Town Council

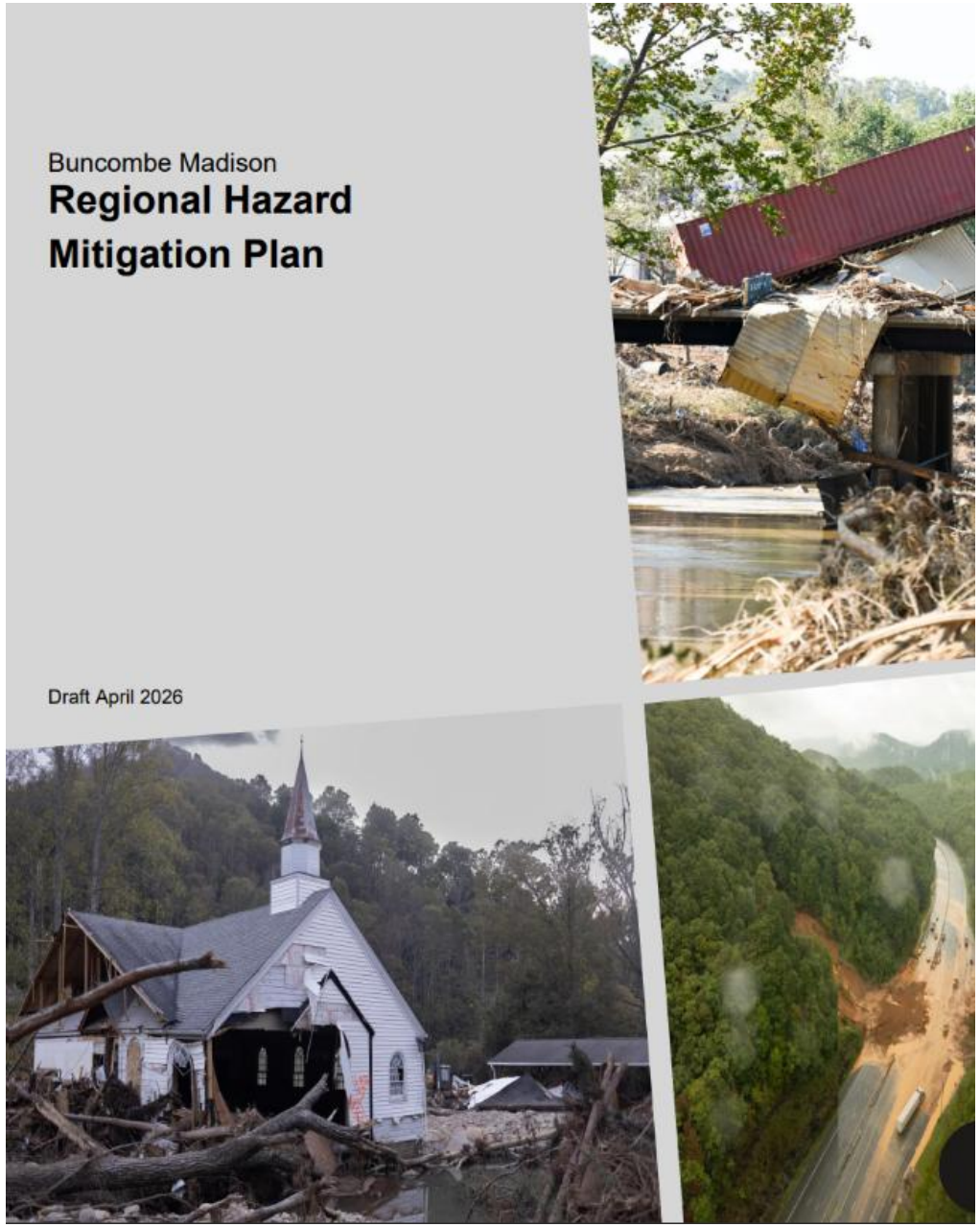
JUNE 30, 2026

Approval of Agenda

New Business

Resolution #2026-06 Buncombe Madison Regional Hazard Mitigation Plan.

SHANNON TUCH, TOWN MANAGER



- Multi-jurisdictional regional plan (2 counties + 9 municipalities)
- Mandated by the Disaster Mitigation Act 2000
- Identifies hazards, both natural and “technological”
- Assesses risk
- Outlines long-term actions to minimize property damage and protect human life

Bunc.-Madison Hazard Mitigation Plan

- Plan must be updated and adopted every 5 years to maintain eligibility for federal disaster assistance and pre/post disaster FEMA mitigation funding
- Consultant led process
- Woodfin representatives participated in meetings

- Buncombe County adopted the plan earlier this month

Bunc.-Madison Hazard Mitigation Plan

Staff Recommendation:

- Staff recommend approval of the Resolution adopting the regional hazard mitigation plan as proposed.

Suggested Motion:

- I move to approve Resolution #2026-06 adopting the Buncombe-Madison Regional Hazard Mitigation Plan for the Town of Woodfin.

Unfinished Business

Ordinance #2026-07
Proposed FY 2026-27 Budget

SHERI POWERS, FINANCE DIRECTOR

Recommended General Fund FY2027 Budget

General Fund	FY2026 Budget (as Amended)	FY2026 Projection	Recommended FY2027 Budget
Revenue	$8,802,978	$11,235,995	$9,047,909
Expenditures	$8,802,978	$8,001,884	$9,047,909
Revenue over/under Exp		($3,234,111)	-0-

General Fund Revenue

FY2026-2027 General Fund Revenue	FY2026 Budget (As Amended)	FY2026 Projections	F	FY2027 Expansion	FY2027 Recommended W/Expansion
Ad Valorem Taxes	$ 4,608,899	$ 4,698,634			$ 4,852,119
Other Taxes	2,531,894	2,504,462			$ 2,579,596
Unrestricted Intergovernmental	86,552.00	86,998.95			$ 87,057
Restricted intergovernmental	321,844.00	314,070.05			$ 316,380
Permits and Fees	45,446.00	40,761.33			$ 50,857
Sales, Services, and Rental Income	30,609.00	28,664.67			$ 31,566
Interest on Investments	316,000.00	254,815.60			$ 267,000
Miscellaneous	29,654.00	17,115.40			$ 30,607
Grant	335,689.00	2,874,593.46			$ 121,000
Fund Balance Appropriation	96,319.00	15,807.00		711,729	$ 711,729
Other Financing Sources	400,072	400,072			$ -
Total Budgeted Revenue	**$ 8,802,978**	**$ 11,235,995**		**711,729**	**$ 9,047,909**

General Fund Expenditures

FY2026-2027 General Fund Expenditures	FY2026 Budget (As Amended)	FY2026 Projections	FY2027 Base Budget	FY2027 Expansion	FY2027 Recommended W/Expansion
Administration	$ 1,151,627	$ 1,110,186	$ 1,301,538	$ 561,071	$ 1,862,609
Tax Collections	404,641	409,157	$ 425,315		$ 425,315
Planning and Zoning	515,785	346,263	$ 234,683	15,000	$ 249,683
Police	3,311,694	3,184,152	$ 3,305,057	480,561	$ 3,785,618
Public Works	2,419,490	1,987,487	$ 1,844,648	206,454	$ 2,051,102
Parks and Recreation	726,656	691,556	$ 664,581	9,000	$ 673,581
Transfers to Capital Proj. Fund	273,084	273,084	$ -		$ -
Total General Fund Expenditures	**8,802,977**	**8,001,884**	**7,775,823**	**1,272,086**	**9,047,909**
General Fund Revenue	**8,802,977**	**11,235,995**	**8,336,180**	**711,729**	**9,047,909**
Revenue Over/Under Expenditures	**(0)**	**3,234,111**	**560,357**		**(0)**

The proposed budget includes funding for 40 full time, 2 part time, and one part time temp. grant position.

FY 2027 Parks Capital Project Fund Budget

Parks Capital Project Fund 41				
Revenue				
370013	Other Financing Sources	370013	Proceeds from general obligation bonds	4,500,000
370025	Miscellaneous	370025	Public Grants	13,143,704
380015	Miscellaneous	380015	Individual & Corporate Donations	340,520
388000	Other Financing Sources	388000	Lease Liabilities Issued	201,085
390000	Transfers To/From Other Funds	390000	Transfers To/From Other Funds	2,139,191
			Total Revenue	**$ 20,324,500**
Parks Capital Project Fund 41				
620002	Silver-Line Park	305	305 Professional Services	185,909
620002	Silver-Line Park	501	501 Design	329,068
620002	Silver-Line Park	503	503 Construction	3,932,085
			Total Silverline Park	**$ 4,447,062**
620003	Whitewater Wave	305	305 Professional Services	285,553
620003	Whitewater Wave	501	501 Design	367,460
620003	Whitewater Wave	503	503 Construction	3,946,586
620003	Whitewater Wave	520	520 Contingency	589,294
			Total Whitewater Wave	**$ 5,188,893**
620004	Riverside Park	305	305 Professional Services	404,261
620004	Riverside Park	416	416 Lease Payments	96,000
620004	Riverside Park	501	501 Design	657,754
620004	Riverside Park	502	502 Acquisition	607,694
620004	Riverside Park	503	503 Construction	7,990,176
620004	Riverside Park	520	520 Contingency	731,575
620004	Riverside Park	740	740 Capital Outlay	201,085
			Total Riverside Park	**$ 10,688,545**
	Total Parks Capital Project Fund Expenditures			**$ 20,324,500**





Stormwater Utility Fund Budget

Stormwater Utility Fund 25				
Revenue				
354000	Permits and Fees	354000	Stormwater Utility Fees	388,790
355000	Permits and Fees	355000	Stormwater Plan Review Fees	4,000
			SW Revenue Total	**$ 392,790**
Expenditures				
543000	Stormwater Utility Fund	100	Salaries And Wages	88,657
543000	Stormwater Utility Fund	105	Overtime	2,000
543000	Stormwater Utility Fund	220	F.I.C.A. Tax	6,935
543000	Stormwater Utility Fund	230	Group Health Insurance	9,674
543000	Stormwater Utility Fund	240	Retirement - Local Government	11,290
543000	Stormwater Utility Fund	250	Workman's Compensation Insurance	1,173
543000	Stormwater Utility Fund	260	401K Contribution	7,253
543000	Stormwater Utility Fund	305	Professional Services	98,042
543000	Stormwater Utility Fund	311	Postage	3,250
543000	Stormwater Utility Fund	312	Printing	2,000
543000	Stormwater Utility Fund	333	Departmental Supplies	4,000
543000	Stormwater Utility Fund	338	Website And Computer	7,500
543000	Stormwater Utility Fund	340	Travel and Training	3,500
543000	Stormwater Utility Fund	445	Maint. And Repairs Storm drains	131,710
543000	Stormwater Utility Fund	530	Dues & Subscriptions	7,500
543000	Stormwater Utility Fund	575	Tax Collection Fees	8,306
543000	Stormwater Utility Fund	745	Depreciation Expense	
543000	Stormwater Utility Fund	749	Bad Debt Expense	
			Total SW Expenditures	**$ 392,790**

Suggested Motion (B):

- I move to approve Ordinance #2026-07, the Town of Woodfin's Fiscal Year 2026-2027 Budget, and find that it is reasonable, is in the public interest, is consistent with the Woodfin Together Comprehensive Plan and the financial needs of the Town.

  This budget ordinance reflects a balanced budget in accordance with NCGS 159-8 and sets an ad valorem tax rate of thirty-three cents ($.33) per $100 of taxable property, equal to the previous year's tax rate.

Adjournment