

City of Luthersville

Council Minutes
December 8, 2020

Council Members Present:

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

Work Session:

The work session began at 5:35 p.m. with the Mayor and City Council discussing items on the agenda, the work session ended by 5:50 p.m. followed by the regular monthly council meeting.

Call to Order:

Mayor Cuttie called the December 8, 2020, council meeting to order.

Invocation

Council Member Concetta Amey gave the invocation.

Pledge of Allegiance

Mayor Cuttie led everyone present at the meeting with the pledge to the American flag.

Adopt Agenda

Paul Parker made a motion, seconded by Vallarie Cuttie and passed unanimously, to adopt the December meeting agenda with one amendment of agenda item #5 – Review of the Georgia Power Proposal to upgrade water meters.

Public Hearing

Routine Business

Approval of Minutes:

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

Financial Reports:

Paul Parker made a motion, seconded by Vallarie Cuttie and passed unanimously, to approve the General & Administration and the Water System's November, 2020, financial report.

Departmental Reports

Fire:

Chief Haney was not available and did not distribute a report for the month of November for the volunteer fire department.

Library:

Librarian, Gerilene Clemons had nothing to report for November, 2020.

Water System:

James Stephens was not present at this time to give his water report.

Meriwether County North Precinct:

There was no Report for the Month of November.

Mayor's Report

Mayor Cuttie Reported the Following:

1. Mayor Cuttie gave an update on code enforcement in the city with the help of Safebuilt. He mentioned that there were 17 active cases and more on the way for violations. He also mentioned that 3 homes were sold, 2 are being remodeled, one has been demolished, and 10 have extensions of time to improve the property.
2. That the city has had a few permitting issues of property owners inasmuch as two stop work orders have been issued dealing with violations. And that next year the fee structure for permitting will increase. Also, next year that the city may bypass Meriwether County and send the permits directly to Safebuilt and pay the fees directly to them.
3. That he has been marking the electrical poles that are non-working in the city with blue tape so that Georgia Power may repair them. In addition, he signed an agreement with Georgia Power to change out all of the city's current lighting to LED lighting. And it will be no cost to the city for this project that will begin in 6 months.
4. That the drainage project for Mary Ellen Amey Street is complete. And inasmuch as the street has had several weather storms, it appears to be holding up well, therefore, a notice has been published in the paper for paving proposals to be awarded mid-January.

5. That he is planning on publishing in the paper to request bids for landscaping and grass cutting services and to possibly separate/divide the different areas in the city for multiple contracts.
6. That the Georgia Municipal Association has resources available to help develop strategic plans for cities looking to future usages for water, streets, review of the city's charter, library, social media, and website development, etc.
7. That he is currently structuring a 5 year water line replacement plan for the city's water system.
8. That he has been reviewing the 6 year upgrade for streets to meet the PCI of 70 which are currently at a 30/40 PCI.
9. That a meeting will be held on December 29, 2020, at 1:00 pm in the auditorium moving forward with the sewerage system plan for the city and seeking finance for the project.

Unfinished Business

There is no unfinished business at this time.

New Business

1. Review of the Request by E & C Assets Luther, LLC, to Rezone 2.71 Acres at 17 North Main St. From Residential to General Commercial:

Mayor Cuttie requested several motions to exit the regular council meeting and to enter into public hearing.

Therefore, Vallarie Cuttie made a motion, seconded by Paul Parker and passed to exit the council meeting

Next, Paul Parker made a motion, seconded by Vallarie Cuttie and passed unanimously to enter into the public hearing.

Mayor Cuttie opened the public hearing addressing the property to be rezoned and then asked Roger Mohlenhoff, Planning Chair, to explain the purpose of the rezoning.

Inasmuch as no citizens present was opposed to the rezoning, Mayor Cuttie asked for motions to exit public hearing and enter into regular session once again.

Then, Concetta Amey made a motion, seconded by Paul Parker and passed unanimously, to exit the public hearing.

Afterwards, Concetta Amey made a motion, seconded by Vallarie Cuttie and passed unanimously, to re-enter regular session.

Finally, Paul Parker made a motion, seconded by Vallarie Cuttie and passed unanimously, for the Mayor and Council to approve the request of Edward French to rezone the property at 17 North Main St. from Residential to General Commercial.

2. Request of Fredrick Stanley to Address the City Council:

Mr. Stanley was not present at the council meeting.

3. Presentation by MR Systems and Review of the Quote for (SCADA) Supervisory Control and Data Analysis, and Telemetry System for the Luthersville Water System:

MR Systems was not available to give the presentation.

4. Review of Rental Property Registration Ordinance:

A preface of the proposed ordinance was provided in the council packets. Mayor Cuttie mentioned that next month the ordinance would be included in the packet for the council members to approve once the document is written to be sufficient for the city's types of rental properties. He went on to explain, that once the ordinance is implemented that rental property owners must register their property with the city, and be inspected by Safebuilt, and pass before renting to the public.

5. Review of the Georgia Power Proposal for Advanced Metering Infrastructure (AMI):

Mayor Cuttie explained to the council that GA Power would replace all meters on the city's water system and would remotely monitor the meters periodically throughout the day and night. The automated/remote program would be able to detect a leak by the amount of water pulled through fire hydrants to enable faster water leak repairs, and every meter would be located by satellite. He mentioned that the proposal would be on next month's agenda for approval to take advantage of this program.

6. Consideration of a Donation to the Luthersville Volunteer Fire Department:

Paul Parker made a motion, seconded by Vallarie Cuttie and passed unanimously, to donate \$800 to the Luthersville Volunteer for putting up and taking down the Christmas Star decorations.

Public Comments

Wayne Rooks of Gay, Georgia mentioned to the Mayor and Council that he would like to have all of his water deposits returned to him on his various rental properties through the city.

Mayor Cuttie said that he would look into the issue and give him a call.

Council Member Comments

No comments.

Attorney Comments

No comments.

Executive Session

Adjournment:

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