

# **LAKE LURE TOWN COUNCIL WORK SESSION AND ACTION MEETING**

Wednesday, September 25,  
2024 at 8:30 a.m.

**LAKE LURE MUNICIPAL  
CENTER**



**Mayor Carol C. Pritchett  
Mayor Pro Tem David DiOrio  
Commissioner Patrick Bryant  
Commissioner Scott Doster  
Commissioner Jim Proctor**

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

Wednesday, September 25, 2024 at 8:30 a.m.  
Lake Lure Municipal Center



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**Agenda**

- I. Call to Order**
- II. Agenda Adoption**
- III. Public Comment**
- IV. Comprehensive Plan discussion with Foothills Regional Commission ! DU Y) ·**
- V. Review Proposed Dirty Dancing Proclamation ! DU Y\* ·**
- VI. Quarterly Finance Update ! DU Y- ·**
- VII. Resolution No. 24-09-25 Terminating Agreement with Fairfield Volunteer Fire Department ! DU Y%**
- VIII. Town Manager/Project Manager Updates ! DU Y%**
- IX. Close Session in accordance with G.S.143-318-11(a) (5) for the purpose of discussing property acquisition**
- X. Adjournment**

## **II. AGENDA ADOPTION**

# III

## PUBLIC COMMENT

*The public is invited to speak. Please keep comments limited to three minutes or less. Comments may also be submitted in writing to the Town Clerk, [ewillette@townoflakelure.com](mailto:ewillette@townoflakelure.com), at least one hour prior to the meeting.*

**LAKE LURE TOWN COUNCIL  
AGENDA ITEM REQUEST FORM  
Meeting Date: September 25, 2024**

**SUBJECT:** Comprehensive Plan Discussion with Foothills Regional Commission

**AGENDA INFORMATION:**

**Item Number:** IV  
**Department:** Administration  
**Contact:** Alan Toney, Foothills Regional Commission  
**Presenter:** Alan Toney, Foothills Regional Commission

**BRIEF SUMMARY:**

As the Town approaches the end of the 2007-2027 Comprehensive Plan, it is prudent to beginning planning for a new Comprehensive Plan. Moving forward, the Town will be working with Foothills Regional Commission (FRC) to create a new Plan. FCR is the council of governments for the Isothermal Region which includes Cleveland, McDowell, Polk and Rutherford Counties. The membership of the Commission consists of the local governments within the Isothermal Region. The Commission serves its members and their citizens by fostering regional collaboration and providing professional and technical expertise.

In short, the goal for the new Comprehensive Plan is to reflect the current goals of the Town in a more concise and readable format. There will be an interdisciplinary steering committee composed of key stakeholders who will conduct meetings, create a SWOT analysis, provide their input, etc. The committee's input will be considered when transitioning to the public engagement process which will include a survey, focus groups, and public meetings. Mr. Alan Toney with FRC will provide a more detailed overview of how the Town and FRC will proceed with the creation of a new Comprehensive Plan.

**LAKE LURE TOWN COUNCIL  
AGENDA REQUEST FORM  
Meeting Date: September 25, 2024**

**SUBJECT:** Review Proposed Dirty Dancing Proclamation

**AGENDA INFORMATION:**

**Item Number:** V  
**Department:** Administration  
**Contact:** Brian Proctor, Community Member  
**Presenter:** Brian Proctor through Communications Director Laura Krejci

**BRIEF SUMMARY:**

Mr. Brian Proctor requested a proclamation be made acknowledging and commemorating the finale lift from the 1987 film, Dirty Dancing. Communications Director reviewed the request with the Lake Lure Events Team including the Town Manager, Community Development Director, Fire Chief, and Police Chief. There were no objections to the request. Additionally, the Communications Director consulted Town Attorney William Morgan regarding the request and he did not express any concerns about honoring the request as written below.

*Dear Director Krejci,*

*I am writing to you as a community member with a deep appreciation for our town's unique history, which has been universally beneficial to our local economy and the American experience.*

*On a recent episode of Bachelor in Paradise, an audience of 2 million viewers (primarily composed of the most impactful demographic: Women ages 25 - 50) observed two attempts at the Lake Lure Land Lift, which required no introduction as the moment simply belongs to the American experience.*

*History tells us that this often-imitated, nationally significant moment occurred in one famous take on the shores of Lake Lure, North Carolina. Unfortunately, the exact date has remained a mystery for some forty years.*

*Over the past year, I have performed extensive research in the hopes of (1) identifying and (2) documenting our moment of national significance. At this time, I am confident that I can pinpoint the exact date and provide supporting peer-reviewed documentation, for your review. I believe a thoughtfully timed Mayoral proclamation is the best way to memorialize and celebrate this important local history.*

*Historical recognition has proven to be a powerful driver for tourism and economic growth, courting those seeking to immerse themselves in the stories and experiences that have shaped the national consciousness. Increased tourism brings economic opportunities for local businesses, revitalizes historical sites, and generates revenue that can be reinvested into community development projects.*

*If the Mayor is agreeable to issuing a proclamation, I would be happy to further assist. If you or your staff have any questions concerning the request, please call me at (857) 234-1885 and I will follow up with your office regarding this request promptly.*

*Thank you for your consideration regarding this special request.  
Sincerely,*

Brian Proctor

Mr. Proctor created the following video with his research on the lift and his proposal for the proclamation.

<https://drive.google.com/file/d/14S ta-ISJy5f xgiGqPbVYOmCOrAl5i5/view?usp=sharing>

**RECOMMENDED MOTION AND REQUESTED ACTIONS:**

The draft proclamation and video were forwarded to Town Attorney William Morgan for review. He did not foresee any concerns with issuing the proclamation.

**To approve the following proclamation at the October 8<sup>th</sup> Town Council Meeting.**

**COMMEMORATING THE FINALE LIFT FROM THE 1987 FILM  
*DIRTY DANCING.***

**WHEREAS**, the blockbuster film *Dirty Dancing*, directed by Emile Ardolino and first released in Hendersonville, North Carolina in 1987, has become essential to the American experience, inspiring generations with its timeless message of love, self-discovery, and the transformative power of dance; and

**WHEREAS**, the creative vision of producers Eleanor Bergstein and Linda Gottlieb is exemplified in unforgettable choreographed dance scenes, all filmed in North Carolina. The most notable being the iconic finale lift wherein the characters of Johnny Castle (played by Patrick Swayze) and Baby Houseman (played by Jennifer Grey) transcend the silver screen, captivating an ever-increasing audience and endearing them to the timeless natural splendor of Lake Lure, North Carolina, which provides the perfect backdrop for the ultimate summer romance; and

**WHEREAS**, surrounded by the Blue Ridge Mountains, waterfalls, lakes, Indian trails, and other scenic and historical points of interest, the picturesque and enchanting town of Lake Lure, North Carolina, played host to this iconic moment on what is now known to be October 17th, 1986; and

**WHEREAS**, the iconic scene was a one-time-only performance taking place at the 1952 Camp Chimney Rock Memorial Gymnasium. The Camp's buildings and grounds, where much of the movie takes place, have been redeveloped into private residences and repurposed. For this reason, this hallowed site is best observed via boat tour where the last camp vestige, the grand stone staircase, still greets guests from its namesake bay, now Firefly Cove; and

**WHEREAS**, Lake Lure's film association has transformed the Town of Lake Lure into a pilgrimage destination, welcoming movie fans from around the world and fostering tourism and cultural exchange. Acknowledging the significance of *Dirty Dancing* as a cultural touchstone underscores the importance of historical preservation as it is our recorded history that shares our unique history with future generations; and

**WHEREAS**, recognizing this Nationally significant act and its remarkable connection to Lake Lure, North Carolina, not only honors the film's enduring legacy but also celebrates Lake Lure's contribution to cinema and its remarkable power to transport audiences to places they will never forget; and

**THEREFORE BE IT PROCLAIMED**, that on behalf of the Lake Lure Town Council and the citizens of the Town of Lake Lure, we acknowledge and appreciate the impact that the film *Dirty Dancing* has had on our community.

**STAFF'S COMMENTS AND RECOMMENDATIONS:**

To present the proclamation above at the Town Council meeting on October 8, 2024.



**LAKE LURE TOWN COUNCIL  
AGENDA ITEM REQUEST FORM  
Meeting Date: September 25, 2024**

**SUBJECT:** Quarterly Finance Update

**AGENDA INFORMATION:**

**Item Number:** VI  
**Department:** Finance  
**Contact:** Stephen Ford, Finance Director  
**Presenter:** Stephen Ford, Finance Director

**BRIEF SUMMARY:**

Finance Director Stephen Ford will present a quarterly finance update including an overview of the Town's financial health for this fiscal year thus far and projections to consider moving forward. Quarterly review will take place moving forward to allow for increased transparency and financial oversight.

**ATTACHMENTS:**

Quarterly Finance Report

**TOWN OF LAKE LURE**  
**Actual Spending to Budget 24-25**  
**July -September 15 2024**

Department	Account	Current Month	Spent YTD		Original Budget	Available to Spend	Percent Spent
			July	September			
411000 COMMISSION	102 Salaries-Part Time	1,100.00	3,300.00	13,200.00	9,900.00	25	
411000 COMMISSION	109 FICA	84.15	252.45	1,100.00	847.55	23	
411000 COMMISSION	214 Supplies-Dept	0.00	0.00	6,300.00	6,300.00		
411000 COMMISSION	215 Supplies-Materials	0.00	0.00	34,525.00	34,525.00		
411000 COMMISSION	310 Travel and Transportation	0.00	690.06	3,675.00	2,984.94	19	
		1,184.15	4,242.51	58,800.00	54,557.49		
413000 ADMINISTRATION	100 SALARIES	16,567.27	86,502.71	522,900.00	434,397.29	17	
413000 ADMINISTRATION	103 Professional Services	1,000.00	10,696.25	68,250.00	57,553.75	16	
413000 ADMINISTRATION	109 FICA	1,219.45	6,530.60	40,425.00	33,894.40	16	
413000 ADMINISTRATION	110 Retirement	3,411.20	17,102.65	95,550.00	78,447.35	18	
413000 ADMINISTRATION	111 Group Insurance	2,655.60	11,937.43	70,350.00	58,412.57	17	
413000 ADMINISTRATION	120 401 (K) Contribution	297.57	1,490.06	26,775.00	25,284.94	6	
413000 ADMINISTRATION	180 Legal Services	3,772.80	9,024.80	57,750.00	48,725.20	16	
413000 ADMINISTRATION	190 Engineering Services	500.00	2,300.00	31,500.00	29,200.00	7	
413000 ADMINISTRATION	214 Supplies-Dept	0.00	2,080.68	9,450.00	7,369.32	22	
413000 ADMINISTRATION	215 Supplies-Materials	670.45	991.77	3,150.00	2,158.23	31	
413000 ADMINISTRATION	310 Travel and Transportation	0.00	1,019.51	9,975.00	8,955.49	10	
413000 ADMINISTRATION	320 Postage	0.00	735.34	5,250.00	4,514.66	14	
413000 ADMINISTRATION	322 Printing	121.86	1,398.47	2,675.00	1,276.53	104	
413000 ADMINISTRATION	324 Dues and Subscriptions	0.00	1,457.00	8,925.00	7,468.00	16	
413000 ADMINISTRATION	330 Utilities	0.00	7,053.23	31,500.00	24,446.77	22	
413000 ADMINISTRATION	350 Repairs and Maint-Buildings	0.00	45.00	52,500.00	52,455.00		
413000 ADMINISTRATION	353 Repairs and Maint-Equipment	0.00	0.00	8,400.00	8,400.00		
413000 ADMINISTRATION	370 Advertising	0.00	109.12	3,675.00	3,565.88	3	
413000 ADMINISTRATION	614 Lobbyist	0.00	15,000.00	65,100.00	50,100.00	23	
413000 ADMINISTRATION	687 Contractual - County Tax Collection	0.00	0.00	18,900.00	18,900.00		
413000 ADMINISTRATION	691 Contractual Services	1,104.00	12,853.17	126,000.00	113,146.83	10	
		31,332.20	190,528.29	1,257,900.00	1,067,371.71	15	
420000 CENTRAL SERVICES-Technology & Tel	109 FICA	6.68	63.30	0.00	-63.30		
420000 CENTRAL SERVICES-Technology & Tel	111 Group Insurance	13.68	122.71	0.00	-122.71		
420000 CENTRAL SERVICES-Technology & Tel	321 Telephone	1,020.68	8,690.81	28,350.00	19,659.19	31	
420000 CENTRAL SERVICES-Technology & Tel	325 Internet Services	0.00	0.00	5,460.00	5,460.00		
420000 CENTRAL SERVICES-Technology & Tel	326 Easements	0.00	23.08	0.00	-23.08		
420000 CENTRAL SERVICES-Technology & Tel	380 IT Support Services	7,623.73	29,371.58	95,940.00	66,568.42	31	
420000 CENTRAL SERVICES-Technology & Tel	527 TECH-Website Update	0.00	0.00	5,250.00	5,250.00		
		8,664.77	38,271.48	135,000.00	96,728.52	28.00	
431000 POLICE	100 SALARIES	24,028.79	117,437.43	601,650.00	484,212.57	20	
431000 POLICE	101 OVERTIME	0.00	1,719.23	5,775.00	4,055.77	30	
431000 POLICE	102 Salaries-Part Time	252.00	1,960.88	29,400.00	27,439.12	7	
431000 POLICE	104 Separation Allowance-Law Enforcement	1,199.57	5,033.83	21,525.00	16,491.17	23	
431000 POLICE	109 FICA	1,868.29	9,382.46	51,975.00	42,592.54	18	
431000 POLICE	110 Retirement	5,241.06	25,964.40	119,700.00	93,735.60	22	
431000 POLICE	111 Group Insurance	4,079.42	18,175.66	108,885.00	90,709.34	17	
431000 POLICE	112 Special Benefit Fund-Police	1,040.12	5,267.81	28,544.00	23,276.19	18	
431000 POLICE	212 Supplies-Fuel	177.48	2,756.60	28,875.00	26,118.40	10	
431000 POLICE	214 Supplies-Dept	659.00	17,677.49	11,550.00	-6,127.78	153	
431000 POLICE	215 Supplies-Materials	18.14	18.14	0.00	-18.14		
431000 POLICE	217 Supplies-Uniforms	1,109.54	1,402.21	10,500.00	9,097.79	13	
431000 POLICE	220 Alcohol & Drug Ed.	0.00	0.00	1,050.00	1,050.00		
431000 POLICE	310 Travel and Transportation	0.00	186.48	3,150.00	2,963.52	6	
431000 POLICE	324 Dues and Subscriptions	0.00	0.00	6,615.00	6,615.00		
431000 POLICE	333 Utilities-Boat House and Range	0.00	0.00	525.00	525.00		
431000 POLICE	353 Repairs and Maint-Equipment	0.00	0.00	4,200.00	4,200.00		
431000 POLICE	354 Repairs and Maint-Vehicles	3,326.93	6,848.48	26,250.00	19,401.52	26	
431000 POLICE	490 Miscellaneous	0.00	275.00	1,050.00	775.00	26	
431000 POLICE	524 Computers	0.00	0.00	10,500.00	10,500.00		
431000 POLICE	691 Contractual Services	0.00	556.18	21,053.00	20,496.82	3	
		43,000.34	214,662.57	1,092,772.00	878,109.43	20	
434000 FIRE	100 SALARIES	13,160.95	71,468.07	474,950.00	403,481.93	15	
434000 FIRE	101 OVERTIME	0.00	0.00	26,250.00	26,250.00		
434000 FIRE	102 Salaries-Part Time	1,997.04	13,063.82	39,165.00	26,101.18	33	
434000 FIRE	109 FICA	1,120.82	6,272.87	40,740.00	34,467.13	15	
434000 FIRE	110 Retirement	3,087.68	16,892.26	86,835.00	69,942.74	19	
434000 FIRE	111 Group Insurance	2,638.30	12,607.82	88,095.00	75,487.18	14	
434000 FIRE	120 401 (K) Contribution	646.76	3,566.30	24,575.00	21,008.70	15	
434000 FIRE	212 Supplies-Fuel	530.53	7,140.96	21,000.00	13,859.04	34	
434000 FIRE	214 Supplies-Dept	129.28	6,721.17	4,200.00	-2,521.10	163	
434000 FIRE	215 Supplies-Materials	1,497.23	1,497.23	10,500.00	9,002.77	14	
434000 FIRE	217 Supplies-Uniforms	0.00	0.00	6,300.00	6,300.00		
434000 FIRE	218 Supplies-Equipment	0.00	0.00	23,325.00	23,325.00		

434000 FIRE	310 Travel and Transportation	0.00	228.00	6,300.00	6,072.00	4
434000 FIRE	324 Dues and Subscriptions	0.00	25.00	9,975.00	9,950.00	
434000 FIRE	330 Utilities	0.00	4,447.32	12,600.00	8,152.68	35
434000 FIRE	351 Repairs and Maint-Grounds	0.00	2,286.63	6,300.00	4,013.37	36
434000 FIRE	353 Repairs and Maint-Equipment	417.98	1,035.02	16,800.00	15,764.98	6
434000 FIRE	354 Repairs and Maint-Vehicles	0.00	6,210.07	22,050.00	15,839.93	28
434000 FIRE	490 Miscellaneous	79.50	79.50	4,200.00	4,120.50	2
434000 FIRE	514 Protective Clothing	0.00	0.00	16,800.00	16,800.00	
434000 FIRE	553 RADIO REPLACEMENT	0.00	0.00	10,500.00	10,500.00	
434000 FIRE	693 Fairfield Volunteer Fire Dept	33,500.00	33,500.00	67,000.00	33,500.00	50
434000 FIRE	694 Chimney Rock Volunteer Fire Dept	17,500.00	17,500.00	35,000.00	17,500.00	50
434000 FIRE	695 Bills Creek Volunteer Fire Dept	21,400.00	21,400.00	42,800.00	21,400.00	50
		97,706.07	225,941.97	1,096,260.00	870,318.03	21
451000 PUBLIC WORKS-STREETS	100 SALARIES	7,696.76	46,382.54	459,240.00	412,857.46	10
451000 PUBLIC WORKS-STREETS	101 OVERTIME	0.00	0.00	16,800.00	16,800.00	
451000 PUBLIC WORKS-STREETS	109 FICA	587.96	3,536.23	27,300.00	23,763.75	13
451000 PUBLIC WORKS-STREETS	110 Retirement	1,584.76	9,429.99	63,000.00	53,570.02	15
451000 PUBLIC WORKS-STREETS	111 Group Insurance	1,637.61	8,590.71	68,250.00	59,659.29	13
451000 PUBLIC WORKS-STREETS	120 401 (K) Contribution	101.72	939.35	23,100.00	22,160.65	4
451000 PUBLIC WORKS-STREETS	211 Supplies-Automotive	238.04	9,310.69	26,250.00	16,939.31	35
451000 PUBLIC WORKS-STREETS	212 Supplies-Fuel	0.00	154.02	0.00	-154.02	
451000 PUBLIC WORKS-STREETS	214 Supplies-Dept	0.00	52.00	1,260.00	1,208.00	4
451000 PUBLIC WORKS-STREETS	215 Supplies-Materials	2,047.64	4,854.54	36,750.00	31,895.46	13
451000 PUBLIC WORKS-STREETS	217 Supplies-Uniforms	112.47	1,424.06	8,400.00	6,975.94	17
451000 PUBLIC WORKS-STREETS	310 Travel and Transportation	0.00	0.00	2,100.00	2,100.00	
451000 PUBLIC WORKS-STREETS	331 Utilities-Street Lights	38.50	831.13	15,750.00	14,918.87	5
451000 PUBLIC WORKS-STREETS	334 Utilities-Buildings	0.00	1,238.53	15,750.00	14,511.47	8
451000 PUBLIC WORKS-STREETS	350 Repairs and Maint-Buildings	1,145.33	5,224.47	31,500.00	26,275.53	17
451000 PUBLIC WORKS-STREETS	351 Repairs and Maint-Grounds	0.00	10,459.08	12,600.00	2,140.92	83
451000 PUBLIC WORKS-STREETS	353 Repairs and Maint-Equipment	1,800.47	15,069.37	31,500.00	16,430.63	48
451000 PUBLIC WORKS-STREETS	354 Repairs and Maint-Vehicles	0.00	2,429.58	21,000.00	18,570.42	12
451000 PUBLIC WORKS-STREETS	691 Contractual Services	1,212.00	1,352.00	21,000.00	19,648.00	6
		18,203.26	121,278.30	881,550.00	760,271.70	13
472000 SANITATION	691 Contractual Services	14,915.00	29,830.00	185,000.00	155,170.00	16
472000 SANITATION	692 Contractual Services-Recycling	1,544.00	3,088.00	15,000.00	11,920.00	21
472000 SANITATION	696 Tipping Fees	3,201.13	6,585.30	40,000.00	33,414.70	16
		19,660.13	39,495.30	240,000.00	200,504.70	16
473000 DAM/Watershed Protection	351 Repairs and Maint-Grounds	0.00	0.00	7,500.00	7,500.00	
473000 DAM/Watershed Protection	352 Repairs and Maint-Dam	59.99	59.99	7,500.00	7,440.01	1
492000 ECONOMIC DEVELOPMENT	100 SALARIES	2,446.44		70,500.00	58,353.76	17
492000 ECONOMIC DEVELOPMENT	109 FICA	187.04	928.64	5,300.00	4,371.36	18
492000 ECONOMIC DEVELOPMENT	110 Retirement	503.72	2,500.91	12,810.00	10,309.09	20
492000 ECONOMIC DEVELOPMENT	111 Group Insurance	366.02	1,762.26	10,800.00	9,037.74	16
492000 ECONOMIC DEVELOPMENT	120 401 (K) Contribution	122.32	607.32	3,500.00	2,892.68	17
492000 ECONOMIC DEVELOPMENT	585 Community Branding	0.00	4,178.53	20,990.00	16,811.45	20
		3,625.54	9,977.68	123,900.00	101,776.08	3
493000 COMMUNITY DEVELOPMENT	100 SALARIES	7,621.16	61,542.60	388,950.00	327,407.40	16
493000 COMMUNITY DEVELOPMENT	109 FICA	571.91	4,608.67	24,150.00	19,541.33	19
493000 COMMUNITY DEVELOPMENT	110 Retirement	1,404.48	11,112.42	56,700.00	45,587.58	20
493000 COMMUNITY DEVELOPMENT	111 Group Insurance	1,063.82	6,529.02	44,415.00	37,885.98	15
493000 COMMUNITY DEVELOPMENT	120 401 (K) Contribution	136.90	684.50	15,750.00	15,065.50	4
493000 COMMUNITY DEVELOPMENT	180 Legal Services	1,231.20	2,231.20	26,250.00	24,018.80	8
493000 COMMUNITY DEVELOPMENT	212 Supplies-Fuel	83.63	83.63	1,050.00	966.37	8
493000 COMMUNITY DEVELOPMENT	214 Supplies-Dept	0.00	0.00	6,300.00	6,300.00	
493000 COMMUNITY DEVELOPMENT	310 Travel and Transportation	0.00	450.52	5,250.00	4,799.48	9
493000 COMMUNITY DEVELOPMENT	324 Dues and Subscriptions	0.00	0.00	2,100.00	2,100.00	
493000 COMMUNITY DEVELOPMENT	370 Advertising	0.00	0.00	2,100.00	2,100.00	
493000 COMMUNITY DEVELOPMENT	410 RENTS	1,650.00	4,950.00	21,000.00	16,050.00	24
493000 COMMUNITY DEVELOPMENT	691 Contractual Services	0.00	0.00	19,950.00	19,950.00	
		13,763.10	92,192.56	613,965.00	521,772.44	15
613000 PARKS, RECREATION & LAKE	100 SALARIES	12,464.96	73,467.93	353,555.00	280,087.07	21
613000 PARKS, RECREATION & LAKE	102 Salaries-Part Time	0.00	826.88	0.00	-826.88	
613000 PARKS, RECREATION & LAKE	109 FICA	970.18	5,580.39	25,200.00	19,619.61	22
613000 PARKS, RECREATION & LAKE	110 Retirement	2,206.37	12,087.07	57,750.00	45,662.93	21
613000 PARKS, RECREATION & LAKE	111 Group Insurance	1,833.62	9,887.86	65,835.00	55,947.14	15
613000 PARKS, RECREATION & LAKE	120 401 (K) Contribution	478.09	2,845.67	15,750.00	12,904.33	18
613000 PARKS, RECREATION & LAKE	212 Supplies-Fuel	94.62	2,765.69	15,750.00	12,984.31	18
613000 PARKS, RECREATION & LAKE	213 Supplies-Boat Fuel & Supplies	0.00	0.00	12,600.00	12,600.00	
613000 PARKS, RECREATION & LAKE	214 Supplies-Dept	0.00	114.91	5,250.00	5,135.09	2
613000 PARKS, RECREATION & LAKE	215 Supplies-Materials	1,607.24	2,274.43	26,250.00	23,975.57	9
613000 PARKS, RECREATION & LAKE	216 Supplies-Fish Purchase	0.00	0.00	8,400.00	8,400.00	
613000 PARKS, RECREATION & LAKE	217 Supplies-Uniforms	0.00	0.00	1,575.00	1,575.00	
613000 PARKS, RECREATION & LAKE	219 Boat and Fishing Permits	0.00	0.00	6,825.00	6,825.00	
613000 PARKS, RECREATION & LAKE	310 Travel and Transportation	0.00	1,445.10	3,150.00	1,704.90	46
613000 PARKS, RECREATION & LAKE	330 Utilities	0.00	2,398.55	7,035.00	4,636.45	34
613000 PARKS, RECREATION & LAKE	335 Flowering Bridge Lighting	0.00	0.00	3,675.00	3,675.00	
613000 PARKS, RECREATION & LAKE	350 Repairs and Maint-Buildings	0.00	49.08	0.00	-49.08	
613000 PARKS, RECREATION & LAKE	351 Repairs and Maint-Grounds	3,946.72	22,405.41	89,250.00	66,844.59	25

613000 PARKS, RECREATION & LAKE	353 Repairs and Maint-Equipment	5,611.82	10,449.13	14,700.00	4,250.87	71
613000 PARKS, RECREATION & LAKE	508 Rewrite Zoning & Land Dev. regulations	0.00	0.00	42,525.00	42,525.00	
613000 PARKS, RECREATION & LAKE	691 Contractual Services	552.00	6,667.88	0.00	-6,667.88	
		29,765.62	153,265.98	755,075.00	601,809.02	20
615000 BEACH & MARINA	214 Supplies-Dept	0.00	0.00	1,250.00	1,250.00	
615000 BEACH & MARINA	350 Repairs and Maint-Buildings	0.00	0.00	1,250.00	1,250.00	
615000 BEACH & MARINA	351 Repairs and Maint-Grounds	0.00	2,283.76	1,250.00	-1,033.76	183
615000 BEACH & MARINA	353 Repairs and Maint-Equipment	0.00	0.00	1,250.00	1,250.00	
800000 CAPITAL OUTLAY/SPECIAL PROJECTS	592 PW-Street Paving	4,258.50	116,861.30	175,000.00	38,938.70	75
910000 DEBT SERVICE	541 POLICE-Vehicles	1,553.90	3,098.09	60,000.00	56,901.91	5
910000 DEBT SERVICE	550 Other Equipment	0.00	0.00	100,000.00	100,000.00	
910000 DEBT SERVICE	561 Brdwalk-Marina Bay	0.00	53,598.93	101,900.00	48,301.07	53
910000 DEBT SERVICE	573 Barge/Excavator	0.00	9,966.22	29,600.00	19,633.78	34
910000 DEBT SERVICE	720 Bond Interest	78.06	10,913.01	58,500.00	47,586.99	19
		1,631.96	77,576.25	350,000.00	272,423.75	22
920000 Non-Governmental	130 Unemployment	0.00	0.00	6,850.00	6,850.00	
920000 Non-Governmental	450 Insurance	0.00	186,404.71	195,000.00	8,595.29	96
920000 Non-Governmental	751 Bank Fees	0.00	0.00	3,150.00	3,150.00	
<b>Water and Sewer Fund</b>						
713000 WATER	100 SALARIES	0.00	0.00	150,000.00	150,000.00	
713000 WATER	109 FICA	0.00	0.00	11,200.00	11,200.00	
713000 WATER	110 Retirement	0.00	0.00	24,000.00	24,000.00	
713000 WATER	111 Group Insurance	0.00	0.00	20,000.00	20,000.00	
713000 WATER	120 401 (K) Contribution	0.00	0.00	7,500.00	7,500.00	
713000 WATER	214 Supplies-Dept	0.00	33.48	15,000.00	14,966.52	
713000 WATER	310 Travel and Transportation	0.00	0.00	4,000.00	4,000.00	
713000 WATER	324 Dues and Subscriptions	0.00	0.00	2,000.00	2,000.00	
713000 WATER	330 Utilities	0.00	4,252.74	15,000.00	10,747.26	28
713000 WATER	350 Repairs and Maint-Buildings	0.00	364.69	20,000.00	19,635.31	2
713000 WATER	353 Repairs and Maint-Equipment	398.34	4,283.85	60,000.00	55,716.15	7
713000 WATER	358 Repairs and Maint-Lines	324.00	8,237.77	18,000.00	9,762.23	46
713000 WATER	430 Equipment Rental	0.00	0.00	500.00	500.00	
713000 WATER	691 Contractual Services	0.00	280.00	24,000.00	23,720.00	1
		722.34	17,452.53	371,200.00	353,747.47	5
714000 SEWER	103 Professional Services	0.00	0.00	3,000.00	3,000.00	
714000 SEWER	214 Supplies-Dept	0.00	0.00	800.00	800.00	
714000 SEWER	215 Supplies-Materials	0.00	23,038.81	180,000.00	156,961.19	13
714000 SEWER	310 Travel and Transportation	0.00	0.00	6,000.00	6,000.00	
714000 SEWER	320 Postage	0.00	0.00	4,000.00	4,000.00	
714000 SEWER	330 Utilities	0.00	1,998.41	16,000.00	14,001.59	12
714000 SEWER	350 Repairs and Maint-Buildings	0.00	4,870.63	25,000.00	20,129.37	19
714000 SEWER	353 Repairs and Maint-Equipment	0.00	363.18	45,000.00	44,636.82	1
714000 SEWER	355 Repairs and Maint-Collection System	0.00	462.00	25,000.00	24,538.00	2
714000 SEWER	358 Repairs and Maint-Lines	0.00	0.00	15,000.00	15,000.00	
714000 SEWER	690 Contractual Services-Sludge Hauling	0.00	31,850.00	160,000.00	128,150.00	20
714000 SEWER	691 Contractual Services	499.53	16,371.83	79,000.00	62,628.17	21
714000 SEWER	699 Contractual Services-WWTP Operator	0.00	4,700.00	40,000.00	35,300.00	12
910000 DEBT SERVICE	611 SRL Fund Project	0.00	0.00	55,955.00	55,955.00	
910000 DEBT SERVICE	612 Joint Wrapping Project	0.00	1,934.62	63,990.00	62,055.38	3
<b>Hydro Plant</b>						
720000 ELECTRIC OPERATIONS	100 SALARIES	9,735.83	48,679.15	61,850.00	13,170.85	79
720000 ELECTRIC OPERATIONS	103 Professional Services	0.00	0.00	40,000.00	40,000.00	
720000 ELECTRIC OPERATIONS	109 FICA	709.42	3,533.62	4,800.00	1,266.38	74
720000 ELECTRIC OPERATIONS	110 Retirement	2,004.61	10,023.05	12,090.00	2,066.95	83
720000 ELECTRIC OPERATIONS	111 Group Insurance	1,051.37	5,132.89	10,000.00	4,867.11	51
720000 ELECTRIC OPERATIONS	120 401 (K) Contribution	337.59	1,687.95	4,500.00	2,812.05	38
720000 ELECTRIC OPERATIONS	212 Supplies-Fuel	0.00	689.46	8,000.00	5,310.54	11
720000 ELECTRIC OPERATIONS	214 Supplies-Dept	0.00	0.00	6,200.00	6,200.00	
720000 ELECTRIC OPERATIONS	321 Telephone	46.16	264.24	3,000.00	2,735.76	9
720000 ELECTRIC OPERATIONS	330 Utilities	278.51	1,267.68	6,000.00	4,732.32	21
720000 ELECTRIC OPERATIONS	350 Repairs and Maint-Buildings	0.00	417.62	25,000.00	24,582.38	2
720000 ELECTRIC OPERATIONS	353 Repairs and Maint-Equipment	213.22	3,986.69	40,000.00	36,013.31	10
720000 ELECTRIC OPERATIONS	691 Contractual Services	19,800.00	19,800.00	42,000.00	22,200.00	47
720000 ELECTRIC OPERATIONS	967 Transfer to Capital Reserve Fund	0.00	0.00	18,560.00	18,560.00	
		20,337.89	26,425.69	146,760.00	120,334.31	18

**LAKE LURE TOWN COUNCIL  
AGENDA REQUEST FORM  
Meeting Date: September 25, 2024**

**SUBJECT:** Resolution No. 24-09-25 Terminating Agreement with Fairfield Volunteer Fire Department

**AGENDA INFORMATION:**

**Item Number:** VII  
**Department:** Fire/Emergency Management  
**Contact:** Dustin Waycaster, Fire Chief  
**Presenter:** Dustin Waycaster, Fire Chief

**BRIEF SUMMARY:**

The Town of Lake Lure and Fairfield Mountains Volunteer Fire Department (FMVFD) have maintained an Agreement since 2008. However, with a growing demand for higher levels of care in Lake Lure and the nationwide shortage of volunteers, it is being recommended that the Town consolidate resources and operate the Fairfield Station. Thus, the Town would terminate the agreement with Fairfield Mountain Volunteer Fire Department, as well as cease payments to the Department. The attached memo provides additional information.

**RECOMMENDED MOTION AND REQUESTED ACTIONS:**

To adopt Resolution No. 24-09-25 Terminating Agreement with Fairfield Volunteer Fire Department.

**ATTACHMENTS:**

Town Manager's Memo; Resolution No. 24-09-25 Terminating Agreement with Fairfield Volunteer Fire Department

**STAFF'S COMMENTS AND RECOMMENDATIONS:**

Staff recommends adoption.



## Office of the Town Manager

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**TO:** Mayor and Town Council

**CC:** Dustin Waycaster, Fire Chief  
Chris Melton, Assistant Fire Chief

**FROM:** Olivia Stewman, Town Manager

**DATE:** September 20, 2024

**RE:** Fairfield Mountain Volunteer Fire Department

On September 19, 2024, the following individuals met with Fairfield Mountain Volunteer Fire Department (FMVFD) to discuss the future of the Department: Fire Chief Dustin Waycaster, Assistant Fire Chief Chris Melton, Town Manager Olivia Stewman, Finance Director Stephen Ford, Mayor Carol Pritchett, Rutherford County Fire Marshal / Emergency Management Director Frankie Hamrick, and Deputy Fire Marshal / Emergency Management Director Jeff Lynn. At this meeting, it was concluded that the Town of Lake Lure would cease funding for the FMVFD and terminate their Agreement with the Town effective January 1, 2025.

The reasoning for this conclusion is that the Town is dedicated to making sure that all areas of Town are covered by the same level of services, including the Rumbling Bald community which lies within the limits of the Town of Lake Lure. With a growing and evolving environment, Lake Lure Fire Department strives to provide the highest level of care administered at the shortest possible response times. Volunteers are extremely vital to guaranteeing that this goal is met. However, it is becoming more unrealistic for fire departments nationwide to rely solely on volunteerism.

The Town's paid fire staff is required to be or become Advanced EMTs, which goes above and beyond the typical duties of a firefighter. The Town requires this to provide a greater level of care and to supplement medical staffing shortages in the County. FMVFD recently requested additional funding from the Town to hire one paid firefighter. If this were to be the case, the Town would have no authority to ensure that this person would be certified, pass necessary background checks and physical exams, and no oversight could be provided from the Lake Lure Fire Department leadership. The Town would also not be able to require that this person become an advanced EMT. As a result, it is not logical to accommodate this request when the Town could hire additional paid staff to provide enhanced services, especially since the Town is still responsible for the jurisdiction that FMVFD serves.

When the Agreement concludes in 2025, the Town intends to assume operations of the Fairfield Station. To do so adequately and according to NFPA standards, Town staff is recommending three additional fire / emergency management personnel to begin operations. At the September 25<sup>th</sup> work session and action meeting, Finance Director Stephen Ford will provide options for how this can be funded without impacting the fund balance. For future expansions,



**RESOLUTION NO. 24-09-25**

**RESOLUTION BY THE TOWN OF LAKE LURE TOWN COUNCIL  
TERMINATING AGREEMENT WITH FAIRFIELD VOLUNTEER FIRE  
DEPARTMENT**

**WHEREAS**, The Town of Lake Lure and Fairfield Mountains Volunteer Fire Department (FMVFD) have maintained an Agreement since 2008; and

**WHEREAS**, Section 3 of the Agreement states that upon failure of the FMVFD to meet the standards set within the agreement, no further funds shall be paid by the Town to FMVFD; and

**WHEREAS**, the nation-wide issue regarding the lack of interest in volunteerism has negatively impacted the level of services provided by FMVFD which are not meeting the Town's standards for today's growing operations and an increase in community demand; and

**WHEREAS**, Section 11 of the Agreement explained that the existence of FMVFD shall continue to the extent of funds appropriated to continue the agreement.

**NOW, THEREFORE BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF LAKE LURE, NORTH CAROLINA:**

**SECTION ONE.** The Town of Lake Lure hereby terminates the Agreement with Fairfield Mountains Volunteer Fire Department and payments from the Town to the Department will cease effective January 1, 2025.

**SECTION TWO.** The Town of Lake Lure intends to assume operations of the Fairfield Station, which is located within the Lake Lure town limits, upon termination of the Agreement.

**SECTION THREE.** This resolution shall be effective upon adoption.

**READ, APPROVED AND ADOPTED** this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

**ATTEST:**

\_\_\_\_\_  
Elba Willette, Town Clerk

\_\_\_\_\_  
Mayor Carol C. Pritchett

the Town intends to apply for a SAFER grant which will assist with funding a requested number staff for five years. Furthermore, the Town welcomes and appreciates any volunteer members who are willing and eligible to volunteer for the Lake Lure Fire Department. This includes current volunteers for the FMVFD.

The Town cannot express enough how appreciative we are for the founders and volunteers of FMVFD and their services to the Rumbling Bald community. Moving forward, it is critical that we meet the needs of all of Lake Lure by consolidating resources and providing the highest level of care possible through one emergency service agency. The overall goal is to protect the lives and properties of the Town of Lake Lure and to make sure that all areas have the same degree of coverage, reduced response times, and greatest levels of care.

Thank you,

Olivia Stewman  
Town Manager



**VII=  
TOWN MANAGER  
PROJECT MANAGER  
UPDATES**

**LAKE LURE TOWN COUNCIL  
AGENDA ITEM REQUEST FORM  
Meeting Date: September 25, 2024**

**SUBJECT:** Town Manager/Project Updates

**AGENDA INFORMATION:**

**Item Number:** VIII  
**Department:** Administration  
**Contact:** Olivia Stewman, Town Manager  
**Presenter:** Olivia Stewman, Town Manager

**BRIEF SUMMARY:**

Town Manager Olivia Stewman will provide Council with project and any other updates that are not included on the meeting agenda. Council will also have the opportunity to ask any questions.

**ATTACHMENTS:**

August Town Manager/Project Updates

## **September Work Session and Action Meeting Town Manager/Project Updates**

### **Dredging:**

Dredging operations continue in the main channel. Town staff and a couple of commissioners will be holding monthly meetings with the dredging company, Stott Construction, moving forward. This will allow for a more open line of communication about dredging operations, schedules, funding, etc.

### **Drain Valve Installation:**

The knife gate valve has been set and Morgan Corporation is grouting beneath the base plate. In addition, phase two pipe has been installed. Representatives from Schnabel Engineering and Public Services Director Dean Lindsey will be traveling to Massachusetts to conduct a shop inspection of the jet flow valve on September 25<sup>th</sup>. After this inspection, this valve should be prepared for delivery. In the meantime, the Town continues to work on electrical upgrades for the operation of the valves. The project completion is still projected for around the end of October.

### **Sewer:**

LaBella has been evaluating a more cost-effective alternative to the sewer replacement project since inflation has significantly impacted the cost of the project. The new alternative that will be proposed to NCDEQ DWI is called the "backshore force mains." Essentially, this includes Position Pump Stations in place of each active Lake perimeter manhole. Existing service laterals will terminate essentially where they do now, but discharge to the new pump station instead of the existing 100-year-old manhole. Install a common force main network along the entire Lake perimeter to receive flows from the Pump Stations. Each station's discharge will 'tee into' the common force main, such that no station is dependent on any other. This will extend the common force main to a gravity discharge point downstream of the dam for conveyance to the ultimate Wastewater Treatment Plant (WWTP) location west of the existing WWTP site.

**The Town and LaBella Associates will be holding a community sewer forum on October 24<sup>th</sup> at 5:00 p.m. at the Lake Lure Town Hall to further communicate the status of the sewer replacement project.**

### **Dam/Dam Replacement:**

Schnabel Engineering continues to work towards the completion of the replacement dam investigation and design work. Schnabel is also wrapping up the dam inspection report at this time and finalizing a proposed work order for replacement of the tainter gates. The Town hopes to have the proposed work order prior to the meeting.

Town staff will be meeting with the NCDOT in the near future to further discuss the dam bridge replacement, as well.

### **Workforce Housing:**

Odom Engineering has finalized the conceptual site plan for the workforce housing project with Gateway Wellness Foundation. The next steps are to present this plan to Dogwood Health Trust and apply for grant funding for the project. This will be done in phases. Simultaneously, the Town is working with Foothills Regional Commission to apply for an EPA grant to remediate the firing range located adjacent to the workforce housing and LLCA. Remediation would allow for the firing range to be abandoned and additional workforce housing could be constructed as a result.

# VIII. CLOSED SESSION

*In accordance with G.S. 143-318.11(a) (5) for  
the purpose of discussing property  
acquisition.*

**X.**

**ADJOURNMENT**