

**CITY OF CALHOUN  
REGULAR CITY COUNCIL MEETING  
DEPOT COMMUNITY ROOM  
109 SOUTH KING STREET  
MAY 27, 2002, 7:00 P.M.**

**MINUTES**

**PRESENT: James F. Palmer, Mayor  
Mayor Pro Tem Shelton  
Ray M. Denmon, Councilman  
Lorene Potts, Councilwoman**

**ABSENT: Ron Woods, Councilman**

**ALSO: Eddie Peterson, Director of Public Safety and Public Works  
Cathy Harrison, City Administrator**


1. Mayor Palmer called the meeting to order and welcomed everyone in attendance. Councilman Denmon gave the invocation.
2. Mayor Palmer led the group in the Pledge of Allegiance to the United States Flag.
3. Minutes of the May 13, 2002 regular City Council meeting were approved as written.
4. Mayor's comments:
  - a. Mayor Palmer expressed appreciation for those who have given their lives to protect our country and to allow us to have the freedom we have today. He stated it is a special day and has special meaning to everyone who values their freedom.
  - b. Councilwoman Potts reminded everyone of the Main Street Partnership "Sunny Beach Street" event scheduled for June 14, 2002, with King Street being closed from 4:00 to 10:00 P.M. for the celebration. She stated Friday night, May 31, will be "Live After Five P.M." for a special car show in the downtown area.
  - c. Mayor Palmer reminded everyone of the change in meeting dates in June. The meeting normally scheduled on June 24 will be held on June 17, 2002.
  - d. Mayor Palmer requested a motion to set the second budget hearing for June 10, 2002 at 7:00 P.M. Mayor Pro Tem Shelton made a motion to set the public hearing at that date and time, second by Councilman Denmon, with Mayor Pro Tem Shelton, Councilman Denmon and Councilwoman Potts voting affirmatively, motion carried.
  - e. Mayor Palmer asked for a motion to set a public hearing on the Sewer Plant Renovations for July 8, 2002 at 7:00 P.M. Councilwoman Potts made a motion to set the public hearing at that date and time and to authorize a 30-day advertising period, second by Councilman Denmon, with Councilwoman Potts, Councilman Denmon and Mayor Pro Tem Shelton voting affirmatively, motion carried.
  - f. Councilwoman Potts reminded the Council and public of the zoning hearings scheduled for June 10, 2002:
    - 1) A zoning variance request by Lamar Advertising, Inc. as agent for Jimmy Payne to repair or rebuild a commercial sign on U. S. 41 South.
    - 2) A request for zoning of R-3 and annexation of 10.5 acres on the east side of U. S. Highway 41 South and on the south side of Belwood Road by Flipper

McDaniel as agent for D. F. Williams. The request is for an R-3 mobile home park.

- 3) A request for a zoning change from R-1 to R-1B by Russell Owens for approximately 26.51 acres located at Harmony Church Road and Parks Place.
  - 4) A request by Brian Wilson for zoning of PRD and annexation of tracts 3, 4, 5 and 6, consisting of approximately 29 acres off Highway 53 Spur and Harris Beamer Road; AND a request by Brian Wilson and Calhoun Realty & Development Co. for a change in zoning from R-1 and R-2 to PRD for Tracts 1 and 2, consisting of approximately 85 acres off Highway 53 Spur and Harris-Beamer Road.
  - g. Mayor Palmer reminded the Council and the public of the public hearing scheduled for June 17, 2002 at 7:00 P.M. on the beer pouring license request by Vickey R. Brown, doing business as Losposada Restaurant at the Knight's Inn on U. S. 41 North.
5. Public Hearings and Comments: **none.**
  6. Old business: **none.**
  7. New business:
    - a. Mayor Palmer stated the city had received a request for a sewer tap under emergency septic tank conditions. He stated the property is part of an island off Fuller Street owned by Lowell McKinnon. A letter was submitted from the health department indicating the property has a failing septic tank, with overflow very visible in the area. Following discussion, Councilman Denmon made a motion to approve the emergency tap, with the understanding that the property is eligible for annexation and Mr. McKinnon will file the application for processing by June 10, 2002. The motion was seconded by Mayor Pro Tem Shelton, with Councilman Denmon, Mayor Pro Tem Shelton and Councilwoman Potts voting affirmatively, motion carried.
  8. Other written items not on the agenda: **none.**
  9. Work Reports:
    - a. Kelly Cornwell, Director of Utilities: **no report.**
    - b. Eddie Peterson, Director of Public Safety and Public Works: **no report.**
  10. Mayor Palmer stated there was no need to move to executive session.
  11. Councilwoman Potts made a motion to adjourn, second by Councilman Denmon, with Councilwoman Potts, Councilman Denmon and Mayor Pro Tem Shelton voting affirmatively, motion carried.


Approved:

Submitted:



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James F. Palmer, Mayor



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Cathy Harrison, City Administrator

**CITY OF CALHOUN  
REGULAR CITY COUNCIL MEETING  
DEPOT COMMUNITY ROOM  
109 SOUTH KING STREET  
MAY 13, 2002, 7:00 P.M.**

**MINUTES**

**PRESENT: James F. Palmer, Mayor  
John D. Shelton, Jr., Mayor Pro Tem  
Ronald H. Woods, Councilman  
Ray M. Denmon, Councilman  
Lorene Potts, Councilwoman**

**ALSO: Kelly Cornwell, Director of Utilities  
Eddie Peterson, Director of Public Safety and Public Works  
Cathy Harrison, City Administrator**

1. Mayor Palmer called the meeting to order and welcomed everyone in attendance. Councilman Denmon gave the invocation.
2. Mayor Palmer led the group in the Pledge of Allegiance to the United States Flag.
3. Following review, minutes of the May 9, 2002 special City Council meeting and the April 22, 2002 regular City Council meeting were approved as written.
4. Mayor's comments:
  - a. Mayor Palmer took the opportunity to express his sincere appreciation for the fact that no serious injury or loss of life had occurred on May 1, 2002 as tornadoes struck Calhoun and Gordon County at approximately 4:15 A.M. Mayor Palmer also took the opportunity to express his appreciation to all city employees who have worked long hours to reopen streets, remove debris, provide utilities, restore electric power, feed workers and provide safety measures for the city citizens of Calhoun and Gordon County. He expressed sincere appreciation to those counties and cities who sent help, both in terms of personnel and equipment to aid in the brush and tree removal and in the repair of the electric and telecommunications systems. He also expressed appreciation to Gordon County officials and employees who offered and provided a great deal of assistance. He reiterated that the employees of the City of Calhoun coordinated and worked extremely well to restore services to the Calhoun customers, to provide safe traffic conditions and to clear streets.
    - 1) Kelly Cornwell also stated he wished to thank the employees for their long hours and hard work. He also expressed appreciation to the public for their help, patience and understanding during these extreme circumstances. He stated the priorities were to provide public safety and then to provide services. He stated the city was able to restore the water and sewer facilities within the first day, along with the hospital services. From there, all services were restored over a seven-day period, with the

- exception of those areas that had extensive damage to homes or businesses that were unable to have power or other services restored.
- 2) Eddie Peterson stated the May 1, 2002 weather situation was a very humbling experience. The departments that he worked closely with were the fire department, the police department, the street department and the recreation department. He stated the fire department provided temporary topping for several roofs of homes and businesses. They assisted the police department with traffic control and also worked on tree removal. The police department patrolled, since most of the traffic signals were not operating. They also instituted a curfew on the evening of May 1. The street department at this time has over 20 acres of brush and limbs collected that are being ground. He stated Kevin McEntire has all streets opened at this time. The recreation department has lost 1/3 of the trees in the park, fencing, lighting, etc. Damage was extensive at the park. However, they should be able to begin their programs on May 20, 2002.
  - 3) Ron Woods, City Councilman stated the City of Calhoun was awarded the City of Excellence award a couple of years ago, primarily because of its employees and their response during this crisis is only another indication of the type of employees at the City of Calhoun.
  - 4) Ray Demon, City Councilman stated he agreed with the comments of Councilman Woods and he felt they deserved a standing ovation for their efforts.
  - 5) Lorene Potts, Councilwoman stated she was proud of all the efforts of all the city employees.
  - 6) Mayor Pro Tem Shelton stated he also would join the group in praising the efforts of all city employees.
- b. Councilwoman Potts stated the Mainstreet Partnership has filed a request to close a portion of King Street from the corner of Oothcalooga Street north to the edge of Hardee's entrance and from the Railroad crossing to King Street on Oothcalooga for Sunny Beach Street on June 14, 2002 from 4:00 P.M. to 10:00 P.M. She stated this is the fifth year for this event and it will involve a great many citizens in the downtown area. She made the request in the form of a motion, second by Councilman Woods, with Councilwoman Potts, Councilman Woods, Councilman Denmon and Mayor Pro Tem Shelton voting affirmatively, motion carried.
  - c. Mayor Palmer stated the GMA June Conference would be held from June 22 through June 26, 2002. A business session would be held on Tuesday, June 25, 2002 and he would be willing to serve as the voting delegate should the Council wish to appoint him. Councilman Woods made a motion to appoint the Mayor to be the voting delegate for the city, second by Councilwoman Potts, with Councilman Woods, Councilwoman Potts, Councilman Denmon and Mayor Pro Tem Shelton voting affirmatively, motion carried.
  - d. Mayor Palmer stated that in order for the Council to attend the GMA conference, it would be necessary to reschedule the June 24 Council meeting to June 17, 2002. He asked for a motion to officially reschedule the meeting. Councilman Denmon made a motion to reschedule the June 24 regular Council meeting to June 17, 2002 at 7:00 P.M. at the Depot Community Room. The motion was seconded by Mayor Pro Tem Shelton, with Councilman Denmon, Mayor Pro Tem Shelton,

Councilman Woods and Councilwoman Potts voting affirmatively, motion carried.

- e. Mayor Palmer asked Kelly Cornwell to comment on the city's water situation. Director Cornwell stated the City of Calhoun for the past several days has been experiencing a taste and odor problem with the water. He stated the EPD has determined it is caused by an algae at Carter's Lake which causes odor and taste to show up in the water in the Calhoun area as well as Rome, and Murray County. He stated EPD has tested Carter's Lake and continues to do so and has found that it is not harmful but does affect the taste and odor. Director Cornwell stated the city water plant is adding addition carbon and chlorine in treating the water and testing it daily. He stated there is no problem with consumption of the water. However, residents will notice a difference in the taste and odor. Mayor Palmer stated this is something that shows up once or twice a year. However, it has never been to this extent before and the storm has caused the water in Carter's Lake to be more unsettled than it has in the past.

5. Council Comments:

- a. Mayor Pro Tem Shelton stated:
  - 1) The police department made 804 cases in the month of April 2002, with anticipated fines of \$114,000.00. They issued 375 warning tickets and collected \$119,636.00 in fines. They provided 77 escorts and responded to 121 alarms. They logged 61,623 miles on patrol during the month.
  - 2) The fire department responded to 43 calls during the month of April with 20 injuries and estimated fire damages of \$3,600.00. He stated there were 9 false alarms and 1 hazardous materials call. They provided 29 inspections and issued two commercial burn permits.
  - 3) Mayor Pro Tem Shelton stated he had received a request from the police department to transfer \$1,775.50 from the seizure funds to the regular account for training and equipment costs. Following discussion, Mayor Pro Tem Shelton made a motion to approve the request, second by Councilman Denmon, with Mayor Pro Tem Shelton, Councilman Denmon, Councilman Woods and Councilwoman Potts voting affirmatively, motion carried.
- b. Councilman Woods stated:
  - 1) During the month of April, the electric department, in addition to providing a report for the month of April would also provide information regarding the May 1 storm. He stated the city electric personnel, with assistance by crews from Dalton, Acworth, Marietta, Cartersville, Forsythe, Griffin and Newnan. Additional contract crews from Marable-Pirkle for line construction and Asplundh Tree Services were also included in the following statistics:
    - Total man-hours worked in the first seven days: .....6,376
    - Peak number of men on electric restoration .....84
    - Assessment and initial clearance for public safety were secured within the first two hours.
    - Essential services were restored within the first 12 hours;
    - All feeder circuits were energized within the first 60 hours;
    - All known restorable services were energized within 7 days;

- Restoration continues on homes and businesses requiring electrical work from a private electrician or building repairs that must be completed prior to restoration of electricity.
  - The telecommunications building was virtually destroyed by the tornadic winds. The central office was relocated to a temporary location in the electric building within the first 24 hours. High speed communication was partially restored within 52 hours and all traffic was restored within 5 days. Dalton Utilities, Atlantic Engineering, Graybar, Mitel Corp. and Sincronet assisted in the restoration. Integral support was provided by Georgia Public Web, Calhoun's statewide service partner.
  - City telephones were 80% restored within 48 hours. Data systems were at 90% and internet at 100% within 72 hours. Splicing and fiber was completed within 5 days. Repair operations are continuing and construction will begin on the new building as soon as possible.
- 2) The generator operated 37 hours and produced approximately 750,000 kWh of electricity with an average sale price of 6.6¢ per kWh. Market prices have seen dramatic swings from 2¢ to 10¢ during April.
  - 3) During the month of April, the electric department issued 9 permits, provided 57 inspections, set 12 meters and purchased at wholesale 29,917,522 kWh of electricity for resale.
- c. Councilman Denmon stated:
- 1) The water and sewer departments were not able to issue their reports due to ongoing work. However, he provided the following building inspection report. There were 13 new residential permits issued during April for construction with a value of \$3,996,174.00, and one new industrial permit with a value of \$150,000.00. They issued a total of 81 permits of all types with estimated construction value of \$8,017,942.00.
- d. Councilwoman Potts stated:
- 1) The street department brush truck picked up 5,360 cubic yards of brush and leaves. The street sweeper cleaned 37 miles of curb and gutter. The department hauled 39 loads of stone and erected 23 new street signs. They completed 26 shop work orders. They built two 24 by 24 storm drain boxes and laid 24 feet of 15-inch pipe at the entrance to Mac Avenue. They dug out and patched on Highpoint Drive, Mims Drive, River Street, at the Calhoun Elementary School, Thornwood Drive, C. L. Moss Parkway, Little Pine Drive, Sunset Drive, Meadow Lane, at Fire Station #1 and at Eastside School, using 92.16 tons of asphalt. They installed 20 feet of 36-inch pipe for a driveway on Newtown Road. They took out and replaced 1498 feet of sidewalk and 50 feet of curb and gutter on Line Street and College Street. They worked taking out dirt at the parking lot of the new airport terminal. They hauled topsoil to the pole barn at the cemetery
  - 2) The sanitation department ran their commercial trash routes, serviced and washed vehicles and gained two 8-yard dumpster accounts during the month.
  - 3) The parks department provided their routine maintenance on city property, water tank sites and right-of-ways. They continued construction on an

equipment shed at the cemetery and worked at the Library fountain, putting pea gravel and plastic around shrubs.

- 4) The cemetery department marked and supervised the opening and closing of 9 gravesites and performed routine maintenance at Fain and Chandler cemeteries.
- 5) The safety committee reported 5 workers' comp accidents and one vehicle accidents during the month. They conducted a safety inspection of the police department.
- 6) Animal control housed 29 dogs and 6 cats during the month and responded to 56 customer calls. They issued 4 first warnings for leash law violations.
- 7) Councilwoman Potts stated she and Beve Ryberg, the Mainstreet Director had attended the National Town Meeting in Ft. Worth for Mainstreet Programs. There were over 1100 in attendance from 33 states, from Canada and New Zealand. The three day conference was very educational. Councilwoman Potts stated she and Beve Ryberg attended all the session on Mainstreet and learned many ways to improve the downtown area. They also picked up information regarding design for downtown and attended sessions regarding operating on a shoestring budget. However, their shoestring budget was \$45,000 per event, as opposed to our budget of maybe 1/10 of that per event. Councilwoman Potts stated the trip was very educational and should be very beneficial to the Mainstreet Program.

6. Public Hearings and Comments:

- a. Mayor Palmer stated at this time, public hearings on zoning matters would be held. The public would have the opportunity to make pro and con comments with a ten-minute maximum time limit for each side of the matter. Each person speaking would be required to have filed a Financial Disclosure Statement five days prior to the hearing, and each person would be required to give their name and address before speaking. An inquiry was made to determine if any of the elected officials had filed a disclosure statement regarding ownership or special interest in the agenda items. The response was negative.

**STANDARDS GOVERNING THE EXERCISE OF ZONING POWER:**

- (1) Whether the zoning proposal will permit a use that is suitable in view of the use and development of adjacent and nearby property.
- (2) Whether the zoning proposal will adversely affect the existing use or usability of adjacent or nearby property.
- (3) Whether the property to be affected by the zoning proposal has a reasonable economic use as currently zoned.
- (4) Whether the zoning proposal will result in a use which will or could cause an excessive or burdensome use of existing streets, transportation facilities, utilities or schools.
- (5) Whether there will be capital costs for capital improvements to serve the area. Capital costs shall include water mains, sewer mains, new street pavement or widening, new fire stations or equipment, new police stations or equipment, and other like costs.
- (6) Whether the zoning proposal is in conformity with the policy and intent of the land use plan.

- (7) Whether there are other existing or changing conditions affecting the use and development of the property which give supporting grounds for their approval; or disapproval of the zoning proposal.
- (8) Whether there are other factors relevant to balancing the interest in promoting the public health, safety, morality or general welfare against the right to the unrestricted use of property.

**VARIANCE CONSIDERATIONS (ONE OR MORE)**

- (a) There are extraordinary and exceptional conditions pertaining to the particular piece of property in question because of its size, shape or topography.
- (b) The application of this ordinance to the particular piece of property would create an unnecessary hardship.
- (c) Such conditions are peculiar to the particular piece of property involved.
- (d) Relief, if granted, would not cause substantial detriment to the public good or impair the purposes and intent of this ordinance, provided, however, that no variance may be granted for a use of land or building or structure that is prohibited by this ordinance.

- 1) Mayor Palmer read a request by the Calhoun police department for a zoning variance to allow two mobile units to serve as office space, located on Louise Avenue on city property. The units are to be occupied by the police department.
  - a) A public hearing was opened.
  - b) Harrison reported that notification to adjoining property owners had been completed, signs had been placed on the property and notices had been published in the local legal organ.
  - c) Councilwoman Potts stated the Zoning Advisory Board had met on this matter on May 9, 2002 at 4:30 P.M., had reviewed the report of the Zoning Review Committee and the Zoning Standards and Variance Considerations as outlined in the city zoning ordinance, as follows:

- (1) The mobile units will be similar to units located in the immediate area.
- (2) Will not adversely affect adjacent or nearby property. Adjacent property is also owned by the city.
- (3) Yes. The currently zoned affected property has a reasonable economic use.
- (4) Negative. No burdensome impact.
- (5) The request will not require any major capital cost.
- (6) The request meets the intent of the land use plan.
- (7) Location of police officers in the area will be a condition which will provide a positive safety factor for the area.
- (8) The public health and safety of the area will have a positive effect.
- (a) N/A
- (b) Application of the ordinance would limit the government's use of the property to provide public safety to the area.
- (c) N/A

(d) The granting of the variance would improve public safety in the area.

- d) Councilwoman Potts stated that based upon those factors, it was the recommendation of the Zoning Advisory Board to recommend approval of the police department's request to allow two mobile units to be used as office space on Louise Avenue on city property. The recommendation would include permission to allow the units to be located for twelve months with the twelve months to begin running when the units are on site and operational. Should the units need to be there for an additional time, the police department would be required to reapply.
- e) Mayor Palmer inquired if there were any comments by the applicant. There were none. He inquired if there were any comments by the public. There were none and the public hearing was closed.
- f) Councilwoman Potts made a motion to approve the request as recommended by the Zoning Advisory Board, with the considerations of the Zoning Standards and Variance Considerations being a part of the approval. The motion was seconded by Councilman Woods, with Councilwoman Potts, Councilman Woods, Councilman Denmon and Mayor Pro Tem Shelton voting affirmatively, motion carried.
- 2) A request by Jack Crump to rezone approximately 5 acres of property at 145 Marine Drive from R-1 to C-2. A house on the property is being removed.
- a) A public hearing was opened.
- b) Harrison reported that notification to adjoining property owners had been completed, signs had been placed on the property and notices had been published in the local legal organ.
- c) Councilwoman Potts stated the Zoning Advisory Board had met on this matter on May 9, 2002 at 4:30 P.M., had reviewed the report of the Zoning Review Committee and the Zoning Standards as outlined in the city zoning ordinance, as follows:
- (1) Adjacent and nearby property is zoned Industrial, which is compatible with commercial zoning.
- (2) N/A
- (3) The zoning change as requested improves the reasonable economic use of the property.
- (4) The request should not cause a burdensome use of existing streets or facilities.
- (5) Property developers will be responsible for water, sewer and fire protection improvement costs for the property.
- (6) The request is in conformity with the land use plan.
- (7) The area is continuing to develop and is appropriate for commercial and industrial use.
- (8) N/A
- d) Councilwoman Potts stated that based upon those factors, it was the recommendation of the Zoning Advisory Board to recommend approval of the zoning change request from R-1 to C-2.

- e) Mayor Palmer asked if there were any comments by the applicant.
  - f) Mr. Jack Crump stated the house in question had been moved and the lot cleared.
  - g) Mayor Palmer inquired if there were any other comments. There were none and the public hearing was closed.
  - h) Councilwoman Potts made a motion to approve the zoning change request from R-1 to C-2 with the zoning standards being a part of the motion, second by Councilman Denmon, with Councilwoman Potts, Councilman Denmon, Councilman Woods and Mayor Pro Tem Shelton voting affirmatively, motion carried.
- 3) A request for a zoning variance by David Forrester, doing business as Tires, Inc., to locate a construction (office) trailer on property located at 301 Wellco Lane.
- a) A public hearing was opened.
  - b) Harrison reported that notification to adjoining property owners had been completed, signs had been placed on the property and notices had been published in the local legal organ.
  - c) Councilwoman Potts stated the Zoning Advisory Board had met on this matter on May 9, 2002 at 4:30 P.M., had reviewed the report of the Zoning Review Committee and the Zoning Standards and Variance Considerations as outlined in the city zoning ordinance, as follows:

(1)	The request is suitable and will allow a broader use of the industrial property.
(2)	There will be no adverse affect to adjacent or nearby property.
(3)	Yes.
(4)	No burdensome use of streets, utilities or schools.
(5)	Capital cost for utility improvements required will be borne by the owner or prior owner.
(6)	The request will conform to the land use plan.
(7)	The area continues to develop for industrial use.
(8)	N/A
(a)	N/A
(b)	The inability to have use of the temporary construction (office) trailer at this time would be a hardship for business activity.
(c)	N/A
(d)	If granted, no detriment to public good or long-term intent of the ordinance will result.
- d) Councilwoman Potts stated that based upon those factors, it was the recommendation of the Zoning Advisory Board to recommend approval of the request for a construction (office) trailer to be located on the property for a 12-month period, with the understanding that should an expansion be made to the existing facility, either in the building or plant operation, a fire hydrant off Wellco Lane would be needed to provide proper fire protection.
- e) Mayor Palmer inquired if there were any comments by the applicant. There were none. He inquired if there were any

comments by the public. There were none and the public hearing was closed.

- f) Councilwoman Potts made a motion to approve the request for a variance to allow a construction (office) trailer on the property with the condition that should an expansion be made to the existing facility, either in the building or plant operation, a fire hydrant off Wellco Lane would be required to provide proper fire protection. The motion was seconded by Councilman Woods, with Councilwoman Potts, Councilman Woods, Councilman Denmon and Mayor Pro Tem Shelton voting affirmatively, motion carried.
- 4) A request by Darin Hardin for zoning of C-2 and annexation of approximately 11 acres and zoning of R-2 and annexation of approximately 3 acres, adjoining properties on the southeast quadrant of the intersection between Dews Pond and Lovers Lane Roads, for development of a combined commercial and residential area.
- a) A public hearing was opened.
  - b) Harrison reported that notification to adjoining property owners had been completed, signs had been placed on the property and notices had been published in the local legal organ.
  - c) Councilwoman Potts stated the Zoning Advisory Board had met on this matter on May 9, 2002 at 4:30 P.M., had reviewed the report of the Zoning Review Committee and the Zoning Standards as outlined in the city zoning ordinance, as follows:

(1)	Commercial zoning will conform to other commercial use in the area.
(2)	Will not adversely affect nearby property.
(3)	The commercial zoning will provide a reasonable economic use of the property.
(4)	Commercial zoning will have an impact on transportation and existing streets, but less than residential.
(5)	Capital costs for utilities to the property will be borne by the owner. Fire and police currently serve commercial property adjacent to the property.
(6)	Commercial zoning meets the intent of the land use plan.
(7)	N/A
(8)	N/A
  - d) Councilwoman Potts stated that based upon those factors, it was the recommendation of the Zoning Advisory Board to recommend approval of the request for zoning of C-2 and annexation for the entire 14 acres.
  - e) Mayor Palmer inquired if there were any comments by the applicant.
  - f) Mr. Hardin stated upon review of the zoning ordinance for neighborhood commercial zoning and C-2 zoning, he would be agreeable to zoning of the total 14 acres as C-N.
  - g) Mayor Palmer inquired if there were any other comments. There were none and the public hearing was closed.
  - h) Councilwoman Potts made a motion to approve zoning of C-N and annexation of approximately 14 acres, second by Councilman

Woods, with Councilwoman Potts, Councilman Woods, Councilman Denmon and Mayor Pro Tem Shelton voting affirmatively, motion carried.

5 & 6) A request by Brian Wilson for zoning of PRD and annexation of tracts 3, 4, 5 and 6, consisting of approximately 29 acres off Highway 53 Spur and Harris Beamer Road; AND a request by Brian Wilson and Calhoun Realty & Development Co. for a change in zoning from R-1 and R-2 to PRD for Tracts 1 and 2, consisting of approximately 85 acres off Highway 53 Spur and Harris-Beamer Road.

a) Mayor Palmer stated that based upon information gathered at the Zoning Advisory Board meeting, all the procedure as outlined in the zoning ordinance had not been completed and based upon these factors, he would entertain a motion to continue the public hearing until June 10, 2002.

b) Councilwoman Potts made a motion to continue both matters until June 10, 2002 at 7:00 P.M., second by Councilman Denmon, with Councilwoman Potts, Councilman Denmon, Councilman Woods and Mayor Pro Tem Shelton voting affirmatively, motion carried.

b. Other Hearings:

1) Mayor Palmer stated at this time a first hearing would be opened on the city's budget for the fiscal year 2002-2003. Harrison provided an overhead presentation, which gave a summary of the city's proposed budget before the school dollars are added, for a total of \$73,776,217.00. There were no comments from the public and no questions from the Council and the hearing was closed. (See "Exhibit A")

7. Old business:

a. Councilman Woods made a motion to adopt a resolution officially approving the city's 5-year short-term work program update covering the period of 2002 through 2006. The motion was seconded by Councilman Denmon, with Councilman Woods, Councilman Denmon, Councilwoman Potts and Mayor Pro Tem Shelton voting affirmatively, motion carried.

b. Councilman Denmon made a motion to adopt a resolution regarding the Streetscape grant and project and authorizing the Mayor to sign the necessary documents, second by Councilman Woods, with Councilman Denmon, Councilman Woods, Councilwoman Potts and Mayor Pro Tem Shelton voting affirmatively, motion carried.

c. Mayor Palmer gave a second reading of the Title Max pawn application for 421 South Wall Street. He stated the police report on the proposed manager indicates a clear report in conformance with the regulations. There were no comments. Councilwoman Potts made a motion to approve the application for a pawn license of Title Max at 421 South Wall Street, second by Councilman Denmon, with Councilwoman Potts, Councilman Denmon, Councilman Woods and Mayor Pro Tem Shelton voting affirmatively, motion carried.

8. New business:

a. Mayor Palmer gave a first reading of a zoning variance request by Lamar Advertising, Inc. as agent for Jimmy Payne to repair or rebuild a commercial sign on U. S. 41 South. Mayor Palmer stated the earliest date for a public hearing

would be June 10, 2002 at 7:00 P.M. Councilman Woods made a motion to set the public hearing at that date and time, second by Councilman Denmon, with Councilman Woods, Councilman Denmon, Councilwoman Potts and Mayor Pro Tem Shelton voting affirmatively, motion carried.

- b. Mayor Palmer gave a first reading of a request for zoning of R-3 and annexation of 10.5 acres on the east side of U. S. Highway 41 South and on the south side of Belwood Road by Flipper McDaniel as agent for D. F. Williams. The request is for an R-3 mobile home park. Mayor Palmer stated the earliest date for a public hearing would be June 10, 2002 at 7:00 P.M. Councilwoman Potts made a motion to set the public hearing at that date and time, second by Councilman Denmon, with Councilwoman Potts, Councilman Denmon, Councilman Woods and Mayor Pro Tem Shelton voting affirmatively, motion carried.
- c. Mayor Palmer gave a first reading of a request by Vickey R. Brown for a beer pouring license for the Losposada Restaurant at Knight's Inn (former Best Western Motel) on U. S. Highway 41 North. Mayor Palmer stated the earliest date for a public hearing would be June 17, 2002 at 7:00 P.M. Councilman Woods made a motion to set the public hearing at that date and time, second by Councilman Denmon, with Councilman Woods, Councilman Denmon, Councilwoman Potts and Mayor Pro Tem Shelton voting affirmatively, motion carried.

9. Other written items not on the agenda:

- a. Mayor Palmer gave a first reading of a request for a zoning change from R-1 to R-1B by Russell Owens for approximately 26.51 acres located at Harmony Church Road and Parks Place. Mayor Palmer stated the earliest date for a public hearing would be June 10, 2002 at 7:00 P.M. Councilman Denmon made a motion to set the public hearing at that date and time, second by Mayor Pro Tem Shelton, with Councilman Denmon, Mayor Pro Tem Shelton, Councilman Woods and Councilwoman Potts voting affirmatively, motion carried.

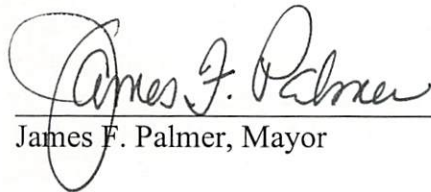
10. Work Reports:

- a. Kelly Cornwell, Director of Utilities:
  - 1) Director Cornwell stated he and Jerry Crawford had met on several occasions to review the professional services agreement with Synagro, who currently provides disposal of bio-solids and have done so since 1994, when the city began the process of land application. He stated after reviewing quotes from two other companies, Synagro had the lowest bid and with further negotiations, they reduced their current price from \$15.92 down to \$13.75. The contract would be for one year, with an option to renew or to close. Following discussion, Councilman Woods made a motion to approve the professional services agreement with Synagro for one year at a price of \$13.75 per wet ton. The motion was seconded by Mayor Pro Tem Shelton, with Councilman Woods, Mayor Pro Tem Shelton, Councilman Denmon and Councilwoman Potts voting affirmatively, motion carried.
  - 2) Director Cornwell stated that Well #4 on Campbell Road is proceeding well. A pump test will be performed this week. Piping continues to be installed on site for the new building in preparation for having everything complete by the middle of December 2002.

- 3) Director Cornwell stated the water and sewer personnel had continued working on sewer easements for the north industrial sewer interceptor project. As it stands at this point, two condemnations of property are being sought, with the possibility of another property being added to the list.
  - 4) Director Cornwell stated the city engineering department continues to work for right-of-way easement procurement for the Mill Village project with acquisition for 24 parcels being necessary. He estimated it would take until the 27<sup>th</sup> to have all the signatures.
  - b. Eddie Peterson, Director of Public Safety and Public Works, reported the library project is almost complete, which includes a new roof, air conditioning units relocated from the roof to ground level, replacement of carpets and painting, with the project being completed \$25,000.00 under budget. The project is being funded by a 50% grant through the state.
11. Mayor Palmer stated it was not necessary to move to executive session at this time.
  12. Councilwoman Potts made a motion to adjourn, second by Councilman Woods, with Councilwoman Potts, Councilman Woods, Councilman Denmon and Mayor Pro Tem Shelton voting affirmatively, motion carried.

Approved:

Submitted:

  
James F. Palmer, Mayor

  
Cathy Harrison, City Administrator

# "EXHIBIT A"

## Budget Summary - 2002-2003

<b>General Fund Income</b>	<b>\$ (12,697,904.00)</b>
<b>Fine Administration Income</b>	<b>\$ (90,000.00)</b>
<b>TOTAL GENERAL FUND INCOME</b>	<b>\$ (12,787,904.00)</b>

<b>General Fund Expense:</b>						
Department	Division	Transfers	Operating	Capital & Debt Serv	Division Total	Dept. Total
Executive Expenses:	Mayor and Council		221,588.00		221,588.00	251,388.00
	Mayor and Council - Dues & Fees		29,800.00		29,800.00	
	Election Expenses		-		-	
General Administration:	General Administration - City Hall	1,287,065.00	454,310.00	17,000.00	1,758,375.00	4,567,509.00
	Finance		314,931.00		314,931.00	
	Tax Administration		51,390.00		51,390.00	
	Tellers		82,282.00		82,282.00	
	Purchasing		104,855.00	1,500.00	106,355.00	
	Human Resources		87,393.00		87,393.00	
	Risk Management		5,000.00		5,000.00	
	Gen. Admin. Buildings		5,000.00		5,000.00	
	Purchasing Building		1,000.00		1,000.00	
	Customer Service		105,294.00		105,294.00	
	Meter Reading		306,174.00	13,000.00	319,174.00	
	Utility Billing	*	217,996.00		217,996.00	
	Welfare Related		57,992.00		57,992.00	
	Arts Council		2,000.00		2,000.00	
	Auditorium		1,500.00		1,500.00	
	Depot Building		30,000.00		30,000.00	
	McConnell Road Building		5,950.00	2,500.00	8,450.00	
	Library	**	180,929.00		180,929.00	
	Library Building		-	-	-	
	Airport	***	99,581.00	167,000.00	266,581.00	
	Downtown Development		68,974.00	34,000.00	102,974.00	
Engineering		272,212.00	22,550.00	294,762.00		
Public Utilities Director		306,536.00	1,800.00	308,336.00		
Public Works Director Building		2,000.00		2,000.00		
Public Safety Administration		105,267.00	1,500.00	106,767.00		
Building Inspection		150,528.00	500.00	151,028.00		

\* Postage Increase; Equipment Lease Increase for Return Envelope to Customers

\*\* County to Reimburse Salaries & Fringe Benefits @ 65% = \$98,309.00

\*\*\* County to Reimburse Salaries & Fringe Benefits @ 50% = \$33,110.00

Department	Division	Transfers	Operating	Capital & Debt Serv	Division Total	Dept. Total
Public Safety:	Police Administration Division	-	317,312.00	-	317,312.00	5,433,170.00
	Police Detective Division		537,007.00		537,007.00	
	Police Patrol Division		1,668,207.00	171,206.00	1,839,413.00	
	Police 911		67,949.00		67,949.00	
	Police Records Division		170,901.00		170,901.00	
	Fine Administration		90,000.00		90,000.00	
	Prisoner Custody		64,000.00		64,000.00	
	Police Stations & Buildings		3,500.00	2,000.00	5,500.00	
	Police Records Building		-		-	
	Fire Administration		144,929.00		144,929.00	
	Fire Fighting		2,023,132.00	34,500.00	2,057,632.00	
	Fire Inspection		70,237.00	5,000.00	75,237.00	
	Fire Stations & Buildings		10,500.00		10,500.00	
	Fire Debt Service			52,790.00	52,790.00	
Public Works:	Animal Control		59,205.00		59,205.00	2,535,837.00
	Animal Control Building			2,000.00	2,000.00	
	Highway & Street Administration		77,391.00	-	77,391.00	
	Highway & Street Maintenance	37,648.00	915,395.00	359,500.00	1,312,543.00	
	Street Cleaning		57,329.00		57,329.00	
	Storm Drainage		10,000.00		10,000.00	
	Street Lighting		212,000.00		212,000.00	
	Highway and Street Buildings		2,500.00		2,500.00	
	Traffic Engineering		75,800.00		75,800.00	
	Maintenance and Shop	280,000.00	210,153.00	7,000.00	497,153.00	
	Maintenance and Shop Building		800.00	7,000.00	7,800.00	
	Cemetery Department		134,012.00	22,600.00	156,612.00	
	Cemetery Building		14,000.00		14,000.00	
	Parks & Beautification		13,800.00		13,800.00	
Highway & Street Debt Service			37,704.00	37,704.00		
<b>GENERAL FUND TOTAL</b>						<b>\$ 12,787,904.00</b>

Department	Division		Transfers	Operating	Capital & Debt Serv	Division Total	Dept. Total	
Sewer Department	Revenue	Fees, Interest, Transfers, Misc.	(592,009.00)	(5,259,190.00)	-	(5,851,199.00)	(5,851,199.00)	
	Expense	Sewer Plant Administration		76,151.00			76,151.00	5,851,199.00
		Maintenance	334,640.00	2,222,457.00	1,584,508.00		4,141,605.00	
		Buildings		5,000.00		-	5,000.00	
		Sludge Disposal		335,000.00		-	335,000.00	
		Sewer Construction Maintenance		796,664.00		65,500.00	862,164.00	
		Sewer Construction New Services				272,050.00	272,050.00	
		Sewer Construction Lift Stations		44,500.00		40,000.00	84,500.00	
		Sewer Construction Administration		74,729.00		-	74,729.00	
Sewer Construction Buildings				-	-			
Sewer Bond Debt Fund	Revenue			(135,990.00)		(135,990.00)	(135,990.00)	
	Expense				135,990.00	135,990.00	135,990.00	
Water Department	Revenue	Sales, Penalties, Connections, Interest, Misc.		(7,773,652.00)	-	(7,773,652.00)	(7,773,652.00)	
	Expense	Water Plant Administration		97,662.00		-	97,662.00	7,773,652.00
		Water Plant Intake & Wells		339,600.00	50,000.00		389,600.00	
		Water Treatment	2,926,838.00	1,992,614.00	85,000.00		5,004,452.00	
		Water Distribution		188,200.00	30,000.00		218,200.00	
		Water Plant Buildings		3,000.00		-	3,000.00	
		Water Construction Maintenance		1,396,922.00		66,500.00	1,463,422.00	
		Water Construction - New Services				471,500.00	471,500.00	
		Water Construction Administration		87,816.00		18,000.00	105,816.00	
Water Construction Buildings		20,000.00		-	20,000.00			
Water Revenue Debt Fund	Revenue	Transfer from Sinking Fund - Interest		(1,223,905.00)		(1,223,905.00)	(1,223,905.00)	
	Expense	Principal & Interest Expense			1,223,905.00	1,223,905.00	1,223,905.00	
Water System Improvements	Revenue	SRF Loan		(4,000,000.00)		(4,000,000.00)	(4,000,000.00)	
	Expense	Engineering, Contractor, Infrastructure			4,000,000.00	4,000,000.00	4,000,000.00	
Electric Department	Revenue	Sales, Penalties, Service Additions, Rent, Interest, Misc.	(946,846.00)	(23,477,047.00)	-	(24,423,893.00)	(24,423,893.00)	
	Expense	Electric Administration		174,497.00			174,497.00	24,423,893.00
		Electric Distribution	2,641,264.00	19,178,834.00	1,557,110.00		23,377,208.00	
		Electric Generators		757,806.00	53,500.00		811,306.00	
		Generator Building		1,000.00			1,000.00	
		Electric Buildings		1,000.00			1,000.00	
		Electric Inspections		58,882.00			58,882.00	
Telecommunications Fund	Revenue	Sales, Penalties, Rees, Rent, Misc.		(693,303.00)		(693,303.00)	(693,303.00)	
	Expense	Telecommunications Maintenance		394,565.00	49,541.00	444,106.00	693,303.00	
		Telecommunications Administration		90,197.00		90,197.00		
		Telecommunications - New Services			159,000.00	159,000.00		

Department	Division		Transfers	Operating	Capital & Debt Serv	Division Total	Dept. Total
Solid Waste Fund	Revenue	Fees, Penalty, Transfers		(848,197.00)	-	(848,197.00)	(848,197.00)
	Expense	Collection		456,699.00	-	456,699.00	848,197.00
		Disposal		278,900.00	-	278,900.00	
		Recyclables		27,998.00	-	27,998.00	
		Brush Grinding		20,000.00	-	20,000.00	
		Landfill Post Closing		64,600.00	-	64,600.00	
Recreation	Revenue	Taxes, Fees, Program Revenues, Grants		(965,595.00)	-	(965,595.00)	965,595.00
	Expense	Administration		58,536.00	-	58,536.00	
		Recreation		595,959.00	300,000.00	895,959.00	
		Commission		1,100.00	-	1,100.00	
		Buildings		10,000.00	-	10,000.00	
Municipal Court	Revenue	Fines & Fees		(1,351,500.00)		(1,351,500.00)	(1,351,500.00)
	Expense	Operations, State and County Fees		1,350,500.00		1,350,500.00	1,351,500.00
		Buildings		1,000.00		1,000.00	
North Industrial Sewer Interceptor	Revenue - SRF Loan			(4,436,050.00)		(4,436,050.00)	(4,436,050.00)
	Expense - Contractor				4,436,050.00	4,436,050.00	4,436,050.00
Water Filter Project Fund	Revenue - Transfer of Funds			(1,400,000.00)		(1,400,000.00)	(1,400,000.00)
	Expense - Pump, Filters, Building			-	1,400,000.00	1,400,000.00	1,400,000.00
Sewer Plant Renovation	Revenue			(4,200,000.00)		(4,200,000.00)	(4,200,000.00)
	Expense			-	4,200,000.00	4,200,000.00	4,200,000.00
Mill Village II CDBG Special Project	Revenue - Grant from DCA			(493,970.00)		(493,970.00)	(493,970.00)
	Expense - Contractor			-	493,970.00	493,970.00	493,970.00
Revolving Loan Fund (Budget for Income)	Interest Revenue			(46,000.00)		(46,000.00)	(46,000.00)
	Deferred Revenue			46,000.00		46,000.00	46,000.00
Hotel - Motel Tax	Revenue			(230,000.00)		(230,000.00)	(230,000.00)
	Expense			230,000.00		230,000.00	230,000.00
Federal Dept of Justice Grant Fund	Revenue			(14,000.00)		(14,000.00)	(14,000.00)
	Expense			4,000.00	10,000.00	14,000.00	14,000.00
General Obligation Bond Debt Service - Golf	Revenue			(370,273.00)		(370,273.00)	(370,273.00)
	Expense			-	370,273.00	370,273.00	370,273.00
General Obligation Bond Debt Service - Schools	Revenue			(628,718.00)		(628,718.00)	(628,718.00)
	Expense				628,718.00	628,718.00	628,718.00
Confiscated Asset Fund	Revenue			(15,360.00)		(15,360.00)	(15,360.00)
	Expense			13,360.00	2,000.00	15,360.00	15,360.00
Downtown Park	Revenue - Downtown Loan - DCA			(240,000.00)		(240,000.00)	(240,000.00)
	Expenses - Site Improvments			-	240,000.00	240,000.00	240,000.00
River Park Project	Revenue - SPLOST Funds - Transfer from County			(40,000.00)		(40,000.00)	(40,000.00)
	Expenses - Site Improvement, Bridge, Lighting			-	40,000.00	40,000.00	40,000.00
Street Scape Special Project	Revenue - Transfer from General Fund			(497,648.00)		(497,648.00)	(497,648.00)
	Expense - Engineering & Technical Studies			-	497,648.00	497,648.00	497,648.00

Department	Division		Transfers	Operating	Capital & Debt Serv	Division Total	Dept. Total
Golf	Revenue	Green Fees, Cart Fees, Range Fees, Rent		1,109,060.00	-	1,109,060.00	(1,109,060.00)
	Expense	Golf Maintenance		449,019.00	104,000.00	553,019.00	1,109,060.00
		Golf Maintenance Administration		147,626.00		147,626.00	
		Golf Maintenance Buildings		1,500.00		1,500.00	
		Pro Shop Operation		294,886.00	40,400.00	335,286.00	
		Pro Shop Administration		65,629.00		65,629.00	
		Pro Shop Buildings		3,500.00	2,500.00	6,000.00	
School Trust	Revenue	Taxes					
	Expense	Local Share Cost					

### Expense

General Fund Total	\$ 12,787,904.00
Special and Enterprise Funds	60,988,313.00
<b>TOTAL BUDGET</b>	<b>\$ 73,776,217.00</b>

### Income

General Fund Total	\$ 12,787,904.00
Special and Enterprise Funds	60,988,313.00
<b>TOTAL BUDGET</b>	<b>\$ 73,776,217.00</b>

**TOTAL BUDGET EXCEPT FOR SCHOOL FUNDS AT THIS TIME.**

**A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF CALHOUN  
AUTHORIZING THE CITY OF CALHOUN (HEREINAFTER REFERRED TO AS  
"SPONSOR") AND THE GEORGIA DEPARTMENT OF TRANSPORTATION  
(HEREINAFTER REFERRED TO AS "DEPARTMENT") TO CONTRACT FOR  
FUNDING UNDER THE TRANSPORTATION EQUITY ACT FOR THE 21 ST CENTURY  
(HEREINAFTER REFERRED TO AS "TEA-21.")**

**WHEREAS**, the Secretary of the United States Department of Transportation (hereinafter referred to as "US DOT") and the Commissioner of the Department are authorized to contract for Transportation Enhancement Projects; and

**WHEREAS**, the contract for financial assistance imposes certain duties upon SPONSOR including but not limited to the provision of its local share of the project costs; and

**WHEREAS**, SPONSOR guarantees that it will comply with Title VI of the Civil Rights Act of 1964, all other pertinent directives and all US DOT requirements; and

**WHEREAS**, to complete the project, SPONSOR will use Disadvantaged Business Enterprises to the fullest extent possible and will implement and administer procedures to ensure that minority businesses are competitive for contract and purchase orders when procuring services including but not limited to construction contracts, supplies, equipment contracts or consultant contracts.

**NOW, THEREFORE, BE IT RESOLVED BY SPONSOR THAT:**

1. Mayor James F. Palmer is authorized to execute the contract on behalf of the SPONSOR (City of Calhoun) with the DEPARTMENT for aid in financing construction, and all other activities incidental thereto, of Transportation Enhancement Activity pursuant to Public Law 105-178 (1998); and all other provisions as set forth in the contract with the DEPARTMENT.
2. City Administrator Cathy Harrison is authorized to execute and file an assurance or any other document required by the US DOT and the DEPARTMENT certifying compliance with Title VI of the Civil Rights Act of 1964.
3. City Administrator Cathy Harrison or Director of Public Works Eddie Peterson are authorized to furnish any and all additional information that may be required by US DOT or the DEPARTMENT in connection with the application for the Transportation Enhancement Activity project and budget.
4. City Administrator Cathy Harrison or Director of Public Works Eddie Peterson are authorized to set forth and execute affirmative disadvantaged business policies in connection with the participation goal established by the DEPARTMENT.

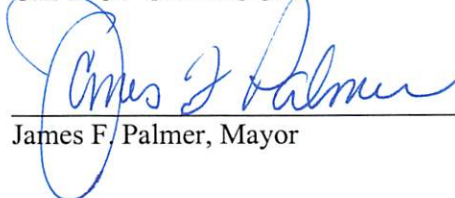
**APPROVED AND ADOPTED** this 13<sup>th</sup> day of May, 2002.

ATTEST:



Cathy Harrison, City Administrator

CITY OF CALHOUN



James F. Palmer, Mayor

**CITY OF CALHOUN  
GEORGIA**

**RESOLUTION**

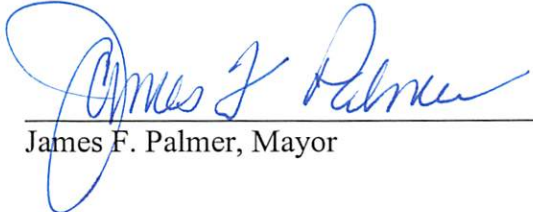
**WHEREAS**, pursuant to O.C.G.A. §50-8-7.1(b), §50-8-7.2 and §12-2-8, the Georgia Department of Community Affairs has established minimum standards and procedures for coordinated and comprehensive local government planning; and

**WHEREAS**, the City of Calhoun has compiled, reviewed, modified, and finalized a document in compliance with the State of Georgia Minimum Planning Standards and Procedures for Local Comprehensive Planning,

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the City of Calhoun, Georgia that the document entitled "City of Calhoun 5-year Short Term Work Program Update 2002-2006" (February 2002) be officially approved and adopted.

**SO RESOLVED**, this the 13<sup>th</sup> day of May 2002

City of Calhoun, Georgia

  
\_\_\_\_\_  
James F. Palmer, Mayor

Attest:

  
\_\_\_\_\_  
Cathy Harrison, City Administrator/Clerk