

Town of Franklin Council
Agenda
May 4, 2026
6:00 p.m.

1. **Call to Order-** Vice-Mayor Mike Lewis

2. **Pledge of Allegiance**

3. **Adoption of the May 4, 2026 Town Council Agenda -** Town Council

4. **Approval of the Consent Agenda for May 4, 2026 -** Town Council
 - A.) Approval of Minutes
 1. January 13, 2026 Special Called Meeting – Joint meeting with ABC Board
 2. April 6, 2026 Regular Meeting Minutes
 3. April 20, 2026 Special Called Meeting Minutes
 - B.) Budget Amendments

5. **Introductions/Recognition/Proclamations**
 - A.) Jason Desjardins – Streets Maintenance Worker – introduction by Chris Waldroop, Streets Supervisor
 - B.) Jon Maloney – Utility Maintenance Worker – introduction by Bill Deal, Public Works Director
 - C.) Jake Corbin – Equipment Operator – C Distribution certification - presented by Bill Deal, Public Works Director
 - D.) Rusty Cortopassi – Utility Maintenance Crew Leader - B Distribution certification – presented by Bill Deal, Public Works Director
 - E.) Bill Deal – Public Works Director - A Surface Certification – presented by Amie Owens, Town Manager
 - F.) Ryder Cortopassi – Meter Reader – Meter Reader Certification – presented by Sarah Bishop, Finance Director
 - G.) Justin Norman – First Sgt Detective – FBI LEEDA Trilogy Certification – presented by Chief Devin Holland
 - H.) Municipal Clerk’s Week – May 3 – 9, 2026 – presented by Vice-Mayor Mike Lewis
 - I.) National Police Week – Peace Officers Memorial Day – May 15-21, 2026 – presented by Vice-Mayor Mike Lewis
 - J.) Public Works Week – May 17 – 23, 2026 – presented by Vice-Mayor Mike Lewis

6. **Public Session**

7. **Items from Council**

8. Calls for Public Hearing

- A.) Call for Public Hearing on Monday, June 1, 2026 at 6:08 p.m. or as closely thereafter to gain public input related to a Development Agreement between the Town of Franklin and Duke Energy – Town Attorney John Henning, Jr.
- B.) Call for Public Hearing on Monday, June 1, 2026 at 6:05 p.m. or as closely thereafter to gain public input related to a request for rezoning from Residential R-1 to Commercial C-2 for property PIN# 65941443604, located at 503 Dowdle Mountain Road - Town Planner Justin Setser

9. New Business

- A.) Request appointments to Franklin Planning Board – Town Planner Justin Setser
 - Aaron Garrett - Town Representative
 - Susie Ledford – Town Representative (incumbent)
- B.) Request from Developer to refund tap fees for cancellation of project – Town Attorney John Henning, Jr. and Town Manager Amie Owens
- C.) Request Approval of Bid for Cartoogechaye Creek (Allman Drive) Boardwalk Project – Town Manager Amie Owens
- D.) Quarterly Street Closure Requests – Town Manager Amie Owens
 - 1. Iotla Street – 5 p.m. until 9 p.m. for CPR/My House of Prayer - Prayer and Worship Gathering – Sunday, May 31, 2026
 - 2. Iotla Street – 5 p.m. until 10 p.m. for Taste of Scotland Society Ceilidh and Rolling Closure from Town Hall to Iotla Street 5 p.m. to 6 p.m. for Parade – Friday, June 19, 2026
 - 3. Main Street – 6 a.m. until 10 a.m. for Braveheart 5K and Rob Roy Fun Run; other streets as rolling closures to be coordinated with Police and Sheriff's departments – Saturday, June 20, 2026
 - 4. Iotla Street, Phillips Street and Main Street – Varying times – 80's Flashback Weekend – Friday, July 31 and Saturday, August 1, 2026
 - 5. Iotla Street – 9 a.m. to 4 p.m. for Macon County Art Association Art Festival – Saturday, August 8, 2026
 - 6. Iotla Street – 2 p.m. until 8:30 p.m. for the Come Together Festival – Friday, September 25, 2026
- E.) Request approval of Resolution to Participate in NC Health Insurance Pool (NCHIP) – Town Manager Amie Owens
- F.) Delivery of Proposed FY 2026/2027 Budget and Call for Public Hearing on Monday, June 1, 2025 at 6:11 p.m. or as closely thereof as possible to allow for public input on the Fiscal Year 2026-2027 Budget – Town Manager Amie Owens

10. Departmental Updates – Public Works

- A.) Public Works – Bill Deal, Public Works Director
- B.) Water Treatment – Kyle Pocquette, Water Treatment Plant Supervisor/ORC
- C.) Wastewater Treatment – Jason Hopkins, Wastewater Treatment Plant Supervisor/ORC
- D.) Streets – Chris Waldroop, Streets Supervisor

11. Announcements

- A.) Next Town Council Meeting is Monday, June 1, 2026
- B.) Mayor, Vice Mayor, Councilmen Berry and Higdon and Town Manager attending CityVision 2026 in Raleigh – May 5 – 7, 2026
- C.) Special Called Meeting – Budget Discussion – Monday, May 18, 2026 at 6:00 p.m. in Town Hall Board Room – notice will be posted
- D.) Pickin’ on the Square – May 9, 2026 and May 23, 2026 – 6:00 p.m. on the Gazebo Square
- E.) Fallen Officers Memorial Service – Friday, May 15, 2026 at Noon at the Gazebo
- F.) Town Offices will be closed on Monday, May 26 for Memorial Day in accordance with the NC State Holiday Schedule
- G.) Town Council attending meeting regarding Main Street Transformation Work Shop – Friday, May 29 at 8:30 a.m. at Twenty- Eight Main Events – notice will be posted

12. Adjourn



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 4-A 1 - 3

Department/Agency: Town Council

Subject Matter: Approval of Minutes

Department Head's Comments/Recommendation: N/A

Town Manager's Comments/Recommendation: N/A

Request review and approval of the January 13, 2026 Special Called Meeting – Joint Meeting with the ABC Board. This set of minutes had to be retrieved following the information technology issues that began on January 14, 2026.

Request review and approval of the April 6, 2026 Regular Meeting Minutes and the April 20, 2026 Special Called Meeting Minutes.

Suggested Motion: If favorable – approve the minutes as presented.

Attachments: Yes X No

Action Taken: _____

**MINUTES OF THE TOWN OF FRANKLIN TOWN COUNCIL
SPECIAL CALLED MEETING WITH ABC BOARD/CLOSED SESSION
JANUARY 13, 2026**

THE FRANKLIN TOWN COUNCIL held a special called meeting on Tuesday, January 13, 2026, at 8:00 a.m. in the Town Hall Board Room located at 95 East Main Street Franklin, NC.

CALL TO ORDER

Mayor Stacy J. Guffey called the meeting to order at 8:00 a.m. with the following members present:

Vice Mayor Mike Lewis, Council Members: Jeff Berry, Joe Collins, Rita Salain and Robbie Tompa.

Town Staff: Town Manager Amie Owens, Finance Director Sarah Bishop and Town Clerk Nicole Bradley

ABC Board Members: Chairperson Rhonda Tallent, Rocky Pattillo, Alton Sutton and Don Willis.

ABC Store Staff: Store Manager Todd Mason.

ABC Board Chair Rhonda introduced the purpose of the meeting - to discuss the ABC Board's position on building a new store, noting they have been leasing the current location in Food Lion Shopping Center since 1994.

ABC Board Member Donald Willis provided background on the current ABC Store situation, noting they pay \$9,600 monthly in rent (\$12/square foot plus CAM charges) for their 6,700 square foot space. The board expressed concern about "throwing money away" in rent when they could invest in their own facility.

ABC Store Manager Todd Mason described operational challenges with the current location:

- The store operates under a month-to-month lease that expired two years ago with no communication from the property owner (Ingles)
- All maintenance costs fall to the ABC Board, including HVAC, phone systems, and other repairs
- The warehouse space is insufficient, with product frequently stacked unsafely high and overflowing into office areas
- They have no private meeting space
- The current location lacks loading dock facilities, making truck deliveries inefficient
- The need for additional store room coolers to sale pre-mixed cans

The ABC Board noted increased consumer traffic (approximately 10,000 visitors per month) and growing inventory requirements mandated by the state commission require more space - ideally 8,500 to 9,000 square feet.

Councilman Joe Collins noted the Town had previously explored 6-8 potential locations, but none had proven satisfactory. He expressed concern about discussing specific properties in an open meeting due to potential impacts on bargaining position.

Town Council returned from Closed Session at 9:04 a.m. There was no decision or update from closed session.

ADJOURN

Council Member Mike Lewis made a motion, seconded by Council Member Robbie Tompa to adjourn at the meeting at 9:07 a.m. The motion carried unanimously. Vote: 5-0.

Stacy J. Guffey, Mayor

Nicole Bradley, Town Clerk

**MINUTES OF THE TOWN OF FRANKLIN TOWN COUNCIL
REGULAR MEETING
APRIL 6, 2026**

THE FRANKLIN TOWN COUNCIL held a regular meeting on Monday, April 6, 2026, at 6:00 p.m. in the Town Hall Board Room located at 95 East Main Street Franklin, NC.

1. CALL TO ORDER

Mayor Stacy Guffey called the meeting to order at 6:00 p.m. with the following members present: Vice Mayor Mike Lewis, Council Members: Joe Collins, Travis Higdon, Rita Salain, Robbie Tompa, and Jeff Berry.

2. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Vice Mayor Mike Lewis.

3. ADOPTION OF THE APRIL 6, 2026 TOWN COUNCIL AGENDA

Vice Mayor Mike Lewis made a motion, seconded by Council Member Joe Collins to approve the Town Council Agenda for April 6, 2026 as presented. The motion carried unanimously. Vote: 6 – 0.

4. APPROVAL OF THE CONSENT AGENDA FOR APRIL 6, 2026

- A.) Approval of the Minutes
 - 1. February 20 and 21 Special Called Meeting Minutes- Town Council Retreat
 - 2. March 2, 2026 Regular Meeting Minutes
- B.) Budget Amendment
- C.) Refer Rezoning to Planning Board for Review

Council Member Rita Salain made a motion, seconded by Council Member Travis Higdon to approve the consent agenda for April 6, 2026 meeting as presented. The motion carried unanimously. Vote: 6 – 0.

5. INTRODUCTION/PROCLAMATION

- A.) Chad Stone, Firefighter – introduction by Interim Fire Chief Justin Setser
- B.) Proclamation – Local News Day – April 9, 2026 – Mayor Stacy Guffey

6. PUBLIC SESSION

Morgan Stewart announced the relaunch of the Making Sense newspaper as a digital-only publication, launching on Thursday. He explained that the newspaper stopped printing in September of last year due to the prohibitive economics of print media. The relaunched paper will maintain its commitment to honor God and faith, remain free to readers, stay locally owned, and focus on community stories while providing daily publishing capability. The website will change from maconsense.org to maconsense.com and will feature enhanced digital capabilities including government alerts, classifieds, obituaries, and the ability for readers to listen to or read news on various devices.

Nicole Vachon, Chairperson of the Franklin Downtown Merchants Association, presented the organization's recommendation regarding Vice Mayor Lewis' rebranding proposal. After taking a vote at their March 3rd meeting, the merchants association recommended postponing any renaming or rebranding discussions until the

Town completes both the main street redesign process and the economic development process. She outlined several key concerns: alignment with established Main Street America and North Carolina Main Street programs that consistently use "downtown" terminology, professional planning considerations where "downtown" is the recognized term for central commercial districts, tourism and marketing clarity, and practical cost considerations for signage and materials updates. She emphasized that downtown Franklin carries local history and emotional response for the community, and recommended allowing the strategic planning processes to guide any future identity decisions.

7. ITEMS FROM COUNCIL

A.) Revisit Resolution designating Main Street as Uptown and establishing the areas of Downtown East and Downtown West Franklin for Official and Promotional Use – Vice-Mayor Mike Lewis

Vice Mayor Lewis acknowledged the merchants' position and stated he was willing to listen to their concerns about the uptown designation. He indicated willingness to table the Main Street renaming discussion but wanted to push ahead with designations for East and West Franklin, suggesting terms like "river district" for one area. Vice Mayor Lewis emphasized the importance of reaching out to merchants and property owners in East and West Franklin to get their input, noting that these areas deserve recognition and consideration as well. He stated he did not intend to take action on the uptown resolution that evening.

Mayor Guffey agreed with moving forward on designations for downtown East Franklin and West Franklin, noting these designations would be helpful for economic development incentive packages and planning processes. He suggested reviewing terminology used in the comprehensive plan, which already included delineations like the river district and the Cherokee cultural district around the statue and mound area.

Council Member Robbie Tompa expressed preference for hearing from representatives of the East and West Franklin areas, similar to how the downtown merchants had organized and presented their position.

B.) Appointment of Councilman Travis Higdon as Alternate to the Regional Planning Organization (RPO) – Mayor Stacy Guffey

Mayor Guffey explained that he serves as Franklin's representative to the RPO, which is facilitated by the Southwestern Regional Commission and handles many NC DOT road projects. He officially appointed Council Member Travis Higdon as the alternate representative, noting the Council's strong participation in committees and subcommittees.

C.) Appointment of main Street Beautification Town Council Subcommittee – Mayor Stacy Guffey

Mayor Guffey appointed Council Member Rita Salain as chair of the Main Street Beautification Subcommittee to address immediate beautification needs prior to completion of the planning process. Councilwoman Salain accepted the appointment.

D.) Discuss Litter Clean Up- Mayor Stacy Guffey

Mayor Guffey identified litter cleanup as one of the most common complaints he receives and proposed creating a Town Council litter task force to coordinate existing volunteer groups and organize cleanup efforts in problem areas. Council Member Travis Higdon volunteered to head the task force, expressing frustration with the amount of trash particularly from the river down Depot Street and other areas. The discussion revealed several challenges: North Carolina Department of Transportation only conducts litter cleanup twice yearly in April and October, which is insufficient; community service workers haven't

been assigned to the police department for litter pickup in about a year; and the Town cannot legally clean litter from private property. Town Manager Amie Owens noted the Town has supplies like bags, grabbers, and gloves available from the adopt-a-street program.

E.) Other Items from Council

Councilman Joe Collins thanked Councilman Higdon for leading the litter cleanup task force and stated he would help.

Councilwoman Rita Salain noted that the Downtown Door had recently installed the privacy fence.

Councilman Jeff Berry thanked Councilman Higdon for leading the litter cleanup and stated he will assist on his side of town.

Councilman Robbie Tompa noted that the TDA subcommittee had met and were working on ideas for long term projects/plans.

8. NEW BUSINESS

A.) Request approval of Change Order 1 for Clearwell and High Service Pump Station Project – Town Manager Amie Owens

Town Manager Owens presented Change Order 1 for \$297,419 to add critical valves to the Clearwell and High Service Pump Station Project. The change order addresses a significant operational problem discovered during a recent line break: the existing vault box has valves that are constantly open with no ability to shut them off at the water treatment plant. This forces lengthy shutdown procedures affecting the entire system during emergencies.

The change order adds two (2) 16-inch and one (1) 24-inch insert valves plus an additional 24-inch butterfly valve, providing operational flexibility to valve off certain lines and use either the 24-inch primary line or the 16-inch line through the million-gallon tank. Town Manager Owens explained this issue should have been addressed during the 2018 Activflow installation but was overlooked at that time.

Council Member Joe Collins made a motion, seconded by Vice Mayor Mike Lewis to approve Charge Order 1 for the Clearwell and High Service Pump Station Project, as presented. The motion carried unanimously. Vote: 6 – 0.

B.) Request Approval of Amendment to Capital Project Ordinance and Budget Amendment for Clearwell and High Service Pump Station – Town Manager Amie Owens

The amendment increases the total project cost to \$6,598,819 and adds approximately 14 days to the project timeline, though the project remains on or ahead of schedule. The budget amendment pulls money from retained earnings to fund the change order.

Council Member Rita Salain made a motion, seconded by Council Member Joe Collins to approve the amended capital project ordinance and budget amendment for the Clearwell and High Service Pump Station Project, as presented. The motion carried unanimously. Vote: 6 – 0.

C.) Request Approval of Contract Amendment and Budget Amendment to provide Davis-Bacon Administration as a requirement of the EPA grant funding– Town Manager Amie Owens

Town Manager Owens explained that the \$2 million federal funding allocation from Congressman Chuck Edwards' office requires compliance with uniform guidance including Davis-Bacon labor requirements that weren't initially calculated. The \$75,050 contract covers retroactive payroll record verification from January and ongoing Davis-Bacon interviews with contractors and subcontractors as required by federal law.

Town Attorney John Henning, Jr. emphasized that federal compliance requires meeting approximately 50 different uniform guidance requirements, and failure to comply properly could result in the entire \$2 million being clawed back by federal agencies.

Council Member Joe Collins made a motion, seconded by Vice Mayor Mike Lewis to give the Town Manager permission to sign the amended agreement for construction administration and observation to include Davis-Bacon required interviews and documentation and to approve the Budget Amendment for \$75,050, as presented. The motion carried unanimously. Vote: 6 – 0.

D.) Request Approval of Change Orders 1 and 2 for Sunnyside Inclusive Play Area Project – Town Manager Amie Owens

Two change orders were presented: \$1,700 for relocating a waste line to avoid a problematic 90-degree turn, and \$1,502 for additional required silt fencing along the project perimeter and toward the skate park area.

Council Member Joe Collins made a motion, seconded by Council Member Jeff Berry to approve Charge Orders 1 and 2 for the Sunnyside Inclusive Playground Project, as presented. The motion carried unanimously. Vote: 6 – 0.

E.) Request Approval of Amendment to Capital Project Ordinance and Budget Amendment for Sunnyside Inclusive Play Area Project – Town Manager Amie Owens

The amendment updates the project cost to \$203,743.76 with a \$500,000 PARTF grant reimbursement expected in the fall. The budget amendment takes \$3,202 from fund balance to cover the change orders.

Council Member Joe Collins made a motion, seconded by Council Member Robbie Tompa to approve the amended capital project ordinance and budget amendment for Sunnyside Inclusive Playground Project, as presented. The motion carried unanimously. Vote: 6 – 0.

F.) Request Approval of multi-year contract for software for Genoptic Smart Display – Town Manager Amie Owens

The LED screen purchased with CARES Act funding during COVID requires software renewal after five years. The \$549 five-year contract allows continued updating of the display board, which has been a significant investment for the Town.

Council Member Joe Collins made a motion, seconded by Council Member Jeff Berry to approve the five-year contract with Genoptic Smart Displays, as presented. The motion carried unanimously. Vote: 6 – 0.

G.) Request Approval of Purchase of Equipment for Fire Department – Town Manager Amie Owens

At the February 9, 2026 meeting, Town Council approved the appropriation of donation funds and fund balance in the amount of \$58,940 for the purchase of equipment for the new fire truck. The purchase totaling \$42,001.99 exceeds the Town Manager's \$29,999 signature authority and requires Town Council approval. The equipment will be funded through previously approved donations to the Fire Department.

Vice Mayor Mike Lewis made a motion, seconded by Council Member Travis Higdon to approve the purchase of equipment for the Fire Department, as presented. The motion carried unanimously. Vote: 6 – 0.

H.) Request Approval of Letter of Support for Macon County PARTF Grant Application – Town Amie Owens

Macon County requested a reciprocal letter of support for their PARTF grant application, which includes reimagining basketball courts with shade, new restrooms, and a stage for outdoor performances at the Macon County Recreation Park. The county had previously provided the Town a letter of support for its PARTF grant application.

Council Member Joe Collins made a motion, seconded by Council Member Rita Salain to approve the Letter of Support for Macon County for the PARTF Grant application, as presented. The motion carried unanimously. Vote: 6 – 0.

I.) Request Approval of Annual Audit Contract with Martin Starnes & Associates, CPAs, PA – Finance Director Sarah Bishop

Finance Director Sarah Bishop presented the annual audit contract, noting a new audit team this year due to internal movement at the firm, though they retained one familiar team member. The fee represents only a minimal increase over the previous year.

Council Member Joe Collins made a motion, seconded by Council Member Jeff Berry to approve the contract for audit services with Martin Starnes & Associates, CPAs, PA and execution by Mayor and TDA Chairperson, as presented. The motion carried unanimously. Vote: 6 – 0.

9. DEPARTMENTAL UPDATES

A.) Finance/Main Street

Sarah Bishop, Finance Director reported that department heads have prepared thoughtful budgets for the upcoming year, being mindful of escalating costs while balancing against forecasted revenues. The team is working toward presenting a strong budget on May 4th, with a budget work session scheduled later in April.

The Finance Department met with their new audit team and scheduled interim fieldwork for the first week of May. Monthly financial reports show expenses and revenues performing well for this point in the year. Sales tax revenue showed a 1.5% increase year-over-year this month, a significant slowdown from last year's 15% increases, indicating the expected leveling out of post-pandemic growth, though still exceeding budget projections.

She also reported on attending the Main Street Conference with Mayor Guffey, Town Manager Owens, Devon Dupuis, TDA members and Franklin Downtown Merchants Association Members, describing it as educational and beneficial for the upcoming Main Street program application process. The conference provided valuable perspectives and connections.

B.) Planning/IT/Facilities

Justin Setser, Town Planner/IT Director provided updates on several fronts. The Franklin Falls apartment project on Siler Road, which received tax credits, has begun construction with 60 units planned. Major equipment is on site and tree clearing has started.

The bike/ped plan update kicked off with AECOM, with the first steering committee meeting scheduled for Thursday at 3 PM. Town Planner Setser also participated in the Main Street transformation walking tour with McAdams and Associates.

On IT matters, most systems have been restored following the beginning-of-year incident, with Wi-Fi being the main holdout. The temporary Verizon routers had to be returned, but new enterprise Wi-Fi equipment has arrived and deployment will begin this week.

For facilities, spring planting season will begin this week.

C.) Police Department

Chief Devin Holland reported that things have been going smoothly, attributing this to both the slow time of year and the department having a good handle on operations.

The American Legion Post 108 donated \$1,500 which was used to purchase three (3) sets of stopstick tire deflation devices, ensuring every officer now has this important pursuit tool. The department also received a \$1,000 grant from Walmart for future use.

Chief Holland provided detailed statistics on the downtown Main Street traffic enforcement campaign, reporting 40 speeding citations, 24 other violation citations, 52 speeding warnings, 26 other violation warnings, 137 total traffic stops, and 298 logged traffic enforcement activities over recent months. Additional enforcement tools included message boards, decoy patrol vehicles, signage, and social media outreach. The enforcement efforts have shown significant results, with the highest citation speed being 43 mph and most violations in the 30-mph range rather than the excessive speeds previously observed. Chief Holland noted he has received no complaints from residents about the increased enforcement, only positive feedback about the visible improvement in traffic behavior.

The department stands ready to assist with litter cleanup efforts and has historically participated in NCDOT's semi-annual litter sweeps.

D.) Website Preview

Town Manager Amie Owens presented the new Town website scheduled to go live April 15, highlighting significant improvements in accessibility and functionality. The site includes an alert system with social media integration, modernized design, integrated online bill pay access, interactive calendar with linked agendas and minutes, and comprehensive navigation options.

A major focus is ADA compliance, as Department of Justice regulations require all state and local government websites to be accessible to people with disabilities by April 24, 2026 for state agencies and

2027 for municipalities. The new site includes features for sight-impaired users, text size adjustment, color inversion, and text spacing options.

The website offers email alert subscriptions for page updates, searchability once live, and availability in 80 languages through automated translation. The Town partnered with Revise LLC, which specializes in municipal websites and came in under budget while providing hosting services and in-house update capabilities.

10. ANNOUNCEMENTS

- A.) Next Town Council Meeting is Monday, May 4, 2026
- B.) Special Called Meeting – Budget discussion – Monday, April 20, 2026 at 6:00 p.m. in Town Hall Board Room – notice will be posted

11. CLOSED SESSION

Enter into Closed Session under North Carolina General Statute § 143-318.11(a)(3) Attorney-Client Privilege

Vice Mayor Mike Lewis made a motion, seconded by Council Member Robbie Tompa to enter into closed session under North Carolina General Statute § 143-318.11(a)(3) Attorney-Client Privilege, as presented. The motion carried unanimously. Vote: 6 – 0.

The Town Council entered into closed session at 7:17 p.m.

The Town Council returned from closed session at 7:38 p.m.

12. ADJOURNMENT

Council Member Rita Salain made a motion, seconded by Council Member Joe Collins to adjourn the meeting at 7:40 p.m. The motion carried unanimously. Vote: 6-0.

Stacy J. Guffey, Mayor

Nicole Bradley, Town Clerk

**MINUTES OF THE TOWN OF FRANKLIN TOWN COUNCIL
SPECIAL CALLED MEETING
BUDGET WORK SESSION
APRIL 20, 2026**

THE FRANKLIN TOWN COUNCIL held a special called meeting on Monday, April 20, 2026, at 6:00 p.m. in the Town Hall Board Room located at 95 East Main Street Franklin, NC.

CALL TO ORDER

Mayor Stacy Guffey called the meeting to order at 6:02 p.m. with the following members present: Vice Mayor Mike Lewis, Council Members Joe Collins, Travis Higdon, Rita Salain, and Jeff Berry.

Council Member Robbie Tompa was absent.

Vice Mayor Mike Lewis made a motion, seconded by Council Member Rita Salain to excuse Council Member Robbie Tompa from the April 20, 2026 meeting. The motion carried unanimously. Vote: 5-0.

FY 2026/2027 BUDGET DISCUSSION

Town Manager Amie Owens opened the budget presentation by thanking department heads for making the process relatively smooth and acknowledging Finance Director Sarah for creating the budget summary materials. The proposed budget totals approximately \$13.6 million and notably includes no tax increase, maintaining the current rate of 33 cents per \$100. The proposed budget does include a 5 percent utility rate increase, which Town Manager Owens explained is necessary due to rising costs for water and sewer infrastructure improvements and compliance chemicals. Vice Mayor Mike Lewis clarified that this increase follows the Capital Improvement Plan (CIP) recommendations from 2019.

Finance Director Sarah Bishop presented the budget approach, explaining they took a less conservative stance this year by bringing revenue and expenditure projections closer together based on historical data, while still maintaining fiscal responsibility.

- **Staffing and Operations**

The budget includes two new positions: a street maintenance employee to assist with beautification efforts, recreation initiatives at Sunnyside, and main street improvements, and a fleet mechanic position representing a significant operational change.

Deputy Finance Director Alison Stamey presented a comprehensive analysis of the proposed fleet management program. With the Town's fleet of 72 motor vehicles, including fire apparatus with the oldest being 33 years old, she outlined the maintenance strategy focusing on preventative care and systematic replacement schedules. The analysis showed significant potential savings, with outsourced labor rates ranging from \$165-\$210 per hour compared to in-house rates of \$60-\$75 per hour, and parts markups of 30-50 percent when outsourced versus direct pricing for in-house operations.

Council members questioned the startup costs and timeline for seeing returns. Deputy Finance Director Stamey explained that while immediate cost reductions couldn't be guaranteed in the

first year, the long-term benefits include better maintenance scheduling, extended vehicle life, and more honest assessments of repair needs. The existing public works facility already has a lift that was designed for this purpose but never utilized.

The budget also combines the public safety pay scales for police and fire departments into one unified system. Human Resources Director Nicole Bradley explained this creates more advancement opportunities, particularly for firefighters who previously had limited progression paths, adding firefighter levels 1, 2, and 3 similar to the police structure.

All employees would receive a 2 percent cost-of-living adjustment, down from last year's 4 percent, plus step increases per the pay plan and the annual \$1,000 holiday bonus.

- **Technology and Cybersecurity**

Following recent cybersecurity challenges, the budget includes managed IT services and a transition to cloud-based accounting software. Town Manager Owens emphasized this addresses recommendations from their recent security incident, providing continuous monitoring and shared liability protection. The cloud transition also enables remote work capabilities and removes storage burden from local servers, with the software company no longer offering on-site storage options for new clients.

- **Strategic Investments and Capital Projects**

The budget allocates \$200,000 for potential Main Street transformation needs, based on the first task order costing \$98,000 and anticipating the second phase could double that amount. This includes surveying, public engagement, and implementation planning. An additional \$60,000 is designated for the Main Street program contribution once it becomes operational.

Tourism Development Authority plans to increase their budget from \$180,000 to \$225,000, utilizing \$45,000 from fund balance for larger, longer-range projects. A TDA subcommittee is examining infrastructure needs related to tourism development.

Town Council discussed but decided not to include a revolving loan fund in this year's budget, preferring to wait until Main Street program staff is in place to administer such a program properly.

- **Cost Pressures and Challenges**

The most significant budget pressure comes from a 47 percent health insurance increase proposal, which staff is actively working to reduce through alternative options including the North Carolina Health Insurance Plan (NCHIP). Town Manager Owens stressed the importance of maintaining quality benefits for employees rather than shifting costs to staff through higher co-pays or reduced coverage.

Property and liability insurance is expected to increase approximately 10 percent town-wide. NC State retirement contributions continue rising, with general employee rates increasing from 14.4 percent to 15.15 percent, and law enforcement from 16.08 percent to 17.1 percent. These are mandatory state-imposed increases with no local control.

- **Capital Projects and Fund Balance**

With approximately \$2.3 million available in fund balance after current commitments, staff presented several potential projects for council consideration: Sunnyside Park fencing was

quoted at \$20,000, which council members agreed was important for safety, particularly for the inclusive playground serving children with special needs. The Allman Drive boardwalk project received bids at \$208,000, completing a long-standing greenway connection. Trash cans and planters for downtown received significant discussion, with quotes of \$65,000 for 20 planters and 15 trash cans. Snowflake decoration replacement was also discussed at \$40,000 for 48 units.

- **Paving and Infrastructure Needs**

Extensive discussion centered on street paving and parking lot improvements. With \$58,300 remaining in Powell Bill funds, specific needs including the fire department and police department parking areas, estimated at \$250,000 combined. This includes expanding the fire department apron to allow proper egress for the ladder truck, which currently cannot turn directly onto Maple Street and must take a longer route for safety.

Council members identified specific streets needing attention. Staff agreed to prepare a prioritized list with cost estimates for the May budget meeting.

Public parking lots were identified as needing improvement, particularly given their importance to Main Street transformation efforts. The challenge is that Powell Bill funds cannot be used for parking lots, only streets and sidewalks, requiring general fund allocation for these improvements.

- **Budget Timeline and Policy Compliance**

Finance Director Bishop reminded Town Council of their fund balance policy requiring compliance within three years, meaning approximately \$2.3 million must be spent on capital purchases by January to meet policy requirements. The full detailed budget will be presented at the May 4 meeting, with a potential second budget work session on May 18, public hearing on June 1, and final adoption required by June 30.

RESOLUTION CALLING FOR RESTORATION OF VOTING REPRESENTATION FOR TOWNS ON THE MACON COUNTY PLANNING BOARD

Mayor Stacy Guffey presented a Resolution addressing the Macon County Commissioners' recent decision to change town representative positions on the Macon County Planning Board from voting members to advisory-only roles. The Resolution calls for restoring full voting membership for both Town of Franklin and Town of Highlands planning representatives and affirms commitment to continued intergovernmental cooperation and shared decision-making.

Councilman Travis Higdon will attend the May Macon County Board of County Commissioners meeting to present the Resolution.

Council Member Rita Salain made a motion, seconded by Vice Mayor Mike Lewis to approve the Resolution Calling for Restoration of Voting Representation for Towns on the Macon County Planning Board. The motion carried unanimously. Vote 5-0.

CLOSED SESSION

Vice Mayor Mike Lewis made a motion, seconded by Council Member Travis Higdon to enter into Closed Session under North Carolina General Statute 143-318.11(a)(5) to discuss acquisition of real property by purchase, option, or exchange or lease. The motion carried unanimously. Vote 5-0.

Town Council entered into closed session at 7:30 p.m.

Town Council returned to open session at 7:46 p.m.

ADJOURN

Council Member Joe Collins made a motion, seconded by Council Member Travis Higdon to adjourn the meeting at 7:48 p.m. The motion carried unanimously. Vote: 5-0.

Stacy J. Guffey, Vice Mayor

Nicole Bradley, Town Clerk



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 4-B

Department/Agency: Finance

Subject Matter: Budget Amendments

Department Head's Comments/Recommendation: Recommend Approval.

Town Manager's Comments/Recommendation: Recommend Approval.

- Appropriate \$6,000 from Fire Department Fund Balance to the line item for the maintenance of the Vintage Fire Truck.
- Appropriate \$3,927.51 from an insurance settlement for damaged gear to Non-Capital Equipment

Suggested Motion: If favorable – approve budget amendment as presented.

Attachments: Yes No

Action Taken: _____

Exhibit A



Town of Franklin

Purchase Order/Verbal Quote Form

Employee Name: <u>Justin Setser</u>	Department: <u>Fire</u>
-------------------------------------	-------------------------

DATE QUOTES OBTAINED: <u>4/27/26</u>	DATE GOODS ARE REQUIRED: <u>5/11/26</u>	<input checked="" type="checkbox"/> DEPT WILL PICK UP <input type="checkbox"/> EMERGENCY ORDER
---	--	---

VENDOR #:	VENDOR 1 NAME	VENDOR 2 NAME:	VENDOR 3 NAME:
	<u>The sign shop Mountain City, GA</u>		
CONTACT:	<u>Chuck Crawford</u>		
PHONE #:	<u>706-490-4097</u>		
TOTAL QUOTE:	<u>\$6,000</u>		

ACCOUNT #	QTY	ITEM DESCRIPTION	UNIT	TOTAL
<u>28-4340-3535</u>	<u>1</u>	<u>Gold leaf for 1137</u>	<u>1</u>	<u>\$6,000.00</u>

REASON(S) QUOTES NOT OBTAINED /EXPLANATION OF SOLE SOURCE OR EMERGENCY:

They are retiring and not doing Paperwork. They can do the work before ther retire the end of may.



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 5- A-J

Department/Agency: Public Works/Police/Town Council

Subject Matter: Introductions of new employees, Recognition for Certifications and Proclamations for May 2026

Department Head's Comments/Recommendation: N/A

Town Manager's Comments/Recommendation: N/A

- A.) Jason Desjardins – Streets Maintenance Worker – introduction by Chris Waldroop, Streets Supervisor
- B.) Jon Maloney – Utility Maintenance Worker – introduction by Bill Deal, Public Works Director
- C.) Jake Corbin – Equipment Operator – C Distribution certification - presented by Bill Deal, Public Works Director
- D.) Rusty Cortopassi – Utility Maintenance Crew Leader - B Distribution certification – presented by Bill Deal, Public Works Director
- E.) Bill Deal – Public Works Director - A Surface Certification – presented by Amie Owens, Town Manager
- F.) Ryder Cortopassi – Meter Reader – Meter Reader Certification – presented by Sarah Bishop, Finance Director
- G.) Justin Norman – First Sgt Detective – FBI LEEDA Trilogy Certification – presented by Chief Devin Holland
- H.) Municipal Clerk's Week – May 3 – 9, 2026 – presented by Vice-Mayor Mike Lewis
- I.) National Police Week – Peace Officers Memorial Day – May 15-21, 2026 – presented by Vice-Mayor Mike Lewis
- J.) Public Works Week – May 17 – 23, 2026 – presented by Vice-Mayor Mike Lewis

Suggested Motion: N/A

Attachments: Yes No

Action Taken: _____

Proclamation
57th ANNUAL MUNICIPAL CLERKS WEEK
May 3 - 9, 2026

Whereas, The Office of the Municipal Clerk, a time honored and vital part of local government exists throughout the world, and

Whereas, The Office of the Municipal Clerk is the oldest among public servants, and

Whereas, The Office of the Municipal Clerk provides the link between the citizens, the local governing bodies and agencies of government at other levels, and

Whereas, Municipal Clerks have pledged to be ever mindful of their neutrality and impartiality, rendering equal service to all, and

Whereas, The Municipal Clerk serves as the information center on functions of local government and community, and

Whereas, Municipal Clerks continually strive to improve the administration of the affairs of the Office of the Municipal Clerk through participation in education programs, seminars, workshops and the annual meetings of their state, provincial, county and international organizations, and

Whereas, it is most appropriate that we recognize the accomplishments of the Office of the Municipal Clerk.

Now, Therefore, I, Michael Lewis, Vice-Mayor of the Town of Franklin, on behalf of the Town Council for the Town of Franklin, do recognize the week of May 3 through 9, 2026, as Municipal Clerks Week, and further extend appreciation to our Municipal Clerk, Nicole Bradley and to all Municipal Clerks for the vital services they perform and their exemplary dedication to the communities they represent.

Dated this 4th day of May, 2026



Professional Municipal
**CLERKS
WEEK**

TOWN OF FRANKLIN

Michael Lewis
Vice-Mayor

PROCLAMATION
NATIONAL POLICE WEEK
May 15 – 21, 2026
and
PEACE OFFICERS' MEMORIAL DAY
May 15, 2026

WHEREAS, the Congress and President of the United States have designated the week of May 15 – 21, 2026 as National Police Week and May 15, 2026 as Peace Officers Memorial Day, and

WHEREAS, the members of the law enforcement play an essential role in safeguarding the rights and freedoms of the citizens of the Town of Franklin, and

WHEREAS, it is important that all citizens know and understand the duties, responsibilities, hazards and sacrifices of their law enforcement officers, and

WHEREAS, the men and women of the law enforcement agency of the Town of Franklin serve the people by guarding life and property, protecting them against violence and disorder and providing a vital public service.

NOW, THEREFORE, I, Michael Lewis, Vice-Mayor of the Town of Franklin, on behalf of the Town Council, do hereby proclaim observance of the week of May 15-21, 2026 as National Police Week and May 15, 2026 as Peace Officers' Memorial Day for the Town of Franklin and urge all citizens to recognize these officers' faithful and loyal devotion to their responsibilities.

This the 4th day of May, 2026.

TOWN OF FRANKLIN



Michael Lewis
Vice-Mayor



PROCLAMATION

PUBLIC WORKS WEEK

MAY 17 - 23, 2026

WHEREAS, the Town of Franklin relies on Public Works employees to ensure the safety, health, and well-being of its citizens and visitors; and

WHEREAS, this year's theme "Rooted in Service, Powered by Community" celebrates the vital role public works plays in connecting us all together. At its cornerstone, public works provides, maintains, and improves the infrastructures and services that assure a higher quality of life for our community.

WHEREAS, streets and roads keep us linked together, and clean water keeps us healthy and allows our community to grow and prosper; and

WHEREAS, Public Works professionals, plan, design, build, operate, and maintain infrastructure including the water supply, sewerage, public facilities and parks, and other structures and facilities essential to serving Town citizens and visitors; and

WHEREAS, our Town is safer and more efficient where citizens can enjoy the quality of life that makes Franklin special because of the dedication of Public Works professionals; and

WHEREAS, the Town of Franklin joins the American Public Works Association and other agencies and organizations in recognizing the contributions of Public Works professionals to the health, safety, welfare of the Town;

NOW, THEREFORE, I, Michael Lewis, Vice-Mayor of the Town of Franklin, on behalf of the Town Council, do hereby proclaim May 17-23, 2026, as "**PUBLIC WORKS WEEK**" in the Town of Franklin, and commend its observance to Town citizens and visitors.

IN WITNESS WHEREOF, I have hereunto set my hand and affix the seal of the Town of Franklin on this the 4th day of May, 2026.

TOWN OF FRANKLIN

Michael Lewis
Vice - Mayor



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 8-A

Department/Agency: Town Attorney/Town Council

Subject Matter: Development Agreement between the Town of Franklin and Duke Energy

Department Head's Comments/Recommendation: N/A

Town Manager's Comments/Recommendation: Town Attorney will advise next steps.

Duke Energy wishes to develop an electric substation and related electrical facilities on a 9.06 acre property on Siler Road. The Town of Franklin wishes to extend the Little Tennessee Greenway across said property to connect to Siler Road.

Suggested Motion: If favorable – Call for Public Hearing on Monday, June 1, 2026 at 6:08 p.m. or as closely thereafter to gain public input related to a Development Agreement between the Town of Franklin and Duke Energy

Attachments: Yes No

Action Taken: _____

STATE OF NORTH CAROLINA

DEVELOPMENT AGREEMENT

COUNTY OF MACON

THIS AGREEMENT (“Agreement”), made and entered into this ____ day of _____, 2026 (“Effective Date”), by and between the **TOWN OF FRANKLIN**, a North Carolina Municipal corporation, hereafter referred to as the “Town” and **DUKE ENERGY CAROLINAS, LLC** a North Carolina limited liability company, its successors and/or assigns, hereafter referred to as the “Developer.” Town and Developer are sometimes individually referred to herein as a “Party” and, collectively, as the “Parties.”

WITNESSETH

WHEREAS, Developer is the owner of an approximately 9.06-acre parcel of property with Macon County Parcel ID# 6594-33-3030 (the “Property”), which is currently zoned R- 1 (“Property Zoning”); and

WHEREAS, the Town desires to extend the existing Little Tennessee River greenway on the east side of the Little Tennessee River and across the Property; and

WHEREAS, Developer desires to develop an electric substation and related electrical facilities, with expansion capabilities, consistent with the Chapter 152 of the Town of Franklin Code of Ordinances on the Property and in accordance with the terms, conditions, and provisions of this Agreement (the “Substation”); and

WHEREAS, the Substation will eventually be needed to serve the existing and planned load growth in the area and to increase the reliability and resiliency of electric service; and

WHEREAS, after careful review and deliberation, the Town Council of the Town of Franklin (“Town Council”) finds forming a development agreement as permitted by Article 10 of Chapter 160D of the North Carolina General Statutes is appropriate and is in the best interests of the Town and its citizens; and

WHEREAS, pursuant to N.C.G.S. § 160D-1005, on _____, ____, 2026 the Town Council conducted a public hearing on this Agreement, closed the public hearing, approved this Agreement and authorized the Town’s execution of the same; and

NOW, THEREFORE, in consideration of the mutual covenants and agreements contained in this Agreement, the benefits that will accrue to the Parties from the potential greenway easement and development of the Substation, and other good and valuable consideration, the receipt and sufficiency of which are acknowledged, the Parties agree to

this Agreement, intending it to be binding and effective and relate back to the Effective Date after execution by the last of the Parties to sign.

1. Recitals. The foregoing recitals shall constitute an integral part of this Agreement, and this Agreement shall be construed in light thereof.

2. Term. The term of this Agreement shall commence upon the Effective Date and it shall expire fifteen (15) years thereafter ("Term") unless sooner terminated by mutual consent of the Town and Developer. The Parties are not precluded from entering into subsequent agreements that may extend the original term.

3. Greenway Easement. In consideration for this Agreement and upon the Town's written request to begin negotiations, Developer agrees to cooperate with the Town to effectuate the Town's acquisition of a greenway easement for pedestrian ingress & egress across the Property over the location generally shown on Exhibit A. The final definitive terms and conditions of the greenway easement negotiated by the Town and Developer shall be subject to the following:

a. The Town, at its sole expense and after consultation with the Developer, shall provide a survey and metes and bounds legal description of the final location and width of the greenway easement area for Developer's review and approval; provided that, Developer's approval of the final location and width of the greenway easement may be granted, conditioned, or denied in Developer's sole discretion, provided further that the final location shall not be unreasonably denied. Developer agrees to provide any applicable survey data of the Property it has (if any) to assist the Town in the production of the survey and metes and bounds legal description.

b. The Town shall be responsible for the construction and maintenance of the greenway and shall do so at its own expense; and

c. The Parties shall use Developer's standard greenway easement form, which shall include any terms or provisions provided by Developer's Asset Protection Department (or nearest equivalent department if such department is discontinued) necessary to protect Developer's transmission lines, proposed Substation, and/or other equipment on the Property.

d. Use of the access easement may include vehicular access for the limited purposes of i) construction, installation, repair, removal, renovation, and maintenance of the Little Tennessee Greenway and appurtenances by the Town and/or County of Macon, their respective employees, agents, and contractors; and ii) construction, installation, repair, removal, renovation, and maintenance of Developer's utility lines and facilities. The Town shall, at its sole expense, install one or more bollards upon the greenway easement as necessary to prevent unauthorized vehicular access.

4. Substation Development.

a. Developer shall have the right to develop the Substation on the Property in accordance with the terms of this Agreement and the terms of the Property Zoning and other Town development regulations as they exist on this Agreement's Effective Date, including, but not limited to, the special development regulations related to public utility facilities related to setbacks, buffers, fencing, noise and lighting.

b. Pursuant to N.C.G.S. §160D-1007, and except as provided in N.C.G.S. § 160D-108.1, Town may not apply subsequently adopted land development regulations to the Property or the development of the Substation during the term of this Agreement without the written consent of Developer. This Agreement does not abrogate any rights preserved by N.C.G.S. § 160D-108 or 160D-108.1, or that may vest pursuant to common law or otherwise in the absence of this Agreement. Absent an imminent threat to public health or safety, no development moratorium shall apply to the Property so long as this Agreement exists; the Town recognizes that all rights established by this Agreement have vested.

5. Release of Subsequent Outconveyance. The Parties acknowledge that following the execution of this Agreement, there may be a subsequent outconveyance and/or subdivision of a portion the Property from Developer to a third-party (the "Outconveyance"). Provided that the Outconveyance does not include any portion of the greenway easement area as generally shown on **Exhibit A** and in the event that Developer receives an approved subdivision and/or recombination plat from the Town as to the Outconveyance, the portion of the Property comprising the Outconveyance and conveyed to the third-party shall no longer be subject to this Agreement. No further documentation of record shall be required to effectuate release of the Outconveyance from this Agreement.

6. Miscellaneous.

a. All notices given pursuant to this Agreement shall be in writing and shall either be mailed by first class mail, postage prepaid, certified or registered with return receipt requested, or delivered in person to the intended addressee. Notice sent by certified or registered mail shall be effective upon the date of delivery indicated on the return receipt. Notice given in any other manner shall be effective upon actual receipt by the addressee.

If to the Town: Town of Franklin
 ATTN: Town Manager
 PO BOX 1479
 Franklin, NC 28744

If to Developer: Duke Energy Carolinas, LLC
 [ADDRESS]

b. This Agreement shall be governed by and construed in accordance with the laws of the State of North Carolina. The Parties consent to the jurisdiction of Macon County.

c. The section and subsection headings in this Agreement have been included for convenience only and are not part of the Agreement and shall not be taken as an interpretation of any provision of this Agreement.

d. This Agreement constitutes the entire agreement between the Parties with respect to the subject matter hereof, and there are no representations, warranties, covenants or obligations except as set forth in this Agreement. This Agreement supersedes all prior and contemporaneous agreements, understandings, negotiations and discussions relating to the subject matter hereof, written or oral, of the Parties.

e. Within thirty (30) days after Town enters into this Agreement, Developer shall record this Agreement in the Macon County Public Registry. The Agreement shall run with the land, and the burdens of this Agreement shall be binding upon, and the benefits of this Agreement shall inure to, all successors in interest to the Parties hereto.

f. If any section or provision of this Agreement is ruled by a court of competent jurisdiction to be invalid, illegal, or otherwise unenforceable for any reason, that section or provision shall be deemed severed from this Agreement, and the remaining sections and provisions of this Agreement shall remain fully effective and enforceable.

[signature pages follow]

IN WITNESS WHEREOF, the Parties hereby set their hands and seals, effective the date first above written.

Town of Franklin

By: _____
Amanda Owens, Town Manager

=====

State of North Carolina

County of Macon

I, the undersigned, a Notary Public of the County and State aforesaid, do hereby certify that Amanda Owens personally came before me this day and acknowledged that she is Town Manager of the Town of Franklin and acknowledged, on behalf of the Town of Franklin, the due execution of the foregoing instrument. Witness my hand and official stamp or seal, this the ____ day of _____, 2026.

Notary Public

My Commission Expires:

IN WITNESS WHEREOF, the Parties hereby set their hands and seals, effective the date first above written.

Duke Energy Carolinas, LLC

By: _____
[Name, Title]

=====

State of North Carolina

County of Wake

I, a Notary Public of the State and County aforesaid, do hereby certify that _____ personally appeared before me and acknowledged that (s)he is the _____ of Duke Energy Carolinas, LLC., a North Carolina limited liability company, and that by that authority duly given, s/he executed the foregoing document on behalf of and in the name of the said corporation. Witness my hand and official stamp or seal, this the ____ day of _____, 2026.

Notary Public

My Commission Expires:



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 8-B

Department/Agency: Town Council

Subject Matter: Call for Public Hearing to gain public input on request for rezoning from Residential R-1 to Commercial C-2 for property PIN# 65941443604, located at 503 Dowdle Mountain Road

Department Head's Comments/Recommendation: N/A

Town Manager's Comments/Recommendation: Recommend approval.

The Town Council referred the request for rezoning to the Planning Board for review. The Planning Board reviewed the request at their April 20, 2026 meeting. The Planning Board voted unanimously to recommend approval of the rezoning from Residential R-1 to Commercial C-2 due to the fact that the property has been used for commercial activity and is bordered by C-2 properties.

Request is to call for a public hearing to gain public input related to a request for rezoning from Residential R-1 to Commercial C-2 for property PIN# 65941443604, located at 503 Dowdle Mountain Road

Suggested Motion: If favorable – Call for Public Hearing on Monday, June 1, 2026 at 6:05 p.m. or as closely thereafter to gain public input related to a request for rezoning from Residential R-1 to Commercial C-2 for property PIN# 65941443604, located at 503 Dowdle Mountain Road.

Attachments: Yes X No

Action Taken: _____



Town of Franklin

Petition for Rezoning

P.O. Box 1479
Franklin, NC 28744
Phone: 282-524-2516

Name of Applicant Tammy Nelson
 Address of Applicant 130 Hillview Dr
 Owner of Property Tammy Nelson
 Location of Property 503 Dowdle Mtn Rd Size of Property 13.66
 Parcel Number 6594429863 Tax Map Number 65941443604 in Town in ETJ
 Current Zoning Designation: Residential
 Current Use Residential & Vacant Lot Change in Use Commercial Only C-2
 Current Development on all Adjoining Lots:
 North Commercial - C2/R1
 South Residential - R1
 East Commercial - C2
 West Residential - R1

Site served by Municipal Water Yes No Nearby.
 Site served by Municipal Sewer Yes No

Petitioner is required to submit three (3) copies of a registered survey indicating the exact boundary lines of the parcel to be rezoned, the names of the owners of adjoining properties, and the location of any existing buildings on the subject property.

I certify that all information provided in this application is accurate to the best of my knowledge, information, and belief. Furthermore, by signing this request, I agree to pay for advertising costs associated with this petition.

Tammy Nelson
Signature of Applicant

3/20/26
Date

OFFICE USE ONLY	
On <u>4/20/26</u> the Planning Board recommended that this petition be	Approved <input checked="" type="checkbox"/> Denied <input type="checkbox"/>
<u>Janet J. Greene</u> Chairman	
On _____ the Board of Aldermen held a Public Hearing concerning this request. By vote of _____ the Board they	Approved <input type="checkbox"/> Denied <input type="checkbox"/>
_____ Mayor	Attest: _____ Clerk

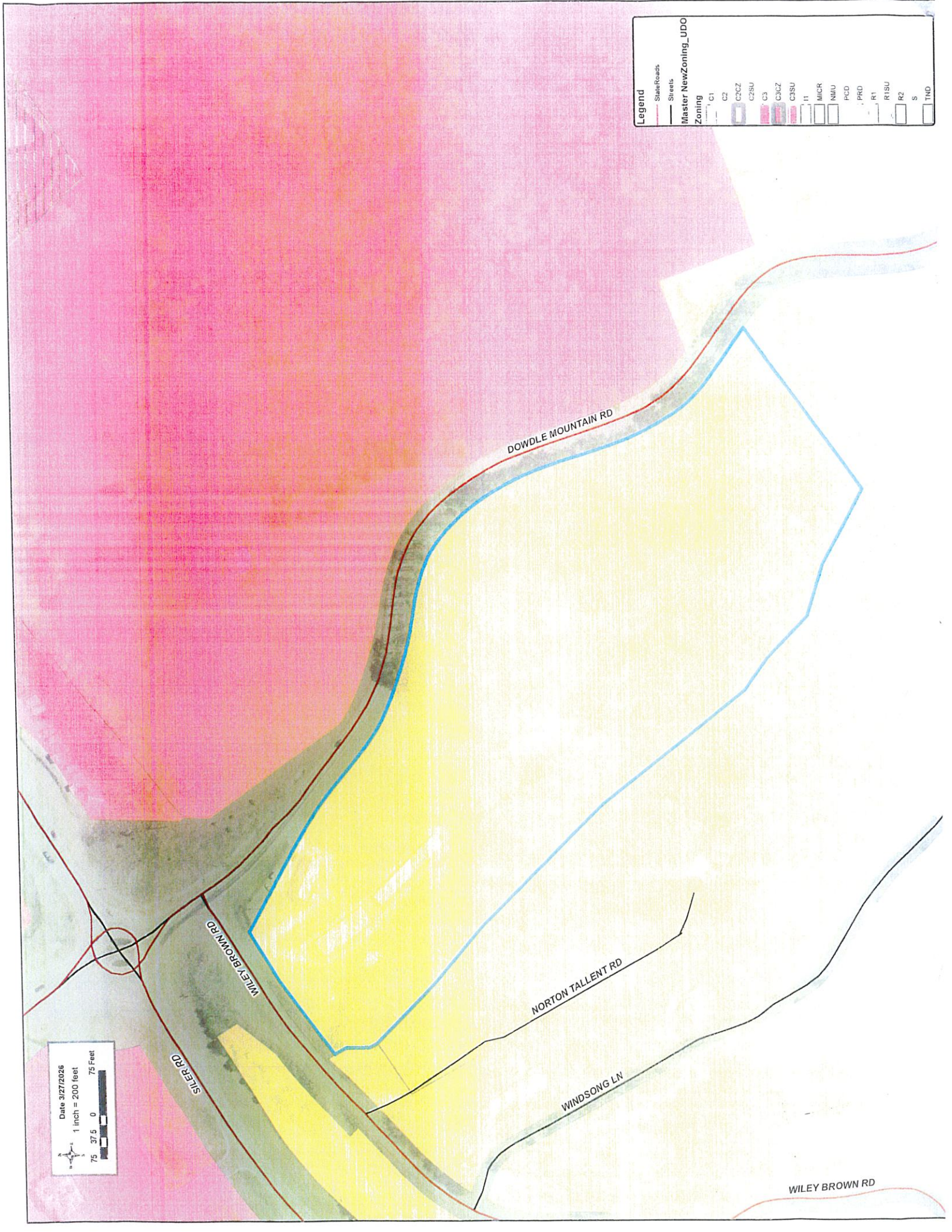
Date 3/27/2026
 1 inch = 200 feet
 75 37.5 0 75 Feet

Legend

StateRoads
 Streets
Master NewZoning_UDO

Zoning

- G1
- C2
- C2CZ
- C2SU
- C3
- C3CZ
- C3SU
- I1
- MICR
- NMU
- PCC
- PRD
- R1
- R1SU
- R2
- S
- TND



Legend

- State Roads
- Streets
- Franklin_FLU_NonRes
- Future Land Use
- OE - Office & Employment
- DT - Downtown
- COM - Commercial
- URU - Urban Mixed Use
- NIU - Neighborhood Mixed Use
- Franklin_FLU_Res
- FLU_Class
- TND - Traditional Neighborhood
- LMDR - Low to Medium Density Residential
- OSR - Open Space Residential
- OS - Conservation and Recreation

DONALE MOUNTAIN RD

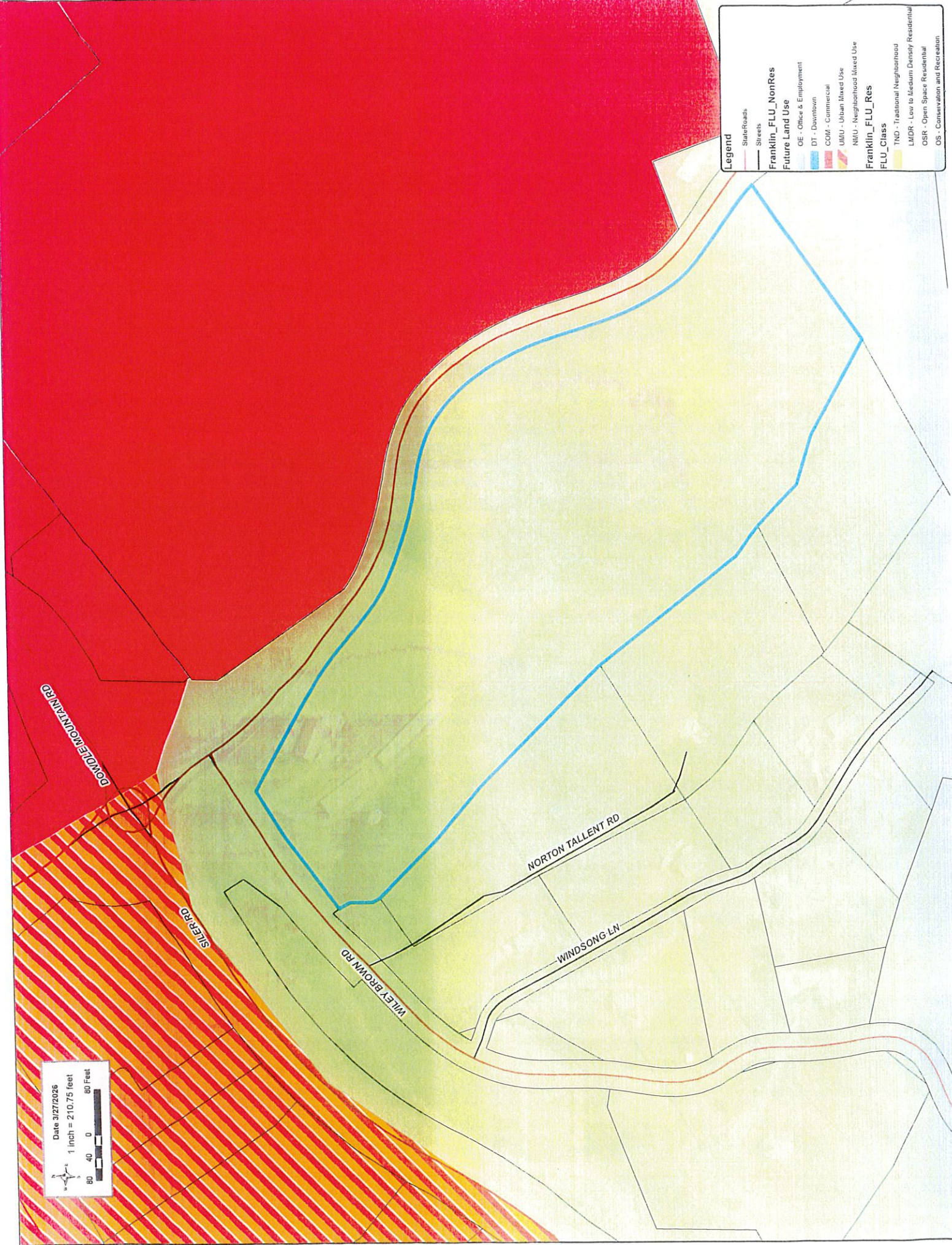
NORTON TALLENT RD

SILER RD

WILEY BROWN RD

WINDSONG LN

Date 3/27/2026
 1 inch = 210.75 feet



**TOWN OF FRANKLIN, NORTH CAROLINA
 PETITION FOR REZONING
 STAFF REPORT**

Applicant:	Tammy Nelson	Application Date:	3/20/26
Owner:	The Estate of Alexander Grant		
Location:	503 Dowdle Mtn Rd	Map Attached:	Yes
Parcel No.:	See Attached List	Town or ETJ	ETJ
Request:	To rezone parcel from R-1 to C-2		

SITE INFORMATION	
Maximum Developable Units	Multiple
Existing land Use	Office Building and storage units
Acreage	13.66 acres of all parcels
Physical Characteristics	Rolling Hills, wooded and open land
Overlay District	N/A
Other	N/A

SURROUNDING ZONING AND LAND USE		
Location	Existing Use	Existing Zoning
North	See Staff Comments	See Staff Comments
South		
East		
West		

PLANNING	
Open Space Requirements	10%
Parks and Greenways	N/A
Site Access	Dowdle Mtn RD
Detention	N/A
Floodplain	No
Stream Setbacks	20 Feet
Other	none

ENGINEERING	
Environmental Considerations	Stown Water Runoof if developed
Utilities (Water & Sewer)	Water & Sewer is near the site.
Traffic Impact Analysis	If major developments are ever applied for.
Other	

STAFF COMMENTS

The applicants are requesting to have their property rezoned from R-1 to C-2. The property is bordered by C-2 to the West and North and R-1 to the east and south. Access to the property is currently off of Dowdle Mtn Rd. But the property does border The majority of the parcel is wooded with a little open land currently. The property is listed as open space residential in the comprehensive plan. But is does border commercial properties to the north and west in the comprehensive plan. There is an attached map of the comp plan future land use map of the area. This parcel is currently located in the ETJ. Water and sewer access is bottom of the hill of the property at the round-about. A storage unit business has been active on the site for over 20 years.

STAFF RECOMMENDATION

For planning board to review the application and to ask questions to the applicant. Then to decide to recommend rezoning or to deny the request to the Town Council.

ZONING REVIEW HISTORY

Meeting	Date	Recommendation	Action
Town Board Meeting	4/6/2026	To forward onto Planning board	Tb voted to forward to planning board
Town Planning Board	4/20/2026	To review and make recommendation to TC.	Planning board voted to recommend the change
Town Board Meeting	5/4/2026	Set hearing	
Town Board Meeting	6/1/2026	Public Hearing	



Land Use Administrator

4/29/26
Date

Planning Board Recommendations

503 Dowdle Mtn Rd Rezoning

April 20, 2026

Findings

- Applicant- Tammy Nelson
- Original application was submitted on March 20, 2026.
- Applicant is petitioning to rezone 1 parcel from R-1 to C-2 of the Town of Franklin UDO.
- This 1 parcel is non-conforming to the current R-1 district.
- This parcel will meet all minimum requirements under sections 152.026 C-2.

Recommendation Considerations:

152.163 (A)

1. The proposal will place all property similarly situated in the area in the same, category, or in appropriate complementary categories. **The board noted that C-2 zoning exists across the road and commercial development characterizes the area, making this finding partially satisfied.**
2. There is convincing demonstration that all uses permitted under the proposed district classification would be in the general public interest and not merely in the interest of an individual or small group. **The board determined this was satisfied since the rezoning was not for any particular individual benefit.**
3. There is convincing demonstration that all uses permitted under the proposed district classification would be appropriate in the area included in the proposed change. **The board found this clearly satisfied due to surrounding commercial development.**
4. There is convincing demonstration that the character of any neighborhood will not be materially and adversely affected by any use permitted in the proposed change. **The board recommended buffers and setbacks.**
5. The proposed change is in accord with the Comprehensive Land Use Plan, sound planning principles and any applicable small area plan. **The board noted that this rezoning was not in the current Comprehensive Land Use Plan, but sound planning principles do apply.**

Recommendation: To approve the rezoning as requested by the applicant.

To: Town Council
From: Planning Board
Date: April 20, 2026
Subject: Rezoning Consistency Worksheet
Description: 503 Dowdle Mtn RD Rezoning R-1 to C-2.

The Planning Board hereby adopts and recommends to the Governing Board the following statement(s):

The zoning amendment is approved and is consistent with the Town's comprehensive land use plan because: **The area is commercial, the FLU map will need to be amended.**

The zoning amendment is reasonable and in the public interest because: **It is reasonable because the area is surrounded by commercial developments.**

The zoning amendment is rejected because it is inconsistent with the Town's comprehensive land plan and/or is not reasonable and in the public interest¹ because **N/A** _____

In addition to approving this zoning amendment, this approval is also deemed an amendment to the Town's comprehensive land use plan.² The change in conditions taken into account in amending the zoning ordinance to meet the development needs of the community and why this action is reasonable and in the public interest, are as follows: **It is reasonable because the area is surrounded by commercial developments. The map will be amended if approved.**

Planning Board Member Harris made a motion, seconded by Jones.

The motion to approved as presented.

Planning Board Chair,
Date

Clerk

¹ Per G.S. §160D-605(b) the "statement of reasonableness may consider, among other factors: (i) the size, physical conditions, and other attributes of any area proposed to be rezoned; (ii) the benefits and detriments to the landowners, the neighbors, and the surrounding community; (iii) the relationship between the current actual and permissible development and the development permissible under the proposed amendment; (iv) why the action taken is in the public interest; and (v) any changed conditions warranting the amendment."

² This circumstance only occurs when the Planning Board finds that the proposed rezoning is *inconsistent* with the comprehensive land use plan, but should be approved anyway. By the terms of the new statute, if the Town Council approves the change it will operate as an amendment to the comprehensive land use plan.



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 9-A

Department/Agency: Planning

Subject Matter: Appointment of Planning Board Members

Department Head's Comments/Recommendation: N/A

Town Manager's Comments/Recommendation: N/A

Incumbent Susie Ledford and applicant Aaron Garrett have applied for the two (2) In Town positions for the Planning Board/Board of Adjustment – they are both regular member positions.

Town Council will need to select an individual to serve in each position. The appointments would each be for a three-year term.

Suggested Motion: Await Town Council appointments.

Attachments: Yes X No ___

Action Taken: _____



TOWN OF FRANKLIN, NORTH CAROLINA

Application for Appointment to Boards/Authorities

Please return to the Town Clerk's office Attn: Nicole Bradley

95 East Main Street, P.O. Box 1479, Franklin, NC 28744

(828) 524-2516

nbradley@franklinnc.com

Additional Pages and/or a resume may be attached but is not required

NAME Aaron Garrett

STREET ADDRESS 397 Harrison Ave. Franklin

MAILING ADDRESS _____

PHONE 828-421-4919

E-MAIL aaron@garretllandsurveying.com

Please consider me for appointment to the following board(s) or authorities

- Alcoholic Beverage Control Board
- Planning Board/Board of Adjustment
- Franklin Tourism Development Authority

I am interested in serving on this board or authority because: I want to protect our community character, help advise Town Board, + promote future growth.

I have experience/expertise in the following areas and/or have served on the following board or authority:

Macon County Planning Board 2016-2023, Chairman 2022

I feel that I can contribute the following to this board or authority I feel I can contribute to the planning board based on my experience in responsible development, community outreach, + time spent on County Planning Board.

Tell us about yourself and your background: Married to my wife for 17 years, 2 sons + a daughter on the way. I love being outside. I own + operate a land surveying business here in Franklin.

If a vacancy exists and I qualify for appointment, I will be contacted for my permission to the appointment. If I am chosen, I will faithfully execute my duty on the selected board or authority.

Aaron Garrett
Signature

04-27-26
Date

Upon appointment to a Board/Committee, the information contained herein becomes a matter of public record per NCGS 132-1.
Return Application to Town Clerk's Office



TOWN OF FRANKLIN, NORTH CAROLINA

Application for Appointment to Boards/Authorities

Please return to the Town Clerk's office Attn: Nicole Bradley

95 East Main Street, P.O. Box 1479, Franklin, NC 28744

(828) 524-2516

nbradley@franklinnc.com

Additional Pages and/or a resume may be attached but is not required

NAME Susie Ledford

STREET ADDRESS 709 Harrison Avenue, Franklin

MAILING ADDRESS P.O. Box 508, Franklin

PHONE 828-421-7119

E-MAIL Susan.Ledford1@frontier.com

Please consider me for appointment to the following board(s) or authorities

- Alcoholic Beverage Control Board
- Planning Board/Board of Adjustment
- Franklin Tourism Development Authority

I am interested in serving on this board or authority because: I am a life long resident of Franklin and have a strong interest in town issues.

I have experience/expertise in the following areas and/or have served on the following board or authority: I have served on the Town of Franklin Planning Board for 11 years.

I feel that I can contribute the following to this board or authority I am fair-minded and non-judgemental in decision making and care for the best possible outcomes for our town and citizens.

Tell us about yourself and your background: Born and raised in Franklin; attended ASU; retired teacher with Macon Co. Schools; attend FUMC in Franklin and member of The Rotary Club; widow; mother and grandmother.

If a vacancy exists and I qualify for appointment, I will be contacted for my permission to the appointment. If I am chosen, I will faithfully execute my duty on the selected board or authority.

Susan P. Ledford Signature 04/20/26 Date



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 9-B

Department/Agency: Public Works

Subject Matter: Developer Requested Refund of Tap Fees for Canceled Project

Department Head's Comments/Recommendation: N/A

Town Manager's Comments/Recommendation: Await Town Council Decision

On April 8, 2026, the Town Manager received an emailed request for refund for tap fees for property located off of Cunningham Road. The developer is not interested in furthering the project due to costs and the infrastructure has not been installed.

The Town Attorney has been consulted related to potential refunds and any actions that may be taken by the Town Council.

Suggested Motion: Await Town Council Decision.

Attachments: Yes No

Action Taken: _____



Town of Franklin

Post Office Box 1479

Franklin, NC 28744

(828) 524-2516

Water and Sewer Fees Estimate

2 " Water Tap	\$2,000
Accessories	\$3,100
Availability Fee	\$ 5,600
Crossing Road {punch}	\$ 300
8" Sewer Tap	\$1,320
Availability Fee	\$8,800
Cutting Road	\$0

TOTAL \$21,120.00

QUOTE GOOD FOR 90 Days

*In the event that it becomes necessary for the Town to cut the road or any other unforeseen expense associated with the tap, an additional charge will be billed

**Water accessories include but not limited to; Box and Lid, Meter, Corp Stop, Saddle, Curb Stop, Meter Spuds and Pipe.

Estimate For:

Name : David Forkner

Address : Cunningham RD—pin# 6595815426

Phone 1-828-226-0600

Date 5/21/2025

Quote Good For 90 Days

By:Jim Zilbauer



Town of Franklin

Post Office Box 1479

Franklin, NC 28744

(828) 524-2516

Water and Sewer Fees Estimate

6" Fire line tap	\$3,300
Accessories	\$3,101
Availability Fee	\$42,000

TOTAL \$48,401.00

QUOTE GOOD FOR 30 Days

*In the event that it becomes necessary for the Town to cut the road or any other unforeseen expense associated with the tap, an additional charge will be billed

**Water accessories include but not limited to; Box and Lid, Meter, Corp Stop, Saddle, Curb Stop, Meter Spuds and Pipe.

Estimate For:

Name : David Forlner

E-Mail : davidforkner@gmail.com

Address : Cunningham Road pin#6595815426

Phone 1-828-226-0600

Date 10/30/2025

Quote Good For 30 Days

By:Jim Zilbauer



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 9-C

Department/Agency: Administration/Public Works

Subject Matter: Request approval of bid by Backwood Bridges, LLC dba Bridge Builders for Cartoogechaye Creek (Allman Drive) Boardwalk Project

Department Head's Comments/Recommendation: Recommend Approval

Town Manager's Comments/Recommendation: Recommend Approval

The Cartoogechaye Creek (Allman Drive) Boardwalk was designed by Dewberry Engineering, approved by Macon County for a no-rise certification as it is in the floodplain, and approved by NCDEQ in February 2026. Bid was posted on March 2, 2026 and opening scheduled for April 2, 2026 where only two (2) bids were received. The bid was reposted on April 3, 2026 and opened on April 16, 2026 at 3:00 p.m. There were two (2) bids received and the bid tabulation is included in the packet. Backwoods Bridges, LLC dba Bridge Builders submitted the lowest responsible, responsive bid at \$207,800.00. The engineering team and town staff recommend approval of the bid and contractor.

Suggested Motion: If favorable – approve the bid of \$207,800.00 from Backwoods Bridges, LLC dba Bridge Builders and direct Town Attorney to develop a contract for the project.

Attachments: Yes No

Action Taken: _____

Town of Franklin
Allman Drive - Cartoogechaye Boardwalk
Franklin, North Carolina
Bid Opening – Thursday, April 16, 2026 – 3:00 p.m.

Prime Bidder		Bid Amount
1	Bryson Enterprises (Bryson Grading)	\$266,108.81
2	Backwoods Bridges, LLC dba Bridge Builders	\$207,800.00
3		
4		
5		
6		
7		
8		
9		
10		

Cartoogechaye Creek Boardwalk Request for Proposals

TO:

**The Town of Franklin
95 East Main Street
Franklin, NC 28734**

Applicant

Backwoods Bridges, LLC dba Bridge Builders



Main Office

**223 Black Creek Blvd
Freeport, FL 32439
850-835-1304**

Franklin Office

**36 Westgate Plaza
Franklin, NC 28734
828-369-5735**



Proposal # BB-26010

Date: April 16, 2026
Project: Cartoogechaye Creek Boardwalk
Franklin, North Carolina
To: Town of Franklin
95 East Main Street
Franklin, NC 28734

Re: Timber Boardwalk

10'-Clear Width
10" Butt Piling
10 X 10 Caps
4 X 12 Stringers
3 X 8 Decking
42" Height Mesh Handrail
42" Height Mesh Approach Rails – 5 LF at each bridge corner

Boardwalk
10' Wide by 180 LF Timber Boardwalk

Total: \$207,800.00

Price includes supervision, labor, all materials and equipment necessary for installation.

All site preparation by others; must be substantially completed prior to commencement of work.

Price based upon Bridge Builders standard insurance coverage.

Pricing contained in this proposal is good for 60 days.

Owner to provide Bridge Builders access to all boardwalk sites for efficient movement of material and equipment.

Bridge price based on driving piling up to 13' embedment or to refusal with ideal soil conditions. Longer piling as required by soils engineer or dictated by soil conditions to achieve proper bearing, will be charged \$40.00 per lineal foot of piling over 13' in ground. If rock is encountered and drilling is necessary, there will be a rock drill mobilization/set-up fee of \$7,500 and \$1,000 per drilled hole.

All Hex bolts/Timber bolts shall be Hot Dipped Galvanized, all Simpson connectors shall be "Z-max", all screws to be 305 or 316 Stainless Steel.

All Timber to be Southern Yellow Pine (SYP) components with the following specifications:

PILING:

All round timber piling shall be southern pine conforming to ASTM D25. Piling diameter shall be measured at the extreme butt end of the pile. Preservative treatment shall be CCA-C in accordance with AWWA UC4B; to a minimum retention of 0.60 lbs./cu. ft.

PILE CAPS & STRINGERS:

All timber components of this category will be graded in accordance with Southern Pine Inspection Bureau grade #1 and will receive pressure preservative treatment with Chromated Copper Arsenate (CCA) in accordance with AWWA UC4B; to a minimum retention of 0.60 lb./cu. ft. for HD ground contact application.

DECKING, & HANDRAIL:

All timber components of this category will be graded in accordance with Southern Pine Inspection Bureau grade #1 and will receive pressure preservative treatment with Koppers® NatureWood® (CA-C) in accordance with AWWA U1; Commodity Specification A: Sawn Products; UC4A; to a minimum retention of 0.15 lb./cu. ft. for HD ground contact application.

All lumber & timbers will be manufactured and pressure treated in accordance with American Softwood Lumber Standard PS20-20 and bear the quality mark of an accredited agency.

Includes Standard Shop Drawings and Product Data Submittal Package.

Does not include the following:

- Any backfilling, finish grading, or other related work by others.
- Any design or construction costs for any other condition which may exist now or in the future including, but not limited to, buoyancy or lateral movement due to flooding, high water or high winds.
- Cost of any concrete, labor, or other material needed to stabilize piling base due to rock or any soil condition that prevents driving piles for bridges.

Submitted by:



Backwoods Bridges, LLC dba Bridge Builders

Accepted by: _____



Company Profile & History

Bridge Builders USA, Inc. was founded by Tim and Barbara Kris in 1983. Tim began building bridges as far back as 1978. During the company's 43 years-plus in the timber bridge industry, we developed and perfected the methodology now known as "top-down construction" for crossing wetlands and protected areas with little or no environmental impact. As a result, Bridge Builders has successfully completed projects across a wide range of environmentally sensitive and diverse terrains.

In 2014, Greg Solomon acquired Bridge Builders from the Kris family. Prior to ownership, Mr. Solomon managed the company's daily operations for 13 years, contributing significantly to its continued growth and operational success.

In 2024, Henry Carl, founder and owner of Backwoods Bridges LLC, acquired Bridge Builders from Mr. Solomon, integrating Bridge Builders into the Backwoods Bridges family and expanding its capabilities and reach.

Bridge Builders delivers a streamlined design-build approach to clients in both the private and public sectors. The company pioneered the top-down construction technique for installation of a wide range of timber structures, including pedestrian bridges, golf cart bridges, and vehicular bridges engineered to HL-93 design loads. Our highly skilled construction team understands the unique needs of each client and has successfully completed over 1,000 projects nationwide.

Our mission is to provide superior timber products that are structurally sound, aesthetically pleasing, and environmentally compatible. We are committed to maintaining a safe, positive, and team-oriented workplace while supporting a workforce with extensive experience and long-standing industry expertise.

Key Personnel

Henry Carl – CEO

Henry founded Backwoods Bridges LLC in 2008. His vast timber construction expertise is built on more than a decade of experience in hotel and residential construction, along with leadership roles as a Crew Supervisor and Division Manager at York Bridge Concepts and Nature Bridges. As Special Projects Manager for the St. Joe Company in the 2000s, he personally oversaw timber boardwalk, timber vehicular bridge, and amenity construction across the Florida panhandle. Today, Henry leads by providing strategic oversight, advice, and guidance for all company operations.

Aaron Carl – President

Aaron brings over twenty years of hands-on experience in heavy timber construction and is highly skilled in the specialized equipment and tools required in the industry. A creative problem solver and innovator, he is continuously developing more efficient construction processes. He is responsible for all daily construction activities, crew management, training, safety programs, and quality control.

Andrew Kuehl – COO

Andrew began his career in the timber industry as a boardwalk crew member, gaining field experience and understanding the business from the ground up. After several years in the field, he moved to an office role to support company growth as a project estimator and project coordinator. Andrew now oversees estimating & sales, manages the pre-construction phase, and leads client relations to ensure successful project delivery.

Jamey Halyburton – Project Manager

Jamey, an NC State graduate with a degree in Construction Engineering, joined Bridge Builders part-time in 2009 to implement in-house CAD design capabilities. He came on full-time in 2011. He collaborates closely with clients and engineering partners to develop both cost estimates and detailed drawings and specifications for municipal and private sector clients, often supporting projects from initial concept to final completion. Jamey also holds GC licenses in NC, SC, GA, & LA.

Erik Burnham & Cody Binder – Senior Field Managers

Erik & Cody oversee daily field on-site operations for our five bridge crews, ensuring projects are executed efficiently and smoothly. Both started as crew members, quickly advanced to Foremen, and spent years leading crews in completing complex bridge projects. With over a decade of experience at Backwoods Bridges, they provide critical field knowledge, leadership and support to ensure crews have the resources, expertise, and coordination during the construction phase.

Licenses

North Carolina GC #74544 (copy attached)

Also licensed in: SC, GA, LA, FL

Federal I.D.

26-1586774



Similar Completed Projects & References

River Landing Zephyrhills, FL

Scope: Design and install one 8'-wide by 70' boardwalk and one 8' -wide by 554' boardwalk with (3) viewing platforms.

Contact: Rob Lee w/ Taylor Morrison Phone: 813-786-7130

Robinson Preserve Bradenton, FL

Scope: Design and install multiple 8'-wide and 14'-wide boardwalks and a 50'-tall observation tower over wetlands and waterways for a land conservation project in Manatee County, Florida.

Contact: Charlie Hunsicker w/ Manatee County, FL Phone: 941-748-4501

Avenir Palm Beach Gardens, FL

Scope: Design and install an 8' wide x 460' boardwalk with railing over wetlands for a residential development in Palm Beach Gardens, FL.

Contact: Tyler Gaffney w/ Kolter Homes Phone: 954-614-7707

Grande Cote National Wildlife Refuge Avoyelles Parrish, LA

Scope: Design and install an 8'-wide x 900' boardwalk, a 14'x14' observation platform, curb and handrail through wetlands and forest at a National Wildlife Refuge.

Contact: Matt Sivy w/ Eclipse Phone: 330-417-8774

Scope of Work Summary

The scope of work for this project is to construct a 10'-wide by 180 LF Timber Boardwalk adjacent to Cartoogechaye Creek through a wetland area. The boardwalk will be constructed of heavy timber that will allow us to utilize the top-down construction method. This method will keep any matting and equipment out of the sensitive wetland area. The timber pile foundations will be installed with a mini-excavator. A Dynamic Pile Test (PDA) will be performed to confirm pile capacity and develop driving criteria. All final pile-driving will be performed with a drop hammer. Our foreman may use the vibratory hammer for initial driving.

Personnel Summary

Project Manager:

Jamey Halyburton
Email: jamey@bridgebuilders.com
Phone: (828) 369-5735

Field Managers:

Erik Burnham	Cody Binder
Email: erik@backwoodsbridges.com	Email: cody@backwoodsbridges.com
Phone: (850) 373-7477	Phone: (850) 499-2757

Crew: To be assigned based on project timeline.

Similar Projects & References

Please see attached "References"

Subcontractors/Consultants

1. Mountain Movers Dirt Works LLC, Franklin, NC: Silt Fencing, Seeding
2. Aaron Garrett Land Surveying, Franklin, NC: Surveying, Staking
3. Infrastructure, Consulting, and Engineering, Raleigh, NC: PDA testing

Project Schedule

Upon Notice to Proceed from the Town of Franklin

<u>Item</u>	<u>Duration</u>
Shop Drawings & Submittals	±2 weeks
Shop Drawings & Submittal approvals	per client/engineer (assume 2 weeks)
Material Procurement	±4-6 weeks
Boardwalk & 50' Buffer staking	±1 week
Silt Fence & Utility Locates	±1 week
Boardwalk Installation	±4 weeks

Wage Rate Schedule

Project Manager: \$65.48/man hour
Field Manager: \$67.68/man hour
Bridge Crew: \$86.88/man hour

Please note: wage rates shown above do not include profit. If additional work scope is desired to be added to the contract, a formal "Request for Change Order" (RCO) document will be submitted to the Engineer of Record and Town of Franklin for review and acceptance. The RCO will show the anticipated labor, equipment, and materials costs required for the additional work scope along with an agreed-upon percentage markup for profit. No additional work will be performed without written authorization.



Top-Down Construction

Top-Down construction is the primary method Bridge Builders utilizes to construct bridges & boardwalks whenever working in a highly environmentally sensitive area. The priority is to keep the impact to a minimum, while also maintaining efficiency. Unlike other construction methods, our bridges are built without having to bring heavy equipment into a designated wetland.

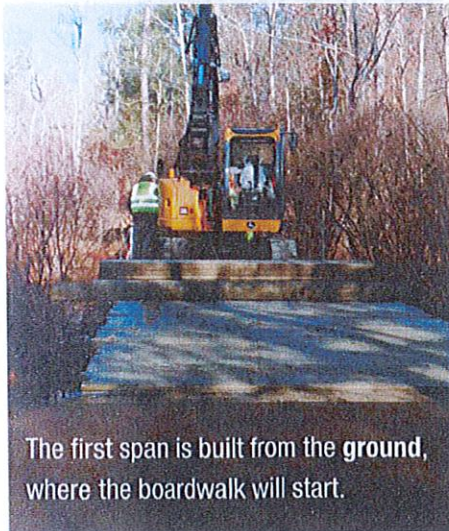
Once the boardwalk layout is complete, the first (4) piles are installed for the first boardwalk span. The boardwalk framing and decking is installed. An abutment is built on the first pile bent that acts as transition from the trail to the boardwalk structure. Backfill is then placed against the abutment on the trail side. This fill acts as a ramp that allows our construction equipment to drive onto the first completed boardwalk span. From this position we can reach out and set the next two piles and build the next boardwalk span. This process continues until the entire structure is built. After the final section is built completing the wetland crossing, the last pile set will be used to build the abutment on the other end of the boardwalk. Attached is a flyer with a visual step-by-step explanation.

Pile Driving Process

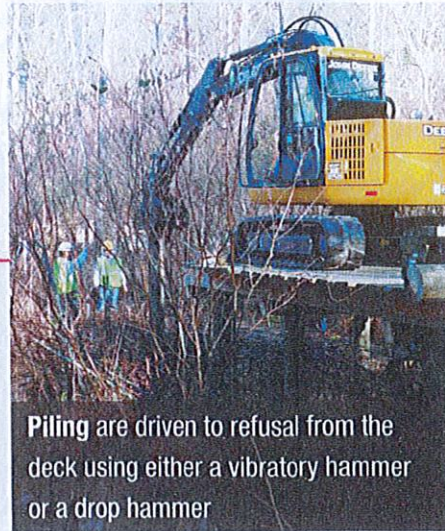
Our specialized equipment allows us to drive timber piling to the required design capacity. Piles are driven with a mini-excavator. The excavator can equip both a vibratory hammer and our custom-built drop hammer. We are the only boardwalk company that has the capability to use a drop hammer in conjunction with the top-down construction method.

Over the past 9 years we have developed a pile-driving process with our consultant, Infrastructure Consulting and Engineering (ICE). A Dynamic Pile Test (also known as a "PDA") will be performed on the first driven pile. The data from the test pile can be analyzed instantly and pile capacity can be verified. By analyzing the number of blows it took to drive the pile to the required capacity, ICE's PDA analyst will give our crew driving criteria so we can continue working without delay. The data from the PDA will then be compiled into a formal report, which is reviewed and signed/sealed by a NC P.E. Our crew will maintain a Pile Log for all piles driven for the boardwalk structure. The Final PDA Report and Pile Log will be submitted to the Town of Franklin in the closeout package.

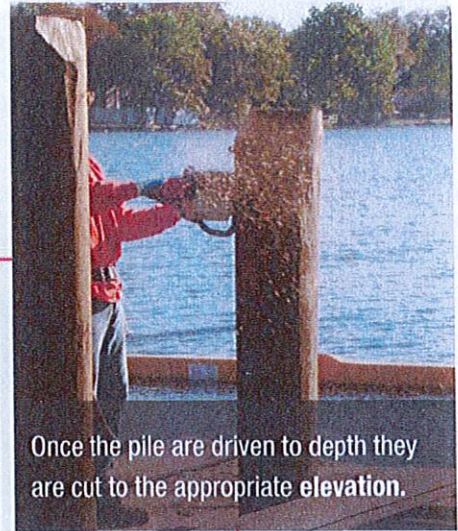
The Process of Top-Down Timber Boardwalk Construction



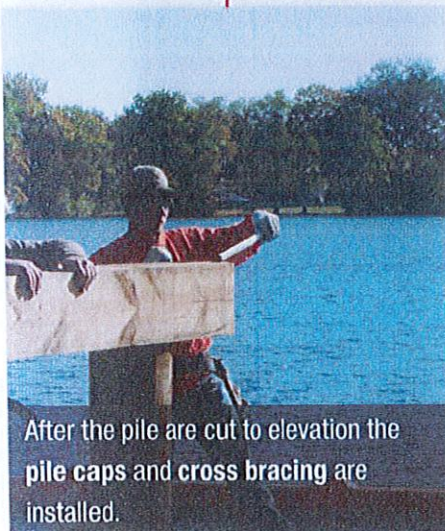
The first span is built from the **ground**, where the boardwalk will start.



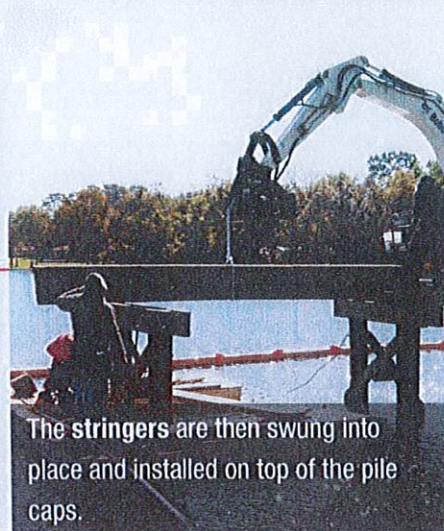
Piling are driven to refusal from the deck using either a vibratory hammer or a drop hammer



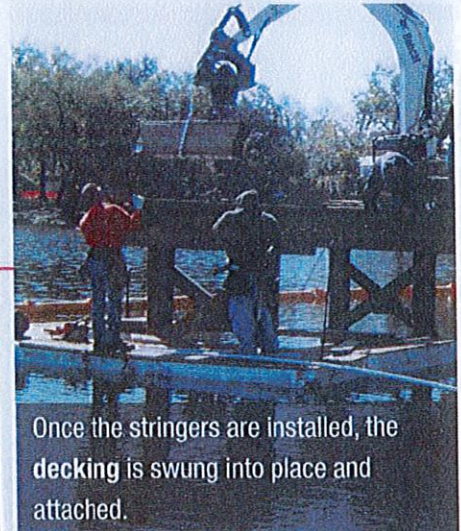
Once the pile are driven to depth they are cut to the appropriate **elevation**.



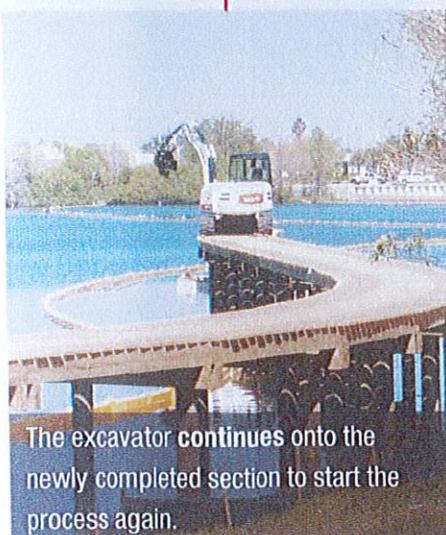
After the pile are cut to elevation the **pile caps** and **cross bracing** are installed.



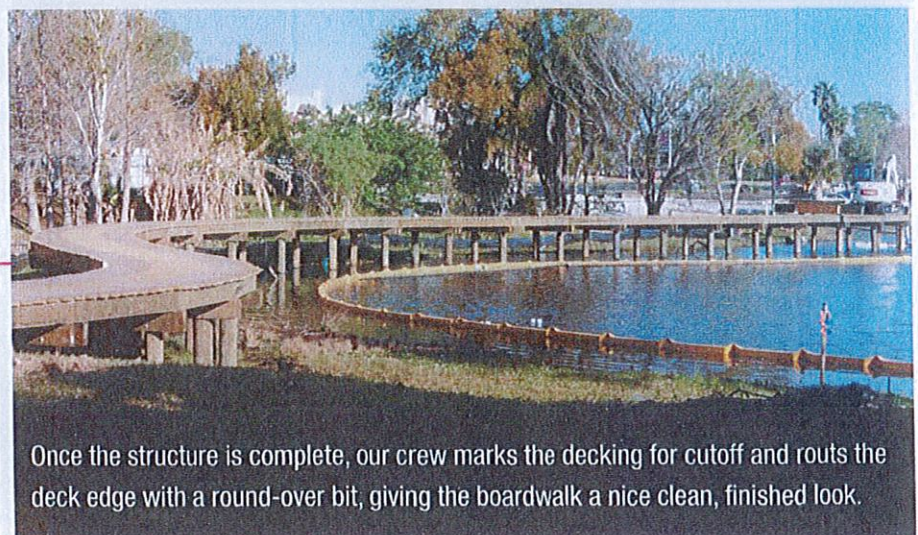
The **stringers** are then swung into place and installed on top of the pile caps.



Once the stringers are installed, the **decking** is swung into place and attached.



The excavator **continues** onto the newly completed section to start the process again.



Once the structure is complete, our crew marks the decking for cutoff and routes the deck edge with a round-over bit, giving the boardwalk a nice clean, finished look.



Avenir Boardwalk - 10,000 GWW
Palm Beach Gardens, FL

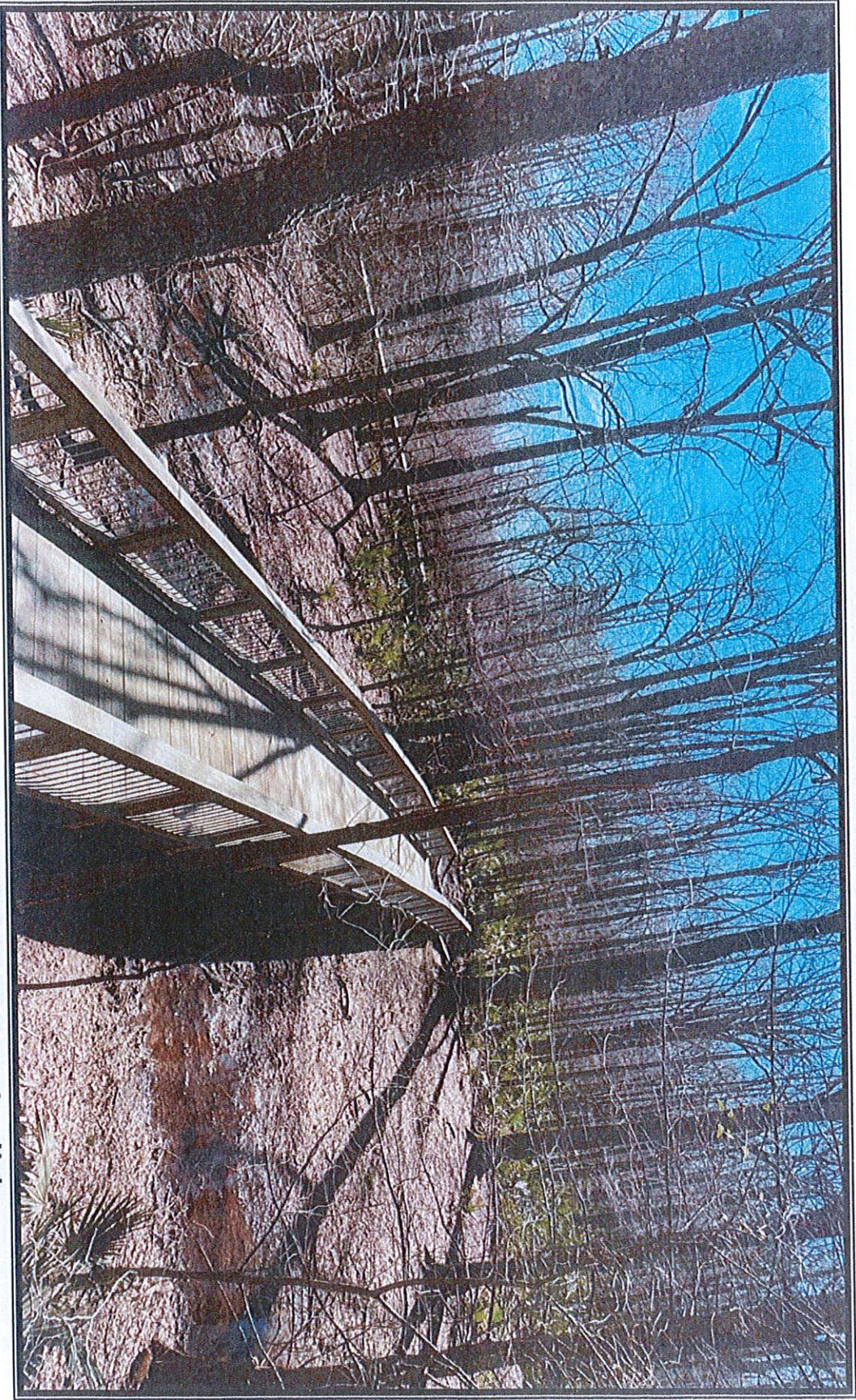


800.874.9403

www.bridgebuilders.com



Hillside NWR Boardwalk
Lexington, MS



800.874.9403

www.bridgebuilders.com



REFERENCES

OWNER/DEVELOPER

- 1. Minto Communities**
Address: 8939 Steel Field Road
Panama City Beach, FL 32413
Contact: Mr. Brian Cale
VP of Land Development
Email: bcale@mintousa.com
Phone: (941) 780-5113
Project: Latitude Margaritaville Watersound
Scope of Work: 800 LF of 10' wide boardwalk
400 LF of timber retaining walls
- 2. Metro Development**
Address: 2502 N Rocky Point Dr., Suite 1050
Tampa, FL 33607
Contact: Mr. Bill Sweetnam
Project Manager
Email: bill@metrodg.com
Phone: (941) 780-5113
Project: Angeline (Multiple Phases)
Scope of Work: Multiple 2-lane Vehicular bridges
- 3. Mustang Royale HOA**
Address: 171 Mustang Royale
Port Aransas, TX 78373
Contact: Mr. Vince Thomae
President
Email: vtst296@gmail.com
Phone: (512) 788-0248
Project: Mustang Royale Dune Crossing
Scope of Work: 830 LF of 10'-wide boardwalk

GENERAL CONTRACTOR

- 1. J.D. Goodrum Company, Inc.**
Address: 18339-F Old Statesville Rd.
Cornelius, NC 28031
Contact: Mr. Rick Eagle
Sr. Project Manager
Email: reagle@jdgoodrum.com
Phone: (828) 244-6296
Project: Walker-Hoover Greenway
Contract Value: \$812,000
Scope of Work: 680 LF of 12' wide boardwalk
- 2. Eagle Wood, Inc**
Address: 7680 Townsend Dr.
Denver, NC 28037
Contact: Mr. Matt Hovis
Vice President
Email: mhovis@eaglewoodinc.com
Phone: (980) 722-2302
Project: McAlpine Creek Greenway
Contract Value: \$2,438,000
Scope of Work: 3,300 LF of 12' wide boardwalk
- 3. Fred Smith Company**
Address: 6105 Chapel Hill Rd.
Raleigh, NC 27607
Contact: Mr. Brian Conrad
Project Manager
Email: bconrad@fredsmithcompany.net
Phone: (919) 795-2698
Project: Beaver Creek Greenway
Contract Value: \$2,413,000
Scope of Work: 2,620 LF of 10' wide boardwalk
- 4. Perception Builders**
Address: 115 West Arch Street, Suite 201
Lancaster, SC 29720
Contact: Mr. Chad Catledge
President
Email: chad@perceptionbuilders.com
Phone: (803) 804-0353
Project: Lindsay Pettus Greenway
Contract Value: \$1,404,000
Scope of Work: 3,400 LF of 10' wide boardwalk



Cartoogechaye Boardwalk

Grading Estimate 2026-81-6

Prepared By

Justin Hicks

Bryson Grading & Paving

(828) 526-9348

justin@brysongrading.com

2939 Cashiers Rd, Highlands, NC 28741, USA

Prepared For

CHRIS WALDROOP

TOWN OF FRANKLIN

(828) 421-3948

cwaldroop@franklinnc.com

261 Totla St, Franklin, NC 28734



DESCRIPTION	QTY	TOTAL
CARTOOGECHAYE BOARDWALK		\$266,108.81
SURVEYING		\$7,500.00
PATH ACCESS FROM ALLMAN DR THIS IS NOT A FINISHED PUBLIC PATH. THIS IS JUST TO ESTABLISH ACCESS FOR EQUIPMENT AND MATERIAL.		\$22,534.25
PILE DRIVING		\$120,748.57
BRIDGE MATERIAL AND LABOR		\$115,325.99
	TOTAL	\$266,108.81

Pricing and Validity

All quoted prices remain valid for thirty (30) days from the date of proposal.

Payment Terms

Contract Execution: A signed contract must be received and processed before scheduling work to commence.

Payment Schedule:

- Ten percent (10%) of the total contract amount is due two (2) weeks prior to project initiation
- Final payment is due upon receipt of invoice
- Invoices not paid within thirty (30) days are subject to a two percent (2%) monthly interest charge

Limitations of Liability

Underground Utilities and Infrastructure: The Company assumes no responsibility for damage to underground utilities, asphalt surfaces, concrete structures, or paver brick installations on roadways or driveways utilized during project execution.

Scope Limitations: Solid rock removal is excluded from standard services unless specifically itemized in the contract scope of work.

Performance Standards: The Company is not liable for work deficiencies resulting from conditions beyond our reasonable control.

Subsurface Conditions: Additional costs may apply for unforeseen subsurface water management requirements.

Warranty Exclusions: Paving installations with grades less than 1.5% are excluded from warranty coverage.

Payment Authorization

Split payment arrangements require written authorization prior to project commencement. Representatives acting on behalf of multiple property owners assume full financial responsibility for all contracted services.

The above specifications, costs, and terms are hereby accepted.

CUSTOMER'S SIGNATURE

DATE

EXHIBIT B

Bid Submission Acknowledgement

In submitting this proposal, it is understood that the unrestricted right is reserved by the Town in making the award to reject any and all proposals or parts thereof, or to waive any informalities or technicalities in said bids. The undersigned hereby certifies that this bid is genuine, and not a sham or collusive, or made in the interest or in behalf of any person, firm or corporation not herein named; that the undersigned has not directly or indirectly induced or solicited any bidder to refrain from bidding, and that the undersigned has it, in any manner, sought by collusion to secure for himself and advantage over any other bidder.

Ryan Bryson
Print Name

[Handwritten Signature]
Signature

President
Title

4/1/26
Date

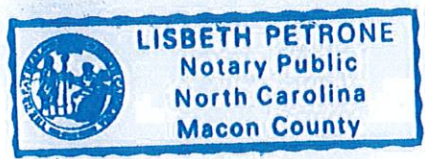
State of North Carolina

County of Macon

I, Lisbeth Petrone, Notary Public, do hereby certify that Ryan Bryson
[Name of Individual(s) Whose Acknowledgment is Being Taken] personally appeared before me
this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 1st day of April, 2026.

(Official Seal)



[Handwritten Signature]
Official Signature of Notary

Lisbeth Petrone
Notary's Printed or Typed Name

My Commission Expires: 2/17/2031

1. Understanding of the Project Scope

Bryson Grading & Paving understands that the intent of this project is to complete the work as defined in the contract documents, including the plans, specifications, and any referenced addenda. The Scope of Work is clearly defined and limited to those items expressly described in the bid documents.

Based on our review, the work generally includes [**briefly restate the core work—e.g., construction of a boardwalk, associated structural components, and related site improvements**], to be completed in accordance with the approved drawings, technical specifications, and applicable codes and standards. Any work not specifically identified in the contract documents is understood to be excluded unless otherwise authorized through a formal change process.

Bryson Grading & Paving acknowledges that adherence to the specified construction methods, materials, sequencing, and tolerances outlined in the plans is a critical requirement of this project.

2. Project Approach and Methodology

Our approach to executing the Scope of Work is centered on **compliance, quality, safety, and efficiency**. We will perform all work in strict accordance with the contract documents while coordinating closely with the Owner and its representatives.

Key elements of our approach include:

- **Pre-Construction Review:** Conducting a thorough review of the plans and specifications prior to mobilization to confirm constructability, identify potential conflicts, and ensure alignment with project requirements.
- **Defined Construction Methods:** Utilizing the construction methods specified in the plans and specifications to ensure consistency with design intent and regulatory approvals.
- **Qualified Personnel:** Assigning experienced supervisory staff and skilled trades with demonstrated experience in similar project scopes.
- **Schedule Management:** Sequencing activities to support timely completion while minimizing disruption to surrounding areas and ongoing operations.
- **Quality Control:** Implementing internal quality control procedures to verify that all materials and workmanship meet or exceed project requirements.

- **Safety Management:** Maintaining a job-specific safety plan that prioritizes worker safety and public protection throughout the duration of the project.
-

3. Coordination and Communication

Bryson Grading & Paving will maintain open and proactive communication with the Owner, Engineer, and other stakeholders. Regular coordination meetings, progress updates, and prompt issue resolution will be integral to our project management approach.

Any unforeseen conditions, scope clarifications, or potential impacts to cost or schedule will be communicated promptly and addressed in accordance with the contract's change management procedures.

4. Assumptions and Clarifications

Our understanding of the Scope of Work is based on the following assumptions:

- All work is limited to what is shown in and required by the contract documents.
 - Construction will be performed using the methods, materials, and details specified in the plans.
 - Access, staging, and working hours will be as defined in the bid documents or as directed by the Owner.
 - Any additional work outside the defined Scope will be addressed through a written and approved change order.
-

5. Commitment to the Project

Bryson Grading & Paving is committed to delivering this project in a professional, timely, and cost-effective manner. Our understanding of the Scope of Work and our disciplined approach to execution position us to successfully meet the project objectives while maintaining the highest standards of quality and safety.



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 9-D

Department/Agency: Town Council

Subject Matter: Quarterly Street Closure Requests

Department Head's Comments/Recommendation: N/A

Town Manager's Comments/Recommendation: Recommend Approval

The Town Council considers street closures quarterly. The requested street closures presented are:

1. Iotla Street – 5 p.m. until 9 p.m. for CPR/My House of Prayer - Prayer and Worship Gathering – Sunday, May 31, 2026
2. Iotla Street – 5 p.m. until 10 p.m. for Taste of Scotland Society Ceilidh and Rolling Closure from Town Hall to Iotla Street 5 p.m. to 6 p.m. for Parade – Friday, June 19, 2026
3. Main Street – 6 a.m. until 10 a.m. for Braveheart 5K and Rob Roy Fun Run; other streets as rolling closures to be coordinated with Police and Sheriff's departments – Saturday, June 20, 2026
4. Iotla Street, Phillips Street and Main Street – Varying times – 80's Flashback Weekend – Friday, July 31 and Saturday, August 1, 2026
5. Iotla Street – 9 a.m. to 4 p.m. for Macon County Art Association Art Festival – Saturday, August 8, 2026
6. Iotla Street – 2 p.m. until 8:30 p.m. for the Come Together Festival – Friday, September 25, 2026

Suggested Motion: If favorable – approve the requested street closures as presented.

Attachments: Yes X No

Action Taken: _____



Town of Franklin

Post Office Box 1479
Franklin, North Carolina 28744
(828) 524-2516

Check List for Street Closing Requests

Please check all Street(s) that you are requesting to be closed:

- Iotla Street
 Phillips Street
 Main Street
 Other: _____

Name of organization or individual requesting closure: CPR/My House of Prayer

Phone Number for organization or individual requesting closure: 828-736-5883

Purpose of Street Closure Request: PRAYER & Worship

Date of Requested Street Closure: 5/31/26

Time Street needs to be closed: 5pm to 9pm

Time Street needs to be re-opened: _____

Do you wish to suspend the Social District as part of your street closure for your event? (please circle)

YES

NO

Additional notes regarding street closure request:

Jerome Bradford
Signature of individual requesting street closure

4/30/26
Date

All street closures must be presented to the Town Council for approval. All requests must be submitted to the Town Manager one week prior to the scheduled Town Council meeting. The Town Council meets the first Monday of each month at 6:00 p.m. in the Town Hall Board Room located at 95 East Main Street, Franklin, NC 28734.



Town of Franklin

Post Office Box 1479
Franklin, North Carolina 28744
(828) 524-2516

Check List for Street Closing Requests

Please check all Street(s) that you are requesting to be closed:

Iotla Street

Phillips Street

Main Street

Other: Race Route Rolling Closures – will coordinate with Franklin PD and Macon County Sheriff's Department

Name of organization or individual requesting closure: Benefit for Scottish Tartan Museum

Phone Number for organization or individual requesting closure: 828-421-7637

Purpose of Street Closure Request: Braveheart 5K/Rob Roy Fun Run

Date of Requested Street Closure: 06-20-2026

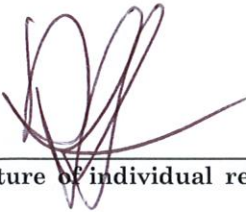
Time Street needs to be closed: 6:00 a.m.

Time Street needs to be re-opened: 10:00 a.m.

Do you wish to suspend the Social District as part of your street closure for your event? (please circle)

YES

NO – hours are before the Social District opens



Signature of individual requesting street closure

3/27/26

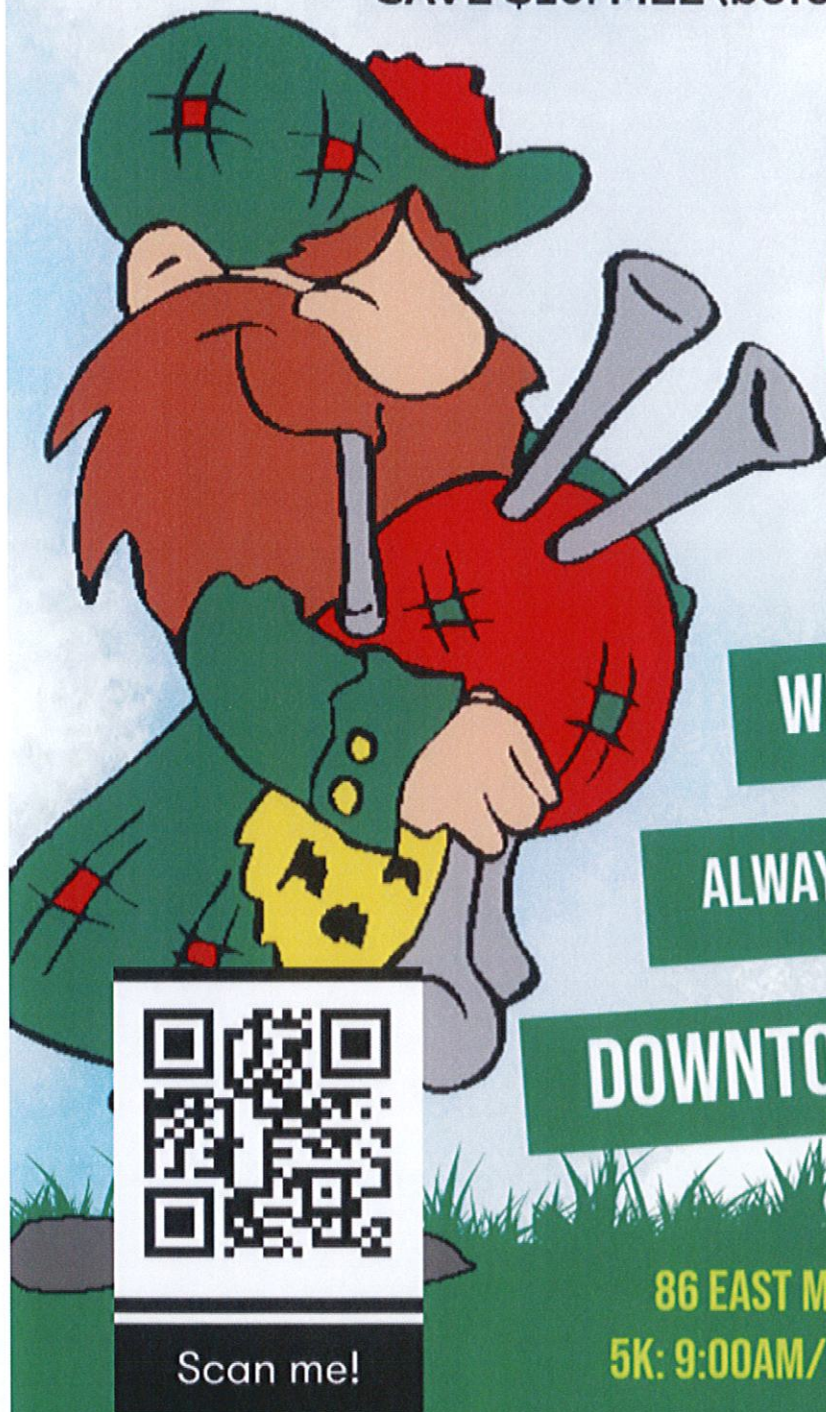
Date

All street closures must be presented to the Town Council for approval. All requests must be submitted to the Town Manager one week prior to the scheduled Town Council meeting. The Town Council meets the first Monday of each month at 6:00 p.m. in the Town Hall Board Room located at 95 East Main Street, Franklin, NC 28734. Street Closure Requests will only be considered at the February, May, August and November meetings.

BRAVEHEART 5K

& ROB ROY "FUN" RUN (All Ages)

Online Registration is open! Use the following code and
SAVE \$10: MEL (before 6/10/26)



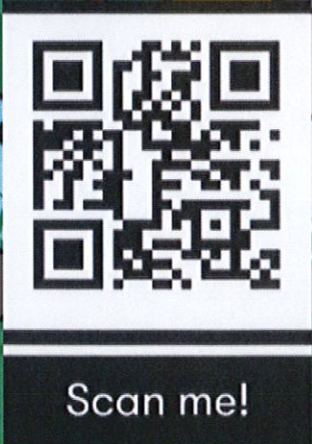
**20TH
JUNE**

WHO WILL BE KNIGHTED?

ALWAYS FATHER'S DAY WEEKEND

DOWNTOWN FRANKLIN, NC

86 EAST MAIN STREET FRANKLIN, NC
5K: 9:00AM/FUN RUN:(ALL AGES) 8:30AM



A BENEFIT FOR SCOTTISH TARTANS MUSEUM
FOR INFO EMAIL: BRINGINGIT2LIFE@GMAIL.COM



Town of Franklin

Post Office Box 1479
Franklin, North Carolina 28744
(828) 524-2516

Check List for Street Closing Requests

Please check all Street(s) that you are requesting to be closed:

- Iotla Street
- Phillips Street
- Main Street

Name of organization or individual requesting closure: 80's Flashback Weekend

Phone Number for organization or individual requesting closure: 828-421-7637

Purpose of Street Closure Request: 80's Flashback Weekend - Annual Fundraiser Concerts & Activities

Date of Requested Street Closure: July 31 and August 1, 2026

Time Street needs to be closed/re-opened:

Friday, July 31 -

Iotla Street - close at 8:00 a.m. for stage set up (will not re-open until Saturday, Aug 2 after the event)

Phillips Street - close at 3:00 p.m.

Main Street - Left Lane Closure beginning at 3:00 p.m. to allow for vendor set up

Full closure of Main Street at 5:00 p.m.

Reopen Street at 10:30 p.m.

Saturday, August 1 -

Iotla Street - closed

Phillips Street - close at 3:00 p.m.

Main Street - Left Lane Closure beginning at 2:00 p.m. to allow for vendor set up

Full Closure of Main Street beginning at 3:00 p.m.

Reopen Street at 1:00 a.m.

Do you wish to suspend the Social District as part of your street closure for your event? (please circle)

YES

NO

Additional notes regarding street closure request: We would like to request to extend the social district hours to coincide with the entertainment which would be until 11:00 p.m. Last call would be at 10:30 p.m. for participating vendors.

Signature of individual requesting street closure

Date

3/27/24

All street closures must be presented to the Town Council for approval. All requests must be submitted to the Town Manager one week prior to the scheduled Town Council meeting. The Town Council meets the first Monday of each month at 6:00 p.m. in the Town Hall Board Room located at 95 East Main Street, Franklin, NC 28734.

MISS 1980 SOMETHING PAGEANT

**ANNUAL
EVENT**

**WHO WILL BE
CROWNED?**

SATURDAY JULY 25, 2026

7:30PM

CURRAHEE BREWING COMPANY

100 LAKESIDE DRIVE, FRANKLIN, NC

MUST BE 18 YEARS OLD OR OLDER & FEMALE

**JULY
25**

TO REQUEST A PAGEANT ENTRY FORM
PLEASE EMAIL: 80sflashbacknc@gmail.com

There's **NO ENTRY FEE** to compete!

**FUN!
PRIZES!
NO ENTRY FEE!**

VISIT US AT:

WWW.80SFLASHBACK.ORG

80'S FLASHBACK WEEKEND PARADE

SATURDAY, AUGUST 1, 2026

DOWNTOWN FRANKLIN, NC | 5:30PM



**NO ENTRY FEE!
JOIN THE FUN!**

FOR ENTRY FORM & INFO:

EMAIL: 80SFLASHBACKNC@GMAIL.COM | CALL: 828.421.7637 | WWW.80SFLASHBACK.ORG



TOWN OF FRANKLIN

1000 W. MAIN STREET
FRANKLIN, NORTH CAROLINA 28734
(704) 791-1111

Check List for Street Closing Requests

Please check all Street(s) that you are requesting to be closed:

- Iotla Street Between Courthouse and Gazebo
- Phillips Street
- Main Street
- Other Street _____

Name of organization or individual requesting closure: MACON County Art Association

Phone number for organization or individual requesting closure: 443-684-0467

Purpose of Street closure request: The Uptown Gallery AND DOWNTOWN MERCHANTS will BE HOSTING A FAMILY ART FESTIVAL

Date of requested Street closure: August 8, 2026

Time Street needs to be closed: 9:00 AM

Time Street needs to be re-opened: whenever Pickin on the square ends

Additional notes regarding Street closure request:

The Art Festival is designed to occur in conjunction with Farmer's market in the morning AND Pickin on the square in the afternoon. This Request extends the Iotla Road Closure that supports Pickin on the square.

Paul Puringer
Signature of Individual Requesting Street Closure

4/16/26
Date

All Street closings must be presented to the Town Council for approval. All requests must be submitted to the Town Manager one week prior to the scheduled Town Council meeting. The Town Council meets the first Monday of each month at 6:00 p.m. in the Town Hall Boardroom located at 95 East Main Street, Franklin, NC 28734.

Town Council Meeting Date _____ Approved Denied

Town Council Changes to Request _____



Town of Franklin

Post Office Box 1479
Franklin, North Carolina 28744
(828) 524-2516

Check List for Street Closing Requests

Please check all Street(s) that you are requesting to be closed:

- Iotla Street
- Phillips Street
- Main Street
- Other: _____

Name of organization or individual requesting closure: TribalVibe Promotions / All Saints Episcopal

Phone Number for organization or individual requesting closure: 828 371-4933

Purpose of Street Closure Request: Come Together Festival

Date of Requested Street Closure: 9-25-26

Time Street needs to be closed: 2pm

Time Street needs to be re-opened: 8:30 pm

Do you wish to suspend the Social District as part of your street closure for your event? (please circle)

YES

NO

Additional notes regarding street closure request:

[Signature]
Signature of individual requesting street closure

4-8-26
Date

All street closures must be presented to the Town Council for approval. All requests must be submitted to the Town Manager one week prior to the scheduled Town Council meeting. The Town Council meets the first Monday of each month at 6:00 p.m. in the Town Hall Board Room located at 95 East Main Street, Franklin, NC 28734.



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 9-E

Department/Agency: Administration/Finance/Human Resources

Subject Matter: Request approval of Resolution to Participate in NC Health Insurance Pool (NCHIP) for medical insurance

Department Head's Comments/Recommendation: Recommend Approval.

Town Manager's Comments/Recommendation: Recommend Approval.

Health insurance costs are a major budgetary cost for the Town of Franklin. The initial renewal rate received from BCBS for the group policy for the Town was 46.4%. The town currently has 77 covered members (includes employees and dependents). With this limited size group, there is not much negotiating power. However, by joining the NC Health Insurance Pool, the group size is approximately 17,000 and there is a new economy of scale that allows for increased purchasing power.

The NCHIP program is a pool of municipalities and counties. Currently, Macon, Jackson and Swain Counties are all participants. The renewal rate offered is a 22% increase. The resolution is a requirement for pool participation. This will mean a change in brokers from Wayah Insurance to Gallagher as they are the plan administrator for NCHIP. The plan is still with BCBS so employees will see no change to their network of providers.

Suggested Motion: If favorable – Approve the Resolution to Participate in the NC Health Insurance Pool (NCHIP) beginning July 1, 2026.

Attachments: Yes No

Action Taken: _____



**RESOLUTION AUTHORIZING THE
PARTICIPATION IN THE
NORTH CAROLINA HEALTH INSURANCE POOL**

WHEREAS, North Carolina local governments, including any North Carolina county, city, or housing authority, may enter into contracts or agreements under Article 23 of Chapter 58 of the North Carolina General Statutes (the “Local Government Risk Pool Act”) to establish pools providing for life or accident and health insurance for their employees on a cooperative or contract basis with one another;

WHEREAS, the North Carolina Health Insurance Pool (NCHIP) is a pool providing for accident and health insurance for employees of North Carolina local governments in accordance with the Local Government Risk Pool Act; and

WHEREAS, this local government wishes to become a member of the NCHIP;

NOW, THEREFORE, BE IT RESOLVED BY TOWN COUNCIL OF THE TOWN OF FRANKLIN, as follows:

SECTION 1 As of July 1, 2026, this local government will become a Member of the North Carolina Health Insurance Pool (NCHIP), an intergovernmental cooperative to pool health insurance risks with other North Carolina local governments. The terms and conditions of membership in NCHIP will be such terms and conditions as are imposed by the board of trustees of NCHIP and pursuant the terms of applicable contracts and by-laws of NCHIP, as such may be amended from time to time.

SECTION 2 In accordance with N.C.G.S. § 58-23-5(e), the Town Manager of this local government, or such other officer, as shall be authorized, is directed to give notice (or cause notice to be given) to the North Carolina Commissioner of Insurance no later than June 1, 2026, in a form prescribed by the Commissioner that this local government intends to participate in NCHIP as of July 1, 2026.

SECTION 3 The Town Manager of this local government, or such other officer, as shall be authorized, is directed to execute any documents necessary to complete the membership of the local government in NCHIP.

SECTION 4 This Resolution shall be in full force and effect upon its passage, approval and publication in pamphlet form, if required by law.

PASSED this _____ day of _____, 20____

AYES:

NAYS:

ABSENT:

Michael Lewis, Vice-Mayor

ATTEST:

Nicole Bradley, Town Clerk



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 9-F

Department/Agency: Administration

Subject Matter: Delivery of the FY 2026/2027 Budget and Call for Public Hearing for FY 2026/2027 Budget

Department Head's Comments/Recommendation: Request approval

Town Manager's Comments/Recommendation: Per NCGS §159-11(b) The budget, together with a budget message, shall be submitted to the governing board not later than June 1.

This is to set the public hearing for public input into the FY 2026/2027 Budget as required by North Carolina General Statutes. A copy of the proposed budget will be available on the Town's website and in hard copy for review at Town Hall on May 5, 2026.

Suggested Motion: To set the public hearing for Monday June 1, 2026 at 6:11 p.m. or as closely thereafter as possible to consider public input for the FY 2026/2027 Budget.

Attachments: Yes No

Action Taken: _____



Agenda Item – Town Council

Meeting Date: May 4, 2026

Agenda Item #: 10 A-D

Department/Agency: Public Works – All Divisions

Subject Matter: Quarterly Departmental Reporting

Department Head's Comments/Recommendation: N/A

Town Manager's Comments/Recommendation: N/A

As a suggestion from Town Council, department directors will be providing quarterly updates to the Council. Monthly reports will still be provided as part of the agenda packet, but this will provide the opportunity to address the Council directly and answer any questions that the Town Council Members may have.

Suggested Motion: N/A – received for information only

Attachments: Yes ____ No X ____

Action Taken: _____

Monthly Reports

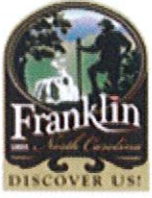
Memo

To: Amie Owens
From: Finance Office
Date: April 29, 2026
Re: Monthly Department Report

Report for April 2026

- ❖ Town Manager and Finance Officer met to discuss revenues for year ending June 30, 2026 and to project revenues for upcoming FY 26-27. Reviewed and analyzed all department budgets and debt service requirements for upcoming budget. Attended scheduled board meeting on April 20th for discussion on upcoming proposed budget with Council. Currently we are completing proposed budget to present at May board meeting. We are scheduled to have another session with Council on May 18th.
- ❖ Working with auditors to prepare for upcoming interim audit which is scheduled for the week of May 4th. Prepared reports and data needed for LEO Separation Allowance Actuarial Study as well as OPEB Actuarial Report for the upcoming audit. Will also be preparing for end of fiscal year procedures as necessary in the next few weeks.
- ❖ ARPA Annual reporting completed per April 30th deadline.
- ❖ **Sales & Use Tax Revenue** received in April 2026 was \$126,761.90 (this is an increase of 4.5% over April 2025). We have currently collected 89.74% of our budgeted collections amount for the current fiscal year with 5 months' worth of revenue left to collect.
- ❖ Attached are Budget Reports for an overall view of Revenues and Expenditures for General, Fire, and Water & Sewer Funds at this time.

Sarah R. Bishop
Town of Franklin
Finance Director



Franklin, NC

Budget Report Group Summary

For Fiscal: 2025-2026 Period Ending: 04/30/2026

Account Type	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 10 - GENERAL FUND						
Revenue	5,603,500.00	7,564,782.91	176,113.03	5,639,254.05	-1,925,528.86	25.45%
Fund: 10 - GENERAL FUND Total:	5,603,500.00	7,564,782.91	176,113.03	5,639,254.05	-1,925,528.86	25.45%
Fund: 28 - FIRE						
Revenue	1,665,257.00	2,395,348.10	36,949.73	1,790,396.80	-604,951.30	25.26%
Fund: 28 - FIRE Total:	1,665,257.00	2,395,348.10	36,949.73	1,790,396.80	-604,951.30	25.26%
Fund: 60 - WATER AND SEWER						
Revenue	5,390,821.79	9,162,645.54	469,400.07	4,618,431.47	-4,544,214.07	49.60%
Fund: 60 - WATER AND SEWER Total:	5,390,821.79	9,162,645.54	469,400.07	4,618,431.47	-4,544,214.07	49.60%
Report Total:	12,659,578.79	19,122,776.55	682,462.83	12,048,082.32	-7,074,694.23	37.00%

Fund Summary

Fund	Original	Current	Period	Fiscal	Variance	Percent
	Total Budget	Total Budget			Activity	
10 - GENERAL FUND	5,603,500.00	7,564,782.91	176,113.03	5,639,254.05	-1,925,528.86	25.45%
28 - FIRE	1,665,257.00	2,395,348.10	36,949.73	1,790,396.80	-604,951.30	25.26%
60 - WATER AND SEWER	5,390,821.79	9,162,645.54	469,400.07	4,618,431.47	-4,544,214.07	49.60%
Report Total:	12,659,578.79	19,122,776.55	682,462.83	12,048,082.32	-7,074,694.23	37.00%



Franklin, NC

Budget Report Group Summary

For Fiscal: 2025-2026 Period Ending: 04/30/2026

Account Type	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Encumbrances	Variance		
						Favorable (Unfavorable)	Percent Remaining	
Fund: 10 - GENERAL FUND								
Expense	5,603,500.00	7,564,782.91	338,105.73	4,667,673.43	58,690.00	2,838,419.48	37.52%	
	5,603,500.00	7,564,782.91	338,105.73	4,667,673.43	58,690.00	2,838,419.48	37.52%	
Fund: 28 - FIRE								
Expense	1,665,257.00	2,395,348.10	112,628.06	1,518,742.71	77,293.57	799,311.82	33.37%	
	1,665,257.00	2,395,348.10	112,628.06	1,518,742.71	77,293.57	799,311.82	33.37%	
Fund: 60 - WATER AND SEWER								
Expense	5,390,821.79	9,162,645.54	1,017,476.91	6,997,343.64	135,067.59	2,030,234.31	22.16%	
	5,390,821.79	9,162,645.54	1,017,476.91	6,997,343.64	135,067.59	2,030,234.31	22.16%	
Report Total:	12,659,578.79	19,122,776.55	1,468,210.70	13,183,759.78	271,051.16	5,667,965.61	29.64%	

Fund Summary

Fund	Original		Current		Period		Fiscal		Variance		
	Total Budget		Total Budget		Activity		Activity		Favorable (Unfavorable)	Percent Remaining	
10 - GENERAL FUND	5,603,500.00		7,564,782.91		338,105.73		4,667,673.43		58,690.00	2,838,419.48	37.52%
28 - FIRE	1,665,257.00		2,395,348.10		112,628.06		1,518,742.71		77,293.57	799,311.82	33.37%
60 - WATER AND SEWER	5,390,821.79		9,162,645.54		1,017,476.91		6,997,343.64		135,067.59	2,030,234.31	22.16%
Report Total:	12,659,578.79		19,122,776.55		1,468,210.70		13,183,759.78		271,051.16	5,667,965.61	29.64%

Memo

To: Amie Owens
From: Main Street Program
Date: April 29, 2026
Re: Monthly Department Report

Report for April 2026

- ❖ Attended the Downtown Strategic Economic Development Planning Kick-Off Meeting on April 28th. This was an organizational meeting of stakeholders to begin sharing information in order to build the Downtown Strategic Economic Development Plan.
- ❖ We currently have 3 businesses gathering information for potential Incentive Grant Applications for your review at future meetings.

*Sarah R. Bishop
Town of Franklin
Finance Officer
828-524-2516 Ext. 304*

To: Town Council
From: Justin Setser, Interim Fire Chief
Date: March 31, 2026 – April 29, 2026
Subject: Fire Monthly Report – April

Calls

Franklin Fire and Rescue responded to 150 calls for service in month.

Structure Fires 6
Vehicle Accidents 14
Medical Alarms 109
Fire Alarms 3
Brush Fires 14
Haz-mat 4

Dept Info

The state has been under a burn ban since March 26th. That has caused an increase in brush fires calls. Most Brush fires were illegal burns because of the burn ban.

The dept started our annual hose testing in April.

The county depts have finished the form for fire reports for the new Image Trend software. They are now going over setup of other modules like training, hydrants, inventory and pre-plans.

Justin Setser
Interim Fire Chief

To: Town Council
From: Justin Setser, Land Use Administrator
Date: March 31, 2026 – April 29, 2026
Subject: Planning Monthly Report – April

Boards:

Town Planning Board/BOA: BOA didn't meet in April. Planning board meet and discussed a rezoning application off of Dowdle Mtn Rd. Planning board voted to recommend the rezoning.

County Planning Board: The county planning board met in April and discuss the Town of Franklin application for variance for water plant impervious surfaces because it is the watershed. They also discussed the election maps for the county at large seats and possible changes.

Code Enforcement:

Land Development Permits: (3) permits were issued.

Sign Ordinance: (4) Sign permits were issued. 18 illegal signs have been removed from ROW.

Sign Violations: 201 Highlands Rd- OmniSolution, 33 Depot Industrial Park- Juggernaut.

Sign Violation Closed: 33 Depot Industrial Park- Smoky Mountain Combat & Fitness
210 Highlands Rd- Wood Fired Grill

Nuisance Ordinance:

Open Cases: 33 Brittany Ln- Animal (Chickens), 55 Ulco Bluff Dr- Debris/Doors/Building material/rubbish, Crisp St- Building rubbish, 61 Clover Ln- Trash/boxes/building material and 61 Clover Ln- Animal (Chickens).

Resolves Cases: 49 Northside Dr- Trash/debris, 15 Brittany Ln- Trash/debris/appliance, 66 Skylark St- Trash, 73 Collins Ln- Building Materials, 51 Collins Ln- Appliance, 92 Summit Hill, Dr Unit #1- Trash/debris, 40 Summit Hill Dr Unit #12- Trash/debris/appliance/building rubbish, 70 Summit Hill Dr Unit #5- Trash/debris, 27 Hillside St- Mattress, 549 I.yle St- Appliance, 35 Collins Ln- Trash/debris, 96 Rolling Hills Dr- Weeds/Grass, 35 Collins Ln- Animal (Chickens) and 32 Third St- Grass.

Junk / Abandoned Vehicles:

Open cases:

Resolved Cases: 62 Spring St (1), 35 Collins Ln (1), 14 Carl Dr (1), 158 Cherry St (1), 601 Wayah St (1) and 273 Forest Ave (1).

Minimum Housing: 574 Womack St and 185 Rogers Rd.

Other Open: 96 Rogers Rd- Building, 1777 Emory Lake Rd- Residential use of camper and 410 Lyle St- Camper.

Other Closed: 152 & 99 Sunset Dr- Camper

Meetings: On April 9, 2026 the first steering committee meeting was held with AECOM at Town Hall to discuss the Bike Walk Franklin Ped plan update. It was well attended by steering committee members.

On April 13, 2026 Town Planner attended the first work session for the Main Street transformation with McAdams and Toole Design at Town Hall. Followed with a walking tour of the Downtown area.

On April 27, 2026 Town Planner attended the second zoom meeting with McAdams and Toole Design on the Main Street transformation of Main St.

Code Enforcement officer started her Certified Zoning Official (CZO) course in March and has completed two week of the course with last week in person in Chapel Hill in May.

Justin Setser, CZO
Town Planner / Land Use Administrator



Devin Holland
Chief of Police

Franklin Police Department

218 W. Palmer St.
Franklin, NC 28734
Phone: 828.524.2864
Fax: 828.524.2495
Established 1855



Amanda Owens
Town Manager

Police Departmental Report

Start Date 3/31/2026

End Date 04/27/2026

Calls for Service – Type Total Report from Dispatch

Calls for service encompasses a wide variety of police functions to include but not limited to responses to crimes in progress, motor vehicle accident investigations, disturbances, security checks, escorts and other officer-initiated activity.

Event	Event Description	April	March	February	2025-2026 Fiscal YTD
100	VANDALISM	3	4	1	25
11	WILDLIFE CALL/VIOLATION	0	0	0	2
14	MESSAGE/INFORMATION	7	9	4	57
15	HARASS/THREATEN/STALKING	0	2	0	6
21	CALL SUBJECT	28	42	30	295
29	WARRANT	12	13	8	128
29D	DOMESTIC VIOLENCE ORDER	0	0	0	2
37	SPECIAL ASSIGNMENT	91	11	7	256
37D	DRONE	2	0	0	3
37I	CODE INSPECTION/ENFORCEMENT	7	0	2	17
38	BUSINESS CHECK	207	175	40	2297
38B/38F	BIKE PATROL/FOOT PATROL	5	1	0	9
39	OPEN DOOR	1	0	0	3
40	FIGHT IN PROGRESS	1	3	0	17
43F	FOOT CHASE	0	0	0	1
43V	VEHICLE CHASE	0	2	1	13
45	BOMB THREAT	0	1	0	1
46	BANK ALARM	0	0	0	1
47	MOTORCYCLE/4wheeler on ROAD	3	1	0	8
48	RECKLESS/EXCESSIVE SPEED	19	14	11	159
49	REPORT OF DRAG RACING	0	0	0	0
5	RELAY OR TRANSPORT	2	4	5	29
50	VEHICLE ACCIDENT	43	48	40	452
53	ROADBLOCK	0	0	1	2
53L	LINES DOWN	0	0	0	2
53T	TREE DOWN IN ROADWAY	0	0	0	3
55	HIT AND RUN	3	9	5	58
56	IMPAIRED DRIVER	5	5	1	38
58	IMPAIRED INDIVIDUAL	2	1	2	21
59	DIRECT TRAFFIC/ESCORT	1	4	5	21
60	SUSPICIOUS PERSON OR VEHICLE	97	106	62	805

	Event Description	April	March	February	2025-2026 Fiscal YTD
61	TRAFFIC STOP	208	335	151	1707
62	BREAKING AND ENTERING	5	0	1	29
62IP	B & E IN PROGRESS	1	0	0	15
63	INVESTIGATE	69	44	65	617
64	IDENTITY THEFT/FRAUD	1	2	2	24
66	CLEAR PARKING LOT	0	0	0	1
67	PERSON/BODY FOUND	0	0	0	0
68	LIVESTOCK IN ROADWAY	0	0	0	1
69	TRESPASSING	9	8	5	82
70	IMPROPER PKING/ABANDON.CAR	2	7	3	37
72	SUBJECT IN CUSTODY	0	0	0	3
72T	PRISONER TRANSPORT	0	0	0	1
73	MENTAL SUBJECT	0	1	1	16
73P	PAPERWORK	2	4	2	33
73T	TRANSPORT MENTAL SUBJECT	0	0	1	0
75	STOLEN VEHICLE	1	1	3	32
76	PROWLER	0	0	0	1
77	LARCENY	10	8	10	93
78	SHOPLIFTING	2	2	2	34
79	PUBLIC DISTURBANCE	14	22	14	126
79N	PUBLIC DISTURBANCE NOISE	5	5	0	44
80	DOMESTIC DISTURBANCE	10	12	12	128
82	REPORT OF A WEAPON	1	3	0	22
83	WELFARE CHECK	28	21	13	251
83F	ABANDONED/FOUND PERSON	0	0	0	13
84	REPORTED CHILD ABUSE	1	1	0	2
84P	CHILD EXPLOITATION -PORN	0	0	0	0
85	STRANDED MOTORIST	17	10	12	120
85U	UNLOCK VEHICLE	8	12	6	85
86	MISSING PERSON	1	0	1	10
86K	KIDNAPPING/UNLAWFUL CUSTODY	0	0	0	1
87	MISSING OR RUNAWAY JUVENILE	1	0	1	10
88B	BRUSH FIRE	0	2	0	5
88G	GAS LEAK/HAZARDOUS MATERIALS	0	0	0	1
88H	HAZARDOUS MATERIALS	0	0	0	1
88M	MISCELLANEOUS FIRE/EXPLOSION	0	0	0	2
88P	POWER POLE ON FIRE	0	0	0	0
88S/V	STRUCTURE FIRE/VEHICLE FIRE	2	0	1	7
88SP	SEARCH FOR A MISSING PERSON	0	0	0	0
89	ANIMAL CALL	0	0	0	9
89B	ANIMAL BITE	0	0	0	0
90	ALARM	27	56	38	359
91	KEEPING THE PEACE/EVICTION	3	2	2	14
95	DRUG CHECK	7	4	2	54
96	ASSAULT	2	3	1	20
97	SEXUAL ASSAULT/RAPE	0	1	0	6
99	INVESTIGATE 911 HANGUP	3	7	4	36
C4	CPR IN PROGRESS	0	0	0	2

Event Description		April	March	February	2025-2026 Fiscal YTD
C5	DOA	1	0	1	5
C10	POSS SUICIDE	5	1	2	17
MA	MED ALARM	0	0	0	6
MED	MEDICAL CALL	1	0	1	6
MED-04	BACK PAIN	0	0	0	0
MED-05	BLEEDING-LACERATIONS	0	0	0	0
MED-06	BREATHING PROBLEMS	0	1	1	4
MED-10	CHEST PAIN	0	0	0	3
MED-11	CHILD BIRTH- OBSTETRICS	0	0	1	1
MED-12	CHOKING	0	0	0	1
MED-14	CONVULSIONS-SEIZURES	0	1	0	3
MED-15	DIABETIC PROBLEMS	0	0	0	1
MED-17	ELECTROCUTION	0	0	0	0
MED-19	FALLS-BACK INJURIES	2	2	2	31
MED-21	HEADACHE	0	0	0	0
MED-22	HEART PROBLEMS	0	0	0	0
MED-24	HEAT EXPOSURE	0	0	0	0
MED-25	POISON-INGESTION/OVERDOSE	0	0	2	8
MED-26	MENTAL HEALTH	0	0	0	0
MED-27	SICK PERSON	0	1	0	8
MED-28	STAB-GUNSHOT INJURY	0	0	0	1
MED-29	STROKE - CVA	0	0	0	0
MED-30	TRAUMATIC INJURY	0	0	0	2
MED-31	UNCONSCIOUS/FAINTING	2	1	1	20
MED-32	UNKNOWN MEDICAL PROBLEM	0	0	0	10
MED-33	PUBLIC ASSIST	0	0	0	4
WALK-IN	LOBBY WALK-IN	14	14	20	136
Totals updated		1004	1159	610	9598

Activity Summary By Detail – Franklin Police Department

Incident/Investigation	April	March	February	2025-2026 Fiscal YTD
11A – Rape	0	0	0	0
11C – Sexual Assault with an Object	0	0	0	0
11D – Fondling	0	1	0	1
13A – Aggravated Assault	0	1	0	4
13B – Simple Assault	2	4	4	28
13C - Intimidation	0	0	0	0
200 – Arson	0	1	0	2
220 – Burglary/Breaking and Entering	3	0	0	14
23C – Shoplifting	0	0	2	7
23D – Theft from a Building	1	0	0	1
23F – Theft from a Motor Vehicle	0	0	0	1
23G -Theft of Motor Vehicle Parts or Accessories	0	0	0	1
23H – All Other Larceny	9	1	3	51
240 – Motor Vehicle Theft	0	0	2	45
250 – Counterfeiting/Forgery	0	0	0	0
26A – False Pretenses/Swindle/Confidence Games	1	0	0	2
26B – Credit Card/ATM Fraud	0	0	0	3

26E – Wire Fraud	0	2	0	2
26F – Identity Theft	0	0	1	3
280 – Stolen Property Offenses	0	0	0	2
290 – Destruction/Damage/Vandalism of Property	2	1	3	17
35A – Drug/Narcotics Violations	3	10	3	36
35B – Drug Equipment Violations	1	5	2	20
36B – Statutory Rape	0	0	0	1
520 – Weapon Law Violations	0	1	0	2
720 – Animal Cruelty	0	0	0	1
90A - Bad Checks	0	0	0	0
90C – Disorderly Conduct	0	0	1	1
90D – Driving under the Influence	4	6	5	56
90E -- Drunkenness	0	0	1	1
90F – Family Offenses, Nonviolent	0	0	0	0
90G - Liquor Law Violations	0	0	0	1
90J – Trespass of Real Property	0	1	4	19
90Z – All Other Offenses	44	57	49	685
Total Offenses	71	98	49	885
Total Incidents	47	57	44	458

Arrests	April	March	February	2025-2026 Fiscal YTD
11A – Rape	0	0	0	0
13A – Aggravated Assault	0	1	0	0
13B – Simple Assault	1	1	2	8
13C – Intimidation	0	0	0	0
200 – Arson	0	0	0	0
220 – Burglary Breaking and Entering	0	0	0	3
23C – Shoplifting	0	0	0	2
23F – Theft from a Vehicle	0	0	0	0
23H – All Other Larceny	2	2	0	4
240 – Motor Vehicle Theft	0	0	0	0
250 – Counterfeiting/Forgery	0	0	0	0
26A – False Pretenses/Swindle/Confidence Game	1	0	0	1
26F – Identity Theft	0	0	0	0
280 – Stolen Property Offenses	0	0	0	2
290 – Destruction/Vandalism of Property	0	0	0	0
35A – Drug/Narcotic Violations	1	10	3	21
35B -- Drug Equipment Violations	1	5	2	14
520 – Weapon Law Violations	0	1	0	0
90C – Disorderly Conduct	0	0	1	1
90D - Driving Under the Influence	4	6	5	35
90E – Drunkenness	0	0	0	1
90F – Family Offenses Nonviolent	0	0	0	0
90H – Peeping Tom	0	0	0	0
90J – Trespass of Real Property	0	1	4	16
90Z – All Other Offenses	27	44	36	283
Total Charges	37	71	54	530
Total Arrests	22	33	23	235

Citation	April	March	February	2025-2026 Fiscal YTD
Driving While License Revoked	7	17	10	85
Expired Registration	1	3	2	12
Failure to Reduce Speed	1	1	0	5
DWI	0	0	0	0
Failure to Stop (Stop Sign/Flashing Red Light)	0	3	0	6
Improper Transport of Children	0	0	0	1
Inspection	0	1	0	1
No Insurance	1	3	1	18
Other (Infraction)	1	9	7	45
Other (Misdemeanor)	1	1	3	16
Possess/Consume Alcohol – Passenger	0	0	0	4
Running Red Light	0	0	1	3
Seat Belt	0	1	0	2
Speeding (Infraction)	1	25	4	68
Speeding (Misdemeanor)	0	1	2	11
Unsafe Movement	1	0	0	4
Secondary Charge	5	20	9	94
No Operator License	10	20	11	99
Total Charges	29	105	51	472
Total Citations	24	86	42	428

Warning Tickets	April	March	February	2025-2026 Fiscal YTD
Driver's License	14	18	6	154
Failure to Yield	2	1	1	6
Following Too Closely	0	0	0	0
Improper/No Signal	0	2	0	2
Improper Equipment	10	26	14	77
Improper Parking	1	1	1	4
Improper Turn on Red	0	0	0	0
Left of Center	3	2	2	8
Lights	17	23	8	112
Obstructed Windows	1	0	0	2
Other	3	14	0	29
Seatbelt / Child Restraint	0	0	0	0
Speeding	32	54	7	177
Stop Sign or Signal	12	5	7	44
Unsafe Movement	6	4	8	45
Vehicle Insurance	1	2	0	20
Vehicle Registration	31	43	20	217
Total Charges	131	195	74	400
Total Warnings	118	167	71	356



TOWN OF FRANKLIN

Post Office Box 1479
Franklin, North Carolina 28744
(828) 524-2516

Public Works April 2026 Monthly Report

March 30, 2026 - April 26, 2026

<u>Issued Service Calls</u>	<u>April</u>	<u>March</u>	<u>2026 YTD</u>
Begin Suspend	0	0	1
Billing Re-Read	59	67	210
Brush Pick Up	2	2	4
Connect	6	9	27
CR Re-read	0	1	1
CR Water Shutoff	1	2	3
Culvert Maintenance	0	0	0
Cutoff/Delinquent Accounts	26	43	103
Data Profile	2	8	16
Deceased Animal Removal	0	0	0
Disconnect	5	4	17
End Suspend	3	3	6
Inactivate	2	8	13
Leaf Pick Up	0	0	0
Leak Check	4	13	30
Mailing Address Change	3	6	16
Meter Box/Lid Repair	0	0	0
Meter Swap	73	189	269
Miscellaneous	17	10	58
Occupant Change	29	35	113
Pull Meter	0	9	9
Reinstate	0	0	0
Service Action	0	2	5
Sidewalk Repair	0	0	0
Street Repair	0	0	0
Variance Report	21	11	92
Total	253	422	993
NC 811 Locates	136	184	422
Total	389	606	1415



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Water

- Installed new 3/4" taps on Burnette Road.
- Installed new 3/4" tap on Cunningham Road.
- Installed new 3/4" tap on Childers Road.
- Repaired 3/4" water leak on Lakeview Drive.
- Replaced 2 meter boxes.
- Public works department assisted meter reader with manual meter reads.
- Started mowing around fire hydrants.
- Flow hydrants on Edgewood Avenue.
- Assisted the Streets Department with planting flowers in the roundabouts.
- Replaced hydrant valve lids to new ones.
- Completed 3 after hours calls.

Water Treatment Plant

- Removed one day tank catwalk.
- Relocated one day tank transfer pump controller.
- Replaced post PAC chemical line.
- Completed 2025 Annual CCR.
- Repaired generator injector pump.
- Cleaned Pre PAC chemical injector.
- Replaced finished sample pump line.
- Pump cans for new high service pump building installed and pressure tested.
- Old backwash building demolished.
- Met all sampling permit requirements.

Cross Connection

- 0 new installed backflow preventors for the cross connection backflow program.
- 4 tested compliant for the cross connection backflow program.



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Sewer

Cleaned 6,968 ft. of sewer lines.
Raised 2 manholes on Dairy Barn Loop.
Pulled pump at Pressley Road pump station.
Installed new 4" sewer tap on Grandview Drive.
Sewer backup on Town Mountain Drive.
Sewer backup on Mimosa Drive.
Sewer backup on Collins Lane.
Jetting and root removal on 5 manholes on Town Mountain Drive.
Completed 1 after hours call.

Wastewater Treatment Plant

Hauled 98 tons of sludge to the landfill.
41 loads of septic discharged at the headworks of the plant.
We treated 21.1 million gallons of water back to the river.
We treated 38,877 gallons of leachate for the landfill.
Met all permit requirements.

Streets

Swept 122 miles of streets.
Roundabout planting complete.
Bathroom project at Sunnyside Park continues.
Wall for West Main Street drainage project behind Ace Hardware continues.
More secure fence is in place at playground, playground surfacing is complete.

Respectfully submitted,

Bill Deal
Public Works Director



TOWN OF FRANKLIN

Post Office Box 1479
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(828) 524-2516

To: Amanda Owens and Town Council
From: Nina Dykes
Utility Adjustments –April 2026

LEAK ADJUSTMENTS

None

RETURNED CHECKS

4/13/2026 – Adjustment for \$49.02.
4/13/2026 – Adjustment for \$51.25.
4/15/2026 – Adjustment for \$127.81.
4/16/2026 – Adjustment for \$53.08.
4/16/2026 – Adjustment for \$48.51.
4/16/2026 – Adjustment for \$78.64.

CONTRACT AGREEMENTS

4/6/2026 – Adjustments for \$129.33.

ADMINISTRATIVE

3/30/2026 – Adjustment for \$50.00.
3/30/2026 – Adjustment for \$250.00.
4/1/2026 – Adjustment for \$60.70.
4/6/2026 – Adjustment for \$2.88.
4/14/2026 – Adjustment for \$33.68.
4/14/2026 – Adjustment for \$482.07.

All adjustments were approved by Public Works Director Bill Deal.
Respectfully submitted,


Nina Dykes

Date: April 28, 2026

To: Amie Owens

From: Sabrina Scruggs

Re: April 2026 Tax Report

For 2025 tax bills \$3,198,112.86 has been collected. The collection rate is 96%.

There are no releases.

Pickin' on the Square food is now planned.

Still working on July 4th and getting Pumpkinfest applications in.

Please let me know if you have any questions.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read 'Sabrina Scruggs', with a stylized, cursive script.

Sabrina Scruggs

Tax Collector