

SKY VALLEY TIMES



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Sky Valley's Vision

Our Vision

- Responsive, Quality Service
- Protection of our Resources
- Integrity and Innovation in City Government
- Sky Valley, a world-class city



Sky Valley's Mission

Our Mission

- To enrich the quality of life for our citizens
- To protect and enhance our scenic beauty
- To ensure a safe and secure community
- To enhance our resources
- To develop and follow a vibrant plan for our city's future

Mayoral Comments

From the Desk of Mayor Hollie Steil

Dear Sky Valley Community,

I wanted to take a few moments to write about the city discussions about bringing a sanitary sewer system to Sky Valley and future development.

The current council has worked very hard for years to upgrade our neglected and aging infrastructures which would include our septic systems located in our main valley. We continue to have sewage coming to the surface around our golf course, many of our condos, the grounds around the Golf Maintenance building, and from the TimeShares facilities. This certainly presents a health issue for our citizens, visitors, and environment.

Multiple studies conducted by various engineering firms and an EPD decade old study have found aging septic systems (many over fifty years old), in our central valley area, contribute to the release of E. coli, and nitrate pollution in the Mud Creek Watershed.

These studies indicate facilities in the valley may lack adequate space to replace failing septic fields, which could lead to actions from the health department such as condemnation or non-occupancy orders.

As a result of these findings, the city applied for potential grant funding to construct a sanitary sewer plant to avoid placing a financial burden on city taxpayers.

The city has secured a \$3 million federal grant and is expecting an additional \$2 million grant to fund a sanitary sewer plant in the valley/Mud Creek Watershed. Council members plan for property owners joining the designated sewer district to be exempt from tap-on, impact, or septic abandonment fees. Current homeowners and condominium owners who choose to connect to the sewer service after the initial construction period, along with developers, will be required to pay fees.

Mayoral Comments

From the Desk of Mayor Hollie Steil

Reducing the capacity of the sewer plant, which lowers the construction costs while still being able to serve our sewer district customers, and monies from our special local option sales tax funding have been designated as available revenues for possible construction overrides.

Representatives from Sky Valley Country Club, Valley View Condos, Time Shares, and private residence owners have informed the city of their decision to join the new sewer plant. Monthly service fees for sewer use will be allocated to cover the maintenance and operational expenses of the sewer plant.

Private property owners in Sky Valley have the right to develop their land. Many current residents have expressed their desire for new development which includes more housing options. The creation of a small Sky Valley Town Center has strong support.

Our city government will adhere to zoning, building, and permitting codes to oversee development and regulate density. Developers in Sky Valley have indicated plans to construct projects that contribute and showcase our unique community. They have noted their intention to use sewer services if accessible, or alternatively, to install septic systems or individual sewer systems if necessary for project completion.

Please feel free to contact our City Manager, Council members or me with any questions or suggestions for the successful future of our beloved city.

Thank you, dear neighbors, for taking the time to read the Sky Valley Times.

As I like to say, THESE ARE EXCITING TIMES IN SKY VALLEY.

Hollie

Administration

From the Desk of Jason Streetman

October: A Time of Change and Color

With the October edition of the Sky Valley Times arriving — and October being one of my favorite months — I wanted to share a few fun facts and reflections about this special time of year.

Nestled between September and November, October marks real seasonal change around the world. In the northern hemisphere, fall is in full swing — cooler nights, brilliant foliage, and harvest festivals everywhere. Here in North Georgia, the color of the mountains is simply breathtaking. Meanwhile, in the southern hemisphere, it's springtime — a season of warmth, sunshine, and renewal.

The name “October” comes from the Latin octo, meaning “eight.” It was originally the eighth month in the ancient Roman calendar before January and February were added. The Anglo-Saxons called it Winterfylleth — the month when winter began with the first full moon — while others called it Wyn Monath, or “wine month.”

October also brings the Hunter's Moon, the Orionid meteor shower, and festivals like Oktoberfest in Germany and, of course, Halloween, whose roots trace back to the Gaelic festival of Samhain.

In these busy times, October reminds us to pause — to step outside, breathe the crisp air, and take in the beauty and bounty of fall.

Until next time,
Jason

Code Enforcement

From the Desk of Jim Pyburn

It's hard to believe that we are several weeks into autumn. Pumpkins, corn stalks, apple pie, football, colorful fall leaves and already smoke rising from some Sky Valley chimneys with occasional chilly mornings. Though all seasons in Sky Valley are beautiful, this is my favorite.

An important reminder to protect your property as we go into colder months, especially for those of you that are locking up and going away to warmer climates until next "season":

IF YOU ARE LEAVING FOR THE SEASON

Winterize your house before you leave

- Disconnect and drain outdoor hoses
- Insulate exposed pipes
- Shut off the main water supply at the street and at the house
- Drain the system

LIVE HERE FULL-TIME: BEFORE COLD WEATHER SETS IN

- Eliminate sources of cold air near water lines
- Plug drafts around doors
- Identify your home's freezing points
- Know how to shut off your water
- Protect your pipes, wrap them in insulation

WHEN TEMPERATURES STAY BELOW FREEZING

If pipes run through cabinets or vanities, open the doors

Keep water moving through the pipes allowing a small trickle to run

BUT IF YOUR PIPES DO FREEZE

- Shut off the water immediately
- Thaw pipes with warm air, hair dryer or space heater
- Do not leave space heaters or open flames unattended

Public Works

From the Desks of Jerry Shope and Cody English

1. Overview

This report summarizes the routine maintenance activities completed by the City of Sky Valley Public Works Department for the third quarter of 2025. The department continued to perform regular maintenance on streets, parks, facilities, and utilities to ensure the safety and functionality of city infrastructure.

2. Street and Right-of-way Maintenance --Tasks Completed:

- Pothole repairs completed on Bayberry Lane, Fairway Lane, and Forest Court
- Drainage inlets cleared of debris in preparation for seasonal rain.
- Leaf removal from city streets
- New paving of Red Wolf Trail, approximately 700 feet of Bayberry Lane, and Knob Drive approximately 600 feet past Bayberry Lane. (FUNDED BY TSPLOST)
- Bi-Weekly mowing and weed eating
- Trash and Recycle collections.
- Tree trimming and Flail mowing.
- Irrigation system inspection.

Routine Equipment Maintenance:

- Regular oil changes
- Tire rotation
- Off-road equipment weekly checklist
- On=road vehicle weekly checklist
- Tire replacement on 2019 Ram 1500, 2012 Ford F350, 2022 Ford F250, Zero turn mowers

3. Facilities Maintenance --Tasks Completed:

- Pressure washing of City Post Office.
- Minor electrical repair at Well #8.
- Cleaning Public Works Facility weekly
- Cleaning all well houses weekly

Public Works

4. **Water** --Tasks Completed:

- Pressure Reducing Valve pit inspections
- Leak detection monitoring
- Chemical reading daily at all well houses
- Replacement of well #7 motor, pump, and piping followed by mandatory bacteria sampling. (bacteria sample results are negative)
- Well #2 motor and pump replacement followed by mandatory bacteria sampling (bacteria sample results are negative)
- Minor leak repairs
- All scheduled routine sample requirements through EPD (Environmental Protection Division) are up to date and results are compliant.

5. **Upcoming Work / Scheduled Projects**

- Annual leaf vacuuming to begin November 10th.
- Replace damaged drainage culvert on Cobblewood Lane at intersection, West Sugar Bush Buttermilk intersection,
- Continue water leak monitoring.

6. **Summary**

Overall, maintenance operations were completed on schedule with no significant issues. Routine activities continue to support infrastructure reliability, public safety, and community appearance. Public Works would like to thank everyone that attended the annual Fall Fest and the volunteers that helped make it a success. We are also grateful for the continued support from City Officials, staff, and citizens of Sky Valley.

Submitted by: [Jerry Shope]

Public Works Director

svpwdirector@gmail.com

[Cody English]

Water System Coordinator

svgawater@gmail.com

Police Department

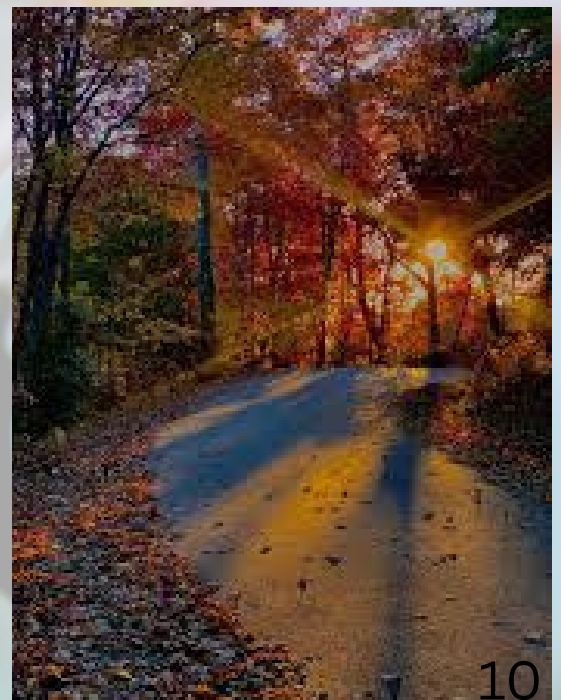
From the Desk of Chief Ron Baumes

As we enjoy the beautiful fall season, please be mindful of "leaf lookers" on our roadways. It is not uncommon to come around a curve and find a vehicle stopped in the road with the driver or passenger taking pictures of the changing leaves. Your awareness helps ensure everyone's safety.

I also want to address the fallen leaves on the roadway. At times, driving on them can be like driving on ice. If you find yourself sliding, remain calm. Do not immediately adjust your speed; changing the momentum of the sliding tires will only cause them to continue sliding. When you feel like the tires are contacting the pavement, then you can let off the gas and regain your composure. This sounds easy, but it goes against your natural instinct to get off the gas and hit the brakes, which would only contribute to uncontrolled sliding.

As always, feel free to reach out to me with any questions or concerns at 706-408-3024. To contact the On-Duty Officer, 706-408-1026.

Be safe,
Chief Ron Baumes



City of Sky Valley

Unpaid Property Tax 2014-2024

RECEIPT	TAXES	FEES	PENALTY	INTEREST	COSTS	TOTAL
2014	97.86	0	9.79	80.79	22	210.44
2015	178.83	0	17.88	131.64	324	652.35
2016	283.06	0	9.98	121.79	445.85	860.68
2017	275.48	0	41.34	103.47	1,652.00	2,072.29
2018	288.16	0	14.41	106.6	3,290.52	3,699.69
2019	279.39	0	13.96	76.44	50.68	420.47
2020	279.39	0	0	40.6	48	367.99
2021	516.63	0	25.81	48.42	231	821.86
2022	736.59	0	36.84	103.36	2,120	2996.79
2023	1,146.85	0	0	142.74	516.4	1,805.99
2024	10,650.69	0	0	356.12	1,827.00	12,833.81
TOTAL	\$14,732.93	\$0.00	\$170.01	\$1,311.97	\$10,527.45	\$26,742.36

Housing & Development Departmental Data Report		For month ending Septemer 30, 2025	
	Sept. 2025	YTD	2024 YTD
New Residential & Commercial permits issued	1	2	3
All other addition, remodel and repair permits	19	105	122
Certificates of Occupancy issued	0	8	4
Total New Construction not yet finalized	3		0
Total Other Construction not yet finalized	26		0
Notices to Comply issued	0	8	5
Stop Work Orders issued	1	4	0
Tree Cutting permits issued	10	74	77
Code & Ordinance Violations cited	0	1	4
Fees Collected			
	Sept. 2025	YTD	2024 YTD
New Residential or Commercial Permits	\$0.00	\$6,172.00	\$12,774.00
Other Addition, Remodel, Repair Permits	\$700.00	\$9,112.00	\$11,712.00
Tree Cutting Permits	\$825.00	\$6,150.00	\$6,905.00
Land Disturbing Permits	\$0.00	\$0.00	\$0.00
Fines Collected for Ordinance Violations	\$100.00	\$1,100.00	\$400.00



Police Department

Monthly Count Sheet, September 2025

YTD

Fire	0	4
Med Call	0	24
Accident	1	18
Family Viol.	0	3
Fight/Assault	0	0
Death/Suicide	0	0
Missing Person	0	0
Burglary/Break in	0	0
Theft	0	2
Susp. Activity	2	11
Susp. Person	4	27
Susp. Vehicle	2	16
Alarm	0	20
Investigation	1	18
DUI/PUI	0	0
Drug Related	0	0
Juvenile	0	1
Traffic Control	0	18
Traffic Stop	55	546
Warning	23	210
Citation	32	336
Mutual Aid	3	47
Animal	7	28
Lost and Found	0	2
Complaint	0	0
City Ord.	0	9
Public Assist	17	229
Resident Check	2,439	24,235
Business Check	2,769	19,015
Welfare Check	2	60
Visitor Escort	7	58
Arrest	0	1
911 Calls	26	295
Mileage	6,468	52,833

Events

**Join us on October 22, 2025, from
3:00 to 5:00 PM at the
Sky Valley Chapel.**

**The Sky Valley Property Owner's
Association (POA) welcomes you to
attend a Q&A Forum with the
candidates in the upcoming
Sky Valley election.**

**Have a question you'd like to ask?
Please send it to Grace Guess at
guess_grace@hotmail.com for
consideration.**

Events

**The last Garden Club Meeting of the season is
Wednesday, October 22, at 10:00 AM at
the Sky Valley Country Club.**

**The program is “Native Trees and Shrubs for the Home
Garden”, with Jack Johnston, Native Plant Propagator.**

**For additional information,
contact skyvalleygardenclub@gmail.com.**



A Big Thank You to the Sky Valley Garden Club

We'd like to extend a heartfelt thank you to the Sky Valley Garden Club for planning and creating the beautiful fall decorations throughout our city — from the entrances to the neighborhoods and street corners. Your hard work and creativity bring so much seasonal charm to Sky Valley. You play such an important role in keeping our city looking its best, and we truly appreciate all that you do!

Events

Halloween on Main (Highlands, NC)

On October 31, downtown Highlands transforms into a festive, pedestrian-only zone from 6–8 PM, offering family-friendly entertainment, candy from local merchants, live music, a DJ, and refreshments like hot chocolate and hot dogs.

Mountain Country Christmas in Lights (Hiawassee, GA)

Taking place November 18–December 23, this festive light display is a favorite family activity for the season.

Highlands Food & Wine Festival

A premier culinary and music experience, the 10th annual festival runs from Thursday, November 13 through Sunday, November 16, 2025

Light Up the Park & Main--Highlands, NC

Kicking off the holiday season, town and park lighting happen Saturday, November 29, 2025

Winter Wonderland — Night One – Franklin, NC

Date: Saturday, November 29, 2025 (5:00 PM – 8:00 PM)

Downtown transforms into a festive Winter Wonderland with enhanced holiday décor, live seasonal music at the gazebo, carriage rides, merchant sales, and a Tree Lighting Ceremony at 7:00 PM₁₆





DATE:	NOVEMBER 1, 2025
TIME:	10:00 AM - 5:00 PM
VENUE:	RABUN COUNTY CIVIC CENTER PAVILIONS



THANKSGIVING
Gather at Lake Rabun Hotel!

NOVEMBER 27
11:30 AM -5:00 PM

\$75/ADULT \$35/CHILD UNDER 8

~

THANKSGIVING BUFFET FEAST
CARVING STATION | CRAFT COCKTAILS
WINE SPECIALS

Call 706-782-4946 to reserve!
\$75 nonrefundable deposit upon booking.
This will be fully credited to your meal.

**Highlands
Christmas
Parade**

A festive downtown parade is scheduled for Saturday, December 6, 2025

**Winter Wonderland —
Night Two Franklin,
NC**

Date: Saturday, December 6, 2025 (5:00 PM – 8:00 PM)

The second evening of Winter Wonderland continues the festive fun downtown with new features, Santa appearances, and holiday cheer.

**Lighting of the
Menorah Highlands,
NC**

Celebrating the first night of Hanukkah, this event will be held on Sunday, December 14, 2025

**New Year's Eve – 12th Annual
Ruby Drop – Franklin, NC**

Date: Tuesday, December 31, 2025
(starts at 8:00 PM)

Usher in 2026 with Franklin's iconic Ruby Drop celebration downtown. There are two Ruby Drops—one at 9:00 PM geared toward families, and the main drop at midnight—along with live entertainment. 17

When to See Fall Foliage in North Georgia: A Guide to Peak Leaf Season

Each year, as summer fades and cooler temperatures settle into the mountains, North Georgia transforms into a vibrant tapestry of gold, orange, and crimson. For locals and visitors alike, fall foliage season is one of the most breathtaking times of year to explore the region. But when exactly is the best time to see the show?



**North
Georgia Peak
is Late
October -
Early
November**

Peak Foliage Timing

The timing of peak color varies slightly depending on elevation and weather patterns, but generally, mid-October to early November is the sweet spot in North Georgia.

High elevations (such as Brasstown Bald, Black Rock Mountain, and Sky Valley) typically peak earlier, between October 15 among fiery reds and golden yellows.



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Where to Go for the Best Views

Some of the most popular destinations to enjoy fall foliage in North Georgia include:

- **Sky Valley** – Georgia's highest city offers sweeping mountain views, hiking trails, waterfalls, and scenic overlooks surrounded by vibrant autumn color.
- **Tallulah Gorge State Park** – Known for its dramatic cliffs and waterfall views, especially striking against fall's warm palette.
- **Black Rock Mountain State Park** – At over 3,600 feet, it's one of the best places to catch early color.
- **Richard B. Russell Scenic Highway** – A beautiful drive through the Chattahoochee National Forest.



Plan Your Trip

Fall color doesn't last long—just a few short weeks. If you're planning a visit, aim for the third or fourth week of October for higher elevations and the first week of November for lower valleys.

Whether you're hiking a forest trail, driving a scenic byway, or relaxing on a porch with a view, fall in North Georgia is something truly special. Don't miss the chance to experience the mountains at their most magical.

**SKY VALLEY NON-PARTISAN
MAYOR & CITY COUNCIL**

EARLY VOTING DATES

10/14/2025 - 10/18/2025 9:00 AM - 5:00 PM

10/20/2025 - 10/25/2025 9:00 AM - 5:00 PM

10/27/2025 - 10/31/2025 9:00 AM - 5:00 PM

LOCATION

**RABUN COUNTY ELECTIONS CENTER
184 S MAIN ST. SUITE 102
CLAYTON GA 30525
706-782-1878**

For More Information or Questions

Please Call: 678-314-2109 or 678-333-4719

Hollie Steil, Sky Valley Mayoral Candidate (Incumbent)

My husband and I discovered Sky Valley in 1991, built our home in 2005, and have lived here full-time since 2013.

I believe it is everyone's duty to become involved and committed to helping their community. I continue to be actively involved in many local organizations and have held leadership roles in these community groups such as the Sid Weber Memorial Cancer Fund, the Sky Valley Garden Club, the Rabun County Music Festival, the Art League of Highlands, and the Sky Valley Hay Bale Trail and Fall Festivals.

With nearly forty years as a school administrator and advanced leadership degrees, I have worked with local and state governments to secure grants for projects including our city infrastructure, equipment upgrades, and City Hall improvements.

It's been an honor to work with the council and city staff on Sky Valley's strategic vision and future plans. The Council and I are committed to shaping a dynamic future for our city by thoughtfully incorporating feedback from residents and citizen committees, continuing to secure grant funding for our projects, consulting with experts and gathering relevant data, while ensuring all decisions are aligned with the city's established vision and mission.

Continued on the next page...

Hollie Steil, Sky Valley Mayoral Candidate

The November election results will determine the future of Sky Valley for generations to come.

The Council is investing \$5 million in grants for a sanitary sewer plant to protect health and the environment and will work with developers to preserve Sky Valley's character while addressing our current and future residents' needs.

- Multiple studies beginning in 1999 indicate our septic systems, particularly those serving multiple families in our central valley, are continuing to work improperly and/or fail. These septic systems cannot be relocated or repaired and would be subject to state condemnation.
- Pollution (including E. coli) of the Mud Creek Watershed continues to rise yearly due to septic failures. This presents a health and safety risks for our citizens and environment.
- Grant funding will pay for the sewer plant construction expenses, whereas user Tap Fees and monthly service charges will support ongoing operations and maintenance.
- Property owners have the legal right to develop their property within the existing zoning and city regulations. Eliminating that right without compensation would put the city into legal and financial jeopardy.
- The city will collaborate with our citizens and developers to preserve our city's character and charm for current and future residents while regulating density.

Benita Cotton-Orr for Sky Valley Mayor

Platform: “Preserving Sky Valley’s Heart and Future”

Benita Cotton-Orr is the founder and principal of High Grounds Consulting LLC, a Sky-Valley-based firm specializing in policy, communications and strategic public affairs.

The native of South Africa immigrated to the United States in 1986. She spent 13 years at the Atlanta Journal-Constitution, leaving the AJC Editorial Board to become vice president of the Georgia Public Policy Foundation. She resigned after 19 years at the Foundation to launch High Grounds Consulting. Benita and her husband, Scott, purchased their Sky Valley home in 2018 and made the move permanent in 2022. She created the “Sweet on Sky Valley” Facebook page and group, and she and Scott are active in the Country Club, Garden Club, and Golf Club.

A 2007 graduate of Leadership Georgia, Benita has a lengthy record of public service in Georgia. Among her current positions, she is a two-term member of the Georgia Advisory Committee to the U.S. Civil Rights Commission, a Fellow at Do No Harm medical and policy advocacy group, Chairman of the Rabun County Republican Party, and an active and respected grassroots leader in Georgia. On September 17, 2025, Georgia Senate Appropriations Committee Chair Blake Tillery announced he has asked Benita to help write the enabling legislation for the Senate Special Committee on Eliminating Georgia's Income Tax.

As Mayor, Benita will use her extensive network and experience in communications, public policy and the political arena to benefit all Sky Valley residents and property owners. Whether year-round or part-time, all Sky Valley’s taxpayers deserve to be included and informed.

Continued on the next page...

Benita Cotton-Orr for Sky Valley Mayor

Open government: A longtime champion of government transparency, Benita believes “Sunlight is the best disinfectant.” She is committed to transparency to the extent allowed by law; consistency in the application of ordinances; integrity in all dealings with government, citizens and vendors, and clarity and unambiguous communication of City Hall’s actions and decisions. Much discord results from the lack of information. For example, the City has yet to inform individual property owners who are included in the proposed sewer system.

Fiscal responsibility: A fiscal conservative, Benita will prioritize targeted, cost-effective responses to budget and infrastructure challenges. Specifically, it is unacceptable to implement a multi-million-dollar, septic-to-sewer plan based on a “feasibility study.” As mayor she will insist the City conducts a needs assessment: Identify the scope and extent of septic problems and whether and what property owners have done as remediation. Explore alternatives and whether the sewer proposal is using taxpayer dollars to resolve an insurmountable septic problem or is simply a new City revenue stream. Ultimately, Benita is skeptical that costs will stop at \$5 million, that only connected users will bear the cost, and that this exorbitant response is needed.

Responsible growth: A major concern is Merrill Trust’s multi-use development. Like many residents, Benita maintains the new urbanism village “concept” plan’s density will overwhelm our infrastructure. Property owners deserve an impact study to understand the consequences on the community: water, the environment, traffic, personnel, etc. We may not be able to prevent growth. Nor should we. But as chief policy advocate, the mayor has an obligation to exercise due diligence in ensuring Sky Valley grows responsibly, mindful of the serenity that drew us all here. Developers must return to the drawing board and show good faith by including the City and residents. We should not be surprised by developers’ plans, or facilitate unreasonable plans. “If you’re not at the table, you’re on the menu.” Vote for Benita. Vote for preserving Sky Valley’s heart and future.

CareySue Beasley - 539 Overlook way –

Careysuebeasley@gmail.com – 850-533-9558

Fulltime permanent resident – moved to Sky Valley August 2024

Please allow me to introduce myself and share with you why I am running for City Council for the City of Sky Valley:

I retired in 2017 from a 19-year career as a Registered Nurse who specialized in Catastrophic Neuro Rehab and was a Brain Injury Specialist. In my early nursing years, I was a School Nurse and did pediatrics and then transitioned to elderly patients and was a Geriatric Care Manager. After retirement from nursing, my husband, Paul & I opened a Vacation Rental Management Company, a cleaning business, airport shuttle, and a Donut Shop. We sold our businesses in August/September 2023 and fully retired.

Many of the things I have read and/or heard in our city government raises significant concerns in my opinion.

Firstly, regarding the Septic to Sewer Project, it is my opinion that it is NOT the role of City government to fix private property. Nor is it to only offer public utilities to the just the few.... A special interest group. In response to the “failing septic systems” according to the Ga Health Dept of Rabun County, EVERY one of the alleged failing septic systems is privately owned and has been successfully repaired. Interestingly according to their DATA (as of August 2025), only 26 repairs (they do not call them failures) have occurred since the famous Septic study of 2017. That is less than 4 repairs a year. According to the dept of health – there have been NO properties condemned and NONE deemed unlivable. Further, these are not city-owned /Government buildings or are they public property. This data contradicts the repeated and publicly stated Septic to Sewer project purpose of fixing all the alleged currently aging and/or failing septic systems and the “public health risk” in Sky Valley.

CareySue Beasley

Secondly, it is my opinion that conflicting information is being presented. Oral and written Statements from City officials, presentations, and the supporting grant documentation do not paint the same picture.

It is very unsavory to me that the revered and often quoted 2017 Septic Study was produced by EMI (the engineering firm that is benefiting from being awarded the project). In my opinion the “study” is basically a sales pitch and a “how to” on how to get the sewer project into fruition. This 8-year-old “study” gives options, funding sources, projection of expenses, and even advice on presentation. Interestingly what the study does NOT do is provide ANY measurable, tangible or concrete facts about the potentially failing septic systems. There isn’t a number, percentage or even a parameter in which to measure such a thing. In fact it does say there isn’t a way to measure them. I have “heard” numbers like “200+ homes” and “30%” of the housing in discussions, yet NO where, NOT anywhere is that a number that can be validated. Notably, EMI also assisted in writing the ARC grant application. They are the City’s current Engineer firm and will be awarded the multimillion-dollar Sewer project.

Thirdly, according to Meeting minutes from City Council Work Session on March 14th, 2025 it states:

“Sky Valley is losing a substantial amount of treated water (pumping 4.5 million and only selling 2.5 million.)”

WOW. Shouldn’t the current city owned water system with its numerous challenges, leaks and deterioration be the focus of the city’s time, energy & resources versus ADDING a new project that doesn’t even serve all its taxpayers or residents? According to Water Coordinator English, we are losing almost more water than we are using! It is my very strong belief that our water system should be one of the top priorities! Clean, safe and well managed/maintained water is one of our most precious resources.

CareySue Beasley

Fourthly, I believe that our city should have an Emergency Management Plan. Just about a year ago, Hurricane Helene came through and then we were threatened by wildfires this past Spring. There was “talk” and some work done towards an Emergency Plan, but that has not been adopted. Could it be that the city has focused its time and resources elsewhere? I believe the answer is a shameful “yes”. We NEED an Emergency Management Plan ASAP.

Lastly, and possibly one of the more important issues is financial. The city already has approximately 1 million dollars in debt (from loans for the water system). The multiple and repeated warnings “of rising cost vs static revenues” has been issued NUMEROUS times by city officials. With the city declaration of many necessary road repairs and our aging flawed water system - HOW from a financial position, and WHY, would the City commit to, and burden us with a new multimillion dollar project???

I have NEVER ever understood how this current city council and mayor went from a proposal of a tax increase of approximately 14.47 to ZERO for the 2025 budget!!! Please NOTE: The Septic to Sewer Project was ALREADY in the works and the minutes reveal several discussions and a huge 6–8-million-dollar price tag! WITH the consideration of MORE loans to achieve it. Why wasn't a small tax increase proposed in anticipation of the “rising costs vs static revenues”??? Most importantly: Why was the current leadership not preparing for Sky Valley's future?

So, now the “pitch” is for grants. “Free money” And remember these words from the city officials and their presentations: “ it cost 5 million dollars” and that “no taxpayer funds will be used”.

Grants are NOT “free” money. They are public funds with a strict criteria and auditing. They can be recalled if they are not used for the stated/intended purpose or if there is misrepresentation in documentation to obtain the grants. It's called a Claw-back. That is why it is my opinion we are WAY more likely to see taxes “sky rocketing” from moving forward with the Septic to Sewer Project than we are by NOT. And to be very clear, the tax risk will impact ALL the taxpayers and NOT just the minority that will benefit from the sewer. (“Sky rocketing taxes” is a popular, repeated and unsubstantiated narrative promoted by those in SUPPORT of the proposed developments if the sewer is not 28 implemented.)

CareySue Beasley

In conclusion, and in summary, it is my opinion that the current proposed Septic to Sewer project is a governmental overreach and not within the scope of City government to fix/fund private property. Additionally, it would be vastly financially irresponsible and reckless to accrue new and more substantial debt. None of the proposals, or public documents provide sufficient data or facts for the current leadership to make informed, responsible decisions on this major multimillion dollar project. In my opinion, the Septic to Sewer Project and all the city's frequent and constant actions and discussions with developers is an enormous distraction and a blatant misdirection of priorities and resources from the current challenges of the City of Sky Valley.

And that my neighbors is exactly why I'm running for City Council and asking for your vote.

I want to offer you:

Leadership that is:

- **Authentic:** Open, Honest Communication – Transparency, accessibility and ongoing dialogue with residents – because good governance starts with trust. Welcome diverse voices and encourage collaboration.
- **Organic:** Community First – Listen deeply to neighbors and ensure decisions reflect the real needs of Sky Valley Residents. Prioritize reliable infrastructure, fiscal responsibility, and public safety. Balance opportunity with sustainability.
- **Thoughtful:** Protect What Makes Sky Valley Special – Preserve the natural beauty, small town character, and the sense of belonging that makes our community unique. Invest in the Future – Ensure responsible budgeting and forward-thinking policies that leave Sky Valley stronger for the next generation.

Recommended Focus for the City of Sky Valley Resources and Funds

- Fixing, maintaining, and improving the current water system
- Fixing, maintaining, & improvements to the city's roadways
- Emergency management Plan adopted and implemented
- Budget specificity with implementing policies that do not allow "misc." or "general" categories.
- Required annual ethics training for all city employees and council members.
- Timely and very specific minutes and agendas for ALL meetings and special work sessions available and posted on the city website

Respectfully submitted, and humbly asking for your vote, **CareySue Beasley**

Re-elect Dan McAfee to the Sky Valley City Council

I was raised in Michigan and educated at Michigan State University. I relocated to South Florida in 1980. I held real estate broker's licenses in both states as well as a Florida Community Association Manager's license and a National Securities (series 22) license. Except for the two years I spent on active duty as a Hospital Corpsman in the U.S. Navy/Marine Corps I had a 45-year career as a commercial real estate broker and property manager with direct responsibility for office buildings, shopping centers and large condominium and homeowner's associations. My entire career was spent anticipating the current and future needs of the properties I managed and creating long-term budgets to meet those needs.

I have been a homeowner in Sky Valley since 2001 and have been a full-time resident since my retirement in 2014. During that time, I have continually done whatever is asked of me to help serve this community. I am a past president of Habitat for Humanity of Rabun County, past vice president of the Sky Valley P.O.A., current chairman of the Sky Valley Planning and Zoning Committee and a current member of the Sky Valley City Council.

I am a firm believer that a central sewer system is necessary for the core area of Sky Valley. Many of the existing septic systems in that area have begun to fail and those that have not are aging and are likely to fail in the future. The water in Mud Creek no longer meets EPD quality standards. The problem is not going to fix itself. Only a central sewer system, paid for with grant money, will support the greatest number of people for the least amount of money.

Continued on the next page...

Re-elect Dan McAfee to the Sky Valley City Council

Another issue I firmly believe is that all property owners have the right to develop their property to the extent allowed by the zoning regulations. Blocking or changing that right in any way will subject Sky Valley to unnecessary legal and financial consequences. Modest growth is good for the city. A growing tax base helps to offset inevitable increases in operating costs. That growth can, and should, include some small commercial spaces that service the needs of the residents of Sky Valley.

Anyone with questions or concerns about this election should feel free to contact me either by email at mcafeesvc@gmail.com or by phone at 706-982-9687.

Please allow me the opportunity to continue serving the needs of all the residents of Sky Valley by re-electing me to the city council.

Dan McAfee

Beth Pence, Candidate for City Council

My husband Chris and I have been a resident of Sky Valley for over four years. We've been married for 41 years and lived in Georgia for 31 years. We have four grown children. After a 30 year career, I retired as a Human Resource Director in 2016. My oldest son and I then purchased a small business in Augusta Georgia. I have since retired again from those day-to-day operations. I have a Masters Degree in Organizational Development and a Bachelors degree in Communications. I enjoy playing golf and guitar and traveling with my husband. My keys to success come from God being the central part of my daily life.

I am a dedicated and passionate full-time resident of Sky Valley. We are at a pivotal moment in Sky Valley's history—a time when our collaborative strength, resilience, and determination can shape the destiny of Sky Valley.

Our community faces numerous challenges; the proposed economic development, environmental concerns and financial awareness that all require bold and decisive actions.

As we look toward the future of Sky Valley, it is essential that we support leaders who are committed to the managed growth of Sky Valley and to ensure the protection of our citizens through the best approach to the development of our community. The well-being of our residents and the importance of transparency in our government officials are paramount in safeguarding the value of our properties and preserving our way of living for ALL property owners.

Residents of Sky Valley, your vote for me will help ensure that our community continues to thrive and that your voices are heard in the collaborative decision-making process. Let us come together in support of this election and work towards a bright future for Sky Valley.

Jesse Price – Candidate for Sky Valley City Council

I'm Jesse Price, and I'm honored to be running for a seat on the Sky Valley City Council. I believe that with the right leadership, Sky Valley can continue to thrive as both a welcoming community for families and retirees, and a sustainable, forward-looking city that balances growth with preservation. Like many of you, I chose Sky Valley because I believe in its beauty, its people, and its potential. This is not just where I live — this is home.

Background

I'm one of the younger property owners here, and that gives me a long-term perspective. I care deeply about what Sky Valley will look like not just tomorrow, but ten, twenty, even thirty years from now.

My kids have spent their formative years living in Sky Valley, my son now a sophomore at UGA and my daughter a Senior at Rabun Gap. I am very invested not in just what Sky Valley is now but what Sky Valley becomes for future generations. In my professional life, I work in design and IT — fields where problem-solving, creativity, and innovation are part of everyday life. Previously, I served as a commercial permitting agent for over 3 years on large scale construction. I believe those same skills can serve our city well.

Why I'm Running

I believe in responsible growth, fiscal accountability, clear honest communication and community-centered leadership.

Continued on the next page...

Jesse Price – Candidate for Sky Valley City Council

My Priorities

1. Revitalization & Economic Growth – Encourage small businesses and tourism in a way that benefits residents, increases city revenues, and creates opportunities without overdevelopment.
2. Infrastructure & Services – Ensure our roads, utilities, and public services meet current and future needs, while protecting our environment.
3. Transparency & Representation – Make city government more open, with clear communication and genuine input from residents on every major decision.
4. Preserving Our Character – Safeguard the natural beauty and peaceful lifestyle that make Sky Valley unique, while carefully planning for sustainable growth.

Closing

I'm running for Sky Valley City Council because I believe in the people of this city and in our shared future. Together, we can build a community that honors our traditions while embracing opportunities for the next generation. I would be grateful for your support and your vote.

Jesse Price

Candidate for Sky Valley City Council

Jonathon Smith--City Council Candidate

My story begins on a cattle farm in Jackson County, Georgia—a place where community wasn't a slogan, it was survival. My parents didn't just raise livestock; they raised me to understand that truth doesn't need polish—it needs courage. That legacy has shaped every step I've taken.

I spent ten years working customer service at Publix, where I learned how to handle pressure, solve problems, and treat people with dignity. I also coached rec basketball for a decade and baseball for a year—not for trophies, but to build character and community. I currently serve as a caregiver through Acumen, providing daily support that demands patience, presence, and quiet strength. These roles weren't glamorous, but they were real—and they taught me how to lead with clarity, not ego.

My greatest inspiration has always been my family. For 23 years, I've shared life with my wife, April, who's spent 25 years as the office manager for an engineering firm in Gainesville, Georgia that tests soil and concrete for major builds—schools, hospitals, warehouses. Her strength, durability, and Godly wisdom have anchored our family through every season. She's the backbone of our operation at home, and if elected, she'll be one of my greatest assets—steady, discerning, and unshakably grounded.

Together we've raised three awesome children—Ethan, Savannah, and Palin—and we share our home with two fur babies, Harley and Quinn. We've cherished our time in Sky Valley since 2008, and when my mama made it her permanent home, we followed suit in 2024. This isn't just where we live—it's where we've planted roots.

I didn't seek this role—I was drafted by neighbors who saw what was happening and knew timidity wasn't an option at this particular time. I'm not a politician. I'm a coach, a neighbor, and the son of two people who taught me to stand firm when others fold.

Continued on the next page...

Jonathon Smith--City Council Candidate

I watched my parents fight corruption for over two decades. My mama was framed for rustling cattle as retaliation for the things she was uncovering. Fear and intimidation were used against her to try and provoke my Daddy, whose reputation preceded him long before my mama became a noted gadfly. They didn't flinch. When her own attorney folded, she fired him, stood alone in court, and won a not guilty verdict. That wasn't just a legal victory—it was a stand against fear. As my mama said, "Fear and intimidation only work if you let it."

That matters, because fear and intimidation haven't disappeared. They're still part of the climate we're in. I carry the DNA of people who faced it head-on and refused to be manipulated. Not just defiance, but resolve. Not just courage, but control.

I've heard "open-mindedness" praised as a virtue. But too often, it's a buzzword used to mask indecision, moral drift, or fear of standing firm. My Daddy was calling it "broad-minded" long before it became the buzzword it is today—he saw how it crept into good ole boy go-along-to-get-along politics, where keeping the peace meant compromising the truth. It's not the antidote to being closed-minded—it's a trap that confuses compromise with wisdom. The true opposite of close-mindedness is God-given sound-mindedness: the ability to think clearly, judge wisely, and reason about what's right and wrong. That's what I bring to the table.

I'm part of a coalition that believes Sky Valley's future belongs to its people—not outside interests. We may differ in style, but we're united in purpose: transparency, courage, and local control. I'm concerned about the proposed urbanization and the \$6 million sewer facility. Projects like this risk altering the character of Sky Valley and may not be the most responsible path forward. I'm committed to exploring more economic and environmentally sound alternatives—solutions that protect our natural beauty and fiscal health.

Jonathon Smith--City Council Candidate

I believe in:

- Preserving our heritage—not just our land, but our legacy.
- Transparent leadership—no backroom deals, no hidden agendas.
- Community unity—where every voice matters, not just the loudest.
- Spiritual clarity—because leadership without wisdom is just noise.

I'm not here to play politics. I'm here to stand firm, speak plain, and make sure fear doesn't get the final word.

Jonathon Smith

Dee Van Camp--City Council Candidate

My name is Dee Van Camp, and I am honored to announce my candidacy for a position on the Sky Valley City Council.

My wife, Sherron, and I have been proud property owners in Sky Valley since 2021. We own a home on Alex Mountain and a condo on Spy Glass Circle. Our daughter and granddaughter also live here, making Sky Valley truly a family home for us.

Before retirement, I spent 31 years with a large manufacturing facility in Kilgore, Texas. Starting in an entry-level position, I worked my way into management in operations and logistics. My responsibilities included budgeting, scheduling, purchasing, production oversight, and logistics. That experience taught me the value of careful planning, teamwork, and accountability — all skills I will bring to city council service.

I believe in smart, managed growth for Sky Valley.

My vision is not to turn our city into a bustling metropolis, but to ensure we have a few essential services for residents, such as:

- A small market
- Opportunities for basic health services
- Condominium or smaller home options for those who wish to downsize but remain in Sky Valley.

I also support the development of a sewer system to meet the needs of the golf course, timeshares, condominiums, and other valley residents. This system would be funded through grants and user fees — not general taxation — and would help reduce the release of waste into our environment.

Continued on the next page...

Dee Van Camp--City Council Candidate

In addition to my professional background, I have been active in our community and city life, serving in a variety of roles, including:

- Sky Valley Representative on the Board of Directors for Rabun County Water and Sewer Authority.
- Vice President of the Turnberry Condo Association
- Pancake Breakfast Volunteer (responsible for purchasing perishable supplies, setup, and service)
- Volunteer for the 4th of July and Fall Festivals
- Sky Valley Property Owners Association (SVPOA) Member
- Sky Valley Country Club Member

Sherron and I plan to spend our golden years here, enjoying the wonderful climate, friendly people, and the beauty of Sky Valley. I would be truly grateful for your support as I seek to serve on the Sky Valley City Council.

Sincerely,
Dee Van Camp

The Healthiest Alcoholic Drinks

From Better Report



The words “alcohol” and “healthy” don’t typically go hand-in-hand. Drinking alcohol is often touted as “empty calories,” with little — if any — health benefits — and a number of adverse effects. While this is generally true, if you do choose to indulge in an alcoholic beverage from time to time, some spirits are healthier than others. Here’s what to look for next time you peruse a drinks menu.



Red Wine

When it comes to the healthiest alcoholic drink, experts agree that a glass of red wine is the best option. It is full of necessary chemicals that are good for your body in the present and prolong life. Red wine has antioxidants, which have positive benefits for your blood, heart, and skin.



Hard Kombucha

When you're having a fun night out, it's tempting to get something fizzy and bubbly, like a drink mixed with soda or a hard cider. Both of those options, however, carry a ton of sugar. When in doubt, opt for a hard kombucha instead to help your gut. While there's still a fair amount of sugar, you'll still reap the benefits of its probiotics.



Clear Alcohols

Most spirits won't be too damaging to your health if consumed in moderation, but if you're looking for more holistic options at the bar, consider options that are light on sugar. Spirits, especially clear ones like vodka, tequila, and gin, are pretty pure unto themselves and gain virtually no calories when mixed with soda water.

Hard Seltzers

Similarly, hard seltzers are usually devoid of the sugars that go into most cocktails, and their reliance on sweetener alternatives makes them an excellent low-calorie option. They're also gluten-free, which makes them a good alternative to a calorie-rich beer.



Bloody Marys

Because this brunch staple is made primarily from tomato juice, it's low in sugar and has vitamins and antioxidants that you won't find in many other alcoholic beverages. The fresh vegetables that often garnish a bloody Mary, such as celery and green olives, also pack extra nutritional value.

IS IT HEALTHIER TO EAT AN EARLY DINNER?



Eating an “early bird dinner” — sometime between 4 and 5 p.m. — hasn’t exactly been a favorite in the U.S. Most Americans eat around 6:20 p.m., and plenty of other countries push dinner even later. Still, it might be worth giving an earlier supper another shot. Studies show that wrapping up your meal before sunset could actually have some surprising perks.

Eating Earlier Helps Digestion

Saving money at a restaurant isn't the only upside to dining early. Studies show that eating supper sooner gives your body more time to digest before bed. Since sleep slows down digestion, eating too late can leave blood sugar levels elevated longer than they should be. Allowing extra time for food to process helps stabilize those levels before bedtime. Plus, going to bed with a heavy stomach can disrupt sleep, which in turn may contribute to other health problems.



Weight Loss

Research has shown that eating dinner earlier can support weight loss by boosting metabolism. This routine naturally creates a window of intermittent fasting, giving the body time to draw energy from stored fat rather than relying on glucose from recent meals. As a result, metabolism is activated, aiding in better weight management. Many people with diabetes also find this approach helpful. Beyond weight control, intermittent fasting has been linked to benefits like a stronger immune system and improved cellular repair and regeneration.

Heart & Metabolic Health

Choosing to eat dinner earlier has been linked to a variety of cardiovascular and metabolic benefits. Studies suggest it may support healthier blood sugar levels, improve cholesterol, and even help lower blood pressure by giving the body more time to process food and unwind before sleep. In addition, aligning meals with the body's natural circadian rhythms helps optimize metabolism, boost energy levels, and promote overall long-term health.



Finding What Works for You

At the end of the day, there's no one-size-fits-all answer to the “best” time for dinner. Everyone's body, lifestyle, and schedule are different, which means the ideal mealtime can vary. While eating earlier in the evening may bring certain health benefits, it's not the right fit for everyone. For some, dining too early can lead to late-night snacking, which cancels out the advantages. The key is consistency—choosing a routine that supports your metabolism, aligns with your daily rhythm, and helps you feel your best. 45

Groovy Words From the Boomer Era

Growing up in the '60s and '70s, baby boomers had a language all their own, filled with colorful, catchy slang that perfectly captured the vibe of the era. Some of those words have faded away, but others still feel surprisingly fresh today. Born between 1946 and 1964—an era that saw nearly 76 million new arrivals—boomers became one of the largest generations in U.S. history. Here's the lowdown on some of their most memorable slang.



Groovy

- Meaning: Fashionable, exciting, excellent.
- Origin: From the jazz phrase “in the groove” in the 1930s, meaning “playing well.” By the 1940s, it meant “excellent” or “wonderful.” The word hit peak popularity in the '60s and faded by the '80s.

Groovy

Bippy

- Meaning: A playful euphemism for the butt.
- Origin: Made famous by the late-'60s TV show Rowan & Martin's Laugh-In with the catchphrase “You bet your sweet bippy!” The word's roots are uncertain — some link it to “biped” or the Yiddish pipik (“navel”), but it was likely just a funny nonsense term.



Doofus

- Meaning: A silly or stupid person.
- Origin: Popular with kids in the '60s and '70s, often hurled at siblings or nerds. Likely came from mixing “doo-doo” and “goofus,” or possibly from the Scottish word doof (meaning “dolt”).



Boogie

- Meaning: To dance energetically, or to move quickly.
- Origin: Started in the '60s as a music term for blues-influenced rock with a driving beat, then naturally shifted into dance culture. By the '70s, no party was complete without some serious boogieing.

Cool Beans

- Meaning: A cheerful way to say “awesome” or “great.”
- Origin: Popular among kids in the '60s and resurfaced in the early '90s thanks to Full House. The phrase may trace back to 19th-century “some beans,” meaning “impressive,” itself tied to “full of beans,” a phrase for spirited horses.





Copacetic

- Meaning: Everything's in excellent order.
- Origin: Though widely used in the '60s and '70s, the word dates back further. Its roots are debated — from Hebrew (kol be sedher, “all in order”), Creole (coupèstique), Italian (cappo sotto), or Chinook (copacete).
- Vaudeville star Bill “Bojangles” Robinson popularized it with his phrase, “Everything’s copacetic.”

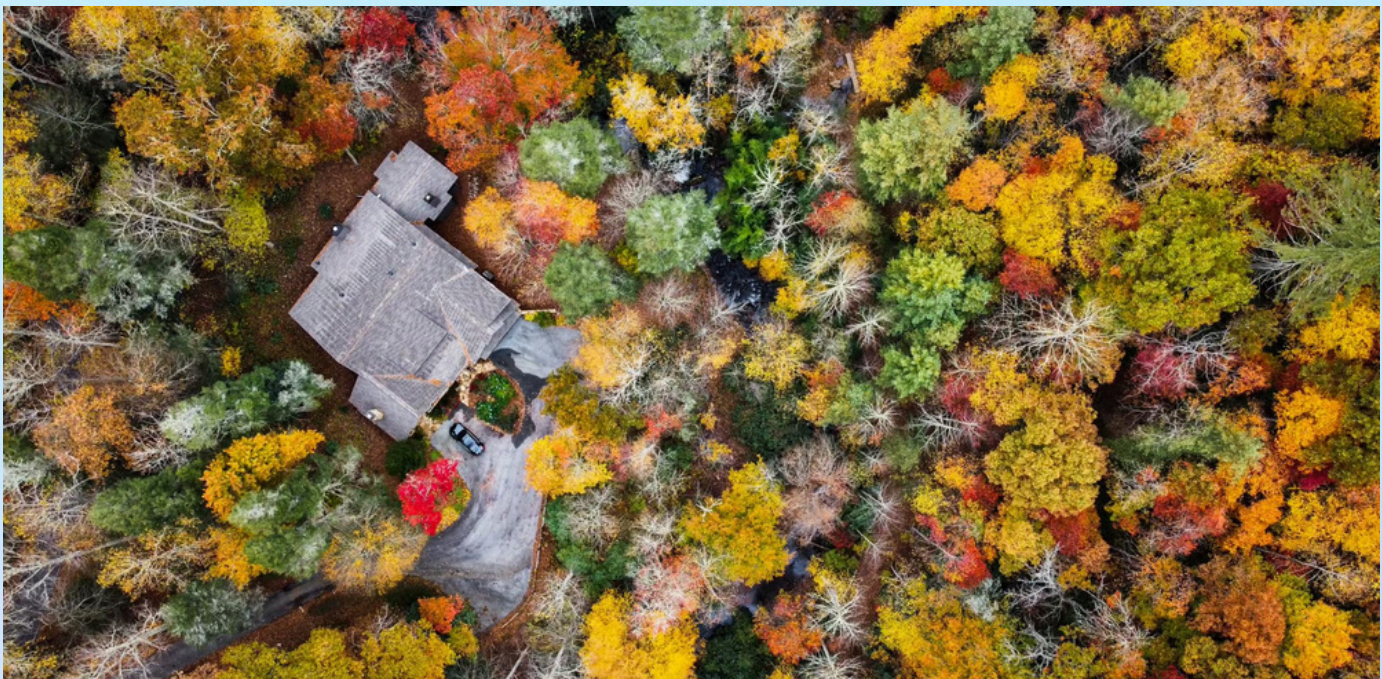
The Skinny

- Meaning: The real story, inside scoop, or gossip.
- Origin: Likely WWII military slang, meaning “the bare truth.” Just as Gen Z “spills the tea,” boomers got “the skinny.”



Though the slang of the Boomer era may sound far out today, these groovy words capture the spirit of a generation that shaped modern culture. Whether you use them for fun or just for nostalgia, they're a reminder of a time when the world was changing — and people weren't afraid to speak their minds in style.

Sky Valley in the Fall



PUMPKIN CHEESECAKE

Ingredients

- **crust:**
 - 1 cup graham cracker crumbs
 - 1 tablespoon sugar
 - 1/4 cup butter, melted
- **filling:**
 - 2 packages (8 ounces each) cream cheese, softened
 - 3/4 cup sugar
 - 2 large eggs, room temperature, lightly beaten
 - 1 can (15 ounces) pumpkin
 - 1-1/4 teaspoons ground cinnamon
 - 1/2 teaspoon ground ginger
 - 1/2 teaspoon ground nutmeg
 - 1/4 teaspoon salt
- **topping:**
 - 2 cups sour cream
 - 2 tablespoons sugar
 - 1 teaspoon vanilla extract
 - 12 to 16 pecan halves, chopped



Directions

1. In a small bowl, combine the graham cracker crumbs and sugar; stir in butter. Press into the bottom of a 9-in. springform pan; chill.
2. For filling, in a large bowl, beat cream cheese and sugar until smooth. Add eggs; beat on low speed just until blended. Stir in the pumpkin, spices and salt.
3. Pour into crust. Place pan on a baking sheet. Bake at 350° for 50 minutes.
4. Meanwhile, for topping, combine the sour cream, sugar and vanilla until smooth. Spread over filling; return to the oven for 5 minutes. Cool on rack for 10 minutes. Carefully run a knife around the edge of pan to loosen; cool 1 hour longer.
5. Refrigerate overnight. Remove ring from pan. Top with chopped pecans. Refrigerate leftovers.

Just for Fun...



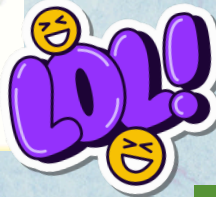
People born in the 50's have lived in 7 decades, 2 centuries & 2 millennia. We had the best music, fastest cars, Drive-in theaters, soda fountains & happy days. And we are not even that old yet, we're just that cool.



"If carrots are so good for vision, how come we use them for noses?"



"Spring and summer weren't too great, but I plan on having a great fall"



I love all the fall beverages: spiced cider, hot cocoa and Theraflu.

