



# MAY TOWN COUNCIL REGULAR MEETING

Tuesday, May 19, 2026 at 6:00 PM  
RUTH TOWN HALL

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## MINUTES

### CALL TO ORDER

David called meeting to order.

### INVOCATION

David offered an Invocation.

### ROLL CALL

Present are Mayor Guy, Commissioners Goode and Piper, Manager Hanaway.

### AGENDA ADOPTION

Goode made a motion to adopt agenda as presented. Piper seconded.

### GUEST SPEAKERS

Guest speakers are present.

1. Phillip Sheehan owns the property next to the Town Hall. Jim King is his surveyor. They would like for the Town to consider bypassing the County's health requirements of square footage for sewer and water so the property may be split and sold separately. Documentation attached for board review.

Phillip Sheehan would like for the Board to consider a variance on County requirements requiring properties to have a specified amount of acreage(15,000 to safely maintain water and sewage) so he might divide his property and sell as two parcels. This would require the board to allow a 5,000 sq ft variance for each parcel. There was much discussion regarding the health codes driving this requirement. David asked for board comments. Goode communicates he feels it's best to continue to align with the County's requirements; he continues if you do it for one, you would open yourselves up to others. Piper stated she would love to help Phillip, doesn't feel it would be wise to deviate from the County's regulation. David said the board has the option to, but to Goode's point it would open the field to others. Amy added, the reason we adhere so closely to the County's regulations is for enforcement purposes. We don't have the funding or expertise to enforce different variances/regulations. The board must consider this when thinking about variances. Amy and David feel we should pursue the drivers to the health regulation for this sq ft footage parameters. Phillip feels the repair area is the reason for the parameters. Amy volunteered to do some research to isolate the reasoning for the parameters. Amy mentioned she can't expend energy on it until budgeting is complete, at the latest middle of June. She will communicate her findings to the board and the interested parties. Goode shared the board is all for your property is yours, this board doesn't overregulate. David agreed our board believes in limited government. Both feel this situation is slightly different as it concerns public health and safety. David shared this isn't a denial, it is a we will do more research and make a decision after collecting the data.

### COMMUNITY FORUM

William Steppe shared comments during community forum. He shared, as a tax paying citizen of Ruth, he is proud of the board and it's fiscal responsibility to its citizens. Specifically he is proud the board did not expend taxpayer dollars on the fireworks/countywide 250 celebration event. He pointed out the per citizen amount for our small Town would have not been equitable. David communicated there was such private business and citizen donations they had more than enough and would probably be returning some monies to the Towns that did participate. Amy pointed out the considerations the board had in their mind with the increase in our Fire Tax (increase of over \$16,000.00 to existing contract price), waste CPI increase, etc.

## **APPROVAL OF LAST MEETING'S MINUTES**

Minutes attached

2. See attached

Last meetings minutes approved as written.

## **OLD BUSINESS**

3. Road Signage-

Stop signs, road signs. Last conversation Mayor Guy was going to ride the City limits to assess how many new signs Stop or Street were required so Amie could order.

David will compile a list for Amy and she will get them ordered.

4. Town of Ruth Sign-

David has asked Amie to bring Town Sign discussion back to the forefront. She is working to review/revisit with Shytle, update renderings, and has initiated contact with a couple other sign companies to have them render options for review. This is happening around budgeting, as well as street revitalization based on needs.

Town Sign-David and Jenny are aware of DS Signs and Graphics who are doing a fabulous job on several backlit signs. Amy asked for contact information so I can send renderings and get quote. David will forward information. Jenny said the pricing would be competitive also. Nick shared his thoughts of expending money on roads and right of ways prior to Town signage. Amy shared the road assessment work is beginning and feels it should be a top priority. She understands this is an expensive, overwhelming endeavor, however needs to be addressed.

5. Lighting and Security-

David has noticed vagrancy and littering, feels cameras would help deter both. Amie will pick this project back up again as soon as budget proposal is finished. This is a layered project with many tenacles and open contacts for each.

Amy is picking this back up and it will be started again as soon as budget prep is complete. David wanted to comment there is a section where someone is either sleeping at night or stopping in the morning littering. David feels if they are identified they can be caught. Must have surveillance to have the opportunity to identify. Nick spoke of the litter officer, and the prayer boxes attracting trespassers.

6. Duke Power Pole Leases-

David has asked Amie to follow up on Pole Lease discussions with Duke Power for decorative purposes. Amie has reached out to Duke and will hopefully have feedback by the meeting.

Amy had made contact and was routed to new construction for new contracts. They will reply within three to five business days. Amy will continue to follow up.

7. Street priority assessment-

Amie is working with potential contractors for street resurfacing; needs assessment phase will begin soon.

Amy is working with different contractors to get quotes/bids for assigning degree of need to address resurfacing. She will continue to interact and provide follow up to the board.

## **COMMITTEE REPORTS**

8. Proposed Fire Tax Increase-

Fire tax proposed increase from Rutherfordton Fire Department is from \$0.11 per \$100 valuation to \$0.14 per \$100 valuation. Our recent tax valuation is (\$54,578,038) which computes to \$76,409.25. Previous rate \$60,035.84; difference of \$16,373.41.

Amy reviewed the changes in the upcoming budget for Fire Tax and Waste fees. Amy highlighted waste is increasing 4.7% based on December's CPI. This will add \$1,961.96 for the year. Going from \$22,490.16 to \$24,452.12. This CPI is slightly better than last years which was 5.2%. The other changes and nuances will be highlighted during budget workshop and for public hearing presentation at

the end of June. Amy reminded the board of how diligently they and previous boards have been to keep this number under control. Jenny asked if there's any competition, David and Amy shared horror stories of others who contract that tried to escape them and it has turned out negatively. Also, you cannot go back at the same rate you currently have should you try to revert back to them. Additionally the count of cans in circulation would be dramatically different under reassessment.

9. Annual Municipal Legal Contract-

See attached

David will sign and Amy will forward to Legal.

10. Audit Contract and Engagement letter-

See attached

David will sign and Amy will forward to Auditor.

11. Financial Reports-

See attached

Amy proposed a budget amendment for the board's consideration. Nick made a motion to accept the budget amendment presented, Jenny seconded. Approved unanimously. Amy asked for dates for budget workshop and budget hearing. Shooting for the 30th of June to have regular and public budget hearing.

## **NEW BUSINESS**

12. Rails to Trails ground enhancements-

David has some suggestions of flower options for Rails to Trails embankment.

David would like to plant wildflowers for the TBRT embankment. He would like to do cornflowers and white/red to display a flag. Amy mentioned the wildflowers at the Equestrian Center exit that are gorgeous. William shared the gravel ones he has seen that display the state or town boundaries and require very little upkeep. David did request edge should be treated on a small portion of either side of the trail. Amy will follow up on these issues.

## **ADJOURNMENT**

Nick made a motion to adjourn, Jenny seconded. Meeting adjourned.

*In accordance with the Americans with Disabilities Act, persons who need accommodation to attend or participate in this meeting should contact Town Hall at (828) 287-7943 within 48 hours prior to the meeting to request such assistance.*