

City of Luthersville

Council Minutes
February 11, 2020

Council Members Present:

Mayor Donald Cuttie,
Concetta Amey, Vallarie Cuttie, Paul Parker

Work Session:

The second work session began at 5:38 p.m. with the City Council discussing items on the agenda, and ended by 6:00 p.m. followed by the regular monthly council meeting.

Call to Order:

Mayor Cuttie called the February 11, 2020, council meeting to order

Invocation

Council Member Concetta Amey gave the invocation.

Pledge of Allegiance

Mayor Cuttie led the citizens present in the pledge to the American flag.

Adopt Agenda

Paul Parker made a motion, seconded by Concetta Amey and passed unanimously to adopt the February, council meeting agenda as presented.

Public Hearing

Routine Business

Approval of Minutes:

Vallarie Cuttie made a motion, seconded by Concetta Amey and passed unanimously, to approve the January, 2020, minutes.

Financial Reports:

Concetta Amey made a motion, seconded by Paul Parker and passed to approve the January, 2020, financial reports as presented.

Departmental Reports

Fire:

Chief Haney attended the February council meeting to answer questions concerning his monthly report, which he distributed earlier that day. Mayor Cuttie asked if his report represents only the Volunteer Fire Department for Luthersville, and Chief Haney mentioned that it did not include the county firemen.

Library:

The Librarian, Gerilene Clemons, did not attend the council meeting however, she previously disbursed her report for January, and it was included in the council packets.

Next, Mayor Cuttie shared the report with the council and citizens.

Water System Report

The report from James Stephens of SG Technology, LLC, whom maintains the city's water system, was included in the council packets. Also, he did not attend the meeting, therefore, Mayor Cutting gave the water system report/update for the month of January. And, Mayor Cuttie also mentioned that 40% of the water systems meters are outside of the city limits as the water lines expand to subdivisions and other areas.

Mayor's Report

Mayor Cuttie Reported the Following:

1. That on a Saturday in March Meriwether County Board of Elections will set-up the new voting machines provide by the State of Georgia for a training session. The session will allow registered voters to familiarize themselves with the machines. Therefore, the city will provide the space needed for the event.
2. That a meeting is set for Wednesday, February 19, 2020, to finalize the codification of the city's ordinances and resolutions by Municode. However, he is going to have to reschedule the meeting as he has a seminar to attend in Atlanta that day.
3. That the next Keep Meriwether Beautiful cleanup day is scheduled for Saturday, April 25th. And that dumpster will provided as usual. He also remembered an invoice from Keep Meriwether Beautiful for annual membership in the amount of \$250. At this time he used for a motion to pay the invoice.

Next, Vallarie Cuttie made a motion, seconded by Paul Parker and passed unanimously, to pay the invoice from KMB.

Unfinished Business

1. Update of the City's Ordinances:

Park & Recreation, Tree Ordinance, Zoning Ordinance

Mayor Cuttie mentioned that these ordinances have been on-going inasmuch as the park and recreation ordinance needs to be updated as it is basically an ordinance to aid the police department with issues and the city has no police. And the tree ordinance was great 15 years ago when a tree board was established, but since dissolved and that the city's International Property Maintenance Code ordinance will handle many of the items the tree ordinance once did. Also, the zoning ordinance needs tweaking in areas and that it will be an appendix to the city's Municode of ordinances.

New Business

1. Role of the Planning Commission:

Mayor Cuttie mentioned that it was wonderful to have a team of citizens willing to serve on this commission. And that at its first meeting of the year, February 5, 2020, he discussed with the commission concerns of the city and asked for them to include in their duties items that the zoning ordinance suggests such as administering the zoning ordinance. He also reviewed the changes that were needed in the administration area of the zoning ordinance of 1.) The first meeting of the year for the commission will be from January of the first city council meeting to the next January council meeting 2.) To remove the term "the zoning chair cannot succeed him/herself" 3.) Meeting times and dates of the zoning commission will be as needed and scheduled in such that require city council's attention to items. And that an ordinance to amend the text of the Official Zoning Ordinance shall be adopted.

2. Zoning Ordinance Amendment No. 2020-1:

Paul Parker made a motion, seconded by Concetta Amey and passed unanimously, to adopt the amendment ordinance.

3. Striping East Oak Street Quote:

Concetta Amey made a motion, seconded by Paul Parker and passed unanimously, to accept the quote from Roberson Sealcoating and Striping in the amount of \$2,700, to complete the striping of East Oak Street from Wortham Road to the city limits with four stripes of two outside white lines and two middle yellow lines.

4. City Owned Property: Real Estate and Other

Real Estate:

2 East Oak Street – Old Bank

Mayor Cuttie mentioned that the city received a grant award in the amount of \$441K to stabilize the outside of the old bank building at 2 East Oak Street and that some of the funds were used on the inside of the building as well. A condition

of the grant is that the city is responsible to built to suite the interior for a potential lessee as the city cannot sell the building or place city hall back into the building without paying back the grant funds to the Department of Community Affairs. And currently the building needs electrical wiring, heat and air conditioning, plumbing/restrooms, septic tank connected to the building, remodeling of the stairway to the upper level, outside fire escape, and all these items will be costly.

The city has some of the SPLOST 2014-2020 funds left, which could be used to address the mentioned items.

20 Wortham Road – Old Library/EMS Building

In addition, the city owned property at 20 Wortham Road was rezoned from exempt status to R45 residential last year, and the property could be listed with a realtor and sold-as-is and the funds used with the SPLOST to assist in the remodeling of the inside of the old bank building. Therefore, the general consensus was to have the property appraised first, then a special called meeting to set the starting selling price.

Next, Paul Parker made a motion, seconded by Vallarie Cutting and passed unanimously, for the city to move forward with the plan of the appraisal and then a meeting.

Other City Owned Property:

City Hall Complex

Quotes have been received from Jackson Services to address two heat and air conditioning units, one at the library and the other the court/council chambers, as both units continue to ice/freeze up. The quote for the library is for a part in the amount of \$1,030.00, and the other two are for the outside wall unit at the court/council chambers of 1.) Repair the unit \$ 2,480 and 2.) Replace the unit \$7,055.

Then, Paul Parker made a motion, seconded by Concetta Amey and passed unanimously, to repair the library a/c unit.

Next, Paul Parker made a motion, seconded by Vallarie Cuttie and passed unanimously, to replace the court/council room unit as it is very old and uses the old type of refrigerant, and to use the Municipal Court Fund to pay for the unit.

Firearms:

Included in the council packets is a list of the police department's guns and rifles. Mayor Cuttie mentioned that the city council could agree to sell the firearms as the city of Warm Springs is interested in the purchase. Then, council member Vallarie Cuttie wished that the city would keep the firearms for a future police department. There was no general consensus on this item.

Contract with Brooks Landscaping:

Mayor Cuttie mentioned that he has been communicating with the company to address areas in the city such as the City Park and sidewalks for maintenance over

and above the contractual agreement. He mentioned to council that he would like to negotiate a fee to bring the city park walk path and the edging of the sidewalks up to a maintainable routine upkeep. And also Brooks' agreed to assist the city with emergency tree or limb removal. The general consensus is for the mayor to negotiate and get back to city council.

5. Code Enforcement:

Mayor Cuttie mentioned that he included in the packets an email of communication from Cathy Johnson of Meriwether County Building and Zoning Department to set a meeting for Tuesday, February 18, for him, Cathy Johnson, and Theron Gay and possibly Ms. Nash of Gay, GA, to discuss an agreement with the county agency to enforce the city's zoning ordinance.

6. Committees and Appointment:

Mayor Cuttie mentioned that the Charter of the City of Luthersville allows the Mayor to appoint committees and also appoints other departments at his discretion.

Inasmuch as he has appointed Ms. Johnsie Reeves as the Chair of the city's Recreation Department.

And with such, he was in communication with Ted Meeker the current city attorney and informed him that at the council meeting he was appointing a new city attorney. Mayor Cuttie mentioned that he had interviewed the new city attorney and she is also the city attorney for the City of Woodbury. Therefore, he called for a motion to appoint Danelle Sewell as the city's attorney and for her service to be effective immediately.

Next, Paul Parker made a motion, seconded by Vallarie Cuttie and passed unanimously, to appoint the new city attorney effective immediately.

7. Request for a Business License from Brittany Hill for a Home Based Business, and Located at 23 Cheryl Street:

After the Mayor and Council questioned Ms. Hill concerning the business, Paul Parker made a motion, seconded by Vallarie Cuttie and passed unanimously, to grant a business license to Ms. Hill for an internet boutique business selling accessories and clothing, etc.

Public Comments

Johnsie Reeves of Leroy Robinson Rd. mentioned that as a volunteer for the Luthersville Neighborhood Senior Center, she wished to thank the Mayor and Council for all the support they have given them over the years. And also, she complained about the traffic light at the intersection of town stating that its timing is out-of-sink and does not hold long enough for vehicles to turn left onto Luthersville Road. And she also thanked the council for striping of East Oak Street.

Mayor Cuttie mentioned that he would get in touch with GDOT concerning the light.

Council Member Comments

Vallarie Cuttie mentioned that she thought the work session held in January was a success, and that she would like for the council to have a couple work sessions each month until some of the matters of the city are taken care of.

Attorney Comments

Executive Session

Adjournment:

There being no further business to discuss, Concetta Amey made a motion, seconded by Paul Parker, and passed to end the council meeting.