

STATE OF SOUTH CAROLINA
STATE ETHICS COMMISSION

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FOR COMMISSION USE ONLY:
CASE NUMBER
c 2025-081

COMPLAINT FORM

COMPLAINANT: Rita J. Weaver RESPONDENT: Ann Peets
ADDRESS: [REDACTED] ADDRESS: [REDACTED]
TELEPHONE NUMBER: [REDACTED] TELEPHONE NUMBER: [REDACTED]
TITLE: Retired, Folly Beach resident TITLE: Candidate, Mayor of Folly Beach

Set forth in detail specific facts upon which you based your complaint against above-named respondent (only detailed, clear factual allegations will be considered. If additional space is needed, attach supplemental sheets).

In 2023, Ann Peets ran for Folly Beach City Council, but her SC Ethics account still is not closed. It appears she did not file any reports during all of 2024, or Q1 and Q2 of 2025, including a final report showing a zero balance, as required by state law.

There is a remaining balance of \$4,066.91 in personal loans, and there is no record of her making a signed statement to SCEC showing this personal loan had been forgiven, as state law requires to zero out an account.

Peets is currently appealing her losing lawsuit against the SCEC after they found probable cause to investigate over 40 other campaign finance violations during her 2023 campaign.

On Aug. 22, 2025, Peets filed to run for Mayor of Folly Beach while these other violations are still pending due to her lawsuit. Peets has not opened a new SCEC account for the 2025 race, and her 2023 reporting still hasn't been updated after being notified about her first round of ethics complaints.

If there is a finding of probable cause, the following documents become public record: the complaint, the response (if any) by respondent, and the notice of hearing. If a hearing is to be held, the final order and all exhibits become public record. If no hearing is held following a finding of probable cause, the final disposition of the matter becomes public record.

STATE OF SOUTH CAROLINA
COUNTY OF Charleston

Personally appeared before me Rita J. Weaver who, first being duly sworn, says that he/she has read and knows the contents of the above complaint and that the allegations contained therein, are true and correct to the best of his/her own knowledge, except for those matters therein based upon information and belief, and as to those he/she believes them to be true.

Sworn to and subscribed before me this
26th day of August, 2025

[REDACTED SIGNATURE]

Complainant Signature

[REDACTED]
Notary Public for South Carolina
My Commission expires 3-11-2029

SEC-7 (Revised 3/2022)

REPLY TO: 201 Executive Center Drive, Suite 150, Columbia, South Carolina 29210 (803)253-4192
ELECTRONIC COPIES WILL NOT BE ACCEPTED

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STATE OF SOUTH CAROLINA)
COUNTY OF RICHLAND) BEFORE THE STATE ETHICS COMMISSION
))
IN THE MATTER OF:))
))
Complaint C2025-081))
))
Rita J. Weaver,) **NOTICE OF HEARING**
Complainant.))
))
Ann Peets,))
Respondent.))
_____)

The State Ethics Commission has determined that there is probable cause pursuant to Section 8-13-320(10)(i), Code of Laws, South Carolina, 1976, as amended, in the above-captioned complaint. The Commission will convene a formal hearing into the matter in accordance with Section 8-13-320(10)(i) & (j), Code of Laws, South Carolina, 1976, as amended, and State Ethics Commission Regulations, S.C. Code Ann. Regs. 52-707 (1997 Cum. Supp.) on Thursday, June 18, 2026 at 9:30 a.m. at the Commission Hearing Room located at: 201 Executive Center Drive, Suite 150, Columbia, South Carolina 29210.

The following allegations will be heard:

COUNT ONE
FAILURE TO FILE A CAMPAIGN DISCLOSURE REPORT
SECTION 8-13-1308(B), S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to timely file a Quarter 1 2024 Campaign Disclosure Report (CDR), in violation of Section 8-13-1308(B).

COUNT TWO
FAILURE TO FILE A CAMPAIGN DISCLOSURE REPORT
SECTION 8-13-1308(B), S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to file a Quarter 2 2024 CDR, in violation of Section 8-13-1308(B).

COUNT THREE
FAILURE TO FILE A CAMPAIGN DISCLOSURE REPORT
SECTION 8-13-1308(B), S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to file a Quarter 3 2024 CDR, in violation of Section 8-13-1308(B).

COUNT FOUR
FAILURE TO FILE A CAMPAIGN DISCLOSURE REPORT
SECTION 8-13-1308(B), S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to file a Quarter 4 2024 CDR, in violation of Section 8-13-1308(B).

COUNT FIVE
FAILURE TO FILE A CAMPAIGN DISCLOSURE REPORT
SECTION 8-13-1308(B), S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to file a Quarter 1 2025 CDR, in violation of Section 8-13-1308(B).

COUNT SIX
FAILURE TO FILE A CAMPAIGN DISCLOSURE REPORT
SECTION 8-13-1308(B), S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to file a Quarter 2 2025 CDR, in violation of Section 8-13-1308(B).

COUNT SEVEN
FAILURE TO FILE A CAMPAIGN DISCLOSURE REPORT
SECTION 8-13-1308(B), S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to file a Quarter 3 2025 CDR, in violation of Section 8-13-1308(B).

COUNT EIGHT
FAILURE TO FILE A CAMPAIGN DISCLOSURE REPORT
SECTION 8-13-1308(B), S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to file a Quarter 4 2025

CDR, in violation of Section 8-13-1308(B).

COUNT NINE
FAILURE TO FILE A TIMELY DEPOSIT CAMPAIGN CONTRIBUTION
SECTION 8-13-1312, S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to timely deposit a September 25, 2025 contribution from Tiina Vaska in the amount of \$50.00, in violation of Section 8-13-1312.

COUNT TEN
FAILURE TO FILE MAINTAIN RECORDS
SECTION 8-13-1302, S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to maintain invoices, receipts, or bills for expenditures related to her November 4, 2025, election cycle, in violation of Section 8-13-1302.

COUNT ELEVEN
FAILURE TO DISCLOSE CAMPAIGN EXPENDITURE
SECTION 8-13-1308(F), S.C. CODE ANN., 1976, AS AMENDED

That Ann Peets, candidate for Folly Beach City Council, failed to disclose an expenditure to Vistaprint in the amount of \$40.36, in violation of Section 8-13-1308(F).

You have the right to be represented by counsel, the right to call and examine witnesses, the right to introduce exhibits, and the right to cross-examine opposing witnesses. This hearing will be open to the public as required by Section 8-13-320(10)(j), Code of Laws, South Carolina, 1976, as amended. The procedures to be followed are set forth in the Administrative Procedures Act, Section 1-23-10, et seq., Code of Laws, South Carolina, 1976, as amended, the State Ethics Act, Section 8-13-100, et seq., Code of Laws, South Carolina, 1976, as amended, and State Ethics Commission Regulations, S.C. Code Ann. Regs. 52-707 (1997 Cum. Supp.).

A pre-hearing conference may be scheduled prior to the hearing to allow exchange of

witness lists and evidence, marking of exhibits, and disposition of motions or pleadings. In the event you fail to appear, judgment by default will be rendered against you. If there are any questions concerning the above notice or hearing times, please contact the State Ethics Commission.




Meghan Walker Dayson, Executive Director
State Ethics Commission

Dated this 14th day,
of March 2026.

Certificate of Service by Certified Mail

I hereby certify that a copy of this **NOTICE OF HEARING** was duly served on RESPONDENT Ann Peets P.O. Box 1193, Folly Beach, SC 29439 by depositing said **NOTICE OF HEARING** in the United States mail, Columbia, South Carolina on this 23 day of March 2026, by CERTIFIED MAIL, E-RETURN RECEIPT REQUESTED, appropriate postage affixed, and a return address clearly indicated on said envelope.


Erin Caughman
State Ethics Commission

Columbia, South Carolina

(803) 253-4192