

**MINUTES OF THE TOWN OF LAKE LURE
REGULAR TOWN COUNCIL MEETING**

Tuesday, December 9, 2025 @ 5:00 pm

Town Hall at The Landings



Agenda

Roll Call:

Mayor, Carol C, Pritchett
Commissioner Patrick Bryant
Commissioner Scott Doster
Commissioner Jim Proctor
Commissioner Dave DiOrio

Town Manager, Olivia Stewman
William Morgan, Attorney
Kimberly Martin, Town Clerk

I. Call to Order

Mayor Pritchett called the meeting to order at 5:00pm.

A. Pledge of allegiance and Invocation

Mayor Pritchett led the meeting in the pledge of allegiance and Commissioner Bryant led the invocation.

II. Agenda Adoption

Commissioner Jim Proctor made a motion to adopt the agenda as adding Hager Strategies after Mayor's communication and add the North Carolina Dam Safety Grant Opportunity to new business. Commissioner Dave DiOrio seconded the motion, and all were in favor.

III. Mayor's Communication

A. Proclamation No. 25-12-09 Honoring the Service of Mr. Neil Gurney

Mayor Carol C. Pritchett presented a proclamation honoring Neil Gurney for his service and dedication to the betterment of the Town of Lake Lure. Although Neil was unable to attend the meeting the proclamation was received well.

IV. Town Managers Communication

A. Monthly Report

Town Manager, Olivia Stewman provides a report to council and the community.

The cell tower is upright and At&t and T-Mobile have obtained proper permits to move forward with antennas. We are still anticipating Verizon to begin the same process. Service should begin at the first of the year. A special thank you to Mike Williams for his hard work and persistence to make this happen.

The contract for the Tainter gates repair was awarded to Cambro. The work is scheduled to be completed by the first of February.

We will be having a comprehensive plan round table tomorrow beginning at 6:00 pm.

A huge thank you to Wendy Terry, Public Works department, and Laura Krejci for the amazing decorations and hard work in the Lighting of Lake Lure.

The Chamber will be having their Gala on Thursday. Tickets are still available.

Santa will be in Chimney Rock and enjoy "Joy to the Gorge" and the Giving Tree.

Several board openings, if you are interested, please apply online or see Kimberly Martin for an application.

B. Storm Recovery Updates

Town Manager, Olivia Stewman, advised of several recovery updates.

The contract for the marina and boardwalk was approved last week, and completion is scheduled for July.

The West End Sewer project is wrapping up with the completion of some paving.

The Proctor Road project has been completed. We are aware of a culvert that needs repaired and will be addressed when more funds are available.

Odom Engineering is finalizing the Dock fueling station design. Once complete will begin bid process.

Final design for the Boys Camp Road bridge and is scheduled to be completed by Spring of 2026.

Working with FEMA and state to address remaining debris.

Demolition of the marina building is set to begin on the 15th. Will begin stabilizing shoreline around Morse Park. Still awaiting the storm water plan.

C. Hager Strategic Solution

Mr. Mike Hager provided updates for legislation. Several openings in Rutherford County including at least 3 Commissioner seats, DA, clerk and School Board.

Mr. Hager will follow up with Verizon regarding permitting for the new tower. Also To check in to be sure permitting and things are being expedited for the spillway repair.

V. Council Liaison Reports and Comments

Commission Scott Doster advised ABC Board met and things to continue to go well. Store manager is maintaining schedules and inventory to keep cost low.

Zoning and Planning Board met and continue work through the sign ordinance. Currently have a vacant seat. If interested please apply.

Commission Dave DiOrio advised that the Board of Adjustments met and staff is focusing on special use permits and being sure that owners are being compliant and following conditions

The Lake Advisory Board is working to have all things in place once the Lake comes back up for use including non-motorized permits especially for short term rentals, which was addressed earlier with the marine commission.

Commissioner Jim Proctor advised that Parks and Recreation had 182 volunteer hours averaging around \$6,000 including help from Conserving Carolina and Climbers Coalition focusing on Buffalo Creek Trail.

Commissioner Patrick Bryant advised the short-term rental board met and continue to review and make changes to the process. The meeting with the TDA, Town representatives, and other agencies has been cancelled and will be rescheduled for January. Will continue to review and move forward with application and fee changes. We do have 1 vacancy so if interested apply online or see Kimberly Martin for an application.

VI. Public Hearing

A. Ordinance No. 25-12-09 Amending Town of Lake Lure Code of Ordinances Section 36-336(c) to Allow Community Development Review and Approval Authority in Consideration of Signs in Government districts

- i. Mike Williams presented to council that signs are being placed around town especially on town property. Asking council to consider allowing staff the authority to grant approval for these signs instead of each one being brought to the council for approval.
- ii. Public Hearing
None
- iii. Commission Deliberation
Board began deliberating.
- iv. Consideration for Adoption of Ordinance No. 25-12-09 Amending Town of Lake Lure Code of Ordinances Section 36-336(c) to Allow Community Development Review and Approval Authority in Consideration of signs in Government Districts.

Commissioner Jim Proctor made a motion to approve Ordinance No. 25-12-09.
Commissioner Scott Doster seconded the motion and all were in favor.

VII. Consent Agenda

A. Approval of November 2025 Minutes

B. Adoption of 2026 Town Council Meeting Schedule

C. Adoption of 2026 Holiday Calendar

Commissioner Jim Proctor made a motion to approve the consent agenda as presented. Commissioner Dave DiOrio seconded the motion and all were in favor.

VIII. Unfinished Business

There is no unfinished business.

IX. New Business

A. Resolution No. 25-12-09 Accepting the sewer System Asset Inventory and Assessment

Town Manager, Olivia Stewman, advised that we have received funds for the sewer (AIA). We have continued to work with Labella to better our asset inventory and assessment.

Commissioner Dave DiOrio made a motion to approve Resolution No, 25-12-09 Accepting the Sewer System Asset Inventory and Assessment. Commissioner Patrick Bryant seconded the motion and all were in favor.

B. Consider Approval of Labella Task 20 (Water AIA) Amendment 1

Town Manager, Olivia Stewman presented to council an amendment to Labella Task 20. Grant has been received for water systems and there are a few areas of recommendation. DEQ has given approve and will using the fund for mapping purposes.

Commissioner Jim Proctor made a motion to approve Labella Task 20 (Water AIA) Amendment 1. Commissioner Dave DiOrio seconded the motion and all were in favor.

C. Consider Approval of Labella Task 23B (Amendment 4)

Town Manager, Olivia Stewman advised that Labella has been essential in assisting with engineering for all the storm recovery and believe we will continue to utilize their services. This amendment is requesting an additional \$50,000 but feels it will be necessary.

Commissioner Scott Doster made a motion to approve Labella Task 23B (Amendment 4). Commissioner Patrick Bryant seconded the motion and all were in favor.

D. Budget Amendment #380 for Dredging Grant 25% Match

Town Manager, Olivia Stewman, advised that we received a grant with a 25% match. We have confirmed with Finance and we will be able to use the general fund to match the grant.

Commissioner Dave DiOrio made a motion to approve Budget Amendment #380 for Dredging Grant 25% Match. Commissioner Scott Doster seconded the motion and all were in favor.

E. Approve 2025-2026 Dredging Grant Agreement

Town Manger, Olivia Stewman advised that this is needed to accept the grant that has been awarded.

Commissioner Dave DiOrio made a motion to approve the 2025-2026 Dredging Grant Agreement. Commissioner Scott Doster seconded the motion and all were in favor.

F. North Carolina Dam Safety Grant Opportunity

Laura Krejci advised that the opportunity for a grant from the state would be available. Applications are due at the end of this week. We are hoping it will cover the amount for the Spillway repair totaling \$736,287. Asking council to give the go ahead to apply for this grant.

Commissioner Jim Proctor made a motion to approve the North Carolina Dam Safety Grant Opportunity. Commissioner Scott Doster seconded the motion and all were in favor.

X. Public Comment

Kimberly Sayles: 122 Harris Rd.

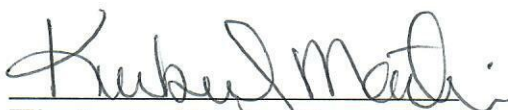
Joy of Gorge is going on and will continue to do this next year. There was a TDA marketing grant that made this possible. I would like to work with town to improve each year. This has been a great experience and hope that everyone will enjoy.

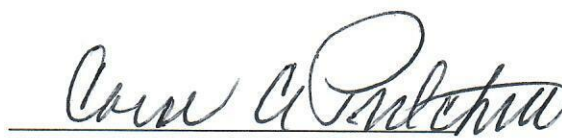
No other public comments were made.

XI. Adjournment

Commissioner Jim Proctor made a motion to adjourn the regular Town Council Meeting. Commissioner Patrick Bryant seconded the motion and all were in favor. The meeting ended at 5:37pm.

ATTEST:


Kimberly Martin, Town Clerk


Carol C. Pritchett, Mayor

