

**TOWN OF LAKE LURE
REGULAR TOWN SPECIAL WORK SESSION AND
ACTION MEETING**

Wednesday, September 24, 2025 at 8:30 a.m.

Town Hall at the Landings



Agenda

Roll Call:

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

William Morgan, Attorney
Olivia Stewman, Town Manager

Laura Krejci, Communications Director
Sean Humphries, Police Chief
Jeff Geisler, Rumbling Bald
Mike Williams, Community Development
Richard Carpenter, Community Development
Mike Hager, Lobbyist
Dustin Waycaster, Fire Chief
Doug Ramiser, ICF

Absent:

Dean Lindsey, Public Works Director

I. Call to Order

Mayor Carol C Pritchett called meeting to order at 8:35 am.

II. Agenda Adoption:

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

III. Consider Adoption of Resolution No. 25-09-24 Authorizing the Mayor of the Town of Lake Lure to Execute a Public-Private Agreement with Lake Life LLC for the Construction and Maintenance of a Boardwalk Connecting Sciandra Marina to The Lakehouse Restaurant

Tow Manager, Olivia Stewman advised that Attorney William C. Morgan and Mike Williams worked with James Sciandra to draft an agreement for the boardwalk connecting the new marina and the Lakehouse Restaurant.

Commissioner Dave DiOrio made a motion to approve Resolution No. 26-09-24 Authorizing the Mayor of the Town of Lake Lure to Execute a Public-Private Agreement with Lake Life LLC for the construction and Maintenance of a boardwalk Connecting Sciandra Marina to the Lakehouse Restaurant. Commissioner Patrick Bryant seconded the motion and all were in favor. Motion carried 4-0.

IV. Discuss Issues with Well systems in the Town Right of Ways

Town Manager, Olivia Stewman advised since Hurricane Helene and the Lake drawdown we have several issues with private wells. Some wells have been placed in the Town right of ways. We will be working on encroachment agreements and possible fees. Discussion ensued including have council approval prior to install of any well on town property. Olivia Stewman will present agreement and fee to council at a later date.

V. Consider Approval of Power Purchase Agreement and Interconnection Agreement with Duke Energy

Town Manager, Olivia Stewman advised we have had this agreement previously and would like to keep and add interconnection agreement as well.

Commissioner Scott Doster made a motion to approve Power Purchase Agreement and Interconnection Agreement with Duke Energy. Commissioner Jim Proctor seconded the motion and all were in favor. The motion carried 4-0.

VI. Continue Discussion Regarding Tryon Bay Project Request

Peyton with the Tryon Bay Project provided additional information and photos. Would like the survey from the Town. Currently is unavailable as the surveyor is out of the country. Will provide as soon as available. Hoping to move forward with project. Plans should be arriving soon from Odom. Will postpone this discuss until next council meeting.

VII. Hager Strategic Solutions Updates

Legislative is in and have some issues. Mostly around Children's Hospital. Expected budget shortfall next year. Currently 16 bills have passed.

Wanted to thank the town and staff for the professionalism, passion, and dedication to the recovery has been. Proud to be a part of it.

VIII. Storm Recovery

Town Manager, Olivia Stewman advised that the field investigation has been completed. DEQ has approved EIERD for the sewer replacement.

Cell Tower is on its way. Completion is expected by the end of November and active by the 1st of the year.

The Steering committee met yesterday for the comprehensive plan. Working on plan for public meetups and survey's.

RFP submissions are due by October 23, 2025 by 1:00pm. Will review review and make an official recommendation to council.

West End Sewer project is still moving forward, currently waiting on the manholes to arrive.

A leak has been located and working to repair. Additional 2 feet draw down to repair. Proctor Road is completed, waiting on the paving contract and clean up to finish out the project. Getting a quote for safety barriers or other options.

Received money for reimbursement for the diving operations.

Flowering Bridge Announcement was caused a few hiccups. Town has released a statement of where those funds will be used through the 428 project fund.

We will be having a 1 year event on Saturday @11:00 am. Currently will be held at the gazebo but will be moved to Roosevelt Hall if it rains.

Olivia Stewman provide a statement to thank staff for all their hard work the last year. With Rick Carpenter being one of the first to arrive to help. Laura Krejci keep everyone near and far in the loop with her communications released daily. Diane Duval and Corbie Bradley helping with the donations at the Parks and Recreation. Dana Bradley already in town assessing damages on the trails and parks. Wendy Terry for Stepping up and taking town calls on her cell phone even through the early hours. Public Works who has tirelessly worked from the very beginning to bring back our Town. And last to Town Council for going above and beyond to meet daily and make the tough decisions to keep the town moving forward.

Mayor Carol C. Pritchett made a statement thanking Town Manager, Olivia Stewman for accepting the position not knowing what stood ahead. She has been amazing and exemplified excellence during such a time. Another thank you to Attorney William Morgan for always being available during these difficult times.

IX. Public Comments

Pat Buede:

First, questions about the flowering bridge. Is it Town owned? Yes.

The RFP Marina is only for the Structure? Yes, Mayor provided a statement advising the marina slips would be replaced but nothing further from that.

No other public comments.

X. Closed Session in accordance with G.S. 143-318.11 (a) (5) for the purpose of discussing property acquisition

Commissioner Patrick Bryant made a motion to go into closed session for the purpose of discussing property acquisition in accordance with G.S. 143-318.11 (a) (5).

Commissioner Jim Proctor seconded the motion and all were in favor.

Staff and Public were dismissed while council went into closed session.

XI. Adjournment:

Commissioner Patrick Bryant made a motion to adjourn. Commissioner Dave DiOrio seconded the motion and all were in favor.

Attest:

Kimberly Martin, Town Clerk

Carol C. Pritchett, Mayor

