



Spruce Pine Town Council Meeting
Town Hall
11050 S. Highway 226
Spruce Pine, NC 28777
Monday, September 14, 2026
5:30 PM



AGENDA

I. CALL TO ORDER – MAYOR BETH HOLMES:

- A. Roll Call
- B. Notification and Posting of the Agenda
- C. Pledge of Allegiance (Councilman Peight)
- D. Invocation (Councilwoman Taylor)
- E. Approval of Minutes (August 24, 2026 Regular)(August 24, 2026 Closed Session)

II. PUBLIC COMMENT

Public comments are 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).

III. DEPARTMENT HEAD UPDATES

- A. Public Services
- B. Police
- C. Parks, Recreation & Tourism
- D. Water/Sewer
- E. Finance/Admin

IV. ACTION ITEMS

- A. Resolution 2026.022 – Reaffirming Resolutions 2026.015 & 2026.016 to permanently close a portion of Diamond St & Thompson St
- B. Resolution 2026.023 - Resolution to permanently close the unopened portion of Peterson Street.

V. MAYOR/COUNCIL REQUESTS OR COMMENT



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VI. CLOSED SESSION

A. Pursuant to N.C.G.S. 143-318.11(a)(3), I move to go into closed session to consult with an attorney employed or retained by the Council in order to preserve the attorney-client privilege between the attorney and the public Council with respect to *Ledford v. Town of Spruce Pine, et al.*, 1:25-cv-00165 (W.D.N.C.).

VII. ADJOURNMENT



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I. CALL TO ORDER:

- A. Roll Call: Mayor Holmes called the meeting to order at 5:32 pm.
Mayor Holmes requested a roll call. Marsha Hoilman, Town Clerk conducted roll call for council members Peight, Buchanan, Taylor, and Mayor Holmes.
Councilman McKinney was absent.
- B. Notification and Posting of the Agenda: Proper notification and posting of the agenda were acknowledged.
Mayor Holmes requests a change to the agenda. She requests that Item #C Resolution 2026.021 recognizing Toe River Arts Council for 50 years in the Action items section be rearranged and the Resolution to be moved to the top and the others to follow thereafter.
- C. Pledge of Allegiance: Councilman Peight led the Pledge of Allegiance.
- D. Invocation: Councilman Buchanan led the Invocation.
- E. Approval of Minutes (August 10, 2026):
The council reviewed the Regular Minutes as presented. Councilman Peight made the motion to approve the regular minutes.
Councilman Buchanan seconded the motion. Motion approved and passed 4/0.

II. PUBLIC COMMENT:

Public comments are 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).

There were no people who signed up for Public Comment.

III. PRESENTATIONS:

- A. Toe River Arts Council (TRAC)- Nealy Andrews

In January 1976, Toe River Arts was founded as the only arts council in North Carolina serving two counties- Mitchell and Yancey. For five decades, Toe River Arts has championed the artists of our region, nurtured creativity in our schools, and demonstrated that the arts are essential to the cultural and economic vitality of our rural communities.

The Town and Council's support have been an important part of that work, helping us provide meaningful arts education experiences for our young people, present exhibitions and community events, and serve more than 400 artists throughout the Toe River Valley.



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This year, we are celebrating our 50th anniversary in a number of ways. In July, we hosted a special anniversary weekend that included a fundraiser supporting our education programs and a free community arts showcase on the Burnsville Town Square. In September, we will screen *A Life in Clay*, a short film highlighting three Mitchell County clay artists and the rich ceramic tradition of our region. And in October, we hope to facilitate two Arts & Culture Candidate Forums- one in Mitchell County and one in Yancey County- to encourage conversations about the role arts and culture play in the future of our communities.

As we celebrate where we have been, we are also looking ahead- and we recently received an extraordinary opportunity to do just that.

On July 14, Governor Josh Stein announced the Craft Catalyst Initiative, a major partnership between the Center for Craft and Etsy that will invest \$10 million in creative economies across the United States over the next three years. Western North Carolina was selected as one of the regions participating in this national initiative, recognizing both the extraordinary concentration of craft in our region and its importance to our cultural identity and economy.

Toe River Arts was one of the only four organizations in Western North Carolina selected to receive \$100,000 unrestricted funds through this initiative's first phase. For an organization of our size, this is a significant investment – and more importantly, an important recognition of the role Toe River Arts and the artists of Mitchell and Yancey counties play within the larger craft ecosystem of Western North Carolina.

We want to approach this opportunity thoughtfully and collaboratively. We will establish a Craft Catalyst advisory committee composed of emerging and established craft artists, community stakeholders, organizations that provide services and resources to artists, and other community members. Together, they will help us identify opportunities to strengthen the infrastructure that supports craft artists- from connections and resources to professional opportunities and long-term economic sustainability.

At the same time, the Toe River Arts Board of Directors will examine how a portion of this investment can strengthen Toe River Arts itself, ensuring that our organization has the staff, systems, and resources necessary to continue serving this community well into the future.

It feels especially meaningful to receive an investment of this magnitude during our 50th anniversary year. We have an opportunity not only to celebrate the organization and creative community that have been built over the last five decades, but also to make



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intentional investments in what the next 50 years of arts in Mitchell and Yancey counties will look like.

It is an exciting time for Toe River Arts, and we look forward to keeping the Town and Council informed as the Craft Catalyst Initiative develops and as we continue working to strengthen the artists, creative economy, and communities we serve.

IV. **ACTION ITEMS:**

A. Resolution 2026.021- A Resolution recognizing Toe River Arts Council 50 years.

On Duly called meeting of Council on August 24, 2026, with a quorum established, and hereby adopts this Resolution as follows:

For 50 years Toe River Arts has supported and celebrated local artists, establishing the Spruce Pine area as renowned and vibrant haven for the arts;

For 50 years Toe River Arts has inspired and enriched the lives of generations of many children in Spruce Pine by providing meaningful arts education in our schools and through many other community arts opportunities;

Toe River Arts began with a vision to foster and advance the arts in our rural community, and over the past 50 years has created a lasting and meaningful impact on Spruce Pine by strengthening the local arts economy, cultivating creativity, and demonstrating the vital role the arts play in the cultural and economic life of this mountain community;

The Council recognizes and honors Toe River Arts on its fiftieth anniversary for the organization's tremendous contributions to the Town and its unwavering commitment to our culture, heritage, education, economy, and creativity through the arts.

A copy of this Resolution will be entered into the minutes of the Town and presented to the Toe River Arts as a token of sincere appreciation and deepest gratitude for fifty years of service and dedication to our community.

Councilwoman Taylor made a motion to approve this Resolution recognizing Toe River Arts Council. Councilman Buchanan seconded the motion to approve. Motion passed 4/0.



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Mayor Holmes says that the exhibit done was nostalgic and reminded her of so many things she took for granted. The programs they offer are enriching and make a big difference in the children's lives. We look forward to celebrating 50 more years of Toe River Arts!

B. Resolution 2026.019: A Resolution to apply for the Fall 2026 Water AIA grant cycle for the completion of its water asset inventory assessment plan and maps:

The Town of Spruce Pine has need for and plans to construct, plan for, or conduct a study in a project described as Town of Spruce Pine Fall 2026 Water AIA Application and intends to request State loan and/or grant assistance for the project. The Town of Spruce Pine will arrange financing for all remaining costs of the project, if approved by the State loan and/or grant.

The Town of Spruce Pine will provide for efficient operation and maintenance of the project on completion of construction thereof.

The Town of Spruce Pine will adopt and place into effect on or before completion of the project a schedule of fees and charges and other available funds which will provide adequate funds for proper operation, maintenance, and administration of the system and the repayment of all principal and interest in the debt.

The governing body of The Town of Spruce Pine agrees to include in the loan agreement a provision authorizing the State Treasurer, upon failure of the Town of Spruce Pine to make a scheduled repayment of the loan, to withhold from the Town of Spruce Pine and State Funds that would otherwise be distributed to the local government unit in an amount sufficient to pay all sums then due and payable to the State as a repayment of the loan.

The Town Manager, Daniel Stines and successors so titled, is hereby authorized to execute and file an application on behalf of The Town of Spruce Pine with the State of North Carolina for a loan/or grant in the study of or construction of the project described above.

The Town Manager and successors, so titled, is hereby authorized and directed to furnish such information as the appropriate State agency may request in connection with such application or the project: to make the assurances as contained above; and to execute such other documents as may be required in connection with the application.



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The Town of Spruce Pine has substantially complied or will substantially comply with all Federal, State, and local laws, regulations, ordinances, and funding conditions applicable to the project and to Federal and State grants and loans pertaining hereto.

This Resolution was adopted this the 24th day of August at Spruce Pine, North Carolina.

Councilman Peight made a motion to approve this Resolution to apply for the Fall 2026 Water AIA grant. Councilman Buchanan seconded the motion to approve. Motion passed 4/0.

- C. **Resolution 2026.020:** A Resolution to apply for the Fall 2026 Sewer AIA grant cycle for the completion of its sewer asset inventory assessment plan and maps:

The Town of Spruce Pine has need for and plans to construct, plan for, or conduct a study in a project described as Town of Spruce Pine Fall 2026 Sewer AIA Application and intends to request State loan and/or grant assistance for the project. The Town of Spruce Pine will arrange financing for all remaining costs of the project, if approved by the State loan and/or grant.

The Town of Spruce Pine will provide for efficient operation and maintenance of the project on completion of construction thereof.

The Town of Spruce Pine will adopt and place into effect on or before completion of the project a schedule of fees and charges and other available funds which will provide adequate funds for proper operation, maintenance, and administration of the system and the repayment of all principal and interest in the debt.

The governing body of The Town of Spruce Pine agrees to include in the loan agreement a provision authorizing the State Treasurer, upon failure of the Town of Spruce Pine to make a scheduled repayment of the loan, to withhold from the Town of Spruce Pine and State Funds that would otherwise be distributed to the local government unit in an amount sufficient to pay all sums then due and payable to the State as a repayment of the loan.

The Town Manager, Daniel Stines and successors so titled, is hereby authorized to execute and file an application on behalf of The Town of Spruce Pine with the State of North Carolina for a loan/or grant in the study of or construction of the project described above.

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application or the project: to make the assurances as contained above; and to execute such other documents as may be required in connection with the application.

The Town of Spruce Pine has substantially complied or will substantially comply with all Federal, State, and local laws, regulations, ordinances, and funding conditions applicable to the project and to Federal and State grants and loans pertaining hereto.

This Resolution was adopted this the 24th day of August at Spruce Pine, North Carolina.

Councilman Peight made a motion to approve this Resolution to apply for the Fall 2026 Sewer AIA grant. Councilman Buchanan seconded the motion to approve. Motion passed 4/0.

V. MANAGER'S REPORT:

Town Manager, Daniel Stines, gave the following updates:

- Next Month there will be a comprehensive FEMA update. After 14 months of deliberation with FEMA, we were awarded 4.1 million to fix Elm Street. Patience is difficult to have but the waiting has been worth it. It is a huge step forward and will help the businesses on Elm Street. We are working with Engineers to finish up construction documents then bidding out the actual repairs.
- Staff: We have hired James Adams for the Park, Recreation and Tourism Director Position. His first day will be Monday, August 31, 2026. He comes from Iredell County with 12 years of experience and 4 years at East Carolina University. James will take over the Tourism when he arrives.
- Visitor Center: We have been keeping track of our visitors. We are getting 5-7 per day stopping in when visiting and shopping in our town. We are continuing to build the Welcome Center and businesses up. If businesses have information about their business, or their organizations' upcoming events, they can let us know. There is a device there that will also do imaging and things like illustrations, posters and pictures. Spectrum that has been difficult in getting the Wi-Fi going but we are hoping to get that up and running before the festival.
- We have been looking closely at bringing a proposal to enter into an agreement with Camstruck for them to possibly move forward and replace all the meters throughout the entire system. NC Rural Water did a water loss analysis. This analysis is required periodically but we had it done to get an idea of what our water losses are of the water we are treating versus the water we are selling.



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The percentage is quite high, and we are tracking it back to inadequate meters. We have about 30-40% of our system that's on the digital advanced meters but even those are not tied to the system that helps us to track it as detailed as these new camstrucks would. The camtruck meters are so advanced, they have freezing warning indicator alerts and water leak detections on them. We could then address the issue before it becomes a break. We are gathering quotes and looking at DEQ to see if we can invest and clean up our metering. Cam struck brings more comprehensive records that will compare with their competitors.

- RERC (RURAL ECONOMIES FOR RECREATION COMMUNITIES) conference is coming up. The next meeting is in September. There will be a conference at the Cross Street Commerce Center October 20-21, 2026. We will be sending out invitations in the upcoming weeks. There will be a luncheon at Spring Maid and a tour around the key assets that are related to outdoor recreation and things that we can use to further capitalize on turning Mitchell County into an economy base for recreation & outdoor recreation. There will be people staying here for this and we are doing a hotel block over at The Blue Ridge Boutique Hotel.
- Mountain Community Health Project- targeting to open in October. Jamie and I have been working on what their final flat will look like, we have a meeting this week to finalize with the engineers, the surveyors and finishing up about the utilities. This will also be a site where water tanks will be. We have had an acre of land donated plus the easements and things for safe and legal passage for our waterline and access to the tanks. We are going to see what it looks like with Chief Cares Development. It looks like Giving Estates is still one of the prospects as well as Mitchell Transportation.
- Chief Cares closes in December
- Givings a few weeks and a couple of months after that the others will fall into place.
- Labor Day Weekend, we will have the Hellbender Festival- 100-103 vendors, exhibits, and a lot of programs throughout the day. The Hellbender will be back, and we will be adding snakes and Birds of Prey. Many of the partners have agreed to come in and bring a type of activity, a kid's zone, music, and food. We will not have alcohol this year. We are leaving that to the Restaurants downtown. We don't want to compete with what they already offer. Come on out and have a fun day with your family! The hours are 11-5pm.



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VI. MAYOR/COUNCIL REQUESTS OR COMMENT:

Mayor Holmes gave the following updates:

- Several Ribbon Cuttings coming up:
Spruce Box Salon: Friday 28th @ 2:30pm
Tractor Food & Farms: Saturday 29th @ 11am
Treasure in the Pines: Tuesday Sept 1 @ 10am
- To get it on everyone's radar, the council meeting on September 28th, we will have all Department Heads at this meeting. I hope for this to be a focused meeting for Reflection, Resilience and Recovery. We will receive and give reports on where we are and recognize the efforts that were made by our departments during Helene.

VII. CLOSED SESSION:

I move to go into closed session pursuant to NCGS § 143-318.11 (a) (3) and (5) to consult with an attorney employed or retained by the public body in order to preserve the attorney-client privilege between the attorney and the public body and to establish, or to instruct the public body's staff or negotiating agents concerning the position to be taken by or on behalf of the public body in negotiating the price and other material terms of a contract or proposed contract for the acquisition of real property by purchase, option, exchange, or lease.

Councilwoman Taylor read the NCGS on Closed Session and motioned to go from a Regular meeting into closed session. Councilman Buchanan seconded the motion to go from Regular into a closed session. Motion approved 4/0.

Mayor Holmes states that no action will be taken during the closed session.

VIII. ADJOURNMENT:

Mayor Holmes requests a motion to adjourn. Councilman Buchanan motioned to adjourn. Councilman Peight seconded the motion to adjourn. The meeting adjourned at 6:50pm.



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ATTEST:

Marsha Hoilman, Town Clerk

Beth Holmes, Mayor

Rocky Buchanan, Mayor Pro Tem

Larry McKinney, Council Member

Wayne Peight, Council Member

Tessa Taylor, Council Member



RESOLUTION 2026.022

Reaffirming Resolutions 2026.015 and 2026.016 to Permanently Close a Portion of Diamond Street and Thompson Street

NOW COMES the Town Council (“Council”) for the Town of Spruce Pine (“Town”), at a duly called and properly noticed meeting on September 14, 2026, with a quorum established, and hereby adopts this Resolution as follows:

WHEREAS, at its meeting on August 10, 2026, the Council adopted Resolutions 2026.015 and 2026.016 (the “Resolutions”) of its intent to permanently close a portion of Diamond Street and Thompson Street;

WHEREAS, the Resolutions contained a timeline for advertising the public hearing to be held on September 14, 2026;

WHEREAS, for various scheduling reasons, the Team was unable to advertise for the public hearing as required in the Resolutions; and

WHEREAS, the Council desires to reaffirm its approval of the Resolutions and call for a public hearing on the question of permanently closing a portion of Diamond Street and Thompson Street on October 26, 2026.

NOW, THEREFORE, BE IT RESOLVED by the Council the following:

1. That this Resolution be adopted;
2. That the Town Manager cause a copy of the Resolutions and this Resolution to be advertised in the Mitchell-News Journal once a week for four consecutive weeks starting the week of **September 28, 2026** through the week of **October 19, 2026**;
3. That the Town Manager cause a copy of the Resolutions and this Resolution to be mailed by registered or certified mail to all owners of real property adjoining Diamond Street and Thompson Street;
4. That the Town Manager cause a notice of the public hearing to close a portion of Diamond Street and Thompson Street be prominently posted in at least two places along Diamond Street and Thompson Street; and
5. That the public hearing be scheduled for the Resolutions at the Council’s regular meeting to be held on Monday, October 26, 2026.

BE IT HEREBY RESOLVED AND ADOPTED, this 10th day of August 2026.

TOWN OF SPRUCE PINE

Elizabeth Holmes, Mayor

Attest:

Marsha Hoilman, Town Clerk



RESOLUTION 2026.023

Resolution by the Town Council of its Intent to Permanently Close the Unopened Section of Peterson Street

NOW COMES the Town Council (“Council”) for the Town of Spruce Pine (“Town”), at a duly called and properly noticed meeting on September 14, 2026, with a quorum established, and hereby adopts this Resolution as follows:

WHEREAS, the “Map of South Spruce Pine,” as developed by Adams-Greene Brothers Land Company, surveyed by David H.S. Tappan, September 25, 1918, which map is of record in the Office of the Mitchell County Register of Deeds in Plat Book 1 Page 40 (“Map”) is incorporated hereto by reference;

WHEREAS, the Map shows Peterson Street traversing in a west to east direction beginning, at its western end, at its intersection with “County Road,” and traversing in an easterly direction for approximately 1,375 feet and then ending (the “Historic Peterson Street”);

WHEREAS, Peterson Street, as it currently exists, is a paved Town street starting at its intersection with Highland Ave. and traversing approximately three hundred seventy-five (375) feet in length and forty feet (40) feet in width in an easterly direction ending at its intersection with Hilltop Lane;

WHEREAS, Peterson Street is listed on the Town’s annul Powell Bill certification as a Town street and, for many years, the Town has continually controlled and maintained it;

WHEREAS, East Peterson Street, as it currently exists, is a paved Town Street starting at its intersection with Summit Ave. and traversing approximately five hundred forty-five (545) feet in length and forty feet (40) feet in width traversing in an eastly direction then turning north and traversing approximately one hundred fifty-five (155) feet in a northly direction ending at its intersection with Tappan Street;

WHEREAS, East Peterson Street is listed on the Town’s annul Powell Bill certification as a Town street and, for many years, the Town has continually controlled and maintained it;

WHEREAS, the Mitchell County GIS and Town GIS tax maps show an unopened street on the eastern side of the Peterson Street and Hilltop Lane intersection traversing approximately three hundred sixty-six (366) feet in length and forty feet (40) feet in width in an easterly direction ending at an intersection with Summit Ave. (the “Unopened Section of Peterson Street”);

WHEREAS, in reviewing the Map, the Unopened Section of Peterson Street was intended to be part of the Historic Peterson Street and would have connected present day Peterson Street with present day East Peterson Street;

WHEREAS, based on information and belief, the Town has never expressly or implicitly accepted a dedication for the Unopened Section of Peterson Street and it is not listed on the Town’s annul Powell Bill certification as a Town street and, based on the information and belief, the Town has never controlled and maintained it, or has not done so within anyone memory or understanding;

WHEREAS, the following real properties border the Unopened Section of Peterson Street: 1) Parcel Nos.: 0890-17-01-4741; and 0890-17-01-5687, both bordering the northern side of the Unopened Section of Peterson Street; and 2) Parcel Nos.: 0890-17-01-6445 and 0890-17-01-4594, both bordering the southern side of the Unopened Section of Peterson Street;

WHEREAS, pursuant to N.C.G.S. § 160A-299(a), based on an initial review, it appears that closing the Unopened Section of Peterson Street would not be contrary to the public interest and that no individual owning real property in the vicinity of the Unopened Section of Peterson Street would be deprived of reasonable means of ingress and egress to his/her real property;

WHEREAS, the Council desires to call for a public hearing on the question of permanently closing the Unopened Section of Peterson Street.

NOW, THEREFORE, BE IT RESOLVED by the Council the following:

1. That the Resolution of the Council's intention to close the Unopened Section of Peterson Street is hereby adopted;
2. That the Town Manager cause a copy of this Resolution to be advertised in the Mitchell-News Journal once a week for four consecutive weeks starting the week of **September 28, 2026** through the week of **October 19, 2026**;
3. That the Town Manager cause a copy of this Resolution to be mailed by registered or certified mail to all owners of real property adjoining the Unopened Section of Peterson Street;
4. That the Town Manager cause a notice of the public hearing to close the Unopened Section of Peterson Street be prominently posted in at least two places along the Unopened Section of Peterson Street; and
5. That the public hearing be scheduled for the Resolutions at the Council's regular meeting to be held on Monday, October 26, 2026.

BE IT HEREBY RESOLVED AND ADOPTED, this 14th day of September 2026.

TOWN OF SPRUCE PINE

Elizabeth Holmes, Mayor

Attest:

Marsha Hoilman, Town Clerk