

SPECIAL MEETING CALL

I, William I. May, Jr., hereby call a Special Meeting of the Frankfort Board of Commissioners for Monday, March 21, 2016 at 5:00 p.m., in the Conference Room of the Municipal Building, 315 West Second Street. This meeting will be in lieu of the work session scheduled for Monday, March 14, 2016. This meeting will be a work session and all items on the attached agenda will be discussed. In addition, a closed session will be held per KRS 61.810 (1)(c) litigation and KRS 61.810 (1)(f) personnel.

S/William I. May, Jr.
T/Mayor

SPECIAL WORK SESSION
FRANKFORT BOARD OF COMMISSIONERS

March 21, 2016
5:00 P.M. (EDT)

PRESENT: Commissioner Tommy Z. Haynes
Commissioner John R. Sower
Commissioner Robert E. Roach
Commissioner Lynn Bowers
Mayor William I. May, Jr. (5)

ABSENT: None (0)

Mayor May called the Work Session to order.

Mayor May called for citizen comments

Citizens Comments

Bethany Baxter, an attorney representing Judge and Mrs. Wingate, spoke against the Sewer Lateral Maintenance Contract Agreement with Oracle. Ms. Baxter requested that the City Commission defer their decision until more information has been given to the community.

Charlie Jones, an attorney representing the Gilberts, spoke against the Sewer Lateral Maintenance Contract Agreement with Oracle. Mr. Jones stated that Oracle has encroached on private property without permission and is a violation of property rights.

Glenn Price and Mark Wright, both representing Oracle, stated there have been a few minor issues, however, they have been working closely with local and state officials to rectify.

Discussion Items

Bill Scalf, Director of Sewer Department, and Rob Moore, City Solicitor, stated the agreement with Oracle was for maintenance and to operate the lateral line. Following a lengthy discussion, the Commission requested Ms. Baxter to forward information to Rob Moore, City Solicitor, regarding easements, violations, approvals and other important points. Mr. Moore will then forward to the Commission.

Mayor May requested that the Oracle agenda item be moved to Old Business for the March 28, 2016 meeting.

Bill Scalf, Director of Sewer Department, spoke about two reimbursement requests for sewer backups that occurred on Thanksgiving Day 2015 at 516 Menominee Trail and 1213 Seneca Trail. Mr. Scalf stated the backups were more than likely caused by a grease ball in the main. Both property owners sent claims to the City's insurance company, however, both were denied. Ms. Cindy Franklin and Larry Ballard represented Mr. Ballard who is located at 1213 Seneca Trail. They requested a \$1,200.00 reimbursement to cover cleanup costs.

Mr. and Mrs. Barry Holder, who own the property at 516 Menominee Trail, had a similar issue to Mr. Ballard with a previous incident in 2000. The Holders are asking for \$5,352.30 reimbursement. After a discussion, the Commission asked staff to look at both incidents and speak to the City's insurance company regarding a reason why the claims were denied. Rob Moore, City Solicitor, will draft a letter requesting more information from the insurance company.

Mark Overstreet and Donna Gibson with the Paul Sawyer Library gave a presentation regarding the addition to the Paul Sawyer Library and requested the use of 17 parking spaces owned by the City of Frankfort to use as a staging area during the renovation. The duration of construction should last about 12 months and is anticipated to begin this spring or summer. The Commission agreed to place this item on the regular meeting agenda for March 28, 2016.

It was moved by Commissioner Roach, seconded by Commissioner Haynes to take a brief recess. The motion was adopted by voice vote and the meeting recessed at 7:39 p.m. Mayor May called the meeting back to order at 7:48 p.m.

Tom Bradley, Director of Public Works, and Rebecca Hall, Community Relations/Grants Manager, gave a presentation regarding the Community Transportation Association (CTAA) study of the City of Frankfort Transit Program. The study suggested a new South route be added to the program, which would mean Transit staff would increase by 2 additional drivers. Other recommendations were made to eliminate fees for bus routes and increase the Demand Response fees from \$1.00 to \$2.00 per trip. The Commission requested additional information from staff prior to making a decision at the March 28, 2016 regular meeting.

Gary Muller, Director of Planning and Building Codes, spoke to the Commission about the City's current Tax Abatement/Moratorium Program that defers the value of improvements to an existing building from taxable assessment of the property for five years. Currently, building must be at least 50 years old for residential and at least 25 years old for commercial. Improvement work can include restoration, rehabilitation, and repairs of the property. To qualify, the work must equal at least 25% of the assessed value of the property. The Commission directed Mr. Muller to research the expansion of the Moratorium and find ways to promote the program to citizens and business owners.

Commissioner Sower asked the Commission to look at passing a Resolution in support of Kentucky State University. The Commission agreed to place on the agenda for the Regular Meeting on 3/28/16. Also, Tim Zisoff, City Manager, will draft a letter to the Legislators regarding the intent of the Commission to pass the Resolution.

Steve Dawson, Finance Director, presented the Commission with the financial projections for the Sewer Department. Upcoming Sewer projects will total approximately \$ 70 million and they will try to stretch these projects over the next 10 years. Mr. Dawson stated the current projections do include a 2.5 rate increase for the next five years.

Eddie Slone, Fire Chief and John Redfern, Captain gave a presentation regarding Automatic Aid. This program consists of local fire departments working together to ensure the closest department responds to an emergency. There were three options given to the Commission, however, Chief Slone indicated he was not sure if now is the right time to move forward with this agreement. The Commission stated they would follow Chief Slone's recommendation, however, they asked Tim Zisoff, City Manager, to continue working with the county on this issue.

City Manager Tim Zisoff presented the Commission with five options that related to the work being completed on Devils Hollow Road. The road has been closed since the rain event in April of 2015. The City and County have met several times discussing who would pay for the repair of the road. Also, there have been several meetings and correspondence with FEMA regarding possible reimbursement of work to be done to repair the road. The current project worksheet is under review by FEMA and should have a recommendation by March 23rd. The Commission indicated they would prefer Option # 2 where the City would pay for paving the road and would be willing to split the cost of a contractor for stabilization. Paving estimates are approximately \$21,000.00 and stabilization estimates are approximately \$51,000.00 which would make the City's share of the project \$ 46,500.00. If FEMA approves the project, the City will be reimbursed 87% of project costs.

Jim Parrish, Director of Parks and Recreation, gave a proposal of an Interlocal Agreement between the City and County to join the Parks and Recreation Departments. This would be a two year pilot program. Commissioner Bowers did not agree with the proposal and felt like this is the beginning of an attempt to merge the City and County. Following a brief discussion, the Commission decided to table the proposal.

Steve Dawson, Finance Director, gave a review of the current and upcoming City budgets. Mr. Dawson is working with the Directors of each Department to tighten the 2016/2017 budget. A budget meeting was suggested for April.

The Commission discussed the Goals/Action Items for 2016. After a discussion, this item will be placed on the Regular Meeting Agenda on 3/28/16 for approval.

It was moved by Commissioner Roach, seconded by Commissioner Bowers, that the meeting go into closed session per KRS 61.810 (1)(c) Litigation and KRS 61.810 (1)(f) Personnel. The question was put upon the motion and the motion was adopted by voice vote. The meeting went into closed session at 10:47 p.m.

It was moved by Commissioner Roach, seconded by Commissioner Bowers, that the meeting return to open session. The question was put upon the motion and the motion was adopted by voice vote. The meeting returned to open session at 11:02 p.m.

It was moved by Commissioner Roach, seconded by Commissioner Bowers, that the meeting adjourn. The question was put upon the motion and was adopted by voice vote. The meeting adjourned at 11:02 p.m.

Mayor

Attest:

City Clerk