

APRIL 28, 1997

7:00 P.M.

REGULAR CITY COUNCIL MEETING
CITY COUNCIL CHAMBERS
109 SOUTH KING STREET

PRESENT: JOHN D. MEADOWS, III, MAYOR
JOHN D. SHELTON, MAYOR PRO-TEM
PAUL MCENTIRE, COUNCILMAN
JIMMY PALMER, COUNCILMAN

ABSENT: RON WOODS, COUNCILMAN

ALSO: WILLIAM P. BAILEY, CITY ATTORNEY
KELLY CORNWELL, DIRECTOR UTILITIES/PUBLIC
WORKS
EDDIE PETERSON, ASST. DIRECTOR UTILITIES/
PUBLIC WORKS
CATHY HARRISON, CITY ADMINISTRATOR

1. Mayor Meadows welcomed everyone to the meeting; called the meeting to order, and gave the Invocation.
2. Mayor Meadows led the group in the Pledge of Allegiance to the U.S. Flag.
3. Minutes of the April 14, 1997 Regular City Council Meeting were approved as written.
4. Mayor's Comments:
 - a. Mayor Meadows stated that Councilman Ron Woods was out due to the death of his brother-in-law.
 - b. Mayor Meadows reminded the Council of the public hearings scheduled for May 12, 1997 at 7:00 P.M.: (1) Beer Package License Request of Dilip S. Patel for the Tobacco Outlet in the Kroger Complex on West Belmont Drive; (2) Annexation/New Zoning Request of Michael and Beth Kolar for property known as 356 Saddlebrook Drive for R-1 zoning; (3) Annexation/New Zoning Request of Raymond Bagwell, Agent for Bert Watts for six and one half acres on Barrett Road for R-2 zoning; (4) Zoning Change Request of Calhoun North Industrial Properties, LLC for property on Jolley Road to be rezoned from Ind.-G to R-2 Zoning; (5) 1st public hearing on the City's 1997-98 Operating and Capital Budget.
 - c. Mayor Meadows reminded the Council of the Budget Work Session on May 8, 1997 at 6:30 P.M.
 - d. Mayor Meadows reminded the Council of the May 14-15, 1997 GMA Policy Meeting in Macon, Georgia.
 - e. Mayor Meadows stated the Council and staff members met with DOT Board Member Bill Hasty, Charles Law and Thomas E. Shanahan regarding the DOT work program scheduled for the City of Calhoun over the next five year period. This meeting was held on April 28, 1997 at 11:00 A.M.
 - f. Mayor Meadows reminded the Council and public of the City's surplus property sale on May 3, 1997 at 10:00 A.M. on Kirby Road.
5. Public Hearings and Comments:
 - a. A public hearing was opened on the Liquor Pouring License Request of Jean Kelly, Manager for Savannah's Restaurant at Quality Inn located on Highway 53, East. Mayor Meadows stated the application was in order, and the police report was clear. There were no other comments,

and the hearing was closed. Councilman McEntire made a motion to approve, 2nd by Councilman Palmer with Councilman McEntire, Councilman Palmer and Mayor Pro-Tem Shelton voting affirmatively, motion carried.

- b. Mayor Meadows reopened the public hearing on the City of Calhoun Sewer Use Ordinance. He asked if there were any questions from the public, and informed everyone that the City had not had a final report from EPD regarding proposed additional changes to the ordinance, and he stated the hearing will be continued until May 12, 1997 at 7:00 P.M.

6. Old Business:

- a. A second reading to the amended Garage/Carport/Yard Sale Ordinance was given by City Attorney William P. Bailey. Following review of the proposed ordinance, Mayor Meadows asked that the 3rd reading be held until May 12, 1997 in order to give the Mayor and Council time to review and digest the proposed ordinance.

7. New Business:

- a. A first reading of the Zoning Change Request of Herndon Properties, LLC for property located off South Line Street for Approximately 4.33 acres with a request to change from R-2 to C-2 zoning was given. Councilman McEntire made a motion to set the public hearing for June 9, 1997 at 7:00 P.M., 2nd by Councilman Palmer with Councilman McEntire, Councilman Palmer and Mayor Pro-Tem Shelton voting affirmatively, motion carried.
- b. Harrison and Cornwell requested the Council consider adopting a four month contract with Paul McEntire to complete the Depot project which is 90% complete at this point, and also to initiate the first phase of the River Park Project which has been a vital interest to Councilman McEntire. Harrison and Cornwell stated the Depot Project had been under the day to day jurisdiction of Councilman McEntire since its inception, and that based on his knowledge and familiarity with the project, that it would be most reasonable to have him complete the project as was originally planned. Harrison stated the proposed compensation for Mr. McEntire for the four months, would be \$400.00 per month, and would be very reasonable for the number of hours that it would take to complete the Depot Project and initiate the first phase of the River Park Project. Following discussion, Councilman Palmer made a motion to approve a four month contract with Mr. McEntire and to authorize Mayor Meadows to sign on behalf of the City, 2nd by Mayor Pro-Tem Shelton with Councilman Palmer, Mayor Pro-Tem Shelton and John D. Meadows, III voting affirmatively, motion carried.
- c. Harrison stated the City had an opportunity to upgrade its postage and burster equipment on a current lease for a \$20.00 per month increase. The lease would be for 63 months, and would be at a monthly price of \$825.00 including all maintenance and service fees which are presently being paid at a rate of \$805.00 per month. Following discussion and review of the new proposed equipment, Councilman McEntire made a motion to approve the lease upgrade and to authorize the Mayor to sign the contract, 2nd by Councilman Palmer with Councilman McEntire, Councilman Palmer and Mayor Pro-Tem Shelton voting affirmatively, motion carried.
- d. Harrison and Bailey reviewed the proposed engineering contracts for Sweitzer Engineering on the CDBG Mill Village Project consisting of water, sewer and street

improvements and the well development project. The Well Development Project being partially funded by ARC funds administered by FmHA or USDA Rural Development. Harrison stated both types of projects required special contracts. She stated the proposed pricing on the \$525,000.00 CDBG Project was \$37,800.00 for basic services, which includes design, bidding and contract administration plus \$2,000.00 for testing and \$25,200.00 for resident representatives during construction for a total of \$65,000.00 in engineering cost. The Well Development Project which is estimated at \$1,000,000.00, will be \$60,000.00 for basic services, design, bidding and contract administration, plus \$2,000.00 for testing and \$40,000.00 as a budget for resident representatives during construction for a total of \$102,000.00 engineering cost. Attorney Bailey stated he had several minor items which he would recommend as changes to the form contracts which he did not feel would be a material change to the point that the revisions would be unacceptable to CDBG or to USDA Rural Development. He stated he would discuss these with John Sweitzer, and could have these approved to his satisfaction prior to final signatures. Based on these factors, Mayor Pro-Tem Shelton made a motion to approve those contracts, and to authorize the Mayor to sign once the revisions have been made as per Attorney Bailey's recommendations, 2nd by Councilman Palmer with Mayor Pro-Tem Shelton, Councilman Palmer and Councilman McEntire voting affirmatively, motion carried.

- e. Councilman Palmer made a motion authorizing Mayor Meadows to sign the Right-of-Way Agreement on the executive park base paving, curb and guttering for the project from DOT, 2nd by Mayor Pro-Tem Shelton with Councilman Palmer, Mayor Pro-Tem Shelton and Councilman McEntire voting affirmatively, motion carried.

8. Other Written Items Not on the Agenda:

- a. Following review of the Certificate of Ownership Agreement for the resurfacing of five city streets on the LARP Program for 1997. Mayor Pro-Tem Shelton made a motion to approve and authorize the Mayor to sign, 2nd by Councilman Palmer with Mayor Pro-Tem Shelton, Councilman Palmer and Councilman McEntire voting affirmatively, motion carried.
- b. Harrison stated the current City map had been upgraded to include all annexations and zoning changes for the calendar year 1996, and for the first three months of 1997. She asked the Mayor and Council to review and approve as the City's official City Map. Following review, Councilman Palmer made a motion to approve the new city limits map including all changes up through March 31, 1997, 2nd by Mayor Pro-Tem Shelton with Councilman Palmer, Mayor Pro-Tem Shelton and Councilman McEntire voting affirmatively, motion carried.

9. Director Cornwell's Works Report:

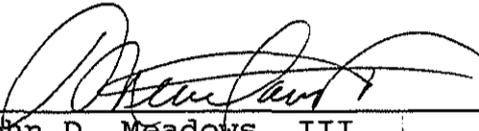
- a. Director Cornwell introduced Kevin McEntire, the new Street Superintendent to the audience.
- b. Director Cornwell stated the bid for the building addition at the Electric Department to house the electronics for the fiber optics system had been bid with two bids being received, one for \$54,124.00 from Fox & Brindle and one for \$55,556.00 from Foremost Construction. Following discussion, Councilman Palmer made a motion to approve the low bid of \$54,124.00 from Fox & Brindle provided the contract when reviewed meets

the legal requirements as reviewed by Attorney Bailey and provided all bonds are received, 2nd by Mayor Pro-Tem Shelton with Councilman Palmer, Mayor Pro-Tem Shelton and Councilman McEntire voting affirmatively, motion carried.

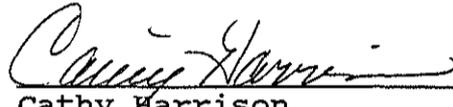
- 10. Councilman McEntire made a motion to move to Executive Session for legal discussion, 2nd by Councilman Palmer with Councilman McEntire, Councilman Palmer, and Mayor Pro-Tem Shelton voting affirmatively, motion carried.
- 11. Councilman Palmer made a motion to move to General Session, 2nd by Mayor Pro-Tem Shelton with Councilman Palmer, Mayor Pro-Tem Shelton, and Councilman McEntire voting affirmatively, motion carried.
- 12. Councilman Palmer made a motion to adjourn, 2nd by Mayor Pro-Tem Shelton with Councilman Palmer, Mayor Pro-Tem Shelton and Councilman McEntire voting affirmatively, motion carried.

Approved:

Submitted:



 John D. Meadows, III
 Mayor



 Cathy Harrison
 City Administrator