



**CITY COUNCIL MEETING
MARCH 28, 2022- 7:00 PM
109 SOUTH KING STREET
DEPOT COMMUNITY ROOM**

MINUTES

PRESENT: James F. Palmer, Mayor
Ray Mitchell Denmon, Councilman
Al Edwards, Councilman
Jackie Palazzolo, Councilwoman

ALSO: Paul Worley, City Administrator; Larry Vickery, Utilities Administrator; Kyle Ellis, Assistant Utilities Administrator; Sharon Nelson, City Clerk; George Govignon, City Attorney; and Tony Pyle, Police Chief.

1. **Council Meeting Called to Order**

Welcome

Mayor Palmer called the meeting to order and welcomed everyone in attendance.

Invocation

Utilities Administrator Vickery gave the invocation.

2. **Pledge of Allegiance**

Mayor Palmer led the group in the Pledge of Allegiance to the United States Flag.

3. **Amendment or Approval of Proposed Agenda**

Councilman Denmon made a motion to approve the March 28, 2022 agenda as presented. Councilwoman Palazzolo gave a second with all voting aye. Motion approved.

4. **Amendment or Approval of Minutes**

Councilman Denmon made a motion to approve the minutes of the City Council meeting of March 14, 2022. Councilwoman Palazzolo gave a second with all voting aye. Motion approved.

5. **Mayor's Comments**

A. Calhoun city offices will be closed on Friday, April 15th for Good Friday.

- B. Mayor Palmer welcomed the 2022 Leadership Calhoun/ Gordon County group to the meeting.

6. Public Hearing and Comments:

Announce at this time, public hearings will be held. The public will have the opportunity to make pro and con comments with a ten minute maximum time limit for each side of the matter, with each person speaking having filed a financial disclosure statement five days prior to the hearing if required, with each person giving their name and address. An inquiry should be made to determine if any elected official has filed a disclosure statement regarding ownership or special interest in any of the agenda items.

- A. Public hearing of the Georgia Municipal Employee Benefits System (GMEBS) Restated Master Defined Benefit Retirement Plan. To update the plan to comply with IRS requirements and to establish early retirement qualifications and alternative normal retirement qualifications for firefighters and police officers.

- 1) Mayor Palmer opened the public hearing.
- 2) City Administrator Worley gave the report on legal requirements and notices stating that all had been met.
- 3) Mayor Palmer opened the floor for comments. City Administrator Worley stated that the change to the plan would benefit certified police officers and certified firefighters with 25 years of service. This would allow for a normal retirement at 60 rather than 65 and will also include an enhanced reduction table starting at age 55.
- 4) There being no other comments, Mayor Palmer closed the public hearing and called for a motion concerning Restated Master Defined Benefit Retirement Plan. Councilwoman Palazzolo made a motion to approve the restated plan. Councilman Denmon gave a second with all voting aye. Motion approved.

7. Old Business:

- A. Mayor Palmer gave the second reading of a zoning change request from R-2 to R-1 for 2.907 acres located on Chandler Street across from Woodlawn Avenue (C23-032), by Ellen Hunter. The Zoning Advisory Board meeting will be held April 7th and the public hearing on April 11th.
- B. Mayor Palmer gave the second reading of an annexation and zoning request from County to Ind-G for 33.772 acres located on Belwood Road (058-060), by Michael Meadows and Hugh Scott. The Zoning Advisory Board meeting will be held April 7th and the public hearing on April 11th.
- C. Mayor Palmer gave the second reading of an annexation and zoning request from County to C-2 for 3.4585 acres located on Newtown Church Road behind Food Lion (055-053A), by Terry Poe. The Zoning Advisory Board meeting will be held April 7th and the public hearing on April 11th.

8. New Business:

- A. Mayor Palmer read a request from Calhoun Fire Department to surplus unused radio equipment no longer compatible with current radio system upgrades and referred council members to the list of items included in their agenda packets. Mayor Pro

Tem Edwards made a motion to approve the request. Councilwoman Palazzolo gave a second with all voting aye. Motion approved.

- B. Revolving Loan Advisory Committee report concerning a loan application by Miguel Villegas, DBA Doro's Italian Restaurant, at a location of 117 South Wall Street.

1) Mayor Palmer gave the floor to City Administrator Worley for a review of the application. City Administrator Worley stated that the loan application was for the building located at 117 South Wall Street, which used to be Wall Street Grille. The applicant owns Doro's Italian Restaurant in Acworth. He recently moved to Calhoun and is interested in opening a second restaurant at this location. The Revolving Loan Advisory Commission recommended approval of the loan in the amount of \$250,000 with a 2% interest rate for a 10 year term, creating 20 jobs. There is a current revolving loan on the property that will be paid in full at closing. The loan is subject to DCA approval. Mayor Pro Tem Edwards made a motion to approve the loan pending DCA approval. Councilman Denmon gave a second with all voting aye. Motion approved.

- C. Revolving Loan Advisory Committee report concerning a loan application by Agustin Teran Sanchez and Felipina Teran, DBA Mango Mix, at a location of 355 South Wall Street.

1) Mayor Palmer gave the floor to City Administrator Worley for a review of the application. City Administrator Worley stated that the loan application was for the building located at 355 Wall Street, at the corner of Wall Street and Maple Street. Mango mix will provide fruit boxes and trays, smoothies, fresh juices, snack foods and mango slushes. The Revolving Loan Advisory Commission recommended approval of the loan in the amount of \$100,000 with a 2% interest rate for a 15 year term, creating four jobs. There is a current revolving loan on the property that will be paid in full at closing. The loan is subject to DCA approval. Councilwoman Palazzolo made a motion to approve the loan pending DCA approval. Mayor Pro Tem Edwards gave a second with all voting aye. Motion approved.

9. Other Written Items Not on the Agenda

- A. Mayor Pro Tem Edwards invited those present to the Board of Education ribbon cutting on Thursday April 7th at 10:00 am for their new Early Learning Academy located at 380 Barrett Road.

10. Work Reports

- A. Paul Worley, City Administrator gave the February General Government cash report noting that the general fund ended the month with a balance of \$3,575,246.14, up from \$3.1 million last month. The 2018 uncommitted SPLOST is down \$400,000 from last month due to expenditures for the new Police Department. Hotel Motel tax for December, paid in February, were \$76,710.74 which was down from last month's collection of \$90,423. However, it is up 37% compared to last year's collection. We have one hotel under construction and another planned in the near future. Councilman Denmon made a motion to approve the reports as presented. Mayor Pro Tem Edwards gave a second with all voting aye. Motion approved.

B. Larry Vickery, Utilities Administrator gave the February Utilities cash report noting that the general fund ended the month with total operating funds of \$4,248,484.80; total savings and reserves of \$2,905,774.40; for a grand total of \$7,154,259.20. Mayor Pro Tem Edwards made a motion to approve the report as presented. Councilwoman Palazzolo gave a second with all voting aye. Motion approved.

C. George Govignon, City Attorney

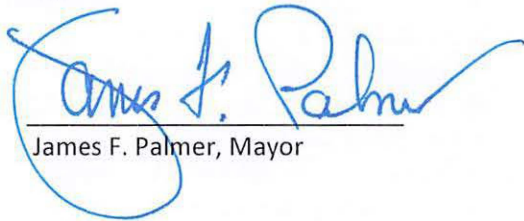
11. Motion to move to Executive Session, if needed

12. Motion to return to General Session

13. Motion to Adjourn

There being no further business to come before the Council, Councilwoman Palazzolo made a motion to adjourn. Councilman Denmon gave a second with all voting aye. The motion was approved and the meeting adjourned at 7:19 p.m.

Approved:



James F. Palmer, Mayor

Submitted:



Sharon Nelson, City Clerk