MEMORANDUM

TO: Mayor and Town Council

FROM: Mark E. Biberdorf, Town Manager MEB

COPY TO: Heather Taylor, Assistant Town Manager
Jabbo Pressley, Public Works Director

DATE: August 19, 2025

SUBJECT: Discussion of Potential Stormwater Improvement Grant Program for Private Property Owners

Background:

Stormwater services in the Town of Fletcher are confined to the Town's right of way. Any improvements outside of that right of way are largely the responsibility of the private property owner. This is at times a challenge and source of confusion for property owners as they sometimes think that the Town provides stormwater improvements on private property when flooding occurs in their general vicinity.

Requests for assistance with flooding issues are a common occurrence for many local governments. The Town of Fletcher also receives these calls from time to time depending on the circumstances and location. We are in turn not able to provide much assistance since the area in question is frequently located outside of the Town maintained right of way or may have to do with a North Department of Transportation right of way.

Grant Programs for Stormwater Assistance Outside of the Right of Way:

Some communities have helped to address the need for stormwater improvements or maintenance on private property by providing direct grants to property owners. Councilman Lance recently found some information about the Town of Jupiter, Florida providing such grants. A copy of Jupiter's grant guidelines and grant application are attached for Council's information. I will provide some additional background on this at the Agenda Review meeting.

I have also reached out to other local governments in North Carolina and found that there are some communities here that are providing grant assistance for stormwater improvements on private property. Through communication with the managers' listserv, I found at least three other municipalities that are doing something similar. I am currently in the process of looking at their guidelines and application process. The cities that have responded with this information are Gastonia, Shelby, and Clemmons.

Next Steps:

I have also reached out to the School of Government about this topic to make sure we are doing our due diligence in terms of any general statute limitations on this topic. There is also something about only providing services that meet a public purpose of expending local government funds. I believe that this does since other local governments are doing similar grant programs.

Once we have cleared these topics and I know that Council is interested in developing our own grant program, we can discuss a funding source and developing our own grant guidelines and application.

If you should have any questions regarding this item prior to the Agenda Review meeting, please feel free to contact me.

MEB/meb

Attachments