

**CITY OF CALHOUN
REGULAR CITY COUNCIL MEETING
DEPOT COMMUNITY ROOM
109 SOUTH KING STREET
CALHOUN, GA
DECEMBER 18, 2006, 7:00 P.M.**

MINUTES

**PRESENT: James F. Palmer, Mayor
Lorene Potts, Mayor Pro Tem
Ray M. Denmon, City Councilman
George R. Crowley, City Councilman
David Hammond, City Councilman**

**ALSO: William P. Bailey, City Attorney
Kelly Cornwell, Director of Utilities
Cathy Harrison, City Administrator**

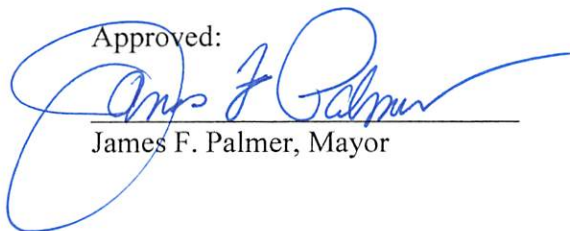
1. Mayor Palmer called the meeting to order and Councilman Crowley gave the invocation.
2. Mayor Palmer led the group in the Pledge of Allegiance to the United States Flag.
3. Following a review of the December 11, 2006 Regular City Council Meeting Minutes, Councilman Crowley made a motion to approve as written. The motion was second by Councilman Hammond with Councilman Crowley, Councilman Hammond, Councilman Denmon, and Mayor Pro Tem Potts voting affirmatively, motion carried.
4. Mayors Comments:
 - a. Mayor Palmer took the opportunity to wish the Citizens of the City of Calhoun a very Merry Christmas and a Happy New Year on behalf of himself and the City Council.
 - b. Mayor Palmer expressed appreciation to the clubs and individuals who gave so generously for the Mayor's Motorcade for the patients at Northwest Georgia Regional Hospital. He expressed appreciation to Chief Moss for his delivery of the gifts.
 - c. Mayor Palmer expressed appreciation to the Council Members for their excellent work during the year as many projects were completed and for their input for the new Comprehensive Plan.
 - d. Mayor Palmer reminded the Council Members of the GMA Mayor's Day - Legislative Conference in Atlanta on January 20-22, 2007.
 - e. Mayor Palmer asked Mayor Pro Tem Potts to review the Zoning Hearings scheduled for January 8, 2007, at 7:00 p.m. and February 12, 2007 at 7:00 p.m.:
 - 1) A first reading of an annexation request and C-2 zoning request by Terry Brumlow, for 28.625 acres located in Land Lots 274 and 303, 14th District, 3rd Section of Gordon County, south of Kentucky Fried Chicken and etc.
 - 3) A request by North Georgia Bank, Donna McEntyre agent for Ethel Gilreath Estate/Lane Bearden, Laural Beardon, and D. Lynn Beardon. The request is for rezoning of R-1B to C-2 for approximately 1 acre located at 1131 Dews Pond Rd.
 - 3) A request by North Georgia Bank, Donna McEntyre agent for Pauline Davis/Reed Davis, POA the request is to rezone to C-2 for property located at 1125 Dews Pond Rd.
 - 4) A request for annexation and C-2 zoning by Mahendra Patel for 1.38 acres located at 1033 Fairmount Highway.
 - f. The Zoning Hearings scheduled for February 12, 2007 at 7:00 p.m.:

- 1) A request for annexation and C-2 zoning by Richard Rogers for approximately 78 acres located in Land Lot 153, 178 Gordon County, 15th District, 3rd Section.
- 2) A rezoning request of C-2 by James Rasbury for 4.58 acres located at 161 Executive Drive.
- 3) A sign variance request by Rave Hospitality d/b/a Long Horn Steakhouse. The request is for a sign variance for the proposed property at the Intersection of GA Hwy 53 and Lovers Lane Road. The variance would be for an additional 349 square feet for the sign and an additional 95 feet for the height.

Mayor Pro Tem Potts stated that since she was absent at the last Council meeting due to illness she would like to state the visit with Santa was very successful with over 350 children attending. She expressed appreciation to the sponsors, BB&T Bank and the North Georgia Cherokee Fair Association. She stated the visit with Santa was a great success.

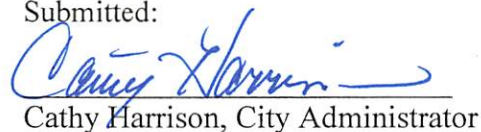
5. Public hearings and comments: None.
6. Old Business:
 - a. Mayor Palmer gave a second reading of a pawn license renewal for 2007 requested by Pawn Mart located at 460 Highway 53 East, Fredrick Clifford Osborne II. Councilman Hammond made a motion to approve the renewal license for 2007. The motion was second by Councilman Denmon with Councilman Hammond, Councilman Denmon, Councilman Crowley and Mayor Pro Tem Potts voting affirmatively, motion carried.
7. New Business: None.
8. Other Written Items not on the Agenda: None.
9. Work Reports:
 - a. Director of Utilities, Kelly Cornwell – No report.
 - b. Director of Public Works/ Public Safety, Eddie Peterson - Mayor Palmer stated Director Peterson was not able to attend, however, he provided a work report at the noon work session and it would be entered as Exhibit "A" for the minutes. He stated the report indicated a proposed time schedule for completion of infrastructure and a football field on the 58 acre park for 2007. He stated it also included a report that bids on the streetscape project would be ready for April 2007.
10. Mayor Palmer asked if there was a need to move to Executive Session. The response was negative.
11. Mayor Pro Tem Potts made a motion to adjourn. The motion was second by Councilman Denmon with Mayor Pro Tem Potts, Councilman Denmon, Councilman Hammond and Councilman Crowley voting affirmatively, motion carried.

Approved:



James F. Palmer, Mayor

Submitted:



Cathy Harrison, City Administrator

Exhibit "A"

Project Report
December 2006
Eddie Peterson

1. **58 Acre Project:** We have cleared brush near the creek to get a better idea about our walking trails. Pans and dozers are on site and we will begin to grade within the next two weeks. The site plans are still being tweaked as far as exact locations of ball fields, concession area, pavilion, parking, practice fields, and boundless playground. Our goal is to have our utilities, roads, storm drainage, and parking areas roughed in by spring 2007. The Recreation Board wants a playable football field by September 2007.

2. **Outdoor Recreation Town Hall Meeting:** Georgia State Parks and Historic Sites conducted a town hall meeting on December 7, 2006 at the Rome Civic Center. I met Becky Kelly, the Director of State Parks, and gave her a heads up on our recently submitted pedestrian bridge grant request. The meeting was to receive input on what's important to Calhoun and northwest Georgia for outdoor recreational opportunities in the future.

3. **Streetscape Phase II:** Suzanne and I met with Anne Wilfer, with The Jeager Company, last week to go over Streetscape details. We also met with Harry Babcock and discussed his building renovation, first floor elevations, and his ideas on streetscape in front of his building. We will have a public hearing in January 2007 to provide all interested parties with a chance for their input into design, demo, and construction timetables. It looks as though Gordon County will renovate the plaza area in front of the Courthouse with the same type of design scheme and they will use The Jeager Company. We should complete the EPD, FHA, DNR, and GDOT requirements for environmental, historic, categorical exclusions, by the end of January 2007. Design, plans, and specifications should be complete by the end of February 2007. Bids should be on the street by the first of April 2007 and demolition should begin by June 2007. I have attached an e-mail I received concerning the mast arm signals at the Courthouse and 11 other signal improvements in Calhoun. I know this project seems slow, but I remember a meeting I had with GDOT after Calhoun had been awarded the project and it was emphasised not to expect a quick start up during this process (nine months to a year).

4. **Leaves:** "The falling leaves drift by the window; The autumn leaves of red and gold..." Johnny Mercer wrote the lyrics and Calhoun has them in abundance. For the past several years we have been pushed to the wall on leaf collection. With our expanding city and high expectations for quick leaf pickup we are only able to make a full City cycle in three weeks. In the past the total collection cycle was two weeks. If our leaf truck goes down for repairs, and it does, we are behind the eight ball. I would like to look at a second leaf truck in next years budget for two reasons. One, to return to seven to ten day total turn

around, and, two, to be able to carry on when a truck is down for repairs.

5. Building Construction Update:

<u>Type</u>	<u>Developer</u>	<u>Location</u>	<u>Permitted</u>	<u>Percent Complete</u>
New Motel	Don Hollingsworth	Cracker Barrell Drive	Building	75%
Commercial	Flipper McDaniel	Curtis Parkway	Soil & Erosion	40%
Planning	Longhorn	Lovers Lane 53	N/A	0%
Gordon Station	Alan Brown	US 41/53	Building	98%
Commercial	O-Reilly's Auto	South Wall	Building	100%
Harmony Sq.	Bobby Howard/Hardin	Harmony / Dews Pond	Building	35%
Industrial	Nourison	Union Grove Rd	Building	70%
PRD	Russell Owen	Kensington	Building	75%
PRD	Dan Bramlett	Damascus Rd	Soil Erosion	90%
PRD	Lusk/Hardin	Riverside II	Building	02%
PRD	D Wilson	Brookstone IIII	Soil Erosion	95%
PRD	Graves/Fox	Henderson Ridge	Soil Erosion	35%
PRD	Hardin/Lusk	Lovers Lane	Soil Erosion	30%
PRD	Stepp	Laurel Ridge	Building	40%
R-1 R-2	Browder	Arbor Place	Building	85%
R-1A	Lusk	Park Place VIII	Soil Erosion	85%
R-1B	Lusk	Colton Ridge	Building	40%
R-1B	Bramlett	McDaniel Station	Soil Erosion	0%
R-1B	Rasbury/Layson	Beamer Rd	Soil Erosion	45%
R-1B	Brian Carden	Hannah Hills	Building	80%
R-2	Bonner	Phase II Creekside	Soil Erosion	100%
R-2	Bonner	Phase II Creekside	Building	5%

6. Tennis Courts: The 15 tennis courts and all accessories are complete. We will conduct a final inspection and walkthrough this week. As noted earlier the original contract bid price for the tennis courts was \$929,326. We reduced that amount to \$587,705, a 36% decrease, by looking at cost savings in foundations, retaining wall, curbs, drainage, asphalt and G.A.B. and fencing. The final price was \$631,066 which was due to the mistakes in asphalt, G.A.B., and coating by NWGP. When all was said and done the project was 32% under the original contract price.

We will begin construction of the building pad this week. I am reviewing the line items for the building and will make changes with Fox & Brindle to reduce the scope and cost of the project by ten to fifteen percent.

**City of Calhoun
Pre-Construction Meeting
West Lake Village Pump Station and Force Main project
700 West Line Street
Conference Room
Calhoun, GA
December 14, 2006, 2:00 p.m.**

Present: Michael Hare, Tugaloo Pipeline, Inc.
Clint Georghagan, Tugaloo Pipeline, Inc.
David Burnett, Engineer, City of Calhoun
Brandon Cook, Engineering, City of Calhoun
Jimmy Stewart, Engineering, City of Calhoun
Linda Brookshire, City of Calhoun

1. David Burnett opened the meeting and stated the purpose of the meeting was for everyone to meet each other and kick off the project. David Burnett introduced himself as the project manager and will handle all aspects of the job. Brandon Cook was introduced as the project inspector and will be the main contact with the contractor. Jimmy Stewart was introduced as a substitute and helper for Brandon Cook if needed.
2. David Burnett discussed the procedure for submitting pay requests. First the invoices will be presented to Brandon Cook to coordinate the quantities billed, then forwarded to David Burnett for approval, then forwarded to his boss for final approval then forwarded to city hall for payment. It was agreed that requests will be submitted around the 25th of the month.
3. David Burnett announced that the City of Calhoun will handle the erosion control permitting process.
4. David Brunette discussed the work schedule; stating that the subdivision was well underway and construction of houses will soon begin. March 17, 2007 is the listed completion date and the City wants to meet the schedule but will be reasonable about unavoidable delays.
5. David Burnett reported that the pipe needed to be white with letters stating force main or sewer. Michael Hare stated that might hold up the work, he would have to check with the supplier on the color and lettering. Mr. Hare will call the supplier and notify David Burnett of the status of the pipe.
6. Michael Hare stated the specifications called for a round value vault and asked if another shape would be acceptable. David Burnett stated the City used the round as their standard and that would be needed.

7. Michael Hare asked about using a uniflange in the wet well either at the base or at the 90 angle. David Burnett stated it would probably be acceptable at the 90 angle at the top but he would check to make sure it was OK.
8. Michael Hare stated his pipe crew was scheduled to begin work Monday morning.
9. Clint Georghagan inquired about large brush piles located on the site of the pump station. Brandon Cook stated the brush was not the contractor's responsibility but if it is a problem just move to the side.
10. David Burnett recommended to the contractors that they go ahead and submit documentation on the check values and on fencing to make sure the materials were acceptable.
11. Mr. Georghagan inquired about the line location and David Burnett stated the intent was to hug the back of the right of way as much as possible.
12. Brandon Cook reported the County did not like open cuts on the roads and bores were required as much as possible.
13. The meeting was adjourned at approximately 2:30 p.m.

Approved:


Linda Brookshire, Assistant City Administrator