Budget Work Session

June 1, 2026

Members Present: Mayor Janet Winkler, Mayor Pro Tem, Rick Shew, Commissioners Richard Blevins, Larry Chapman, Jim Engelman, Jeff Link, and Ann Smith

Others Present: Town Manager, Jonathan Greer, Assistant Town Manager/Finance Officer, Shana Guy, and Town Clerk, Tammy Swanson

Call to Order:

Mayor Janet Winkler called the Budget Work Session to order.

Discuss FY 2026/2027 Budget:

Jonathan presented the proposed personnel budget for FY 2026-2027 as follows:

Proposed FY27 Personnel Budget

Dept	Total FY27 Proposed Budget	FY 26 Budget	Total Annual Budget Change
Board	28,100.00	28,100.00	0.00
Admin/Fin	518,800.00	428,552.00	90,248.00
Police	1,577,100.00	1,377,542.00	199,558.00
PW	439,380.00	406,281.00	33,099.00
Rec	337,800.00	318,630.00	19,170.00
HUB	220,580.00	178,320.00	42,260.00
	3,121,760.00	2,737,425.00	384,335.00

- Includes 35% increase for insurance.
- Includes possible promotional increases for three officers.
- Includes full-time HUB position (Rakeema).
- Includes adding a permanent, full-time planner (half year).
- Includes one-time bonuses for employees.

Projected FY27 Operating Budget

Department/Fund	Projected FY27	FY26 Current Budget	Change Over Prior Year
General Fund			
Administrative	350,350.00	342,901.00	7,449.00
Police	337,930.00	414,936.00	(77,006.00)
Recreation	232,160.00	247,868.00	(15,708.00)
PW	799,870.00	672,313.00	127,557.00
HUB	385,775.00	384,003.00	1,772.00
Other-Debt Service	86,340.00	86,340.00	0.00
Other-GF Contingency	0.00	88,800.00	(88,800.00)
GF Operating Expen.	2,192,425.00	2,237,161.00	(44,736.00)
Total Personnel*	*3,121,760.00*	*2,735,925.00*	385,835.00
Total GF Expenditures	5,314,185.00	4,973,086.00	341,099.00
Total GF Revenues	(4,968,447.00)	(4,973,086.00)	(4,639.00)
FB to Balance Budget	*345,738.00*	*0.00*	*345,738.00*
HUB Capital	0.00	1,135,300.00	(1,135,300.00)
HUB-RTF	0.00	350,000.00	(350,000.00)
Streetscapes	1,285,000.00	1,110,000.00	175,000.00
Pool Resurfacing	0.00	0.00	0.00
Total Other Funds Exp	1,285,000.00	2,595,300.00	(1,310,300.00)
Total Other Funds Rev	1,285,000.00	2,595,300.00	(1,310,300.00)

June 1, 2026 Budget Work Session

This budget includes:

- $37K Police Building Security and Gate (Was reduced by $6,000)
- ~~$40K Pool resurfacing shallow end (Removed)~~
- 12.5K Public Works Wash Pit
- $50K A-Building Façade (HUB)
- 3% COLA & $1,000 One-time bonuses
- Add ½ Planner
- Add Full-time – HUB
- One New Police Officer Salary plus equipment/no vehicle
- $23,275 Bathroom Heaters/Gym HVAC
- $20K Façade Grants
- Includes Personnel Committee proposals/changes including Town Manager's salary
- Includes Rec. Software and Town Website
- Includes 35% increase for employee insurance (Insurance could come in cheaper due adjustments i.e., Norman's retirement, etc. Property and Liability Insurance – do not have a number yet – Granite Insurance is still looking at options.

Board Considerations:
~~Something for vacation Buy Backs,~~
~~Used UV~~ (Chuck said to remove.)
Additional funds for Façade repairs and/or new (used) Public Works Truck

Possible Budget Reductions:

- Eliminate One-time bonuses – Department Heads were good with giving up the bonuses if necessary, and add the saving to the cost of employee insurance. At some point the one-time bonuses could become an expectation with our salaries.

Rick commented that he does not have a problem with keeping the bonuses. Bonuses are added salary without giving it long-term. Rick suggested that the bonuses be explained to employees as a year-by-year bonus that might not happen next year.

It was the consensus of the Board to keep the bonuses in the budget.

General Discussion:

Employee Insurance Updates:
Jonathan stated that for a number of years, the Town has had one insurance plan for employees. The Town has paid for a gap plan, which covered a large portion of the deductible. The staff looked at maintaining the HRA, but instead decided to offer employees 2 different plan options – one plan is a base plan, and will remain at basically the same cost for employees. The other plan is a "buy-up plan," and will cost employees a little more out of their paychecks. The higher cost plan offers a better medication plan, which is important to some employees.

Obviously, one plan costs the Town more money than the other plan, which is the reason for the higher cost to employees. Jonathan stated that Department Heads have already talked with their employees about the changes, and open enrollment will happen mid-June.

Future of SRO Funding:

Jonathan stated that Dr. Howell, Caldwell County School Superintendent, has indicated that that they are looking at a large reduction in the school system's budget from the State. He has stated in the past that he does not believe SROs should be funded by the schools. Jonathan commented that he would not be surprised if they pay for one more year, and then look to the Town to help fund the SRO positions. Currently, we get two SROs funded through the school system and two through CCC & TI.

Depot Museum:

Ann asked about the deduction in the budget allotted for the Depot Museum.

Jonathan stated that there has been less demand for money for the Depot Museum. He explained that if there is any maintenance that needs to be done, we just typically cover it. The heating and air system is new, displays are where they will be for a while, and other than some paint touchup, there is really not much going on. For now, the Museum is in great shape.

Next Big Project:

Jonathan stated that the next big project for us will probably be a new roof for the Town Hall. He stated that he has thought about possibly improving the roof, possibly even a faux roof, to blend more in with StreetScape. Also, the flat roof seems a lot harder to maintain. Statesville Roofing has been fixing problems that come up periodically. The Police Dept. has been dealing with leaks where the addition was added.

It was suggested that we could possibly look into going back to the State to ask for more money to improve the roof as a part of the StreetScape project.

Crosswalk for Mitford Museum:

Jonathan stated that there would be signage for the crosswalk, but the NCDOT will not allow us to paint on the road.

Contracting with WPCOG for Code Enforcement:

Jonathan stated that he has learned that it is easier to have the separation of a code enforcement no being a member of the Town Staff. However, he stated that he plans to have the planner do the code enforcement at least in the beginning. We will have one more year with a COG Planner and Code Enforcement Officer.

The Board thanked the staff for the hard work done on preparing the budget.

Adjournment:

Motion: (Larry Chapman/Jim Engelman) to adjourn the meeting. Unanimously approved.

____

Tamra T. Swanson, Town Clerk