

**CITY OF CALHOUN
REGULAR CITY COUNCIL MEETING
DEPOT COMMUNITY ROOM
109 SOUTH KING ST
APRIL 22, 2013 7:00 P.M.**

MINUTES

PRESENT: James F. Palmer, Mayor
Al Edwards, Mayor Pro Tem
George Crowley, Councilman
David Hammond, Councilman
Matt Barton, Councilman

ALSO: Eddie Peterson, City Administrator; Larry Vickery, Utilities General Manager; Paul Worley, City Clerk; George Govignon, City Attorney; Garry Moss, Chief of Police; Jerry Crawford, Water and Sewer Director; Jeff Defoor, Director of Electric Utilities; Lenny Nesbitt, Fire Chief; Danny Stephens, Water Superintendent; Linda Brookshire, Human Resource Director; Andrea Bramlett, Finance Director

1. Mayor Palmer called the meeting to order and welcomed everyone in attendance.
 - A. Mayor Palmer gave the invocation.
2. Mayor Palmer led the group in the Pledge of Allegiance to the United States Flag.
3. Councilman Barton made a motion to approve the agenda and Councilman Crowley seconded the motion. All voted aye, motion approved.
4. Councilman Crowley made a motion to approve the minutes of the April 8, 2013 City Council Meeting. Councilman Edwards gave a second with all voting aye, motion approved.
5. **Mayor's Comments:**
 - A. Mayor Palmer commented that the updated 2013 City of Calhoun Zoning Map is under review. The public hearing will be on May 13th to allow for proper zoning procedure and advertising.
 - B. Mayor Palmer reminded the public that there would be a budget work session immediately after the City Council meeting.
 - C. Mayor Palmer announced that the City of Calhoun has achieved Tree City USA status again. This is a nationwide program managed by the National Arbor Day Foundation. This designation ensures that our community has achieved certain standards for proper management of our forest resources. This is the 20th year the City has received this award.

6. Public Hearings and Comments:

- A. Mayor Palmer opened the public hearing for a beer and wine package request by Medhat Karout DBA: Sam's Mart #530 at a location of 943 Hwy 53, SE.
- Mr. Peterson stated that all signs and advertising requirements have been met.
 - Mayor Palmer asked if there were any comments from the applicant or the public. There were no comments.
 - Mayor Palmer closed the public hearing.
 - Councilman Hammond made a motion to approve the beer and wine package request. Councilman Barton gave a second with all voting aye, motion approved.
- B. Mayor Palmer opened the public hearing for a taxicab license request for Susan Wise, owner, D/B/A: Calhoun Cab at a location of 367 Richardson Road.
- Mr. Peterson stated that all signs and advertising requirements have been met.
 - Mayor Palmer asked if there were any comments from the applicant or the public. There were no comments.
 - Mayor Palmer closed the public hearing.
 - Councilman Crowley made a motion to approve the taxicab license request. Councilman Edwards gave a second with all voting aye, motion approved.

7. Old Business:

- A. Mayor Palmer conducted the second reading of an annexation and zoning of R-1B for 1.39 acres at a location of 118 Spencer Drive for Wesley and Christy Brown. The ZAB meeting will be on June 6th and the public hearing will be on June 10th.
- B. Councilman Barton made a motion to remove from the table a Knox Box ordinance for rapid entry key system requirements. Councilman Crowley gave a second with all voting aye, motion approved. City Attorney Govignon stated that the ordinance was tabled at the previous meeting to allow Fire Chief Nesbitt time to review the ordinance. Chief Nesbitt has reviewed the ordinance and some changes have been implemented. The requirement of having a rapid key entry system has already been in place according to international fire codes, but the proposed ordinance would standardize the requirements for City commercial, residential, and other locations with restricted access through locked gates. Councilman Crowley made a motion to set the public hearing for May 13th. Councilman Hammond gave a second with all voting aye, motion approved.
- C. General Manager Vickery conducted the second reading and reviewed a Fats, Oils, and Grease (FOG) Sewer System proposal. The City has the oversight responsibility to monitor grease traps and other similar operation that can cause damage to the sewer system. The policy proposal would get current enforcement procedures in a comprehensive written format. Mayor Palmer stated that the council had reviewed the proposal. Councilman Hammond made a motion to approve the FOG sewer system policy. Councilman Crowley gave a second with all voting aye, motion approved.
- D. General Manager Vickery conducted the second reading and discussed revisions to the Calhoun Utilities adjustment policy. The policy has been updated to unify policies and procedures among all utility departments. Mr. Vickery explained that

this would be a living document that would need to be adjusted periodically. Councilman Crowley made a motion to approve the utility adjustment policy. Councilman Edwards gave a second with all voting aye, motion approved.

8. New Business:

- A. Councilman Hammond made a motion to move the second monthly city council meeting from May 27th to May 20th in observance of the Memorial Day holiday. Councilman Barton gave a second with all voting aye, motion approved.
- B. Councilman Barton made a motion to move the second monthly city council meeting in June from June 24th to June 17th to allow the Mayor and Council to attend the GMA Annual Convention. Councilman Crowley gave a second with all voting aye, motion approved.
- C. The Historic Preservation Commission has requested the City Council to appoint Lorene Potts to a three year term on the HPC, which would be a replacement for Martha Clare Adams' post which expired March 1, 2013. Lorene Potts' term would run from March 1, 2013 to March 1, 2016. Councilman Edwards made a motion to appoint Lorene Potts to a three year term on the Historic Preservation Commission. Councilman Barton gave a second with all voting aye, motion approved.
- D. Mayor Palmer read a request from the Calhoun Police Department to declare two (2) intoxilyzer 5000 models as surplus. CPD has been awarded a grant to fund a newer model intoxilyzer as the current models will soon be obsolete. Councilman Edwards made a motion to declare the two intoxilyzer 5000 models as surplus. Councilman Crowley gave a second with all voting aye, motion approved.
- E. Mayor Palmer read a request to use funds in the amount of \$7,625.00 out of asset seizure funds for upgrades to the target range system at Kirby Road. Councilman Hammond made a motion to approve the request. Councilman Barton gave a second with all voting aye, motion approved.
- F. City Attorney Govignon discussed negotiations for the Calhoun City School system to purchase land at a location of 258 South King Street from the Georgia Corporation. The Calhoun City School System would like to use the property for development as a multi-purpose facility including athletics, middle school weight training, cheerleading, storage, and possible future office space. The purchase amount is \$237,500 for a total of 1.711 acres. The Calhoun City School System as a subdivision of the City of Calhoun is provided the ability to purchase property through the municipal charter, however the board is not delineated the ability to own said property. The City Council's duty is to acknowledge the willingness to accept the property if and when the City School System purchases the property. Councilman Crowley made a motion to accept the King Street Property when it is purchased. Councilman Barton gave a second with all voting aye, motion approved. Mayor Palmer stated for the record that his son-in-law was one of the property owners and he has not and would not enter into any discussions or vote on the proposed property. (contract attached)

9. Other written items not on the agenda: None

10. Work Reports:

A. Administrator Eddie Peterson

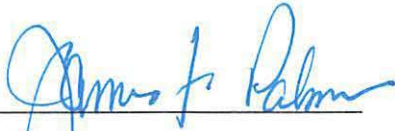
- Mr. Peterson stated that various investors and some representatives from the Landmark Corporation were in town to do an on-site inspection for the Cherokee Mill Loft project. The property should be purchased and closed by late May or early June. The project is a \$9.7 million adaptive reuse of the former O'Jay Mills building into 60 units of affordable apartments for families. The property falls within the boundary of the West Calhoun Urban Redevelopment Plan. The project would also include covered parking, new green space, and a playground. Stacey Abernathy, Director of the Calhoun Affordable Housing Development, will be assuming the management of the property after completion.

B. General Manager Larry Vickery

C. City Attorney George Govignon

11. Councilman Hammond made a motion to adjourn the regular session. The motion was seconded by Councilman Barton with all voting aye, motion approved.

Approved:



James F. Palmer, Mayor

Submitted:



Paul Worley, City Clerk