

**City of Temple
Monthly Council Meeting
August 7, 2017 6:30pm
Temple City Hall**

Call to Order:

The meeting was called to order at 6:40PM by Mayor Lester Harmon.

Council Members Present:

Richard Bracknell, Todd Rothwell, Howard Walden, Thomas Wallace

Council Members Absent:

Penny Ransom

Invocation and Pledge of Allegiance

The invocation and Pledge of Allegiance was led by Mayor Lester Harmon.

Approve the published agenda of this date's City Council Meeting, as presented:

There was a motion by Councilmember Bracknell to approve the agenda, second by Councilmember Walden. Vote 4-0.

Visitors:

DeMario Helton- was present to discuss a drainage issue adjacent to his residential property in the Windy Mill subdivision. Two of his neighbors were also present to discuss their concerns. They contacted the EPA and were advised to contact the City regarding this issue. City Administrator Bill Osborne stated that he would work with the staff and City Attorney and come back with a recommendation for them at the next council meeting on September 11th.

Public Comments:

Mr. Boswell- stated that he made a request for open records and it wasn't fulfilled as it should have been. Even though the City's bank does not provide a statement for CDs as he requested, he stated that any bank should be able to provide a status on the CDs. He wants that done on bank letterhead for all of the City's accounts or he will formally file a lawsuit and have Fox 5 at the next meeting. The Mayor stated that he does not understand why his request can not be done and that the City will comply with his wishes and provide him with the information that is legally his.

Approval of Minutes:

June 29, 2017 Special Called Meeting- Motion to approve by Councilmember Walden, second by Councilmember Bracknell. Vote 4-0

July 6, 2017 Regular Meeting- Motion to approve by Councilmember Bracknell, second by Councilmember Walden. Vote 4-0.

July 25, 2017 Special Called Meeting- Motion to approve by Councilmember Bracknell, second by Councilmember Walden. Vote 4-0.

Old Business:

1. Following the second reading of a proposed ordinance by the City Attorney's Office, consider approval of said ordinance providing an Exemption Plat for property located at 282 Carrollton Street, being part of Tax Parcel TO4 0060067, which was not combined with the property at 268 Carrollton Street. Application by T. Cooper James & Associates.

City Attorney Rob Monroe read the ordinance for the second reading.

There was a motion by Councilmember Bracknell to approve the ordinance, second by Councilmember Walden. Vote 4-0.

2. Following the second reading of a proposed ordinance by the City Attorney's Office, consider approval of said ordinance providing a Variance for property at 229 Carrollton Street and 249 Carrollton Street in order to relocate the property line between these two adjacent lots. Application by Max Goldin and Ellis Goldin.

City Attorney Rob Monroe read the ordinance for the second reading.

There was a motion by Councilmember Bracknell to approve the ordinance, second by Councilmember Walden. Vote 4-0

New Business:

1. Appoint a member to the Temple Planning Commission to fill the vacancy created by the resignation of Burt Stevens.

Mayor Harmon stated that Mr. Burt Stevens resigned from his position on the planning commission and when asked if he had someone in mind to take his place, he said he would like Mr. Richard McIntosh to fill his seat. There was a motion by Councilmember Rothwell to appoint Mr. McIntosh to the planning commission; the motion died for lack of a second.

2. Announce a joint meeting of the Temple City Council and the Temple Planning Commission will be held at 5:30 p.m. on Tuesday, August 15, at the Senior Center for the purpose of receiving a draft copy of the City's updated Zoning Map and a draft copy of the City's proposed new Future Land Use Map.

City Administrator Bill Osborne announced that there will be a Special Called meeting with the City Council and planning commission and Hughes-Ray will present a draft of what has been done with the City's zoning map and a draft of a future land use map. The purpose is for the council members and planning commission members to look at these drafts and see if they notice anything that needs to be updated or changed.

3. Announce the qualifying period for candidates for the City of Temple's 2017 municipal election will be Tuesday through Thursday, August 22 – 24, at City Hall.

City Clerk Kristin Etheredge explained when and where qualifying for the 2017 municipal election will take place.

4. Request by Wilson Sign Repair, Inc., concerning placement of a billboard adjacent to Carrollton Street on the parcel of land occupied by Alex's Car Wash at 95 Rocking D Road, and staff report concerning City of Temple restrictions on the location of billboards.

Two representatives from Wilson Sign Repair, Inc. were present at the meeting to discuss an electronic billboard that they would like to place on Rocking D Road. They currently have similar signs in Bremen and Carrollton. After some discussion, it was decided that the Council wanted to wait to make any

decisions on this item, since there is an upcoming meeting on zoning and future land use where this could be discussed further. No action was taken.

5. Report on upcoming changes in certain costs charged the City of Temple by the Carroll County Water Authority under the new water purchase agreement; including an additional cost on water entering the City's water system through the Rainey Road meter; and a decision on a possible agreement with Hughes-Ray Engineering, Inc., to determine and then implement changes to reduce the volume of water coming through the Rainey Road meter and what the City of Temple might do to reduce this additional cost.

Mayor Harmon explained that he, Mr. Osborne, and Mr. Eberhart recently met with Matt Windom of the Carroll County Water Authority. They discovered that 74% of Temple's water goes through the Rainey Road water meter and this needs to be addressed. He also stated that Carroll County is going up on the rates that we have to send a report to Bank of America and the City is still not in compliance. City Administrator Bill Osborne also added that there is going to be a surcharge on the water going through the Rainey Road meter and that within the next six weeks we have to pay \$150 a month for each water intake meter, and the City has five of them.

6. Consider approving an agreement with Hughes-Ray Engineering, Inc., to analyze the current flow and circulation patterns within the City of Temple's water distribution system and to determine how to reduce the volume of water coming through the Rainey Road meter and correspondingly to increase the water flow through the City's other intake meters, with said agreement providing for hourly compensation rates and a total cost not to exceed \$7,500.00.

Howard Ray briefly spoke about the need to do systematic testing and determine the best way to optimize and minimize the usage out of Rainey Road. City Administrator Bill Osborne explained they are asking the Council to approve the contract with Hughes-Ray on an hourly rate, not to exceed \$7,500. There was a motion by Councilmember Bracknell to do the contract with Hughes-Ray, not to exceed \$7,500 with a stipulation that we communicate with our customers and let them know what is happening. Second by Councilmember Rothwell. Vote 4-0.

7. Approve the new intergovernmental agreement between the City of Temple and the Carroll County Board of Commissioners and the Carroll County Tax Commissioner to continue the ad valorem tax billing and collection agreement, with said agreement requiring the City of Temple to make an annual payment of \$8.00 to the County and of \$1.00 to the Tax Commissioner for each lot, parcel, and tract of land billed for ad valorem taxes.

City Administrator Bill Osborne explained that the City doesn't have much choice but to go forward. The increase is 50%, it will go into effect once it is executed by both parties and an amendment will have to be done because this was not budgeted for. Councilmember Bracknell made a motion to accept the intergovernmental agreement, second by Councilmember Walden. Vote 4-0.

8. Report on 2017 Tax Digest information for the City of Temple.

Councilmember Bracknell made a motion to do a rollback to 6.425 where there will not be a tax increase, second by Councilmember Wallace. Vote 4-0.

9. Approve a tentative 2017 property tax millage rate for the City of Temple, which will be included in the required notifications concerning the one tax millage rate public hearing or the three public hearings to be held prior to adoption of the tax millage rate before the end of August.

**This was covered in item number eight.

10. Set the time and the place for the one public hearing or the three public hearings to be held by the City of Temple in August concerning the City Council's adoption for the 2017 property tax millage rate, with the number of public hearings depending on whether the City at this time wants to keep open the option of not approving the "rollback millage rate."

**This was covered in item number eight.

11. Decide whether the City of Temple plans to continue its current level of Code Enforcement services after its intergovernmental agreement with the City of Villa Rica expires on August 31.

City Administrator Bill Osborne explained that we are looking at a yearly cost of about \$21,000 for code enforcement, a monthly cost of \$1,750. \$1,800 a month is currently in the budget. One possibility is hiring Mr. Watts who has been doing this work under the intergovernmental agreement. Mayor Harmon stated he had no problem hiring Mr. Watts but he would need to be a new hire for the City and the Mayor appoints new hires with the approval of the City Council. He said we need to go by the City Charter and do this correctly; we are required to take new applicants. Councilmember Bracknell made a motion to continue with the code enforcement on a part-time basis, 24 hours a week. Second by Councilmember Walden. Vote 4-0.

12. If the City of Temple plans to continue its current level of Code Enforcement services after August 31, decide whether this City wants to employ Ricky Watts in a part-time position to continue the same type of work at the same compensation level as he currently is providing for this local government under its intergovernmental agreement with the City of Villa Rica.

This was covered in item number eleven.

13. Add City Clerk Kristin Etheredge to the list of individuals authorized to sign City of Temple checks to replace former City employee Pam Edwards, and with the other approved signers continuing to be Mayor Lester Harmon, Councilmember Richard Bracknell, and City Administrator Bill Osborne.

There was a motion by Councilmember Bracknell to authorize Kristin Etheredge to sign City checks, second by Councilmember Rothwell. Vote 4-0.

14. Updated report on Founder's Day, scheduled in Temple on September 23, 2017.....Todd Rothwell
Councilmember Rothwell reported that planning is under way for Founder's Day. There will not be a Saturday night event; Founder's Day will end at 5:00pm this year. There will also be participation from the elementary school this year.

15. Report on plans for a Farmers Market, to be held on the grounds of City Hall on Founder's Day on Saturday, September 23rd, and then on the following three Saturdays.

Councilmember Rothwell reported that there has been a lot of public support for a Farmer's Market. He would like to have a Farmer's Market for four consecutive weeks beginning on Founder's Day. At Founder's Day, the market will be promoted and will then move to the City Hall parking lot for the following three weeks. They will bring in only local farmers. There was a motion by Councilmember Walden to approve the use of the City Hall facilities for the Farmer's Market, second by Councilmember Bracknell. Vote 4-0.

16. Direct the City Administrator to establish a system so all applications for employment in positions in the City of Temple government are filed on-line and are maintained in a central file at City Hall.

Councilmember Rothwell explained that the City needs proper record retention and to aid in this, we need to have an online application process set up for the City, so there is record of every person that has

applied for a job. There was a motion by Councilmember Rothwell to authorize the City Administrator to move forward with this, second by Councilmember Bracknell. Vote 4-0.

17. Report on improvements to the children's playground in the City park.

City Administrator Bill Osborne reported that there were complaints about the playground and we have been working to see how to deal with the immediate complaints. For less than \$1,000 we can get this taken care of. There was no mold on the equipment.

18. Approve changes to the City of Temple's schedule for payment of mileage and meal expenses for employees and elected officials who participate in meetings, conferences, and workshops approved in advance for said individuals to attend.

Councilmember Bracknell explained that we allow the employees to use the per diem for meals and mileage. He made a motion that we eliminate the need for receipts. Mayor Harmon said we already have a policy for this and asked if we needed to do this by ordinance or if it is ok to amend it like this. He said the current policy requires receipts. City Attorney Rob Monroe stated he thought it was ok to amend it like this; apparently it was amended in July 2013. Councilmember Bracknell made a motion to eliminate the need for employees to bring in receipts, second by Councilmember Walden. Vote 4-0.

19. Staff report on the 2017 City of Temple General Fund budget and Water and Sewer Fund budget at the mid-point of the fiscal year.

City Administrator Bill Osborne stated there is a six month report prepared by Sarah Hefty and to read the memo if you haven't already. He said he thinks we are in good shape during the fiscal year.

20. Approve the expenditure of up to \$22,000.00 from the Other Repair/Maintenance line item in the Sewer Treatment Plant budget for the repair of the generator at the sewer treatment plant, using the services of the lowest and best bidder as determined by the City's Sewer Treatment Plant Director

City Administrator Bill Osborne explained that the generator at the sewer plant is not working and needs to be repaired as soon as possible. Director Vernon Harris thinks this can be done for \$22,000. So far he has only been able to get one quote, some companies require us to pay travel costs for an estimate. We need to go ahead and get something done. There was a motion by Councilmember Bracknell to accept the bid up to \$22,000, second by Councilmember Walden. Vote 4-0.

21. Updated staff report on the Villa Rosa lift station.

City Administrator Bill Osborne said that on Saturday morning lightning hit our Bradley Street lift station and knocked it out. Right now they are having to drain and operate the lift station manually every four hours. The new panel board should arrive in the next 24-48 hours. We did not have a spill, and someone is over there every four hours.

22. Updated staff report concerning the closeout of the City of Temple's intergovernmental agreement with the City of Villa Rica for fiscal services and code enforcement services, including current and proposed staffing of the Administration Department and its Finance Department as a result of this transition and with the recent vacancy in the position of Utility Billing Clerk.

City Administrator Bill Osborne reported that the temporary billing clerk is doing a good job and both Ms. Hefty and her City Manager have approved to let Ashley Swann be available on an hourly basis after the end of August. Sarah Hefty made a list of all of the financial tasks that Villa Rica has been doing for us. Last week Mr. Osborne and the Mayor met with Cynthia Geyer who does consulting work for cities in the financial services area. He was very impressed with her and her references check out very good. She has two days a week she would be available at a rate of \$35 an hour, plus .53 mileage. We would

like to use her through the end of the year. Mayor Harmon stated that a contract would have to be drawn up by the City Attorney based on the Charter. City Attorney Rob Monroe stated that Ms. Geyer prepared a draft contract; she would be considered an independent contractor and not an employee of the City. The Council would have the authority to authorize the Mayor to approve the contract. There was a motion by Councilmember Bracknell to authorize the Mayor to sign the contract and enter into a contract with Cynthia Geyer; second by Councilmember Walden. Mayor Harmon stated he was not recommending at this time; he sees this as another way of circumventing the mayor's authority to appoint. Vote 4-0.

23. Updated staff report concerning the utility bills charged to several large customers in 2013 and 2014, and a recommended action for the City Council to consider.

City Administrator Bill Osborne stated that the council had asked for more information about this at the last meeting. He said that Ms. Hefty is looking for more information and he is going to get back with Robyn Denson to see where she came up with this information.

24. Discussion of followup from today's 5:30 p.m. training session with State of Georgia Assistant Attorney General Jennifer Colangelo on Open Government.

City Attorney Rob Monroe stated that he had nothing else to add; the presentation was very thorough. Take everything that was said into consideration and call us if you need our assistance.

Closing Comments:

Wallace- Asked Mr. Osborne if he found out anything about the library and drainage problem? Mr. Osborne said he would check on it.

Rothwell- would like the citizens input on the request for a billboard.

Bracknell- Would like for Mr. Osborne and Kristin to see if there is a better alternative for the website. He would like to know if there is a reason why we can't pay some of our bills online with an authorization; this would save time, postage, etc. He stated that the walking trails are in disarray. He has gone to the Rec Department Director about this and he would like for him to be at the next meeting with a report about what is going on.

Walden- He said it looks like the Department Heads are doing a good job of staying within the budget. He is glad we could roll back the millage rate to avoid a tax increase.

Mayor- He stated that we are still not where we need to be with the water. We need the meter readings and billing done correctly. We owe it to our customers to have an accurate bill.

Adjournment:

There was a motion to adjourn by Councilmember Bracknell, second by Councilmember Rothwell, vote 4-0. The meeting adjourned at 8:39PM.

Mayor Lester Harmon

City Clerk