



2025

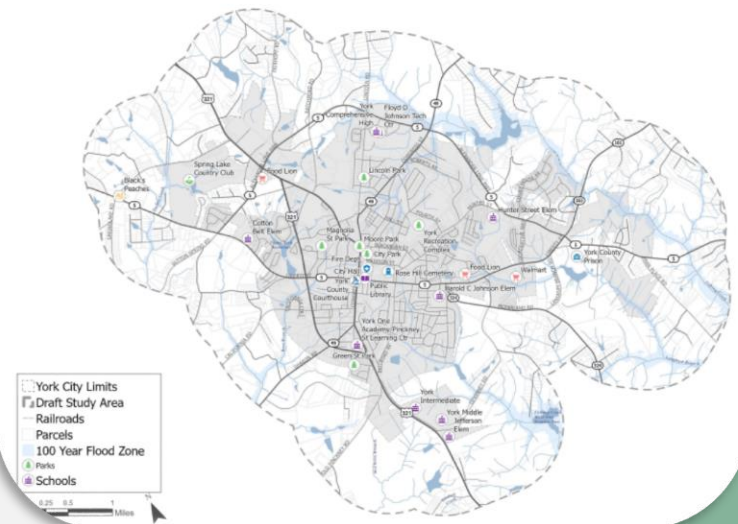
City Manager's Report

The City of York is excited to begin the process of updating its comprehensive plan and we need your input!

Please scan the QR code to take a short 10-15 minute survey to tell us more about your priorities for land use, transportation, housing, parks, Downtown, and more!



COMPREHENSIVE PLAN STUDY AREA MAP



June Edition
Issue 30



City of York: City Manager’s Report

TO: Mayor & City Council
FROM: Dalton Pierce, MPA, City Manager
DATE: June 26th, 2025
SUBJECT: City Manager’s Report – June 2025



The City Manager’s report will be published each month so that the City of York citizens can be informed of City activities and updates. In addition, this report is provided at each regularly scheduled City Council Meeting. I am pleased to send you an update on the City’s recent activities for the month of June 2025. Please contact me if you have questions or need additional information at dpierce@yorksc.gov or 803-684-2341.

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Community Engagement Department

Help Shape the Future of York!

The City of York is updating its comprehensive plan, and we want to hear from you! Take a few minutes (just 10–15) to complete our short survey and share your thoughts on important topics like land use, transportation, housing, parks, Downtown, and more. Click [here](#) to take the survey. You're also invited to join us at one of these upcoming events to learn more and share your ideas in person:

- **Visioning Session**
Thursday, June 26 | 4:00–6:00 PM
York Recreation Center, 21 White Rose Lane
 - **Informational Booth at the Summer Concert Series**
Thursday, June 26 | 7:00–10:00 PM
City Park Amphitheater, 245 Raille Street
 - **Coffee Talk**
Friday, June 27 | 9:30–11:30 AM
York Coffee Roastery, 132 Blackburn Street
- The Community Engagement Director attended the MASC Main Street South Carolina retreat June 11-13 in Aiken, South Carolina.
 - There's still time to be a part of York Summerfest! If your business or organization would like to sponsor York Summerfest, please visit www.yorkscsummerfest.com/sponsors. We are also accepting vendor applications. Visit www.yorkscsummerfest.com/vendor-applications to learn more or download an application.

Upcoming Community Events

- **City of York 4th of July Celebration**
 - Friday, July 4, 2025 | 6:30 pm
 - Click [here](#) for more information
- **Summer Concert Series with Mello Groove**
 - Thursday, July 10, 2025 | 7 pm-10 pm
 - Click [here](#) for more information
- **Summer Concert Series with Groove Machine**
 - Thursday, July 24, 2025 | 7pm-10pm
 - Click [here](#) for more information

City Council, Boards, & Commissions

- July 7, 2025 - Board of Architectural Review at 6 p.m.
- July 1, 2025 - Regular City Council Meeting at 6 p.m.
- July 14, 2025 – Board of Zoning Appeals at 6 p.m.
- July 21, 2025 - City Council Workshop at 5 p.m.
- July 28, 2025 – Planning Commission at 6 p.m.

Administration

- Continue to meet with various community stakeholders, local government executives, local businesses, and citizens.
- Continuing to review with the Human Resources Director the current organizational structure, processes, procedures, 5-year personnel plan, develop market adjustment program, pay grades, tangible and non-tangible benefits, programs, initiatives, and services for FY2025 - 2026.
- The City Manager attended various Planning Commission, Board of Zoning Appeals, and Board of Architectural Review meetings.
- The City Manager continues to hold economic development meetings with prospective businesses looking to invest in the city.
- Continuing to work with the Capital Program Manager on developing and letting various RFPs and RFQs.

- The City Manager met with York County Economic Development and York Electric Cooperative to discuss multiple business recruitments for the City of York.
- The City Manager has met with the York County Administration throughout the month regarding recreation funding.
- The City Manager attended the YCRC Coffee & Connections event at Spinning Out Pottery on June 24, 2025, in downtown York.
- The City Manager presented the FY25- 26 Projected Budget and proposed Rate & Fee Schedule changes to City Council at the June 16, 2025, Workshop. The Final Round of budget meetings with department heads will take place in July, with the City Manager's FY25-26 Budget recommendation scheduled for August 2025.
- The City Manager completed the annual Historic District Letters on June 26, 2025, and they were mailed out on the same date.
- The City Manager is actively recruiting and has posted for the Director of Planning & Development, Director of Public Works, and Director of Public Utilities.
- The City Manager is currently acting as the interim Public Utilities Director until the position is filled.

Business Operations


- Business License Report for June 2025.

<i>Licenses Issued</i>	<i>New Licenses Issued</i>	<i>New in City Issued</i>
80	47	3
Total Amount Collected: \$19,968.25		
New in City businesses information:		
Business Name	Address	Description
Woodlands Grocery & Grill	606 North Congress Street	Convenience store (New Ownership)
Corner Roost	56 North Congress St	Retail Store (New Ownership)
IdealRydez	31 McNeel Street	Auto Dealership


Finance

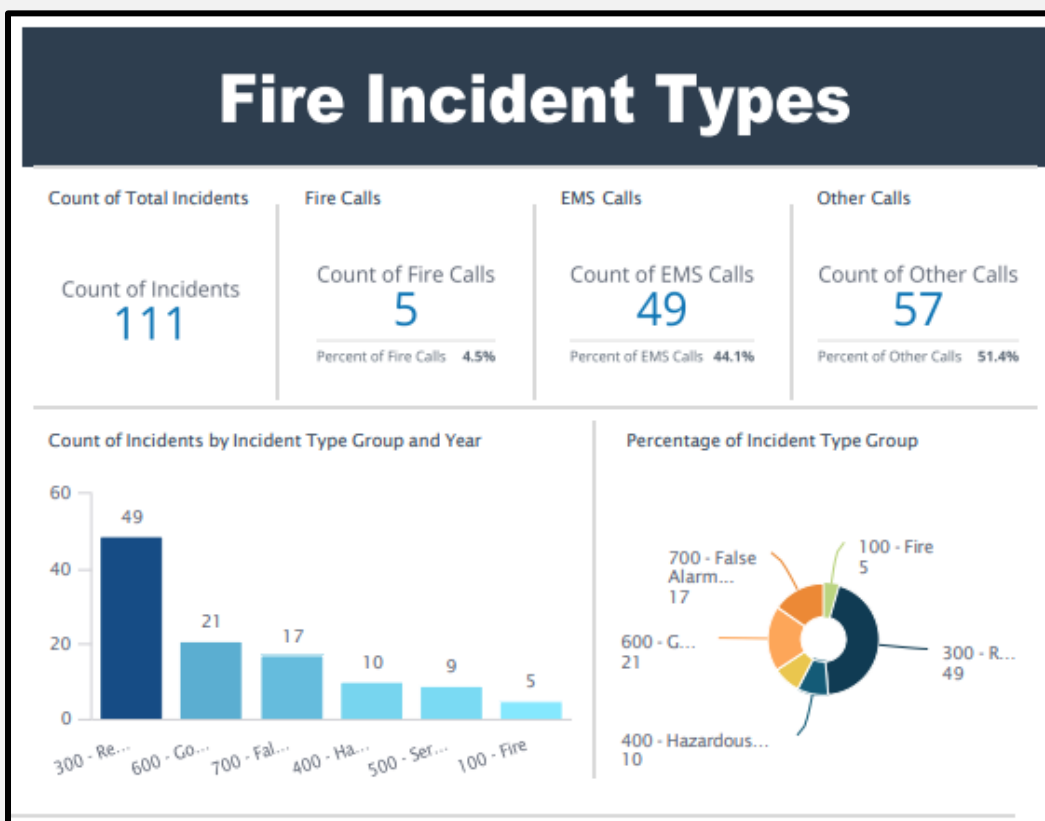
- The five LGIP General Fund investment accounts earned approximately \$100k+ in interest this month, with an average interest rate of 4.5%. As of month 9, of 12, the City has earned \$980k+ in interest in FY24-25.
- Staff continuously complete journal entries, receive payments and revenues, process account payables, generate work orders for public works and utilities, and respond to daily citizen inquiries.
- The FY23-24 budget audit is ongoing with Green Finney Cauley, LLP. Anticipated to receive in July 2025.
- Monitoring FY24- 25 revenues and expenditures meticulously for all ten funds. The Finance Director has prepared a budget amendment for the FY24-25 Budget and will have first reading on July 1, 2025, City Council Meeting.
- The staff has completed the training and various meetings with the BS&A accounting software company. The software is now live.
- Utility Billing Staff are continuing to work with Ferguson, who has finished integrating the AML project, which is a City-wide change out of water meters.

Municipal Court

 Municipal Court Report												
	25-Jan	25-Feb	25-Mar	25-Apr	25-May	25-Jun	25-Jul	25-Aug	25-Sep	24-Oct	24-Nov	24-Dec
Cases Filed	198	177	179	185	242	140				181	169	183
Cases Pending	179	172	134	167	216	128				145	148	160
Cases Disposed	268	173	250	210	214	237				189	187	274
Jury Trials Held	0	0	0	0	0	0				0	0	0
Deposits	\$ 19,590.94	\$ 12,630.90	\$ 27,043.44	\$ 16,610.25	\$ 19,425.71	\$ 20,110.15				\$ 14,329.09	\$ 9,145.53	\$ 13,250.05

Fire

												
Incident Type Group	Q1			Q2			Q3			Q4		
	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25	May-25	Jun-25	Jul-25	Aug-25	Sep-25
100 - Fire	8	7	6	7	11	9	8	8	5			
200 - Overpressure/Overheat	0	0	1	0	0	0	0	0	0			
300 - EMS	26	38	28	37	42	29	50	51	49			
400 - HAZMAT	24	6	10	17	4	8	7	7	10			
500 - Service Call	21	9	9	7	10	11	15	15	9			
600 - Dispatched, Cancel En Route	31	33	24	34	24	22	32	32	21			
700 - False Alarm	27	14	13	18	14	20	21	21	17			
800 - Natural Disaster	1	0	0	0	0	0	0	0	0			
900 - Special Incident	0	0	0	0	0	0	0	0	0			
Total	138	107	91	120	105	99	133	134	111	0	0	0
FYTD Total Calls for Service	1038											



➤ **Events, Training, & Other Updates**

- Fire Department #2 plan updates are underway with Stewart Cooper Newell.
- Awarded a \$15,000 Duke Energy Grant to purchase an ATV.
- Hired three new firefighters.

Police

- Breakdown of the month for calls for service categories (*see attached monthly report*)
- Total Calls for service for the Fiscal Year = 14,043 (*documented on the monthly report*)

➤ **DEPARTMENT MATTERS**

- 6/06/2025 – Lt. Edwards and Lt. Sean Bailey completed several media interviews with WBTV and The Post & Courier to highlight the Youth Summer Camp.
- 6/23/2025 – York PD received two radio receivers for the Project Lifesaver Program. Active use of Project Lifesaver training and equipment will start soon.

COMMUNITY EVENTS

- Throughout the Month – York PD participated in Piedmont Medical Center's Cereal Drive by being an official collection site
- 06/02 through 06/2025 – School Resource Officers, led by Lt. Dale Edwards, held the annual Youth Summer Camp. Forty local children participated.
- 06/18/2025 – York PD officers participated in a Cereal Eating Contest to promote the Cereal Drive.
- 6/20/2025 – York PD hosted a blood drive at the Recreation Center.
- 6/24/2025 – York PD Officers assisted in gathering cereal from various Cereal Drive collection centers and assisted with delivering it to the Pilgrim's Inn in Rock Hill.

REPORT MONTH: March 05/27/2025 - 06/23/2025		
OFFENSE DESCRIPTIONS	CURRENT	Y-T-D
CRIMES AGAINST PERSONS		
HOMICIDE (09A-C)	0	0
KIDNAPPING (100)	1	1
ASSAULTS (13A-C)	17	126
RESISTING ARREST (90N)	2	11
SEX OFFENSES (11A-D, 36A-C, 370)	1	12
DOMESTIC OFFENSES (13A-C, 90F, 90Z)	6	44
CHILD ABUSE/NEGLECT (90F)	0	4
UNLAWFUL USE TELEPHONE (753)	1	28
TOTAL	28	226
PROPERTY CRIMES		
ARSON (200)	0	0
ROBBERY (120)	1	6
BURGLARY (220)	0	18
LARCENIES (23A,B,D-H)	5	86
SHOPLIFTING (23C)	15	113
MOTOR VEHICLE THEFT (240)	0	7
USE OF VEH. W/O CONSENT (756)	0	1
FORGERY (250)	1	5
FRAUD (26A-F)	6	59
EMBEZZLEMENT (270)	0	1
STOLEN PROPERTY OFFENSES (280)	4	6
VANDALISM (290)	4	40
TRESSPASSING (90J)	2	20
TOTAL	38	362
CRIMES AGAINST SOCIETY		
VIOL. DRUG LAW (35A)	1	54
WEAPONS VIOLATIONS (520)	0	11
PUBLIC DISTURBANCES (90C)	4	51
VIOL. CITY ORDINANCES (35B, 90Z, NRP)	5	14
BEER/WINE/LIQ LAW VIOL (90G)	1	6
FALSE INFO/INTERFERING W/POLICE (90Z)	0	11
FUGITIVE FROM JUSTICE (90Z, NRP)	0	4
TOTAL	11	151

REPORT MONTH: March 05/27/2025 - 06/23/2025		
OFFENSE DESCRIPTION	CURRENT	Y-T-D
MISCELLANEOUS		
MISSING/RUNAWAYS (979, 90I)	0	24
FOUND/MISSING PROPERTY (90Z, NRP)	5	29
MENTAL PERSONS (NRP)	0	6
DEATH INVESTIGATIONS (S27/90Z/NRP)	1	13
SUICIDE/ATTEMPTED SUICIDE (980)	0	4
SUSPICIOUS PERSON/VEH. (NRP)	0	21
PROWLER (992)	0	0
OVERDOSE (S23/NRP/90Z)	4	27
SHOTS HEARD (520/90Z/NRP)	4	26
FAMILY OFFENSES/EPC (90F/90Z/NRP)	4	50
WARRANT SERVICE/LOCATE WANTED	0	3
TOTAL	18	203
TRAFFIC OFFENSES		
DRIVING UNDER INFLUENCE (90D/99)	2	44
RECKLESS DRIVING (61)	0	7
SPEEDING (21, 41, 4H, 64)	54	606
TRAFFIC (ALL OTHER)	98	1,096
ACCIDENTS INVESTIGATED	21	285
SC PUBLIC CONTACT	226	2,229
TOTAL	401	4267
TOTAL OFFENSES REPORTED	496	5,209
CALLS FOR SERVICE	1,415	14,043
MONTHLY CITY COUNCIL REPORT:		
Monthly statistics for inclusive data as shown above. These statistics tally from incidents reported, traffic citations issued, traffic collisions, and calls to service. Calls to service involve, but are not limited to incident types as reported, traffic stops, funeral escorts, bank escorts, property checks, assisting other law enforcement, assisting stranded motorist, and service of warrants, commitments, and court subpoenas.		

Human Resources

Initiatives:

- Attended Employee Health and Wellness Fair on June 20, 2025.
- Attended Safety Meeting on June 17, 2025.
- Assigned Training (Preventing Slips, Trips, and Falls) to all City employees (upon completion employees received a goodie bag).
- Employee Appreciation: Acknowledging an employee's birthday by mailing a birthday card with the City Manager's signature on it. June birthday cards were mailed out.
- Implemented an Applicant Tracking Spreadsheet to track applicants.
- Attended Leadership Meeting

Other News:

- Continuing to work on the 12-month HR work plan
- Receiving ongoing training from the City Manager on budget planning and how to calculate salaries, for the upcoming 2025-2026 Budget.
- Ongoing networking with other local colleges and universities to establish a partnership for the City of York.
- Receiving ongoing training from BS&A when needed to ensure payroll efficiency.

Recruiting and Development:

Role	Vacancies	Closing Date	Resume Submitted
Police Officer	1	OTF	14
Police Lt. Training Officer	1	OTF	0
Public Utilities Director	1	OTF	12
Permit Technician	1	OTF	17
Main Street Coordinator	1	OTF	48
Utilities Maintenance Technician	2	OTF	1
Total	7		92

Total New Hires for June 2025: 1-Uncertified Police Officer, 1- certified police officer (waiting for release), 1- Dispatcher/Telecommunicator (start-7/1/25), 3- Recruit Firefighters (waiting for academy date)

Voluntary Turnover Rate for FY2025: 10%

Parks & Recreation

Maintenance/Facilities

- Maintenance staff are continuing their daily and weekly maintenance duties in the parks and facilities.
- Replaced mulch at the playground at the Rec Complex and placed mats under the swings and merry go round to prevent future ponding of water.

Athletics/ Programs:

- Completed tournament play for 15U baseball, 15U softball.
- Hosted York Police camp.
- Hosted 12U softball district all-star tournament. Held NSA adult softball tournament. Held a DC youth fastpitch tournaments June 13-15.
- The adult softball season began. Games are being played in York and Clover.
- Opened registration for fall sports. The deadline to register for t-ball, baseball, and softball is July 16th. The registration deadline for flag and youth football is July 30th.
- Held youth baseball and softball camp at YCHS. Over 80 players participated.
- Teams participated in district all-star tournaments. York's 10U softball placed third in their tournament. York's O-zone baseball team also placed third in their district tournament

Projects:

- **Wooded Valley Park:** We held our "kick off" meeting for Wooded Valley Park. This newly renovated park will consist of a new playground system, shelter, walking trail, landscaping, and a parking lot.
- **Green St. Park:** Crews are currently installing the railing along the ADA sidewalk. This is the last component to complete this park renovation.

Planning & Zoning

➤ Permits, Site Plan Reviews, Inspections, Enforcement Data, and Impact & Capacity Fees

- Residential Construction Permits Issued: 47
- Commercial Construction Permits Issued: 10
- Construction Inspections Total: 480
- Certificate of Occupancy or Completion Issued: 48
- Code Enforcement Violations/Notifications: 42
- Total Impact Fees Collected: \$100,631
- Total Capacity Fees Collected: \$107,670

➤ Board & Commission Meetings Highlights/Updates

06/09/2025 - (Board of Zoning Appeals):

- Special exception application from Trinity United Methodist Church to operate a preschool at 22 East Liberty St (referenced by YC Tax Map Id # 0701101015) – **Approved**

06/02/2025– (Board of Architectural):

- 1530 East Alexander Love Highway – White Rose Dental – Multitenant building - **Approved**
- 960 East Liberty Street – Wendy's – Signage re-facing & landscaping - **Approved**
- 218 North Congress Street – Accessory building - **Approved**
- 15 West Liberty Street – Driveway - **Approved**
- 315 North Congress Street – Porch railing - **Approved**

06/23/2025– (Planning Commission):


- Special exception application for apartment project on South Pacific Avenue near Hunter Park & Monterey Park Subdivisions – **Recommended denial**
- Proposed amendment to list of allowed uses in the B1 – Central Business Zoning District – **Deferred**

Ongoing Developments Overview

NAME	LOCATION	ZONING	TOTAL UNITS	STATUS
Monterey Park	South Pacific and Hunter Street	R-5	157 Single Family Detached	The project is mostly completed.
Austen Lakes Phase 5	Black Highway	R-5	62 Single-family Detached	The project is completed.
Abrial Ridge	Lincoln Road	R-5	128 Single-family Detached	The project is mostly completed.
Fergus Crossroads	Alexander Love Highway near Cooperative Way	PUD	243 Single-family Detached 110 Townhomes 3 Commercial parcels	Bonded final plat approval has been given to the 1st and 2nd phases.
Wilkerson Place	Cooperative Way	PUD	123 Single-family Detached 22 Townhomes 7 Commercial parcels	The project is mostly completed.
The Landings at White Rose	McFarland	R-5	40 Townhomes	The project is mostly completed.
The Trails at Asbury Ridge	Black Highway & Alexander Love Highway	PUD	152 Single-Family Detached; 3 Commerical out parcels	Final plats for Phase 2 and Phase 3 have been approved.
Cannon Village	Fourth and Fifth Street	R-5	100 Single-family Detached 109 Townhomes	Preliminary plat is conditionally approved. Site work has begun.
Tradition at Spring Lakes	Springlake Road and Blessed Hope Road	R-5	153 Single-family Detached	Preliminary plat is conditionally approved. Site work has begun.
Bellina	Hunter Street near Hunter Street Elementary	R-5	75 Single-family Detached	Final plat has been approved
Brighton Springs	Highway 5 near Park Place Road	R-5	173 Single-family Detached	Preliminary plat is conditionally approved. Site work has begun.
Pinckney Road PUD	Highway 321 and Old Pinckney Road	PUD	156 Townhomes 126 Single-Family Detached 1 Commerical parcel	Preliminary plat has been conditionally approved. Site work has begun.
Ratiff Heights	Kings Mountain Street/Carroll Avenue	R-5	133 Single-Family Detached	The preliminary plat submittal has been reviewed and Staff comments issued.
McFarland Estates	Devinney Road and McFarland Road	R-5	159 Single-Family Detached	The final plat for phase 1A has been approved.
Alexander Cove	Alexander Love Highway	R-9	TBD	Annexation/rezoning application has been approved. The conceptual site plan for the townhome project is under review.
Miller Meadows	Highway 5 near Park Place Road	PUD	TBD	Annexation/rezoning application has been approved. The conceptual site plan for the project is under review.
McCutcheon property	Chester Highway near Jefferson Elementary School	PUD	TBD	Annexation/rezoning application has been approved.

Public Works

CITY OF YORK PUBLIC WORKS DEPARTMENT REPORT 2025	
JUNE 2025	
SANITATION (TONS)	
Residential	323
Commercial Garbage	292
Recycling	
Total Sanitation	615
TRASH (TONS)	
Brush	74
Trash	61
Leaf (Loads)	
Total Trash	135
STREETS	
Sidewalk (FT)	
Curb (FT)	
Asphalt laid (Tons)	
Storm Drain Maint	
Signs Maintained	4
Total Streets	4


 PUBLIC WORKS DIRECTOR

Public Utilities

- Work Orders
 - Created: 64
 - Completed: 30
 - Incomplete: 34 (32 pending water meter installs)
- Locate Tickets
 - Created: 440
 - Completed: 25
 - Incomplete: 415
- Hydrants
 - Maintenance has been working with the Fire Department flowing the hydrant in the city for annual compliance. A list of repairs is being generated and addressed as the budget allows.
 - City crews repaired two hydrants in March.
 - City crews flowed two Hydrants during repairs.
 - Flow testing has resumed.
- Safety
 - Utility Staff from Maintenance and the Wastewater Treatment Plant have begun weekly safety meetings. Staff meet for a minimum of 30 minutes to discuss the safety topic and record their attendance for Risk Management.
 - Daily tailgate meetings for the day's tasks are held every morning before beginning work.

Water & Wastewater Distribution Monthly Data Overview

CITY OF YORK UTILITIES DEPARTMENT REPORT June 2025				
	This Month	Last Month	This Month Last Year	Year to Date
	June 2025	May 2025	June 2024	2025
Treatment (1,000 gal.)				
A. Water Treated			0	0
B. Sewage Treated	29,703,000	29,281,000	31,856,000	293,731,000
Wastewater Sludge (tons)			0	0
System Growth				
B. Water Taps (units)	1	2	3	23
C. Line Extensions (ft.)	250	350	160	2000
D. Sewer Taps	1	2	2	21
E. Line Extensions (ft.)	80	60	60	370
F. Storm Drain Lines (ft.)	0	0	0	0
G. Irrigation Meter	0	0	0	1
System Maintenance				
A. Water Leaks	13	14	10	164
B. Sewer Repairs	2	4	0	22
C. Utility Cuts Made	1	7	5	75
D. Hydrants Replaced	0	0	0	1
E. Hydrants Repaired	0	0	0	1
F. Hydrants Flowed	4	8	5	63
G. Sewer line maintenance	22	38	25	217
H. Landscaped w/s cuts	10	14	0	81
I. Sand & Gravel (tons)	25	30	60	505
Meters				
A. Replaced	3	5	8	1268
B. Repaired	15	10	0	30
C. Flow Tested	0	0	0	10
D. Installed	25	19	15	203
Overtime (hours)				
B. Waste Water Plant	25.75	22	10	170.75
C. Utility Maintenance	18.5	18.5	21.75	120.25
E. Meter Reader	0.5	0	19.25	45
Total Overtime	44.75	40.5	51	336


 City Manager

Ongoing Developments & City Projects

Fergus Crossing

- Construction continues with minimal damage to Utilities.
- Hopper communities has applied for final plat of phase 3 and is in the bonding phase
- Construction continues in phase 4.
- Phases 1 and 2 are approaching closeout phase.
- Phase 1 and 2 retention ponds have been converted to permanent structures.
- Staff have been in touch with Hopper communities about the multitude of connection leaks on service lines.
- Construction in phase 3 continues.
- Plan review for the Commercial outparcels has been completed and comments sent in.

Wilkerson Place

- The project is nearing the completion threshold for close-out.
- Staff have begun preliminary walk-throughs for final punch list items.
- Ballast Ave. to the parking area on Switch St. will have final coarse of asphalt laid with signage for no construction traffic by the end of June.
- The project is nearing the completion phase.
- The final punch list for close out items will begin in September, they have reached the 95% build out phase.
- Conversions of storm water structures have begun; punch list items are being addressed.
- All common areas and punch list items have been completed for final close out.
- Topcoat of Asphalt was put down in November.

- The builder has been sent a Street Acceptance application.

Monterey Park

- Construction in phases 1 & 2 has been completed and the retention pond has been closed out by SCDHEC and converted to a permanent structure.
- Phases 3 & 4 are nearing completion and are close to project close-out.
- Staff have begun preliminary punch list items for repair.
- Punch list items are still being addressed.
- Stormwater retention ponds in phases 3 & 4 have been converted to permanent structures.
- Common areas and street trees are being addressed for final close out.
- The builder has been sent a Street Acceptance application.
- BMP's are being converted to permanent and final punch list items are being addressed.

Asbury Ridge

- Sink holes in the asphalt on Bezelle form after the heavy rainfalls from TS Debby.
- The city along with Century Communities met and inspected the areas, and the areas have been repaired.
- City staff will continue to monitor the area through later rain fall to see if the repairs hold up. Full depth patching of the areas will be required before the street can be approved.
- Phases 1 and 2 punch list items are still being addressed for close out.
- Phases 3 and 4 are approaching final build out.
- Asphalt repairs have been completed on Cashion Dr.
- Asphalt repairs on Sitka Dr. have been completed.
- Subdivision is approaching final close out.
- Topcoat of Asphalt was put down, curb and gutter close outs were completed for phases 1 & 2.
- Building continues in Phase 3.

Bellina Subdivision

- Stormwater infrastructure has been installed.
- Water and Sewer construction permits have been issued.
- Sewer infrastructure has been installed.
- Water infrastructure continues to be installed.
- Sub-grade and proof rolls for curbing have been completed.
- SCDOT encroachment permits for Hunter St have been issued for the water main tap.
- Subgrade proof rolls for the roadways continue to fail in areas, Joel E Wood & Associates have been contacted for recommendations to soil stabilization.
- If the proof rolls continue to fail staff will impose a stop work order until the roadways can pass.
- Trees have been removed on the Hunter St side for road widening.
- Water main on Hunter has been located and taps to the site should be completed in July.
- Water main taps on Hunter St. For the project have been completed.
- Proof rolls have passed, and base course asphalt has been laid.
- Sewer pressure testing has been completed and all passed.
- Permits to operate have been obtained.
- Hunter St. road widening is completed.
- Subdivision is ready for plat.
- Building has started in the subdivision.
- Building continues, Development signage and landscaping have been installed.

Brighton Springs

- Land clearing, and silt fencing has been completed. All BMP's have been constructed and seeded.
- Existing structures (2) on the site have been removed.
- The Main sewer connection to the 22" sewer main has been completed. Sewer infrastructure is under construction.
- Water infrastructure is under construction, Hwy 5 water tie in is being located.

- All power to the site has been de-energized and removed.
- Sewer infrastructure installation continues
- The water main on Hwy 5 has been located and taps for the project have been made.
- Water infrastructure is under construction.
- Roads are being constructed to final grade with proof rolls estimated in August.
- Proof rolls on subgrade and stone have been completed and passed.
- Meritage Homes is applying for plat on Phase 1 of the project.
- Residents in the Brookwood Subdivision experienced Storm damage due to undercut for a retaining wall. Meritage made the residents whole by restitution or remediation of all damages.
- Water and sewer testing have been completed for phase 1.
- Phase 1 asphalt has failures, and the spots are being addressed.
- Received the partial Permit to Operate phase 1 water and sewer.
- Phase 1 water infrastructure and leak issues are being addressed; this has delayed final plat.
- Phase 1 has been approved for final plat.
- The retention wall in phase 2 has been constructed and is completed.
- Proof rolls for curb and gutter have been completed, curb and gutter have been installed for phase 2.
- Subgrade proof roll for phase 2 streets has passed.
- Utilities and streets have been completed in phase 2.
- Proof Roll for base aggregate passed, paving is ongoing.
- Phase 2&3 water pressure testing for 2 and 24 hours passed.
- Both playgrounds and mail kiosks have been installed.

Pinckney Rd. PUD (Bellamore)

- BMP construction has been completed.
- Construction entrance on Pinckney Rd has been completed.
- Material submittals for water and sewer have been approved.
- Pump station submittals are still under review.
- The old 6" water main on Cedar St. was located and disconnected from the water distribution system.
- All areas have been seeded for erosion control.
- Sewer infrastructure is under construction.
- Sewer infrastructure is 100% completed, Stormwater infrastructure is 100% completed.
- Realignment for offsite water and sewer have been approved.
- Sewer Force main installation is complete.
- Water Infrastructure is 100% completed.
- Water and Sewer pressure testing for phases 1 and 2 has been completed and passed.
- The sewer force main to Devinny Rd. has been tested and passed. Proof rolls for curbing, sub-grade, and stone have been completed for phases 1 and 2, they are ready for asphalt.
- Asphalt for phases 1 & 2 has been laid.
- The pump station start up and inspection has been completed, Permits to Operate are being applied for.
- Permits to operate have been issued. A pre-construction meeting was held on 4/25/2025 at City Hall, MI Homes and City staff were in attendance. Building is set to begin in early May.
- Finished pouring sidewalks on 321 and Pinckney Rd.
- Signs have been completed.

Traditions @ Springlakes

- Construction entrances on Springlakes Rd. and Blessed Hope Road have been installed.
- Land Clearing and silt fencing are underway on the Springlakes Rd side of the project.
- Silt fencing has been installed; BMP's have been completed.
- Final grubbing of the site has been completed.
- Stormwater infrastructure is under construction, the final BMP is close to completion.
- BMP's have been completed.
- Stormwater infrastructure is at 80% completion, Sewer Infrastructure is at 70% completion.
- Off-site sewer construction is underway.
- Sewer in phase 1 has been completed; offsite sewer installation has been completed.
- Stormwater in phase 1 is complete. Phase 2 construction continues.

- Water main connection on Blessed Hope Rd. is underway.
- Water and Sewer installation is nearing completion for all phases of the project.
- Stormwater is nearing completion in phase 2.
- Sewer has been installed in Phase 3.
- Mowed overgrown lots phase 2.
- Finished phase 3 grading.
- 72" RCP culvert has been installed at the creek that connects phases 2&3.

McFarland Estates

- Stormwater infrastructure has been completed.
- Water infrastructure is at 75% completion.
- Sewer Infrastructure is at 50% completion.
- Curbing and Subgrade proof rolls have been performed in Phase 1A.
- The base layer of asphalt for phase 1A has been laid.
- The curbing proof roll for phase 1B has been completed.
- The water main on Liberty St. has been located, excavated, and tapped to serve the site.
- Stormwater, Water and Sewer infrastructure continues for all phases.
- Water and Sewer testing will begin in May for phase 1A.
- Water and Sewer has been halted until the correct permitting has been submitted to the city.
- Water and Sewer permits for Phase 1A have been obtained.
- Phase 1 is ready for plat.
- Water and Sewer permits for phase 1B have been obtained.
- Phase 1B is ready for plat.
- Construction in phase 1 continues.
- Reviews and Comments have been completed on the Amenities Center.
- Phase 2 water and sewer installation is completed and is in the testing phase.
- Reseeded eroded areas from the 5/5/2025 rainfalls.
- Clean-up has begun for construction debris.
- Phase 2 proof roll for curbing has been completed and curbing installed.

Cannon Village

- A preconstruction meeting was held on site Thursday March 28, 2024 @ 10:00 am.
- Clearing, grubbing, and silt fence installation has begun.
- Construction entrance has been completed.
- Clearing for the remainder of silt fence and erosion control continues.
- BMP 1a has been completed with work continuing BMP's 1b and 2a.
- Lot pads are under construction.
- Water and Sewer installation is underway in phase 1.
- Grading for building pads has begun
- Stormwater infrastructure is underway in phase 2
- Soil stabilization for roads has begun.
- Casings for water mains have been installed.
- BMP's are being stabilized.
- Lime has been added for soils stabilization.
- Proof roll for curb phase 1 Townhomes passed and curbing installed.
- Subgrade and aggregate proof rolls passed for phase 1 Townhomes.
- Waterline extension from Rec Center to Hunter St. completed.
- Proof roll for phase 1 curb passed, curbing has been installed.
- Proof roll for base aggregate phase 1 passed, asphalt has been installed.
- Construction entrance for phase 1 townhomes has been installed.
- Waterlines are being installed for phase 1.
- 5th St pump station upgrade estimates have been sent to the developer.

Filbert Hwy/Larson Rd. light industrial

- The city 3-acre parcel is being re-surveyed, and we are awaiting the report from the surveyor.

- Lift Station construction has begun.
- Proof rolls for curbing sub-grade have been completed.
- Water main tie in has been completed to the site.
- Curbing has been installed.
- Subgrade and stone base proof rolls for the roadway have passed.
- A base layer of asphalt has been laid.
- Water and Sewer testing has been completed and all passed.
- Proof rolls on Larson Rd. have passed. Asphalt has been completed.
- Preliminary pump station start-up was completed, and the station is ready for DES inspection for permitting the system.
- The system is ready for final close out and acceptance.

Capital Program Management

Initiatives:

- The Wellness Committee hosted an Employee Wellness Fair on June 20th
- Comprehensive Plan and Downtown Master Plan Community Meetings held June 26th and June 27th
- Created hiring brochures for key director positions open in the City of York.
- Met with Catawba Regional Council of Governments to discuss grant funding for upcoming projects.
- Began the FY25-26 Budget Booklet.

Capital Projects Table:

- Refer to the Q3 Project Strategy Report here: [Q3 Project Strategy Report](#)



Thank you for your time, and I hope you enjoyed this month's update!