City Council of Peachtree City
Meeting Minutes
October 6, 2011

The Mayor and Council of the City of Peachtree City met in regular session on Thursday, October 6, 2011, in City Hall Council Chambers. Mayor Haddix called the meeting to order at 7:00 p.m. Council Members attending were: Vanessa Fleisch, Doug Sturbaum, Kim Learnard, and Eric Imker.

Announcements, Awards, Special Recognition
Haddix read a proclamation for McIntosh High School Sports Distinguished Alumni Hall of Fame Day in honor of the inaugural class of inductees.

Citizen Comment
There was none.

Agenda Changes
There were none.

Minutes
Fleisch moved to approve the minutes of the September 15, 2011, Regular Meeting. Learnard seconded. Motion carried unanimously.

<u>Consent Agenda</u>

1. **Consider Renewal of Insurance Brokerage Services Agreement**
2. **Consider Revised Agreement with Keep Peachtree City Beautiful**

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

<u>Old Agenda Items</u>
09-11-03 Consider Request to Change Street Name (Cooper Circle to SANY Boulevard)
City Planner David Rast addressed Council, saying the request had originally been presented the previous month. There had been some issues in dealing with some affected businesses located in the Storage Extra facility, and staff had met with their representatives. The group was still not in favor of the name change. The ordinance required 51% of the property owners on the street to agree to the change. That requirement had been satisfied, but one property owner was still not happy. Council had an additional document on the dais regarding the estimated costs the name change would place on these businesses.

Rast said staff was leaving the matter to Council to make a decision and was available to answer questions. Representatives from SANY were also present.

Michael Colapinto, representing SANY, said his understanding of the email, which he had also received late that afternoon, was that the affected businesses were estimating a total of $114,000 in impact due to the name change. He had not presented that number to his management. He had presented the original $11,000 estimate, which had been unacceptable to upper management.

Haddix asked about allowing both names to carry forward for a time to negate the costs to SANY. Colapinto said he would take that option back to his management.

Fleisch asked if it was customary to include a changeover timetable in a street name change. Rast said it was a possibility, although the City had not done so in the past because there had not been these types of concerns. Rast did not see why it could not happen that way.

Rast said staff had talked to Fayette County 911, and there were concerns about the existing Cooper Circle versus Cooper Loop street names. The requested name change to SANY Boulevard would address those issues. He felt having two street signs until that grace period expired could help mitigate costs to both sides.

Sturbaum asked if staff felt further discussions with the business owners might improve the situation. Rast said the businesses had done their licensing and advertising for this fiscal or calendar year, and having that additional time might make the change more acceptable. Rast added that some of the concerns involved their small staffing and who would contact mapping companies and other agencies. Rast said City staff might be able to assist with some of those changes.

Learnard explained there were 12 companies whose addresses would change, and they had marketing materials, advertisements, web sites, and other collateral pieces that would require the change of address. Several would incur additional costs due to multi-state licenses and federal registrations.

Haddix felt the dual name could extend until the economy recovered to avoid placing a financial burden on anyone. Sturbaum suggested putting a time-frame on the change because the issue did not have to be decided that night. Fleisch felt having a street with two names set a bad precedent and would add unnecessary confusion, and said there should be a definite grace period to allow the businesses to adjust their advertising and registrations. Haddix asked about adopting the change subject to review in 12 months.

Learnard asked if SANY would rather see Council deny the request or continue the decision until more discussion could occur. Colapinto asked for additional time to go back to his management and talk to the other businesses. Learnard felt they were not ready, and said if Council continued the question indefinitely, he could come back at any time once the matter had been resolved.

Another representative from SANY said the company wanted to grow with the City and his management was ready to move forward, having 51% of the property owners supporting the issue. He felt the grace period was a good idea. Rast requested five minutes to discuss options with the SANY representatives.

Learnard moved to table the item to the end of the New Business. Fleisch seconded. Motion carried unanimously.

New Agenda Items

10-11-01 Adopt Bond Resolution and Execute Bond Purchase Agreement

Salvatore noted that Council had the black-line copies available on the dais, one for the General Obligation Bond and one for the Facilities Authority.

Salvatore said this item was related to the refinancing of the 2004 Library General Obligation Bond, and Council was approving the bond resolution, which included the terms of bonds, final pricing, and purchase agreement. The refinancing would reduce the City's debt service for the Library by $12,000 each year, with a $95,000 total savings. The net interest rate was 1.78%

Learnard moved to adopt the bond resolution to authorize the execution of the bond purchase agreement. Sturbaum seconded. Motion carried unanimously.

10-11-02 Adopt Final Terms of Intergovernmental Agreement & Execute Public Facilities Authority Bond Purchase Agreement

Salvatore continued that this item mirrored the action of the Public Facilities Authority at the 6:45 p.m. meeting that same evening. The net interest rate (including closing costs) was 2.16%, and would result in a net debt service increase of $321,393.

The agreement and bond would result in $3 million in "new money" for Facilities Authority projects. The total debt service was $342,238 in annual debt service. However, the refinancing of the three other debts reduced that by $176,508, for a net increase in annual debt service of only $165,730, which was an investment in the community and the infrastructure.

The closing date for the bonds would be October 27, and bonds were available in denominations of $5,000.

Fleisch moved to adopt the supplemental bond resolution. Learnard seconded.

Imker said he had talked with Salvatore about initiating the Facilities Authority the previous year. Imker recalled that Salvatore had mentioned bringing this type of funding mechanism to previous councils but there had been no interest. Salvatore clarified that, since the City had been running out of capacity on the Bricks and Mortar loans, the City's financial advisor had brought it up as an option and Salvatore kept the option open for Council consideration. Imker noted that, when they had started the process, no one had imagined getting such low interest rates.

Imker continued that he had heard there was some concern by public about incurring new debt. However, half of the bond amount was a renegotiation of existing debt to save on interest and annual payments. The other half was an investment in infrastructure. Imker noted that the City currently had 14 outstanding debt instruments, and nine of those would be paid off over the next five years. Haddix noted that the option for the Facilities Authority had never been brought before full prior Councils.

Motion carried unanimously.

10-11-03 Consider Continuation of Moratorium on Pain Management Clinics

Sturbaum moved to approve the continuation of the moratorium on pain management clinics. Fleisch seconded. Motion carried unanimously.

10-11-04 Consider Bid – Roof – Public Works and Fire Station 82

Public Services Director Mark Caspar explained that the bid was for the restoration and coating of the roofs. Staff had name-branded the product following extensive research to get a system that would result in a 10-year warranty without having to pay for a completely new roof. The low bidder was Lo-Pac at $44,880.

Sturbaum moved to award the bid to Lo-Pac in an amount not to exceed $44,880. Fleisch seconded. Motion carried unanimously.

10-11-05 Consider Planning Intern & Amendment to FY 2012 Budget

Human Resources Administrator Ellece Brown said a review of the workload in the Planning Department showed that there were several projects not being accomplished due to the limited personnel. Staff looked at various options to accomplish the work and concluded the best use of resources was through a temporary assignment of a Planning Intern at 30 hours per week on a one-year employment contract. Staff was familiar with the knowledge and skills of Eric Murphy. The budget impact would be $29,571 to come from General Fund Reserves.

Learnard moved to approve the one-year, temporary, part-time assignment of Eric Murphy as planning intern with the Planning and Zoning Department of Community Services.
Fleisch seconded. Motion carried unanimously.

10-11-06 Consider Administrative Assistant (HR/PIO) & Amendment to FY 2012 Budget
Brown said the position would support both the HR and Public Information departments, and the position had been requested for the past several years. Council had asked the new City Manager to evaluate staffing levels, and this position was being brought forward again.

The position would be at a Salary Grade Level of 273. The budget impact was provided in a range because the position would be filled through a bid process. The funds to cover the position would come from the General Fund Reserves.

Learnard moved to approve the addition of an administrative assistant in the Administrative Services Division, with the related budget amendment. Fleisch seconded. Motion carried unanimously.

10-11-07 Consider Ordinance Amendment – Recreation & Special Events Advisory Board
Recreation and Special Events Administrator Cajen Rhodes explained that, with the recent reorganization, staff was asking Council to amend the ordinance to reflect the change from the Leisure Services Commission to the Recreation and Special Events Advisory Board.

Sturbaum moved to approve the amendment. Learnard seconded. Motion carried unanimously.

10-11-08 Consider By-Laws – Recreation & Special Events Advisory Board
Rhodes continued that the by-laws were being presented for the newly created Recreation & Special Events Advisory Board.

Sturbaum moved to approve the by-laws. Fleisch seconded. Motion carried unanimously.

09-11-03 Consider Request to Change Street Name (Cooper Circle to SANY Boulevard)
Colapinto requested that Council approve the dual street name, putting a final date of six months on the ultimate conversion to SANY Boulevard. He noted that SANY also needed to finalize marketing materials for upcoming trade shows.

Imker felt the other tenants needed to have input before putting the six-month deadline in place. Haddix said he would rather leave the date open for review. Fleisch asked if any of the business representatives had attended that evening. Rast noted the two representatives had scheduling conflicts.

Imker suggested bringing the matter back at the next meeting. Sturbaum said he was not seeing the urgency to make the decision that night. Learnard said she did not want to keep brining the matter back, and she did not want to waste time. Her concern was for the preexisting businesses, and she had not heard how this matter could be resolved to everyone's satisfaction. She said the ultimate resolution would be a decision reached together among the affected businesses.

Meeker suggested Council continue the item until SANY could meet with the other businesses and they came to some form of agreement or reached another impasse.

Sturbaum moved to continue the item indefinitely. Learnard seconded. Motion carried unanimously.

Haddix clarified that, if SANY could accomplish that goal by the next meeting, the item could be brought back at that time.

Council/Staff Topics

City Manager Jim Pennington reported that the Great Georgia Air Show would be held the coming weekend.

City Engineer Dave Borkowski reported on the status of the Kedron Pool. The fabric for the bubble and the air-handling unit were all on schedule. However, construction had revealed some issues related and unrelated to the bubble replacement. A related cost was the relocation of some of the water lines that were located where the grade beam needed to be.

The unrelated issue had to do with the grounding and bonding of the pool electrical system. Although new electrical equipment upgrades were included in the contract, the existing electrical panels were not properly grounded, which would increase the costs. The bonding system around the pools, which linked all metal items around the pool to avoid possible electrical shock to pool patrons, was also inadequate.

Borkowski stressed that this was a preexisting condition and, while found due to the bubble project, needed to be corrected regardless of the bubble. The pool was constructed to code at the time, but those types of connections corrode and breakdown over time. Borkowski said the City would need to check all the other pools as well to make sure any other potential safety issues were addressed. As soon as staff had cost estimates, they would bring those forward to Council.

Pennington said staff had done an excellent job of being thorough with the project and monitoring its progress.

Meeker said Council had items related to personnel and pending or threatened litigation to discuss in Executive Session. Sturbaum moved to enter Executive Session to discuss personnel and pending or threatened litigation at 7:58 p.m. Learnard seconded. Motion carried unanimously.

Sturbaum moved to reconvene into regular session at 9:30 p.m. Learnard seconded. Motion carried unanimously.

Learnard moved to authorize the expenditure of up to $6,500 for the redesign of the Kedron Drive Extension in connection with the lawsuit filed against the City by Peachtree City Holdings. Imker seconded. Motion carried unanimously.

Imker moved to authorize staff to move forward with the phasing plan for the maintenance of the Bradford Estates Pond. Sturbaum seconded. Motion carried unanimously.

There being no further business, Sturbaum moved to adjourn the meeting. Learnard seconded. Motion carried unanimously. The meeting adjourned at 9:34 p.m.

Betsy Tyler, City Clerk

Don Haddix, Mayor