

**CITY OF CALHOUN  
REGULAR CITY COUNCIL MEETING  
DEPOT COMMUNITY ROOM  
109 SOUTH KING ST  
NOVEMBER 23, 2015 7:00 P.M.**

**MINUTES**

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

**ABSENT:** George Crowley, Councilman

**ALSO:** Eddie Peterson, City Administrator; Larry Vickery, Utilities General Manager; George Govignon, City Attorney; Paul Worley, City Clerk; Lenny Nesbit, Fire Chief; Garry Moss, Police Chief; Todd Holbert, Battalion Chief

1. Mayor Palmer called the meeting to order and welcomed everyone in attendance.
  - A. Councilman Hammond gave the invocation.
2. Mayor Palmer led the group in the Pledge of Allegiance to the United States Flag.
3. Councilman Hammond made a motion to approve the agenda and Councilman Barton seconded the motion. All voted aye, motion approved.
4. Councilman Barton made a motion to approve the minutes of the November 23, 2015 City Council Meeting. Councilman Hammond gave a second with all voting aye, motion approved. Councilman Hammond made a motion to approve the Executive Session minutes of the November 23, 2015 City Council Meeting. Councilman Barton gave a second with all voting aye, motion approved.
5. **Mayor's Comments:**
  - A. The City of Calhoun offices will be closed to observe Thanksgiving on Thursday November 26<sup>th</sup>.
6. **Public Hearings and Comments:** None
7. **Old Business:**
  - A. Mayor Palmer conducted the second reading of an annexation and zoning request of C-2 for 3.89 acres at a location of 100 Mauldin Street (parcel #GC22-080) for Haley Stephens DBA: Nubold Development Corporation. The ZAB will meet on December 10<sup>th</sup> and the Public Hearing will be on December 14<sup>th</sup>.

**8. New Business:**

- A. Councilman Edwards made a motion to set the second City Council meeting in December on December 21<sup>st</sup>. Councilman Hammond gave a second with all voting aye, motion approved.
- B. Mayor Palmer read a road dedication request by OWR, LLC and LPOR, LLC for a new section of Enterprise Drive. Mayor Palmer stated that the City Street Department had inspected and confirmed that the street has been built to City street specifications. Councilman Hammond made a motion to accept the proposed portion of Enterprise Drive as a City street. Councilman Barton gave a second with all voting aye, motion approved. Councilman Hammond stated that the City will be reviewing the process of accepting these industrial driveways in the future and if it is in the best interest of the citizens to accept these manufacturing facility driveways as public roads. The City will be looking to see if other communities have the same or different processes for accepting roads.
- C. Mayor Palmer read a proposed Resolution amending Freeport exemption regulations for the City of Calhoun. The proposed Resolution increases the current exemption rate of 60% to 80% in all three Freeport inventory categories effective January 1, 2016. Councilman Hammond stated that the decisions made concerning Freeport has the largest impact on education. However, the City has several tax abatements expiring and rolling back on the tax digest. It is difficult to balance funding quality education and also remaining competitive for manufacturing jobs. All the surrounding communities that Calhoun competes with are already at 100% Freeport and forces us to make moves such as this to stay competitive for jobs. Councilman Hammond made a motion to approve the Freeport Resolution setting the 2016 exemption at 80%. Councilman Barton gave a second with all voting aye, motion approved. (resolution attached)
- D. Mayor Palmer stated that the City had received residential garbage proposals for a five year period starting in 2016. Both companies that submitted a proposal, Mauldin Trash Service and Santek Waste Services, were at the Noon work session for discussion with the Mayor and Council and to answer questions. Councilman Hammond stated that both companies did an excellent job of supplying data and feedback to the Council to make a complicated decision a little easier to make. Both companies have served our community very well and this has been a tough decision making process. Councilman Barton also thanked both companies, but said the additional data submitted just made his decision more difficult because both companies would do a great job for Calhoun if awarded the contract. Finally, Councilman Edwards stated that he agreed that both companies would do a great job and that this was indeed a hard decision. Councilman Edwards said that Mauldin's has been the residential trash pickup provider for the past 10 years and they have done a great job over the years. Even though there is a slight cost savings with the Santek proposal, it is not that significant over the life of the agreement period. Councilman Edwards made a motion to accept the proposal for residential garbage pickup by Mauldin Trash Service. Councilman Hammond gave a second with all voting aye, motion approved. Mayor Palmer echoed the Council's comments saying this is a hard decision, because it involves friends and community partners. It makes it hard when you know you can't go wrong with either company

and both companies would serve Calhoun very well. Mayor Palmer thanked both companies for their interest and proposals for the City.

- E. Mayor Palmer conducted the first reading of a Pawn Shop License request by Coosa Valley Financial Group D/B/A Ace Total Solutions at a location of 356 South Wall Street. The proposed manager is Cassandra Herrington. Councilman Hammond made a motion to set the public hearing on December 21<sup>st</sup>. Councilman Barton gave a second with all voting aye, motion approved.
- F. Mayor Palmer conducted the first reading of a beer and wine pouring license request by David Burton D/B/A Wall Street Catering at a location of 106 North Wall Street. Councilman Barton made a motion to set the public hearing on December 21<sup>st</sup>. Councilman Edwards gave a second with all voting aye, motion approved.
- G. Mayor Palmer conducted the first reading of a beer and liquor pouring license relocation request and a wine pouring license request by Derrick Williams D/B/A Duke's at a location of 1201 Dews Pond Road Suite #2. Councilman Hammond made a motion to set the public hearing on December 21<sup>st</sup>. Councilman Barton gave a second with all voting aye, motion approved.
- H. Mayor Palmer reviewed the annual business license renewal list as follows:

Beer, Wine and Liquor Package

- Liquor Mart
- Warehouse Liquor Store

Beer and Wine Package

- Ingles Food Market
- Circle K Stores – 702 E Hwy 53 SE
- Circle K Stores – 1310 Hwy 41 N

Beer Package

- A Knight Hi Tech

Wine Package

- Calhoun Drug Co

Beer and Wine Pouring Theatre

- Calhoun Gordon Arts council

Taxi

- Taxi Tacana
- Taxi Chapin
- Taxi Latino
- Councilman Barton made a motion to approve the list of all alcohol and taxi business license renewals. Councilman Hammond gave a second with all voting aye, motion approved.

**9. Other written items not on the agenda: None**

**10. Work Reports:**

**A. Administrator Eddie Peterson**

- Administrator Peterson reviewed the General Government monthly cash report. Also, Mr. Peterson requested that the \$839,449.54 negative golf fund balance that has accumulated over the past several years be written off. This negative number for golf is not a receivable or a debt, but an accumulation of expenses verses revenues on the golf course operations over a period of four years. This number skews the monthly cash reports. This is similar to the City's municipal court, probation, inmate costs versus actual revenues and this carry over method of multi-year losses is not used. Also, the City's recreation operation does not show an accumulation of loses, but transfers from the general fund. Going forward, we will continue to make sure the golf course's net position is reported monthly with a full reporting each quarter. Councilman Hammond made a motion to approve the write off of the current Golf debt amount of \$839,449.54. Councilman Edwards gave a second with all voting aye, motion approved. Councilman Hammond stated that even though golf is a recreational activity, it is a scenario throughout the country where golf is causing revenue loss to a greater extent and that is why it is important to track the losses as we consider what to do with our golf operations.

**B. General Manager Larry Vickery**

- General Manager Vickery updated the Mayor and Council at the work session concerning a Big Springs bottling plant lease agreement update. The monthly lease amount will increase from \$500 to \$750. The water withdrawal went from 250,000 gallons per day maximum down to 100,000 gpd. The charges for water withdrawn from the spring went from zero to 88 cents per 1,000 gallons. The current use is about 20,000 gpd and the new owners will increase production to around 60,000 gpd. This is raw water that is being used by the bottling plant, so there is no cost associated with supplying the water other than the ownership of the spring itself. This would generate around \$15,000-\$17,000 of extra revenue for the City. There is also a product protection liability statement included. Mayor Palmer stated that the Council will review the lease agreement and get back to Mr. Vickery with any questions they might have.

C. City Attorney George Govignon

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


Approved:



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James F. Palmer, Mayor

Submitted:



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Paul Worley, City Clerk

**CITY OF CALHOUN, GEORGIA**

**RESOLUTION TO ADOPT INCREASED  
FREEPORT EXEMPTIONS AS TO  
INVENTORY PURSUANT TO  
O.C.G.A. SECTION 48-5-48.2**

**WHEREAS**, pursuant to the provisions of Section 48-5-48.2 of the Official Code of Georgia Annotated (as authorized by Article VII Section II Paragraph III of the 1983 Constitution of the State of Georgia) the 1994 referendum approved by the electorate of the City of Calhoun, known more simply as the Freeport Referendum, regarding the exemption of certain property as described in the aforementioned provisions, and

**WHEREAS**, the electors of the City of Calhoun, Georgia have approved in said 1994 referendum the exemption of all three classes of inventory described in the aforementioned provisions, namely;

- Class I: Inventory of goods in the process of manufacture or production which shall include all partly finished goods and raw materials held for direct use or consumption in the ordinary course of the taxpayer's manufacturing or production business in the State of Georgia.
- Class II: Inventory of finished goods manufactured or produced within the State of Georgia in the ordinary course of the taxpayer's manufacturing or production business when held by the original manufacturer or producer of said finished goods, and
- Class III: Inventory of finished goods which, on the first day of January, are stored in a warehouse, dock, or wharf, whether public or private, and which are destined for a shipment to a final destination outside the State of Georgia and inventory of finished goods which are shipped into the State of Georgia from outside this State and stored for transshipment to a final destination outside this State.

**WHEREAS**, since the 1994 referendum vote several resolutions have been considered and approved by the Mayor and Council of the City of Calhoun (its governing authority) in 1995 and later in 2006 creating an exemption of twenty percent (20%) for all three classifications of product described by O.C.G.A. §48-5-48.2; and

**WHEREAS**, since the 1994 referendum vote several resolutions have been considered and approved by the Mayor and Council of the City of Calhoun (its governing authority) in 1995 and later in 2006 creating an exemption of twenty percent (20%) for all three classifications of product described by O.C.G.A. §48-5-48.2 and these exemptions were increased to forty percent (40%) on January 1, 2014 by resolution in 2013; and these exemptions were increased to sixty percent (60%) on January 1, 2015 by resolution in 2014; and

**WHEREAS**, the Mayor and Council of the City of Calhoun (its governing authority) wish to implement and increase the exemptions approved by the voters as herein before described in accordance with the power vested by O.C.G.A. §48-5-48.2(e).

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the City of Calhoun that the statutorily provided tax exemptions shall be provided for each classification of product as follows:

- Class I:           The class of inventory described as inventory of goods in the process of manufacture and production which shall include all partly finished goods and raw materials held for direct use or consumption in the ordinary course of the taxpayer's business in the State of Georgia be hereby exempt from ad valorem taxation at the rate of eighty per cent (80%) of the value of said property as defined in the aforementioned Code provision, with said exemption commencing January 1, 2016; and
  
- Class II:           The class of inventory of finished goods manufactured or produced within the State of Georgia in the ordinary course of the taxpayer's manufacturing or production business when held by the original manufacturer or producer of said finished goods be hereby exempt from ad valorem taxation at the rate of eighty per cent (80%) of the value of said property as defined in the aforementioned Code provisions, with said exemption commencing January 1, 2016; and
  
- Class III:          The class of inventory of finished goods which, on the first day of January, are stored in a warehouse, dock or wharf, whether public or private, and which are destined for a shipment to a final destination outside the State of Georgia and inventory of finished goods which are shipped into the State of Georgia from outside this State and stored for transshipment to a final destination outside this State be hereby exempt from ad valorem taxation at the rate of eighty per cent (80%) of the value of said property as defined in the aforementioned Code provisions, with said

exemption commencing January 1, 2016; and

**NOW, THEREFORE, BE IT RESOLVED** that the City Clerk/Administrator is further directed to immediately transmit a copy of this Resolution to the Georgia State Revenue Commissioners.

RESOLVED this 23<sup>rd</sup> day of November, 2015.



JAMES F. PALMER, MAYOR



ALLEN LEE EDWARDS, MAYOR PRO TEM



MADISON F. BARTON, CITY COUNCILMAN



GEORGE R. CROWLEY, CITY COUNCILMAN



WILLIAM D. HAMMOND, CITY COUNCILMAN

ATTEST:



PAUL WORLEY, CITY CLERK

(SEAL)

