

City Council of Peachtree City
Meeting Minutes
January 19, 2012
7:00 p.m.

The Mayor and Council of the City of Peachtree City met in regular session on Thursday, January 19, 2012, at City Hall. Mayor Haddix called the meeting to order at 7:00 p.m. Other members attending: Vanessa Fleisch, George Dienhart, Kim Learnard, and Eric Imker.

Haddix recognized Firefighter/Paramedic Matt Peczka as the December Employee of the Month and thanked Kiewit Infrastructure South, Paul and Duane Fischer, and Robert and Eleanor Ryan for their donations to the City in December.

Public Comment

There was none.

Agenda Changes

There were none

Monthly Reports

Imker noted the Building Department revenues, with 118,000 total revenues collected for 2011. The previous year total was \$108,000. Imker noted that the fees were not considered a revenue source but was used to support the Safebuilt service, and apparently there was a lot going on.

Imker noted the monthly crime report that Peachtree City's crime statistics had dropped in every category, drug arrests, that dropped from 2010 crime numbers. He said he was impressed with the direction those numbers were going. He also noted that 55,000 calls were answered in all of 2010, while it increased to 68,000 calls in 2011 with the same size force.

Consent Agenda

1. **Consider Appointments to the Board of Ethics**
2. **Consider Law Enforcement Mutual Aid Agreement – Fayetteville**
3. **Consider Alcohol Ordinance Amendment – Alcohol Handler Permits**

Fleisch moved to approve the Consent Agenda as presented. Learnard seconded. Motion carried unanimously.

New Agenda Items

01-12-17 Consider Bid – Tree Removal Services

Public Services Director Mark Caspar noted that the previous contract expired in December, so staff had solicited bids. Staff recommended awarding the contract to Valley Crest Tree Care Service for costs not to exceed \$45,000.

Imker asked what amount had been budgeted for this line item, and Caspar explained the \$45,000 was the budgeted amount, and the bids had been based on a per unit price.

Learnard moved to approve awarding the tree removal services. Fleisch seconded. Motion carried unanimously.

01-12-18 Consider RFP – Architectural Services

City Engineer Dave Borkowski explained that staff was recommending awarding an on-call contract for these services. Over the years, the City had seen a need for periodic architectural

services for various city facilities. Those situations were increasing, and staff decided to solicit proposals for on-call services rather than having to issue an RFP for each project as it arose.

Staff received 13 proposals and short-listed the top five firms based on experience and references. The price proposals were then opened and factored into the matrix, with Pond ranking highest. Borkowski said they had significant experience in municipal projects and noted that a different segment of their firm was working for the City for professional transportation services.

Learnard asked if this was the first time the City had done an on-call contract for architectural services. Pennington explained that it was the first time within recent memory, and the idea arose as all the facilities were being evaluated for the Facilities Bond.

Fleisch asked, with approval that evening, how quickly the backlog of projects could be addressed, and Pennington responded that they could begin right away.

A resident asked if the employees of the firm would be legal residents of the country, and the City Attorney said that the City required the necessary E-Verify compliance documents from all its vendors.

Imker moved to approve the on-call professional architectural services contract to Pond. Learnard seconded. Motion carried unanimously.

01-12-19 Consider Bid – Police Car Accessories

Police Chief H.C. "Skip" Clark said Council had approved the purchase nine new vehicles at the previous meeting. Staff had bid the after-market accessories separately.

Imker said he had asked the Chief to look at accessories manufactured in the United States, and noted the components that were manufactured here. He thanked Clark for the effort. Haddix agreed that they wanted to stay as local as possible.

Imker moved to approve the purchase and installation of the aftermarket accessories for the Chevrolet Caprice PPV vehicles to Trans Comm Services for the bid price of \$125,388. Learnard seconded. Motion carried unanimously.

01-12-20 Consider Natural Gas Provider for City Facilities

Financial Services Director Paul Salvatore said staff was recommending that the City extend its agreement with Coweta-Fayette EMC to provide natural gas to city facilities at a cost savings of nearly \$0.05 per therm over the previous year. Salvatore continued that EMC had committed to the lowest rate, which had dropped from \$0.44 per therm the previous week to \$0.42 that day, and might drop again the following day.

Fleisch moved to approve the agreement with Coweta-Fayette EMC to provide natural gas to City facilities from April 1, 2012, through March 31, 2013. Dienhart seconded. Motion carried unanimously.

01-12-21 Update/Discussion - MacDuff Parkway Path Tunnel

Borkowski addressed Council, saying he would provide an update and was requesting guidance on the project.

The tunnel was located under MacDuff Parkway between Camden Apartments and Wynnmeade. The latest concept had a path along the southern border of the Camden Apartments property along the access road to the Home Depot/Wal-Mart drive. The path would have landscaping and a fence to screen it from the apartments. Staff was coordinating with the apartment complex and needed to finalize a concept to finalize the easement negotiations.

Borkowski said the cost estimate, assuming a donated easement, was \$127,756 for construction, and an estimated \$17,500 for design, permitting, and easement preparation. This totaled \$145,256, and \$115,931 currently remained in the budget for the project. Staff was seeking direction from Council on proceeding with this plan, which needed an additional \$29,325 in funding.

Imker asked where the existing funds were. Salvatore said the funds were in the Public Improvement Program (PIP) fund for capital projects. Imker asked if funds could be used for other purposes. Staff confirmed that Council could reprioritize those funds for other capital projects.

Fleisch asked what prompted the focus on this project. Borkowski said the project had been on the books for several years, with various expensive design concepts. He said he thought the path had always been planned when the commercial area was developed. Over the past couple of years, residents of Cedarcroft had complained about the volume of traffic cutting through their neighborhood to access Wal-Mart.

Fleisch asked if the Cedarcroft path would be removed, or if the tunnel path would just help to reduce the volume on the path. Borkowski said the new path would probably help with access the commercial area along Highway 54, but there would still be some traffic accessing Wal-Mart through Cedarcroft.

Haddix noted that neighborhoods on the west side of MacDuff had to cross MacDuff at a grade crossing. Traffic would only increase when the MacDuff extension went through, making it less safe for those residents to access the entire path system. He said it was ultimately not an issue of if the connection would be built, but of when. It was an integral part of the connectivity.

Dienhart asked if the MacDuff Parkway extension was part of the Transportation Special Purpose Local Option Sales Tax (TSPLOST). Haddix said yes, and it was also mandated in the development agreements with the developers of the northern annexation area. With that said, Haddix understood the City was faced with where to find the \$30,000 for the path. Dienhart asked if the funds would be cut from another project.

Borkowski said that was one of the issues for discussion that evening. Dienhart asked if staff had any recommendations. Salvatore said there was currently some question as to whether the developer (Ravin Homes) would contribute \$10,000 to the project, reducing the overage to \$19,000.

Imker said he would like to see a list of all the capital projects currently on the table to allow for prioritization. If this project was not one of the highest priorities, it should be postponed until the 54 West Gateway Bridge was built or the MacDuff Parkway extension was completed. However, he felt staff should continue to pursue the easement.

Fleisch asked Borkowski if he had the golf cart counts conducted for the TSPLOST projects the previous year, recalling that the results were surprisingly high for a very cold weekday. Fleisch said she did not want to discount the usage of the paths in the area. Dienhart said he found it difficult to see this as the most important project and agreed that it would be good to see the list of projects.

Learnard noted that the project had gone on for two years, and hated to lose the momentum. Her inclination, in the interest of planning ahead, was to move forward at this time, but if not, definitely to secure the easement. However, she agreed with looking at the total list for prioritization.

Haddix said this project came with an excellent lesson. During the development of Cedarcroft, the City had pushed to have the path around Cedarcroft but had ultimately allowed the developer to put it through the neighborhood. It had created a problem in traffic volume and traffic speed. He said staff needed to keep talking to the developer, who also wanted the tunnel connection, for the \$10,000. He also urged them to approach the RAM Development property owner to contribute to the project to help the businesses at his center.

Borkowski said the apartment complex was looking for confirmation that the current concept was the one the City was pursuing over the previous versions. Council consensus supported the current proposal. Fleisch asked if delaying the project would also delay obtaining the easement. Borkowski felt, if City moved forward to finalize the landscaping and appearance to meet the desires of the apartment owners, staff could continue working for the easement as well.

Borkowski said staff would come back with the capital projects to which this funding could be applied. Imker noted that all the new path projects needed to be examined as part of the discussion.

Haddix asked if this project was included in the recent bonds, and Salvatore said this project was in a previous bricks and mortar loan.

Pennington said he asked Borkowski to bring the project forward because it had been under discussion for so long, and he wanted Council direction to see if further negotiation with the apartments would be of any benefit. Haddix added that one positive element of this project was that the tunnel was already built.

Council/Staff Topics

Pennington said staff was planning to bring the projects for the Facilities Authority bonds to Council for prioritization.

Over the past weekend, the Library had been cleaned up and maintenance issues had been addressed while the software upgrade was completed.

Meeker had reviewed the City's agreements with the many recreation associations, and staff would be revising those agreements and bringing them back to Council for approval.

Pennington reported that several emails had come in regarding the tree removal permit process Council recently approved. Staff was working out some of the bugs and the result would be a very simple process.

Pennington said staff was continuing with an evaluation of the City's vehicles, and would be bringing several cuts to Council for approval.

Imker asked for the status of the Kedron pool bubble. Caspar said the bubble fabric was in place and they were finalizing the installation of the main air lock. The bubble was almost ready to be inflated and staff was still hoping to have it up as early as the following week, with an opening by end of January.

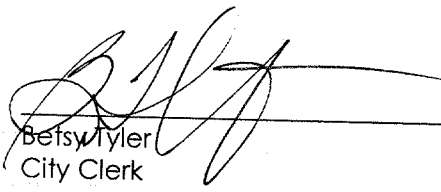
Imker asked about Lake McIntosh, noting there was some type of burn the previous week that generated a lot of smoke in the Planterra Ridge area.

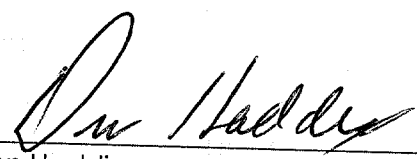
Learnard moved to enter Executive Session at 7:48 p.m. to discuss the acquisition of real estate and pending or threatened litigation. Fleisch seconded. Motion carried unanimously.

Learnard moved to reconvene into regular session at 8:13 p.m. Fleisch seconded. Motion carried unanimously.

Learnard moved to adjourn the meeting. Dienhart seconded. Motion carried unanimously.

The meeting adjourned at 8:14 p.m.



Betsy Tyler
City Clerk

Don Haddix
Mayor