

MINUTES
Foxfire Village Council
Regular Business Meeting
November 18, 2025 ~ 4:30 PM
Village Hall Meeting Room

1. **Call to Order:** Mayor Gregorich called the meeting to order at 4:30 PM
2. **Members Present:** Mayor Pro Temp Janet Nauman, Councilmembers Mary Gilroy, Warren Morgan, and Don Nelson
3. **Others Present:** Police Chief Michael Amezcuita, and Several members of the public.
4. **Opening Prayer and Pledge of Allegiance**
Councilmember Mary Gilroy led the opening prayer followed by the Pledge of Allegiance.
5. **Approval of November 18, 2025, Regular Business Meeting Agenda**

Mayor Gregorich removed October 17th, October 30th, and November 4th Meeting Minutes from the Consent agenda. Mayor Pro Temp Nauman added *Pool Clarification* under her report and *Pool Update* under Old Business.

Councilmember Nelson moved to approve the November 18, 2025 Regular Meeting agenda as amended, seconded by Councilmember Gilroy and carried unanimously.

6. Consent Agenda

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

A. Approval of Minutes

- October 14, 2025 Regular Business Meeting
- ~~October 17, 2025 Special Meeting~~
- ~~October 30, 2025 Work Session~~
- ~~November 4, 2025 Special Closed~~

Mayor Pro Temp Nauman moved to adopt the consent agenda as amended, seconded by Councilmember Gilroy and unanimously carried.

7. Zoning Administrator's Report

*This report covers zoning activity from October 15th through November 18th
Currently a total of eighteen (18) homes under construction, two (2) located in the ETJ.*

Three (3) Single Family Residence Permit Applications

46 S. Shamrock
40 S. Shamrock
23 Forest Lake Drive

Certificate of Zoning Compliance issued:
NONE

Other Permits Issued:

Four (4) Fence
One (1) Deck
One (1) accessory building
One (1) propane tank

8. Public Comment Period for Items Not on the Agenda

Don Boito, 20 Cardinal Dr., wanted to thank the council for all the hard work they have done, particularly for the outgoing members and the work they have done.

Tom McClellan, Dogwood Court echoed Mr. Boito's comments.

9. Council Member Reports:

A. Finance – Mary Gilroy

- Financial Report

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

General Fund:

First Bank Checking: \$732,729

First Bank Money Market: \$205,642

Total First Bank: \$938,317

Capital Trust Accounts:

General Fund: \$1,182,317

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: \$3,017,956

Total General Fund Cash: \$3,956,427

Water Fund:

First Bank Checking: \$195,363

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

First Bank Money Market: \$20,055

Total First Bank: \$336,088

Capital Trust Accounts:

Water Fund: \$730,426

Tank Maintenance: \$75,000

Infrastructure: \$100,000

Total Capital Trust: \$905,426

Total Water Fund Cash: \$1,241,615

Gilroy provided a brief update after the 1st quarter of the budget:

General Fund: 51% of revenue collected; 33% of expenses spent, with streets/roads highest due to paving.

Water Fund: 13% of expenses spent; water billings at 48% of budget, helped by rate increases.

She plans to transfer funds from First Bank to Capital Trust after paying pool expenses and receiving property tax revenue.

B. Streets and Park – Janet Nauman

Mayor Pro Temp Nauman wanted to address the Village pool before the end of her council term in December. She prepared and read the following:

"I feel it's about time the misinformation that is out there regarding why the pool didn't open this year was addressed so I'm going to give an outline of the accurate information.

I'm going to start with a post on a website called insidefoxfire.com (not the Village website) and under the title of under "The Local Pool Contractor that was never Contacted". Ms. Cameron posted a copy of an email sent to the Mayor on January 25th in which she states she contacted a local pool service regarding repairs to the pool, specifically that a leak had been identified. Her question to Pool Stores of the Pines was what their options would be to fix the leak.

His option was to insert a pool liner. Not sure if the person who made the suggestion even realized the Village pool is a cement pool. After reading her letter, even though I knew, after speaking with the CPO for the village pool this wasn't even an option to consider I personally spoke with 3 other Certified Pool Operators and every one of them said installing a liner in a cement pool was absolutely not a recommendation especially in a pool the size of the village pool. In addition, it was questioned why Pool Stores was not a considered option to detect a possible leak because Pool Store could have done it within a week and for a cheaper price. The Village used Leak Locators because the year before they had fixed a leak in the main joint and they were under warranty to come out and reevaluate the prior repair. All this was discussed in our Council meeting, which Ms. Cameron

definitely had access to since she was at the meetings.

Now as to why the pool did not open this year. Let me start by saying there was absolutely no reason the Village nor the Council did not want the pool to be opened. Back in 2024 the Council unanimously agreed to perform the repairs and budgeted for the repairs.

The first delay: The repairs were started and someone made a call to the State Auditors Department informing them the job was started without a contractor who held a General Contractors license and that the village had misappropriated village funds. The village received a call from the state auditor's office informing us to cease work on the pool until they had determined if there was a valid reason to open an investigation into the complaint. The project manager was contacted and told to cease work until the complaint was investigated. Needless to say, the company performing the repairs stopped work and moved on to their next job. Upon the states review, they found no valid reason to open a case against the Village. The only requirement the state determined was needed was to have a licensed General Contractor oversee the project, no harm no fowl. The company repairing the pool started work again at the end of January.

Second delay: At the end of February, a Village resident took it upon themselves to contact Moore County health department and tell them the village was doing a remodel on the pool. The health department sent a letter to the Village informing us to stop all work on the pool because they required a plan review report or scope of work by an engineer as to the remodel the village was doing.

Let me briefly explain the definition of a remodel versus a repair:

Remodel means renovated in a manner requiring disruption of the majority of the pool shell or deck, changes in the pool profile, or redesign of the pool of the pool hydraulic system.

Repair means returning existing equipment to working order, replastering or repainting of the pool interior, replacement of tiles or coping, and similar maintenance activities. This term includes replacement of pool decks where the Department has determined that no changes are needed to underlying pipes or pool structures.

So once again, the company performing the repairs were called, work on the pool was again stopped, and they moved onto their next job. Upon receiving the Counties letter, I contacted the project manager and suggested, just in case, he explored getting a report. He contacted 2 engineers asking their availability to come out to create a report. Both engineers stated it would be months before they were able to come out to the pool and an additional month to write a report.

One thing to keep in mind, there obviously would be an additional cost for such report. The General Contractor, the CPO, and Bruce McFadden all went to Moore County Health and Building/Inspections Department Directors, and explained the pool project consisted of repairs, NOT a remodel. Both departments agreed the Village was NOT doing a remodel but a repair which was stated on the permit.

It is now March and the Village repair project has been stopped twice; the project had been taken off the company's schedule twice and pushed back behind their other projects and then it started raining. By this time, the Village project was at the bottom of the companies list and it was way past the opening date and mid-summer. Keep in mind, there are only 2 companies in the state of North Carolina that can do the replastering that was needed.

For those people questioning whether or not there is a contract for the work being done on the pool. Of course there is, the contract is between the Contractor and the company doing the pool repairs. The contract was NOT signed by the Village because it is not our contract.

I can say with all certainty, if there hadn't been this outside interference, that pool would have been opened this past summer.

I want you all to ask yourselves a couple of questions; what would have been the motivation of the village to do something illegal to get the pool open, why wouldn't we have wanted the pool to open, was the Council not concerned about the costs involved? The people sitting on this board are residents of the village in addition to taxpayers. I can assure you; the goal was to get the pool open, but unfortunately, when you have someone, whose main goal is to sabotage the project, the odds are stacked against you."

Janet Nauman
Councilmember/Mayor Pro Temp
Streets, Park and Pool

C. Public Safety – Don Nelson

Councilmember Nelson asked Chief Amezquita to provide a report for the previous month.

Chief Amezquita provided council members with a monthly activity log and reported the following:

- They responded to 1,600 events for the month including 106 traffic stops, 196 citations, and 4 DWI's
- Chief Amezquita and Sergeant Kivett attended an *Officer Involved Shooting* class and Sergeant Kivett attended an *Investigative Training* course to broaden his role in investigations. All police personnel participated in range training.
- A Holiday Food Drive is underway until December 15th. The department is partnering with *Care Group (West End)* and *Fox Brew Coffee Shop* for this event. Non-perishable food items (canned goods, box stuffing, rice, etc.) can be dropped off at both the Police department and the Fox Brew Coffee shop. A list of suggested items to donate is available.

- He addressed some concerns he has heard about the legality of driver's license and registration checkpoints, clarifying that under NC General Statute 20-116.3(a), they are lawful when properly conducted. The checkpoints aim to verify licenses and registrations, enforce laws for serious violations (like revoked licenses or stolen vehicles), and protect public safety by catching drunk drivers, firearms, and narcotics.
- He reported a \$19,000 cost saving to taxpayers for purchases of the following equipment through the Governors Highway Safety Program:
 - Portable Breath Test (PBT): \$800 each $\times$ 5 = \$4,000
 - Radar guns: \$2,500 each $\times$ 5 = \$12,500
 - Citation printers: \$500 each $\times$ 5 = \$2,500
- A new police vehicle will be coming soon, to be driven by Sergeant Kivett who runs the investigative division. His current vehicle has over 100,000 miles and is in need of replacement. After reviewing our options, we chose a Ford Mustang. Compared to other options like Durangos, Explorers, or Tahoes (\$45,000–\$55,000), the Mustang cost under \$44,000, allowing us to stay within budget. Chief further elaborated on the vehicle's functionality, and safety, and reasons why it will remain unmarked. Discussion followed.
- He commended the police staff for their professionalism and dedication during an incident that occurred on October 7th at approximately 12:30 a.m. One of the officers stopped a vehicle near Foxfire Road and the driver fled, leading to a high-risk pursuit. The individual eventually returned home, where officers tased and arrested him. During the arrest, we recovered 9 grams of methamphetamine and f4 grams of cocaine. This person has a significant criminal history, including multiple felonies and motor vehicle violations.

Councilman Nelson contacted the Fire Department for monthly data but received nothing from them for October.

D. Water Department – Warren Morgan

Councilmember Morgan reported that over the weekend, the village experienced a brief water service interruption around 12:45 PM on Saturday. Operators Jesse Southard and David McKew responded within 15 minutes, manually operated the pumps, and began troubleshooting. Attempts to notify residents via the CodeRed alert were unsuccessful, but a notice was posted on the village website. Pressure was restored after the pumps were back online, and bacteriological samples were collected and tested, with results returned by Sunday afternoon. The cause was identified as a faulty relay switch that prevented the well pumps and alarm system from activating. The incident provided useful data on tank levels and response times for future references.

Morgan reported that construction of new Well #13 is nearly complete. The power company has energized the service, interior piping is done, and electricians are finishing installations, including chemical feed pumps. Once site grading and state approval are complete, the well will be operational. The timeline for state approval is uncertain, but the project is in its final stages.

E. Mayors Report – Janice Gregorich

Mayor Gregorich explained how the council transition will work at the December meeting. The outgoing council will start the meeting, after which the election results will be formally read and confirmed by the State Board of Elections. The newly elected council members will then be sworn in and seated. The council will also set the schedule for next year's meetings and conduct any necessary business, which will likely be limited to the approval of minutes unless something significant arises.

Next, she asked to address a bit of misinformation that she recently became aware of and wants to be sure what is correct. There were conversations with a number of people about why the first "Meet the Candidates" night was not filmed.

Gregorich stated, "I've been approached by residents, who I really appreciate asking if what I'm about to say is true. Apparently, there was information being shared that I told *Inside Foxfire*'s Sandy Cameron that I would not allow her to film the event. I was asked a couple of times if that was true, if I had said the first candidate's night could not be filmed.

I want to be very clear, I never said that, and I would never say that. I never made any statements about filming or not filming the first candidate's night.

Again, I want to thank the residents who asked me directly. It gave me the opportunity to clarify, and even though I might have dismissed it if only one person asked, more than one person did, so I wanted to make sure it was addressed."

10. New Business

NONE

11. Old Business

- Pool Update

Mayor Pro Tem Nauman reported the scheduled date for pouring the concrete pool deck is December 2nd, pending the completion of the company's current job. After the concrete hardens for about a week, the pool plaster will be installed, and the pool must then be filled completely with water to allow the plaster to cure properly. There are only two firms in North Carolina that handle this type of plastering. Coordination with Jesse is needed for water supply and pump connections, with possible use of well number six.

- Cross Connection Program Ordinance #22026-01

Mayor Gregorich reported that during the work session, council members discussed updates to definitions and the enforcement section of the Foxfire Village Code of Ordinances related to utilities. Added changes were made, including six new definitions (e.g., health hazards, unapproved water supply, service connections) to clarify terms for consistency. Minor edits were also made, including correcting spelling errors and replacing "town" with "village."

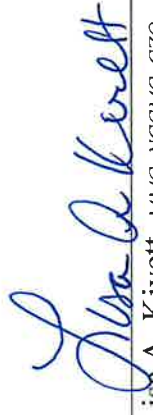
Councilmember Morgan moved to adopt Ordinance #2026-01 Amending the Village Code of Ordinance, Chapter 18, Utilities, Article I – Public Water Supply Section 18-7 and adding Article II – Cross Connection and Basic Backflow Prevention, seconded by Mayor Pro Temp Nauman and carried unanimously.

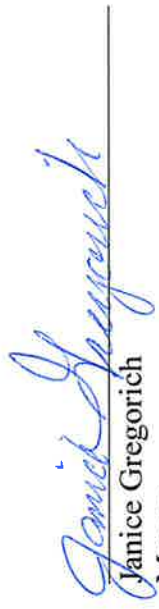
12. Public Comment Period - Comments on items listed on this agenda.

Dan Leary, 73 N. Shamrock Drive asked if the relay switch issue for the water tank would be addressed. Councilmember Morgan replied that it would and most likely something the new council will work on.

13. Adjourn

Councilmember Gilroy moved to adjourn the meeting, seconded by Councilmember Morgan and carried unanimously. The meeting adjourned at 5:30 PM.


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


Janice Gregorich
Mayor