



# MANAGER'S REPORT

September 5, 2025

Prepared by:  
Town Manager Mike McLaurin

**The Manager's Report is distributed twice monthly on the weeks opposite the Town Council meetings. The purpose of the report is to provide the Town Council and Indian Trail residents with an update on projects and other activities happening throughout the Town.**

**The next Manager's Report is scheduled for Friday, September 19.**

## **Administration Department**

- Staff prepared the agenda packet for the Sept. 9 Town Council meeting.
- On Aug. 27, Mayor Cohn, the Town Manager, and the Communications Director attended a Public Policy Luncheon hosted by the Union County Chamber. County Manager Brian Matthews gave a State of the County update.
- The 2025 Citizens Academy kicks off on Monday, Sept. 8, and will run for eight weeks. We are excited to launch this program.
- The next Coffee with the Mayor is on Thursday, Sept. 18, from 9-10 a.m. at Chestnut Square Park. Breezeway Coffee Roasters, whose roastery is located in Indian Trail, will provide the coffee.
- The next Facebook Live is on Thursday, Sept. 25, at 1 p.m. with guest Phillip Hinson, Deputy Director of the Union County Board of Elections.
- In partnership with the Charlotte Knights, Indian Trail invites the community to a Town Takeover at Truist Field on Friday, Sept. 19. Discount tickets are \$23.77 each, including taxes and fees. Purchase tickets at <https://bit.ly/4mmZn16>.
- Staff held orientation for Natasha Melton, our new Revenue Technician, and CJ Rowell, our new Streets and Drainage Maintenance Technician.
- Staff held internal interviews for the Code Enforcement Officer position.
- Staff continue to hold interviews for the Right-of-Way Maintenance Technician position(s).
- A flu shot clinic for staff is scheduled for Oct. 7.

## **Finance & Tax Departments**

- Tax bills were mailed the week of Sept. 1.
  - Total tax billed: \$14,579,494.73
  - Total stormwater billed: \$1,758,075.45
  - Total gap billed: \$21,504.49
- Overall tax collection is 0.33% (tax revenue budget: 0.33% collected; stormwater revenue budget: 0.36% collected).
- Staff continue to work with the auditors to wrap up any outstanding questions.
- Banking RFPs are due to the Town Hall before Sept. 12 at 4 p.m. The committee will start the RFP review the following week.
- Staff continue to work on the FY 26 budget book.
- Staff have made progress in setting up a few vendors for EFT payments and continue to work on converting others.
- Staff continuously complete journal entries, process account payables, and budget amendments as needed.

## **Parks & Recreation Department**

- Planning continues for 2026. If the Mayor, Council, or the community have any suggestions, we welcome them at this time.

## Planning Department

- CZ 2025-0036 Meaders Haywood Rezoning was unanimously recommended for approval by the Planning Board on Aug. 19. This public hearing is scheduled for the Sept. 9 Town Council Meeting.
- ZM 2025-0057 Pennington Secrest Rezoning was unanimously recommended for approval by Planning Board on Aug. 19. This public hearing is scheduled for the Sept. 9 Town Council Meeting.
- CZ 2025-0080 – 1830 Waxhaw Indian Trail Road request to rezone from SF-1 to CZ-NBD for the redevelopment of the property for a neighborhood business. This project had community meetings on Aug. 25. There were a variety of concerns regarding this request, including traffic. The applicant has requested a two-month deferral in order to work with NCDOT on the traffic concerns and what specific improvements will be required.
- ZM 2025-0031: A portion of the Brickyard Site is to be conveyed to Charlotte Pipe & Foundry. This is scheduled for the Oct. 21 Planning Board meeting.
- GS Trucking & Hauling LLC has submitted for a sketch plan review for a contractor storage yard off Orr Road. This is in response to an active Code Enforcement case for work without permits.
- Staff met with two different developers on separate sites for hotel feasibility. Staff believe this is in response to the Crooked Creek Interceptor project moving forward and anticipating construction being completed in Spring/Summer of 2026.
- Staff are working on finalizing the details of the Citizens Academy presentation and activities.
- Staff are working with the State Demographer to finalize last year's annexations and population estimates.
- Code Enforcement completed a large abatement on Bethel Lane this week. This is a continued effort to clean up this area with more enforcement measures planned in the near future.

## Engineering Department

- Indian Trail Road Complete Street Phase 1: Staff are waiting to hear back from CSX on our updated site plan. NCDOT is requiring an updated review.
- Chestnut Square Park Phase 2B: The project is on hold until the Community Center site analysis is completed.
- Chestnut Square Park New Access Road: The project is in the design phase.
- Chestnut Parkway Phase 3: All exposed subgrade has been paved over with the initial lift of asphalt pavement. The concrete curb is nearly complete. More paving will occur this week and next.
- ARPA Stormwater Improvements Project Phase 2: The contractor has completed the punch list items. The contract will stay open so the contractor can replant the slopes in September.
- Bow Brook Trail and Pioneer Lane Culvert Replacement Project: Staff held the mandatory pre-bid meeting last week. The bids are due on Sept. 10. This project will go before the Council on Sept. 23 for the contract award as long as the Town receives a minimum of three bids.
- Pickleball Courts at Crooked Creek Park: The design is complete and has been sent to the Town and County for permitting approval. Field work will start soon.
- Additional Items:
  - Staff are still actively reviewing fiber company encroachment installation plans throughout the Town limits. Currently, the Town has three fiber companies doing installs (Ripple, Gigapower, and Windstream).
  - Staff are scheduling a meeting with Windstream. They want to move forward and complete work in several Indian Trail subdivisions.
  - Staff are working with the Heritage developer to close out this subdivision. The developer has begun installing the necessary items to convert SCMs (wet ponds) into the permanent phase.
  - Staff are actively approving housing C/Os on five active subdivisions.
  - The FY 25/26 Resurfacing Contract advertising has been pushed to a late September/early October timeframe.
  - Staff are actively working with a couple of property owners on small stormwater improvement projects.

## Public Works Department

- Solid Waste:
  - Staff are working through an increase in requests for services. This is generated by new home construction.
  - Staff completed the annual Solid Waste Report.
  - Staff are working through training new staff on solid waste operations.
- Parks:
  - Staff are working to complete larger projects at the parks, including adding additional power for the scoreboards, an overhaul to the sand volleyball courts, batting cage upgrades and repairs, HVAC repairs at the crow's nest, installing additional park features, and adding additional conduit for upgraded fiber installation that will add internet and cameras to more areas of Crooked Creek Park.
  - Staff completed the removal of two fallen trees from the park.
  - Staff completed ongoing maintenance, including equipment and daily field preparation.
  - Staff completed preparations for a tournament at Crooked Creek Park.
- Streets and Drainage:
  - Staff replaced a large section of sidewalk along Indian Trail Road.
  - Staff repaired a sidewalk in Brandon Oaks.
  - Staff replaced an ADA mat along Rogers Road.
- Stormwater
  - Staff cleaned a culvert at Clearwater Drive.
  - Staff performed mowing and upkeep for the 1<sup>st</sup> Avenue water quality feature.
  - Staff completed a stormwater repair along Windjammer.
- Right-of-Way:
  - Staff continue mowing and litter collection along several NCDOT and Town-maintained roadways.
- Buildings/Grounds:
  - Safety and security upgrades are now in the construction phase at the Town Hall.
  - Staff performed vehicle and equipment maintenance on several pieces of equipment.
  - Staff completed ongoing maintenance and all daily tasks.
  - Fall tasks related to lawn maintenance are underway at several Town facilities.
- Other
  - Staff are going through training on a new program to assist in forecasting upcoming capital needs as it relates to our facilities and parks.
  - An Emergency Operations Plan is planned for adoption at the next Town Council meeting.

## American Rescue Plan Act (ARPA)

- The final stormwater project related to ARPA funds is nearly completed.

## Upcoming Events

Events	Day/Time	Location
HITS After Six	September 18   6-9 p.m.	Chestnut Square Park

## Stay Connected!

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[www.indiantrail.org](https://www.indiantrail.org)