City Council Meeting
10 N. Public Square
July 2, 2019
6:00 P.M. – Work Session
7:00 P.M. – Council Meeting

I. Opening Meeting

Invocation by Council Member Roth

Pledge of Allegiance led by Council Member Wren.

The City Council met in Regular Session with Matt Santini, Mayor presiding and the following present: Cary Roth, Council Member Ward Three; Calvin Cooley Council Member Ward Four; Gary Fox, Council Member Ward Five; Taff Wren, Council Member Ward Six; Tamara Brock, City Manager; Meredith Ulmer, City Clerk and Keith Lovell, City Attorney.

Absent: Kari Hodge Ward One and Jayce Stepp Ward Two

II. Regular Agenda

A. Council Meeting Minutes

1. June 20, 2019 City Council Minutes

A motion to approve the June 20, 2019 City Council Meeting Minutes as presented was made by Council Member Fox and seconded by Council Member Cooley. Motion carried unanimously. Vote: 4-0.

B. Resolutions

1. Time Change for Civic Youth Day, September 19, 2019

Tamara Brock, City Manager stated this is an annual occurrence allowing the City Council to accommodate Civic Youth Day. This year Civic Youth Day is scheduled for September 19, 2019, so the time of the meeting is changed from 7 PM to 9 AM.

Motion to approve the Time Change for Civic Youth Day, September 19, 2019 was made by Council Member Roth and seconded by Council Member Cooley. Motion carried unanimously. Vote: 4-0.

C. Second Reading of Ordinances

1. Alcohol Control Board – Establishment and Composition

Randy Mannino, Planning and Development Department Head stated this ordinance will update the composition of the Alcohol Control Board (ACB) to consist of seven (7) members, who must be residents of the city. These seven members will serve four (4) year terms, except the Mayor's appointee will serve a two (2) year term.

A motion to approve Alcohol Control Board – Establishment and Composition was made by Council Member Wren and seconded by Council Member Fox. Motion carried unanimously. Vote: 4-0.

D. Public Hearing - 2nd Reading of Zoning/Annexation Requests

1. SU19-03: Special Use Permit for Religious Institution. Applicant: Four Points Church

Mr. Mannino stated Four Point Church wishes to lease a suite on the eastern end (front) of this multi-tenant commercial building for their church. Parking and utilities are in place and available. Religious institutions are allowed in the M-U zoning district. A special use permit is required for all religious institutions.

Public Hearing: Scott Machan, Acworth GA representing Four Points Church came forward to speak for the application.

Public hearing closed.

A motion to approve SU19-03: Special Use Permit for Religious Institution. Applicant: Four Points Church was made by Council Member Roth and seconded by Council Member Fox. Motion carried unanimously. Vote 4-0.

2. Z19-01: Rezone 212+/- Acres from R-20 to R-10 for Single Family Detached Development Along Belmont Drive in Carter Grove. Applicant: Avanti Properties Group

Mr. Mannino stated Avanti Properties Group requests to rezone 211+/- acres in the Carter Grove community from R-20 (Single Family residential) to R-10 (Single Family residential) to create 330 lots, an amenities area, and a minimum of 98 acres of greenspace.

Public Hearing: Joe Harris came forward to speak for the application.

Public hearing closed.

A motion to approve Z19-01: Rezone 212+/- Acres from R-20 to R-10 for Single Family Detached Development Along Belmont Drive in Carter Grove to accept the first 5 recommendations and for the 6th recommendation a 2,000 square foot requirement on 2 story homes and a 1,650 square foot requirement for single story homes was made by Council Member Roth and seconded by Council Member Fox. Motion carried unanimously. Vote: 4-0.

Ordinance

of the

City of Cartersville, Georgia

Ordinance No.

Petition No. Z19-01

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 Avanti Properties Group. Property is located Carter Grove Plantation – Belmont Drive (C107-0001-042). Said property contains 212.55 acres located in the 4th District, 3rd Section, Land Lots 1064, 1096, 1097, 1136, 1137, 1168, 1209 as shown on the attached plat Exhibit "A". Property is hereby rezoned from R-20 Single Family Residential to R-10 Single Family Residential with the following conditions:

1) The total number of lots will not exceed 330;
2) The minimum amount of green space will meet or exceed 98 acres;
3) The developer will construct amenities in the amenity area west of Belmont Drive as shown on the site plan;
4) Amenity construction to begin when 40% of the permits have been pulled; and
5) Single-story homes must have a minimum of 1,650 sq. ft. heated floor area and two-story homes must have a minimum of 2,000 sq. ft. heated floor area.

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 6th day of June 2019.
ADOPTED this 2nd day of July 2019. Second Reading.

/s/________________________
Matthew J. Santini
Mayor

ATTEST:

/s/________________________
Meredith Ulmer
City Clerk

Please see exhibit 1 for plat.

3. Z19-03: Rezone 4.18+/- acres from G-C to H-I. Applicant: Tilley Properties Inc.

Mr. Mannino stated Tilley Properties, Inc. requests to rezone 4.18+/- acres of the G-C zone (General Commercial) to H-I (Heavy Industrial) of this 26.5 acre, G-C/ H-I split zoned parcel. The southern H-I boundary would adjust to the south and west reducing the G-C area by approximately 50% and creating a narrower G-C tract along the entire property boundary adjacent to Hwy 41.

Public Hearing: Mary Ellen Lighthiser came forward to speak for the application.

Public Hearing closed.

A motion to approve Z19-03: Rezone 4.18+/- acres from G-C to H-I. Applicant: Tilley Properties Inc. was made by Council Member Cooley and seconded by Council Member Roth. Motion carried unanimously. Vote: 4-0.

Ordinance

of the

City of Cartersville, Georgia

Ordinance No.

Petition No. Z19-03

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 Tilley Properties. Property is located 640 Joe Frank Harris Parkway (C018-0001-003). Said property contains 212.55 acres located in the 4th District, 3rd Section, Land Lots 529 and 530 as shown on the attached plat Exhibit "A". Property is hereby rezoned from Heavy Industrial (H-I) & General Commercial (G-C) to Expanded H-I area & Reduced G-C with the following conditions:

1) Salvage yards shall have a minimum fifty-foot wide buffer along all abutting nonresidential property lines and a one hundred-foot wide buffer along all abutting residential property lines to provide a visual screen
2) Salvage yards shall not stack vehicles or salvage material so as to be visible from any adjoining property or street

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 6th day of June 2019.
ADOPTED this 2nd the day of July 2019. Second Reading.

/s/_______________________

Matthew J. Santini
Mayor

ATTEST:

/s/________________________
Meredith Ulmer
City Clerk

Please see exhibit 2 for plat.

4. Z19-04: Rezone 7.28+/- acres from H-I/ MN to H-I. Applicant: Tilley Holdings LLC

Mr. Mannino stated Tilley Holdings, LLC requests to rezone 7.3+/- acres from a split zoning of H-I (Heavy Industrial)/ MN (mining) to H-I only. Mining activities ceased many years ago. The applicant wishes for the zoning to reflect the actual use of the entire parcel.

No one came forward to speak during the public hearing.

A motion to approve Z19-04: Rezone 7.28+/- acres from H-I/ MN to H-I. Applicant: Tilley Holdings LLC was made by Council Member Fox and seconded by Council Member Roth. Motion carried unanimously. Vote: 4-0.

Ordinance

of the

City of Cartersville, Georgia

Ordinance No.

Petition No. Z19-04

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 Tilley Holdings. Property is located Joe Frank Harris Parkway (C018-0001-008). Said property contains 7.27 acres located in the 4th District, 3rd Section, Land Lot 530 as shown on the attached plat Exhibit "A". Property is hereby rezoned from MN (Mining) & H-I (Heavy Industrial) to Heavy Industrial (H-I).

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 6th day of June 2019.
ADOPTED this 2nd day of July 2019. Second Reading.

/s/______________________
Matthew J. Santini
Mayor

ATTEST:

/s/______________________
Meredith Ulmer
City Clerk

Please see exhibit 3 for plat.

E. First Reading of Ordinances

1. Chapter 5. Article III. Section 5-7. Maximum Number of Dogs and Cats

Ms.Brock stated the current ordinance is being amended by deleting subparagraph (a) in its entirety and replacing it with the wording in the attached ordinance.

This is a first reading and does not require a vote.

F. Easements

1. Right of Way Deed of Dedication - Highlands Investments Project

David Archer, City Attorney stated he recommended approval of an easement dedication on Hwy 411 and the new language needs to be adopted.

A motion to approve Right of Way Deed of Dedication - Highlands Investments Project was made by Council Member Roth and seconded by Council Member Wren. Motion carried unanimously. Vote: 4-0.

G. Engineering Services

1. Grassdale Rd Sidewalk-Engineering Services Contract

Tommy Sanders, Public Works Department Head stated the City of Cartersville previously was awarded a TAP (Transportation Alternative Program) Grant from the Georgia Department of Transportation. A request for qualifications for professional engineering services was issued by Public Works. A selection committee was formed by city staff to evaluate all responses. After evaluation by the committee, two firms were selected for interviews. Once interviewed, the committee rated Southeastern Engineering with the highest evaluation.

After this recommendation, Public Works requested a scope and fee schedule for design services. After negotiations, the original fee was reduced by 21% to a fee of $331,500. Our TAP grant will cover 80% of the design fees. Also, since this is a joint project between the city and county, the 20% match will be split between both entities. Therefore, each entity will be responsible for $33,150.

This amount is not budgeted and would have to be funded by our SPLOST funds. If this project is desired by Mayor and Council, then Public Works recommends entering into a joint contract between SEI and the City of Cartersville.

A motion to approve Grassdale Rd Sidewalk-Engineering Services Contract was made by Council Member Fox and seconded by Council Member Cooley. Motion carried unanimously. Vote: 4-0.

H. Contracts/Agreements

1. Target Solutions Online Training Platform Agreement

Chief Scott Carter stated they respectfully request approval to purchase a new online training platform and records management system. Our firefighters are required to have a minimum of 240 hours of education per year, plus other in-service education to keep up certifications in Hazardous Materials, Emergency Medical Technician and origin and cause investigations. This system will be a new digital component to our training and education platform that will allow better management of records for recertification, individual progress meeting and exceeding the requirements of Georgia Firefighters Standards and Training Council, Georgia Department of Public Health EMS Division and ISO. It is web based and students will log in and participate in virtual classrooms that are created, controlled and directed by our training staff along with courses from across the nation. We feel this type of learning environment will have a higher degree of success with younger firefighters over a typical classroom setting. This program will not replace our very successful current training programs, but will supplement and add a new dimension.

This is a budgeted project in the FY 19-20 budget. We are asking for approval of the expenditure of $6002.00 payable to Target Solutions and authorization for our Mayor to sign and execute the agreement.

A motion to approve Target Solutions Online Training Platform Agreement was made by Council Member Fox and seconded by Council Member Cooley. Motion carried unanimously. Vote: 4-0.

I. Bid Award/Purchases

1. Workers Compensation TPA Agreement

Dan Porta, Assistant City Manager stated since July 20, 2007, the city has been self-insured with a high deductible for workers compensation coverage. This means that the city pays the first dollar of every workers' compensation claim up to $500,000. Through the promotion of a safe work environment and city departments conducting safety training meetings, the city has had low insurance claims. As part of being self-insured the city hires a third-party administrator to process workers compensation claims for us. This service has been provided through USIS and the proposed contract amount for FY 2019-20 is $10,147.50 and is recommended for your approval.

A motion to approve Workers Compensation TPA Agreement was made by Council Member Roth and seconded by Council Member Fox. Motion carried unanimously. Vote: 4-0.

2. D & C Restock – 2019 _ 3

Bob Jones, Water Department Head stated the Distribution and Collection Division requested bids on 2-inch meter setters and meter adapters. Bids were submitted by the following:

Core & Main	$5,517.00
Ferguson Waterworks	$5,543.67
Fortiline Waterworks	$5,628.00

Mr. Jones recommended approval of the Core & Main bid in the amount of $5,517.00. This is a budgeted item.

A motion to approve D & C Restock – 2019 _ 3 was made by Council Member Roth and seconded by Council Member Fox Motion carried unanimously. Vote: 4-0.

Council Member Roth made a motion to add an item to the agenda. The motion was seconded by Council Member Fox. Motion carried unanimously. Vote: 4-0.

J. Change Order

1. Center Road Sewer Replacement Project – Final Adjustment Change Order

Mr. Jones stated on January 19, 2017, Council approved the Wade Coots Company, Inc. bid in the amount of $849,005.00 to construct the Center Road Sewer Replacement project. The project was completed in June of this year.

Change Order No. 1 for this project represents a $26,831.20 addition to the original project which covered emergency work required to repair and relocate an unforeseen 8-inch water main that was broken during excavation for the sewer installation.

Change Order No. 2 is the final adjustment change order to the project and reflects unused work item quantities set up in the original contract. This change order reduces the final project cost by $96,357.79. This change order combined with the increase from Change Order No.1 reflects an overall decrease of $69,526.59 to the original contract bringing the final adjusted contract amount to $779.478.41.

Mr. Jones recommended approval of this change order.

A motion to approve Center Road Sewer Replacement Project – Final Adjustment

Change Order was made by Council Member Roth and seconded by Council Member Fox. Motion carried unanimously. Vote: 4-0.

Added Item: Seized Vehicle

Chief Cloniger came forward and stated he recommended approval of a seized vehicle being added to the fleet for undercover purposes.

After announcements a motion to adjourn the meeting was made by Council Member Wren and needing no second. Motion carried unanimously. Vote: 4-0.

Meeting Adjourned

/s/ ___________________________
Matthew J. Santini
Mayor

ATTEST:

/s/ ______________________________
Meredith Ulmer
City Clerk