

**PRESENT:**      JOHN D. MEADOWS, III, MAYOR  
                  JOHN D. SHELTON, MAYOR PRO-TEM  
                  JIMMY PALMER, COUNCILMAN  
                  RONALD H. WOODS, COUNCILMAN

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

1. Mayor Meadows called the meeting to order, welcomed everyone and gave the invocation.
2. Mayor Meadows led the group in the Pledge of Allegiance to the U. S. Flag.
3. Minutes of the September 22, 1997 Regular City Council Meeting were approved as written.
4. Mayor's Comments:
  - a. Mayor Meadows reminded the Council and General Public of the Public Hearings scheduled for November 10, 1997: (1) Annexation/New Zoning Request of Manharn Patel for property located at 2261 Highway 41, North, presently containing a motel and restaurant for C-2 zoning; (2) Annexation/New Zoning Request of L. Diane Poole for approximately two acres south of the Coosa Tech Satellite off Harris-Beamer Road for R-2 zoning; and (3) Annexation/New Zoning Request of Ronald B. and Lorene Potts for approximately two acres off Erwin Street in Land Lot 266 in the 14<sup>th</sup> District and 3<sup>rd</sup> Section of Gordon County, Georgia for R-2 zoning.
  - b. Mayor Meadows reminded the Council of the GMA Pre-Legislative Meeting scheduled for October 15-17, 1997.
  - c. Mayor Meadows announced that the City has taken advantage of the Coosa Valley Tech Satellite located in Calhoun, Gordon County, and currently has five employees enrolled in the degree for Management and Supervisory Training. Most of the cost will be paid through the Hope Scholarship. The employees are enrolled in evening classes, and the program will take approximately two years to complete. Those employees include Linda Brookshire, Rhonda Crider, Randy Jackson, Larry Kirby and Brenda Wilson. Congratulations to each for their determination and dedication.
  - d. Mayor Meadows reminded everyone of the City General Election on November 4, 1997.
  - e. Mayor Meadows announced that the County, Calhoun, Resaca, Plainville, Fairmount and Ranger held a public hearing on October 9, 1997 regarding the combined solid waste plan and a 2<sup>nd</sup> hearing which will be held in November to finalize the five year work program.
5. Council's Comments:
  - a. Mayor Meadows stated the Water Treatment Plant pumped a daily average flow of 12.937 MGD of raw water. The Waste Treatment Plant treated an average of 8.062 MGD per day with BOD effluent being 15, average suspended effluent being 23 and average COD effluent being 119. The Water/Sewer Construction Department made 61 water taps and 17 sewer taps during the month of September. They installed 1,500 ft. of two inch PVC pipe, 1,000 ft. of four inch PVC pipe, 1,150 ft. of six inch PVC pipe and 1,150 ft. of eight inch PVC pipe. The Sewer Inflow/Infiltration Crew cleared 22,850 ft. of sewer line right-of-way, installed one ring and cover, and rehabilitated three manholes. They repaired two manholes and removed one beaver dam.
  - b. Mayor Pro-Tem Shelton stated the Police Department made 273 arrests during the month of September with 14 being UI's. They collected \$28,221.00 in fines, issued 91 warning tickets and 135 parking tickets. They investigated 118 accidents, provided 92 escorts and answered 97 burglar alarms. The Fire Department held two classes on fire extinguishers for local industry, provided safety information and programs for the local schools, provided a booth at the fair regarding safety, and provided 360 hours of training for the men. They answered 56 calls with a fire loss of approximately \$10,500.00. They provided 62 inspections during the month.
  - c. Councilman Palmer stated the Electric Department sold 29,400,253 KWH of electricity to a customer base of 3,908, and provided 42 inspections. The Building Inspector sold permits for five new residences with a total estimated construction value of \$430,000.00; three new commercial permits for construction estimated at \$600,000.00 and one new industrial permit for construction estimated at \$323,000.00. The total amount of construction including rehab and new construction being \$1,552,500.00 at a fee of

- d. \$4,691.85. Councilman Palmer stated the Main Street Program would partner with United Way in providing the United Way Downtown HoeDown. He stated they would partner with the Chamber of Commerce for the Christmas parade, and had also prepared a grant application with the Department of Community Affairs for the renovation of the public parking lot east of the Depot.
- e. Councilman Woods stated the Sanitation Department continued to run its commercial trash route in September, gaining three four yard customers, one eight yard commercial account and two commercial can accounts. The Parks Department worked on refinishing the interior of the new portion of the building, which is 90% complete. The grounds and maintenance crew performed routine maintenance on all department rights-of-way, including water tank areas and pump stations, and helped with construction in the parks building. The Street Department Shop completed 60 work orders for City departments. Rabies Control housed 44 dogs and 27 cats; disposed of three deer that were killed on the road right-of-way; and issued eight warnings for leash law violations. The Street Department patched driveway cuts on Hood Street and at Cha-Brent Apartments for the Water Department using almost 20 tons of asphalt. They built up shoulders of the road with asphalt on Line Street, sawed and patched Line Street using almost 20 tons of asphalt; sawed and patched on Peter Street using almost 24 tons of asphalt, with work continuing into October. They patched Gallman Avenue, Wilson Street and Crest Drive using seven and one half tons of asphalt. Total patching in September was ten days sawing and patching for a total of almost 69 tons of asphalt. The Street Department also cut and hauled 15 large trees from the soccer fields parking area, and cleared land at the River Park on the South side of the creek. They started storm water maintenance plans for checking all storm drains within the city limits. They took out the sidewalk on Second Avenue and Woodland Avenue in order to replace. They installed 48 ft. of 18 inch drain tile on Woodland Drive and eight ft. of 18 inch drain tile on Stewart Drive. They picked up brush, bushhogged and hauled gravel.

6. Public Hearings & Comments:

- a. A 2<sup>nd</sup> reading of the Ronnie Holbrook Zoning Variance Request for a 20 ft. variance off the rear of the property located on Oothcalooga Street, north of Calhoun Middle School. Mayor Meadows determined that notices had been mailed to the adjoining property owners, notices had been placed in the legal organ and signs had been placed on the property. Mayor Meadows also determined that none of the Council Members had any conflicts of interest, and were approved to consider the item. As a first order of business, Mayor Meadows asked for a report from the Zoning Advisory Board. Ron Woods, Chairman of the Zoning Advisory Board, stated the Board had met on October 9, 1997 at 4:30 P. M., and had reviewed these requests. He stated that based upon information provided by the Zoning Review Committee, there were no problems with the lot in terms of water, sewer and electricity availability. However, there were problems from the Street Department, since they had been unable to determine the area of exits and entrances into the lot, and also, there were no drawings giving an idea of the arrangement of the 20 required parking spaces. Mr. Holbrook stated that he was unable to provide that information on October 9, 1997. He was also unable to give a definite response as to the type of business that would be located on the property, and was not able to give the Board an idea of the specific type of building that would be built. Chairman Woods stated the Zoning Advisory Board felt that based upon this lack of information, the 4<sup>th</sup> item of the Zoning Variance Criteria could not be met. Chairman Woods stated the Board had voted to hold the item over for the Zoning Advisory Board Meeting on November 10, 1997 subject to approval by the Mayor and Council. Following the report by Mr. Woods, he made a motion to call for a 3<sup>rd</sup> reading and reconsider the item on November 10, 1997, 2<sup>nd</sup> by Mayor Pro-Tem Shelton with Councilman Woods, Mayor Pro-Tem Shelton and Councilman Palmer voting affirmatively, motion carried.
- b. A 2<sup>nd</sup> reading of the Amusement License Request of Joe's Variety Shop located at 613 North Wall Street was given. A public hearing was opened, and a clear Police Report was given. There were no other comments, and the hearing was closed. Councilman Palmer made a motion to waive the 3<sup>rd</sup> and 4<sup>th</sup> readings and to approve the request, 2<sup>nd</sup> by Mayor Pro-Tem Shelton with Councilman Palmer, Mayor Pro-Tem Shelton and Councilman Woods voting affirmatively, motion carried.
- c. Mayor Meadows stated that Dr. Chris Nelson of Georgia Tech had cancelled his review of the WasteWater Analysis for the City of Calhoun, and had asked for it to be postponed until October 27, 1997 at 7:00 P. M.
- d. City Attorney William P. Bailey stated that in reference to the appeal hearing of SMD, LLP a Georgia Limited Partnership, Agent Wayne Charles, who filed an application with the City Building Inspector for five interstate sign permits, of which said sign permits had been denied. Earlier, it was determined that additional information was needed by the City from the corporation. This being a map indicating the location of all proposed signs. He stated this item would be needed prior to any conclusions by the Mayor and Council. Based upon the need for additional information, Attorney Bailey stated both parties had agreed to delay the appeals hearing until October 27, 1997 at 7:00 P. M.

7. Old Business: None

8. New Business:

.....October 13, 1997 Regular City Council Meeting.....


- a. A 1<sup>st</sup> reading of an Annexation/New Zoning Request of Bulah S. Timms by Power of Attorney, David J. Timms for approximately 2.6 acres adjoining other property of the Calhoun Medical Park off Warrior Path for C-2 Zoning. Councilman Woods made a motion to set the public hearing for November 10, 1997 at 7:00 P. M., 2<sup>nd</sup> by Mayor Pro-Tem Shelton with Councilman Woods, Mayor Pro-Tem Shelton and Councilman Palmer voting affirmatively, motion carried.
  - b. A 1<sup>st</sup> reading of the Annexation/New Zoning Request of Bonner Construction Company, Ronald H. Woods, for Lot 13 of Thornwood Drive for R-1 zoning was given. Councilman Woods stated that he would abstain from any consideration since he was a part owner of the business. Councilman Palmer made a motion to set the public hearing for the request for November 10, 1997 at 7:00 P.M., 2<sup>nd</sup> by Mayor Pro-Tem Shelton with Councilman Palmer, Mayor Pro-Tem Shelton and Mayor Meadows voting affirmatively, motion carried.
9. There were no other written items not on the agenda.
10. Director Cornwell's Work Report:
- a. Director Cornwell reviewed the past history of MEAG in terms of cost of KWH of electricity purchased at wholesale rates from MEAG from 1978 through 1996. He stated that based on the City's lawsuit, the City's wholesale rate should be back to a level that it was in 1988.
  - b. Cornwell stated the Sewer Plant Construction is still on schedule, however, the contractor had kept the project ahead of schedule until recently, and it now appears that the construction will be completed somewhere around January or February 1998, on the original schedule.
11. City Attorney William P. Bailey introduced George Govignon who is presently working with him as a law clerk in his office. He stated Mr. Govignon had taken the bar exam, and hopefully will be able to begin practice in the State of Georgia very shortly.
12. Councilman Woods made a motion to move to Executive Session for personnel matters, 2<sup>nd</sup> by Councilman Palmer with Councilman Woods, Councilman Palmer and Mayor Pro-Tem Shelton voting affirmatively, motion carried.
13. Councilman Woods made a motion to move to General Session, 2<sup>nd</sup> by Councilman Palmer with Councilman Woods, Councilman Palmer and Mayor Pro-Tem Shelton voting affirmatively, motion carried.
14. Councilman Woods made a motion to adjourn, 2<sup>nd</sup> by Councilman Palmer with Councilman Woods, Councilman Palmer and Mayor Pro-Tem Shelton voting affirmatively, motion carried.

Approved:

Submitted:

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John D. Meadows, III  
Mayor



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Cathy Harrison  
City Administrator

OCTOBER 13, 1997

7:45 P. M.

EXECUTIVE SESSION  
DEPOT COMMUNITY ROOM  
109 SOUTH KING STREET

PRESENT: JOHN D. MEADOWS, III, MAYOR  
JOHN D. SHELTON, MAYOR PRO-TEM  
JIMMY PALMER, COUNCILMAN  
RONALD H. WOODS, COUNCILMAN

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

1. Mayor Meadows stated that he and the Council felt that it was time for some changes to be made in the present operations. Those changes would include setting up specific times for the Fire Inspector, Electrical Inspector and Building Inspector to be located at the downtown annex. This will be between the hours of 8:00 – 9:30 A. M. and from 1:00 – 2:00 P. M. with the other time being open for field inspections. This would allow the general public an opportunity to meet those individuals for special items such as reviewing an existing building for a change of business in addition to new permits to be issued or for requesting inspections. The Mayor and Council stated they were concerned with the present telephone systems both at City Hall and at the City Hall Annex. Mayor Meadows asked that calls be headed to the proper department at the source rather than transferring routine work calls to either Cathy Harrison, Kelly Cornwell or Eddie Peterson. The Council requested improvements in customer service and improvements in meetings of the top appointed officials to share information and review work in progress. Mayor Meadows stated the Council had moved from the Police and Fire Departments being under an elected official to both Harrison and Cornwell. He stated this had caused confusion with the department heads and as a remedy, these departments would be placed under the supervision of Eddie Peterson, with Peterson consulting Harrison and Cornwell as needed. Mayor Meadows stated he and the Council wished for Harrison and Cornwell to meet and discuss, and prepare recommendations by October 27, 1997.
2. Mayor Meadows stated that Harrison had compared the wages of the City Attorney with those of the Rome and Cartersville city attorneys. He stated the information was available in each Councilman's Packet, and he asked if there were any comments. There were none. There was no further discussion. Councilman Woods made a motion to increase Attorney Bailey's contract to \$95.00 per hour, 2<sup>nd</sup> by Councilman Palmer with Councilman Woods, Councilman Palmer and Mayor Pro-Tem Shelton voting affirmatively, motion carried.

Approved:

Submitted:

\_\_\_\_\_  
John D. Meadows, III  
Mayor

  
\_\_\_\_\_  
Cathy Harrison  
City Administrator

Zoning Application No. 36

A public hearing was conducted pursuant to Section 14.2.3 of The Zoning Ordinance of the City of Calhoun, Georgia ("the Ordinance") before the Mayor and Council of the City of Calhoun, Georgia on the 13th day of October, 1997 to consider Annexation/New Zoning Request of G. Bonner Construction, Inc. for Lot 13 of Thornwood Drive for R-1 zoning.

\_\_\_\_\_ ("the Application").

During the public hearing the Application was discussed in an open public meeting and the following findings were made:

1. The public notice of the hearing was published in the Calhoun Times as required in Section 14.2.2. of the Ordinance.

2. All signs giving notice of the public hearing required under Section 14.2.2. of the Ordinance were timely erected on the property.

3. All present adjoining land owners received notice of the public hearing and a copy of the Application as required by Section 14.4 of the Ordinance.

4. All disclosures of any conflict of interest required by Title 36, Chapter 67A of the Official Code of Georgia Annotated have been reported.


5. The findings and recommendations of the Zoning Advisory Board were reviewed and accepted as the findings of the Mayor and Council as follows: Recommend annexation at R-1 zoning.

6. List any additional findings, if necessary to support additional conditions: \_\_\_\_\_

7. Review of the Standards set out in Section 14.5 of the Ordinance: Substantial compliance with seven standards.

Based on the foregoing findings the Application is (a) Approved x (b) Denied \_\_\_\_\_ (c) Approved with express condition \_\_\_\_\_

Number Voting: 3  
In Favor: 3  
Opposed: 0

  
MAYOR, CITY OF CALHOUN, GEORGIA