



TOWN OF CAMPOBELLO

Council Meeting – Work Session Minutes

October 6, 2025

1. The Work Session meeting of the Campobello Town Council was called to order by Mayor Shamis October 6, 2025, at 6:30 p.m. located at 50 Broad St., Campobello, SC. Council Members present were Aaron Ash and Alician Sprouse. Also, in attendance was Officer Chad McNeill, Police Chief, Chris Miller, Fire Chief Brandon McNeill and Town Admin Trey Eubanks. Council Members, Joe McDowell and Reitha Stevenson were absent.
2. **NEW BUSINESS:**
 - Council reviewed Chapter 3: Animals Ordinances and determined that no revisions are necessary at this time. Council was informed of a prior issue involving a neighbor's dog that had been reported for biting. The matter has been addressed with the owner, and the dog is now kept on a leash when outside.
 - A list of County roads was provided to Council. The County will no longer provide services to any roads within the Town. Mayor Shamis said they need to provide something since the residents pay a county tax, as well as municipal tax.
 - An inventory list will be updated by the Police and Fire Department.
3. **OLD BUSINESS:**
 - Fire Chief McNeill had a meeting with Dr. Littlefield regarding placement of the generator at First Baptist Campobello. He expressed no objection, but requested that an agreement be put in writing for clarity in the future. The agreement would state that the generator, since it originated from federal property, remains the Town's property. Any permanent improvements, such as electrical boxes mounted on the wall or a concrete pad, would remain in place unless the church requests removal, in which case the Town would remove them. This is simply to ensure clarity 25 years down the road. The Town has reached out to the County to see if Emergency Preparedness already has a template agreement in place. The church deacons will review the matter at their upcoming meeting. In the meantime, Dr. Littlefield assured us that the church facilities could be used, if needed.
 - Council Member Ash mentioned that he and Council Member McDowell continue to work on revising the ballfield agreement and should have a draft to present to Council by the next meeting. This item will be tabled until November's meeting. Officer McNeill asked if a fee could be implemented to anyone reserving the ballfield, whether they are a resident or non-resident. Clerk Hyder also mentioned that she has had non-residents rent the ballfield under someone's name who is a resident. Council Member Ash assured everyone that the revisions will take care of those issues.
 - Charter/Spectrum's Franchise fees have not been increased since 2011. If Council would like to increase the fee from 3% to 5%, they would need to vote to do so and complete the Secretary of State's form. This item will be added to November's agenda.

4. OTHER BUSINESS:

- An update was provided on the Gateway sign by Town Admin, Trey. A meeting was held on September 23rd, with staff and Council Member, Joe McDowell present. Renderings prepared by SignForce, along with examples from other jurisdictions, were reviewed. The group discussed placing the new sign above the existing directional signage and setting it back slightly to preserve space in the parking triangle. Enhancements such as adding river rock were also considered, which would improve appearance while requiring no maintenance. The preference expressed was for a taller sign. SignForce is preparing a revised rendering, and once received, it will be shared with Council.
- Council discussed preparations for Cleanup Day. Supplies (trash cans and bags) are covered. Pressure washing of ballfield bleachers was discussed. Access to water through the school district office is being confirmed. If not available on Cleanup Day, work will be completed at a later time.
- Council confirmed the Town will host the Municipal Association meeting on October 23rd at Old Mill Village (time TBD, likely 6:30 p.m.). Catering options are being reviewed, with Pinkers Snack Shack noted as a potential option.
- Council noted that bush hogging has been scheduled for Roberts Street and will be completed before the end of October. The property owner has been updated and is agreeable with the timeline.
- Council noted that Inman is expected to host the next municipal summit; confirmation is pending. Council discussed concerns with county support for municipalities and agreed that a formal written agreement may be needed.

5. ADJOURNED on October 6, 2025 at 6:53 p.m.

Town of Campobello Council Minutes were recorded by Town Clerk, Kim Hyder, on this 6th day of October, 2025.



TOWN OF CAMPOBELLO

Council Meeting – Regular Meeting Minutes

October 6, 2025

1. The Council meeting of the Campobello Town Council was called to order by Mayor Shamis October 6, 2025, at 7:00 p.m. located at 50 Broad St., Campobello, SC. Council Members present were Reitha Stevenson, Aaron Ash and Alician Sprouse. Also, in attendance was Officer Chad McNeill, Police Chief, Chris Miller, Fire Chief Brandon McNeill and Town Admin Trey Eubanks. Council Member, Joe McDowell was absent.
2. Council was introduced.
3. Mayor Shamis asked if Council had reviewed the September 2, 2025 work session minutes and September 2, 2025 council meeting minutes. Motion was made by Council Member Ash accept the September 2, 2025 work session minutes and September 2, 2025 council meeting minutes, as written, which was seconded by Council Member Sprouse and unanimously approved.
4. Mayor Shamis thanked Planning and Zoning, noting that residents outside town limits greatly appreciate their work. Mayor Shamis and Council Member Ash also informed Council that the Town will receive penny tax revenue beginning June 2026, with over \$200,000 anticipated for road improvements.
5. TOWN ADMIN:

Interim Town Administrator, Trey Eubanks, reported that additional funding includes \$92,050 from Spartanburg County, with a CTC match expected, and \$40,424 remaining from road fee funds. Total available for roads is projected at \$224,524. Council reviewed cost comparisons between County estimates and Bird Paving, with Bird's Paving quotes noted as significantly lower. Town staff are confirming whether projects can be contracted directly for cost savings. Roads added to the list include Emma Drive. Council noted the potential to make significant progress on paving projects in 2026.

Council reviewed updates from staff and Council Member McDowell regarding placement and design of the gateway sign. The preferred option is to set the sign back slightly, elevate it for visibility, and provide lighting. SignForce is preparing revised renderings for Council consideration prior to bidding.

The School District has delayed sewer service participation due to upcoming referendums. The Town will continue evaluating its strategy before holding a public meeting.

In regards to funding from Hurricane Helene, FEMA has reimbursed 100% for power line damage. Road repair reimbursement was denied; however, the Town is awaiting \$170,000 for equipment/time costs. The USDA application is in progress; final requirement is a third bank letter. Funding, if approved, could support road projects. FEMA and USDA funds may be used in combination.

The Town has submitted a Municipal Association Problem Solver Grant application for a Facilities Master Plan and is awaiting response.

The current Charter/Spectrum franchise fee agreement dates to May 2011 (3%). State law allows up to 5%. Council may consider increasing the fee and filing the necessary form with the Secretary of State. Windstream is classified as a telecommunications company under state law.

Council briefly discussed and reviewed Chapter 3: Animal Ordinances. No revisions were deemed necessary.

Council reviewed prior community surveys provided by staff. The input supports continued efforts toward sewer service for the Town.

An updated Town Administrator job description was posted with a deadline of October 23. All applications will be forwarded to Council for review and consideration of interviews after the deadline.

A Vehicle Acquisition and Rotation proposal was prepared by Chief Miller and Chad regarding fleet rotation. The plan would replace aging vehicles with police-package vehicles available under state contract pricing. The proposal includes selling one or two older vehicles to offset costs and budgeting \$40,000 for replacement. The goal is to maintain a newer fleet, reduce maintenance costs, and phase out vehicles nearing the end of warranty or requiring major repairs.

Council Member Stevenson asked about options for lighting of the gateway sign, including solar versus traditional power. The sign company will provide quotes and an updated rendering showing light placement and focus. They will follow up with the sign company for an updated rendering.

Mayor Shamis asked about any terms and conditions associated with the road fee funds. Staff will confirm whether the funds are restricted to resurfacing or can be used for other improvements. County coordination may still be required for approval.

Mayor Shamis asked if the council had any further questions for the Town Administrator. No further questions were asked.

POLICE DEPT:

Chief Chris Miller reported that the Police Department handled a total of 243 calls in September. Officers conducted 82 traffic stops, resulting in 43 citations. Among those, there were five drug-related arrests (four involving marijuana and one THC case involving a vape). The School Resource Officers (SROs) handled 53 events, including home visits and letter deliveries. Officer McNeill has also been delivering letters and informational packets. Regarding staffing, the department is still seeking to fill a vacant SRO position. Some applicants have been from out of state or were previously released from other agencies under unfavorable conditions, so hiring continues cautiously.

In vehicle updates, the department is exploring options for replacing an aging vehicle experiencing transmission issues. A used vehicle from Surplus appears to be a good option. They are also reviewing possibilities for purchasing police package vehicles (Silverados or Tahoes) from Love Chevrolet in Columbia. Police package models feature upgraded engines and suspension systems. The department is considering having vehicle lighting installed locally to allow for quicker repairs and easier maintenance.

Council member Stevenson asked for more information regarding the vape and THC laws. Chief Miller noted that products must be properly labeled and accompanied by receipts, with testing currently requiring state lab verification and an eight-week turnaround time.

The SRO stationed at Landrum High School continues to perform well, and the school has expressed full satisfaction with the arrangement. During a recent manhunt in the Landrum area, it was requested that additional officer support be sent to the high school. Within ten minutes of the request, four officers were on campus, while other officers remained in Town to maintain coverage. The school's administration expressed appreciation for the department's quick response. The suspect involved was later apprehended.

Council expressed their gratitude to Chief Miller for his leadership and dedication in serving as Police Chief over the past year.

Chief Miller also reported that the department has received notification that its body worn camera grant has been approved and will cover approximately 90% of the costs. The grant will include around 15 new body-worn cameras and allow integration with the Axon system, enabling the department to use in-car cameras previously acquired from another agency. The department will cover a small portion of costs related to labor and installation, but the grant will significantly offset overall expenses. The agreement also provides for automatic camera upgrades every three years.

Mayor Shamis asked if the council had any further questions for the Police Department. No further questions were asked.

FIRE DEPT:

For the month of September, the Fire Department responded to a total of 24 calls. Of those incidents, 13 occurred within the fire service area, 7 within the Town of Campobello, and 4 were mutual aid responses assisting other agencies. It was noted that September was a busy month, with many of the calls being time-consuming and labor-intensive.

The department met with First Baptist Campobello regarding the use of their facility as an emergency shelter. Both parties agreed to put the existing understanding into a written agreement to ensure clarity for future leadership. The church's deacons will review the draft agreement at an upcoming meeting, and in the meantime, the church has assured the department that its facilities remain available for emergency use.

The department received its V-Safe Credit reimbursement, totaling just over \$14,000, which was used to purchase airbags for lifting heavy objects such as vehicles and debris. The new airbags have been installed and can lift up to approximately 214 tons in total.

The department is also awaiting results from a federal grant application, submitted earlier in the year. If approved, the grant—estimated at around \$180,000 would fund the replacement of all airbags and air cylinders. However, progress has been delayed due to a federal government shutdown.

An update was provided regarding an incident at Mr. Owensby's residence that occurred several months ago. Concerns were raised that the fire department had not been dispatched and that the ambulance response time was significantly delayed. Upon review, it was determined that the initial call comments did not meet the criteria to trigger a fire department response, as the fall was described as from ground level, with the patient alert and responsive, and no severe bleeding reported. However, Fire Chief McNeill noted that the dispatch process took an excessive amount of time, with approximately 7 minutes passing before an ambulance was sent enroute and 27 minutes total before arrival. For comparison, the department's standard for fire alarm dispatch is within 90 seconds of receiving a call. Chief McNeill expressed concern over the delay and stated that discussions are underway with county dispatch officials to address and improve response times. Mr. Owenby commended the Fire Chief on getting the information on the call.

Council Member Ash asked about turn out gear. Chief McNeill reported that the department recently received six new sets of turnout gear from the county. Each year, the county allocates around \$500,000 to be distributed among fire departments for equipment needs. Over the past few years, this has provided our department with four to six new sets annually. Last year, due to a greater need in Landrum, the department shared two of its sets with them, which were returned this year. That allowed us to receive a total of six new sets in this cycle. While the county funding covers the gear itself, the department is still responsible for purchasing helmets, boots, gloves, and flash hoods. Even so, the county support saves us about \$3,000 per set, which is a significant benefit. With these additions, we will now be able to equip all of our members with two sets of gear which is important because it allows gear to be cleaned and dried after a fire while firefighters still have another set available, the NFPA recommends two sets per firefighter for safety and hygiene and gear older than 10 years must be retired and is no longer permitted for use. Although we will need to spend several thousand dollars to complete the sets with helmets and boots, the county's contribution ensures that all of our firefighters will be in compliant, up-to-date gear.

Mayor Shamis asked for feedback from Fire Chief McNeill and what recommendations he would have for the County in relation to the issue of emergency calls. Fire Chief McNeill responded that there should be at least two ambulances dedicated to the Campobello/Landrum area at all times, given call volume and travel distance. Current practice leaves only one unit in Landrum, which is often pulled away to Inman, Boiling Springs, or even near Greenville, leaving northern Spartanburg County uncovered. A 20–25 minute wait for emergency response is unacceptable and dangerous. Additional ambulances and strategically placed new stations are needed to reduce response times. The county should explore increasing funding (including tax adjustments if necessary) to expand EMS capacity. Salaries and incentives for EMS workers need to be raised to help recruit and retain qualified paramedics. Landrum Rescue Squad supplements coverage but runs only when manpower is available. Not all county ambulances are staffed with paramedics anymore. County leadership should invest in training programs, scholarships, or recruitment pipelines to rebuild paramedic staffing levels. Spartanburg County's population continues to grow rapidly, but EMS coverage has not kept pace. Long-term planning should include population projections and proactive EMS expansion, not just reactive coverage.

Mayor Shamis asked where the airbags would be stored and had there been any issues with wrecks since the newly paved bridge on Hwy 11 had recently opened. Fire Chief McNeill answered that airbags are stored on the fire trucks and that they have not had any wrecks at the bridge since the repairs were made.

Mayor Shamis asked if Council had any further questions for the Fire Department, and none were raised.

6. Old Business-

- Mayor Shamis reiterated what the Town Administrator reported on sewer and that the School District has delayed sewer service participation due to upcoming referendums mentioned.
- Officer McNeill provided an update on code enforcement. Mr. Mock has removed the roof from his building, and as of this afternoon multiple contractors were on-site reviewing the project and preparing bids. Approximately three weeks ago, an engineer inspected the structure while demolition work was still underway and provided specifications regarding the type of beams and structural requirements. Based on those recommendations, a plan has been developed, and the project is currently in the bidding process. While there continues to be speculation within the community that the building may be torn down, the activity observed on-site indicates that contractors are actively considering roof replacement.

At the previous council meeting, Ms. Rist expressed concerns regarding the condition of a fence located beside her property. The property owner had initially misunderstood her request and believed she wanted the fence removed. After clarification that Ms. Rist desired the fence to remain in place, the property owner arranged for repairs, and the fence has since been restored.

The resurfacing project on Highway 11 has been completed, and equipment removal was observed today. While the project has improved the roadway compared to its prior condition, concerns were noted regarding the overall quality of the work.

SCDOT confirmed that one of its crews damaged the Town's flagpole at Depot Street during project work. An apology was issued for the oversight, and DOT has committed to replacing the flagpole.

- The most recent work at Gosnell Park has been completed. Mulch has been placed, and red dirt was brought in and spread after rain delayed the leveling process. Chief Miller and Hunter later returned to level the area again. It was noted that additional sand may need to be purchased if further leveling issues arise; this will be evaluated as the area settles.

Council discussed the need for improved trash receptacles at the park. The current plastic trash cans, which sit in makeshift stands, were considered inadequate. Members expressed interest in purchasing metal trash cans similar to those in use at Tiger River Park, which include covers to prevent rainwater from entering. The cost is estimated at approximately \$800 per unit. Funding availability is dependent on final approval of expenses related to the Caldwell Street fence project, which must be approved by the county delegation, and on costs for portable restrooms. While final figures are not yet available, Council agreed that funds should be available within the current budget. Following discussion, Council determined that at least one new trash can should be placed at the ballfield, which is now in greater use, and one should be placed at Gosnell Park to replace a damaged wooden receptacle. A motion was then made by Council Member Ash to purchase three new trash cans, allowing for one additional unit to be installed closer to the District Office side of the park, which was seconded by Council Member Sprouse and carried unanimously.

Council Member Stevenson would like for the stadium seating area of the ballfield to be pressure washed as there is moss growing on the seats. Access to water through the school district office is being confirmed. If not available on Cleanup Day, the work will be completed at a later time

- Council received an update regarding current and pending grants. It was reported that approximately \$30,000 remains available from the park grant. All other pending grants are still awaiting determinations.

Chief Miller was commended for securing a \$20,000 grant which will provide the Police Department with new body cameras. This is the first time the department has received new equipment of this type, and Council expressed appreciation for Chief Miller's efforts.

The Fire Department has approximately half a million dollars in grant applications submitted. These include requests for a new truck, a new building, and additional personnel. Discussion was held regarding a grant application specifically for staffing assistance, which has been pending for some time. Normally, determinations are announced by the end of September; however, the previous government shutdown delayed the process, and the current shutdown has caused additional postponement.

- Voting on a Request for Proposal for a Gateway sign is tabled until November's meeting.
- Voting to make First Baptist Campobello an emergency shelter is tabled until November's meeting.
- Council discussed the status of various roads within the Town of Campobello and Spartanburg County. A list of roads was reviewed that are no longer classified as county-maintained. Roads identified included Park Street, Smith Street, Fagan Street, Emma Drive, Turner Street, Pine Street, Green Street, Robert Street, and Pointe Drive. Additional roads included Darby Street, Rector Street, Mosley Street, and Cantrell Street. Ballard Street was also noted in the discussion.
- Council discussed the Franchise Fee, which has remained at 3% since 2011. Motion was made by Council Member Stevenson to increase the franchise fees from 3% to 5%, which was seconded by Council Member Ash and carried unanimously.

7. New Business-

- No action or update will be done to the Animal Ordinance.

8. Other Business

- Council received an update from Dawn Ford, Chairman of the Planning & Zoning committee, regarding current building permits and development. A new permit was issued for Bascule Ridge Lane within Vanderbilt Farms, and progress continues in that subdivision. The long-delayed permit for 71 Emma Drive has also been approved following compliance with Fire Marshal requirements, including installation of a hydrant and approval of the turnaround and culvert. It was noted that updates will occur on a portion of Emma Drive, though part of the roadway remains private. Discussion was held concerning Turner Ave., where no turnaround exists for emergency services; the Fire Department must back out due to the road being constructed prior to planning and zoning regulations.

Planning & Zoning also discussed an item scheduled for the next regular meeting concerning 275 Highway 357, located at the corner of Darby Street and Highway 357. The property owner initially petitioned to construct a duplex, which is not permitted under current zoning, but has since submitted a revised proposal for a single-family residence of less than 1,000 square feet with three

bedrooms. The home will face Darby Street rather than Highway 357 in order to mitigate traffic concerns. Because of the small and irregularly shaped lot, less than three-quarters of an acre, a special engineered septic system was required. The residence will have driveway access from Darby Street, will be situated on the left-hand side of the lot, and the septic system will be located along Highway 357.

- Officer McNeill was sworn in as Police Chief by Mayor Shamis.
- Town resident John Owenby asked Council Member Ash if he would tell the public what he would like to see done in Campobello if he were to be elected mayor. Council Member Ash declined to mention those at this time, but said that a meeting will be forthcoming.
- Town resident Lance Kaminer requested that the toddler swings at the park be lowered, if possible.

9. Adjourned- October 6, 2025 at 8:14 p.m.

With no further business presented, Council Member Stevenson made a motion to adjourn, seconded by Council Member Ash and carried unanimously.

Let it be known, there are times it may be necessary for the Council Members to enter an executive meeting.

Town of Campobello Council Minutes were recorded by Town Clerk, Kim Hyder, on this 6th day of October, 2025.