



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 29777
Monday, July 14, 2025
5:30 PM



AGENDA

I. CALL TO ORDER – MAYOR PHILLIP HISE

- A. Roll Call
- B. Notification and Posting of the Agenda
- C. Pledge of Allegiance (Councilwoman Rensink)
- D. Invocation (Mayor Hise)
- E. Approval of Minutes (6/23)

II. PUBLIC COMMENT

Public comment is limited to 3 minutes. This time is provided to share general thoughts with Town Council. Individuals who desire to make public comment, must complete the sign-in sheet made available at each meeting, and speak at the lecture (unless physically unable).

III. PRESENTATIONS (Dept Updates)

- A. Finance
- B. Police Dept
- C. Water and Sewer
- D. Public Works
- E. Main Street
- F. Parks and Rec

IV. MANAGERS REPORT

V. MAYOR/COUNCIL REQUESTS OR COMMENTS

VI. ADJOURNMENT



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday June 23, 2025
5:30PM



MINUTES

I. CALL TO ORDER

Mayor Hise called the meeting to order at 5:30 pm

A. Roll Call:

Mayor Hise requested roll call. Marsha Hoilman, Town Clerk, conducted the roll call for Councilmembers Peight, Buchanan, Holmes, Rensink, and Mayor Hise- all members were present.

B. Notification and Posting of the Agenda:

Proper notification and posting of the agenda were acknowledged. Councilman Peight motioned to approve the agenda, and Councilwoman Rensink seconded, and the council adopted the agenda. Motion passed 5/0.

C. Pledge of Allegiance:

Councilman Buchanan led the Pledge of Allegiance

D. Invocation:

Councilman Peight led the Invocation.

E. Approval of Minutes (May 29, 2025 & June 9, 2025):

Council reviewed the minutes as presented. Councilman Buchanan stated that the May 29, 2025, Special meeting minutes would be approved with the correction of the location of the water intake system. Councilman Buchanan motioned to approve , and Councilman Peight seconded. Motion approved and motion passed 5/0.

The minutes of June 9, 2025 were reviewed as presented. Councilwoman Rensink motioned to approve, and Councilwoman Holmes seconded. Motion passed 5/0.

II. GENERAL COMMENT:

Public comment is limited to 3 minutes. This time is provided to share general thoughts with the Town Council. Individuals who desire to make a public comment must complete the sign-in sheet made available at each meeting and speak at the lecture (unless physically unable).



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday June 23, 2025
5:30PM



MINUTES

- Sharon Winters- Thankful for the Revisions made to the Toe River Regional Library Agreement. She expresses how critical a library is to the community and how it provides different collections and formats for various reading levels, with the relevant information needed to be informed and make good decisions in life. She feels that this is setting the Library up for success.
- Kendall Reid- Thankful for the revisions that were made to the Toe River Regional Library Agreement. He is confident that the library will provide essential services to the community.
- Pat Ford- She speaks of the ALA and things she has read on how difficult it is to be a librarian. She speaks of being upset about the term Community values because she feels not everyone has the same values. She is thankful for the library and its resources.

III. PUBLIC HEARING:

A. Ordinance. 2025.001- Second Reading: Fiscal Year 2025-2026 (FY26) Town of Spruce Pine Proposed Budget.

There were no comments made

IV. ACTION ITEMS:

A. Preliminary, Non-binding Vote: To satisfy any concerns with NCGS 14-234.3, the Council will separately hold a preliminary, non-binding vote on budget appropriations for any nonprofit entities where Council members serve on the nonprofit boards. While this preliminary vote is non-binding , it will allow the impacted Council meeting to, on the record, demonstrate his/her recusal from the appropriation for the impacted nonprofit entity but still allow the Council member to vote for the overall budget ordinance.

(1) Appropriation for the Spruce Pine Library-

Councilman Peight recused himself due to he is a standing member of the library board. Councilwoman Holmes motioned to approve and



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday June 23, 2025
5:30PM



MINUTES

Councilman Buchanan seconded the motion. Motion passed 4/5, Councilman Peight did not vote.

(2) Appropriation for the Spruce Pine Main Street-

Councilwoman Rensink and Mayor Hise recused themselves.

Councilwoman Holmes motioned to approve their recusal, and Councilman Peight seconded the motion. Motion passed 3/5. Councilwoman Rensink and Mayor Hise did not vote.

Councilwoman Holmes motioned to approve the budget for Main Street and Councilman Peight seconded the motion. Motion passed 3/5. Councilwoman Rensink and Mayor Hise did not vote.

B. Ordinance. 2025.001- Second Reading: Presentation of the Fiscal Year 2025-2026 (FY26) Town of Spruce Pine Budget for consideration and adoption. Daniel Stines presented the final draft of the FY26 budget for Council consideration. The following highlights were made:

- The First Reading of the Fiscal Year 2025/2026 (FY26) Budget and Ordinance 2025.001 was presented May 29, 2025 at a Special Called Town Council Meeting.
- The following amendments have been made since the first reading.
 1. 2.5% COLA proposed increases have been removed (\$46,903.81).
 2. 0-3% Performance-Based Merit Increase Funds have been removed (\$61,630.70).
 3. Redirected Funds for Compensation/Classification Study (108,534.51)

Daniel Stines updated Council that the preliminary results have been received from the Compensation and Classification Study that was administered by the NC League of Municipalities MAPS group and due to significant compression and outdated paygrades, the recommendation is to redirect the previously proposed funds for merit and COLA for FY26 in efforts to address the



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday June 23, 2025
5:30PM



MINUTES

compression and meet the recommendations of the study. The MAPS group will present the results of the study on July 28th and show how they arrived at their recommendations and dollar amounts. The purpose for these amendments is to keep the budget amounts as originally proposed and keep a balanced budget with no additional draw from Fund Balance.

Councilman Buchanan asked if any changes were made to the zoning officer. Town Manager Stines states that there has been no change from what was proposed at the first reading. Councilwoman Rensink motioned to approve the Budget for the Fiscal Year 25/26., Councilman Peight seconded the motion. The vote was unanimous with 5/0.

C. Budget Amendment: Consideration and approval of a budget amendment to the current Fiscal Year 2024-2025 (FY25) Budget. Finance Director Christy Young presented a budget amendment, highlighting the following:

- Increased Revenue \$364,268.00, which was offset by extra expenses due to the storm supplementals and supplies.
- FEMA reimbursement to Police Dept Over Time (\$66,000.00)

Councilman Buchanan motioned to approve the budget amendment, and Councilwoman Holmes seconded the motion. The vote was unanimous, 5/0.

D. Toe River Regional Library Agreement: Consider and approval of a regional library services agreement- Toe River Regional Library System. Daniel Stines provided an overview of the previous contract and highlighted the changes to related to the Director responsibilities and content review for the Library. Councilwoman Rensink asked for clarification of a few things before approving:

After reading agreement online she noticed it was stricken out about an at large member that will be appointed. Will there be an at large member?



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday June 23, 2025
5:30PM



MINUTES

Attorney Donahue states no because there will be 2 in Avery County and 2 in Mitchell County and if they come to a point to satisfy concerns that reach a tie, they will have to stay until they reach an agreement.

Will the Board have to retain its own legal counsel?

Attorney Donahue states that the Board will determine how it will handle issues.

Councilwoman Rensink then stated: Under the Regional Library Director, It speaks of Content and View Point Neutral. What is the definition of Content and View Point Neutral?

Attorney Donahue states that the definition of this is that they will adopt the Policy that is already in place, but can change, of course. The policy will not favor any viewpoint or content. It will be written neutrally. They can still challenge books or anything they want to challenge. The policy will be balanced, not based on particular views, but on constitutional requirements that they can't choose books based on views or content. It will help them choose the books they want. He also states that citizens can challenge this, but have to follow the policy to do so.

Councilman Peight asks if the contributions will be different for Avery County and Mitchell County?

Attorney Donahue states that the contributions are all different, with the size of each library. They will all have different responsibilities since it is no longer the 4,2,2 selection.

Councilman Buchanan motioned to approve the agreement, and Councilwoman Holmes seconded the motion. The vote was unanimous, 5/0.

E. Spruce Pine Fire Dept. Contract Renewal: Consider and approve to renew a fire services contract with the Town of Spruce Pine Fire Department. Daniel Stines updated Council that the current 10-year agreement in place expires at the end of June 2025. He highlighted the following changes to the agreement:

- Contract revised for 6 years (June 23, 2025-June 30, 2031) commencing on July 1, 2025-June 30, 2031.



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday June 23, 2025
5:30PM



MINUTES

- Requests that Rescue services be increased from .25% to .50% of the collected taxes annually, as specified in the agreement. We also know that this figure can fluctuate based on tax evaluations. The estimated fiscal impact for this change is +/- \$5000 annually.

Councilwoman Rensink motions to approve the contract, and Councilman Peight seconded the motion. Motion passed 5/0.

F. Replacement Street Sweeper: Consider approval of the purchase of a replacement used Street Sweeper for an amount of \$ 238,582.05. Daniel Stines provided the following details on the purchase of a new street sweeper:

- The street sweeper the town had was lost in the storm.
The town received \$187,233.33 from insurance for the lost street sweeper after depreciation
- The replacement is a demo unit; however, it has less than 10 hours. It is a Schwarze A4 Storm is US-made in Alabama. It is smaller than the previous street sweeper that the town had, but it has several new features that the previous one did not have. This will be more appropriate for our town. It has bolted vs. welded consumable parts which will make for easier servicing.
- After insurance, the balance of the machine is \$51,348.72 which includes a 5 year warranty. It is highly serviceable, and most maintenance can be done by Public Works in-house. Staff will continue to work with FEMA for the remaining funds. Should this be unsuccessful for any reason, staff will bring an update back to Council, accompanied by any possible budget amendments.

Councilman Peight motioned to approve the purchase, and Councilwoman Rensink seconded the motion. The motion passed 5/0.



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday June 23, 2025
5:30PM



MINUTES

G. State Cash Flow Loan: Consider and approval of “ 2nd Round” Loan Agreements issued by the State of North Carolina Treasurer's Office for \$1,868,619.79. Finance Director Christy provided Council with the following details:

- 2nd Round cash flow loan provided through the NC Dept of Treasury have been made available.
- Principal-only loans are being provided as disaster recovery response funds to assist municipalities in a quicker recovery.
- Need Board approval to proceed.

Councilman Buchanan motioned to approve, seconded by Councilwoman Holmes. Motion passed 5/0.

H. 1st Round State Cash Flow Loan Agreement: Consideration and approval of an amendment to the 1st Round State Cash Flow Loan disbursement. Finance Director Christy informed Council that the agreement for the 1st round cash flow loans required an amendment, passed down from the States Treasury Department. The amendment is included in the meeting packet.

Councilman Buchanan motioned to approve, seconded by Councilwoman Holmes. Motion passed 5/0.

I. Contract to Audit Accounts (To include FEMA Funds): Consider and approve an amended audit contract for an amount not to exceed \$40,000, to include revenues and expenses related to FEMA funds. Finance Director Christy gave an overview of the following, for the revised Town Audit Contract:

- This audit will be a review of all Town general accounting, in addition to all funding and accounting as it relates to FEMA under the disaster recovery program, which is the reason for the additional expense.

Councilman Buchanan motioned to approve, seconded by Councilwoman Rensink. Motion passed 5/0



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday June 23, 2025
5:30PM



MINUTES

J. Water/Wastewater Services Contract: Consideration and approval of a contract with Veolia for the Operations, Maintenance, and Management of the Water Treatment and Wastewater Treatment Facilities. Daniel Stines gave a recap of the RFQ process and an the following highlights of the contract:

- The service agreement is for 3 years and will be auto-renewed for a subsequent one year unless notified by either party in writing at least 120 days prior to term expiration.
- The first year (Fiscal year 2025/2026 (FY26) cost is \$968,378.00. The preceding two years will be negotiated on or before January 15th of each Fiscal year.
- Section 8.2 of the contract demonstrates the valuation in which each proceeding Fiscal year's cost will be determined using the Employer Cost Index (ECI) and Consumer Price Index (CPI).

Councilman Buchanan motioned to approve the service contract, and Councilman Peight seconded the motion. Motion passed 5/0.

V. MANAGER'S REPORT:

- There are 6 more projects that have been turned into FEMA for full project obligation, staff are hoping these are awarded without further kickback from FEMA:
 - Brad Ragan Park
 - Spruce Pine damaged roads
 - Toe River Pump House
 - City-wide road damage
 - Spruce Pine washouts/slides
 - Storm Drains
- Met with FEMA Rapid Response Team to discuss any projects that can be expedited and the best path for project obligation to get money flowing. Staff has drilled the fact that the one-year anniversary of Helene is quickly approaching and the need to move these larger projects is imperative.
- RFQ drafted for wastewater Treatment, staff anticipates this advertisement by mid-July.



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday June 23, 2025
5:30PM



MINUTES

- Bridge engineering team, High Country Engineering of Asheville, is moving forward with preliminary designs and cost estimation of the downtown pedestrian bridge for FEMA. Staff is focused on pushing this project with plans of bringing some renderings public soon as FEMA agrees to a dollar amount for replacement.
- North Toe Intake extended to August. Everything is back together, just working out the bugs. The permanent intake, where we get the water from the river, has had one test run on it. We are hoping that we will be able to get it back to pre-storm operations soon. The temporary pumps will most likely be sitting there until they are pulled out in August.
- The wastewater plant is working at its appropriate measures. Money has been withheld in regards to the screw press until it does what it is supposed to do. When it does, the money will be paid out. We will either have another one brought in that can do the job or wait to see the results with this one. Staff has arranged for Huber to return to confirm a plan to get it to work the way it needs to.
- 4th of July Celebration will be Saturday, July 5th featuring food trucks, vendors, live music, inflatables, parade, and fireworks. This is a partnership with Kiwanis Club, Chamber, and Mainstreet. Thanks to the following sponsors: Sibelco, BRP, L&L Furniture and Holmes Attorney Office. The parade will be at 6 pm. Fireworks will begin at dusk. Applications are available online to enter the parade.

VI. MAYOR/COUNCIL REQUESTS OR COMMENTS:

- Next meeting, we will take a look at House Bill 205. It is recommended not to support this bill.
- Discussion about a letter of support for our local hospital
- Congressman Edwards will be coming
- Mayor Hise asked Town Manager Stines if it was true that Emergency Management was working through FEMA in regards to the generators. Daniel states that Travis says it's pushing through.

VII. ADJOURNMENT:

Mayor Hise asked for a motion to Adjourn. Councilwoman Rensink seconded.
Adjourned at 6:41 pm



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday June 23, 2025
5:30PM



MINUTES

ATTEST:

Phillip Hise, Mayor

Rocky Buchanan, Mayor Pro Tempore

Marsha Hoilman, Town Clerk

Beth Holmes, Council Member

Wayne Peight, Council Member

Jackie Rensink, Council Member