

**Regular Council Meeting
February 16, 2026
Council Chamber-Clemson City Hall**

5:30 PM Work Session: Community Action Fund

City Administrator Andy Blondeau explained this is a proposal to invest in and allocate money from development contributions towards low to moderate income initiatives. Allie Sloan, the Executive Director of the Community Foundation of Greater Clemson presented a proposal for the creation of an endowment, which would allow this money to grow tax free. The endowment uses the investment income from the fund principal and takes a portion of the income to help the community through grants. Two potential paths for grant administration include the City of Clemson as administrators or the Community Foundation of Greater Clemson as administrators. The City of Clemson needs to decide the charitable purpose of the fund in order to move forward.

Call to Order: Mayor Halfacre at 6:15 p.m.

Invocation and Pledge of Allegiance: Council Member Sherrill

Members present: Mayor Halfacre presiding, Council Members Evans, Fulmer, Jones, Scott, Sherrill, and Smith.

Absent: None

Notification emailed: February 12, 2026 to the *Greenville News*, the *Journal*, the *Independent Mail*, the *Post and Courier*, the *Pickens Sentinel*, the *Easley Progress*, WSNW Radio, WYFF, WSPA, and Fox Carolina.

Public Session: Mayor Pro Tem Scott presiding. Comment from Stephanie Platt, 103 Mountain View Lane, regarding traffic lights, brush pickup, and Conversations with Council. Comment from Gay Eitenmiller, 137 Honeycomb Lane, regarding the budget retreat.

Approval of Minutes: Minutes from the February 2, 2026 Regular Council Meeting were approved as presented.

Reports/Discussion

Recognize outgoing board and commission members for their service. - Mayor Robert Halfacre read a list recognizing the outgoing board members. Board of Architectural Review: David Allison and Christine Tedesco. Board of Zoning Appeals: Robert Healy. Economic Development Advisory Committee: Jason Beaty, Neil Burton, John Ducworth, Cameron Farish, Bryon Leggett, John Shaughnessy, Ric Ware, and Doug Zirbel. Parks, Recreation, Arts, Culture, and Tourism Committee: Fran McGuire, Kyle McLean, and Mindy Spearman. Sustainability Committee: Nanda Edgerton, Andrew Evans, and Nancy Spitler.

Discuss an Ordinance confirming and ratifying the annexation of, and/or annexing, certain property contiguous to the city limits, and enlarging the city limits; and for providing other related matters. -

**Regular Council Meeting
February 16th, 2026**

City Administrator Andy Blondeau explained clarifies the annexation of the Grange property that occurred in November of 2022. This will ensure Pickens County recognizes the annexation moving forward. We have annexation petitions for 100% of the homeowners. This will move to 1st reading at the next meeting. Residents in both the Grange and Longleaf Vickery subdivisions have contacted the City about having their addresses changed from Central to Clemson. The process to get the address changed will require a survey sent from the post office asking residents if they would be in favor of the change. After that, the post office will have 60 days to respond.

Development Strategy Discussion. - Assistant City Administrator Nathan Woods explained the history of land use planning in Clemson. He explained the growth of Clemson through its comprehensive plans from the 1970s to present. The next steps following the Comprehensive Plan include a zoning rewrite and a neighborhood protection overlay.

Discuss disposal of surplus Utilities vehicles and equipment. - Interim Utilities Director Dusty Hayes presented a list of equipment that needs to be sold to make room for new equipment.

Staff Reports

City Administrator Andy Blondeau: The Black History Luncheon is on 2/28. Please RSVP to Andy if you would like to attend. Coach Earle Gaines will be recognized next meeting due to a scheduling conflict. The parking survey is live on the website.

Policy Action

Ordinances

Consider 2nd reading of the Draft 2045 Comprehensive Plan. - Planning Intern Leah Kaisner presented that there were no updates. Comment from Rupert McGinty, 206 N Clemson Avenue, regarding the pros and cons of the Comprehensive Plan. Council Member Fulmer made a motion, seconded by Council Member Scott, to approve 2nd reading of the Draft 2045 Comprehensive Plan. Vote on this motion was unanimous.

Consider 2nd reading of the sublease agreements between the City and Clemson Free Clinic and between the Clemson Free Clinic and Healing Bridges Counseling Center. - Community Engagement Coordinator Lindsey Newton noted that there have been no changes since the last meeting. Council Member Scott made a motion, seconded by Council Member Fulmer, to approve 2nd reading of the sublease agreements between the City and Clemson Free Clinic and between the Clemson Free Clinic and Healing Bridges Counseling Center. Vote on this motion was unanimous.

Consider 1st reading of a text amendment to Chapter 2-47-f regarding abstentions. - Council Member Jones noted this is the same as the MASC recommended policy. Comment from Robert Lee, 113 Pressley Drive, regarding definitions. Council Member Scott made a motion, seconded by Council

**Regular Council Meeting
February 16th, 2026**

Member Fulmer, to approve 1st reading of a text amendment to Chapter 2-47-f regarding abstentions. Vote on this motion was unanimous.

Consider 1st reading of a proposed amendment to the townhouse definition in the Rental Housing Ordinance. - Zoning and Codes Administrator Jacob Peabody read the proposed definition. Council Member Scott made a motion, seconded by Council Member Fulmer, to approve 1st reading of a proposed amendment to the townhouse definition in the Rental Housing Ordinance. Vote on this motion was unanimous.

Other Policy Items

Consider awarding a Construction Manager at Risk Contract for the design phase of the new Arts Center Facility. - City Engineer Nathan Hinkle noted the amount is \$42,000 to Thompson Turner that was achieved through negotiations. Council Member Fulmer made a motion, seconded by Council Member Smith, to approve awarding a Construction Manager at Risk Contract for the design phase of the new Arts Center Facility. Vote on this motion was unanimous.

Consider awarding the Totties Place Connector project to the qualified low bidder. - City Engineer, Nathan Hinkle noted the low bidder was Foothills Contracting in the amount of \$165,775. Council Member Fulmer made a motion, seconded by Council Member Scott, to approve awarding the Totties Place Connector project to the qualified low bidder. Vote on this motion was unanimous.

Consider awarding the 2026 SCDOT Road Resurfacing project to the qualified low bidder. - City Engineer, Nathan Hinkle explained the low bidder was Civil Pros Inc. in the amount of \$446,254.24. Council Member Scott made a motion, seconded by Council Member Smith, to approve awarding the 2026 SCDOT Road Resurfacing project to the qualified low bidder. Vote on this motion was unanimous.

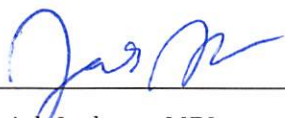
Mayor-Council reports/comments/new business

Council Member Evans: Offered to join the JCUAB Transportation committee.

Council Member Jones: Offered to join the JCUAB Housing committee.

There being no further business, a motion was made, duly seconded, and unanimously approved to adjourn the meeting at 7:50 p.m.

Respectfully submitted,



Jeremiah Jackson, MBL

Approved

By: 

G. Robert Halfacre, Mayor