

MINUTES
Foxfire Village Council
Regular Business Meeting
February 10, 2026 ~ 5:30 PM
Village Hall Meeting Room

1. Call to Order: Mayor Gregorich called the meeting to order at 5:30 PM. Members present included Mayor Pro Temp Chris Kragel, Councilmembers Mary Gilroy, Stephen Gunn, and Kevin Robbins. Others in attendance were Police Chief Michael Amezcuita, Fire Chief Eric Stromberg, and Several members of the public.

2. Opening Prayer and Pledge of Allegiance

Councilmember Mary Gilroy led the opening prayer followed by the Pledge of Allegiance.

3. Approval of February 10, 2026, Regular Business Meeting Agenda

Councilmember Kragel moved to adopt the agenda as presented, motion seconded by Councilmember Robbins. Motion unanimously carried.

4. Consent Agenda

All items listed below are considered routine and will be enacted by one motion and without discussion.

A. Approval of Minutes

- December 9, 2025 Organizational/Regular Business Meeting
- December 18, 2025 Work Session

B. Board Appointments

- Laura Bunch – Board of Adjustment
- Mark Dutton – Board of Adjustment

Councilmember Gilroy moved to adopt the consent agenda as presented, motion seconded by Councilmember Gunn. Motion unanimously carried.

5. Public Comment Period for Items Not on the Agenda

NONE

6. Zoning Administrator's Report – Lisa Kivett

This report covers zoning activity from January 1st through February 10th

Currently a total of nine (9) homes under construction, two (2) are located in the ETJ

Single-Family Residence Applications received:

NONE

Three (3) Certificate of Zoning Compliance issued:

128 Woodland Circle

34 S. Shamrock

1330 Richmond Rd

Other Permits Issued:

One (1) Accessory Building

Four (4) Fence

One (1) Screened Porch

One (1) Propane Tank

7. Council Member Reports:

A. Finance – Mary Gilroy

- John Frye, North Carolina Capital Management Trust (NCCMT) – Presentation

John Fry presented an overview of the North Carolina Capital Management Trust, an SEC-registered government money market fund used by local governments to invest idle funds safely and earn competitive returns. The trust invests in short-term U.S. government securities, provides same-day access to funds, and currently yields around 3.5%.

More than 800 North Carolina government entities participate, including all entities in Moore

County. Mr. Frye also noted that Foxfire currently has about \$4.4 million invested with the trust and said the program works well for smaller local governments because it provides professional management, easy access to funds, and stable market-based returns.

A copy of Mr. Frye's Powerpoint Presentation is made part of these minutes as Attachment A

- Financial Report

Councilmember Gilroy reported the following cash balance report as of January 31, 2025:

General Fund:

Petty Cash: \$100

First Bank Checking: \$273,609

First Bank Money Market: \$205,808

Total First Bank: \$479,418.08

Capital Trust Accounts:

General Fund: \$1,711,163

Street Reserve: \$1,032,000

Police Vehicle Reserve: \$11,570

Capital Reserve: \$517,068

Separation Allowance Reserve: \$85,000

Pool Maintenance Reserve: \$65,000

Employee Compensation Fund: \$125,000

Total Capital Trust: \$3,546,802

Total General Fund Cash: \$4,026,320

Water Fund:

Petty Cash: \$100

First Bank Checking: \$225,991

Capital Project Well #13 Fund: \$120,669

First Bank Money Market: \$20,071

Total First Bank: \$366,732

Capital Trust Accounts:

Water Fund: \$739,021

Tank Maintenance: \$75,000

Infrastructure: \$100,000

Total Capital Trust: \$914,021

Total Water Fund Cash: \$1,280,854.35

Gilroy added that each department received updated budget vs. actual reports through February 10th. Staff will continue reviewing the numbers and plans to begin monthly budget reviews going forward to quickly address anything out of line.

A list of approved auditors was received from the Local Government Commission, and Requests for Proposals will be sent to several CPA firms for the upcoming audit.

Gilroy reported that property tax collections are currently at approximately 99%, with remaining collections expected to come in slowly as late payments arrive. Sales tax revenue is at about 80% of budget projections due to running two months behind. March collections are typically lower due to post-holiday spending trends.

B. Streets and Park – Kevin Robbins

- Village Pool Update

Councilmember Robbins said ongoing fact-finding has been needed since the last meeting. He has contacted vendors and others with purchase orders or payments in order to understand the project status.

The repair contractor, Danny Jackson, said work is paused until the concrete is finished. The concrete work has been delayed due to inspection problems, schedule changes, and an ice storm. Efforts are still being made to reschedule with the concrete vendor.

Robbins found no active permits, and previous ones are set to expire in March. The person acting as general contractor, Brandon Formyduval (Formyduval Homes) was not formally under contract and was only engaged through a purchase order for permitting work. There is currently no single general contractor with full oversight or responsibility for the project.

Robbins suggested that work be paused temporarily to review permits, contractor and subcontractor roles, and to consult with legal counsel on the contract and compliance issues. He noted that a special meeting may be needed to decide the next steps.

Robbins believes there will be some financial loss from what we've already started, but those losses should be recoverable over time, compared to the greater risk of trying to push forward in the current situation.

C. Public Safety – Stephen Gunn

- Fire Station Flood Update Revised Quote

Councilmember Gunn publicly thanked resident Mark Cunliffe for volunteering several hours at the fire station, helping to identify the water break location. He added that Mark also volunteered time to help address potential water and electrical issues at the Village Park.

Gunn reported it has been nearly two months since the fire station went out of service due to delays including insurance issues and an adjuster change. Reports are now in, but payment is pending formal acceptance of the settlement.

He received multiple cleanup quotes. Two were consistent, while one was significantly higher and set aside. In addition, Bruce McFaden provided a verbal estimate of about \$2,000 lower than the others. A written quote is still pending.

Mayor Gregorich asked about the Sworn Statement Proof of Loss. Gunn replied they are covered as per ServPro's original quote, less tax, and including the repairs.

Councilmember Gunn **moved to approve the Sworn Statement Proof of Loss**, seconded by Councilmember Robbins. The motion carried unanimously.

- Police Department Update

Sergeant Derek Kivett presented the following January report for the police department:

- The police responded to a total of 1,739 events. Calls ranged from patrol, citizen contact, and DWI's.
- Officer Coughenour was recognized for an incident on January 3rd that involved a fleeing Hellcat Charger on Hoffman Road. The pursuit ended in Montgomery County with the suspect arrested and currently in custody, with assistance from other agencies.
- Several staff members attended leadership and critical incident management training to help guide response procedures and communication during serious incidents.
- The department thanked residents for using caution during the recent bad weather. Kivett added that emergency response plans will remain the same if additional weather events occur.
- Tie Road will be closed during icy conditions due to hazardous freezing and visibility concerns. Residents are asked to leave safety cones in place when the road is blocked off.
- There have been some recent phone scams reported involving late payments and possible arrests. Residents are asked to contact the police department directly if they receive calls of this type.
- A blood drive is scheduled for March 21st at the Village Park from 9:00 AM to 1:00 PM. The community is encouraged to come out and participate.
- A damage estimate of \$4,000 was received for the Charger involved in a deer collision. However, they are still waiting on a damage estimate for the truck. No one was injured in either incident.

Councilmember Gunn noted that the officer slid off Foxfire Rd. after hitting ice while driving slowly during the storm. Although the incident did not occur on Tie Road, he emphasized that the area becomes extremely dangerous when it is icy, even when it appears clear. Residents are asked to avoid it whenever possible.

Gunn added he was informed by Don Boito that all roads in the Village with exception of state roads, Hoffman and Richmond, are Foxfire's responsibility to clear of ice/snow. He noted that Councilmember Robbins had someone lined up to clear snow if needed. Discussion followed between council regarding the need for snow removal, prioritizing areas to clear, and costs. Gilroy suggested this be discussed during budget meetings.

- Fire Department Update

Fire Chief Stromberg reported that staffing was increased during recent storms, with additional personnel and four-wheel-drive vehicles deployed to improve emergency response. Roads were monitored and cleared as needed, and Tie Road closures were supported for safety.

The Chief also noted that emergency planning and coordination with police and other agencies took place before and during the storms. One weather-related rollover accident occurred at Woodland and Hoffman, with no major additional issues reported.

WEFD responding to 94 calls in January, slightly fewer than last year, averaging about three calls per day. Ten calls overlapped at the same time, accounting for about 10% of responses. Thursdays and Mondays were the busiest days, with most calls occurring around 10:00 and 11:00 a.m. Station 65 in Foxfire handled 30 calls, including two fire responses, 19 EMS or rescue calls, five service calls, and four "good intent" calls, where a potential emergency turned out not to be a fire. The department also noted that crews and equipment were strategically deployed throughout the district during the storms to improve response times. Stromberg said the station is ready to reopen once repairs are complete, with replacement furniture and equipment already received through insurance.

D. Water Department – Chris Kragel

- New Well #13 Update

Councilmember Kragel reported they are now waiting for final approval from county and state inspectors. Electrical service has been tested and is operational, and the system has been tested with air, with a few minor leaks still needing repair. Some landscaping work also remains. Jesse is currently obtaining pricing for a generator and propane tank. It's getting close, but final timelines depend on county and state review, with the state expected to take longer.

Councilmember Kragel also noted that water usage is expected to rise in March and April, and residents are encouraged to conserve water, as the recent winter was dry and the new well does not eliminate the need for conservation.

E. Mayors Report – Janice Gregorich

- Call Special Closed Session pursuant to: *NCGS §143-318.11 (a)(6) To consider the qualifications, competence, performance, character, fitness, conditions of appointment, or conditions of initial employment of an individual public officer or employee or prospective public officer or employee.*

Mayor Gregorich asked to schedule a special closed session pursuant to North Carolina General Statute 143-318.11 to consider employee performance for two employees. She asked to confirm everyone's availability.

Discussion followed about combining the closed session with a special meeting to discuss the pool issue and award the fire department repair contract. Members agreed Friday morning, February 13th would work, with potential timing around 8:00–9:00 a.m. and allowing several hours to complete agenda items including pool and fire department matters, followed by the closed session.

It was noted that attorney consultation may be needed and that additional meetings could be scheduled if necessary.

Mayor Gregorich **moved to schedule a Special meeting to discuss the pool contract and fire department contract and then move into a Closed Session pursuant to NCGS 143-318.11, on Friday, February 13, 2026, at 8:00 AM in the Village Hall,** seconded by Councilmember Robbins. The motion

8. Unfinished Business and Legislative Actions

- Purchase Order Policy Adoption

Councilmember Gilroy explained the policy needs updating to clarify that before submitting a purchase order, departments must first check their general ledger to ensure funds are available. If funds exist within a department, the finance officer can move money between accounts without a budget amendment. However, if funding is needed outside the department's budget, a budget amendment requiring council approval is necessary.

Mayor Gregorich **moved to approve the amended policy document**, seconded by Councilmember Gilroy. The motion carried unanimously.

- Planning & Zoning Board Recommendations Sec 21-8-4 Landscaping

Board Chair, Tashe Jarusinski presented the P&Z Board's recommended amendments to the landscaping section of the UDO related to drought-tolerant plantings and irrigation standards.

Mayor Gregorich read aloud the consistency statement and asked that a motion be made to move this recommendation to a public hearing.

Councilmember Gunn **moved to approve the Planning & Zoning Board recommendation and to schedule a public hearing**, seconded by Councilmember Kragel. The vote was called and motion carried by majority vote.

Gunn	yes
Kragel	yes
Gilroy	yes
Gregorich	yes
Robbins	no

Councilmember Robbins raised questions and concerns that this document to be added to the UDO is called a recommendation and not an ordinance. Discussion followed.

Mayor Gregorich **moved to rescind the previous motion to accept the recommendations and call a public hearing and return the recommendations to a work session for further review**. Councilmember Gilroy seconded the motion and a vote was called. The motion carried by majority vote.

Gunn	yes
Kragel	no
Gilroy	yes
Gregorich	yes
Robbins	yes

9. Discussion Items

- Foxfire Participation in Proposed "County Commission on Growth"

Mayor Gregorich reported that Pinehurst contacted the county regarding the new county UDO and suggested the creation of an ongoing countywide commission with municipal and county representatives to study growth. The Pinehurst Village Council is strongly encouraging this effort, and support was requested from Foxfire.

The council agreed it is a good idea, noting that stronger coordination between the county and municipalities improves their position on state-level issues. A letter of support will be drafted for review at the work session before sending it to the county commissioners.

- North Carolina Litter Sweep

Mayor Gregorich received a letter regarding a Litter Sweep program scheduled for April 11th through the 25th. The program provides supplies for community roadside cleanup efforts. Council discussed

participation and agreed to further discussion at the work session.

- Sleep in Heavenly Peace Bed Build Event

Mayor Gregorich received an email from Caroline Kaplan, a representative from Sleep in Heavenly Peace (Sandhills chapter), a nonprofit that builds beds for individuals in need. The program supplies materials and organizes community build events with multiple stations for cutting, sanding, and staining components before assembly and distribution. Council supported moving the item to a work session for further discussion.

Councilmember Gunn asked if the council should discuss changing the time of the monthly work sessions back to 4:30 PM. Brief discussion followed with other council members opposing the suggestion.

10. Public Comment Period - Comments on items listed on this agenda.

Sally Cunliffe – 1 Ridge Rd. provided more information on the “bed build” community event, noting coordination with Caroline Kaplan and the Foxfire events group. The plan is to involve residents in donating “bed-in-a-bag” items (bedding and supplies) to accompany beds being built for those in need. They are still trying to find a suitable location with power.

Mick McCue – Oak Hill Drive agreed the UDO shouldn’t be burdened with non-enforceable recommendations. Guidance should be shared through flyers, pamphlets, the website, or materials in the lobby for contractors and builders. The UDO is already large and should not be made more complex.

11. Adjourn

Councilmember Robbins **moved to adjourn the meeting**, seconded by Councilmember Gilroy. Motion unanimously carried and the meeting adjourned at 6:54 PM



Lisa A. Kivett, MMC, NCCMC, CZO
Village Administrator/Clerk



Janice Gregorich
Mayor