



# MINUTES

## Regular Town Council Meeting

4:00 PM - Tuesday, June 13, 2023  
Council Chambers

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The Regular Town Council of the Town of Beech Mountain was called to order on Tuesday, June 13, 2023, at 4:00 PM, in the Council Chambers, with the following members present:

**COUNCIL PRESENT:** Mayor Barry Kaufman  
Councilmember Weidner Abernethy  
Councilmember Kelly Melang

**COUNCIL EXCUSED:**

**STAFF PRESENT:** Attorney Stacy Eggers, IV  
Town Manager Bob Pudney  
Town Clerk Tamara Mercer

### 1. CALL TO ORDER

### 2. ADOPTION OF AGENDA

2.1. Mayor Kaufman requested a motion to approve the agenda.

#### **Motion**

Weidner Abernethy made a motion to approve the agenda and Kelly Melang seconded the motion. CARRIED. unanimously.

### 3. INVOCATION- DEWEY CYCLONE BRETT

### 4. PLEDGE OF ALLEGIANCE

### 5. FISCAL YEAR 2023-24 ANNUAL BUDGET PUBLIC HEARING 2ND READING

5.1. Public Hearing Annual Budget FY: 2023-24

Mayor Kaufman requested a motion to open the Public Hearing and Councilmember Melang motioned to open the hearing on the Annual Budget for fiscal year 2023-2024 and Councilmember Abernethy seconded the motion. Motion carried unanimously.

Mr. Robert McMichael of 710 Pine Ridge Road said overall this is a good compromise. He suggested that for next year, questions and answers, and budget information be condensed into bullet points for the taxpayer.

No one else elected to speak and Mayor Kaufman requested a motion to close the Public Hearing.

### **Motion**

Kelly Melang made a motion to close the Public Hearing and Weidner Abernethy seconded the motion. CARRIED. unanimously.

## **6. PUBLIC COMMENT**

- 6.1. Ms. Terese Barry of 100 Squirrel Lane was a volunteer kitchen worker for the employees' luncheon, and she thanked the employees for sending a 'thank-you' note to the volunteers. Ms. Barry suggested the town allow the usage of the residential Convenience Center tags to park in the Town's parking lot.

## **7. CONSENT AGENDA**

- 7.1. Adoption of Minutes  
7.2. Board meeting calendar schedule TDA change request  
7.3. Resolution of Acceptance of Grant Funding  
7.4. Approve creation of Capital Grant Project Budget Ordinance  
7.5. Budget Amendment #2023-05  
7.6. Wynn Park Addition

### **Motion**

Weidner Abernethy made a motion to accept the consent agenda as presented Kelly Melang seconded the motion. CARRIED. unanimously unanimously.

## **8. OLD BUSINESS**

- 8.1. Introduction of the Bond Order

Mayor Kaufman Bond Order entitled bond order authorizing the issuance of \$15,000,000 general obligation water system bonds of the Town of Beech Mountain, North Carolina

read title

Council Member Melang requested Town Manager to review the bond process which he did to her satisfaction.

### **Motion**

Weidner Abernethy made a motion to approve the Bond Order entitled BOND ORDER AUTHORIZING THE ISSUANCE OF \$15,000,000 GENERAL

OBLIGATION WATER SYSTEM BONDS OF THE TOWN OF BEECH MOUNTAIN, NORTH CAROLINA

and Kelly Melang seconded the motion. CARRIED. unanimously.

- 8.2. Resolution setting out date for Public Hearing on a General Obligation Bond Order and Related Matters

**Motion**

Kelly Melang made a motion Approve July 11th Weidner Abernethy seconded the motion. CARRIED. unanimously.

**9. NEW BUSINESS**

- 9.1. 2024 Annual Budget Ordinance

**Motion**

Weidner Abernethy made a motion Approve Kelly Melang seconded the motion. CARRIED. unanimously.

- 9.2. Land Lease Agreement with Beech Mountain Resort

Mayor Kaufman requested discussion, 99 year agreement with Beech Mountain Resort.

Town Manager Pudney stated that he requested Ryan Costin to attend meeting Ryan asked to not present to council being it was his birthday. Councilmember Melang asked Bob to explain the difference in the Lake Coffey Scenario versus the Watauga River intake. Bob explained the town still has leased land on the Watauga River, it is an uphill political battle but not cost effective as reservoir energy costs to pump water up mountain at over 1million per year, sustainability and affordability.

Partnership with resort is less operational costs over time and utility bills don't triple.

**Motion**

Weidner Abernethy made a motion Staff recommends approval and execution of the agreement. Kelly Melang seconded the motion. CARRIED. unanimously.

**10. TOWN MANAGER AND STAFF REPORTS**

- 10.1. Managers report and note updates

Ski loft project – 24 agreements and payments have been sent. Working on 8 additional signature pages that were not accepted by Avery County Register Deeds office.

Town hall / visitor center project – underway, visitor center moved to the bark park, signage has been added. Good exposure.

Lake Coffey – agreement approved with the Beech Mountain Resort, geotechnical work to begin in July. Funding source options (3) are progressing.

Sewer shed grant for \$400,000 approved today. Expect to go to bid in July.

HB 247 was passed requiring the counties to check with the town for unpaid taxes prior to accepting a deed for recording. Thanks to representative Dudley Greene for getting this passed.

Way finding signs, funded by the TDA have been installed.

**10.2.** Monthly Finance Officer's Report

**10.3.** TDA Report June 2023

**10.4.** Police Department Monthly Report

**10.5.** May 2023 Recreation Report

**10.6.** DOI Report May

**10.7.** Planning and Inspection Monthly Report 2023-05

**10.8.** Fire Department Monthly Report

## **11. TOWN COUNCIL COMMENTS**

**11.1.** Councilmember Melang mentioned that the Historic society open house June 21st at 5:00 ask all interested to come out.

Councilmember Abernethy expressed his concerns regarding roadways and paving issues. He stated he likes the additions of flower baskets on poles and landscaping looks good. He thanked Ryan Costin of the Beech Mountain Resort for signing the Land Lease Agreement.

Mayor Kaufman suggested the addition of more flower pots on parkway.

Mayor Kaufman recognized Mr. Leonard Hayet of 498 St Andrews Road thanked the Town for the parkway paving. Mr. Hayet said we are losing restaurants on Beech Mountain, and he encouraged marketing to more choices.

Mayor requested a motion to enter closed session. Councilmember Abernethy made the motion to go into closed session and Councilmember Melang seconded the motion.

**12. CLOSED SESSION - PURSUANT TO NC GS 143-318.11 (A)(6)  
PERSONNEL MATTERS**

- 12.1. Upon request by Mayor Kaufman, Council member Abernethy motioned to reconvene the regular meeting.

Mayor Kaufman requested a motion to increase the Town Manager's salary to \$125,000 annually.

**Motion**

Weidner Abernethy made a motion to increase the Town Manager's salary to \$125,000 annually and Kelly Melang seconded the motion. CARRIED. unanimously.

**13. ADJOURNMENT**

- 13.1. no further motion to adjournment 5:10 pm.

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Town Clerk

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Mayor, Town of Beech Mountain