AGENDA
Greer City Council

December 9, 2025
Meeting Location: Greer City Hall, 301 East Poinsett Street, Greer, SC 29651

6:30 PM
Council Regular Meeting

Call to Order of Regular Meeting
Mayor Rick Danner

Invocation and Pledge of Allegiance
Councilman Jay Arrowood

Public Forum

Minutes of Council Meeting

1. November 25, 2025 Council Meeting Minutes (Action Required)

Administrator's Report
Andy Merriman, City Administrator

Old Business

1. Second and Final Reading of Ordinance Number 30-2025
   AN ORDINANCE AUTHORIZING THE CLOSURE OF A PORTION OF A PUBLIC ROAD IN THE CITY OF GREER (Park Avenue) (Action Required)

2. Second and Final Reading of Ordinance Number 31-2025
   AN ORDINANCE AUTHORIZING THE CONVEYANCE OF ANY AND ALL INTEREST IN CERTAIN REAL PROPERTY AND A TEMPORARY EASEMENT IN CERTAIN REAL PROPERTY LOCATED IN THE CITY OF GREER (Suber Road and Chick Springs Road) (Action Required)

New Business

1. First and Final Reading of Resolution Number 21-2025
   A RESOLUTION APPROVING OPIOID SETTLEMENT FUNDING DISTRIBUTION IN COMPLIANCE WITH THE SOUTH CAROLINA OPIOID RECOVERY ACT, S.C. CODE §11-58-10 ET SEQ. (Action Required)
   Catrina Woodruff, Assistant City Administrator

2. Sports and Events Center Guaranteed Maximum Price - Approval Request

The City of Greer received qualifications for construction manager at risk services for the construction of the Sports and Events Center located at 1529 S Hwy 14. Harper General Contractors was selected as the contractor for this project. Harper has provided the full Guaranteed Maximum Price Package to the City, and staff requests that the Guaranteed Maximum Price of $69,334,076 be approved by Council.
Funding for this project will come from the Corporation for Greer Fund. (Action Required)
Michael Sell, Deputy City Administrator

Executive Session

Council may take action on matters discussed in executive session.

1. Contractual Matter
   Request: Motion to enter into Executive Session to discuss a Contractual Matter pertaining to Project Keystone; as allowed by State Statute Section 30-4-70(a)(2).

Adjournment

Anyone who requires an auxiliary aid or service to effective communication or a modification of policies or procedures to participate in a program, service, activity or public meeting of the City of Greer should contact Keith Choate, ADA Coordinator at (864) 848- 5386 as soon as possible, but no later than 48 hours prior to the scheduled event.

CITY OF GREER, SOUTH CAROLINA

MINUTES of the FORMAL MEETING of GREER CITY COUNCIL
November 25, 2025

Meeting Location: Greer City Hall, 301 East Poinsett Street, Greer, SC 29651

Call to Order of the Public Hearing Mayor Rick Danner – 6:32 P.M.

The following members of Council were in attendance: Karuiam Booker, Mark Hopper, Lee Dumas, Wryley Bettis and Judy Albert.

Councilman Jay Arrowood was absent.

Others present: Andy Merriman, City Administrator, Tammela Duncan, Municipal Clerk, Mike Sell, Deputy City Administrator, Reno Deaton, Assistant City Administrator and various other staff.

Subject: Ordinance Number 30-2025
AN ORDINANCE AUTHORIZING THE CLOSURE OF A PORTION OF A PUBLIC ROAD IN THE CITY OF GREER (Park Avenue)

Kathleen Deveix, 134 Park Avenue stated she was representing the homeowners of the townhomes on Park Avenue. Ms. Deveix shared their concerns regarding the privatization of a portion of Park Avenue.

Mayor Danner asked three times if anyone else would like to speak and no one indicated an interest in speaking.

Mayor Danner adjourned the Public Hearing at 6:41 P.M.

Call to Order of the Formal Meeting Mayor Rick Danner – 6:41 P.M.

The following members of Council were in attendance: Karuiam Booker, Mark Hopper, Lee Dumas, Wryley Bettis and Judy Albert.

Councilman Jay Arrowood was absent.

Others present: Andy Merriman, City Administrator, Tammela Duncan, Municipal Clerk, Reno Deaton, Assistant City Administrator and various other staff.

DRAFT

Invocation and Pledge of Allegiance Mayor Rick Danner

Public Forum No one signed up to speak

Minutes of the Council Meeting
November 11, 2025

ACTION – Councilmember Wryley Bettis made a motion that the minutes of the November 11, 2025 Council Regular Meeting be received as written. Councilmember Mark Hopper seconded the motion.

VOTE - Motion carried 6-0.

Departmental Reports

Economic Development, Engineering, Finance, Fire Department, Municipal Court, Parks, Recreation & Tourism, Planning and Development Department, Police Department, Public Services and the Social Media and Website Activity Reports for October 2025 were included in the packet for informational purposes.

Finance
Chris Kline, Finance Director presented the Financial Report for October 2025. (Attached)

General Fund Cash Balance: $11,728,906.
Revenue: $3,696,626.
Total Expenditures: $16,902,317.
Total Percentage: 2% under Budget

Revenue Benchmark Variance: $(1,076,597.)
Expenditure Benchmark Variance: $(417,073.)
Overall Benchmark Variance: $(1,493,670.)

Hospitality Fund Cash Balance: $3,530,917.
Storm Water Fund Cash Balance: $3,689,600.

Discussion held.

Presentation

Lindsey Shaffer, Tourism Specialist
Sesquicentennial Celebration
The City of Greer is planning a year-long celebration to mark its sesquicentennial. Tourism Specialist Lindsey Shaffer provided Council with a quick snapshot of how the city will celebrate 150 years of Greer. (attachment)

DRAFT

Andy Merriman, City Administrator presented the following:

Thanksgiving Closure
City of Greer offices will be closed on November 27 and 28 in observation of the Thanksgiving holiday.

Greer Station Holiday Passport
The Greer Station Holiday Passport is returning for a second year.
Shop local, collect stamps, and be entered to win gift card packages to downtown businesses!
Shopping dates are November 28 – December 14
For a complete list of participating businesses and more information, visit
https://www.discovergreer.com/holiday-passport

Christmas Tree Lighting
The Greer Christmas Tree lighting, one of our most beloved holiday traditions, will be Friday, December 5th in Greer City Park from 5:00pm – 8:00pm.
The celebration features free holiday craft stations, trackless train rides, roaming carolers, and live musical performances. Guests can also enjoy an ice sculpture demonstration, food vendors, and seasonal favorites like s'mores and hot chocolate provided by Greer Relief. The evening concludes with a special appearance by Santa and Mrs. Claus, who join Mayor Danner to light the City's Christmas tree.

Greer Farmers Market Holiday Market
Come out to the Holiday Market on Saturday, December 6 and Sunday, December 7 from 10:00am – 2:00pm in Greer City Park. There will be Farmers, Makers, Bakers, live Music Food Trucks and Bounce Houses for kids.

Greer Relief Christmas Parade
The Greer Relief Christmas Parade will be Sunday, December 7 from 10:00am – 2:00pm in downtown Greer. The theme for this year is the 12 Days of Christmas. The parade will begin at Poinsett St. and Memorial Dr. and end at N. Main St. and Cunningham Dr.

Gingerbread Jamboree
The Gingerbread Jamboree is a festive holiday tradition at the City of Greer Center for the Arts, combining creativity, community, and seasonal cheer. The event features a gingerbread house competition with submissions from adults, students, families and teams. You can view the Gingerbread houses from December 6 – 16 during regular gallery hours. The competition will be Tuesday, December 9 from 6:00pm – 8:00pm.
For additional information on the above or general information from the city please go to
www.cityofgreersc.gov

DRAFT

OLD BUSINESS

Second and Final Reading of Ordinance Number 25-2025

AN ORDINANCE AMENDING THE BUSINESS LICENSE ORDINANCE OF THE CITY OF GREER TO UPDATE THE CLASS SCHEDULE AS REQUIRED BY ACT 176 OF 2020.

Chris Kline, Finance Director stated there were no updates nor changes.

ACTION – Councilmember Wryley Bettis made a motion to approve Second and Final Reading of Ordinance Number 25-2025. Councilmember Karuiam Booker seconded the motion.

VOTE – Motion carried 6-0.

Second and Final Reading of Ordinance Number 26-2025

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF CERTAIN PROPERTIES OWNED BY CNS PROPERTY, LLC LOCATED AT 1455 WEST WADE HAMPTON BOULEVARD BY ONE HUNDRED PERCENT PETITION; AND TO ESTABLISH A ZONING CLASSIFICATION OF COMMERCIAL CORRIDOR (CC) FOR SAID PROPERTIES

Ashley Kaade, Planning Manager stated the planning commission held a public hearing November 17, 2025 and recommended approval.

ACTION – Councilmember Wryley Bettis made a motion to approve Second and Final Reading of Ordinance Number 26-2025. Councilmember Judy Albert seconded the motion.

VOTE – Motion carried 6-0.

Second and Final Reading of Ordinance Number 27-2025

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF CERTAIN PROPERTIES OWNED BY AGWG 3085 HOLDINGS, LLC LOCATED AT 3019 SOUTH HIGHWAY 14, 3021 SOUTH HIGHWAY 14 AND 3035 SOUTH HIGHWAY 14 BY ONE HUNDRED PERCENT PETITION; AND TO ESTABLISH A ZONING CLASSIFICATION OF COMMERCIAL CORRIDOR (CC) FOR SAID PROPERTIES

Ashley Kaade, Planning Manager stated the planning commission held a public hearing November 17, 2025 and recommended approval.

ACTION – Councilmember Mark Hopper made a motion to approve Second and Final Reading of Ordinance Number 27-2025. Councilmember Judy Albert seconded the motion.

DRAFT

VOTE – Motion carried 6-0.

Second and Final Reading of Ordinance Number 28-2025

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF A CERTAIN PROPERTY OWNED BY HWY 14 CARS, LLC LOCATED AT 3085 SOUTH HIGHWAY 14 BY ONE HUNDRED PERCENT PETITION; AND TO ESTABLISH A ZONING CLASSIFICATION OF COMMERCIAL CORRIDOR (CC) FOR SAID PROPERTY

Ashley Kaade, Planning Manager stated the planning commission held a public hearing November 17, 2025 and recommended approval.

ACTION – Councilmember Mark Hopper made a motion to approve Second and Final Reading of Ordinance Number 28-2025. Councilmember Karuiam Booker seconded the motion.

VOTE – Motion carried 6-0.

Second and Final Reading of Ordinance Number 29-2025

AN ORDINANCE OF THE CITY OF GREER, SOUTH CAROLINA, TO ADOPT THE GREER COMPREHENSIVE PLAN FIVE-YEAR UPDATE CONSISTENT WITH REQUIREMENTS OF SOUTH CAROLINA LOCAL GOVERNMENT COMPREHENSIVE PLANNING ACT OF 1994.

Ashley Kaade, Planning Manager stated there were no updates.

ACTION – Councilmember Wryley Bettis made a motion to approve Second and Final Reading of Ordinance Number 29-2025. Councilmember Karuiam Booker seconded the motion.

VOTE – Motion carried 6-0.

NEW BUSINESS

Award Recommendation
Project #2026-008 Stevens Field Wall Replacement

The City of Greer Capital Projects Department solicited sealed bids from qualified offerors for the Stevens Field Wall Replacement in response to damage sustained from Hurricane Helene. The project cost is part of the list of damages to be reviewed by FEMA for reimbursement. The bid opening was held on November 12, 2025, at 11 a.m. A total of six (6) submissions were received. Please see attached bid summary for reference. Based on review, the evaluators recommend the services be awarded to Foothills Contracting Service LLC for both the base and alternate bids. Staff requests approval from Council to proceed with award.

DRAFT

Rosalyn Carcamo, Procurement & Grants Supervisor
John Goughenour, Projects Manager also spoke.

ACTION – Councilmember Wryley Bettis made a motion to approve Foothills Contracting Service LLC for both the base and alternate bids. Councilmember Karuiam Booker seconded the motion.

Discussion held.

VOTE – Motion carried 6-0.

City of Greer 2026 Paving Lists

The proposed paving lists for 2026 are attached. One for the Greenville County side and one for the Spartanburg County side of the City. The lists were compiled by using the PCI score from the pavement evaluation performed by Infrastructure Management Services (IMS) in 2024 and visual inspections of all streets on the list. I will also review details of the Spartanburg County Penny Tax. (attachments)
Steve Grant, City Engineer

ACTION – Councilmember Wryley Bettis made a motion to approve the City of Greer 2026 Paving Lists. Councilmember Judy Albert seconded the motion.

Discussion held.

VOTE – Motion carried 6-0.

First and Final Reading of Resolution Number 22-2025

A RESOLUTION TO AMEND THE CITY OF GREER HOLIDAY SCHEDULE AS OUTLINED IN THE CITY OF GREER POLICIES AND PROCEDURES MANUAL

Andy Merriman, City Administrator presented the request.

ACTION – Councilmember Judy Albert made a motion to approve First and Final Reading of Resolution Number 22-2025. Councilmember Karuiam Booker seconded the motion.

Discussion was held.

VOTE – Motion carried 5-1 with Councilman Wryley Bettis voting in opposition.

DRAFT

First and Final Reading of Resolution Number 23-2025

A RESOLUTION IN CONSIDERATION OF A REQUEST FOR CLOSURE OF A PORTION OF A PUBLIC ROAD IN THE CITY OF GREER AND TO REFER THE ROAD CLOSURE TO THE CITY ATTORNEY PURSUANT TO CITY ORDINANCE 78-11 (Moore Street)

Steve Grant, City Engineer and Andy Merriman, City Administrator presented the request.

ACTION – Councilmember Wryley Bettis made a motion to approve First and Final Reading of Resolution Number 23-2025. Councilmember Karuiam Booker seconded the motion.

Discussion was held.

VOTE – Motion carried 6-0.

First and Final Reading of Resolution Number 24-2025

A RESOLUTION APPROVING THE POLICE DEPARTMENT'S USE OF 150TH ANNIVERSARY COMMEMORATIVE BADGE FOR CALENDAR YEAR 2026

Matt Hamby, Chief of Police presented the request.

ACTION – Councilmember Wryley Bettis made a motion to approve First and Final Reading of Resolution Number 24-2025. Councilmember Mark Hopper seconded the motion.

Discussion was held.

VOTE – Motion carried 6-0.

First Reading of Ordinance Number 30-2025

AN ORDINANCE AUTHORIZING THE CLOSURE OF A PORTION OF A PUBLIC ROAD IN THE CITY OF GREER (Park Avenue)

Andy Merriman, City Administrator presented the request to council.

ACTION – Councilmember Wryley Bettis made a motion to approve First Reading of Ordinance Number 30-2025. Councilmember Judy Albert seconded the motion.

Discussion was held. Mike McCarthy, Vice President of TMG Realty spoke to council and answered questions. Kathleen Deveix, 134 Park Avenue also spoke.

VOTE – Motion carried 6-0.

DRAFT

First Reading of Ordinance Number 31-2025

AN ORDINANCE AUTHORIZING THE CONVEYANCE OF ANY AND ALL INTEREST IN CERTAIN REAL PROPERTY AND A TEMPORARY EASEMENT IN CERTAIN REAL PROPERTY LOCATED IN THE CITY OF GREER

Steve Grant, City Engineer presented the request to council.

ACTION – Councilmember Wryley Bettis made a motion to approve First Reading of Ordinance Number 31-2025. Councilmember Karuiam Booker seconded the motion.

Discussion was held.

VOTE – Motion carried 6-0.

Executive Session

1. Personnel Matter – City Administrator

ACTION – In (8:18 p.m.) – Councilmember Lee Dumas made a motion to enter into Executive Session to discuss a Personnel Matter pertaining to the City Administrator; as allowed by State Statute Section 30-4-70(a)(1). Councilmember Wryley Bettis seconded the motion. Motion carried 6-0.

Mayor Danner stated during Executive Session they considered the above matter and no action was taken.

ACTION - Out (9:29 p.m.) – Councilmember Lee Dumas made a motion to come out of Executive Session. Councilmember Wryley Bettis seconded the motion. Motion carried 6-0.

Motion after Executive Session

ACTION – Councilmember Mark Hopper made a motion to allow the Mayor to negotiate a 2026 Employment Contract with the City Administrator. Councilmember Karuiam Booker seconded the motion.

VOTE – Motion carried 4-2 with Councilmembers Lee Dumas and Judy Albert voting in opposition.

Adjournment – 9:35 P.M.

_____ _____

Tammela Duncan, Municipal Clerk Rick Danner, Mayor

DRAFT

Approval Date: December 9, 2025 _____

Notifications: Agenda posted in City Hall and email notifications sent to CommunityJournals.com, PostandCourier.com, WSPA.com and WYFF4.com Friday, November 21, 2025.

DRAFT

ORDINANCE NUMBER 30-2025

AN ORDINANCE AUTHORIZING THE CLOSURE OF A PORTION OF A PUBLIC ROAD IN THE CITY OF GREER

WHEREAS, the City received a request from TMG Victor Park Owner, LLC ("TMG") to permanently close and deed to TMG any interest it may have in a portion of Park Avenue, said portion being 8,920 square feet/0.205 acres as shown on the survey entitled "Right of Way Abandonment Plat for TMG VICTOR PARK OWNER, LLC" attached hereto as **Exhibit "A"**; and,

WHEREAS, after notice to the public utilities, Greer Commission of Public Works, requested for the closure to be subject to the new and existing easements in favor of Greer CPW as shown on the Right of Way Abandonment survey attached hereto as **Exhibit "B."** The remaining utility companies did not object to the closure; and,

WHEREAS, pursuant to Ordinance 78-11 (4), notice of the public hearing on November 25, 2025 was published in the Greenville Journal for three (3) consecutive weeks on the following dates: October 31; November 7; and, November 14, 2025 as shown by the Affidavit of Publication attached hereto as **Exhibit "C"** and the City Attorney notified all abutting property owners of the public hearing by certified mail as shown by letter attached hereto as **Exhibit "D";** and,

WHEREAS, City Council further finds that the closure of Park Street be and is hereby subject to TMG's installation of a gate in the approximate location shown on Exhibit "E" and constructed similar to the examples shown on Exhibit "F." The gate shall be installed at TMG's sole and expense, shall be subject to approval by the City, shall be equipped with a knox box for emergency services, and which shall be installed upon completion of construction of the developer's project or by July 31, 2026, whichever occurs first; and,

WHEREAS, the City has determined that it is in the best interests of the City of Greer to close the portion of Park Street identified on **Exhibit "A"** subject to the terms and conditions set forth herein; and,

WHEREAS, pursuant to S.C. Code § 5-27-150 and Ordinance 78-11, the City has the authority to close the road.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Members of Council of the City of Greer, in Council assembled that:

Section 1. That the portion of Park Avenue identified as 8,920 square feet/0.205 acres shown on the survey entitled "Right of Way Abandonment Plat for TMG VICTOR PARK OWNER, LLC" attached hereto as **Exhibit "A"** be closed subject to the easements in favor of

Greer CPW shown on **Exhibit "B"** and further subject to TMG's installation of a gate as set forth herein and that the Mayor is authorized, empowered or directed to execute, acknowledge and deliver a Quit-Claim Deed to TMG Victor Park Owner, LLC and any other documents necessary to effectuate this closure and conveyance.

Section 2. This Ordinance shall be effective upon second reading approval thereof and no further authorization is required to execute and deliver all documents related to the conveyance contemplated by this Ordinance.

_____
Richard W. Danner, Mayor

ATTEST:

_____
Tammela Duncan, Municipal Clerk

Introduced by: Councilman Wryley Bettis

Public Hearing and
First Reading: November 20, 2025

Second Reading: December 9, 2025

Approved as to form: _____
Daniel R. Hughes, City Attorney

NOTE: EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: RIGHTS-OF-WAY, EASEMENTS, OTHER THAN POSSIBLE EASEMENTS THAT WERE VISIBLE AT THE TIME OF MAKING THIS SURVEY; BUILDING SETBACK LINES; RESTRICTIVE COVENANTS; SUBDIVISION RESTRICTIONS; ZONING OR OTHER LAND USE REGULATIONS AND ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. – ANY FLOOD PLAIN DATA SHOWN HEREON IS AN APPROXIMATE LOCATION GRAPHICALLY PLOTTED FROM THE REFERENCED FEMA MAP UNLESS OTHERWISE NOTED. – THIS SURVEY DOES NOT CONSTITUTE A TITLE RESEARCH, FLOOD STUDY, WETLAND DELINEATION OR ENVIRONMENTAL INSPECTION BY SURVEYOR.

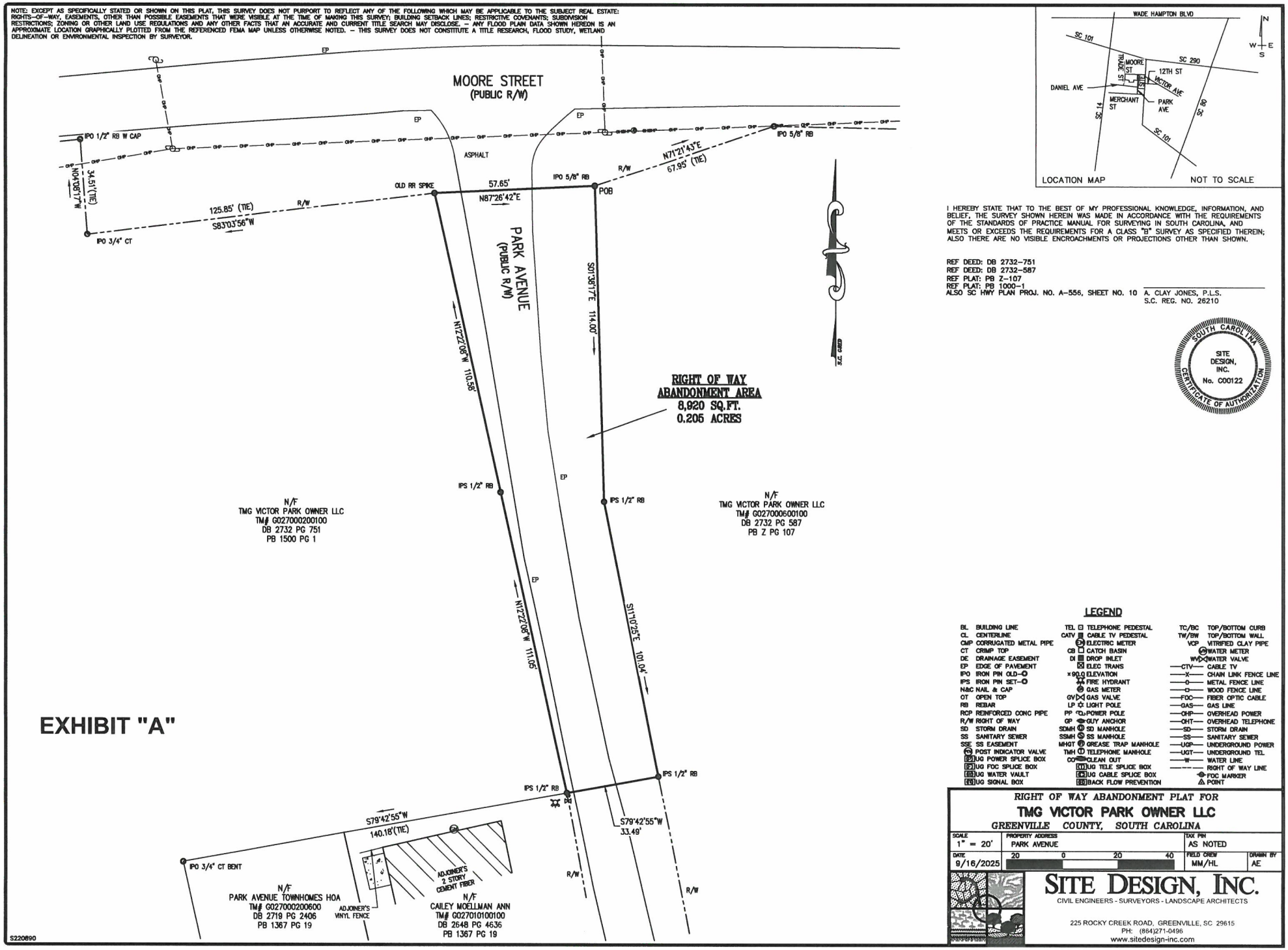


EXHIBIT "A"

I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION, AND BELIEF, THE SURVEY SHOWN HEREIN WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE MANUAL FOR SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS "B" SURVEY AS SPECIFIED THEREIN; ALSO THERE ARE NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.

REF DEED: DB 2732-751
REF DEED: DB 2732-587
REF PLAT: PB Z-107
REF PLAT: PB 1000-1
ALSO SC HWY PLAN PROJ. NO. A-556, SHEET NO. 10

A. CLAY JONES, P.L.S.
S.C. REG. NO. 26210

SOUTH CAROLINA
SITE DESIGN, INC. No. C00122
CERTIFICATE OF AUTHORIZATION

LEGEND

BL BUILDING LINE	TEL TELEPHONE PEDESTAL	TC/BC TOP/BOTTOM CURB
CL CENTERLINE	CATV CABLE TV PEDESTAL	TW/BW TOP/BOTTOM WALL
CMP CORRUGATED METAL PIPE	EM ELECTRIC METER	VCP VITRIFIED CLAY PIPE
CT CRIMP TOP	CB CATCH BASIN	WM WATER METER
DE DRAINAGE EASEMENT	DI DROP INLET	WV WATER VALVE
EP EDGE OF PAVEMENT	ELEC TRANS	CTV CABLE TV
IPO IRON PIN OLD	90.0 ELEVATION	X CHAIN LINK FENCE LINE
IPS IRON PIN SET	FIRE HYDRANT	O METAL FENCE LINE
N&C NAIL & CAP	GAS METER	O WOOD FENCE LINE
OT OPEN TOP	GV GAS VALVE	FOC FIBER OPTIC CABLE
RB REBAR	LP LIGHT POLE	GAS GAS LINE
RCP REINFORCED CONC PIPE	PP POWER POLE	OHP OVERHEAD POWER
R/W RIGHT OF WAY	GP GUY ANCHOR	OHT OVERHEAD TELEPHONE
SD STORM DRAIN	SDMH SD MANHOLE	SD STORM DRAIN
SS SANITARY SEWER	SSMH SS MANHOLE	SS SANITARY SEWER
SSE SS EASEMENT	MHGT GREASE TRAP MANHOLE	UGP UNDERGROUND POWER
POST INDICATOR VALVE	TMH TELEPHONE MANHOLE	UGT UNDERGROUND TEL
UG POWER SPLICE BOX	CO CLEAN OUT	W WATER LINE
UG FOC SPLICE BOX	UG TELE SPLICE BOX	RIGHT OF WAY LINE
UG WATER VAULT	UG CABLE SPLICE BOX	FOC MARKER
UG SIGNAL BOX	BACK FLOW PREVENTION	POINT

RIGHT OF WAY ABANDONMENT PLAT FOR

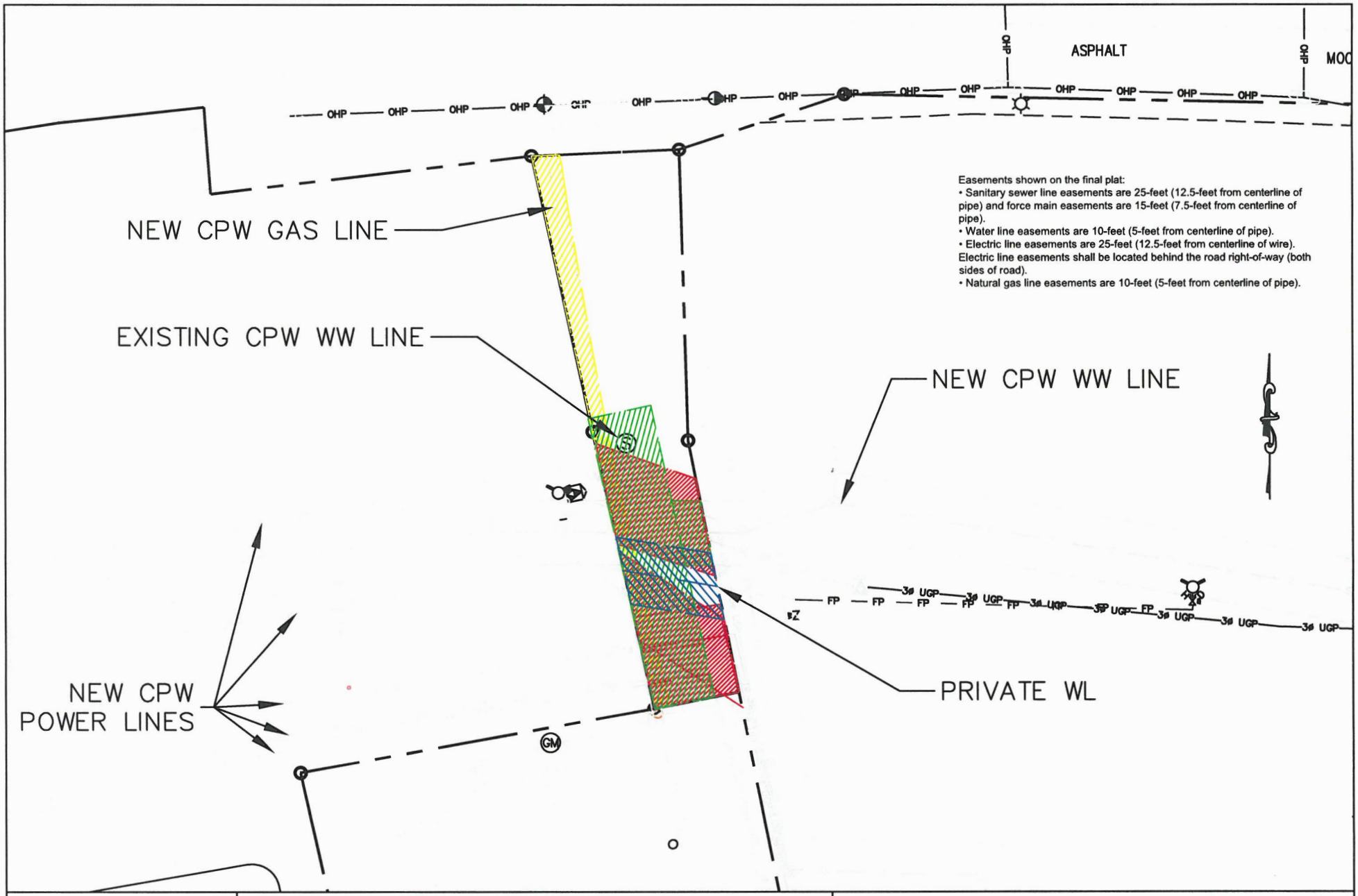
TMG VICTOR PARK OWNER LLC

GREENVILLE COUNTY, SOUTH CAROLINA

SCALE	PROPERTY ADDRESS	TAX PIN
1" = 20'	PARK AVENUE	AS NOTED
DATE	20 0 20 40	FIELD CREW / DRAWN BY
9/16/2025		MM/HL / AE

SITE DESIGN, INC.
CIVIL ENGINEERS - SURVEYORS - LANDSCAPE ARCHITECTS
225 ROCKY CREEK ROAD, GREENVILLE, SC 29615
PH: (864)271-0496
www.sitedesign-inc.com

EXHIBIT "B"



DATE: 10/10/2025	GREER COMMISSION OF PUBLIC WORKS 301 McCALL STREET GREER, SC 29650	VICTOR MILL DEVELOPMENT EXHIBIT "A"
SCALE: 1"=50'		RIGHT OF WAY ABANDONMENT NEW EASEMENTS
PROJECT #:		

GREENVILLE JOURNAL

AFFIDAVIT OF PUBLICATION

Greenville Journal
581 Perry Ave., Greenville, SC 29611
(864) 679-1200

I, Britiney McCombs, of lawful age, being duly sworn upon oath, deposes and says that I am the Operations Assistant of Greenville Journal, a publication that is a "legal newspaper" as that phrase is defined for the city of Greenville, for county of Greenville, in the state of South Carolina, that this affidavit is 1 of 1 with the full text of the sworn-to notice set forth on the page(s) that follow, and that the attachment hereto contains the correct copy of what was published in said legal newspaper in consecutive issues on the following dates.

Publication Dates:
- Oct 31, 2025
- Nov 7, 2025
- Nov 14, 2025

Notice ID: uh0c8kymLuExwNuZ6HlJ
Notice Name: Notice for Park Avenue
Publication Fee: $171.60

Operations Assistant

VERIFICATION

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Signed or attested before me on this

14 day of November, A.D. 2025.

Notary Public

My Commission Expires: 01/04/33

C. ALLEN PRUITT NOTARY PUBLIC My Commission Expires 01/04/2033 SOUTH CAROLINA

NOTICE

IS HEREBY GIVEN that the City of Greer, a municipal corporation organized and existing under the laws of the State of South Carolina, will hold a public hearing for consideration of the closure of a portion of a city-owned road pursuant to Resolution 19-2025 on November 25, 2025 at 6:30 pm at Greer City Hall located at 301 E. Poinsett Street, Greer, SC 29651. The portion of the road to be abandoned and closed is identified as a portion of Park Avenue located between Moore Street and Daniel Avenue, that portion being 0.205 acres/8,920 square feet identified on the attached survey entitled "Right of Way Abandonment Plat for TMG Victor Park Owner, LLC" dated September 16, 2025, a copy of which is on file with the City of Greer.

GJ-000757

EXHIBIT "D"

DUGGAN & HUGHES, LLC

ATTORNEYS AND COUNSELORS AT LAW

Daniel R. Hughes
Evan C. Bramhall
J. Alexander Zimmerman

457-B Pennsylvania Avenue
Greer, South Carolina 29650
Telephone: (864) 879-0144 or (864) 334-2500
Facsimile: (864) 879-0149

Mailing Address
Post Office Box 449
Greer, S.C. 29652

October 30, 2025

Certified Mail/Return Receipt
Article No.: 70210350000138021704
Cailey Ann Moellman
106 Park Avenue
Greer, SC 29651

Certified Mail/Return Receipt
Article No.: 70210350000138021711
Rivers and Streams Properties
c/o Josh Oneal
108 Park Avenue
Greer, SC 29651

Certified Mail/Return Receipt
Article No.: 70210350000138021728
Juergen W. Radandt
110 Park Avenue
Greer, SC 29651

Certified Mail/Return Receipt
Article No.: 70210350000138021735
Alessandra Germain
236 Barbours Lane
Greenville, SC 29607

Certified Mail/Return Receipt
Article No.: 70210350000138021742
Mary Paige Bullard
122 Park Avenue
Greer, SC 29651

Certified Mail/Return Receipt
Article No.: 70210350000138021759
Katharine Hix
124 Park Avenue
Greer, SC 29651

Certified Mail/Return Receipt
Article No.: 70210350000138021766
Kimberly Hammond
126 Park Avenue
Greer, SC 29651

Certified Mail/Return Receipt
Article No.: 70210350000138021773
Yelena Dyachkina
Ivanov Dmytro
128 Park Avenue
Greer, SC 29651

Certified Mail/Return Receipt
Article No.: 95890710527016828270
Ian W. Vanderveen
130 Park Avenue
Greer, SC 29651

Certified Mail/Return Receipt
Article No.: 70210350000138021797
Ashley Tokay
Cameron Tokay
132 Park Avenue
Greer, SC 29651

Certified Mail/Return Receipt
Article No.: 70210350000138021803
Deveix Park Avenue, LLC
10 Darden Way
Greenville, SC 29607

Certified Mail/Return Receipt
Article No.: 70210350000138021810
Kevin B. Strickland
Britttany J. Strickland
136 Park Avenue
Greer, SC 29651

Certified Mail/Return Receipt
Article No.: 70210350000138021780
Trustees of the Greer United Christian Church
P.O. Box 2084
Greer, SC 29652

Re: Park Avenue/.0205 acres
Our File No.: GR99.0456

Dear Sir or Madam:

I am the attorney for the City of Greer. The City received a request from TMG Victor Park Owner, LLC to abandon and close a portion of Park Avenue located between Moore Street and Daniel Avenue, that portion being identified on the attached survey entitled "Right of Way Abandonment Plat for TMG Victor Park Owner, LLC." Pursuant to Greer City Ordinance Section 78-11, the City is required to give notice by certified mail to all abutting property owners.

Please be advised that Greer City Council will hold a public hearing regarding the request for the road closure on **November 25, 2025 at 6:30pm in Council Chambers located in the Events Complex "2nd floor" at Greer City Hall, 301 E. Poinsett Street, Greer, SC 29651**. You may attend the meeting and address City Council during the public hearing.

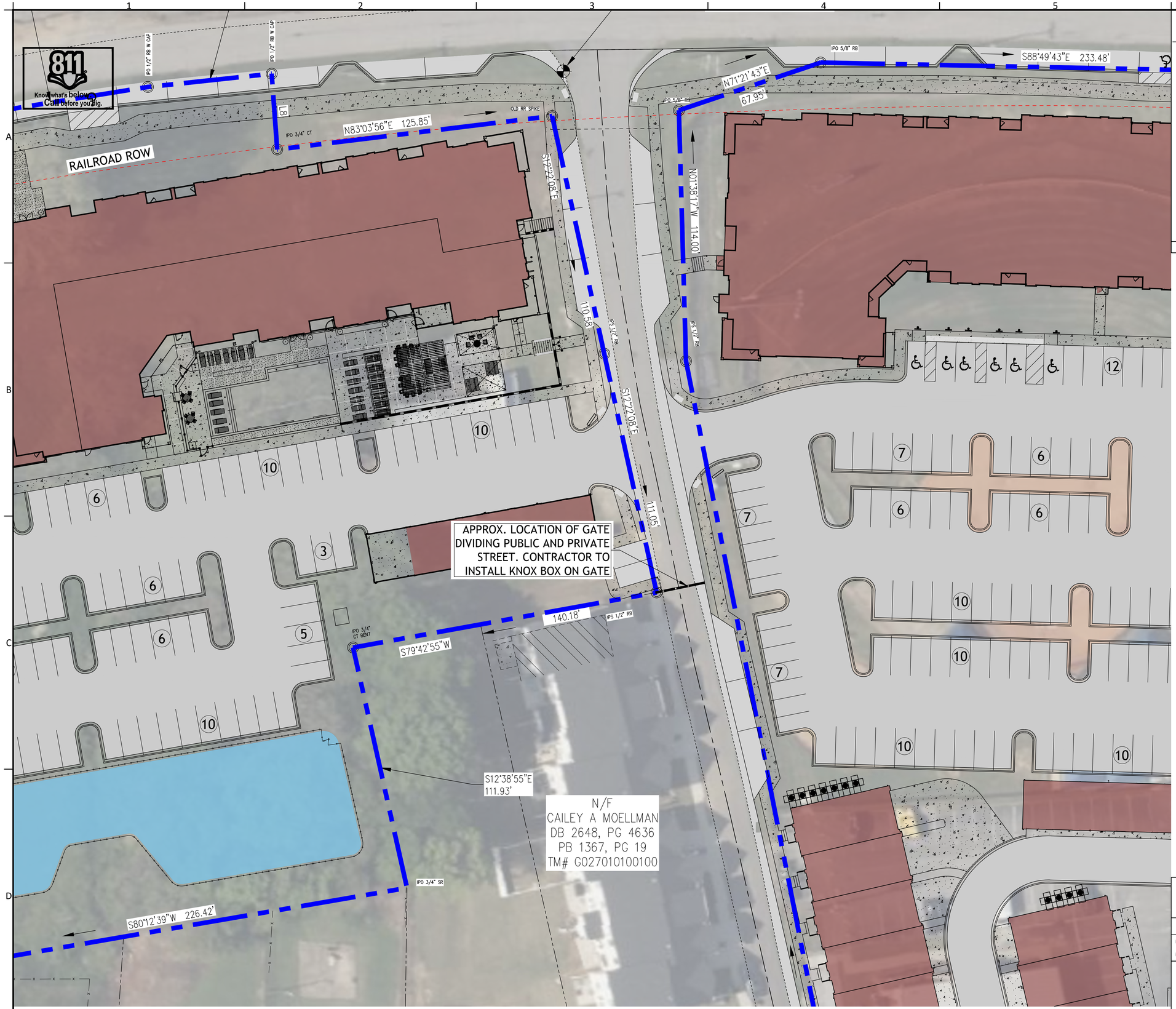
Sincerely,

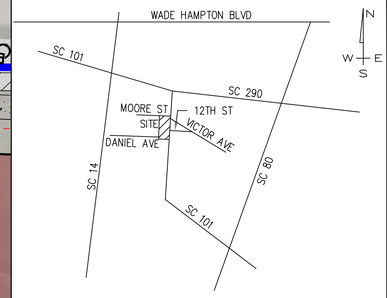
DUGGAN & HUGHES, LLC

Daniel R. Hughes

DRH/tab
Enclosure (Survey)

cc: City of Greer (via email)





LOCATION MAP (N.T.S.)

EXHIBIT E

NO.	DATE	BY	REVISION
A	1/26/24	JDB	SCEMATIC DESIGN
B	3/28/24	JDB	DESIGN DEVELOPMENT
C	6/7/24	JDB	CMP/PERMIT
D	8/16/24	JDB	PERMIT RESPONSES
	9/13/24	JDB	IFC SET
E	5/2/25	JDB	ASI 1

Gray Engineering
132 PILGRIM ROAD - GREENVILLE, SC 29607
PH: (864) 297-3027 - FAX: (864) 297-3047
WWW.GRAYENGINEERING.COM
SC C.O.A.# C00060 - NC C.O.A.# C-1217 - GA C.O.A.# PEF001941 - TN C.O.A.# 0410819

SOUTH CAROLINA PROFESSIONAL ENGINEER No. 40522 JOSHUA D. BAKER
CERTIFICATE OF AUTHORIZATION
GRAY ENGINEERING CONSULTANTS, INC.
No. C00060

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STAKEOUT PLAN

VICTOR PARK APARTMENTS

CITY OF G REER
SOUTH CAROLINA

SOUTH LINE STREET
AND MOORE STREET

VICTOR PARK APARTMENTS

TYPE OF DEVELOPMENT: APARTMENTS

NO. OF ACRES: 8.17 ACRES — NEW ROAD: 0 MILES

NO. OF LOTS/UNITS: 243 UNITS — DATE: 8/31/2023

DEVELOPER/APPLICANT	ENGINEER	SURVEYOR
THE MERIDIAN GROUP MIKE MCCARTHY 3 BETHESDA METRO CENTER SUITE 1400 BETHESDA, MD 20814 551-206-2186	GRAY ENGINEERING JOSHUA D. BAKER, P.E. 132 PILGRIM ROAD GREENVILLE, SC 29607 864-297-3027	SITE DESIGN, INC 225 ROCKY CREEK ROAD GREENVILLE, SC 29615 864-271-0496

0 20 40
Feet

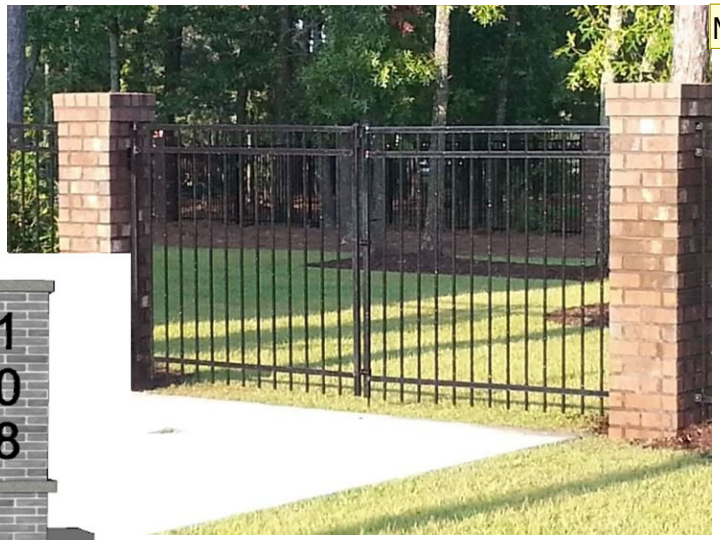
SCALE:	1" = 20'
PROJECT MANAGER:	ZDJ
DRAWN BY:	MSG
PROJECT DATE:	8/31/2023
JOB No.:	2023075
PLOT DATE:	12/2/25

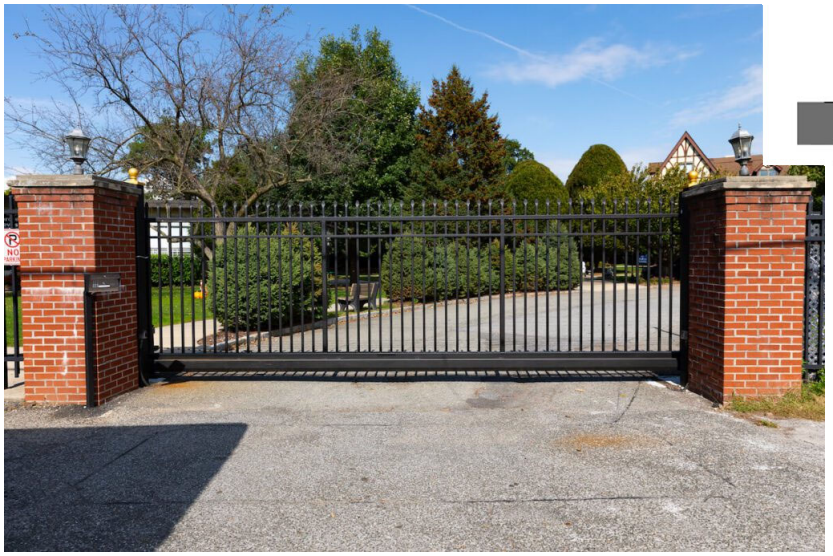
SHEET
CV-1A

2023075 - D36 - What If.dwg

EXHIBIT F

Park Ave Gate Precedent Images





ORDINANCE NUMBER 31-2025

AN ORDINANCE AUTHORIZING THE CONVEYANCE OF ANY AND ALL INTEREST IN CERTAIN REAL PROPERTY AND A TEMPORARY EASEMENT IN CERTAIN REAL PROPERTY LOCATED IN THE CITY OF GREER

WHEREAS, the City of Greer ("City") owns certain property lying and situated within the city limits of Greer, County of Greenville at the intersection of Suber Road and Chick Springs Road identified as Greenville County Tax Map No. T010010100105 and further identified as Tract 33 (Total Obtain = 1,243 square feet (0.029 acres)) on the survey entitled "SCDOT Area of Acquisition from Tract 33 Project ID P041423" attached as Exhibit "A" to the Deed marked as Exhibit "1" hereto (hereinafter the "Acquisition Property"); and,

WHEREAS, the South Carolina Department of Transportation ("the SCDOT") desires for the City to convey its interest in the Acquisition Property to the SCDOT as part of the SCDOT's project to improve the intersection of Suber Road and Chick Springs Road for the consideration set forth on the Deed attached hereto as Exhibit "1"; and,

WHEREAS, to complete the intersection improvement project, SCDOT needs a temporary easement from the City, said easement area being identified as "Temporary ROW from Tract 33 – Total Obtain = 3,211 SF (0.074 AC))" on the "SCDOT Area of Acquisition from Tract 33 Project ID P041423" attached as Exhibit "A" to the Easement marked as Exhibit "2" hereto (hereinafter the "Easement Property"); and,

WHEREAS, pursuant to S.C. Code § 5-7-40, a municipality may convey or dispose of property it owns by Ordinance; and,

WHEREAS, the Mayor and City Council find that it is in the best interest of the City of Greer to convey the Acquisition Property to SCDOT and convey a temporary easement in the Easement Property to SCDOT for the consideration set forth on Exhibits “1” and “2” attached hereto; and,

NOW, THEREFORE, BE IT ORDAINED, by the Mayor and Council of the City of Greer, that the Mayor of the City is hereby authorized, empowered, and directed to execute, acknowledge and deliver the deed attached hereto as Exhibit “1” and the temporary easement agreement attached hereto as Exhibit “2.”

This Ordinance shall be effective upon second reading approval thereof and no further authorization is required to execute and deliver all documents related to the conveyance contemplated by this Ordinance.

_____
Richard W. Danner, Mayor

ATTEST:

_____
Tammela Duncan, Municipal Clerk

Introduced by: Councilman Wryley Bettis

First Reading: November 25, 2025

Second Reading: December 9, 2025

Approved as to form: _____
Daniel R. Hughes
City Attorney

EXHIBIT "1"

THE STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

TITLE TO REAL ESTATE
Approximate Survey Stations

Road/Route	**Road S-540 Suber Road**
Project ID No.	**P041423**
Tract	**33**

24+00 To 25+00 Rt.
Chick Springs Rd West
19+00 To 21+00 Rt.
S-540 Suber Rd
_____ To _____

KNOW ALL MEN BY THESE PRESENTS, That I (or we) **City of Greer 301 E. Poinsett St. Greer, SC 29651** in consideration of the sum of **FOURTEEN THOUSAND FOUR HUNDRED FIFTY EIGHT DOLLARS AND NO/100 ($14,458.00)** and other valuable consideration to me (or us) in hand paid at and before the sealing and delivering thereof, by the South Carolina Department of Transportation, Columbia, South Carolina, receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release, unto the said South Carolina Department of Transportation, its successors and assigns, all that certain real property of the Grantor in fee simple absolute **Intersection Improvements** on **S-540 (Suber Road) and Chick Springs Road**, State and County aforesaid, as shown on plans prepared by the South Carolina Department of Transportation and dated **March 19, 2025**.

SPECIAL PROVISIONS:
The above consideration is for the parcel of land containing 1,243 square feet (0.029 acres), more or less, damages and all improvements thereon, if any, owned by City of Greer, shown as the "Area of Acquisition" on Exhibit A, attached hereto and made a part hereof. Property herein is conveyed along a relocated centerline on the right of S-540 Suber Road between approximate survey stations 14+10.00 and 23+00.00; also, on the right of Chick Springs Rd West between approximate survey stations 22+05.00 and 24+70.21. This being a portion of the property acquired from Jeffrey W. Hannah aka Jeffrey W. Hannah and Phillip W. Hannah by deed dated 11-03-2022 and recorded 11-04-2022 in Deed Book 2672, Page 5064; also acquired from Walker Wiley Hannah, date of death July 12,2013, by directed in Life Estate deed dated 07-12-2013 in Deed Book 2095, Page 1400; also acquired by Walker Wiley Hannah by deed dated 06-25-2004 and recorded 06-30-2004 in Deed Book 2095, Page 1400 in the records of Greenville County and shown as **Tax Map No. T010010100105.**

Tie Equality: POC STA. 19+35.97 Survey CL S-540 (Suber Rd)= PI STA. 24+85.79 Survey CL W. Chick Springs Rd.

Together with, all and singular, the rights, members, hereditaments and appurtenances thereunto belonging, or in any wise incident or appertaining.

And I (or we) do hereby bind myself (or ourselves), and my (or our) successors, to warrant and forever defend all and singular said premises unto said South Carolina Department of Transportation, its successors and assigns, against myself (or ourselves) and our successors in interest and anyone claiming under us and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

GRANTEE'S ADDRESS (Return Address): SCDOT, Director, Rights of Way, P. O. Box 191, Columbia, SC 29202-0191

Date Checked _____ **By** _____

Project ID No. P041423 **Tract** 33

TO HAVE AND TO HOLD in fee simple, absolute and singular the said property and the rights hereinbefore granted, unto the said South Carolina Department of Transportation, its successors and assigns forever.

IN WITNESS WHEREOF, I (or we) have hereunto set my (or our) hand(s) and seal(s) this _____ day of _____, in the year of our Lord, Two Thousand and _____.

Signed, sealed and delivered in the presence of:

City of Greer

_____ **By:** _____

1st Witness **Title:** Grantor (L.S.)

_____ _____

2nd Witness **Print Name** Grantor (L.S.)

NOTE: All right of way agreements must be in writing and are subject to rejection by the South Carolina Department of Transportation.

THE STATE OF SOUTH CAROLINA)
) **ACKNOWLEDGEMENT**
COUNTY OF GREENVILLE)

The foregoing instrument was acknowledged before me this _____ day of _____, 20_____ by _____ of City of Greer, a _____ corporation, on behalf of the corporation.

_____
Signature of Notary Public

_____
Printed Name of Notary Public

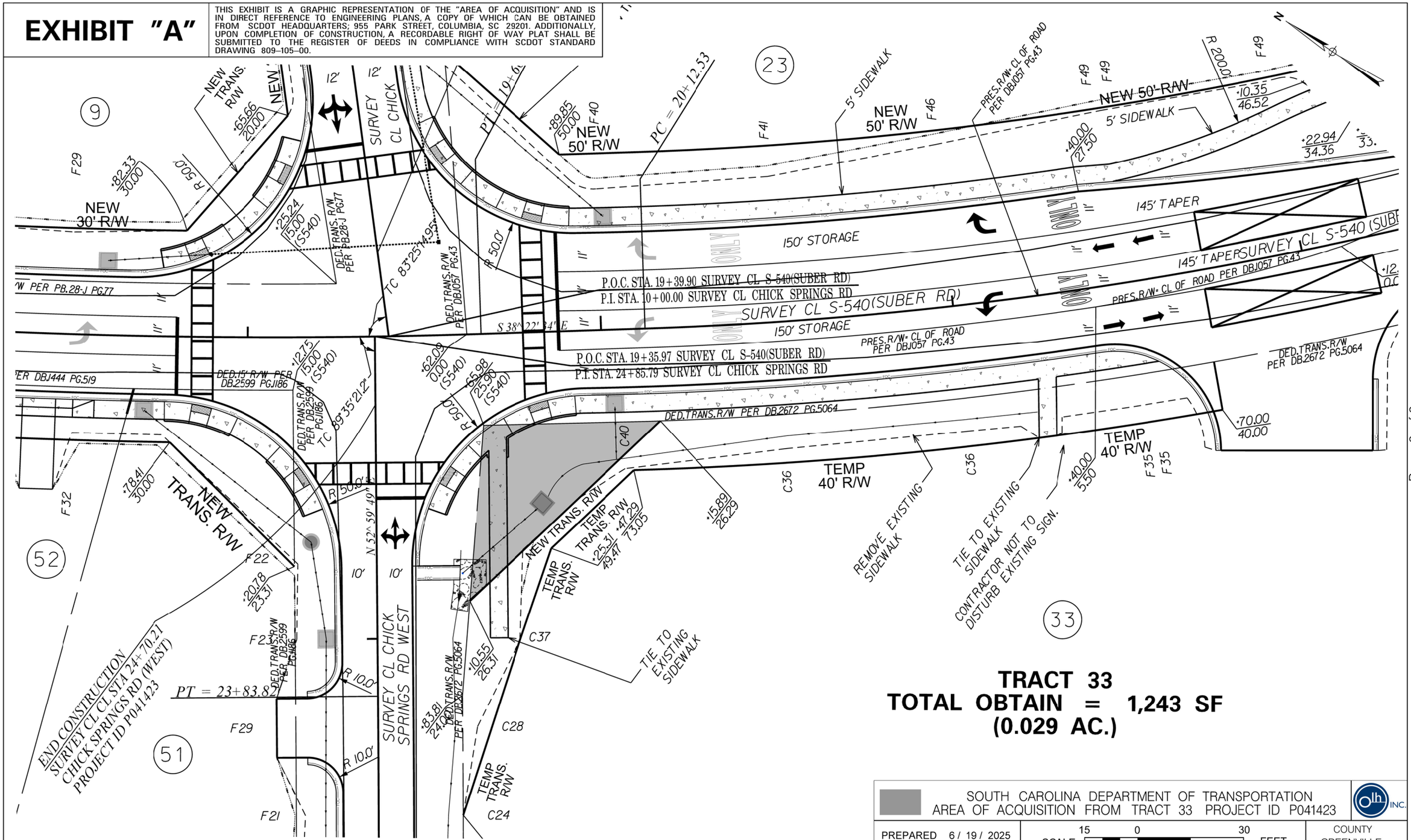
NOTARY PUBLIC FOR THE STATE OF _____

My Commission Expires: _____
(Affix seal if outside SC)

Project ID No. P041423 **Tract** 33

EXHIBIT "A"

THIS EXHIBIT IS A GRAPHIC REPRESENTATION OF THE "AREA OF ACQUISITION" AND IS IN DIRECT REFERENCE TO ENGINEERING PLANS, A COPY OF WHICH CAN BE OBTAINED FROM SCDOT HEADQUARTERS; 955 PARK STREET, COLUMBIA, SC 29201. ADDITIONALLY, UPON COMPLETION OF CONSTRUCTION, A RECORDABLE RIGHT OF WAY PLAT SHALL BE SUBMITTED TO THE REGISTER OF DEEDS IN COMPLIANCE WITH SCDOT STANDARD DRAWING 809-105-00.



TRACT 33
TOTAL OBTAIN = 1,243 SF
(0.029 AC.)

SOUTH CAROLINA DEPARTMENT OF TRANSPORTATION
AREA OF ACQUISITION FROM TRACT 33 PROJECT ID P041423

olh INC.

PREPARED 6 / 19 / 2025

SCALE 15 0 30 FEET

COUNTY GREENVILLE

EXHIBIT "2"

THE STATE OF SOUTH CAROLINA

COUNTY OF SPARTANBURG

TEMPORARY
RIGHT OF WAY EASEMENT
Approximate Survey Stations

Road/Route	**Road S-540 Suber Road**
Project ID No.	**P041423**
Tract	**33**

23+00 To 25+00 Rt.
Chick Springs Rd West
19+00 To 22+00 Rt.
S-540 Suber Rd
_____ To _____

KNOW ALL MEN BY THESE PRESENTS, That I (or we) **City of Greer 301 E. Poinsett St. Greer, SC 29651** in consideration of the sum of **THREE THOUSAND EIGHT HUNDRED FIFTY THREE DOLLARS AND NO/100 ($3,853.00)**, to me (or us) in hand paid, and other valuable consideration at and before the sealing and delivering thereof, by the South Carolina Department of Transportation, receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, give, bargain, sell and release, unto the said South Carolina Department of Transportation, its successors and assigns, an easement or right of way for the construction, improvement, operation and maintenance of a public road known as a State Highway **Intersection Improvements** on **S-540 (Suber Road) and Chick Springs Road**, State and County aforesaid, as shown on plans prepared by the South Carolina Department of Transportation, upon and across the land which I (or we) may own, in whole or in part, between the survey stations referenced above and as depicted and described on the above reference plans together with, all and singular, the rights, members, hereditaments, and appurtenances thereunto belonging, or in any way incident or appertaining. The grantor expressly recognizes the possibility that the property herein may be used in the future by public utility or others granted the statutory right to use the right of way.

SPECIAL PROVISIONS:

All that parcel or strip of land, to establish a temporary right of way, containing 3,211 square feet (0.074 acres), more or less and all improvements, thereon, if any, owned by City of Greer, shown as the "Area of Temporary Right of Way" on Exhibit A, attached hereto and made a part hereof, between approximate survey stations 23+00 and 25+00 on the right of Chick Springs Rd West; also between approximate survey stations 19+00 and 22+00 on the right of S-540 Suber Road. Temporary right of way herein granted shall revert to the grantor upon completion and acceptance of the project.

Tax Map No: T010010100105.

GRANTEE'S ADDRESS (Return Address): SCDOT, Director, Rights of Way, P. O. Box 191, Columbia, SC 29202-0191

Date Checked _____ **By** _____

Project ID No. P041423 **Tract** 33

TO HAVE AND TO HOLD, all and singular, the said easement or right of way and the rights hereinabove granted, unto the said South Carolina Department of Transportation, its successors and assigns forever for a public road, highway, other public transportation purposes or other public uses as are permitted within and in conjunction with highway rights of way and the grantors hereby dedicated their respective interest in said strip of land to public use for such purposes.

It is agreed that buildings, fences, signs or other obstructions will not be erected by me (or us), my (or our) heirs, assigns or administrators within the limits of the right of way herein conveyed.

IN WITNESS WHEREOF, I (or we) have hereunto set my (or our) hand(s) and seal(s) this _____ **day** of _____, in the year of our Lord, Two Thousand and _____.

Signed, sealed and delivered in the presence of:

City of Greer

_____
1st Witness

By: _____
Title: Grantor (L.S.)

_____
2nd Witness

_____
Print Name Grantor (L.S.)

NOTE: All right of way agreements must be in writing and are subject to rejection by the South Carolina Department of Transportation.

THE STATE OF SOUTH CAROLINA)
)
COUNTY OF GREENVILLE)

ACKNOWLEDGEMENT

The foregoing instrument was acknowledged before me this _____ day of _____, 20_____ by _____ of City of Greer, on behalf of the corporation.

_____
Signature of Notary Public

_____
Printed Name of Notary Public

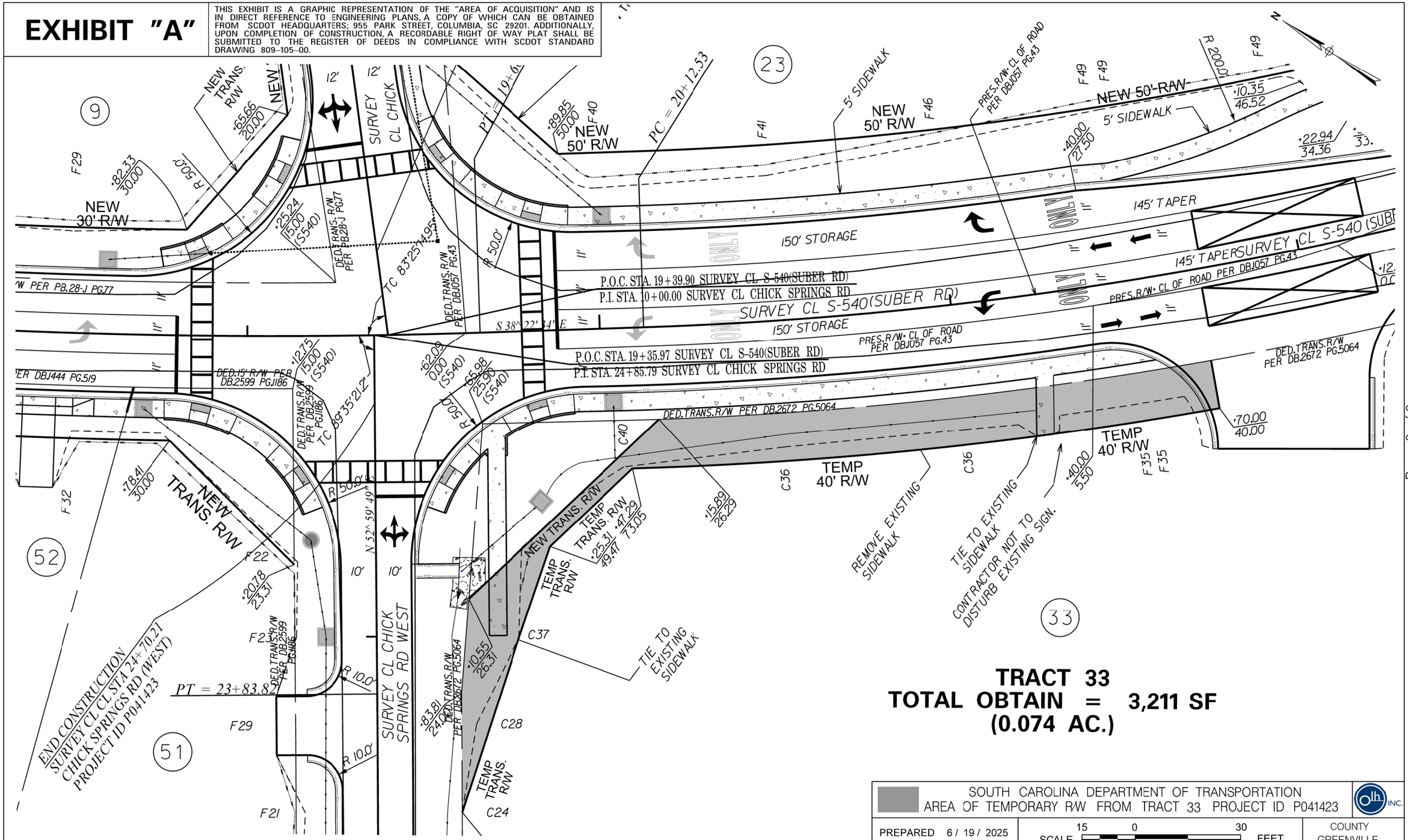
NOTARY PUBLIC FOR THE STATE OF _____

My Commission Expires: _____
(Affix seal if outside SC)

Project ID No. P041423 **Tract** 33

EXHIBIT "A"

THIS EXHIBIT IS A GRAPHIC REPRESENTATION OF THE "AREA OF ACQUISITION" AND IS IN DIRECT REFERENCE TO ENGINEERING PLANS, A COPY OF WHICH CAN BE OBTAINED FROM SCDOT HEADQUARTERS; 955 PARK STREET, COLUMBIA, SC 29201. ADDITIONALLY, UPON COMPLETION OF CONSTRUCTION, A RECORDABLE RIGHT OF WAY PLAT SHALL BE SUBMITTED TO THE REGISTER OF DEEDS IN COMPLIANCE WITH SCDOT STANDARD DRAWING 809-105-00.



TRACT 33
TOTAL OBTAIN = 3,211 SF
(0.074 AC.)

SOUTH CAROLINA DEPARTMENT OF TRANSPORTATION
AREA OF TEMPORARY R/W FROM TRACT 33 PROJECT ID P041423

PREPARED 6 / 19 / 2025 | SCALE 15 0 30 FEET | COUNTY GREENVILLE

Memorandum

To: City Council

From:

Subject: First and Final Reading of Resolution Number 21-2025
A RESOLUTION APPROVING OPIOID SETTLEMENT FUNDING DISTRIBUTION IN COMPLIANCE WITH THE SOUTH CAROLINA OPIOID RECOVERY ACT, S.C. CODE §11-58-10 ET SEQ. (Action Required)
Catrina Woodruff, Assistant City Administrator

Date: December 9, 2025

CC:

Summary:

Attachments:

1. Res 21-2025 Approve Opioid Settlement Funding Dist
2. Res 21-2025 Exhibit A Proposal
3. Res 21-2025 Exhibit B Agreement

RESOLUTION NUMBER 21-2025

A RESOLUTION APPROVING OPIOID SETTLEMENT FUNDING DISTRIBUTION IN COMPLIANCE WITH THE SOUTH CAROLINA OPIOID RECOVERY ACT, S.C. CODE §11-58-10 *ET SEQ.*

WHEREAS, the South Carolina Opioid Recovery Fund Board ("SCORF Board") was created by the South Carolina Opioid Recovery Act to administer and distribute the South Carolina Opioid Recovery Funds for the purpose of addressing and remediating the impact of the opioid epidemic in South Carolina including funds from the Guaranteed Political Subdivision Funds ("the GPS Funds") as set forth in S.C. Code §11-58-50 which must be used for approved opioid abatement strategies; and,

WHEREAS, proposals to be funded from GPS Funds must be submitted to the SCORF Board upon approval by Greer City Council; and,

WHEREAS, the City currently has $558,786.87 available in GPS Funds to be used in accordance with the South Carolina Recovery Act; and,

WHEREAS, the City received a proposal from the Faces And Voices Of Recovery (FAVOR) Upstate SC ("FAVOR"), a copy of which is attached hereto as **Exhibit "A,"** requesting the City allocate $219,968.00 from the City's GPS SubFund to increase distribution of Naloxone or other FDA-approved drug to reverse opioid overdoses, to expand warm handoff programs and recovery services, and analyze the effectiveness of these strategies pursuant to the budgets set forth in the FAVOR Proposal; and,

WHEREAS, based upon the City's careful review of the FAVOR Proposal, the City finds that the FAVOR Proposal complies with the application requirements set forth by the SCORF Board and is for approved opioid abatement strategies. Therefore, the City approves the request in the amount of $219,968.00 to be allocated from the City's GPS SubFund to FAVOR pursuant to terms and conditions set forth in the Proposal attached hereto as **Exhibit "A"** and Compliance Agreement attached hereto as **Exhibit "B."**

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GREER, SOUTH CAROLINA, AS FOLLOWS:

1. The foregoing "WHEREAS" clauses are hereby adopted and incorporated herein as forming the legislative and administrative findings, purposes, and intent of this Resolution.

2. The City hereby approves the request from FAVOR from the City of Greer's GPS SubFund in the amount of $219,968.00 pursuant to the FAVOR Proposal attached hereto as **Exhibit "A"** and the Compliance Agreement attached hereto as **Exhibit "B"**, the terms of which are incorporated herein as if set forth fully.

3. Consistent with the Compliance Agreement attached hereto as **Exhibit "B,"** FAVOR agrees that the GPS Funds allowed herein are subject to line-item severability by the SCORF Board.

4. This Resolution shall become effective immediately. All orders, resolutions and parts thereof in conflict herewith are, to the extent of the conflict, hereby repealed.

Done in meeting duly assembled this 9TH day of December, 2025.

CITY OF GREER, SOUTH CAROLINA

(SEAL)

_____
Richard W. Danner, Mayor

Attest:

_____
Tammela Duncan, City Clerk

Approved as to form:

_____
Daniel R. Hughes, City Attorney

Partner Information

Partner Name FAVOR Upstate (FAVOR)

Geographic Area Impact: The City of Greer will work with FAVOR Upstate to directly address OUD in Greer while ensuring resources for the target population are available via many avenues, including at Centers, out in the community, and via remote support. FAVOR operates 5 Centers in Upstate SC (Oconee, Pickens, Anderson, Greenville, and Spartanburg Counties). This ensures access to peer support and recovery services for those in need in Greer even when they are not physically in the city, and it is especially important for mobile populations such as the unhoused. Greer crosses the county lines of both Greenville and Spartanburg counties. The most recent available census information (2023, updated information not available due to federal shutdown) shows that the Greer population is estimated at almost 40,000, with 11.2% of the population uninsured and 9.9% of the population living below the poverty line. There is little information available in terms of OUD's impact specific to Greer, and this project will establish baselines to measure the severity of the problem and this project's impact.

Existing Efforts and Expansion Plans:

Since 2019, FAVOR has been deeply invested in serving Greer residents through strong partnerships with Prisma Health Greer Memorial Hospital and through direct engagement across the community. We have provided bedside peer recovery support at Prisma Health Greer Memorial Hospital's Emergency Department, followed by up to 12 months of assertive outreach. Beyond the hospital, when funding allowed, our peer coaches extended recovery support, family services, harm reduction, and community outreach to neighborhoods, churches, and partner agencies throughout the city. This record of impact demonstrates that FAVOR's peer-based recovery model not only saves lives but also strengthens families and reduces the strain on emergency services. We are proud of this longstanding partnership with Greer and are eager to continue expanding our reach to meet the growing needs of the community.

SCORF funding will allow us to expand our existing services, strengthen collaboration with Greer's existing service providers like Greer Relief and other service providers within and near the Indigo Hope Neighborhood Resource Center, and ensure that the residents of Greer have continued access to life-saving recovery support. FAVOR will establish relationships and build partnerships with Greer PD, FD, EMS, and other first response networks. This project will provide SUD/OUD services, specifically peer support specialist (PSS) services and naloxone kit distribution and education, to individuals and families.

Current Budget and Resources: Currently, due to federal funding cuts and budget uncertainty, FAVOR does not have funding for services to directly reach the target population in Greer. Members of the Greer community can access services at FAVOR's Greenville and Spartanburg Centers, but transportation is often a barrier, and FAVOR does not have the resources to offer

Greer-specific services and outreach without additional funds. Additionally, the target population may not know about FAVOR services or how to access them without PSS services being offered directly in the community.

Total FAVOR Budget Request without admin cost: $209,493
(note that this does not yet include the 5% administrative amount which should populate at $10,475 for a total request of $219,968 for FAVOR)

Core Abatement Strategies:

A. **Naloxone or Other FDA-Approved Drug to Reverse Opioid Overdoses**
A2. Increase distribution to individuals who are uninsured or whose insurance does not cover the needed service.

Total Budget for Strategy: $55,064 **Initial or Continuation**: Initial

Will these funds be used for naloxone: Yes **How many boxes:** 1500

A2 Budget Narrative: Funds will pay for naloxone (2 doses per box) to be distributed by FAVOR and printing of educational materials and contact cards for the community.

A2 Implementation Plan:
FAVOR will abate OUD in Greer using strategy A2: Increase distribution to individuals who are uninsured or whose insurance does not cover the service needed. Even with current naloxone distribution within Greenville and Spartanburg counties, the reality is that FAVOR sees an ongoing high demand for naloxone. There is evidence that many overdoses are reversed in community settings, and the person never connects with the healthcare system, EMS, or fire/police interventions at all. * When naloxone reporting relies solely on these sources, it does not capture:

- Overdoses reversed by peers, friends, and family members
- Cases where people choose not to seek medical care after revival
- Overdoses in populations with barriers to healthcare access

FAVOR will support OUD abatement through naloxone distribution, and education for People Who Use Drugs (PWUD), their family and friends, and the community at large with the aim of reducing overdoses in the community. As this is a new partnership, baselines will be set at zero with the intention to track the partnership's impact over several years if initial success is demonstrated. Distribution and education (on naloxone use and OUD in general) will be done by

FAVOR PSSs working directly in the community and with community partners as relationships are developed. Key community targets for the naloxone are hotels/motels, homeless camps and other gathering places for unhoused and other at-risk populations, people interacting with EMS, Police and Fire Departments, and at community events (TBD by PSSs based on what events are scheduled).

*Zang X, Macmadu A, Krieger MS, Behrends CN, Green TC, Morgan JR, Murphy SM, Nolen S, Walley AY, Schackman BR, Marshall BD. Targeting community-based naloxone distribution using opioid overdose death rates: A descriptive analysis of naloxone rescue kits and opioid overdose deaths in Massachusetts and Rhode Island. Int J Drug Policy. 2021 Dec;98:103435. doi: 10.1016/j.drugpo.2021.103435. Epub 2021 Sep 3. PMID: 34482264; PMCID: PMC8671216.

A2 Outcome Measures:
Outcomes of naloxone distribution and related community education/connections:
1. Baselines for naloxone use and distribution from initial number of zero determined in first 3 months of funding period via survey of and contact with City hotels/motels to distribute and educate on naloxone and community OUD resources - we will track the number of facilities visited, number of boxes and educational materials left with facilities, restocking schedule, and naloxone use as information is provided by the hotels/motels or their residents. Of hotels/motels that agree to keep naloxone on hand, we anticipate 10% will use/distribute it to guests at least once within 12 months. 100% will be contacted at least once every 6 months after initial stock is provided to assess use and provide any restocking needed. They will also be given contact information to request additional naloxone and/or education. FAVOR will also track the outcome of how much naloxone is distributed to community members such as the unhoused or other at-risk populations.
2. Naloxone will be distributed at a minimum of 6 community events TBD by event schedules determined by Greer and FAVOR.
3. For all education/distribution of naloxone we will track the following from an initial baseline of zero:
Number of people educated on how to respond to an overdose.
No. of naloxone kits distributed
No. of fentanyl/xylazine tests distributed (from existing stock, no funding requested for these)
No. of times QR codes from naloxone or education materials are used to connect with FAVOR.

A2 Process Measures:
Process measures for this new program:
1. PSS initial survey and record of potential distribution locations including all City hotels/motels, homeless camps and other known gathering places of at-risk populations, and initial and regular review of OD MAP hot spots. This will provide baseline information. With

City employees, determine the appropriate schedule of community events to attend to give out naloxone and education.
2. Record of PSS contacts and services delivered to at-risk populations to provide peer support and distribute and educate on naloxone kits and community OUD resources. This also includes PSS ride-alongs or connections with EMS, Police, and Fire Departments as allowed to distribute kits and connect with at-risk populations.

BUDGET for A2:

Personnel Resources

Name	Position	Key Staff Annual Salary	Level of Effort	Total Charged to Award
Michelle Newell	Naloxone Coordinator	Salary: 58,369 Fringe @ 22%: 12,837	.10	0
			TOTAL	0

Budget Resources:

Item	Purpose	Calculation	Total Charged to Award
Naloxone boxes	Overdose reversal and education	1500 Naloxone boxes (total 3000 doses) @ $35 / each	52,500
Supplies	Help Line and Education materials	HelpLine and contact cards and brochures	2564
		TOTAL	55,064

E. Expansion of Warm Handoff Programs and Recovery Services

E4. Provide comprehensive wrap-around services to individuals in recovery, including housing, transportation, job placement/training, and childcare.

Total Budget for Strategy: $148,729 **Initial or Continuation**: Initial

Budget Narrative: Salary expenses are for 2 FTE FAVOR peer support specialists' salaries plus 22% fringe and a community outreach/education position at .25 FTE + 22% fringe. Funding is not currently available for these positions outside of SCORF funds. These employees are responsible for all PSS and education/outreach activities proposed in this application. Rent expense is for office space at the Indigo Hope Neighborhood Resource Center in Greer for direct PSS and recovery meeting services. Phones and training certifications are required for PSS to do their jobs.

Implementation Plan:
For this project, FAVOR will provide 2 FTE PSS and a .25 community outreach educator to develop and build community relationships with people at risk of or with opioid use disorder (OUD) and their family and friends and develop working relationships with EMS, Greer Fire, and Greer Police. These positions will also facilitate access to naloxone, Peer Support Services, connection to treatment, community and family education, and other social service resources. Each PSS will have a caseload of individuals to support along with developing community relationships and resources.

Trained peer support specialists (PSS) and education and community services are the core elements of FAVOR Upstate. FAVOR PSSs are in personal or family recovery themselves and they help individuals struggling with SUD/OUD and those who love them by removing barriers and obstacles to recovery and serving as a personal guide and mentor for people seeking or already in early recovery. They also provide Assertive Community Engagement (ACE) to populations who have traditionally been unwilling to access services such as the unhoused and those otherwise in crisis. FAVOR PSSs conduct outreach, education, and assist participants with developing and following a recovery plan and solving problems directly related to recovery. This can include finding appropriate treatment services and sober housing, building a personal community, finding new uses for leisure time, and improving job skills. PSSs facilitate recovery meetings and assist in FAVOR events. Peer support services are taken outside the walls of FAVOR's recovery communities directly into target populations to promote recovery and offer recovery support services to individuals and families in those areas who are not accessing them. The community education and outreach ensure the Greer community is aware of services and learns about OUD and how to prevent and treat it.

Outcome Measures: Beginning from a baseline of zero since this is a new program, there will be increased access to peer support services and education related to OUD in Greer. Measures include:
Number of FAVOR recovery meetings and attendance
Number and type of community interactions and referrals to services
Number of adults connected specifically to peer recovery services
Number of community events with FAVOR presence

Process Measures: FAVOR Upstate will increase access to effective family and individual support and recovery support services in Greer and increase awareness of and access to free, community-based All-Recovery and Family support services, meetings, and other resources. PSS will be based out of and provide services at the Indigo Hope Neighborhood Resource Center in Greer. FAVOR will track the number of recovery meetings facilitated by the PSS, attendance at the meetings, number and type of community interactions (naloxone distribution, ride-alongs

with EMS, PD and FD, peer support provision, direct community outreach to locations frequented by at-risk populations, relationships initiated with other community resource providers).

BUDGET for E4

Personnel Resources

Name	Position	Key Staff Annual Salary	Level of Effort	Total Charged to Award
TBD	Peer Support Specialist (PSS)	Salary: 45760 Fringe @ 22%: 10067	1.0	55,827
TBD	Peer Support Specialist (PSS)	Salary: 45760 Fringe @ 22%: 10067	1.0	55,827
	Community Education and Stigma Reduction	Salary $75,000 Fringe @ 22%: 16500	.25	22,875
			TOTAL	134,529

Budget Resources:

Item	Purpose	Calculation	Total Charged to Award
Rent	Space for direct Service Delivery – Peer Support and Education	12 months @ 1,000/ month	12000
Cell Phone expenses	PSS are required to have cell phones	2 phone plans @ $600/each for 12 months	1200

Training and Certifications	Annual PSS certifications and training	Variable per item	1000
		TOTAL	14200

I. Evidence-Based Data Collection and Research Analyzing the Effectiveness of the Abatement Strategies within the State

Total Budget for Strategy: $5700 **Initial or Continuation**: Initial

Budget Narrative: The contractual arrangement allows FAVOR to dedicate 100% of allocated project funds directly to data analysis and implementation work. Funds will cover 60 hours over 12 months at $95/hour. The consultant already has experience with Greenville County SCORF initiatives and OUD reporting, so this project will have expertise with very little ramp-up time needed. As this is a defined project with specific deliverables around abatement strategy analysis, a consultant can be engaged for exactly the duration needed without the ongoing financial and administrative obligations of permanent employment. The consultant model for data and reporting ensures maximum project impact per dollar spent—which is exactly what is needed for effective stewardship of SCORF initiative funds.

Implementation Plan:
Contract with an experienced consultant to provide oversight of data collection and complete reporting to the Greer and FAVOR Upstate collaboration to ensure a rapid, effective response to OUD in Greer.

Outcome Measures: FAVOR will track its standard outcomes as part of the data provided for analysis. This includes contacts made, meetings available and attendance, resource referrals, outreach events, naloxone distribution, and more. The Consultant will provide accurate and timely data to Greer and FAVOR and utilize the data to ensure successful programs that focus on evidence-based activities and outcomes. From a baseline of zero, the impact on OUD will be demonstrated and reported.

Process Measures: Consultant will work with FAVOR and Greer to establish data requirements and reporting needs. Project impact on OUD will be tracked via local and statewide data accessible by Greer or FAVOR.

BUDGET for I
Personnel Resources

Name	Position	Key Staff Annual Salary	Level of Effort	Total Charged to Award

Contractual	Research and Reporting	5700	1.0	5,700
			TOTAL	5,700

The administrative cost, which is capped at 5% of direct costs, should auto-populate in the online application. Please double check that this happens.

Total Base Request	$209,493
5% administrative costs	$ 10,475
Total for FAVOR Upstate	**$219,968**

EXHBIT B

COMPLIANCE AGREEMENT FOR THE USE OF GPS FUNDS FROM THE CITY OF GREER IN ACCORDANCE WITH THE SOUTH CAROLINA OPIOID RECOVERY ACT, S.C. CODE §11-58-10 *ET. SEQ.*

This Compliance Agreement (the "**Agreement**") is entered into by the Faces And Voices Of Recovery (FAVOR) Upstate SC (hereinafter "FAVOR"), a nonprofit corporation organized under the laws of the State of South Carolina.

RECITALS

WHEREAS, by Resolution Number 21-2025 dated December 9, 2025, the Greer City Council approved a request from FAVOR in the amount of $219,968.00 from the City's GPS Funds allocated to the City from the South Carolina Opioid Recovery Fund Board ("SCORF Board"); and,

WHEREAS, FAVOR submitted a proposal, a copy of which is attached to the Resolution as Exhibit "A" ("FAVOR Proposal") in which it proposed a budget for the use of the approved GPS Funds; and,

WHEREAS, as a condition precedent to receiving the City's GPS Funds, FAVOR must agree to abide by the SCORF Board's reporting requirements and agree to line-item severability of the City's GPS Funds.

NOW, THEREFORE, FOR AND IN CONSIDERATION of the recitals set forth above, and terms of the Resolution Number 21-2025, FAVOR agrees as follows:

AGREEMENT

1. FAVOR agrees to abide by all reporting requirements established by the SCORF Board.

2. FAVOR agrees that the funds allocated from the City's GPS funds are subject to line-item severability by the SCORF Board.

Faces And Voices Of Recovery
(FAVOR) Upstate SC

_____
Lesley Pregenzer, CEO
Date:_____

Memorandum

To: City Council

From:

Subject: Sports and Events Center Guaranteed Maximum Price - Approval Request
The City of Greer received qualifications for construction manager at risk services for the construction of the Sports and Events Center located at 1529 S Hwy 14. Harper General Contractors was selected as the contractor for this project. Harper has provided the full Guaranteed Maximum Price Package to the City, and staff requests that the Guaranteed Maximum Price of $69,334,076 be approved by Council. Funding for this project will come from the Corporation for Greer Fund.
(Action Required)
Michael Sell, Deputy City Administrator

Date: December 9, 2025

CC:

Summary:

Attachments:

1. GMP - Council Memo - Full GMP
2. GMP 1-GMP Exec Summary Updated 12.5.25
3. GMP A004- Axonometric
4. GMP A930 - Render1
5. GMP A931 - Render2

MEMO

December 5, 2025

To: Andy Merriman, City Administrator

From: Michael Sell, Deputy City Administrator

Subject: Sports and Events Center Guaranteed Maximum Price

The City of Greer received qualifications for construction manager at risk services for the construction of the Sports and Events Center located at 1529 S Hwy 14. Harper General Contractors was selected as the contractor for this project. Harper has provided the full Guaranteed Maximum Price Package to the City, and staff requests that the Guaranteed Maximum Price of $69,334,076 be approved by Council.

Funding for this project will come from the Corporation for Greer Fund.

EXECUTIVE SUMMARY

Harper thanks you for the opportunity to provide the City of Greer with this GMP Proposal for your New Indoor Athletic Facility in Greer, SC. Over the last few weeks, we have worked to develop this GMP Proposal in accordance with the Issued for Permit package provided by MPS and their design partners.

BUDGET

Harper developed this proposal utilizing current trade partner proposals and performing a quantity survey using the Issued for Permit information. We believe the GMP Proposal we are presenting today reflects a reasonable expectation for the Construction cost of this Project based on our understanding of the design intent.

	GMP Proposal
Early Release Sitework	**$ 7,935,932**
Early Release Structural	**$19,078,636**
Remaining GMP Proposal	**$42,169,508**
Preconstruction Costs	**$ 150,000**
Total Recommended GMP Contract	**$69,334,076**

HIGHLIGHTS

- GMP Proposal
  - Performed our own quantity takeoff, utilized historical unit prices and received trade partner proposals for all major scopes of work
- We received great trade partner participation for final GMP pricing, 112 total trade partner proposals.
- General conditions for the Project are based on an 18 Month construction schedule.
- Building is approximately 205,000 square feet and includes 8 basketball/16 volleyball courts in the main gym area and 1 basketball/2 volleyball courts in the auxiliary gym.
- Included in the GMP proposal is a 1.5% Owner Contingency, 2% design contingency and a 2% Construction Contingency.

  The Construction contingency will be carried through to the Construction project and will be included in the GMP contract. This is a Construction Contingency that is used to pay for items such as:
  - Subcontractor Coordination Issues
  - Scope Gaps
  - Premium Time costs incurred to accelerate schedule
  - Costs incurred due to Weather delays
  - Design/Construction Coordination issues
  - Subcontractor Defaults

- Unanticipated General Condition expenses

This contingency is available to the CMAR to deliver the documented scope of the project within the GMP and within the Schedule for completion.

EXCLUSIONS

We have included a listing of Specific Exclusions listed at the end of the Outline Guide Specification Document. We would like to point out the following significant exclusions below:

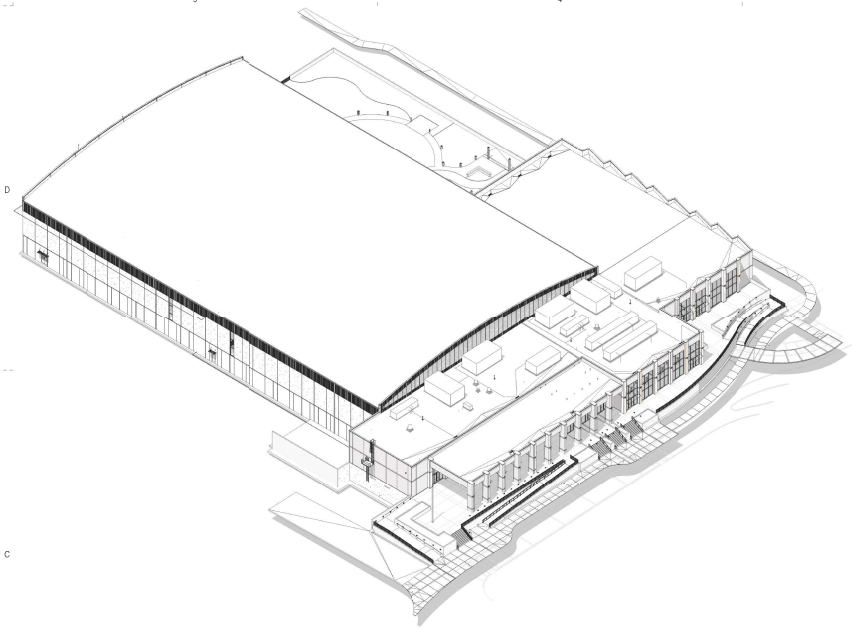
- Design & Engineering Fees
- Furniture, Fixtures & Equipment
- 3rd Party Testing
- Plan Review fees
- DOT road improvements such as turning lanes, traffic signals, etc.
- Utility service, connection or impact fees
- Relocation of existing utilities on site or off site

VALUE MANAGEMENT

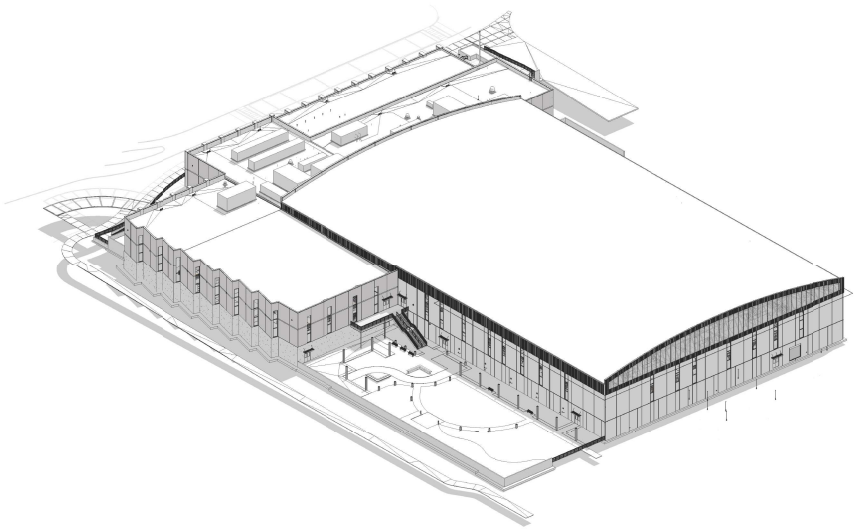
We have assisted in the pursuit of cost savings opportunities wherever possible. Together with the City and MPS, we conducted a comprehensive review and evaluation of a list of potential cost-saving options.

MOVING FORWARD

- City of Greer provide feedback and approval of the GMP proposal.
- City of Greer and Harper execute the final GMP amendment
- MPS, City of Greer and Harper work together to accomplish budget goals



C3 A004 EXTERIOR 3D - 1



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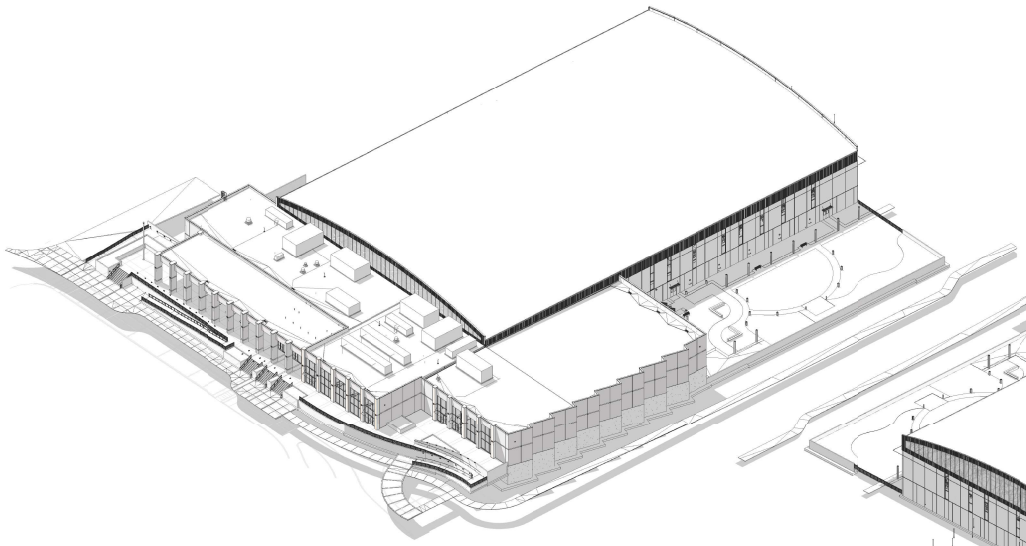

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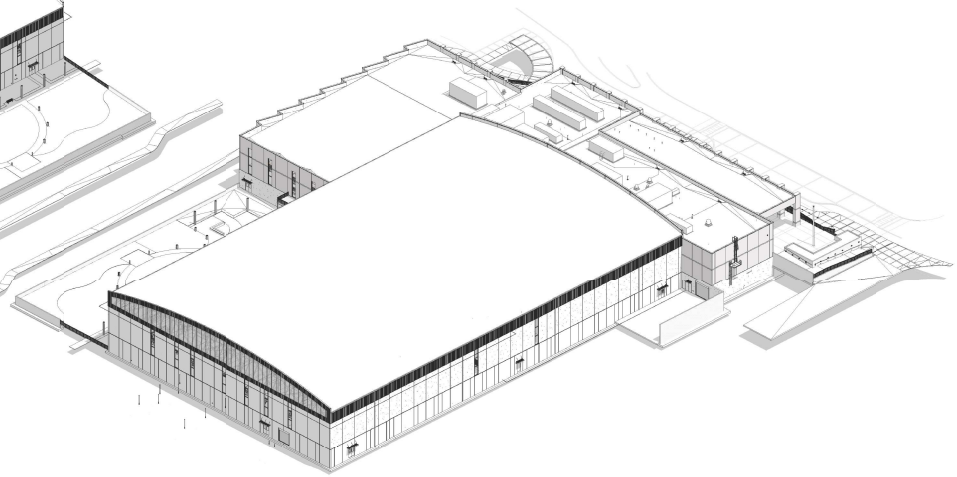


A3 A004 EXTERIOR 3D - 4

mcmillan pazdan smith ARCHITECTURE

CONSULTANT LOGO

SEALS

MCMILLAN PAZDAN SMITH, LLC GREENVILLE, SC 109573 REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA MICHAEL R. GOLL Greenville, SC No. 9281 REGISTERED ARCHITECT

10/31/2025

CITY OF GREER: INDOOR ATHLETIC FACILITY

GREER, SOUTH CAROLINA

SHEET ISSUE:

NO.	DATE	DESCRIPTION	BY
0	10-31-2025	ISSUE FOR PERMIT	MPS

PRINCIPAL IN CHARGE: KJ
PROJECT ARCHITECT: MG
DRAWN BY: Author

SHEET TITLE:
AXONOMETRIC VIEWS

SHEET NO.
A004

PROJ NO.
022550.00

mcmillan pazdan smith ARCHITECTURE

CONSULTANT LOGO

SEAL

CITY OF GREER: INDOOR ATHLETIC FACILITY

GREER, SOUTH CAROLINA

SHEET ISSUE:

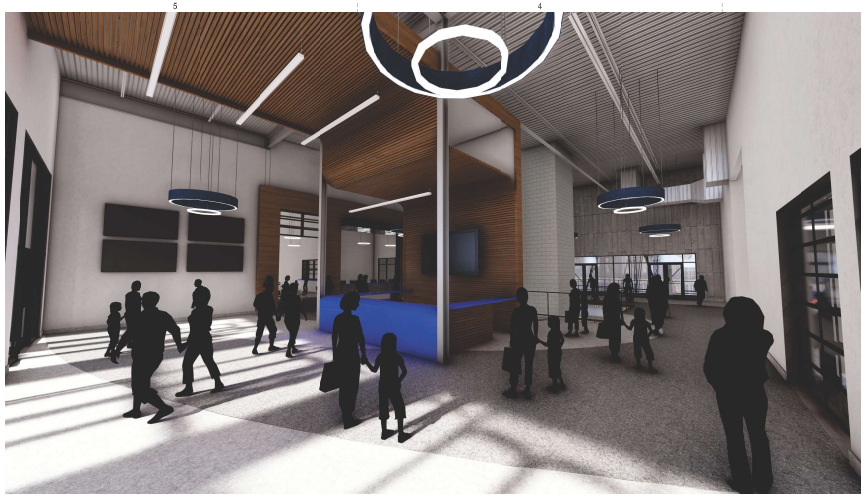
NO.	DATE	DESCRIPTION	BY

PRINCIPAL IN CHARGE: KJ
PROJECT ARCHITECT: MG
DRAWN BY: Author

SHEET TITLE:
RENDERS

SHEET NO.
A930

PROJ. NO.
025555.00



mcmillan pazdan smith ARCHITECTURE

CONSULTANT LOGO

SEALS

CITY OF GREER: INDOOR ATHLETIC FACILITY

GREER, SOUTH CAROLINA

SHEET ISSUE:

NO.	DATE	DESCRIPTION	BY

PRINCIPAL IN CHARGE: KJ
PROJECT ARCHITECT: MG
DRAWN BY: Author

SHEET TITLE:

RENDERS

SHEET NO.

A931

PROJ. NO.
022550.00