

**MINUTES OF A SPECIAL TOWN COUNCIL MEETING
OF THE
TOWN OF STALLINGS, NORTH CAROLINA**

The Town Council of the Town of Stallings met for a special meeting on Monday, March 30, 2026, at 5:30 p.m. at the Stallings Government Center, 321 Stallings Road, Stallings, North Carolina.

Those present were: Mayor David Scholl; Mayor Pro Tempore Brad Richardson; Council Members Mike Couzens, Graham Hall, Jon Van de Riet, and Laurie Wojtowicz.

Those absent were: Council Member Steven Ayers.

Staff present were: Alex Sewell, Town Manager; Erinn Nichols, Assistant Town Manager/Town Clerk; Town Attorney Melanie Cox; Max Hsiang, Planning Director; and Kevin Parker, Engineering Director; Jessie Williams, Finance Officer; Karen Reid, Human Resources Director; Eunice Donnelly, Parks and Recreation Director; Chief Dennis Franks; and Mary McCall, Accounting Technician.

1. Call the meeting to order

Mayor Scholl called the meeting to order.

2. 2026-2027 Budget Discussions

A. Introduction and High Level Overview

Town Manager Alex Sewell reviewed and discussed the following with the Council:

- Budget calendar review
- Curt Walton, Walton and Hall, was present at the meeting for guidance.
- Economy Overview
 - From local economist
 - Charlotte was more resilient than other large cities.
 - Job creation was low and slow and Gross Domestic Product (GDP) was low.
 - Iran conflict and oil affected everything.
 - Local concern for local sewer capacity.
 - Salas tax was above projection, but staff was budgeting flat for next year due to warning signs.
- Largest driver of budget was personnel.
- Operational budget was funded but with current trends, there would be deficits in future years.
- Council needed to choose to either budget for the next year only; or budget for later years with little to no deficit in future years.

B. Notable Items

Finance Officer Jessie Williams reviewed the projected Notable Items List with the Council.

Council Member Hall arrived at 5:54 p.m.

C. Capital Improvement Plan

Ms. Williams reviewed the current Capital Improvement Plan (CIP).

D. Budget Scenarios

Varies Budget Scenarios were discussed with the Council. These scenarios included the tax rate at \$0.189 (current rate); \$0.216; and scenarios with a Solid Waste Fee.

E. Council Direction on Next Steps

Council requested other scenarios/requests of Staff to bring back for future budget discussions:

- New rezoning signs with QR codes based on the size of the land being rezoned.
- Cost of space needs assessment
- Amount of road resurfacing that could be done with \$800k
- Scenario to accomplish small annual tax increase so that there was no deficit in 2030 as compared to a tax increase all at once; plus, one scenario with solid waste fee climbing up to 50% of the per household cost (phase \$100 fee in over three years).

3. Adjournment

Council Member Richardson moved to adjourn the meeting, seconded by Council Member Hall, and the motion received unanimous support. The meeting was adjourned at 8:09 p.m.

Approved on May 11, 2026.

s/David Scholl

David Scholl, Mayor

s/Erinn Nichols

Erinn E. Nichols, Town Clerk

Approved as to form:

s/Cox Law Firm, PLLC

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