

City Council Meeting  
10 N. Public Square  
September 19, 2013  
6:00 P.M. – Work Session 7:00 P.M.

## **I. Opening Meeting**

Invocation by Council Member Tonsmeire

Pledge of Allegiance led by Council Member Pruitt

The City Council met in Regular Session with Matt Santini, Mayor presiding and the following present: Jayce Stepp, Council Member Ward Two; Louis Tonsmeire, Sr., Council Member Ward Three; Dianne Tate, Council Member Ward Five; Lori Pruitt, Council Member Ward Six; Sam Grove, City Manager; Connie Keeling, City Clerk and Keith Lovell, Assistant City Attorney. David Archer, City Attorney; Kari Hodge, Council Member Ward One; and Lindsey McDaniel Council Member Ward Four were absent.

## **II. Regular Agenda**

### **A. Council Meeting Minutes**

#### **1. September 5, 2013**

A motion to approve the September 5, 2013 City Council Meeting Minutes as presented was made by Council Member Tate and seconded by Council Member Stepp. Motion carried unanimously. Vote 4-0

### **B. Public Hearing**

#### **1. Urban Redevelopment Plan Update and Plan Amendment**

Richard Osborne, City Planner stated that this was a public hearing for the Urban Redevelopment Plan adopted by the City in 2010 and a plan update to include the addition of a new boundary area of 36 parcels adjacent to Cass-White Road. Mr. Osborne stated by amending the URP to include the proposed Cass-White Road area, company representatives in this area may be able to obtain increased job tax credits for new full-time hiring. Mr. Osborne gave an overview and quarterly update for redevelopment activities and stated that this council meeting will serve as a legally advertised public hearing to discuss the proposed revision with no action required by the Mayor and Council.

Mayor Pro-Tem Tate opened the floor for a public hearing on Urban Redevelopment Plan and with no comments Mayor Pro-Tem Tate closed the public hearing.

### **C. Public Hearing – 1<sup>st</sup> Reading of Zoning/Annexation Requests**

#### **1. File Z13-04: Rezoning application by consolidated Holdings, Inc. (Jeff Royal, representative) for property located on Overlook Parkway east of I-75 exit 288 (approximately 33.67 acres) from O-C (Office Commercial) and Main Street Overlay District to G-C (General Commercial) and Main Street Overlay District.**

Randy Mannino, Planning and Development Director, stated that the Public Official Forms have been received and there are no conflicts of interest. All adjacent property owners have been notified and the required legal notices have been advertised. Mr. Mannino requested that the application and zoning ordinance be made part of the official record. Copies of the adopted procedures and zoning standards are available upon request. Mr. Mannino stated that this tract is located on Overlook Parkway. Recently staff has been working with Jeff Royal regarding development-related issues for this property. Mr. Royal has proposed to rezone the property from O-C to G-C to allow for a four story building (no taller than 60 feet). Mr. Mannino stated that City staff has reviewed the zoning request and the Planning Commission recommended approval.

Mayor Santini opened the floor for a public hearing on the zoning. Jeff Royal came forward and with no further comments Mayor Santini closed the public hearing.

**Ordinance**

**of the**

**City of Cartersville, Georgia**

**Ordinance No.**

**Petition No. Z13-04**

**NOW BE IT AND IT IS HEREBY ORDAINED** by the Mayor and City Council of the City of Cartersville, Georgia, that all that certain tract of land owned by Consolidated Holdings Inc. Property is located Overlook Parkway (east of I-75 exit 288). Said property contains 33.67 acres located in the 4<sup>th</sup> District, 3<sup>rd</sup> Section, Land Lot(s) 328 – 330 as shown on the attached plat Exhibit “A”. Property is hereby rezoned from O-C (Office Commercial) and Main Street Overlay District to G-C (General Commercial) and Main Street Overlay District. Zoning will be duly noted on the official zoning map of the City of Cartersville, Georgia.

**BE IT AND IT IS HEREBY ORDAINED.**

**First Reading this the 19<sup>th</sup> day of September 2013.**

**ADOPTED this the day of. Second Reading.**

**/s/ Matthew J. Santini**  
**Matthew J. Santini**  
**Mayor**

**ATTEST:**

**/s/ Connie Keeling**  
**Connie Keeling**  
**City Clerk**

**NO ACTION REQUIRED**

**D. Contracts/Agreements**

**1. Georgia Power Encroachment Agreement – Leake Mounds – Etowah Riverwalk Link.**

Greg Anderson, Parks and Recreation Director stated that in order to proceed with the Leake Mounds – Etowah Riverwalk Link an easement is required from Georgia Power. Mr. Anderson recommended approval of the standard Encroachment Agreement.

A motion to approve the Encroachment Agreement was made by Council Member Pruitt and seconded by Council Member Tonsmeire. Motion carried unanimously. Vote 4-0

**Resolution No. 17-13**

**WHEREAS, the Mayor and City Council has determined that recreational bike and hiking trails are necessary to promote the public’s general health, safety, welfare and transportation;**

**WHEREAS, The City of Cartersville needs to acquire an easement encroachment from Georgia Power Company;**

**WHEREAS, Georgia Power Company has submitted to the City an Encroachment Agreement for Application 61658;**

**NOW THEREFORE BE IT AND IT IS HEREBY RESOLVED** by the Mayor and City Council that the City of Cartersville is hereby authorized to execute the Governmental Encroachment Agreement for Easement Re: Cartersville-Cartersville #8 46kV Transmission Tap Application #61658 attached hereto as Exhibit "A" and included herein by reference to extend the city's hiking and biking trail system, and furthermore, authorizes the City Attorney to attend the closing on its behalf and authorizes the Mayor and City Clerk to execute any and all documents pertaining to said purchase on behalf of the City of Cartersville.

**BE IT AND IT IS HEREBY RESOLVED** this 19<sup>th</sup> day of September, 2013.

/s/ Matthew J. Santini  
Matthew J. Santini  
Mayor

**ATTEST:**

/s/ Connie Keeling  
Connie Keeling  
City Clerk

**2. Etowah Area Consolidated Housing Authority Agreement to Replace Floor in JH Morgan Gym**

Greg Anderson, Parks and Recreation Director stated that in August 2001 the City of Cartersville and the Etowah Area Consolidated Housing Authority entered into an agreement concerning the JH Morgan Gymnasium. In this agreement, cost of flooring of gym is specifically addressed with costs of replacement being shared equally by both parties. CPRD uses this gym as the main facility for the youth basketball program. Mr. Anderson stated that the facility is very much needed but the floor is unsafe as is. Mr. Anderson recommended approval of the agreement with the Etowah Area Consolidated Housing Authority.

A motion to approve of the agreement with the Etowah Area Consolidated Housing Authority was made by Council Member Tonsmeire and seconded by Council Member Pruitt. Motion carried unanimously. Vote 4-0

**E. Bid Award/Purchases**

**1. JH Morgan Gym – Flooring Installation and Material**

Greg Anderson, Parks and Recreation Director stated that bids were solicited for material, installation of sub-floor, and finished floor for the JH Morgan Gym. Two bids were received for the installation of the flooring and Mr. Anderson recommended approval of the low bid from Earl Hightower Construction in the amount of \$25,000.00. Bids were also solicited for wood material for the sub-floor and finished floor. Mr. Anderson recommended the bid from Lowe's of Cartersville in the amount of \$14,418.87 for sub-flooring, 2 x 4's and felt paper; and from Southern Wholesale Flooring in the amount of \$11,780.70 for #1 White Oak Hardwood.

A motion to approve the bids as recommended was made by Council Member Tate and seconded by Council Member Tonsmeire. Motion carried unanimously. Vote 4-0

**2. Off System Safety Project Award**

Tommy Sanders, Public Works Director stated that on August 30, 2013 the city conducted a public bid opening for the Off-System Safety Project PW-2013-001 1839. This project consists of signing and striping of 9 City Streets for which acceptance of the GDOT grant was approved at a prior council meeting. Only one bid was received from Peek Pavement Markings in the amount of \$89,995.00. Mr. Sanders stated that the GDOT grant for this work is \$93,000.00 which covers this project at no cost to the city and recommended approval.

A motion to approve the bid from Peek Pavement Markings was made by Council Member Tonsmeire and seconded by Council Member Pruitt. Motion carried unanimously.

Vote 4-0

### **3. Pad Mounted Equipment Inspections**

Don Hassebrock, Electric Department Director stated this is a contract for inspection and repairs needed on the city's pad mounted equipment that will be performed over a three year period. Mr. Hassebrock stated that the scope of work to be performed was bid out by the Electric Cities of Georgia for its members in order to obtain lower pricing. Mr. Hassebrock stated that the low bidder Southeastern Wood Pole Inspectors has done work for the city in the past and recommended approval.

A motion to approve the agreement with Southeastern Wood Pole Inspectors was made by Council Member Tonsmeire and seconded by Council Member Tate. Motion carried unanimously. Vote 4-0

### **4. Ladder Truck Transmission and Electronic Systems Repairs**

Scott Carter, Fire Chief stated that the 1994 Ladder Truck transmission failed during the annual pump certification test. The transmission will need to be rebuilt by Reliable Transmission and at the same time the ring gear in the transfer case will need to be replaced. During the repairs an additional problem with the electronics for the truck was discovered and an additional cost of up to \$3,000 will be required to complete all repairs. Chief Carter stated that this the 2<sup>nd</sup> aerial truck and also serves as a back-up pumper apparatus in the event of a two alarm incident. Chief Carter requested approval of this truck's repairs not to exceed \$8,000.00.

A motion to approve the repairs at a cost not to exceed \$8,000.00 was made by Council Member Pruitt and seconded by Council Member Tate. Motion carried unanimously. Vote 4-0

### **5. Browns Farm Road Pump Station Rehabilitation**

Ed Mullinax, Assistant Water and Sewer Superintendent stated that the sewer pump station on Browns Farm Road is in need of rehabilitation and replacement of pumps with a higher capacity. This pump station was originally put into service in 1989 and over the years the area and number of customers served by this station has expanded. Quotes for the rehabilitation and upgrading of the pump station were requested and Mr. Mullinax recommended approval of the low bid from Lanier Contracting Company in the amount of \$65,547.00.

A motion to approve the bid from Lanier Contracting Company was made by Council Member Tonsmeire and seconded by Council Member Pruitt. Motion carried unanimously. Vote 4-0

### **6. Valves and Materials for High Pressure Main**

Ed Mullinax, Assistant Water and Sewer Superintendent stated that in order for the existing Main Street Pump Station to be taken off line and allow the existing high pressure water mains on Main Street to be supplied by the tank system on Center Road an additional valve and associated piping must be installed. Material bids were requested from four suppliers and Mr. Mullinax recommended approval of the low bid from HD Supply in the amount of \$9,407.67.

A motion to approve the low bid from HD Supply was made by Council Member Tonsmeire and seconded by Council Member Tate. Motion carried unanimously. Vote 4-0

### **7. Water Department Annual Chemical Purchase**

Ed Mullinax, Assistant Water and Sewer Superintendent stated that this is an annual bid for chemicals for the water treatment plant and the wastewater treatment plant. Mr. Mullinax stated that these are fixed prices obtained for a year at a time and requested approval to prevent coming before council each time an order over \$5,000.00 is placed.

A motion to approve these purchases for the next 12 months was made by Council Member Tate and seconded by Council Member Tonsmeire. Motion carried unanimously. Vote 4-0

## **8. Vehicle Repair by Matthews Garage**

Dan Porta, Assistant City Manager stated that a city employee was involved in a wreck in late June and the damage estimate to repair the vehicle was \$5,331.30. The repair work was done by Matthews Garage and the city did receive most of the repair costs back from One Beacon Insurance Company (less the deductible). Mr. Porta recommended approval of the repairs.

A motion to approve the repairs by Matthews Garage was made by Council Member Pruitt and seconded by Council Member Tonsmeire. Motion carried unanimously. Vote 4-0

## **9. GDOT Grant Fund Reimbursement to Airport Authority**

Dan Porta, Assistant City Manager stated that the Cartersville-Bartow Airport Authority paid the engineering company, Robert and Company \$71,740.00 to provide an environmental assessment of the airport property. As with most Airport Authority grants the city is the conduit for grants and the city has received \$41,145.000 from GDOT for reimbursement of this work. Mr. Porta requested approval to issue a check to the Cartersville – Bartow Airport Authority in the amount of \$41,145.00 for the reimbursement of this environmental assessment.

A motion to approve the reimbursement to the Cartersville – Bartow Airport Authority was made by Council Member Pruitt and seconded by Council Member Tonsmeire. Motion carried unanimously. Vote 4-0

Mayor Santini stated that there was an item to be added to the agenda. A motion to add the item to the agenda was made by Council Member Tate and seconded by Council Member Tonsmeire. Motion carried unanimously. Vote 4-0

## **F. Added Item**

Dan Porta, Assistant City Manager stated that this is an invoice from Georgia Power to move an underground electric service line which is part of the Main Street Gateway Project. Mr. Porta recommended approval of the invoice in the amount of \$7,425.70.

A motion to approve the Georgia Power Invoice was made by Council Member Tonsmeire and seconded by Council Member Pruitt. Motion carried unanimously. Vote 4-0

## **G. Discussion**

### **1. Update on 2003 and 2007 SPLOST Projects**

Dan Porta, Assistant City Manager gave an update on the 2003 and 2007 SPLOST Projects and Available Funds which included projects pending and complete.

## **H. Monthly Financial Statement**

### **1. July 2013**

Mr. Tom Rhinehart, Finance Director, presented the July 2013 monthly financial statement with comparisons from the previous year of July 2012 by fund, along with supplemental financial information comparing the year to date revenues and expenses for each fund and a report of cash position through July 2013

## **I. Presentations**

### **1. Citizen Survey Results**

Sam Grove, City Manager presented a portion of the results from the recently completed Citizens Survey pertaining to Economic and Environmental Sustainability.

After announcements a motion to adjourn the meeting was made by Council Member

Stepp and needing no second. Motion carried unanimously. Vote 4-0

**Meeting Adjourned**

/s/ \_\_\_\_\_  
Matthew J. Santini  
Mayor

ATTEST:

/s/ \_\_\_\_\_  
Connie Keeling  
City Clerk