



# CITY COUNCIL MANAGER'S REPORT

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City of Hogansville | David A Milliron, City Manager | 706.637.8629 | February 4, 2019

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**Lake Jimmy Jackson Recreation Enhancement Project:** All work on Phase I of the SPLOST-funded Lake Jimmy Jackson recreation enhancement project is complete with the following exceptions:

- Contractor to install chlorine injection system in well pump house for drinking water
- Concrete base for trash receptacles were installed on Friday and will be finished this week
- Community Development is working with the City Attorney on ordinance revisions with respect to rules and regulations that ought to come to the Council in the coming month; once adopted then staff can arrange for signage posting park rules
- Coordinating with Troup County Parks & Recreation on a commitment for security cameras at the basketball courts and splash pad; the City has also submitted a USDA grant application to extend the network to include Lake Jimmy Jackson and the Amphitheatre to allow 24/7 monitoring by Hogansville Police
- Turnipseed Engineering has been contacted regarding having asphalt contractor pave entrance into the park
- Troup County Engineer has been contacted regarding street sign and request to evaluate speed limits on Blue Creek from City Limits to about 1,000 feet beyond the park entrance
- Staff is reviewing entire budget for fund availability for picnic tables and will bring forth any recommendations to the City Council
- Contractor closeout punch list will be created and cleared by March 15<sup>th</sup>
- Staff to coordinate with Troup County Parks and Recreation on having biological testing of lake waters and stocking request submitted to state DNR by January 1st deadline
- Quality testing of well water has been conducted and report sent onto engineering consultant to finalize submittals to obtain EPD permit
- The City Council is encouraged to schedule a ribbon-cutting ceremony any time after the first day of Spring, which is Wednesday, March 20, 2019

**Tiny Houses:** Not everyone aspires to live large. On Thursday, Paul Wottring of LightHouse Tiny Homes met with Hogansville city officials to showcase one of his custom-built homes under construction. Tiny houses bring challenges and opportunities. The tiny house trend is moving faster than local municipalities can change old zoning regulations and building codes. That's because tiny houses often fail to meet local zoning and building code requirements, leaving potential homeowners with major headaches. Hogansville is participating in a three-year joint collaborative – together with Troup County, LaGrange and West Point – known as the Georgia Initiative for Community Housing (GICH) that offers communities technical assistance related to housing and community development. GICH's objective is to help communities create and launch a locally-based plan to meet their housing needs. The local GICH group is in the height of a housing study and member communities are being encouraged to evaluate where tiny houses could possibly work as affordable housing alternatives.

**Public Works Certification Training:** Hogansville Public Works Superintendent Andy Jones attended last week's Public Works Officials Executive Management Certificate Program Conference in Athens. The Carl Vinson Institute of Government administers the Georgia Certificate of Public Works Management (CPWM) program. The program is offered in cooperation with the Georgia Chapter of the American Public Works Association (APWA) and it is part of the Mike Joyner Public Works Education Program. To earn the Certificate

of Public Works Management, a participant must complete six two-and-a-half-day modules of study. Training opportunities are offered during conferences held in January and July. The modules are taught by both Institute of Government instructional faculty and public works professionals. Taking a practical approach to training public works managers and supervisors, courses encourage professionalism, increase knowledge of effective management practices and develop skills to help managers provide outstanding local government services.

**Waste Water treatment Plan Expansion:** Progress continues with the USDA-funded wastewater treatment plant expansion. The City wishes to thank contractor P.F. Moon & Co. for continuing progress on the project despite the longest government shutdown in U.S. history. Turnipseed Engineering is meeting with our local USDA representative at the Waste Water Treatment Plant on Tuesday to bring her back up to speed with the contractor's progress and to make arrangements for the next shut down, should it happens, so the City and the Georgia Environmental Finance Authority (GEFA) have a clear path of action with respect to continual funding of the \$8.076 million dollar project.

- Subcontractors are currently pouring two wall sections each week of the SBR reactors that treat sewage in batches. Oxygen is bubbled through the mixture of wastewater and activated sludge to reduce the organic matter (measured as biochemical oxygen demand (BOD) and chemical oxygen demand (COD)). The treated effluent is then suitable for discharge to surface waters.
- Work has also begun on the sludge dewatering building, which will house the belt filter press building. Belt filter presses are primarily used for sludge dewatering prior to drying or disposal of sewerage. They are a continuously operating machine which dewater sludge by pressing it between two Porous filter belts. The resulting product is considered Class A sludge and can be deposited into the landfill.

**Wastewater Utility Use Ordinance 18-0827B:** Staff will be bringing to Council a requested change to the City's wastewater utility use ordinance in order to maintain compliancy with our EPD permits for the wastewater treatment plant. The ordinance gives the City the right to establish other limitations for pollutants from specific sources. Specifically, Section 98-115 (e) will need to have an influent phosphorus limit between 10mg/L and 15 mg/L imposed, which is the standard for typical municipal waste with light industry. Also, please note the City has now sent the Meriwether County Water & Sewerage Authority two Notices of Violation for waste stream from Meriwether County that has exceed the Effluent Limitations for Ammonia and Total Kjeldahl Nitrogen based upon the limits established in the City of Hogansville's Wastewater Utility Use Ordinance. This ordinance allows the City to fine up to \$2,500 for each violation. These fines are daily and each day the limits are exceeded can be considered a separate and distinct violation. To date, the City has issued \$7,500 in fines in December 2018 through a third Notice of Violation is being prepared to be sent later this week as a result of additional testing conducted in January 2019. The City is conducting random waste stream testing twice monthly after putting the Authority on notice in December 2017 that it needed to become compliant with Hogansville's wastewater ordinance and implement an industrial pretreatment program. This is critical to maintaining compliancy with our EPD wastewater permits, the integrity of the wastewater treatment plant, and the cost the city taxpayers have borne to treat industrial waste from Meriwether that should comply with existing ordinances and intergovernmental agreements.

**Trunk Line Damage:** Torrential rainstorms in December washed out several culverts along the City's wastewater trunk lines that are used to cross creek beds. Staff is currently evaluating how best to make repairs, including installation of concrete headwalls.

**Wastewater Treatment Plant Repairs:** A contractor is making emergency repairs to the influent pumps at the aging wastewater treatment plant. This includes new rivets in the pumps and bores to install new bolts to keep the motors in place. Due to a lack of screens to filter the waste at plant, the motors have been removed so many times over the years that the bolts have become worn and stripped. Repairs are about \$2,000 and should get us through to the renovation and expansion of the existing plant.

**Potholes:** Public Works is ordering about 18 ton of cold patch to fix potholes and make repairs to area streets.

**Active Life Center:** Hogansville's Water Superintendent states Troup County has isolated the water leak to underneath the old school building that houses Parks and Recreation. Water is currently shut off to the wing and restroom facilities are available in adjacent buildings. Without removing a substantial amount of concrete, it may prove difficult to locate exactly where the water leak is that is infiltrating into the City's sewer system.

**FEMA Projects:** Hogansville city staff together with Falcon Design held a preconstruction conference on January 17<sup>th</sup> with Crawford Grading for FEMA-funded stormwater improvements throughout the community, including projects on West Boyd, Poplar Street and Green Avenue. Work is expected to begin on or before February 25, 2019 with substantial completion of all work by March 27<sup>th</sup> and final completion on April 11<sup>th</sup>. The work stems from flooding events that occurred in December 2015 and January 2016. The contractor has photographed and videotaped each of the worksites and provided such to the City per the contract documents. Materials are being ordered and will be delivered to the construction site in the coming weeks.

**Royal Theatre Roof Bids:** January 31<sup>st</sup> was the bid deadline and opening for the roofing project on the Royal Theatre/Hogansville City Hall. Per Georgia House Bill 489, the City conducted a competitive bid process and posted the documents on the Hogansville website, the state GLGA.org site, and our social media sites. Four companies came and examined the roof, however, the City only received one responsive bid from The Roof Depot. The great thing about this bidder is the amounts are below budget and the city has experience with them as the company did the new roof on the recently-acquired PNC bank building and did a fabulous job. The bids are being vetted and will be presented to the Council at its Feb. 18<sup>th</sup> meeting for awarding of the contract. The RFP is at <http://www.cityofhogansville.org/2019/01/14/rfp-re-roofing-of-historic-royal-theatre/>

**Staffing:** City staff have met with Deedee Williams, Business Services Representative/Region 4 for the Georgia Department of Labor (DOL) and based out of West Point. She has copies of all job descriptions for open positions as well as a copy of the City's current pay scale. The City has since signed up for the Employ Georgia portal (<http://employgeorgia.com/>) and has posted all open positions. Staff has also asked the DOL to evaluate an apprentice program to address the severe lack of available licensed wastewater operators. Such a program would benefit the region's local governments that operate wastewater treatment plants. Such programs are offered through the state and federal government. The City has 48 budgeted full-time positions but is operating with a 10.4% vacancy rate with the following positions are currently open in Hogansville:

- Knuckleboom Operator – Street/Sanitation Department (1)
- Equipment Operator – Street Department (1)
- Gas Maintenance Worker I (1)
- Waste Water Treatment Plant Operator Trainee (1)
- Police Officer (1)
- Seasonal – Street Department (5 openings)

#### **Upcoming City Manager Training/Travel/Meetings/Events**

- February 5, 2019: Meeting with Keck & Wood on potential GDOT grant-funded projects
- February 7, 2019: CDBG Innovative Grant Program training webinar
- February 8, 2019: Nuisance Abatement Municipal Court Case (101 College Street); Joint Development Authority of Meriwether County and the City of Hogansville
- February 11-13, 2019: Certified Public Manager Annual Conference at University of Georgia
- February 14, 2019: Hogansville 2019 CDBG Public Hearing @ Noon
- February 18, 2019: Weekly Public Works Supervisors Meeting; Weekly Administration Meeting; Hogansville City Council Meeting (7:00 pm)

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