

Minutes: City Council Meeting
August 8, 2016
7:00 PM

The Elkton City Council met in regular session on Monday, August 8, 2016 with Mayor Jackie Boyd Weathers presiding.

City Council members present: Doug Gibson; David Haley; Eugene Jefferson; Danny Laster; Frank McReynolds; and, David Powell.

Others present: Jeffrey Traughber, City Attorney; Laura Brock, City Clerk/Treasurer; Terry Frogue, Utility/Streets Superintendent; Brian Atkinson, Police Chief; Derrell Waggoner, Fire Chief; Daniel Smith, Assistant Fire Chief; John Walton, Todd County Industrial Foundation; and, Amy Kearns, *Todd County Standard*.

Mayor Weathers called the meeting to order at 7:00 PM and led the pledge of allegiance. Mr. Laster gave invocation.

After reviewing the July 11, 2016 council meeting minutes, Mr. Haley motioned to approve, seconded by Mr. Jefferson and carried unanimously.

Mayor Weathers called for review and approval of the bills payable and financial reports. She stated one invoice from Todd County Fiscal Court from flood debris removal needs to be reviewed before it is paid. Mr. Gibson motioned to approve the bills payable and financial reports, including the Fiscal Court invoice once reviewed by the Mayor. Motion seconded by Mr. Jefferson and carried unanimously.

Mayor Weathers called for public comments. There were no public comments.

Mayor Weathers welcomed Daniel Smith, who was recently named the new Todd County Emergency Management Director. Mr. Smith updated the council on the flood disaster that occurred July 6th and 7th. FEMA was back in the county last week on Wednesday to inspect individuals affected by the flood, which included 59 residential structures, 6 businesses, and 3 nonprofit organizations. All but two of these damaged properties were in the city limits of Elkton. After the inspection, 13 properties were declared completely destroyed, which means at least 18” of water was inside the structure. The county has met its threshold of about \$40,000 in damages to be declared a disaster, but the state must also reach a \$6.1 million threshold. Visitors to the county last week seemed to think the state may meet this threshold. However, the federal government would then make the decision of declaring the state a disaster, even if the threshold is met. Then, we may be able to receive assistance. Last Thursday, FEMA then inspected roads, bridges and infrastructure for damages. Terry Frogue and Laura Brock took the inspectors to two locations, Elk Fork Bridge and City Lake, to look at damages and needed repairs. It will take several weeks to see if we move on to the next level of disaster determination. In all, it may take 6 to 8 weeks longer to find out if anyone will receive assistance. Mayor Weathers and Terry Frogue questioned the need to have our flood maps reassessed because several homes outside the flood zone area were flooded in the recent event.

Finally, Mr. Smith reported on what can be done better in the next emergency event. Mainly, the Code Red System can be used for unlimited number of calls to the public. He indicated a “flood notice” can be setup in the system for areas like Water Street to notify these people in the event of another flood. However, users must register to receive updates from the system. Anyone can go to the county website, www.toddcountry.ky.gov, and select the link for Code Red Registration.

Mayor Weathers welcomed John Walton from the Todd County Industrial Foundation. Mr. Walton passed out an article about “Build Ready Sites” in neighboring counties. A “build ready site” means all the necessary permits and studies along with utility services have already been performed or extended to a potential industrial site. Once these items are completed, the site is certified by the state as “build ready” and

it becomes listed on the state and TVA websites for potential industrial development. Mr. Walton stated there is a new 24 acre site near the Elkton city limits on Highway 68-80. This property is under a three year option with the Foundation. He requested the city contribute \$16,500.00 to the Industrial Foundation in order to perform the necessary studies on the site to become "build ready." There was discussion that this contribution is in addition to our annual contribution of \$25,000.00 and more questions about what others in the county are contributing to the Foundation. Mr. Walton explained that the Foundation "hires" South West Kentucky Economic Development Council annually to help promote and market sites in Todd County. This costs the Foundation \$50,000.00 per year. The city contribution amount also allows the Mayor to sit on the SWKEDC Board. So, additional funding is needed for special projects. Walton assured the council this work on a potential site is what is demanded now in order to promote and market an industrial site. The city has \$5,000 left in the budget for industrial and economic development. After discussion, it was decided to see if the county would contribute half the cost of the project and then continue the discussion at a special meeting. Mr. Walton thanked the council and left the meeting.

Clerk Brock and Assistant Fire Chief Daniel Smith informed the council the city received a fire suppression grant through the Division of Forestry to purchase a new pump for the brush truck. The city will receive \$1,550.00 in funding and the new pump will cost about \$2,656.00. Mr. Haley motioned to approve the grant and the purchase of the pump, seconded by Mr. Laster and carried unanimously.

Clerk Brock stated City Attorney Jeff Traughber has prepared a Summary of Ordinance 2016-10 if the council would like to read the Summary in lieu of the entire ordinance. Mr. Jefferson motioned to read the Summary of Ordinance 2016-10, seconded by Mr. Laster and carried unanimously. Therefore, Clerk Brock read second reading of Summary of Ordinance 2016-10, "AN ORDINANCE ACCEPTING A 13.5 FEET WIDE STRIP OF LAND EXTENDING FROM EAST WASHINGTON STREET TO EAST MAIN STREET AND ADJACENT TO THE EXISTING ALLEY BY THE CITY OF ELKTON." Mr. Laster motioned to adopt after second reading, seconded by Mr. Gibson and carried unanimously by show of hands.

Terry Frogue reported on damage to City Lake during the recent flood event. We submitted about \$20,000.00 in estimated repairs to FEMA. Frogue reminded the council that an estimate was received from the company, Sustainable Streams, who was recommended by McGhee Engineering, to analyze the flood control effectiveness of City Lake. Mayor Weathers stated the city applied for a grant to perform this service and to make repairs to City Lake, if needed, but the grant was denied because we need to have a plan first. So, we really need to have this study done first to know if we need to apply for funding to make repairs. There was also discussion of what the city would do with City Lake if it is deemed ineffective for flood control. City Attorney Jeff Traughber stated if the city sold City Lake it would not necessarily mean we would not be sued in a future flood event, but if upon completing this plan City Lake is determined ineffectiveness it would be beneficial. After discussion, Mr. Haley motioned to approve the study at a cost of \$4,200.00. Motion seconded by Mr. Powell and carried unanimously.

Frogué submitted to the council an estimate from Scotty's Contracting and Stone to repair damages to Elk Fork Road and Bridge, including erosion along the creek bank. Also, repairs to the bridge and street on Industrial Drive. Repairs are estimated to cost about \$36,000.00. Frogue noted this does not include repairs to the washed out area under the guard rail on Elk Fork Road that was found later after debris was removed. There was discussion regarding where the money to make these repairs would come from. Clerk Brock stated we have \$125,000.00 in street maintenance budget, however that means several of the roads in town we had planned on resurfacing may not get done this year. Mr. Gibson stated he felt these projects need to be done soon, as well as repairs needed at the Commerce Street intersection of West Main Street. Mr. Jefferson motioned to proceed with bidding these projects out, seconded by Mr. Laster and carried unanimously.

Mayor Weathers reported to the council that several very large trees fell in Elkton and Glenwood Cemeteries after the flood and heavy rains. Ricchute Enterprises removed these trees at a cost of \$3,500.00 before they could do additional damage to headstones. Weathers stated that a crane had to be brought in to assist with removal.

The council reviewed the final draft agreement for water line separation and territory assignment between the city and the Todd County Water District that has been discussed in several previous meetings. Frogue reported the only changes to the agreement include updating the customers each entity will receive due to new construction in the last year. The county wanted to make sure all necessary easements were in place before presenting the final agreement to the city. After discussion, Mr. Laster motioned to enter into the agreement as presented with the Todd County Water District. Motion seconded by Mr. Powell and carried unanimously.

Brock reported the Todd County Community Alliance and the Todd County Extension Service would like to participate in the First Impressions Program through the University of Kentucky. Brock read a description of the program, which states volunteers would make unannounced visits to the community and give constructive feedback regarding its strengths and weaknesses through the eyes of first-time visitors. The Alliance and the Extension Office plan to pay the estimated cost of the project, about \$1,500.00, however they want to make sure each community wants to participate. After discussion, Mr. Laster motioned to participate in the program, seconded by Mr. Gibson and carried unanimously.

Mayor Weathers reported Assistant City Clerk Amy Bryant received her Certified Kentucky Municipal Clerk designation after attending her third year of training a few weeks ago. Clerk Brock stated the council typically approves a \$.75 per hour wage increase with this designation and it is in the budget. Mr. Haley motioned to approve a \$.75 per hour increase for Amy Bryant upon her certification, seconded by Mr. Powell and carried unanimously.

Clerk Brock stated City Attorney Jeff Traugher has prepared a Summary of Ordinance 2016-11 updating and amending the fire department membership ordinance if the council would like to read the Summary in lieu of the entire ordinance. Mr. Powell motioned to read the Summary of Ordinance 2016-11, seconded by Mr. Haley and carried unanimously. Therefore, Clerk Brock read first reading of Summary of Ordinance 2016-11, "AN ORDINANCE AMENDING THE TEXT OF SECTION 35.027 (GUIDELINES FOR OUT-OF-TOWN FIRES) OF THE CITY OF ELKTON CODE OF ORDINANCES." Mr. Haley motioned to accept after first reading, seconded by Mr. Laster and carried unanimously by show of hands.

The council was presented with draft regulations for demolition of buildings or structures. Zoning Administrator Terry Frogue reported that several property owners have inquired about burying old structures on the lot instead of removing the structure to a landfill. Frogue stated that when a structure is buried on the lot, it degrades and sinks over time, rendering the lot unfit for future construction. Many of these lots would be good building lots with utilities already located on them. It was the consensus most people bury the structure because it is cheaper, however the lot is then almost useless. This item will be discussed further at a future meeting.

COUNCIL REPORTS

Mr. Haley reported the concessions operator at the park is hosting movie night every Friday night at the park. Attendance to the first few events has been low. However, it has been very hot and attendance may pickup with cooler weather.

Mr. Laster thanked Terry Frogue and the utility/street department for all their hard work putting in many hours in recent weeks with all the summer projects going on. Mr. Frogue stated they almost have to stay with the contractors on the North Main Street project all day. They also reported water loss is still down, under 15% for last month. Frogue reported the generator at the main lift station is nearly 30 years old and will probably need replacing in the near future. The cost of a new generator is about \$40,000.00. We may need to include this in the sewer project planned for next year.

Mr. Powell called for a report from the Fire Department. Chief Waggoner reported there is \$8,500.00 in the budget to install a new metered hydrant at the fire hall. Initially, the plan was to install a 2" fill line with metered hydrant, but the department would like a larger water line so there is enough water pressure for

training purposes. Mr. Frogue stated that a larger line can't be metered, but it can be done as long as the department reports their usage every month. Mr. Waggoner also wanted to comment on the minutes from the last meeting where the amount of training the fire department received was discussed. Mr. Waggoner clarified that the fire department does not receive flood response training because that would require a more specialized "water rescue team."

Mr. Jefferson reported the department has received the new police vehicle. Chief Atkinson reported the department is still very shorthanded. The new Police Officer Recruit has just reached Phase II of the hiring process. So far, it takes about a month to complete each phase until finally they are setup with a date to enter the Academy. Right now, the earliest Academy entrance date available is in November. Once the recruit receives an Academy date, he can be officially hired.

Mr. Gibson stated most of his report has already been discussed with needed road repairs due to flooding. Frogue also mentioned that he has had several inquiries about the condition of the pavement behind Max Fuel. Terry checked with the PVA Office and their records indicated this area is owned by Max Fuel. Gibson stated his research also indicated this. Many people are under the impression it is a city alley.

Mr. Haley asked for an update on the retaining pond at the Riverbend Subdivision. Frogue reported that he is still under a stop work for the new house until the retaining pond is completed. Mr. Overholt is not working on the house, but is still working on the retention basin, water and sewer lines, and the street.

Mr. McReynolds reported the right-of-way mowing seems to be caught up. Frogue reported the two temporary workers have been inspecting water meters and mowing at the sewer plant, not any mowing in the right-of-ways, but it has allowed the other guys to get caught up elsewhere.

MAYOR'S REPORT

Mayor Weathers reported she received a notice from Mediacom that they are raising the rent for an adapter box \$1.00 per month.

Mayor Weathers reported All Klean from Hopkinsville inspected several flood damaged homes in Elkton today. They normally charge \$75.00 per inspection, but they waived those fees. They met with the homeowners to assess the damage and give recommendations.

Mayor Weathers reported visiting the new boutique business on the Square. They seem to be doing very good business. The owners are from Russellville, but wanted to be in Elkton because they love our Square.

Mr. Gibson asked if the crosswalk signs seem to be doing any good on the Square. All agreed they seem to be helping. However, Mr. Gibson suggested putting a light on the signs so they can be seen better at night.

Mr. Gibson motioned to adjourn, seconded by Mr. Haley and carried unanimously. Meeting adjourned at approximately 8:45 pm.

Jackie Boyd Weathers, Mayor

Laura M. Brock, City Clerk/Treasurer