



REGULAR MEETING

The Regular Meeting of the Hogansville City Council was held on Monday, May 21, 2018. The meeting was called to order by Mayor Stankiewicz at 7:00p.m.

Present were Mayor Bill Stankiewicz, Council Member Reginald Jackson, Council Member Marichal Price, Council Member Fred Higgins, Council Member George Bailey, and Council Member Theresa Strickland. Also present were City Manager David Milliron, City Attorney Jeff Todd, City Clerk Lisa Kelly, and Chief of Police Brian Harr. Pastor Chris Evans gave the invocation and Mayor Stankiewicz led the pledge.

Mayor asked for a motion to approve the agenda; Strickland asked to add personnel under Executive Session. Milliron asked that no action be taken on the Telecommunications Ordinance as it requires a public hearing prior to adoption. He also recommends no action be taken on the ECG agreement. Diverse has agreed to extend the existing agreement for 90 days. In addition, he asked that real estate and legal be added to the Executive Session. Motion by Bailey to approve agenda as amended, striking #1 and #2 under Old Business and adding Executive Session to discuss personnel, legal, and real estate, seconded by Jackson. Carried 5-0

Approval of Minutes: Strickland asked to amend the minutes to reflect needed corrections. Brief discussion was held as to the items needing to be corrected. Motion to drop approval of the minutes from the agenda made by Jackson, seconded by Strickland. Carried 5-0. Motion to approve the amended agenda striking the approval of minutes made by Jackson, seconded by Strickland. Carried 5-0

PRESENTATION

1. Employee Service Award. Milliron and Harr introduced Mr. Thomas Messer and congratulated him on 15 years of service to the City. Chief Harr commended Messer for all his hard work as the first line of defense at the Police Department in emergency situations. He was presented with a plaque and gift card by Milliron and Harr.

OLD BUSINESS

1. 2nd Reading – Telecommunications Ordinance. This item was stricken from the agenda.
2. ECG Transmission Agreement. This item was stricken from the agenda.

NEW BUSINESS

1. Right of Way Ordinance – Information Only. Milliron explained this item is a means to introduce a proposed ordinance as the City does not have a working Right of Way Ordinance at this time, therefore, no permits or authorization from the City are required for contractors performing work in the City right of way. The item introduced tonight will allow for regulating a permit process, inspections, and plan review, along with information on the entities and contact persons. Currently there is no real mechanism to know who is working where. Staff will be looking to hold 1st and 2nd readings in the two June meetings.
2. Utility Statements – Proposal & Agreement: Milliron stated in the packets is the proposed new utility statement. It provides detailed information to the customer as discussed in previous meetings and will allow for better pricing for the City. Current cost is \$.68 cents per piece; the new price will be \$.526 cents per piece. Cost savings per month is approximately \$269.50 and an annual saving of \$3234. There is an agreement that needs to be acted on tonight and staff's recommendation is to approve the agreement. No further discussion was held. Motion to approve made by Strickland, seconded by Jackson. Carried 5-0
3. Destiny Worship Center – Septic Tank Reimbursement Request. Milliron stated the City has a land application sewer system on Industrial Drive that is inconsistent with current EPD regulations. EPD is requiring the City to abandon this system. Two entities were on the system. The industrial customer placed a septic tank on their property and has been compliant for some time now. Destiny Worship Center has taken longer as a septic system is cost prohibitive. The City, as the sewer provider, has disenfranchised the Church and they are asking the City to reimburse for ½ of the cost of the 1k gallon septic system required. Soils testing and surveying has been done; new septic system has been installed. The Church has provided all documentation showing they are in compliance. Staff recommends reimbursing 50% of the cost in the amount of \$3,000. Strickland asked if this will take care of everyone on industrial drive and will new businesses be similar in a similar situation? Milliron indicated there were only the two entities on this old system and it can now be decommissioned. Any new construction would be required to adhere to current regulations. Motion to approve reimbursement to Destiny Worship Center in the amount of \$3,000 made by Bailey, seconded by Higgins. Carried 5-0
4. Green Avenue Park Dedication. Mayor was approached by the family of Frances Robinson asking to name the basketball court for Ms. Francis Robinson. Lived her entire life in Hogansville until 99 years old. She was a fixture in the City as a stringer for the newspaper. Ms. Robinson played basketball for the U.S. Army in the 2nd world war and was an avid outdoorswoman. The Mayor felt it appropriate the court itself be named for her. Strickland addressed her concern in that many people have approached her with similar requests and she hesitates to dedicate anything to one person due to the fact that another person may be left out. Mayor suggested the Council may want to develop a list of criteria in which to follow for dedications. He certainly would not want to exclude anyone else that is just as deserving. There are many people worthy of dedication. Bailey suggested naming a park bench in her memory. Jackson stated he thinks dedication should be more fitting to what she had a

passion for and suggested modifying the name of the Hogansville Herald in her memory. He further noted there is a coach from Hogansville that won four state championships that has never been recognized. Motion to table by Higgins to discuss at the next meeting. Strickland noted this item was on a previous agenda and was stricken. Higgins stated there are many places in town named in someone's memory. He referenced Lake Jimmy Jackson and doesn't see anything wrong with this dedication. The motion was seconded by Bailey. Carried 4-1 with Strickland opposing.

5. Discussion of City Financials. February financials were presented to Council and briefly discussed. The general fund is experiencing a shortfall in revenue by \$240. Expenses are at \$1.733M, which shows an improvement of \$18k according to budget. In the Enterprise Fund there is a shortfall in revenue of approximately \$86k but expenses have improved overall by \$485k in the right direction. He gave a brief overview of the different departments and noted departments are trying to cut expenses as much as possible through the end of the year while still remaining operational. Strickland asked about \$1k for railroad equipment car. Mayor stated it is a property tax levied and paid to the county and distributed to the cities. He then confirmed with Milliron by the end of the year the City will have an overall shortfall in property tax revenue. Milliron stated the City is receiving 87% of property taxes as of today and this is a significantly low number. He plans to meet with Tax Commissioner Frailey to discuss. Jackson asked what we need to do to turn sanitation around? Milliron stated we will need to reevaluate all the revenue and rates across the board. Expense overall is greater than revenue coming into the city. Jackson asked if there are adjustments that can be made to sanitation? Milliron stated a can audit was performed and adjustments have been made. Most of the expense is coming from bulk items. Need to overhaul the sanitation ordinance and reconsider actual rates being charged. Will look at more in the upcoming budget. No action is necessary tonight.
6. Proposed 2018/2019 General Operating, Capital, and Enterprise Budget. Milliron stated the proposed budget has been submitted. This is a step to start the clock and don't plan to delve into it tonight; Council needs time to digest. Based on current adopted budget of \$10,215,301, a proposed increase of 2.3% is being submitted and is incorporating several things. Additional grants will cause increase in budget but will be offset with expenses in equal amounts. Multiple conversations have been noted that reminds everyone this year will be tough and this first step is being delivered to the Council's hands for guidance. There is a lot of collective work to do. The proposed budget includes some key items, i.e., the ECG proposal is there but can be backed out on; all capital projects have been removed with some exceptions; all overtime dollars have been eliminated except within the Police Department; rate increases are proposed with the understanding Council discussion and decision is needed. Proposed increases include 5% increases in sanitation, water, waste water, and gas and a 10% increase to electric is proposed. Employee raises at 3% are proposed with hopes that benefits will be reduced. A payroll comparison has been submitted with the budget. This is a goal only and many staff members are not even at the minimum pay scale. The organizational chart has been overhauled, two full time positions have been eliminated; the preliminary tax digest from the County reflects property taxes should generate \$423,755 but with the City only receiving 87%

of 2017 final numbers; we won't fare any better this year. The City pays the County to collect taxes and get residuals; Police Department numbers are booked in the proposal considering some laws have changed creating a situation where the City is providing services but some people can't pay. We must set a budget that is looked at quarterly and determine what needs to be tweaked; Other projects are being put on hold, including the purchase of a back-hoe. Jackson inquired about fire hydrant replacement. Milliron stated there is not revenue to complete those repairs. Mayor asked Milliron to clarify phase II of the repair project to which Milliron explained all priority I repairs have been performed. The repairs in phase II are lower on the priority list. Moving on, Milliron stated there are employee positions specific to exempt status and he would like to place some of those positions as salary. On the revenue side, he is not at peace with fire services. Has spoken to County, and the City is paying almost 50% of the costs for fire services as part of Service Delivery Strategy (SDS). He will recommend informing the county the City will not pay the fire service costs and would like to open up SDS for discussion. 489 (SDS) mandates cities and counties have an agreement as to who will provide certain services. The cities and County are suffering across the board with closure of the correctional institute. We simply can't keep up with mowing and cutting. We will be looking at all our services; costs vs. expense vs. overall benefit and tightening as much as possible, will be the tightest year in some time. Budget schedule is provided but need input on work sessions. Milliron urged Council Members to come discuss any concerns with him.

CITY MANAGER'S REPORT

- Elm Street bridge project is out for bid. Once let, bridge will be closed for up to 120 days. Will have constant communication with the public. Entire historic bridge will be lifted and removed, repairs and supports installed, and replace historic portion. In addition, there will be a 30 day curing process for the concrete.
- Lake Jimmy Jackson -- Precision Planning has revised the plans to include the pre-fab restrooms and should go out to bid in the next 14 days. The project is currently over the anticipated price with the addition of one restroom in the amount of \$1,676. Need to increase SPLOST expenditure or reduce back to staff recommendation of two restrooms. If the decision is made to go back to the two-restroom plan, any special events that would draw a crowd would trigger the need for porta-potties. The facility will be on a septic system.
- Pedestrian crosswalk on West Main Street - Striping is complete and signage is in place.
- Funding for the waste water treatment plant requires approval from Assured Guarantee again and must be approved before moving forward. Staff is working to provide requested information to them.
- As of right now, mowing on the trunk-line has been slow. Employees from the WWTP have been borrowing the bushhog from other departments on the weekends to cut but we have found and purchased a used tractor for \$9500 and purchased a bushhog to go along with it. This will allow us to stay compliant with EPD in getting the trunk line cut.
- Mayor asked about remaining funds with Parks & Recreation. Milliron stated he has given all the information available to the council.

COUNCIL MEMBER'S REPORTS*Council Member Jackson*

- a. asked about a pit bull reported recently in his yard. Milliron asked if there is a photo that can be sent. Jackson stated he did take a picture and will send it. Milliron noted Code Enforcement will take aggressive action.
- b. stated Church St. seems to be getting rough on the banks. Milliron stated he has conveyed to Turnipseed and Crawford Grading the erosion on the down-bank and stabilization issue.
- c. stated heavy rainfall over the weekend backed up drainage in lots of areas. Milliron replied there is an overall storm water issue. Trash is being thrown in ditches and causing a problem. Code Enforcement is issuing warnings or tickets when violators can be identified. There were flashflood alerts and a lot of rain in short periods of time and inundated the system. All the water ends up at the WWTP and gets processed through the plant and causes regulatory problems with I&I. There have been large quantities of utility rags in the sewer system to compound the situation. Storm water is a serious issue. A crew is being sent to Dickinson and Green to rework the storm drain and pour some concrete to help. The County came to do some work on Burden Dr. and hit utilities and had to stop work.

Council Member Price

- a. asked if there is anything we can do to stop the big truck traffic on Johnson Street at the railroad crossing. He suggested putting up signs for "no truck traffic". Trucks are constantly getting hung up on the tracks. Milliron replied we are working with DOT and have sent photos to address the crossing. We are also working with three systems to change GPS instructions. Trucker's GPS shows the route ok and clearly takes them into a residential area.
- b. asked if there is any information on the damaged hummingbirds? No information has been provided in helping us resolve the damage. There is also one damaged at the library. In this case County workers hit the perch while cutting grass and damaged one of the bird. We are working to get repairs made on all of the damaged birds.
- c. noted concerns with homes boarded up on Holmes, Pine, and Poplar Streets. Milliron stated there is a process and takes some time and legal expense. The City must find the owner and then process legally.
- d. asked if batteries can be replaced in the microphones? Milliron stated the main system has not been on due to some interference but the batteries have been replaced and just need to be cut on.

Council Member Higgins

- a. stated his only question was related to the damaged hummingbirds and that question was answered.

Council Member Bailey

- a. stated the Memorial Day Celebration will be held on 3/28/18 at 11am. Parking signs will be unveiled for Purple Heart designation.

Council Member Strickland

- a. commented there are two areas at 210 Dickinson Street where there are storm drains near the house are backing up. This same situation happened about three years ago. Drains need to be cleaned out and communication needs to be held with the owners as they are very frustrated. Owner was not aware the City Manager had been in the area to assess the problem.
- b. asked for the master mowing schedule. Andy Jones Street Superintendent was in the audience and stated he will have the schedule ready before the next council meeting.

- c. asked if we are ready to plan a Town Hall meeting? E-mail communication will be sent out with possible dates.

MYOR'S REPORT

- a. noted the City received a letter from Mayor Brady of Newnan thanking the City for our Police Department's assistance with the April demonstration.
- b. announced the 18th anniversary of Council Member Bailey as Pastor of his church. An anniversary celebration will be held this coming Sunday.

EXECUTIVE SESSION

Motion by Jackson to enter into Executive Session at 8:26pm for the purposes of discussing personnel, real estate, and legal, seconded by Bailey. Carried 5-0. The regular meeting reconvened at 9:20pm.

There being no further business to come before the Mayor & Council of the City of Hogansville at this time, on a motion made and dually seconded, the meeting was adjourned at 9:21pm.

Respectfully,



Lisa E. Kelly, CMC
City Clerk
City of Hogansville

May 21, 2018