

City Council Minutes
April 7, 2026

Orangeburg City Council held its regularly scheduled meeting on Tuesday, April 7, 2026, at 6:00 pm in Council Chambers, 933 Middleton Street with Mayor Butler presiding.

PRESENT:

Michael C. Butler, Mayor
Annette Dees Grevious
Jerry Hannah
Jordan E. Hawkins
Dr. Kalu Kalu, Mayor Pro Tem
L. Zimmerman Keitt
Sandra P. Knotts

A motion was made by Mayor Pro Tem Kalu, seconded by Councilmember Keitt to approve March 17, 2026, City Council Minutes. The motion was unanimously approved.

Mayor Butler recognized Adaptability as the April Orangeburg County Community of Character Trait.

Director of Felton Laboratory Charter School, Dr. Jean Graddick, presented an overview of the school and announced enrollment is open for the 2026-2027 school year.

Mayor Butler and Council presented a Retiree Resolution to Paul R. Leedecke for thirty-nine years, four months and seven days with a retirement date of February 13, 2026.

Mayor Butler and Council presented a Retiree Resolution to Samuel J. Jenkins for forty years and two days with a retirement date of March 12, 2026.

Mayor Butler and Council presented a Resolution to Melvin Hart, Derwin Braley, Khamari Cleckley, Willie Townes, and Sean Nimmons in recognition of earning the rank of Eagle Scout.

DPS Chief Austin addressed Council concerning an update on Feral Cats. He stated, "We have been working with the Humane World for Animals, the Love of the Paw Animal Rights Group, the Orangeburg County Animal Control Team as well as the South Carolina Society for the Prevention of Cruelty to Animals. The community cat issue is a much larger issue than one community. One of the challenges is trying to find a humane way to ensure that the cats are treated in a manner that we would expect any other animal to be treated. We have talked with other members of the affected neighborhood and the one that brought us together on this. We tried using ultrasound devices that did not work. Now we are looking at using a sprinkler system that is designed not to hurt the animals but to prod them away from a particular property. We have talked with some of the other residents in the area about moving the food and water location to either the back portion or to another side and hopefully that will distract them from congregating or gathering in yards where they are not wanted. We talked about the prospect of a trap, neuter, and return resolution or ordinance to try to control the population situation. If they are not neutered or spayed, they tend to reproduce and that becomes problematic. Things that have been suggested as workable are the trap, neuter, return, targeting efforts, return to fields, services for pet owners, and more importantly, trying to bring about a sense of communication and collaboration within communities to see if there could be some agreement. We are not trying to eliminate cats from the community but find a humane, respectful way so that the people who enjoy animals will be able to continue to interact with them. We are working feverishly with public and private organizations to try and bring some resolve."

Mayor Butler stated, "I am an animal lover too, but you cannot infringe on other people like the lady said there were 16 cats in her yard and on her air conditioner. She should not have to deal with that. If the neighbor wants to feed them, that is fine, but they need to make sure the cats are on their side."

Councilmember Keitt stated, "When Ms. Moore called me, I let her know this was on the agenda for information and to give Chief Austin a little more time. I certainly hope we will be able to find

some kind of solution because it is unfair to neighbors that do not care for the cats on their property.”

Councilmember Hawkins asked, “What if these were community dogs? Is there another standard? If you are feeding and watering them, is that not some type of ownership? Ms. Moore is paying for animal control services. This has been going on for three years. I do not feel she is receiving adequate services. I spoke with Ms. Moore also. If you trap, neuter and return 16 cats, you still have 16 cats. We still have the same problem. I do not think it is fair to her to have to deal with this. No one wants to own the cats, but they want to feed, water and pay to get them spayed and neutered. Is there an ordinance saying if you feed and water them, you claim ownership of those cats?”

Chief Austin stated, “No, there is not an ordinance. Basically, you are asking us to handle a problem that there is no guidance for. Again, we are having to work with these public and private agencies to try to find solutions. For example, we are now trying things from the booklets that are in your packets. It may be helpful that you consider an ordinance as it relates to community feral cats. We have plenty of literature and ordinances as it relates to dogs which might account to why you do not see as many of them because we know when we see a dog that is unrestrained and does not have a collar, we pick it up.”

Councilmember Hawkins asked, “Does the same not apply to cats?”

Chief Austin stated, “No, the feral cats are almost a protected species.”

Councilmember Hannah asked, “I applaud you for the work you are doing on this. I know it is a sensitive matter that is not only happening in District 3. Are we offering adoptions as a part of the strategy? Are we working with Ms. Jane Singh, Love of the Paw as a part of the plan we are putting together. If people knew cats were available for adoption that had already been treated, they may be interested.”

Chief Austin stated, “This is one of the options we are working on. As we develop options, we will bring them back to you for your consideration.”

Councilmember Grevious stated, “From my understanding, if there was an ordinance to address feral cats, DPS would have better guidance on the issue. Mayor and Council, I recommend that we look at addressing the feral cat issue as we explore this animal control ordinance.”

Mayor Buter stated, “We need to request our City Administrator to request the City Attorney research adding language concerning feral cats.”

Mayor Pro Tem Kalu stated, “Pages 15-20 in the book you distributed are good guidelines for controlling this issue. The numbers will dimmish because they will not be reproducing. I request the City Administrator investigate this in a scientific way because it is a nuisance.”

Councilmember Hawkins asked, “Have you thought about getting the social media coordinator to take photos of these cats to see if someone wants to adopt them?”

Chief Austin stated, “I think that is an excellent idea and I will be more than happy to get with her and discuss.”

City Administrator Evering addressed Council concerning approval of proposed City of Orangeburg Budget Calendar for Fiscal Year 2026-2027. He stated, “This is the annual budget calendar that we request approval. I want to highlight some important dates for your consideration. On June 9 the budget workshop is scheduled at the DPU Operations Center from 10am – 2pm where we will seek your guidance in terms of your priorities for the upcoming fiscal year. On July 14 the budget work session will be held in Council Chambers 10am – 2pm. In that session, we will take the feedback received from Council on June 9th and incorporate it into our budget. On August 4, first reading will be held. On August 18, the public hearing and second reading will be held and third reading on September 1, 2026. We traditionally keep the second meeting in September as an alternate date just in case we need to make changes. Fiscal year will begin October 1, 2027.”

A motion was made by Councilmember Keitt, seconded by Councilmember Grevious to approve the proposed City of Orangeburg Budget Calendar for Fiscal Year 2026-2027. The motion was unanimously approved.

City Administrator Evering addressed Council concerning a resolution for Fair Housing Month. He stated, "This is an annual resolution Council traditionally passes at the request of the Lower Savannah Council of Government recognizing April as Fair Housing month to promote equality in fair housing."

A motion was made by Councilmember Grevious, seconded by Councilmember Knotts to approve a resolution recognizing April as Fair Housing Month. The motion was unanimously approved.

City Administrator Evering addressed Council concerning first reading of an ordinance authorizing the transfer of approximately 1.3 acres of real property located at 1895 Columbia Road with TMS# 0174-17-08-005.000. He stated, "The property at 1895 Columbia Road is a vacant house that the City has owned for some time. The City received an offer from Ms. Mozelle Bowman Carter to purchase the 1.3 acres property for \$150,000. This compares favorably with comparable properties in the area in terms of purchase price per acre. The median market value per acre in that area is \$141,000 per acre."

A motion was made by Councilmember Hannah, seconded by Councilmember Keitt to approve first reading of an ordinance authorizing the transfer of approximately 1.3 acres of real property located at 1895 Columbia Road with TMS# 0174-17-08-005.000. The motion was unanimously approved.

Assistant City Administrator Williams addressed Council concerning first reading of an ordinance for consideration of a Zoning District map change from A-2 Residential, Multi-Unit District to A-3, Residential, General District for property belonging to Maddie FR & Tru Ryder Services, LLC located at 841 Oak Street TMS# 0173-10-10-030.000. She stated, "This item was discussed at the March Planning Commission Meeting, and a public hearing was held. As required notices were sent to all residents in the area to notify them of the potential change. We sent out a second notice. Nothing changed, we needed to make sure the verbiage matched our zoning verbiage. To help define this more, I will read the definition of A-2 and A-3. A-2 is intended to accommodate residential development and a variety of housing types on smaller lots. A-3 is intended to accommodate single family and duplex dwellings. The developer wished to build student housing. Currently, the City does not have ordinances that address student housing. If I am a developer and want to build student housing, I must go through a series of processes. The first is the Planning Commission to approve the rezoning and then the Zoning Board of Appeals to request special accommodation regarding the plans. At the public hearing, the developer showed his plans for student housing at 841 Oak Street. Also, if the zoning had changed to A-3, it did open that community for mobile homes which is not what the community wants. It is the special accommodation with the Planning Commission that the developer had to go through to build student housing. There were eight members of the community who spoke in addition to the developer. None of them were in support of the zoning district map change. The Planning Commission asked a lot of questions to understand the developer's plan. The Planning Commission voted to recommend denying the zoning district map change."

Councilmember Grevious stated, "I applaud the efforts of the developers to try to address the dire need for student housing and I encourage them to engage in conversation with South Carolina State University (SCSU) or Claflin University to develop a plan to identify a location for student housing. On Russell Street, just to the side of SCSU, there are over six dilapidated houses in that area and perhaps that is a location for student housing. However, I must represent the residents in this district. On their behalf, as well as my own as I am a resident in this district, I implore you to honor the recommendation of the Planning Commission and deny approval of this zoning change. As Mrs. Williams stated, I think it is important that we look at not only developing an ordinance for student housing but also set aside time to review all our zoning ordinances and address any changes that may be needed."

Mayor Pro Kalu stated, "You used the words mobile home. I do not think we want any mobile homes in the City. What about affordable housing? We also need affordable housing for our citizens. I agree with my collegiate that we need to deny approval."

Assistant City Administrator Williams stated, "The developer can move forward with building some type of housing. They are planning to build some type of professional housing under the A-2 which is what the property is currently designated. They would need to have the plans changed and reviewed by the zoning official."

Mayor Butler stated, "Oak Street is an older community. They have had trouble there with parties and noise that DPS had to be called. I am not saying all students are bad, I do not want to generalize. I do not want to see that street interrupted with a lot of noise and parties. We do not want mobile homes there. I agree to deny this because I do not want to see this neighborhood interrupted."

Councilmember Knotts asked, "When these developers come to Orangeburg looking for locations for housing. Do you know if they talk to the residents? I feel that is part of the issue. If you were to have a conversation with the folk who live there, they would better be able to tell you yay, nay or whatever. I do not know how the City would go about letting them know that. But I think that would guide them along the way in terms of where they would place these developments. I think there should be some conversations with them before they start to look at a development and not take heed to the people that live there. I think that is just disrespectful. You cannot disrupt a community just because you think that is an ideal place."

City Administrator Evering stated, "I agree with what you said, I subsequently spoke with the developer who acknowledged it was a mistake not to come speak to the community and said they would do so moving forward in consideration of any other type of development in that area."

Councilmember Grevious stated, "I agree with you Councilmember Knotts and think perhaps we can address if we revisit these zoning ordinances and place some language like that in it. I think it is our job to protect and preserve our neighborhoods in our City and protect the homes of our residents. I think it is important that we look at these zoning ordinances especially with the current need for student housing and all these developers want to place student housing here. I know a review of our comprehensive plan is also coming up which will hopefully give some guidance in terms of where we want to see things placed within the City."

Assistant City Administrator Williams stated, "As some additional information, we will be working with the Town of Clemson. They are a small college town like Orangeburg and are willing to share what they have learned over the years in terms of zoning to help us to craft something for student housing. The initial conversation is scheduled this Friday."

Councilmember Keitt stated, "When we receive a recommendation from the Planning Commission, we want to make sure they did the right thing and that is where Council comes in to look out for our constituents to make sure we have the best place to work, live and recreation in Orangeburg."

A motion was made by Councilmember Grevious, seconded by Councilmember Hannah to deny first reading of an ordinance for consideration of a Zoning District map change from A-2 Residential, Multi-Unit District to A-3, Residential, General District for property belonging to Maddie FR & Tru Ryder Services, LLC located at 841 Oak Street TMS# 0173-10-10-030.000. The motion was unanimously approved.

Assistant City Administrator Williams addressed Council concerning first reading of an ordinance for consideration of a Zoning District map change from A-2 Residential, Multi-Unit District to A-3, Residential, General District for property belonging to Maddie FR & Tru Ryder Services, LLC located at 1090 College Avenue TMS #0173-07-21-001.000. She stated, "The public hearing was held at the March Planning Commission meeting. The developer spoke in detail about his plans for student housing. Two members of the community spoke against the rezoning. The Planning Commission voted to recommend denying the zoning district map change."

Councilmember Grevious stated, "I want to echo the comments that I made regarding Item six and the same stands for Item seven."

A motion was made by Councilmember Grevious, seconded by Councilmember Hannah to deny first reading of an ordinance for consideration of a Zoning District map change from A-2 Residential, Multi-Unit District to A-3, Residential, General District for property belonging to

Maddie FR & Tru Ryder Services, LLC located at 1090 College Avenue TMS #0173-07-21-001.000. The motion was unanimously approved.

DPU Manager Harley addressed Council concerning approval of proposed Department of Public Utilities Budget Calendar for Fiscal Year 2026-2027. He stated, "On the proposed DPU Budget Calendar, the Budget Work Session is scheduled for June 30 at the DPU Operation Center 10am to 2pm."

A motion was may by Councilmember Keitt, seconded by Councilmember Knotts to approve the proposed Department of Public Utilities Budget Calendar for Fiscal Year 2026-2027. The motion was unanimously approved.

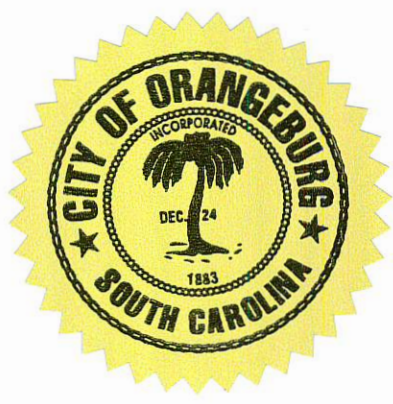
A motion was made by Councilmember Grevious, seconded by Councilmember Knotts to go into Executive Session concerning discussion of matters relating to the proposed location, expansion, or the provision of services encouraging the location or expansion of industries or other businesses in the area served by the public body. SC Section 30-4-70 (a)(5) – Project French, Discussion of negotiations incident to proposed contractual arrangements and proposed sale or purchase of property and the receipt of legal advice. Section 30-4-70(a)(2) – a) Duke Energy of SC and b) Old City Gym, 1420 Broughton Street and Discussion of employment, appointment, compensation, promotion, demotion, discipline or release of an employee. SC Code Sec. 30-4-70(a)(1) – Department of Public Safety. The motion was unanimously approved.

Council did not return to open session. There being no further business, the meeting was adjourned.

Respectfully submitted,

Linda McDaniel

Linda McDaniel
City Clerk





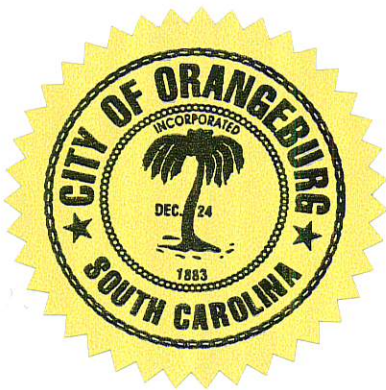
RESOLUTION FOR FAIR HOUSING

- WHEREAS,** the City of Orangeburg desires that all its citizens be afforded the opportunity to attain a decent, safe, and sound living environment; and,
- WHEREAS,** the City of Orangeburg rejects discrimination on the basis of race, religion, color, sex, national origin, disability and/or familial status in the sale, rental or provision of other housing services; and,
- WHEREAS,** the State of South Carolina enacted the South Carolina Fair Housing Law in 1989; and,
- WHEREAS,** April is recognized nationally as Fair Housing Month.

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of the City of Orangeburg, South Carolina, in Council assembled, do officially recognize April as

“Fair Housing Month”

Passed by the City Council of the City of Orangeburg, State of South Carolina, this 7th day of April 2026.



Mechan C. Beale

MAYOR

[Signature]

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MEMBERS OF COUNCIL

ATTEST:

Linda McDaniel

City Clerk



RESOLUTION


- WHEREAS, Paul R. Leedecke faithfully served the City of Orangeburg for thirty-nine years, four months and seven days with a retirement date of February 13, 2026; and,
- WHEREAS, he, through his long and faithful service, contributed greatly to the successful operation of the City of Orangeburg; and,
- WHEREAS, the City Council, in recognition of the fine contribution rendered the City of Orangeburg, wants to inscribe on the records its appreciation.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Members of Council, in Council assembled, do officially recognize the faithful service rendered to the City of Orangeburg in the capacities in which he served the City, and we take pride in commending him for a job well done.

BE IT FURTHER RESOLVED that a copy of this Resolution, in appreciation for his devotion of duty to the City of Orangeburg, be placed in the minute book of the City and a copy furnished to Mr. Leedecke in recognition of his services.

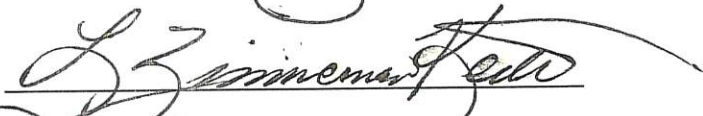
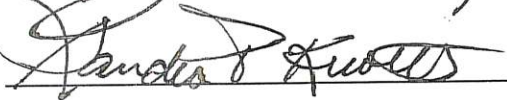
PASSED BY the City Council of the City of Orangeburg, State of South Carolina, this 7th day of April 2026.




MAYOR








MEMBERS OF COUNCIL

ATTEST:


CITY CLERK



RESOLUTION

WHEREAS, Samuel J. Jenkins faithfully served the City of Orangeburg for forty years and two days with a retirement date of March 12, 2026; and,

WHEREAS, he, through his long and faithful service, contributed greatly to the successful operation of the City of Orangeburg; and,

WHEREAS, the City Council, in recognition of the fine contribution rendered the City of Orangeburg, wants to inscribe on the records its appreciation.


NOW, THEREFORE, BE IT RESOLVED that the Mayor and Members of Council, in Council assembled, do officially recognize the faithful service rendered to the City of Orangeburg in the capacities in which he served the City, and we take pride in commending him for a job well done.

BE IT FURTHER RESOLVED that a copy of this Resolution, in appreciation for his devotion of duty to the City of Orangeburg, be placed in the minute book of the City and a copy furnished to Mr. Jenkins in recognition of his services.

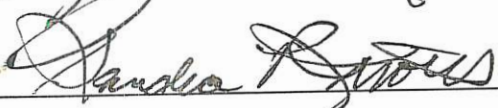
PASSED BY the City Council of the City of Orangeburg, State of South Carolina, this 7th day of April 2026.


MAYOR



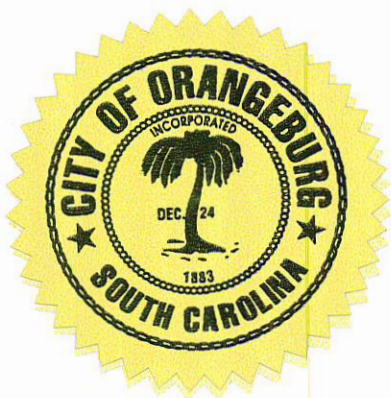









MEMBERS OF COUNCIL



ATTEST:


CITY CLERK