipment. You might even think there would be bids from companies who do street sweeping to show the cost of an outside company doing street cleaning a few times a year vs the town purchasing and maintaining the expensive street sweeper. Yet Council is being asked to make a decision based off of one bid and no other information.

Ironically, Councilwoman, Rebecca Martin brought up this same issue before council at a previous town council meeting. She was told the town of Lyman did not own any of the streets, they were not responsible for the upkeep of any of the streets and did not want to accept liability for any of the streets.

Those of us that come to council meetings regularly know how this will play out tonight. But a bigger question we should all be asking was the purchase of this equipment ever put into the 2025/2026 budget as well as where are the funds coming from for this budgeted or non-budgeted purchase?

Besides spending funds like this with no regard for other pressing issues in our town such as crumbling roads, infrastructure and zoning there is also a divide on the Council. This divide is obvious if you are watching Council meetings in person or listening to them on tape. You can see or hear how any comments or ideas will be received depending upon which council member presents them. The street sweeper is only one example to show this happens all the time.

My hope is that this is the last time I have to address this board as it sits tonight. The voters have the ability to make their voices heard on November 4th. We, the citizens of Lyman, deserve better leadership than we have received in the past four years.

I ask my letter be added as part of the minutes to tonight's council meeting.

Regards,

Andy Karas
32 Cresent St.
Lyman, SC 29365

TOWN OF LYMAN, SOUTH CAROLINA

RESOLUTION NO. 11102025 7

A RESOLUTION HONORING MAYOR GLENN GREER, II FOR HIS DEDICATED SERVICE TO THE TOWN OF LYMAN AND ITS CITIZENS

WHEREAS, Mayor Glenn Greer II has faithfully and honorably served the Town of Lyman for a total of nine years, including four years as Mayor and five years as a member of Town Council; and

WHEREAS, during his tenure, Mayor Greer provided visionary and steady leadership that guided the Town through a period of exceptional progress, growth, and resilience; and

WHEREAS, under his leadership, the Town of Lyman was recognized as the 4th safest city in the State of South Carolina, achieved a Class 1 ISO rating, and maintained the second lowest municipal tax rate in Spartanburg County while keeping one of the lowest debt ratios in the entire State; and

WHEREAS, during his administration, the Town experienced unprecedented economic growth, welcoming more than $750,000,000 in new business capital investment, including the location of the Walmart Distribution Center within Town limits – bringing significant economic opportunity, jobs, and revenue to the community; and

WHEREAS, Mayor Greer played a direct and instrumental role in the Town's successful acquisition of the former Lyman Mill property, leading negotiations to secure the long-neglected site for redevelopment into a vibrant centerpiece of the community, preserving Lyman's history while advancing its future; and

WHEREAS, Mayor Greer has been a tireless advocate for the employees and residents of the Town of Lyman, consistently championing fair treatment, professional development, and recognition of Town staff; and

WHEREAS, under his guidance, the Town maintained a record of independent financial audits with zero findings, demonstrating responsible governance, transparency, and fiscal integrity; and

WHEREAS, during times of challenge and adversity, including the aftermath of Hurricane Helene, Mayor Greer worked closely with Town staff to ensure effective recovery operations and successful FEMA reimbursement for the Town's cleanup and repair efforts; and

WHEREAS, through his integrity, commitment, and steady leadership, Mayor Greer II has earned the respect, trust, and gratitude of Town employees, fellow Council Members, and the citizens of Lyman.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Town of Lyman, South Carolina, in Council duly assembled, that Glenn Greer II is hereby honored and commended for his distinguished service and dedicated leadership to the Town of Lyman and its citizens, and that this Resolution shall be entered into the permanent records of the Town as a lasting expression of appreciation and gratitude.

ADOPTED this 10th day of November, 2025, by the Council of the Town of Lyman, South Carolina.

ATTEST:

_____

Phillip C. McIntyre, Mayor Pro Tempore (SEAL)

81 Groce Road
Lyman, SC 29365

(864) 439-3453
(864) 439-9050 FAX

REQUEST TO APPEAR BEFORE LYMAN TOWN COUNCIL

NAME: Andrew Karas

ADDRESS: 32 Crescent St
Lyman, SC 29365

TELEPHONE NUMBER: 818-623-0789

DESCRIBE IN DETAIL REASON FOR APPEARANCE:
Clarification on Agenda Item #11-A
Old Business From Lyman Town Council
Regular Meeting, Monday October 13, 2025.
Lyman Town Hall, 81 Groce Rd, Lyman SC 29365

SIGNATURE: [signature] DATE: November 5, 2025

Town of Lyman

Financial Reports

October 2025

Town of Lyman
Financial Commentary
October 2025

As of October 31, 2025, 33.33% of the budget year has passed with 66.67% of the budget year remaining.

The budget reflected in the attached reports is the FY 25-26 budget approved by Council on June 9, 2025.

General Fund revenues are 14.06% of the budget. This is typical for this time of the year as most of the General Fund revenue is received in the last 6 months of the fiscal year. General Fund expenditures are 27.58% of the budget.

Hospitality Fund revenues are 26.22% of the budget. Last month's report showed Hospitality Fund revenue at 23.29% of budget. This looks as if the Hospitality Fund received very little revenue this month. It in fact received revenue of $44,200 during the month. The issue is that a year-end accrual was made this month to push back FY 24/25 revenue that was received in FY 25/26. This was for June hospitality tax received in July and August. Expenditures are 48.52% of the budget. This is due to making the annual budgeted transfer of $65,000 from the Hospitality Fund to the General Fund in July and paying a large deposit for the installation of the Christmas lights.

Wastewater Fund revenues are 43.11% of budget and expenditures are 27.72% of budget. Revenues are ahead of budget primarily due to Tap Fees revenue already exceeding budget for the year.

Town of Lyman					
Budget v. Actual					Page 1
October 31, 2025					
		YTD		**% of**	**%**
Revenue Summary=GF	**Budget**	**Actuals**	**Balance**	**Budget**	**Available**
Property Tax	$ 2,398,200	$ 88,507	$ (2,309,693)	3.69%	-96.31%
Business License & Fees	$ 1,560,000	$ 191,946	$ (1,368,054)	12.30%	-87.70%
South Carolina Funds	$ 373,200	$ 85,309	$ (287,891)	22.86%	-77.14%
Court Fines & Forfeiture	$ 184,925	$ 75,256	$ (109,669)	40.70%	-59.30%
Rents & Service Fees	$ 331,000	$ 68,489	$ (262,511)	20.69%	-79.31%
Interest & Other Income	$ 545,000	$ 192,785	$ (352,215)	35.37%	-64.63%
Other	$ 65,000	$ 65,000	$ -	100.00%	0.00%
Totals:	**$ 5,457,325**	**$ 767,292.55**	**$ (4,690,032)**	**14.06%**	**-85.94%**
Hospitality	$ 388,800	$ 101,932	$ (286,868)	26.22%	-73.78%
Victims Advocate	$ 54,690	$ 10,265	$ (44,425)	18.77%	-81.23%
Grant Funds	$ -	$ -	$ -	N/A	N/A
Waste Water	$ 4,055,500	$ 1,748,196	$ (2,307,304)	43.11%	-56.89%
Capital	$ 1,000,000	$ -	$ (1,000,000)	0.00%	-100.00%
PD Fortfeiture	$ -	$ 4,311	$ 4,311	N/A	N/A

Town of Lyman									
Budget v. Actual									Page 2
October 31, 2025									
			YTD				%		%
Expense Summary=GF	Budget		Actuals		Balance		Spent		Available
General Administration	$ 1,969,406		$ 332,105		$ 1,637,301		16.86%		83.14%
Police	$ 2,097,926		$ 793,596		$ 1,304,330		37.83%		62.17%
Court	$ 122,525		$ 27,060		$ 95,465		22.09%		77.91%
Streets	$ 1,048,630		$ 294,139		$ 754,491		28.05%		71.95%
Events	$ 49,282		$ 11,582		$ 37,700		23.50%		76.50%
Totals:	**$ 5,287,770**		**$ 1,458,483**		**$ 3,829,287**		**27.58%**		**72.42%**
Expense Summary=Hospitality									
Hospitality	$ 230,411		$ 111,795		$ 118,616		48.52%		51.48%
Expense Summary=Victims									
Victims	$ 54,690		$ 16,708		$ 37,982		30.55%		69.45%
Expense Summary=Grant									
Grant Funds	$ -		$ -		$ -		N/A		N/A
Expense Summary=WW									
Waste Water	$ 3,545,973		$ 983,024		$ 2,562,948		27.72%		72.28%
Expense Summary=Capital									
Capital	$ -		$ -		$ -		N/A		N/A
Expense Summary=PD Fortfeiture									
PD Fortfeiture	$ -		$ -		$ -		N/A		N/A

Town of Lyman					
Budget v. Actual					Page 3
October 31, 2025					
		YTD		%	%
General Administration	Budget	Actuals	Balance	Spent	Available
Salaries & Wages	$ 357,828	$ 119,735	$ 238,092	33.46%	66.54%
Employee Benefits	$ 169,298	$ 43,171	$ 126,128	25.50%	74.50%
Vehicles	$ 650	$ 947	$ (297)	145.76%	-45.76%
Facilities	$ 75,058	$ 25,900	$ 49,158	34.51%	65.49%
Equipment & Supplies	$ 17,900	$ 5,056	$ 12,844	28.25%	71.75%
Outside Vendors	$ 220,672	$ 77,775	$ 142,897	35.24%	64.76%
Meeting/Memberships	$ 5,500	$ 3,830	$ 1,670	69.64%	30.36%
Community Activity	$ 22,500	$ 64	$ 22,436	0.28%	99.72%
Capital Expenditures	$ 1,100,000	$ 55,627	$ 1,044,373	5.06%	94.94%
Totals:	**$ 1,969,406**	**$ 332,105**	**$ 1,637,301**	**16.86%**	**83.14%**

Town of Lyman					
Budget v. Actual					Page 4
October 31, 2025					
		YTD		%	%
Police	Budget	Actual	Balance	Spent	Available
Salaries & Wages	$ 1,019,930	$ 211,803	$ 808,126	20.77%	79.23%
Employee Benefits	$ 547,809	$ 107,118	$ 440,690	19.55%	80.45%
Vehicles	$ 112,000	$ 21,632	$ 90,368	19.31%	80.69%
Facilities	$ 33,948	$ 38,639	$ (4,691)	113.82%	-13.82%
Equipment & Supplies	$ 130,000	$ 6,452	$ 123,548	4.96%	95.04%
Outside Vendors	$ 65,040	$ 18,009	$ 47,032	27.69%	72.31%
Meeting/Memberships	$ 9,700	$ 3,536	$ 6,164	36.45%	63.55%
Community Activity	$ 4,500	$ 1,046	$ 3,454	23.25%	76.75%
Capital Expenditures	$ 175,000	$ 185,359	$ (10,359)	105.92%	-5.92%
Totals:	**$ 2,097,926**	**$ 593,594**	**$ 1,504,332**	**28.29%**	**71.71%**

Town of Lyman										
Budget v. Actual										Page 5
October 31, 2025										
			YTD					%		%
Court		Budget		Actuals		Balance		Spent		Available
Salaries & Wages	$	39,304	$	9,940	$	29,364		25.29%		74.71%
Employee Benefits	$	28,869	$	6,217	$	22,652		21.54%		78.46%
Facilities	$	500	$	115	$	385		22.94%		77.06%
Equipment & Supplies	$	500	$	-	$	500		0.00%		100.00%
Outside Vendors	$	51,127	$	10,721	$	40,406		20.97%		79.03%
Meeting/Memberships	$	2,225	$	68	$	2,157		3.04%		96.96%
Community Activity	$	-	$	-	$	-		N/A		N/A
Totals:	**$**	**122,525**	**$**	**27,060**	**$**	**95,465**		22.09%		77.91%

Town of Lyman										
Budget v. Actual										Page 6
October 31, 2025										
			YTD				%			%
Streets	Budget		Actuals		Balance		Spent			Available
Salaries & Wages	$ 181,911		$ 58,069		$ 123,842		31.92%			68.08%
Employee Benefits	$ 73,972		$ 22,454		$ 51,518		30.35%			69.65%
Vehicles	$ 37,000		$ 13,009		$ 23,991		35.16%			64.84%
Facilities	$ 134,248		$ 29,460		$ 104,788		21.94%			78.06%
Equipment & Supplies	$ -		$ 575		$ (575)		N/A			N/A
Outside Vendors	$ 460,000		$ 159,189		$ 300,811		34.61%			65.39%
Community Activity	$ 161,500		$ 11,385		$ 150,115		7.05%			92.95%
Capital Expenditures	$ -		$ -		$ -		N/A			N/A
Totals:	**$ 1,048,630**		**$ 294,139**		**$ 754,491**		**28.05%**			**71.95%**

Town of Lyman										
Budget v. Actual										Page 7
October 31, 2025										
			YTD					%		%
Events		Budget		Actuals		Balance		Spent		Available
Salaries & Wages	$	10,920	$	4,590	$	6,330		42.03%		57.97%
Employee Benefits	$	2,862	$	976	$	1,887		34.08%		65.92%
Facilities	$	22,900	$	5,472	$	17,428		23.90%		76.10%
Equipment & Supplies	$	11,300	$	150	$	11,150		1.33%		98.67%
Outside Vendors	$	1,300	$	394	$	906		30.33%		69.67%
Capital Expenditures	$	-	$	-	$	-		N/A		N/A
Totals:	**$**	**49,282**	**$**	**11,582**	**$**	**37,700**		**23.50%**		**76.50%**

Town of Lyman					
Budget v. Actual					Page 8
October 31, 2025					
		YTD		%	%
Hospitality	Budget	Actuals	Balance	Spent	Available
Salaries & Wages	$ 10,626	$ 2,244	$ 8,382	21.12%	78.88%
Employee Benefits	$ 2,785	$ 172	$ 2,613	6.17%	93.83%
Facilities	$ 26,500	$ 8,438	$ 18,062	31.84%	68.16%
Equipment and Supplies	$ 500	$ 551	$ (51)	110.27%	-10.27%
Tourism / Events	$ 75,000	$ 35,389	$ 39,611	47.19%	52.81%
Community Activity	$ -	$ -	$ -	N/A	N/A
Capital Expenditures	$ 115,000	$ 65,000	$ 50,000	56.52%	43.48%
Electricity-Amphitheater	$ -		$ -	N/A	N/A
Totals:	**$ 230,411**	**$ 111,795**	**$ 118,616**	**48.52%**	**51.48%**

Town of Lyman									
Budget v. Actual									Page 9
October 31, 2025									
			YTD				**%**		**%**
Victims	**Budget**		**Actuals**		**Balance**		**Spent**		**Available**
Salary & Wages	$ 28,621		$ 9,247		$ 19,374		32.31%		67.69%
Employee Benefits	$ 26,069		$ 7,461		$ 18,608		28.62%		71.38%
Totals:	**$ 54,690**		**$ 16,708**		**$ 37,982**		**30.55%**		**69.45%**

Town of Lyman									
Budget v. Actual									Page 10
October 31, 2025									
			YTD				%		%
Waste Water=Expenses	Budget		Actuals		Balance		Spent		Available
Salaries & Wages	$ 856,634		$ 275,085		$ 581,549		32.11%		67.89%
Employee Benefits	$ 403,711		$ 107,646		$ 296,065		26.66%		73.34%
Vehicles	$ 55,000		$ 9,746		$ 45,254		17.72%		82.28%
Facilities	$ 1,393,111		$ 370,674		$ 1,022,437		26.61%		73.39%
Equipment & Supplies	$ 99,500		$ 42,104		$ 57,397		42.32%		57.68%
Outside Vendors	$ 729,766		$ 176,778		$ 552,988		24.22%		75.78%
Meeting/Memberships	$ 8,000		$ 970		$ 7,030		12.13%		87.88%
Community Activity	$ 250		$ 22		$ 228		8.64%		91.36%
Capital Expenditures	$ -		$ -		$ -		N/A		N/A
Totals:	**$ 3,545,973**		**$ 983,024**		**$ 2,562,948**		**27.72%**		**72.28%**

Town of Lyman									
Budget v. Actual									Page 11
October 31, 2025									
			YTD				%		%
PD Fortfeiture	Budget		Actuals		Balance		Spent		Available
Equipment & Supplies	$ -		$ -		$ -		N/A		N/A
Totals:	$ -		$ -		$ -		N/A		N/A

Town of Lyman									
Budget v. Actual									Page 12
October 31, 2025									
			YTD				%		%
Grant Expenditures	**Budget**		**Actuals**		**Balance**		**Spent**		**Available**
Grant Expenditures	$ -		$ -		$ -		N/A		N/A
Totals:	**$ -**		**$ -**		**$ -**		N/A		N/A

Town of Lyman									
Budget v. Actual									Page 13
October 31, 2025									
			YTD				%		%
Capital Expenditures	Budget		Actuals		Balance		Spent		Available
Capital Expenditures	$ -		$ -		$ -		N/A		N/A
Totals:	$ -		$ -		$ -		N/A		N/A

LYMAN POLICE DEPARTMENT
LYMAN MUNICIPAL COMPLEX
81 GROCE ROAD
LYMAN, SC 29365

Jay Hayes
Chief of Police
Phone (864) 485-0234
Fax (864) 439-9050
jhayes@lymansc.gov

POLICE SUMMARY

October 2025

EVENTS

1. No incidents on Halloween.
2. National Night Out was well attended.
3. Audit on evidence room was completed.

PLANNING

1. Christmas Parade

LYMAN POLICE DEPARTMENT
LYMAN MUNICIPAL COMPLEX
81 GROCE ROAD
LYMAN, SC 29365

Jay Hayes
Chief of Police
Phone (864) 485-0234
Fax (864) 439-9050
jhayes@lymansc.gov

October 2025 Police Report

Incidents

See attached report "Offenses Reported".

Warnings Written: 43

Citations Written: 217

Arrests Made: 31

Traffic Accidents: Not Available

Lyman Police Department was involved in 552 Event Calls for October 2025.

Monthly Report for October 2025

OFFENSES REPORTED

nhouse Code		Current Monthly Total	Current Year To Date	Previous Monthly Total	Previous Year To Date
11A	RAPE - FORCIBLE	0	1	0	1
11D	FONDLING - FORCIBLE	1	1	0	2
13A	ASSAULT - AGGRAVATED	0	0	1	2
13B	ASSAULT - SIMPLE	3	14	1	14
13C	ASSAULT - INTIMIDATION	0	0	0	1
210	EXTORTION / BLACKMAIL	0	1	0	0
220	BURGLARY / BREAKING & ENTERING	0	5	1	2
23C	SHOPLIFTING	1	4	0	2
23D	THEFT FROM BUILDING	1	3	0	0
23F	THEFT FROM MOTOR VEHICLE	0	4	0	9
23G	THEFT OF MOTOR VEHICLE PARTS OR ACCESSORIES	0	1	0	0
23H	LARCENY - ALL OTHER	1	18	4	12
240	MOTOR VEHICLE THEFT	0	0	0	3
250	COUNTERFEITING / FORGERY	0	0	0	2
26A	FRAUD / CONFIDENCE GAME / BREACH OF TRUST	0	5	0	2
26E	WIRE FRAUD	0	2	0	1
26F	IDENTITY THEFT	1	2	0	2
280	STOLEN PROPERTY OFFENSES	0	0	0	3
290	VANDALISM OF PROPERTY	0	9	2	9
35A	DRUG / NARCOTIC VIOLATIONS	0	2	0	6
35B	DRUG EQUIPMENT VIOLATIONS	0	1	0	2
36B	RAPE - STATUTORY	0	0	0	1
36C	INDECENT EXPOSURE (SEXUAL NATURE)	0	2	0	2
370	PORNOGRAPHY / OBSCENE MATERIAL	0	1	0	2
520	WEAPON LAW VIOLATIONS	0	2	1	1
753	TELEPHONE CALLS - OBSCENE, HARASSING	0	3	0	0
756	USING MOTOR VEHICLE WITHOUT CONSENT	0	1	0	1
90C	DISORDERLY CONDUCT	0	10	0	8
90D	DRIVING UNDER THE INFLUENCE	3	20	1	8
90G	LIQUOR LAW VIOLATIONS	1	11	1	3
90H	PEEPING TOM	0	0	0	1
90I	RUNAWAY	0	3	0	6
90J	TRESPASS OF REAL PROPERTY	0	9	0	2
90N	RESISTING ARREST	0	3	0	1
90P	CONTRIBUTING TO DELINQUENCY OF A MINOR	0	1	0	0
90Z	ALL OTHER OFFENSES	0	9	2	5
979	MISSING PERSONS	0	4	0	3
980	SUICIDES	0	0	0	1
AB2	ASSAULT AND BATTERY 2ND DEGREE	0	0	0	2
ABW	ASSAULT AND BATTERY WITH DEADLY WEAPON	0	1	1	1
BU1	BURGLARY 1ST	0	0	0	1
BU2	BURGLARY 2ND	0	4	0	2
CDV	DOMESTIC VIOLENCE	0	2	0	3
DMA	PWID MARIJUANA	0	1	0	2
DME	PWID METHAMPHETAMINE	0	3	0	1
DRI	INFO ONLY - DOMESTIC RELATED	0	25	2	10
DU2	DRIVING UNDER THE INFLUENCE 2ND	0	1	0	0
DV1	DOMESTIC VIOLENCE 1ST DEGREE	0	0	0	1
DV2	DOMESTIC VIOLENCE 2ND DEGREE	0	2	2	3
DV3	DOMESTIC VIOLENCE 3RD DEGREE	0	3	0	2
FSB	FAILING TO STOP FOR BLUE LIGHTS	1	15	0	4
FTC	FINANCIAL TRANSACTION CARD FRAUD	2	6	1	4

OFFENSES REPORTED

nhouse Code		Current Monthly Total	Current Year To Date	Previous Monthly Total	Previous Year To Date
GL	GRAND LARCENY	0	10	0	7
HAR	HARASSMENT	2	5	0	3
T	IDENTITY THEFT	0	1	0	0
MDP	MALICIOUS DAMAGE TO PERSONAL PROPERTY	1	10	1	8
N1	DUS 1ST	1	10	1	8
N10	RECKLESS DRIVING	1	8	0	2
N11	RECOVERY OF STOLEN AUTO	0	1	0	1
N12	GIVING FALSE INFORMATION	0	1	0	4
N14	LITTERING	0	1	0	0
N15	OPERATING UNINSURED VEHICLE	0	9	2	6
N16	NO SC DRIVER'S LICENSE	2	8	0	5
N17	MINOR TRAFFIC OFFENSES	2	9	3	14
N18	RECOVERED STOLEN PROPERTY	0	1	0	3
N2	DUS 2ND	0	6	0	1
N3	DUS 3RD OR MORE	0	7	1	3
N4	LEAVING THE SCENE (PROPERTY DAMAGE)	0	5	0	3
N6	DEATH INVESTIGATION	0	6	0	4
N7	BENCH WARRANT SERVED	1	1	0	4
N8	INFORMATION ONLY	2	59	5	61
NRP	INCIDENT NOT REPORTED	0	11	3	20
OB	OPEN BEER IN VEHICLE	1	4	0	2
OPF	OBTAINING PROPERTY BY FALSE PRETENSE	0	1	0	5
PAF	POINTING / PRESENTING A FIREARM	0	2	0	0
PDP	POSSESSION OF DRUG PARAPHERNALIA	0	13	1	9
PL	PETIT LARCENY	1	22	1	10
PM	POSSESSION OF METHAMPHETAMINE	0	3	0	1
PSP	POSSESION OF STOLEN PROPERTY	0	2	0	1
SPM	SIMPLE POSSESSION OF MARIJUANA	2	19	3	29
ST	STUDENT THREATS	0	0	0	1
UPF	UNLAWFUL POSSESSION OF FIREARM	0	3	0	2
	TOTALS	31	453	41	373

Tyger River Fire Department

Lyman SC

October 2025

153 Calls for Service

56 Calls in Town Limits

10/22 Strucure Fire Wilkie Dr. Wellford

10/26 Strucure Fire (HVAC) Penfold Pt

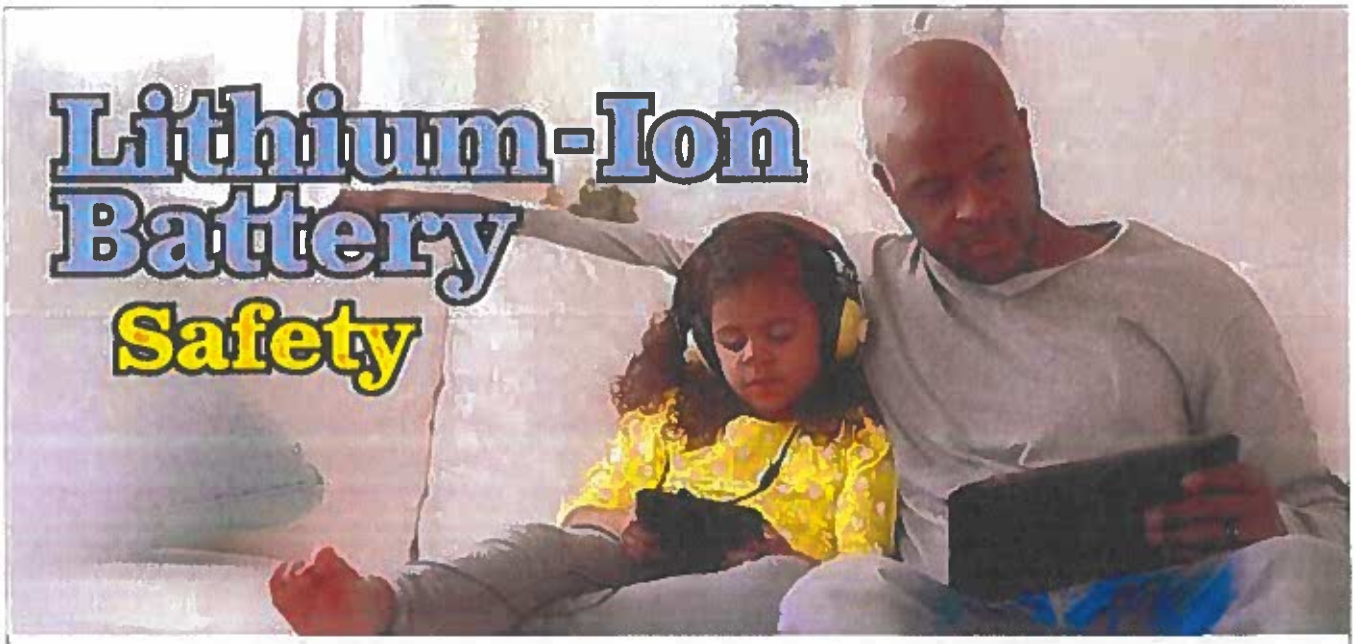
10/31 Structure Fire Princess Dr. Greer

10/31 Structure Fire (Electrical) Locust St.

- **Tyger River Station Engine 151 participated in the annual mass causality drill at GSP Airport.**
- **October was Fire Prevention Month with an emphasis on safe charging practices for Lithium –Ion Batteries. "Charge into Fire Safety"**
- **Lyman Station Supported Halloween in the village.**

Shawn Harter
Deputy Chief

Lithium-Ion Battery Safety



Lithium-ion batteries supply power to many kinds of devices including smart phones, laptops, e-scooters and e-bikes, e-cigarettes, smoke alarms, toys, and even cars. If not used correctly, or if damaged, these batteries can catch on fire or explode.

The Problem

- These batteries store a large amount of energy in a small amount of space.
- Sometimes batteries are not used the right way; batteries not designed for a specific use can be dangerous.
- Like any product, a small number of these batteries are defective. They can overheat, catch fire, or explode.

Safety Tips

- Purchase and use devices that are listed by a nationally recognized testing laboratory.
- Always follow the manufacturer's instructions.
- Only use the battery that is designed for the device.
- Only use the charging cord that came with the device.
- Do not charge a device under your pillow, on your bed, or on a couch.
- Do not keep charging the device or device battery after it is fully charged.
- Keep batteries at room temperature when possible. Do not charge them at temperatures below 32°F (0°C) or above 105°F (40°C).
- Store batteries away from anything that can catch fire.

Signs of a Problem

Stop using the battery if you notice these problems: odor, change in color, too much heat, change in shape, leaking, or odd noises. If it is safe to do so, move the device away from anything that can catch fire. Call **9-1-1**.

Recycle Batteries Responsibly

Don't throw lithium-ion batteries in the trash or regular recycling bins because they could start a fire. Recycle your device or battery at a safe battery recycling location. Visit **call2recycle.org** to find a recycling spot near you.

Charging an E-bike

Charge your battery in a flat, dry area away from children, direct sunlight, liquids, tripping hazards, and in a location where the e-bike is not at risk of falling.

NATIONAL FIRE PROTECTION ASSOCIATION
The Leading Information and Knowledge Resource on Fire, Electrical, and Related Hazards

Your Logo

FDR-NFIRS-016: Detailed Incident Type Breakdown, by month

ACTUAL INCIDENT TYPE FOUND (NFIRS)	COUNT	PERCENT
100 - Fire, other	1	0.65%
111 - Building fire	3	1.96%
118 - Trash or rubbish fire, contained	3	1.96%
150 - Outside rubbish fire, other	1	0.65%
151 - Outside rubbish, trash or waste fire	1	0.65%
161 - Outside storage fire	1	0.65%
221 - Overpressure rupture of air or gas pipe/pipeline	1	0.65%
311 - Medical assist, assist EMS crew	31	20.26%
320 - Emergency medical service incident, other	5	3.27%
321 - EMS call, excluding vehicle accident with injury	4	2.61%
322 - Motor vehicle accident with injuries	5	3.27%
323 - Motor vehicle/pedestrian accident (MV Ped)	1	0.65%
324 - Motor vehicle accident with no injuries.	10	6.54%
412 - Gas leak (natural gas or LPG)	1	0.65%
440 - Electrical wiring/equipment problem, other	1	0.65%
444 - Power line down	1	0.65%
445 - Arcing, shorted electrical equipment	3	1.96%
480 - Attempted burning, illegal action, other	1	0.65%
531 - Smoke or odor removal	3	1.96%
541 - Animal problem	1	0.65%
542 - Animal rescue	1	0.65%
550 - Public service assistance, other	4	2.61%
552 - Police matter	2	1.31%
553 - Public service	14	9.15%
554 - Assist invalid	18	11.76%
561 - Unauthorized burning	1	0.65%
600 - Good intent call, other	1	0.65%
611 - Dispatched & canceled en route	12	7.84%

FDR-NFIRS-016: Detailed Incident Type Breakdown, by month

Tyger River FD SC
Address: 355 Locust St, Lyman, SC, 29365

ACTUAL INCIDENT TYPE FOUND (NFIRS)	COUNT	PERCENT
622 - No incident found on arrival at dispatch address	2	1.31%
631 - Authorized controlled burning	1	0.65%
651 - Smoke scare, odor of smoke	2	1.31%
661 - EMS call, party transported by non-fire agency	1	0.65%
700 - False alarm or false call, other	7	4.58%
711 - Municipal alarm system, malicious false alarm	1	0.65%
715 - Local alarm system, malicious false alarm	1	0.65%
735 - Alarm system sounded due to malfunction	2	1.31%
743 - Smoke detector activation, no fire - unintentional	1	0.65%
745 - Alarm system activation, no fire - unintentional	2	1.31%
900 - Special type of incident, other	2	1.31%
Total	**153**	**100.00%**

Description: Detailed Incident Type Breakdown

Criteria: **Actual Incident Type Found (NFIRS)** is not null AND **PSAP Call Date/Time** between 2025-10-01 00:00:00 and 2025-10-31 00:00:00

first due

Tyger River FD SC
Address: 355 Locust St, Lyman, SC, 29365

CRR Events Report

START DATE	EVENT TYPES	EVENT NAME	NOTES	DURATION (HOURS)	TOTAL CHILDREN	TOTAL ATTENDEES
2025-10-01 09:00:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	MTCC Pre School Fire Prevention		2.00	60	60
2025-10-02 16:00:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	KJS Fire Prevention Display		2.00		
2025-10-06 10:30:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Tyger River Elementary	FM53 assisted Duncan with a fire prevention program at Tyger River Elem. K4 and K5 classes	0.25	120	132
2025-10-06 10:30:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Tyger River Elementary	Duncan FD and FM53 talked to students about fire prevention.	1.50	120	130
2025-10-07 08:30:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Lyman His Little Ones Fire Prevention		1.50		
2025-10-09 12:45:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Lyman K4 Fire Prevention		0.75	40	40
2025-10-15 16:00:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Food Lion Fire Prevention Display		2.00		
2025-10-16 08:00:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Boiler Tube Extinguisher Training	FM53 went over fire safety tips for the employees at Boiler Tube and we then did a live fire extinguisher training where each employee too turns using the acronym PASS and extinguished a fire with a fire extinguisher.	4.00		92

CRR Events Report

Tyger River FD SC
Address: 355 Locust St, Lyman, SC, 29365

START DATE	EVENT TYPES	EVENT NAME	NOTES	DURATION (HOURS)	TOTAL CHILDREN	TOTAL ATTENDEES
2025-10-16 15:00:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-, .	Amamaco Fire Extinguisher Training	FM53 went over fire safety tips for the employess then we went outside and each employee practiced PASS and extinguished a fire with a fire extinguisher.	2.00		17
2025-10-22 12:00:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Apalache Baptist Fall Festival	Fire Prevention table was set up and we talked to kids and adults about fire prevention in their homes.	8.00	132	312
2025-10-22 16:00:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Burger King Fire Prevention Display		4.00		
2025-10-23 17:00:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Tyger River Elem Fall Festival	Tyger River FD and Duncan FD will be participating in Tyger River Elemantary's annual Fall Festival.	2.00		
2025-10-24 17:00:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Walmart Fire Prevention Display		3.00		
2025-10-26 08:00:00	COMMUNITY RISK REDUCTION - FIRE PREVENTION-	Life Song Fall Festival	Life Song Church has asked us again this year to set up a display for fire prevention at their annual fall festival. We set up a fire prevention table and talk to the attendees about the importance of having working smoke alarms in their homes and how they need to have a fire escape plan.	6.00	302	814

November 2025
WWO

The following is a summary of the events for the month of October.

Wastewater

- Plant was in compliance for the Month of October.
- October Monthly flow was 44.49 Million gallons treated.
- County water and sewer rates are attached
- State water and sewer rates are also attached
- DHS report for this new testing with graphs are attached.
- Wastewater new permit with several changes will start January 1st. The cost of this testing will make sample testing go up about 30 thousand a year. This is a court order that was signed by Council and SJWD in 2016.

Streets Department

- Picking up leaves, grass clippings, and debris.
- Checked on Community St. sink hole. This is a water line leak we think.
- Looking at CDL driver training to get more CDL drivers.
- CDL Application =$15.00
- Knowledge test=$2.00
- CDL Permit test=2.50
- CDL Class B class=$3000.00

Collections

- Still clearing the right of ways.
- Jackson Mill Pumpstation has been approved and placed into operation.
- Boiler Tube pump station plans are at SCDOT waiting on encroachment permit to be approved. Then it will be sent to DES for the construction permit to proceed.

Laboratory

- **No updates on lab**

Pretreatment

We are still waiting for the new industrial permits to be approved
Sewer use ordinance will have to be updated when the permits are approved.
Maddox Transformer will be going on pretreatment. They rebuild transformers for Duke Energy.
Project 888 is Abner Solar manufacturing Solar Panels.

Project list

- **Tractor Supply – opening next Month Hwy 29 Duncan**
- **Tidal Wave Car Wash- Hwy 29 Duncan- potential noise problem for Woods at Pine Ridge**
- **Seven Eleven – Pine Ridge and Hwy 29-Duncan-Started**
- **Seven Eleven -Tucapau Road and Hwy 29-Wellford-Started**
- **Possible Taco Bell**
- **Upward- Hwy 29 Wellford**
- **Lyman Vet Hwy 292 and 129-Lyman**
- **Panera Bread Hwy 290-Duncan- Started**
- **Lot 2 -Unknown**
- **Startex Mills Loft Apartments 95 Units old Mill Site- Just started**

Grocery Center Pine Ridge and Hwy 29

- **Publix**
- **McDonalds**
- **6 out parcels available**

101 Retail Center consist of 10 in total

- **1- Retail Center**
- **2 Outparcel Buildings**
- **7 Industrial Buildings**
- **Potential new building going in between Walmart and Ryobi.**
- **New subdivision going in behind Startex old Mill 56 single family homes-Started**
- **Sheridan Town Homes – Wellford 40 homes ready to build.**
- **More are coming.**

Wastewater Surveillance Report

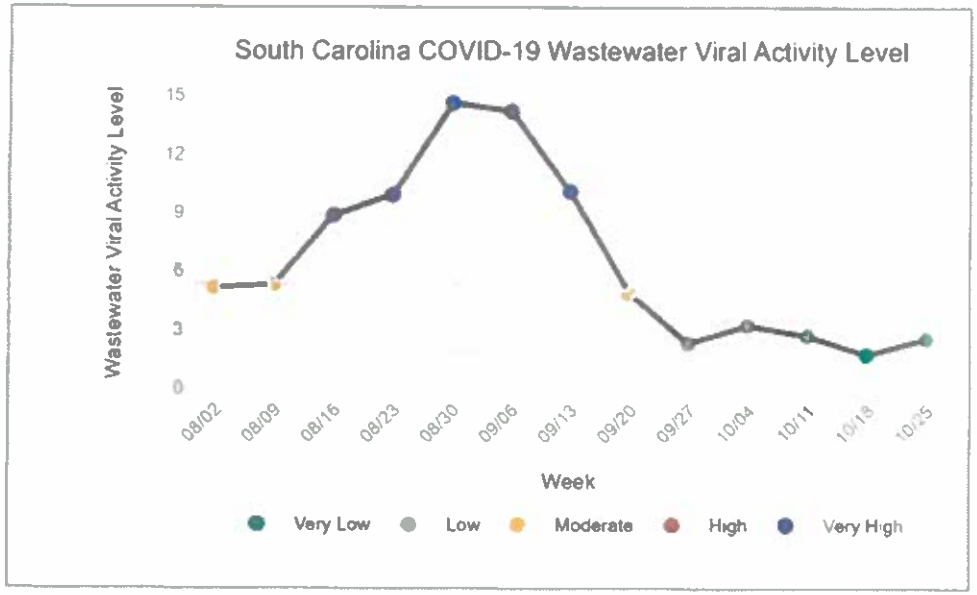
October 1, 2025, through October 31, 2025

Purpose: Provide high-level wastewater surveillance monitoring results for: Town of Lyman WWTP

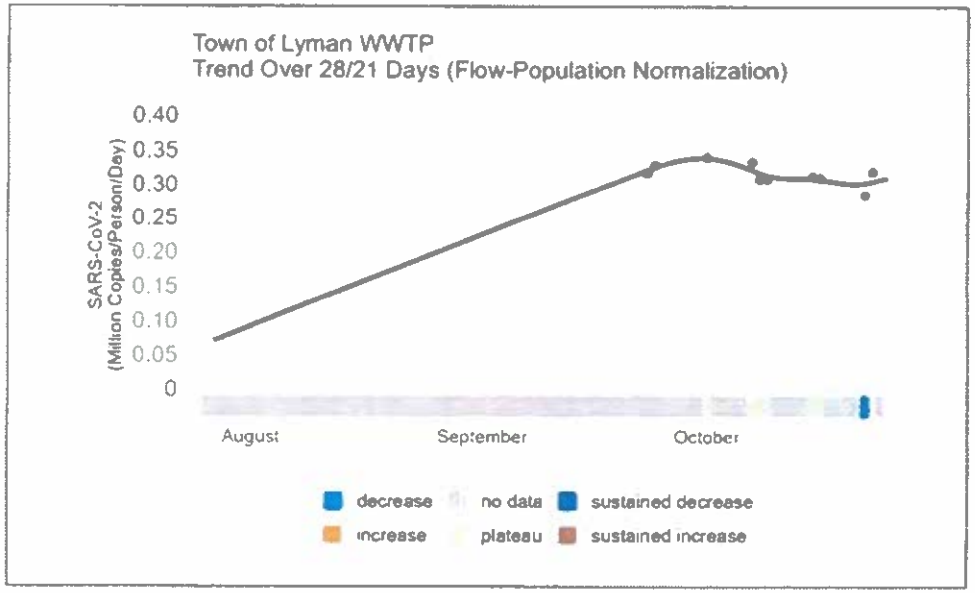
All data are provisional and subject to change

COVID-19

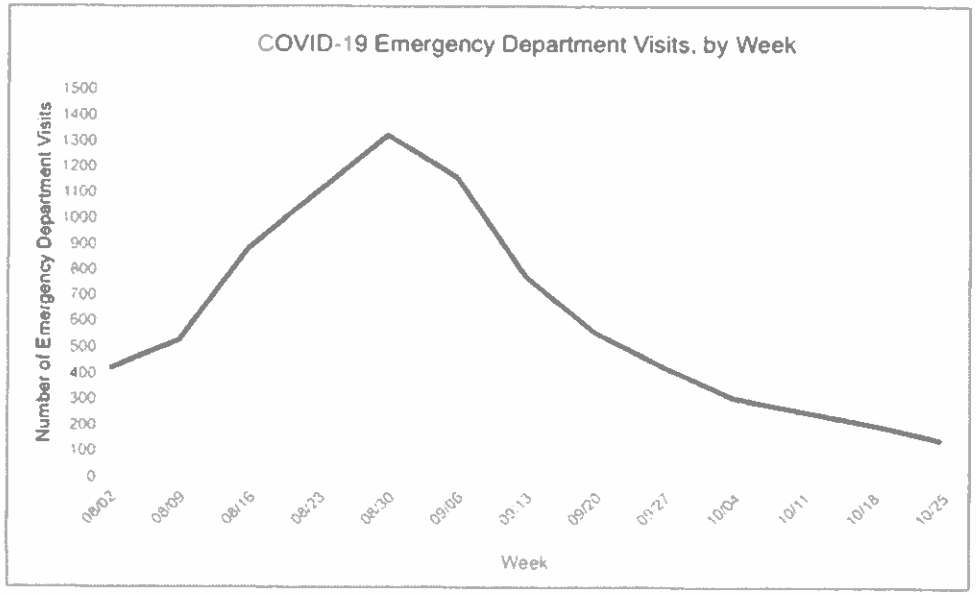
Graph 1



Graph 2



Graph 3



Wastewater Surveillance Report

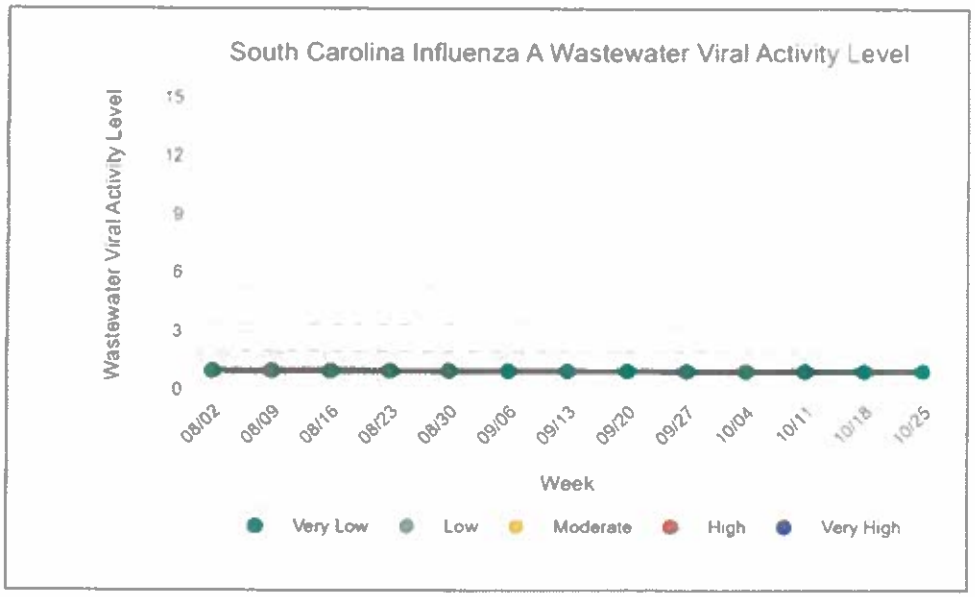
October 1, 2025, through October 31, 2025

Purpose: Provide high-level wastewater surveillance monitoring results for Town of Lyman WWTP

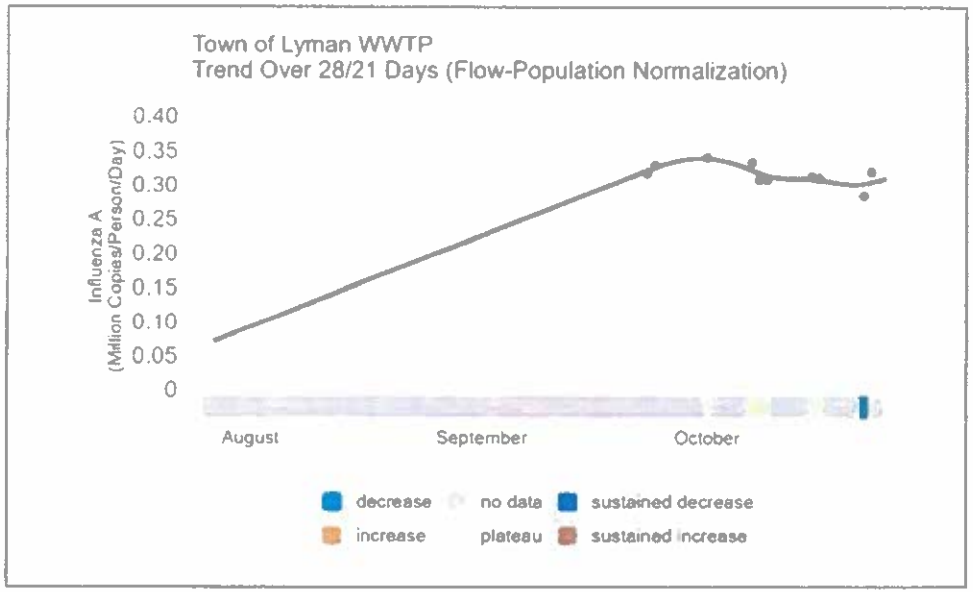
All data are provisional and subject to change.

Influenza (Flu) A

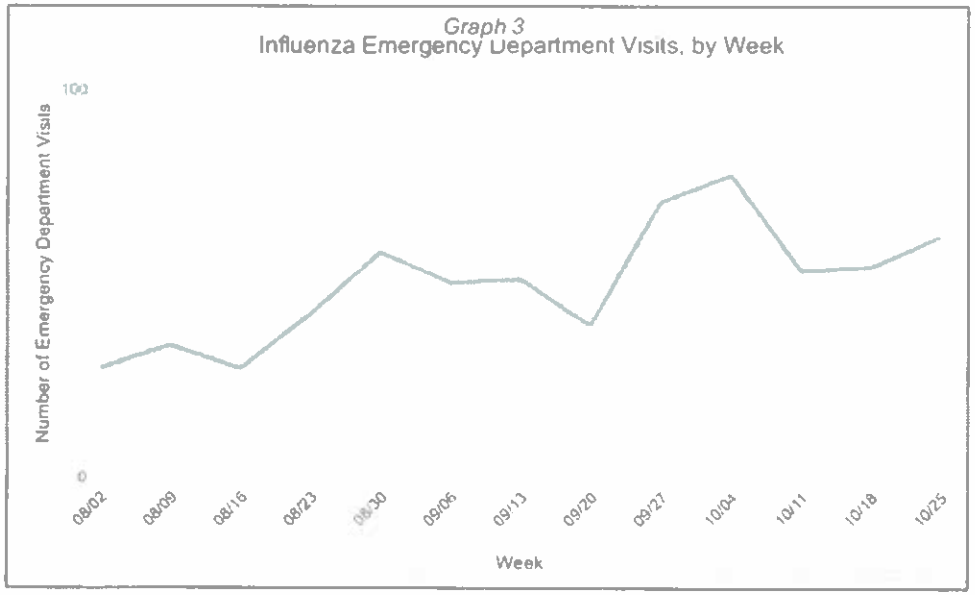
Graph 1



Graph 2



Graph 3



Wastewater Surveillance Report

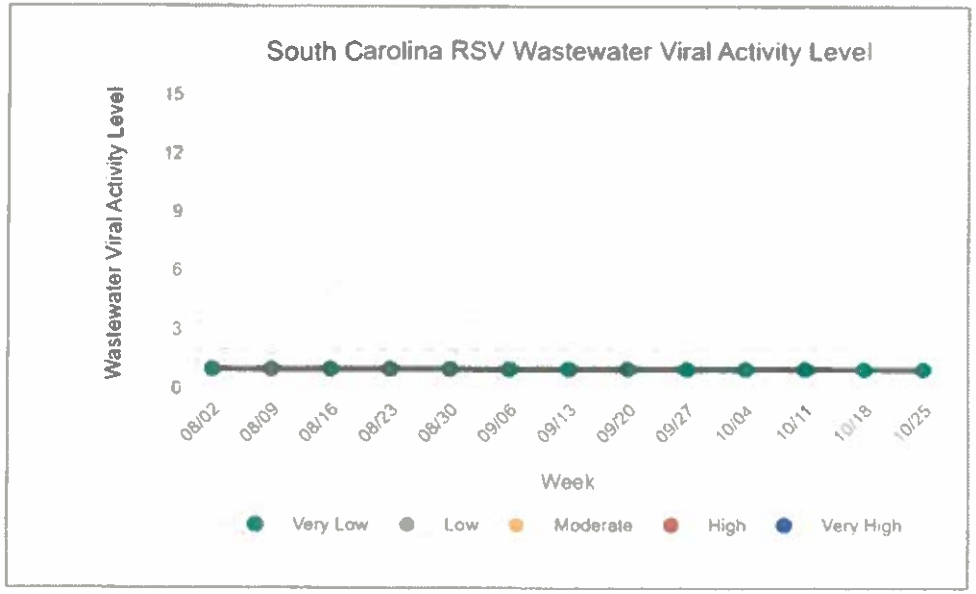
October 1, 2025, through October 31, 2025

Purpose: Provide high-level wastewater surveillance monitoring results for *Town of Lyman WWTP*

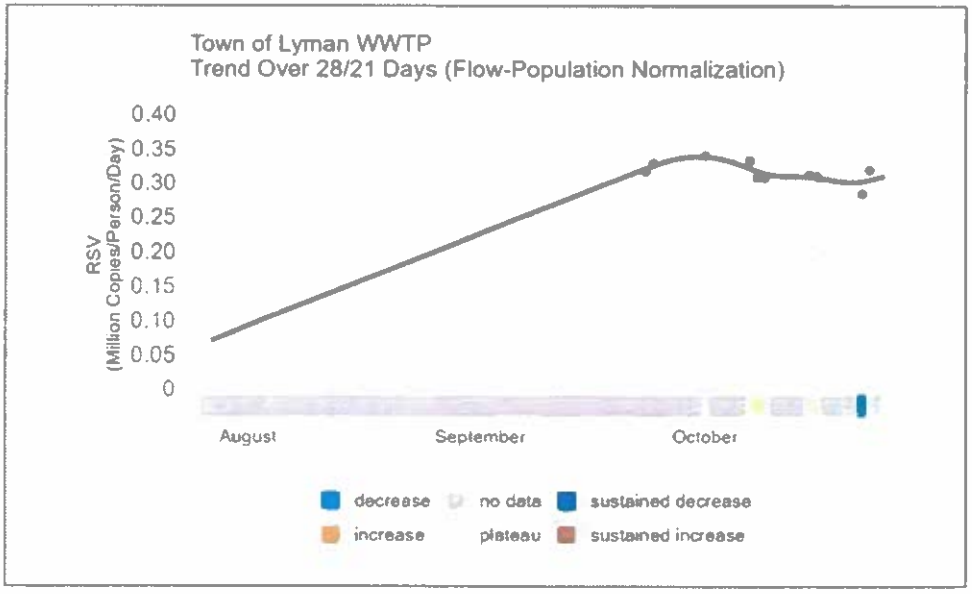
All data are provisional and subject to change.

Respiratory Syncytial Virus (RSV)

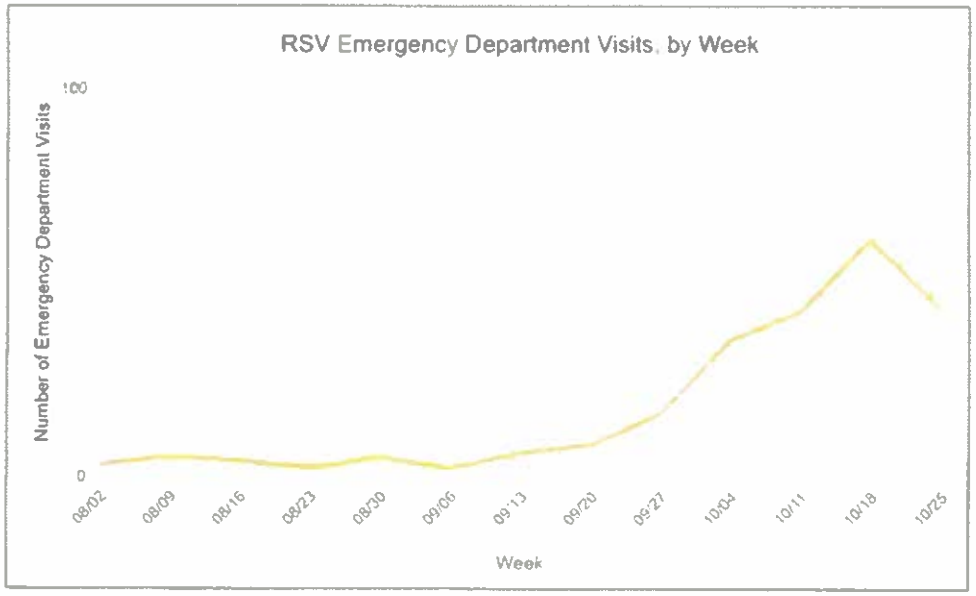
Graph 1



Graph 2



Graph 3



Wastewater Surveillance Report

October 1, 2025 through October 31, 2025

Purpose: Provide high-level wastewater surveillance monitoring results for Town of Lyman WWTP

All data are provisional and subject to change.

About the Data

Graph 1: This graph shows the Wastewater Viral Activity Level (WVAL) for COVID-19, Influenza A and RSV across South Carolina over a two- to three-month period. The WVAL indicates viral activity in wastewater relative to historical baseline levels, where higher values suggest increased virus presence in the community. The measure is calculated through a complex analysis of the raw data to determine how many standard deviations each sample is from what is historically typical. Values are categorized as Very Low, Low, Moderate, High or Very High with pathogen-specific thresholds:

COVID-19: Very Low (≤2), Low (2-3.4), Moderate (3.4-5.3), High (5.3-7.8), Very High (>7.8)
Influenza A: Very Low (≤2.7), Low (2.7-6.2), Moderate (6.2-11.2), High (11.2-17.6), Very High (>17.6)
RSV: Very Low (≤2.5), Low (2.5-5.2), Moderate (5.2-8), High (8-11), Very High (>11)

The dashed lines on each graph represent these pathogen-specific category thresholds. Each point represents the median WVAL across all participating wastewater treatment plants in South Carolina for that week. The median WVAL is used because it provides a more stable and representative measure of viral activity across treatment plants, being less influenced by extreme values that might occur at individual facilities.

Graph 2: This graph highlights the levels of the virus that causes COVID-19, Influenza A and RSV detected at the utility during the specified time period. Individual data points represent measured concentrations normalized for flow and population, while a smoothed trend line illustrates the overall trajectory of these same concentration values. The colored blocks along the bottom indicate trend classifications, with sustained trends (sustained increase/sustained decrease) calculated using 28-day periods and shorter-term trends (increase/decrease/plateau) calculated using 21-day periods for sites submitting once a week. Due to the differences in typical concentration levels between these viruses – with SARS-CoV-2 typically present at much higher levels than Influenza A and RSV – a dynamic scale is used for each pathogen. This scaling approach ensures that meaningful patterns can be observed for all three viruses, as using a single fixed scale would make it difficult to visualize the typically lower concentrations of Influenza A and RSV.

Graph 3: This graph displays emergency department visits for three respiratory viruses - COVID-19, Influenza, and RSV - across South Carolina. A dynamic scale is used for each pathogen.

The data presented in these graphs should be interpreted as one component of a comprehensive disease surveillance approach. Wastewater surveillance data, emergency department visits, and other indicators work together to provide public health officials with a more complete understanding of disease activity in communities. No single data source is used in isolation to assess disease burden or make public health decisions.

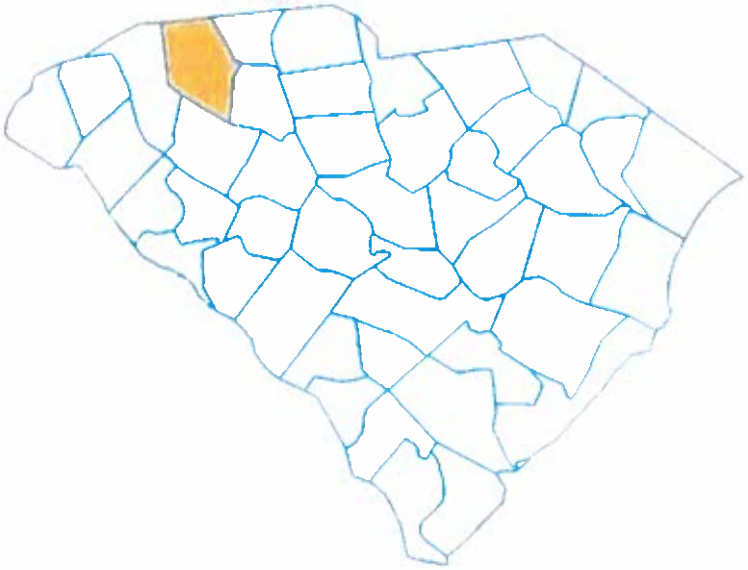
References/Resources

- National Wastewater Surveillance System (NWSS) - Wastewater COVID-19 State and Territory Trends
- NWSS COVID-19 Current Wastewater Viral Activity Levels Map
- NWSS Current Virus Levels in Wastewater by Site
- SCDPH Wastewater Surveillance
- Data Methods for Wastewater Viral Activity Level (WVAL)
- Coronavirus Disease 2019 (COVID-19) - CDC
- Influenza (Flu) - CDC
- Respiratory Syncytial Virus (RSV) - CDC
- Respiratory Virus Activity Levels

is not shown on the survey and would like to be included, please **contact us**.

Water and Sewer Rates

Select a county below to view rates.



Spartanburg	Water	Sewer
Campobello, Town of	$ 47.76	
Central Pacolet, Town of	$ 51.60	$ 43.08
Cowpens, Town of	$ 51.60	$ 43.08
Duncan, Town of	$ 21.18	$ 45.47
Inman, City of	$ 47.76	$ 40.05
Landrum, City of	$ 51.60	$ 43.08
Lyman, Town of	$ 21.18	$ 28.61
Pacolet, Town of	$ 51.60	$ 43.08

Spartanburg	Water	Sewer
Spartanburg, City of	$ 30.68	$ 43.08
Wellford, City of	$ 21.18	$ 50.15
Woodruff, City of	$ 57.81	$ 48.85
Inman-Campobello Water District	$ 47.76	
Liberty Chesnee Fingerville Water District	$ 52.50	
Spartanburg Sanitary Sewer System		$ 43.08
Startex-Jackson-Wellford-Duncan Water District	$ 21.18	
Woodruff Roebuck Water District	$ 57.81	

*This annual rate survey summary is based on the most recent rate surveys received from local providers, but may no longer be current. The monthly average rate is based on 5,000 gallons usage. Due to the possibility of errors in individual survey forms and data entry, the RIA does not guarantee the accuracy of this survey. Should any errors be found, please contact this office, as we do strive for maximum accuracy.

Water and Sewer Rates (https://ria.sc.gov/wp-content/uploads/2024/12/2024-Water-and-Sewer-Rates.pdf)

South Carolina
Rural Infrastructure Authority

(803) 737-0390 (tel:(803) 737-0390)

info@ria.sc.gov (mailto:info@ria.sc.gov)

1201 Main Street, Suite 1600, Columbia, SC 29201 (https://www.google.com/maps?saddr=My+Location&daddr=1201 Main Street, Suite 1600, Columbia, SC 29201)

**Creating water solutions.
Improving communities statewide.**

South Carolina Rural Infrastructure Authority
OFFICE OF LOCAL GOVERNMENT
2024 MUNICIPAL WATER & SEWER RATE SURVEY SUMMARY
Inside Residential Customer

	Municipality	Monthly Water Service Charge 668 CF (5,000 gal)	Monthly Sewer Service Charge 668 CF (5,000 gal)
1	Abbeville, City of	30.20	37.54
2	Aiken, City of	18.88	37.80
3	Allendale, Town of	24.46	30.70
4	Anderson, City of	28.84	42.05
5	Andrews, Town of	33.36	40.47
6	Arcadia Lakes, Town of	44.81	30.00
7	Awendaw, Town of	47.50	
8	Aynor, Town of	21.48	41.84
9	Bamberg, City of	34.55	62.28
10	Barnwell, City of	23.75	29.50
11	Batesburg-Leesville, City of	43.45	32.05
12	Beaufort, City of	35.50	55.05
13	Belton, City of	33.25	42.65
14	Bennettsville, City of	18.25	24.90
15	Bethune, Town of	37.98	
16	Bishopville, City of	24.87	28.30
17	Blacksburg, Town of	37.00	35.00
18	Blackville, Town of	29.51	34.78
19	Bluffton, Town of	35.50	55.05
20	Blythewood, Town of	55.00	62.86
21	Bowman, Town of	22.00	19.50
22	Branchville, Town of	58.94	41.50
23	Brunson, Town of	36.60	55.40
24	Burnettown, Town of	28.40	
25	Calhoun Falls, Town of	32.88	35.25
26	Camden, City of	37.39	38.98
27	Campobello, Town of	42.33	
28	Carlisle, Town of	44.00	56.00
29	Cayce, City of	30.90	23.78
30	Central Pacolet, Town of	48.68	41.21
31	Central, Town of	37.20	65.50
32	Chapin, Town of	62.55	28.00
33	Charleston, City of	25.40	83.99
34	Cheraw, Town of	33.50	36.52
35	Chesnee, City of	50.00	41.21
36	Chester, City of	67.94	82.39
37	Chesterfield, Town of	54.47	73.97
38	Clemson, City of	36.27	52.36
39	Clinton, City of	46.60	66.41
40	Clio, Town of	32.35	39.91
41	Clover, Town of	41.27	46.35
42	Columbia, City of	21.83	42.03
43	Conway, City of	24.00	26.05
44	Cordova, Town of	31.14	
45	Coward, Town of	17.15	60.19
46	Cowpens, Town of	48.68	41.21
47	Darlington, City of	32.47	41.78
48	Denmark, City of	29.83	36.75
49	Dillon, City of	16.81	34.92
50	Donalds, Town of	51.52	
51	Due West,Town of	51.52	25.20
52	Duncan, Town of	21.18	45.47
53	Easley, City of	27.97	40.69
54	Eastover, Town of	57.13	42.56
55	Edgefield, Town of	35.97	37.37
56	Edisto Beach, Town of	46.53	56.86
57	Ehrhardt, Town of	29.60	29.93
58	Elgin, Town of	44.19	44.80
59	Elko, Town of	32.50	
60	Elloree, Town of	37.19	47.82
61	Estill, Town of	24.45	33.33
62	Eutawville, Town of	36.07	
63	Fairfax, Town of	21.45	26.57
64	Florence, City of	26.33	45.49
65	Folly Beach, City of	51.65	73.29
66	Forest Acres, Town of	44.81	30.00
67	Fort Lawn,Town of	67.94	46.00
68	Fort Mill, Town of	46.95	63.45
69	Fountain Inn, Town	19.61	68.86 ①
70	Gaffney City	27.50	33.75
71	Gaston, Town of	24.40	
72	Georgetown, City of	52.32	56.75
73	Gifford, Town of	36.60	55.40
74	Gilbert, Town of	46.25	
75	Goose Creek, City of	24.19	44.00
76	Gray Court, Town of	48.25	
77	Great Falls, Town of	67.94	50.50
78	Greeleyville, Town of	42.19	45.39
79	Greenville, City of	13.60	62.96 ①
80	Greenwood, City of	21.11	50.87
81	Greer, City of	17.20	38.91
82	Hampton, Town of	36.60	55.40
83	Hanahan, City of	43.95	44.00
84	Hardeeville, City of	35.50	55.05
85	Harleyville, Town of	38.75	57.00
86	Hartsville, City of	33.91	41.89
87	Heath Springs, Town of	36.48	36.48
88	Hemingway, Town of	34.86	34.82
89	Hickory Grove, Town of	32.00	
90	Hilda, Town of	35.75	
91	Hilton Head, Town of	21.57	34.93
92	Hodges, Town of	37.61	
93	Holly Hill, Town of	29.40	35.24
94	Hollywood, Town of	43.95	61.65
95	Honea Path, Town of	35.50	49.98
96	Inman, City of	42.33	40.05
97	Irmo, City of	44.81	71.54
98	Isle of Palms, City of	40.95	81.85
99	Iva, Town of	30.25	43.00
100	Jackson, Town of	31.75	
101	James Island, Town of	43.95	74.43
102	Jamestown, Town of	20.00	
103	Jefferson, Town of	46.04	46.04
104	Johnsonville, City of	36.30	31.70
105	Johnston, Town of	35.97	37.37
106	Jonesville, Town of	36.50	36.50
107	Kershaw, Town of	29.80	26.80
108	Kingstree, Town of	32.01	37.80
109	Lake City, City of	21.87	49.38
110	Lake View, Town of	25.79	30.10
111	Lamar, Town of	38.21	38.21
112	Lancaster, City of	39.75	48.69
113	Landrum, City of	48.68	41.21
114	Lane, Town of	33.75	38.75
115	Latta, Town of	28.82	23.99
116	Laurens, City of	50.40	41.35
117	Lexington, Town of	35.05	42.93
118	Liberty, City of	38.82	56.86
119	Lincolnville, Town of	25.93	47.39
120	Little Mountain, Town of	54.00	

South Carolina Rural Infrastructure Authority
OFFICE OF LOCAL GOVERNMENT
2024 MUNICIPAL WATER & SEWER RATE SURVEY SUMMARY
Inside Residential Customer

	Municipality	Monthly Water Service Charge 668 CF (5,000 gal)	Monthly Sewer Service Charge 668 CF (5,000 gal)	
121	Lockhart, Town of	64.00	66.22	
122	Lodge, Town of	15.00		
123	Loris, City of	36.00	46.70	
124	Lyman, Town of	21.18	28.61	
125	Lynchburg, Town of	30.50	29.40	
126	Manning, City of	29.45	40.17	
127	Marion, City of	21.15	29.13	
128	Mauldin, City of	19.61	57.90	①
129	Mayesville, Town of	39.80	70.10	
130	McBee, Town of	24.98		
131	McColl, Town of	32.79	26.02	
132	McCormick, Town of	33.87	27.22	
133	Moncks Corner, Town of	24.00	24.00	
134	Monetta, Town of	34.14		
135	Mt. Pleasant , Town of	42.76	64.82	
136	Mullins, City of	21.48	25.08	
137	Myrtle Beach, City of	13.54	29.15	
138	New Ellenton, City of	29.50	30.00	
139	Newberry, City of	34.10	56.98	
140	Nichols,Town of	21.48	25.08	
141	Ninety Six, Town of	32.66	32.72	
142	Norris, Town of	38.00		
143	North, Town Of	21.75	31.95	
144	North Augusta, City of	15.78	28.72	
145	North Charleston, City of	43.95	47.39	
146	North Myrtle Beach, City of	23.00	23.80	
147	Norway, Town of	31.10	35.87	
148	Olanta, Town of	33.10	58.33	
149	Olar Town of	48.00		
150	Orangeburg, City of	15.86	27.52	
151	Pacolet, Town of	48.68	41.21	
152	Pageland, Town of	33.55	47.20	
153	Pamplico, Town of	36.53	44.36	
154	Patrick, Town of	60.75		
155	Pawleys Island, Town of	23.67	34.80	
156	Pelion, Town of	52.06		
157	Pelzer, Town of	19.61	19.81	
158	Pendleton, Town of	44.97	52.74	
159	Perry, Town of	29.00		
160	Pickens, City of	34.50	32.70	
161	Pinewood, Town of	29.68	35.00	
162	Pomaria, Town of	54.00		
163	Port Royal, Town of	35.50	55.05	
164	Prosperity, Town of	45.30	74.02	
165	Quinby, Town of	40.10		
166	Ravenel, Town of	43.95		
167	Reevesville, Town of	47.05		
168	Richburg, Town of	67.94	82.39	
169	Ridge Spring, Town of	33.75	48.12	
170	Ridgeland, Town of	25.14	43.18	
171	Ridgeville, Town of	30.03	66.15	
172	Ridgeway, Town of	45.50	39.43	
173	Rock Hill, City of	22.86	46.84	

	Municipality	Monthly Water Service Charge 668 CF (5,000 gal)	Monthly Sewer Service Charge 668 CF (5,000 gal)	
174	Salem, Town of	51.38		
175	Salley, Town of	27.75		
176	Saluda, Town of	45.45	43.40	
177	Santee, Town of	27.40	77.25	
178	Scranton, Town of	24.12	64.84	
179	Seabrook Island, Town of	54.05	51.70	
180	Sellers, Town of		32.83	
181	Seneca, City of	31.64	63.07	②
182	Sharon, Town of	45.50		
183	Silverstreet, Town of	54.00		
184	Simpsonville, City of	19.61	61.82	①
185	Six Mile, Town of	52.35		
186	Society Hill, Town of	32.58		
187	South Congaree, Town of	61.80	47.56	
188	Spartanburg, City of	28.95	41.21	
189	Springdale, Town of	56.40	47.56	
190	Springfield, Town of	27.40	25.40	
191	St. George, Town of	35.54	66.15	
192	St. Matthews, Town of	26.50	34.25	
193	St. Stephen, Town of	32.55	44.00	
194	Stuckey, Town of	39.10		
195	Sullivan's Island, Town of	42.44	87.86	
196	Summerton, Town of	24.55	36.41	
197	Summerville, Town of	23.25	27.50	
198	Sumter, City of	19.90	35.05	
199	Surfside Beach, Town of	21.48	25.08	
200	Swansea, Town of	41.66	37.52	
201	Tega Cay, City of	43.51	56.14	
202	Timmonsville, Town of	26.33	45.49	
203	Travelers Rest, City of	19.61	67.37	①
204	Trenton, Town of	35.97	37.37	
205	Turbeville, Town of	36.00	34.00	
206	Ulmer, Town of	30.00		
207	Union, City of	28.95	40.35	
208	Varnville, Town of	36.60	55.40	
209	Wagener, Town of	38.75	32.50	
210	Walhalla, City	37.50	48.95	②
211	Walterboro, City of	19.57	33.80	
212	Ware Shoals, Town of	41.08	12.70	
213	Wellford, City of	21.18	50.15	
214	West Columbia, City of	25.25	25.00	
215	West Pelzer, Town of	19.61	71.68	
216	West Union, Town	37.80	52.00	
217	Westminster, City of	31.36	65.75	②
218	Whitmire, Town of	47.50	47.50	
219	Williams, Town of	25.00		
220	Williamston, Town of	41.95	58.65	
221	Williston, Town of	28.31	33.57	
222	Winnsboro, Town of	28.48	50.80	
223	Woodruff, City of	55.60	48.85	
224	Yemassee, Town of	36.60	55.40	
225	York, City of	42.11	40.61	

Note: This annual rate survey summary is based on the most recent rate surveys received from local providers, but may no longer be current. Also, due to the possibility of errors in individual survey forms and data entry, the Office of Local Government does not guarantee the accuracy of this survey. Should any errors be found, please contact this office, as we do strive for maximum accuracy.

① Indicates sewer rate includes treatment change passed through from ReWa.

② Indicates sewer rate includes treatment change passed through from Oconee Regional Joint Sewer Authority.

SOUTH CAROLINA RURAL INFRASTRUCTURE AUTHORITY
OFFICE OF LOCAL GOVERNMENT
2024 SPECIAL PURPOSE DISTRICTS & COUNTIES RATE SURVEY SUMMARY
RESIDENTIAL CUSTOMERS

	Provider	Monthly Water Service Charge 668 CF (5,000 gal)	Monthly Sewer Service Charge 668 CF (5,000 gal)
1	Anderson County		61.81
2	Beaufort-Jasper W&S Authority (Surface Water)	35.50	55.05
3	Beech Island Rural Water and Sewer District	35.50	43.50
4	Belton-Honea Path Water Authority	38.08	
5	Berkeley County Water & Sanitation Authority	32.55	44.00
6	Big Creek Water District	51.25	
7	Broad Creek Public Service District	13.80	43.60
8	Broadway Water & Sewer District	45.98	51.25
9	Calhoun County	35.00	68.50
10	Cassatt Water (a/k/a Kershaw Co & Lee Co Reg Wtr Auth)	51.23	
11	Chester Metropolitan District	67.94	
12	Chester County Wastewater Recovery		82.39
13	Clarendon County	54.63	42.24
14	Clearwater Water and Sewer District	28.00	30.50
15	College Acres Public Works District	26.05	
16	Dalzell Water District of Sumter County	27.50	
17	Daniel Morgan Rural Water District	50.25	
18	Darlington Co. W&S Authority	32.58	55.80
19	Donalds-Due West W&S Authority	51.52	51.12
20	Dorchester County Water and Sewer Dept.	47.05	66.15
21	Dorchester County Water Authority	35.50	
22	Easley-Central Water District	38.00	
23	East Richland County Public Service District		30.00
24	Edgefield Co. W&S Authority	35.97	38.57
25	Fripp Island Public Service District	38.81	44.44
26	Gaston Rural Community Water District	24.40	
27	Georgetown Co. W&S District	23.67	34.83
28	Gilbert-Summit Rural Water District	46.25	
29	Grand Strand W & S Authority	21.48	25.08
30	Greenwood Metropolitan District		51.88
31	Hammond Water District	35.91	
32	Hilton Head No. 1 PSD	25.40	31.05
33	Homeland Park Water & Sewer District	29.35	38.20
34	Inman-Campobello Water District	42.33	
35	James Island Public Service District		74.43
36	Joint Municipal W&S Commission (Lexington Co)	52.06	54.61
37	Kershaw County		44.80
38	Lancaster County Water and Sewer District	44.52	42.28
39	Langley Water and Sewer District	31.50	23.20
40	Laurens County W&S Commission	48.25	53.10
41	Liberty Chesnee Fingerville Water District	50.00	
42	Lowcountry Regional Water System	36.60	55.40
43	Lugoff-Elgin Water Authority	44.19	
44	Marietta Water, Fire, and Sanitation District	30.46	
45	McCormick County Water and Sewer System	37.50	57.50
46	MetroConnects		68.27 ①
47	Mitford Rural Water District	90.50	

SOUTH CAROLINA RURAL INFRASTRUCTURE AUTHORITY
OFFICE OF LOCAL GOVERNMENT
2024 SPECIAL PURPOSE DISTRICTS & COUNTIES RATE SURVEY SUMMARY
RESIDENTIAL CUSTOMERS

	Provider	Monthly Water Service Charge 668 CF (5,000 gal)	Monthly Sewer Service Charge 668 CF (5,000 gal)
48	Newberry County W&S Authority	54.00	68.85
49	North Charleston Sewer District		47.39
50	Oconee Regional Joint Sewer Authority		51.90
51	Pickens County Public Service Commission		39.10
52	Pioneer Rural Water District	51.20	
53	Powdersville Water District	43.52	
54	ReWa (Treatment only)		46.40
55	Richland County	43.56	74.91
56	Rural Community Water District of Georgetown County	27.10	
57	Saluda County W & S Authority	36.94	44.59
58	Sandy Springs Water District	46.04	
59	Silver Springs Water District	33.00	
60	Six Mile Rural Community Water District	52.35	
61	South Island Public Service District	25.50	30.15
62	Southside Rural Community Water District	35.50	
63	Spartanburg Sanitary Sewer System		41.21
64	Starr-Iva Water & Sewer District	53.33	82.50
65	Startex-Jackson-Wellford-Duncan Water District	21.18	
66	Talatha Rural Community Water District (Aiken Co.)	58.25	
67	Valley Public Service Authority	28.10	24.60
68	West Anderson Water District	39.25	
69	Woodruff Roebuck Water District	55.60	
70	York County	39.48	46.73

Note: This annual rate survey summary is based on the most recent rate surveys received from local providers, but may no longer be current. Also, due to the possibility of errors in individual survey forms and data entry, the Office of Local Government does not guarantee the accuracy of this survey. Should any errors be found, please contact this office, as we do strive for maximum accuracy.

① Indicats sewer rates include treatment charges passed through from ReWa.

Planning and Zoning Department

November 2025 Planning & Zoning Report

Summary Notes for Council

The summary below includes all Department updates and applications received in October 2025.

Boards and Commission Update:

- The Board of Zoning Appeals did not meet in October.
- Planning Commission met in October to review a rezoning request. They voted to deny the request with a vote of 3-0 stating concerns over the requested zoning district.
- Yearly Annual Training has been rescheduled and will be held on November 18th at 5:30 pm.

Subdivision Update:

- The Pacific Place Townes Final plat has been approved.

Zoning and Code Enforcement Update:

October 2025 Zoning Recap			
New Residential	15	Pool	0
Res: Additional/Reno	3	Sign Permits	0
New Commercial	0	Chicken Permits	1
Com: Addition/Reno	0	Accessory Structures	4
Admin Plats	1	Fences	11
Preliminary Plat	0	Home Occupations	0
Final Plat	1	New Businesses	1

October 2025 Code Enforcement Recap			
Misc. Code Violations	10	Unlicensed Business	26
Overgrowth	3	Rubbish	2
Vehicle Violations	5	Work w/o Approval	11
Final Inspections	32	Sign Violations	1

Monthly Business License Activity For 2025

Month	Business Renewals		New Homes	Contractors	Lessor of Real Estate	New Businesses		2025 TOTALS	2024 Totals
	In Town	Out of Town			New	In Town	Out of Town		
January	1	0	37	26	0	0	2	**66**	
February	8	40	28	35	0	2	1	**114**	
March	23	60	54	30	4	1	0	**172**	
April	104	117	57	23	0	4	0	**305**	
May	31	46	22	56	0	3	2	**160**	
June	30	14	27	63	0	18	2	**154**	85
July	14	4	54	53	0	5	2	**132**	113
August	3	1	32	49	2	3	2	**92**	75
September	0	2	31	63	12	4	2	**114**	75
October	0	1	22	65	6	16	5	**115**	87
November								**0**	
December								**0**	
Running Totals:	**214**	**285**	**364**	**463**	**24**	**56**	**18**	**1424**	

STATE OF SOUTH CAROLINA
COUNTY OF SPARTANBURG
TOWN OF LYMAN

RESOLUTION NO. 11102025 _____

RESOLUTION APPROVING THREE COUNCIL MEMBERS AS AUTHORIZED SIGNATURES FOR ALL TOWN BANK ACCOUNTS

BE IT RESOLVED AND ORDAINED by the Town Council of Lyman, South Carolina, a municipal corporation, that the Town of Lyman approves Council Member _____, Council Member _____, and Council Member _____, as authorized signatures for all Town Bank Accounts.

This Resolution shall take effect immediately upon reading approval by the Council on this ***10th day of November, 2025.***

_____
David Petty, Mayor

ATTEST:
Reading:

_____
Candace Brock, Town Clerk

By the Lyman Town Council
A Proclamation

Declaring November 20, 2025, as World Pancreatic Cancer Day in the Town of Lyman.

WHEREAS in 2025, an estimated 67,440 people will be diagnosed with pancreatic cancer in the United States, and 51,980 will die from the disease;

WHEREAS pancreatic cancer is one of the deadliest cancers, it is currently the third leading cause of cancer death in the United States, and is projected to become the second leading cause around 2030;

WHEREAS pancreatic cancer is the only major cancer with a five-year relative survival rate at just 13 percent;

WHEREAS when symptoms of pancreatic cancer present themselves, it is generally in later stages, and 90 percent of pancreatic cancer patients die within the first five years;

WHEREAS approximately 820 deaths will occur in South Carolina in 2025;

WHEREAS pancreatic cancer is the seventh most common cause of cancer-related death across the world;

WHEREAS there were an estimated 510,992 new pancreatic cancer cases diagnosed worldwide in 2022;

WHEREAS the good health and well-being of the residents of Lyman are enhanced as a direct result of increased awareness about the symptoms and risks of pancreatic cancer, and research into early detection, causes, and effective treatments; therefore, be it

RESOLVED that I, David Petty, Mayor of the Town of Lyman, proclaim November 20, 2025, as World Pancreatic Cancer Day in the Town of Lyman.

The Seal of the Town of Lyman is to be affixed this *10th day of November, 2025.*

_____

David Petty, Mayor

PANCREATIC CANCER ACTION NETWORK

Town of Lyman Proclamation

RESOLUTION

Declaring November 20 as World Pancreatic Cancer Day in the Town of Lyman.

WHEREAS in 2025, an estimated **67,440** people will be diagnosed with pancreatic cancer in the United States and **51,980** will die from the disease;

WHEREAS pancreatic cancer is one of the deadliest cancers, is currently the third leading cause of cancer death in the United States, and is projected to become the second leading cause around 2030;

WHEREAS pancreatic cancer is the only major cancer with a five-year relative survival rate at just **13 percent;**

WHEREAS when symptoms of pancreatic cancer present themselves, it is generally in later stages, and **90 percent** of pancreatic cancer patients die within the first five years;

WHEREAS approximately **820 deaths** will occur in South Carolina in 2025;

WHEREAS pancreatic cancer is **the seventh most common** cause of cancer-related death across the world;

WHEREAS there were an estimated **510,992 new pancreatic cancer cases diagnosed worldwide in 2022;**

WHEREAS the good health and well-being of the residents of Lyman are enhanced as a direct result of increased awareness about the symptoms and risks of pancreatic cancer, and research into early detection, causes, and effective treatments; therefore, be it

RESOLVED that I, Glenn Greer, Mayor of the Town of Lyman, proclaim November 20 as World Pancreatic Cancer Day in the Town of Lyman.

Signature

7 STEPS
TO REDUCE YOUR RISK FOR PANCREATIC CANCER

PANCREATIC CANCER ACTION NETWORK®

1 Know the Symptoms

Symptoms include abdominal pain, back pain, nausea, poor appetite, weight loss, stool changes, diabetes and yellowing of skin/eyes (jaundice).

2 Make Healthy Food Choices

Eat fruits and vegetables at every meal. These foods have vitamins and minerals that can help to reduce your risk for cancer.

3 Get Moving

Regular physical activity improves your body's ability to fight off illness. It also reduces your risk for pancreatic and other cancers.

4 Limit Alcohol

Drinking a lot of alcohol may increase your risk for pancreatic cancer. Occasional drinks are fine.

5 Don't Use Tobacco Products

Cigarettes, cigars and chewing tobacco increase your risk for pancreatic cancer.

6 Be Mindful of Your Weight

If you are overweight, work on shedding some of those extra pounds. Even losing a small amount of excess weight can benefit your health.

7 Learn Your Family History and Get an Annual Check-up

Tell your healthcare provider about your family history. Ask about steps to take to reduce your risk.

For more information, visit pancan.org
For questions, contact us at 877-2-PANCAN

Contact PanCAN Patient Services M – F, 7 a.m. – 5 p.m. PT, at **877-2-PANCAN** or **patientservices@pancan.org**. Hablamos español.

2101 Rosecrans Ave., Ste. 3200 | El Segundo, CA 90245

pancan.org

2026
Lyman Town Council
Regular Meeting Dates at 6:00 p.m.
Lyman Town Hall, 81 Groce Road, Lyman, S.C.

January 12, 2026

February 9, 2026

March 9, 2026

April 13, 2026

May 11, 2026

June 8, 2026

July 13, 2026

August 10, 2026

September 14, 2026

October 12, 2026

November 9, 2026

December 14, 2026

STATE OF SOUTH CAROLINA
COUNTY OF SPARTANBURG
TOWN OF LYMAN

RESOLUTION NO. 11102025_____

A RESOLUTION APPROVING A DONATION TO THE MIDDLE TYGER COMMUNITY CENTER IN THE AMOUNT OF $1,000.00, FOR THE FOOD PANTRY TO BE DISTRIBUTED FROM THE GENERAL FUND

BE IT RESOLVED AND ORDAINED by the Town Council of Lyman, South Carolina, a municipal corporation, that the Town of Lyman approves a donation to the Middle Tyger Community Center in the amount of $1,000.00, for the food pantry to be distributed from the General Fund.

This Resolution shall take effect immediately upon reading approval by the Council on this ***10th day of November, 2025.***

_____
David Petty, Mayor

ATTEST:
Reading: _____
Candace Brock, Town Clerk

STATE OF SOUTH CAROLINA)
COUNTY OF SPARTANBURG)
TOWN OF LYMAN, SC 29365)

ORDINANCE NO. 11102025____

AN ORDINDANCE ACCEPTING ZONING RECLASSIFICATION OF PROPERTY LOCATED AT 506 CHARLOTTE HWY, LYMAN, SC 29365, PARCEL NUMBER 5-15-03-051.04 FROM GENERAL INDUSTRIAL DISTRICT, GI, TO FRD, FLEXIBLE REVIEW DISTRICT, ZONING CLASSIFICATION

WHEREAS, the Town of Lyman has received a recommendation from the Planning Commission Meeting held on October 28, 2025, recommending a denial of the application to re-zone the above-named property to an FRD zoning classification, and

WHEREAS, the Council of the Town of Lyman has caused an investigation and public hearing to be made of said property occurring at the Planning Commission Meeting on October 28, 2025; and

WHEREAS, the Council of the Town of Lyman has reviewed and considered the Site development plan; and

WHEREAS, the Council of the Town of Lyman has reviewed and considered the Statement of Intent; and

NOW, THEREFORE

BE IT ORDAINED By the Mayor and Members of Council of the Town of Lyman, South Carolina, in Council assembled:

1. That the recommendation from the Planning Commission from the meeting taking place on October 28, 2025, for denying the re-zoning of the property located at 506 Charlotte Hwy, Lyman, SC, Parcel number 5-15-06-114.01 from R-15 to FRD hereinafter described to the Town of Lyman be disaffirmed.

2. That the Council of the Town of Lyman hereby approves the Site development Plan for Parcel Number 5-15-06-114.01 attached hereto.

3. That the Council of the Town of Lyman hereby approves the Statement of Intent for the development of Parcel Number 5-15-03-051.04 attached hereto.

4. That the property described above is hereby re-zoned as Flexible Review District in the Town of Lyman and as part and parcel of the Town of Lyman

with full privileges accorded to and responsibilities required of the zoning ordinance.

_____
David Petty, Mayor

ATTEST:
Reading:

_____
Candy Brock, Town Clerk

First Reading: **November 10, 2025**

Second Reading: _____

Planning Commission
Staff Report
October 28, 2025

Docket Number:	RZ 2025-02
Applicant:	Boiler Tube Company of America
Property Owner:	Boiler Tube Company of America
Property Location:	506 Charlotte Hwy Lyman SC 29365
Tax Map Number:	5-15-03-051.04
Current Zoning District:	General Industrial Zoning District
Request:	Rezone property from GI, General Industrial District to FRD, Flexible Review District
Parcel Size:	19.79 acres
Comprehensive Plan:	Gateway Character Area

Dates:

a. Rezoning Application Received: September 28th, 2025
b. Planning Commission Deadline: September 28th, 2025
c. Planning Commission Meeting: October 28th, 2025

Background Information:

Boiler Tube Company of America ("Boilertube") owns the property located at 506 Charlotte Highway and is requesting a rezoning from GI – General Industrial District to FRD – Flexible Review District to allow for the expansion of their existing industrial facility and to accommodate continued business growth.

Boilertube is a longstanding industrial partner in the Lyman community, operating from this approximately 19-acre parcel for more than 20 years. The company has consistently contributed to the Town's economic and infrastructure development, including the installation of a pump station along Charlotte Highway that benefits the broader Lyman utility system.

The property occupies a unique location at the corner of Charlotte Highway and Wellford Road, with portions of the parcel situated in both the Town of Lyman and the City of Wellford. The principal building and operations are located within the Lyman jurisdictional boundary. The site is further constrained by two large, approximately 200-foot-wide rights-of-way abutting both the front and rear of the property, resulting in limited buildable area under the current zoning district standards.

Proposed Project and Public Benefit:

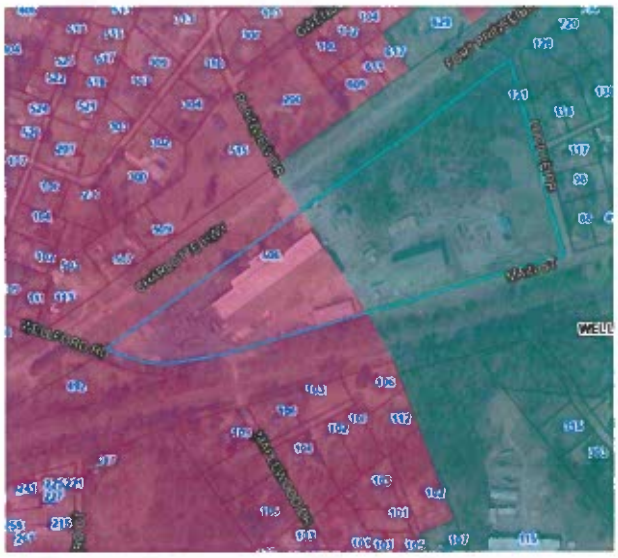
The proposed building expansion will enable Boilertube to modernize its operations and expand local employment opportunities, while also supporting public infrastructure improvements within the Town's service area.

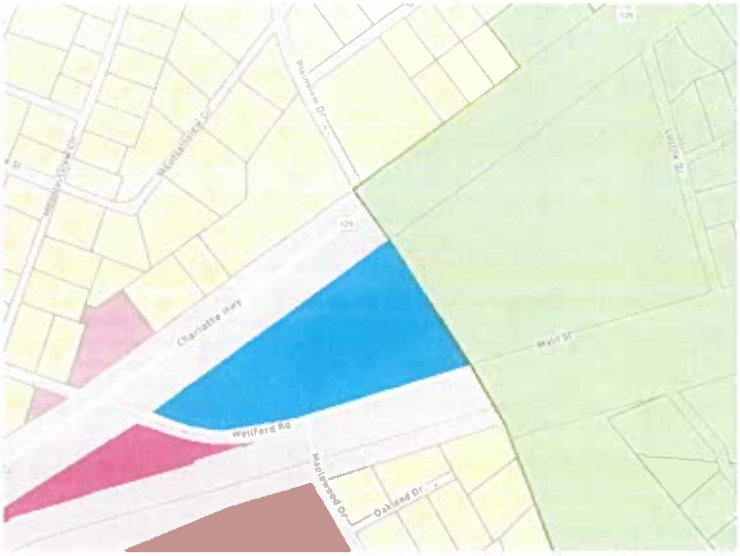
In February 2025, Town Council approved a Resolution (adopted February 10, 2025) authorizing the Town of Lyman to partner with Boilertube on a major sewer infrastructure expansion project in conjunction with this development. Under the approved cost-sharing agreement, the Town will contribute 40% of the project cost and Boilertube will fund 60%.

This partnership represents a strategic investment in expanding the Town's sewer service capacity along Charlotte Highway, which will allow for future connection opportunities for area residents and nearby properties that currently lack access to municipal sewer. The proposed infrastructure improvements will provide long-term community benefit beyond the Boilertube facility itself.

Surrounding Land Uses:

North – R-15, Single Family Low Density Residential District
West – NBD, Neighborhood Business District
East – City of Wellford
South – R-15, Single Family Low Density Residential District





Zoning Ordinance Regulations:

413.1 Purpose.
The intent of this district is to provide design and use flexibility to allow development and redevelopment of properties that are compatible with the existing character of the area as set forth by the Town's comprehensive plan. Specifically, the FRD enables the tools required to encourage exceptional planning and design in order to preserve the character of existing buildings, open spaces, streetscapes, and use clusters of unique areas of the town; and protect critical environmental resources through a greater efficiency in the layout of roads, utilities and other infrastructure.

Staff Analysis and Recommendation(s):

The Comprehensive Plan and Future Land Use Map identify this area as the Gateway Character Area.

Future Land Use Recommendations for Gateway Character Area: Light Industrial.

> Light Industrial. A district intended for uses associated with Light Industrial operations and Business Parks. A design review component should be included to ensure compatibility between new development and existing community character. Adjoining properties should be protected from excessive noise, odor, objectionable views and unrestricted vehicular circulation.

Staff Analysis:

> The requested rezoning to FRD (Flexible Review District) is appropriate given the unique configuration of the parcel, the existing industrial use, and the public benefit associated with the sewer infrastructure expansion. The FRD district provides flexibility for innovative site design, while allowing for coordinated review to ensure compliance with Town standards and community objectives. In addition, the FRD District would allow the property to more easily navigate any problems they may face by being within two adjacent municipalities with different guidelines and restrictions.
>
> Town Staff finds that the proposed rezoning is consistent with the Town's Comprehensive Plan goals of supporting economic development and infrastructure investment, particularly along major transportation corridors such as Charlotte Highway.

Recommendation:

> Staff recommends approval of the rezoning request from GI to FRD.
>
> Planning Commission recommended to deny the request with a vote of 3-0, stating concerns that the requested zoning district does not suit the property.

Boiler Tube of America
Statement of Intent

Date: October 3, 2025

Applicant:
Boiler Tube Company of America
506 Charlotte Hwy
Lyman SC 29365
Contact: Diego Mier
Phone: 864-949-2847
Email: dmier@boilertubes.com

Civil Engineer:
McCutchen Engineering Associates, PC
898 W. Saint John Street
Spartanburg SC 29301
Contact: David McCutchen/C. Walden Jones, Jr./Thomas Karnes
Phone: 864-582-0585
Email: dmcutchen@mcc-ea.com / Wjones@mcc-ea.com/Tkarnes@mcc-ea.com

1. Project Overview

The proposed project is located on a 19.8-acre parcel situated at 506 Charlotte Highway within the Town of Lyman, SC. The site will be occupied by **Boiler Tube Company of America (BTA)**, a nationally recognized manufacturer specializing in replacement pressure boiler components and auxiliary parts for a wide range of industrial boilers.

BTA serves customers in the power generation sector as well as pulp and paper, petrochemical, oil and gas, and other process industries. The company is distinguished by its **ASME-certified boiler fabrication facility** in Lyman, SC, and a specialty tubing shop in Wellford, SC. With a large on-hand inventory of boiler tubing, BTA is positioned to provide both emergency and routine service, delivering rapid turnaround and long-term operational support.

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2. Permitted Uses (Zoning Compliance)

The parcel is located within the **Flexible Review District (FRD)** zoning classification. The proposed use is consistent with the intent of the district, which is designed to accommodate a variety of commercial, research, and light-to-moderate industrial uses that can be reviewed for compatibility with surrounding land uses.

- Industrial uses involving manufacturing, processing, assembly, and storage of heavy materials and equipment, provided such uses do not generate noxious noise, vibration, smoke, fumes, or other hazards.
- Repair shops, equipment servicing, and incidental storage operations, subject to applicable yard and screening standards.
- Outdoor storage and sales uses on parcels of at least one acre, subject to fire protection and screening requirements.

Prohibited uses such as sexually oriented businesses, cellular towers, and overnight parking are not proposed for this site.

---

3. Parking Requirements

- Zoning Standard: **1 space per 500 sq. ft. of gross floor area.**
- Parking will be designed to meet or exceed this requirement.
- Landscaped islands will be incorporated to comply with the **minimum 10% landscaped open space requirement** for lots with 20 or more spaces.

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4. Dimensional Standards

The proposed development will conform to the dimensional standards established within the FRD District and as conditioned through site plan review:

- **Front Setback:** 15 ft (Charlotte Hwy);
- 25 ft (Wellford Rd, Main St, Lucille Dr)
- **Side Setback:** 25 ft
- **Rear Setback:** 25 ft
- **Maximum Building Height:** 35 ft

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5. Bufferyards & Landscaping

The project will provide bufferyards in accordance with **Article IV, Table 3 – Bufferyard Requirements** based on the zoning/use of adjacent properties. Landscaping will be incorporated to minimize potential conflicts between adjacent land uses.

- Bufferyards will be established along property boundaries as required.
- Parking lots containing more than 20 spaces will include landscaped islands and barriers to break up impervious areas.

---

6. Outdoor Lighting Plan

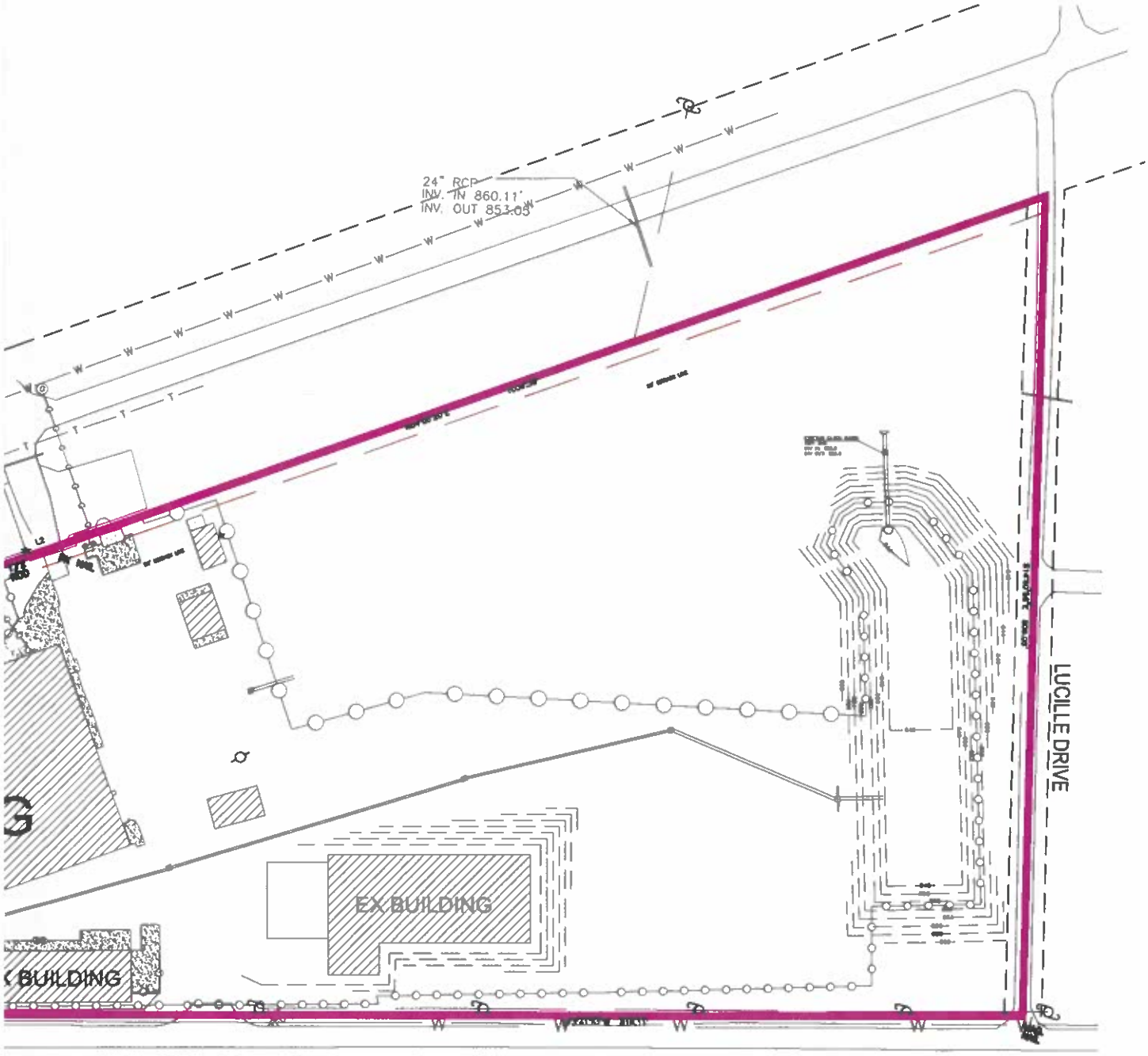
All outdoor lighting will comply with **Section 508** standards to minimize glare, light pollution, and off-site impacts:

- **Property Line Standards:** Maximum of 0.5 foot-candles at residential property lines; maximum of 2.0 foot-candles at road rights-of-way or non-residential property lines.
- **Flood Lighting:** Fixtures aimed downward ≥45° below horizontal, shielded from roadway and residential view.
- **Wall Packs & Sign Lighting:** IESNA full cutoff fixtures; max 175 watts for external lighting fixtures.
- **Parking Lots:** Cutoff fixtures, max 25 ft mounting height, lighting not to exceed 20 foot-candles.

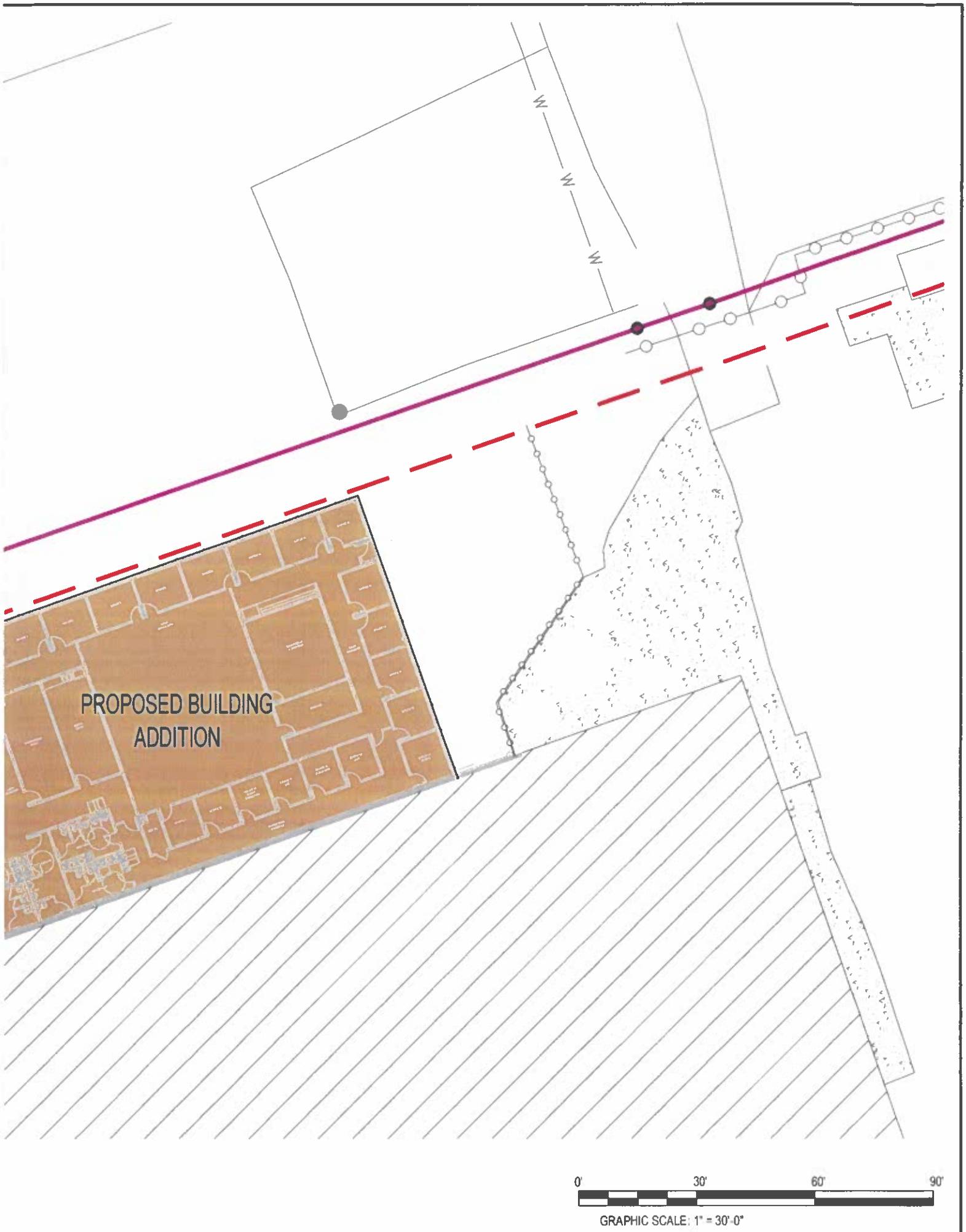
---

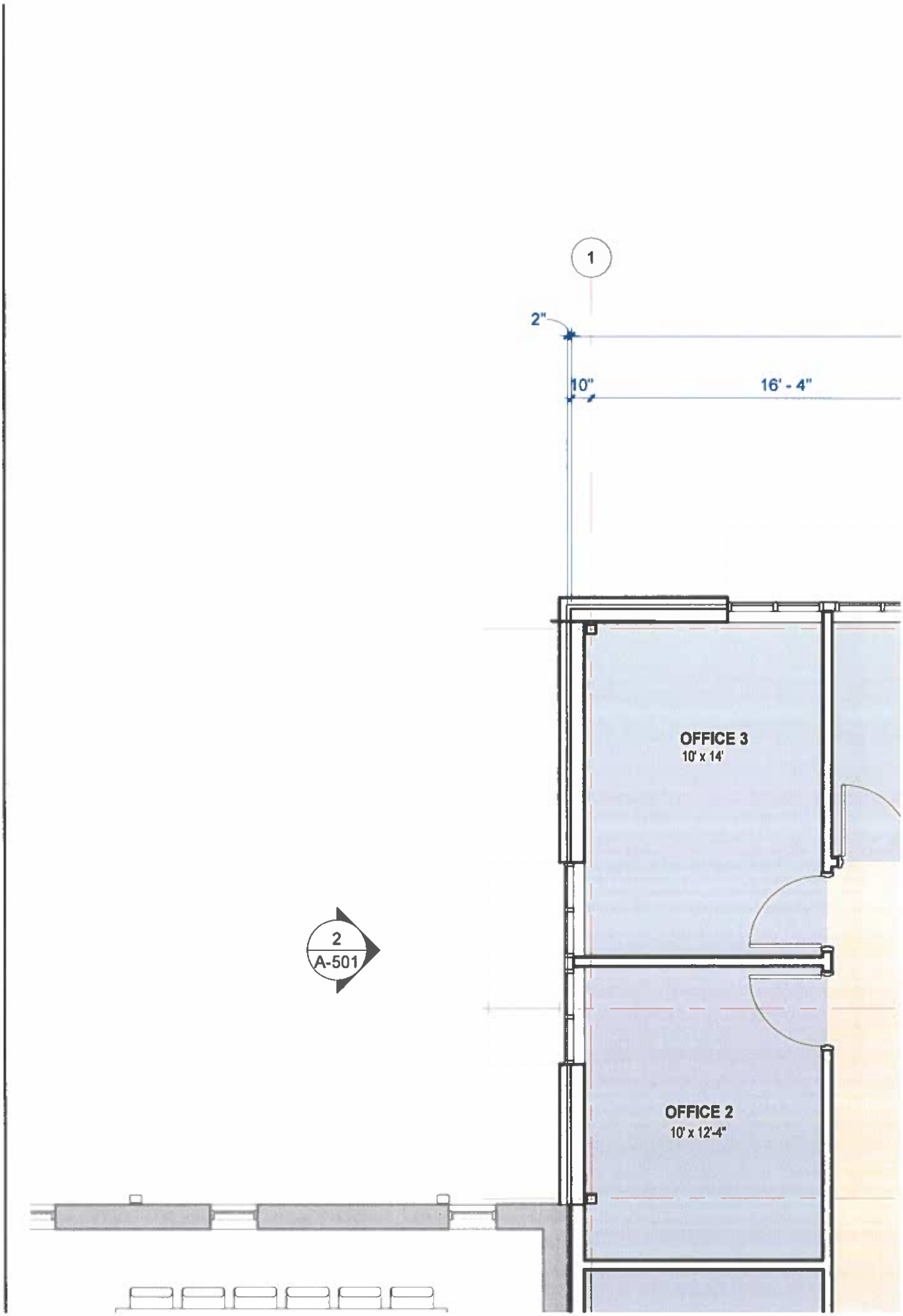
7. Conclusion

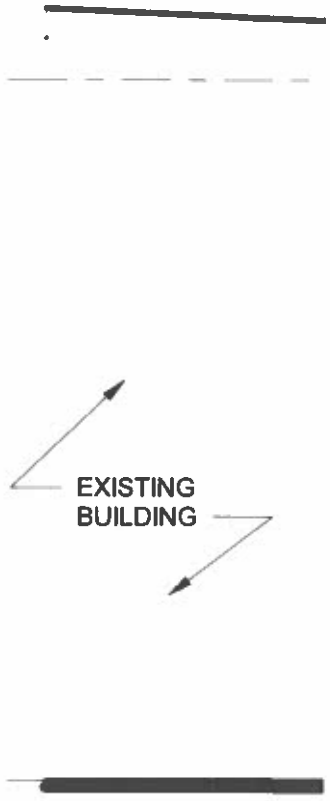
The proposed BTA facility is consistent with the permitted uses, dimensional requirements, landscaping provisions, parking standards, and lighting regulations of the **Flexible Review District (FRD)**. The project will provide a high-quality industrial development that supports local economic growth while maintaining compatibility with surrounding land uses.



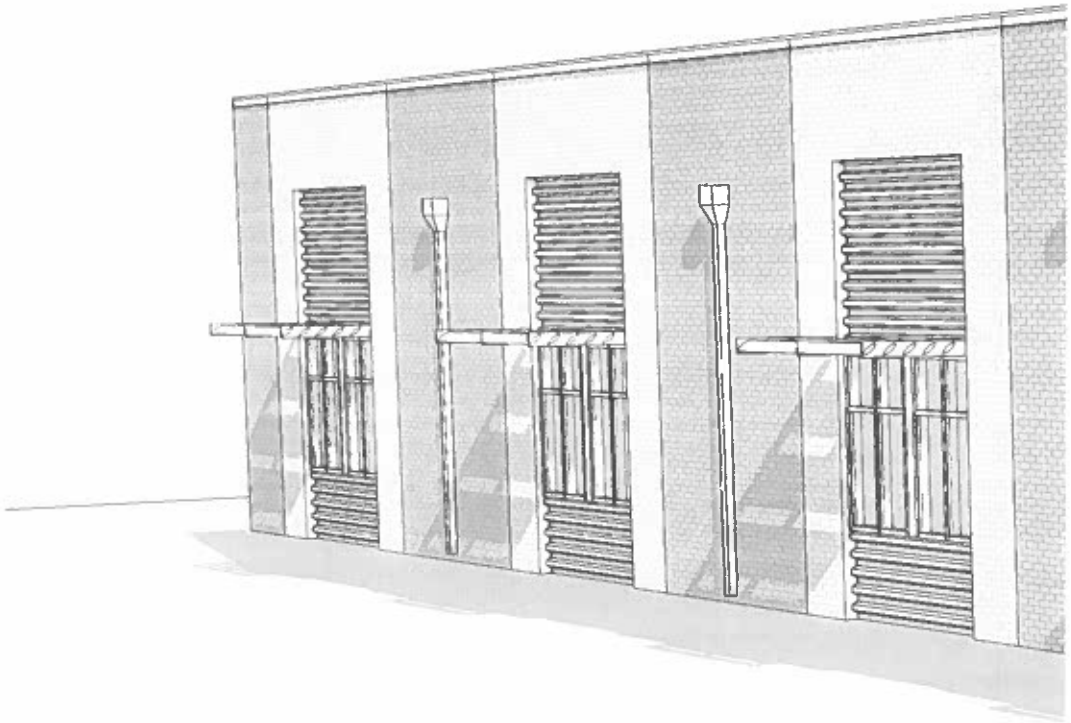
GRAPHIC SCALE: 1" = 150'-0"


PROPOSED BUILDING
ADDITION
0'
30'
60'
90'
GRAPHIC SCALE: 1" = 30'-0"


1
2"
10"
16' - 4"
OFFICE 3
10' x 14'
2
A-501
OFFICE 2
10' x 12'-4"



TOP OF PARAPET
19' - 6"



REZONING APPLICATION

I certify that all the information on this application and any documentation attached are correct to the best of my knowledge.

Applicant: Boiler Tube Company of America (506 Charlotte Hwy Lyman SC 29365)

Email Address: dmler@boilertubes.com Phone Number: 864-949-2847

Property Owner: Boiler Tube Company of America

Email Address: dmler@boilertubes.com Phone Number: 864-949-2847

[ ] Rezoning

1. Property address: 506 Charlotte Hwy Lyman SC 29365 Tax Map Number: 5-15-03-051.04
2. Current Use of Property: Industrial/manufacturing Acreage of Property: 19.8 acres
3. Current Zoning of Property: General Industrial District Proposed Zoning: Flexible Review District (FRD)
4. Reason for Rezoning Property: To further define the property usage and allow for flexible building setbacks to accomodate future building expansions
5. Surrounding Property Zonings
   a. North: Charlote Hwy/Residential
   b. East: Wellford Street/Residential
   c. South: Wellford Street/Railroad/Residential
   d. West: Lucile Street/Residentail

Pursuant to the South Carolina Local Government Comprehensive Planning Enabling Act (Section 6-29-1145 of the South Carolina Code of Laws), is this tract or parcel restricted by any recorded covenant, restriction, easement, etc., that is contrary to, conflicts with or prohibits the (proposed) permitted activity?

___ *Yes* X *No*

- By signing below, you are stating that you have Read the Town of Lyman Zoning Ordinance requirements for the district you are requesting and have addressed these in the proposed development plans.
- All supporting documents, plans, proof of ownership deeds, and fees need to be submitted with this application in order to be considered a complete application.

Signature: Dave Miller Date: 10/2/25

---------- *For Official Use Only* ----------

[ ] APPROVED [ ] DENIED

Zoning Administrator: MWorkman Date: 11/7/25

Current Zoning District: _____ Fee Paid: 8/22/25

Setbacks: Front ____ Left ____ Right ____ Rear ____

Comments/Conditions: Planning Commission recommended denial 3-0.

Acting Agent Authorization Form

If you are acting as the agent for the property owner, we need written documentation granting you the authority to do so. Please have the Property Owner complete the following form and return to Town of Lyman Planning and Zoning.

This form may be used only for the specific project and parcel(s) that are listed below. Town of Lyman is not responsible for fraudulent information provided to us.

Date: 08-21-2025

Project Name: Building Addition for Boiler Tube Company of America

Tax Map Number(s): 5-15-03-051.04

Address(s): 506 Charlotte Hwy Lyman SC 29365

Property Owner(s): Boiler Tube Company of America

The above listed, registered property owner(s) of the above noted property, do hereby authorize C. Walden Jones, Jr. P.E., of McCutchen Engineering Associates

(Contractor / Agent) (Name of consulting firm)

to act on my behalf and take all actions necessary for the processing, issuance and acceptance of this permit, certification, or approval and any and all standard and special conditions attached.

I hereby certify the above information submitted in this application is true and accurate to the best of my knowledge.

(Property Owner Signature)

Diego Mier 864-949-2847
(Printed Name and Telephone Number)

Drew Simmons
Witness

Witness

STATE OF SOUTH CAROLINA
COUNTY OF SPARTANBURG
TOWN OF LYMAN

ORDINANCE NO. 11102025 ____

AN ORDINANCE TO DESIGNATE VERNON STREET AS A RIGHT-TURN-ONLY EXIT ONTO U.S. HIGHWAY 29 DURING SPECIFIED HOURS

WHEREAS, the Town of Lyman has the authority under South Carolina law and its municipal police powers to regulate traffic on public streets within the Town limits for the safety and welfare of its citizens;

WHEREAS, Vernon Street is a Town-maintained roadway intersecting with U.S. Highway 29 (Wade Hampton Boulevard), a state highway under the jurisdiction of the South Carolina Department of Transportation (SCDOT);

WHEREAS, the Town has determined that restricting left turns from Vernon Street onto U.S. Highway 29 during designated peak traffic periods will improve vehicular safety, reduce congestion, and facilitate the efficient flow of traffic at that intersection;

WHEREAS, the Town will coordinate with SCDOT and provide proper signage and public notice prior to enforcement of the right-turn-only restriction;

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE TOWN OF LYMAN, SOUTH CAROLINA, IN COUNCIL DULY ASSEMBLED:

1. Right Turn Only Designation. Vernon Street shall be designated as a right-turn-only exit onto U.S. Highway 29 (Wade Hampton Boulevard) during the hours of 7:00 a.m. to 9:00 a.m. and 4:00 p.m. to 6:00 p.m., seven (7) days per week.

2. Signage and Notice. Town staff shall coordinate with the South Carolina Department of Transportation to install and maintain appropriate regulatory signage at the intersection of Vernon Street and U.S. Highway 29, indicating "Right Turn Only" and the applicable time restrictions. The Town Administrator is authorized to take all administrative steps necessary to implement this Ordinance, including public notification.

3. Enforcement. The Lyman Police Department is authorized to enforce this right-turn-only restriction in accordance with applicable state and local laws. Violations shall be subject to penalties as provided by the Town's Code of Ordinances and state law.

4. Severability. If any provision of this Ordinance is held invalid or unconstitutional by a court of competent jurisdiction, such ruling shall not affect the remaining provisions, which shall remain in full force and effect.

5. Effective Date. This Ordinance shall take effect upon final reading and approval by Town Council, and upon installation of appropriate signage as required herein.

DONE AND RATIFIED this _____ day of _____, 2025, by the Mayor and Council of the Town of Lyman, South Carolina.

_____
David Petty, Mayor

ATTEST:
Reading:

_____
Candy Brock, Town Clerk

First Reading: November 10, 2025

Second Reading: _____


Right Turn only exiting Vernon St to US 29 during the hours of 7-9 am and 4-6 pm 7 days per week
VERNON S
12200
12196
29
12209
12221
12203
HOLIDAY ST
101
107