



## MINUTES

Regular Council Meeting  
Tuesday, December 16, 2025, 6:00 PM  
Immediately following Public Hearing Regarding Zoning Fees  
South Congaree Town Hall, Council Chambers  
119 West Berry Rd., West Columbia, SC 29172

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### **COUNCIL PRESENT:**

Cindy Campbell, Mayor  
Kitty Spires, Mayor Pro Tem  
Debbie McIver  
Dwayne Prosser

### **COUNCIL ABSENT:**

Brian Jackson

### **STAFF AND OTHERS PRESENT:**

Pastor Jerry Freeman, Congaree Baptist Church  
Crystal Bouknight, Town Administrator  
Kelli Ricard, Town Clerk  
Lt. James Marchant, South Congaree Police Department  
Wally Shangle, Planning Commission, Chairman  
Wayne Shuler, Palmetto Land Use Planning, LLC.  
Dennard Small, Haynsworth Sinkler Boyd Law Firm  
Chance Price, Lexington County Building Official

### **MEDIA NOTIFICATION:**

The agenda was posted at Town Hall, and The State, Free Times, Lexington County Chronicle, Cayce-West Columbia News, The Columbia Star, COLADaily.com, as well as radio and television stations, were notified by email on December 12, 2025.

#### **I. Call to Order**

Mayor Campbell called the meeting to order at 6:02 PM. A quorum was present.  
Mayor Campbell led in the Pledge of Allegiance. Pastor Jerry Freeman of Congaree Baptist Church led the invocation.

#### **II. Presentation**

- a. Mayor Campbell recognized Kelli Ricard, Town Clerk, to present the first-place awards to the winners of the Town of South Congaree Christmas Parade. Mrs. Ricard took a moment to thank the volunteer events committee, the South Congaree staff, the parade judges, and Dunn's Chapel Church. The First-Place awards were presented to the following:
- First Place Walking Category – Goins Dancing  
First Place Vehicle Category – Mack Heating and Cooling  
First Place Float Category – Steve's Deli
- The Mayor and Council congratulated all the winners and thanked them for participating in the parade.

#### **III. Approval of Minutes**

Mayor Campbell entertained a motion to approve the minutes for the November meetings. Mayor Pro Tem Spires made a motion to approve the minutes with amendments. The corrections noted were the November 10<sup>th</sup> minutes, item B, instead of Ronning, it should have been Ronnie. The November 18<sup>th</sup> meeting minutes, item H, on page 3, to say contacted instead of contracted. Council Member Prosser seconded the motion.

The motion passed unanimously.

#### **IV. Unfinished Business**

Mayor Campbell entertained a motion for second reading consideration to amend Title XV, Chapter 158, Section 261, of the Town of South Congaree Code of Ordinances regarding the Zoning Fees and Charges. Council Member McIver made a motion to approve, and Council Member Prosser seconded the motion.

The motion passed unanimously.

Mayor Campbell entertained a motion for second reading consideration to amend Title III, Chapter 31, Sections 1 and 2, of the Town of South Congaree Code of Ordinances regarding the Time of Meetings and Order of Business. Council Member Prosser made a motion to approve the second reading, and Council Member McIver seconded the motion.

The motion passed unanimously.

**V. Adjourn to Executive Session**

Mayor Campbell made a motion to adjourn to Executive Session for Contractual Matters Related to Building Official Services (Pursuant to S.C. Code Ann. § 30-4-70 (A) (1)), Discussion of Personnel Matters Related to the Police Department (Pursuant to S.C. Code Ann. § 30-4-70 (A) (1)), Discussion of Personnel Matters Related to the Town Employees (Pursuant to S.C. Code Ann. § 30-4-70 (A) (1)), and Update on Legal Advice Related to Pending Litigation (Pursuant to S.C. Code Ann. § 30-4-70 (A) (2)). Council Member Prosser seconded the motion. Mayor Campbell invited Chance Price into the executive session. Council adjourned to executive session at 6:14 PM.

The motion passed unanimously.

**VI. Reconvene to Regular Session**

Mayor Campbell stated no votes were taken during the executive session and made a motion to adjourn the executive session and reconvene to the regular session. Council Member Prosser seconded the motion. Council reconvened at 7:48 PM.

The motion passed unanimously.

**VII. After Reconvening to Regular Session, Action May be Taken by Council Regarding Matters Discussed in the Executive Session**

Mayor Campbell asked if there were any motions for consideration after leaving the executive session.

Council Member McIver made a motion to allow the Town Administrator to move forward with contractual matters related to building official services. Council Member Prosser seconded the motion.

The motion passed unanimously.

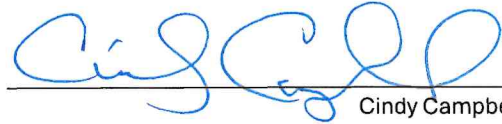
**VIII. Adjournment**

Mayor Campbell made a motion to adjourn, and Council Member McIver seconded the motion. The meeting adjourned at 7:50 PM.

The motion passed unanimously.



Kelli Ricard, Town Clerk



Cindy Campbell, Mayor

Date Approved: 1/13/26