

**OFFICIAL MINUTES
RINCON CITY COUNCIL MEETING
MONDAY, OCTOBER 12, 2015
COUNCIL CHAMBERS
107 W. 17TH STREET
7:00 PM**

Councilmembers Present:

Paul Wendelken
Scott Morgan
Levi Scott Jr.
Christi Ricker
Reese Browher
James Dasher

Present:

Ken Lee, Mayor
Wesley Corbitt, City Manager
Raymond Dickey, City Attorney
Dulcia King – Minutes

The meeting was called to order at 7:05 pm by Mayor Lee. The roll was called and the above Councilmembers were present. Councilmember Ricker gave the invocation and the Pledge to the Flag was recited.

Approval of the agenda:

Motion to approve: Councilmember Scott
Second: Councilmember Dasher
Vote: unanimous

Approval of the September 28, 2015 minutes:

Motion to approve: Councilmember Scott
Second: Councilmember Ricker
Vote: 5 to 1, Councilmember Dasher abstained.

Public Hearings:

Turn meeting over to public hearing officer, Raymond Dickey:

Public Hearing on petition filed by Robert and Wanda Cratty requesting Conditional Use Permit to place a manufactured home on the property located at 608B Williams Street. The property is zoned R4 (Single Family Residential). (Map R210-63A)

Open Public Hearing: 7:08 PM

Public Input: Wanda and RC Cratty were present and want to put a mobile home on their property. Mrs. Kelly stated the Planning & Zoning Board recommends approval, with the following conditions; the mobile home it will need to be blocked around the foundation and should face Williams Street and not sideways on the lot.

Close Public Hearing: 7:11 PM

Turn the meeting back over to Mayor Lee.

Vote on petition filed by Robert and Wanda Cratty for a Conditional Use Permit to place a manufactured home on the property located at 608B Williams Street. The property is zoned R4 (Single Family Residential). (Map R210-63A)

Motion to approve: Councilmember Scott

Second: Councilmember Browher

Vote by Council: Unanimous

New Business:

1. Wards Edward, Inc. requests approval of Preliminary Site plans for building expansion and parking lot improvements at 5480 Hwy 21 S. Property is owned by Pittman Reh Effingham, LLC and consists of 4.08 acres; Property is zoned GC-General Commercial (Map #R257-1).

Willie Powell and Connor Blaney representing Wards Edward, Inc. were present. Mrs. Kelly stated there was issue that needed to be handled; the proposed driveway will cross a sliver of City property located by the Freedom Park digital sign and they will have to work this out. Mr. Powell said it is a utility easement, sewer, water and power and having the driveway in that location will allow movability and flow. Attorney Dickey said if there are easements for other utilities that could be a problem; he also questioned who actually owned the property where the easements are located.

Motion to table: Councilmember Browher

Second: Councilmember Dasher

Vote by Council: Unanimous

2. Work Order for EMC Engineering Services to perform Bidding and Construction Administration services in the amount of \$6500.00 for the Macomber Park sports field lighting Projects (Fields 1 and 4, and playground area).

Motion to approve: Councilmember Browher

Second: Councilmember Wendelken

Vote by Council: Unanimous

3. Griffin Contracting requests approval of Change Order #3 for an increase of \$13,642.00 for a total contract cost of \$304,280.95 for the 9th Street Overlay and Sidewalk project (LMIG 2015). LI #10.4430.4421

Doug Morgan spoke; this change order is for drainage improvement between South Howard Avenue and Anderson Street. EMC and Griffin Contracting came up with a concept to have driveway pipe added to the front of the houses, so the water does not run towards the homes. The contractor has already corrected the problem. The contractor also wanted himself and EMC to develop a plan to fix the shallow storm drain system across the street. Another concern brought up was the lateral crossings on 9th Street, which have settled. The contractor wants to make sure that he will not be held responsible for the subsurface conditions at the lateral crossing that were performed by Y-Delta during the sewer improvements. Council agreed that the current contractor would not be held responsible. The lateral crossings are still under warranty with Y-Delta Construction.

Motion to approve: Councilmember Wendelken

Second: Councilmember Scott

Vote by Council: Unanimous

4. Approval of a Change order #4 with Griffin Contracting, Inc. to repair St Andrews Way in Lost Plantation Subdivision.

Attorney Dickey wanted to clarify that Griffin Contracting has a contract to work on the sidewalks and the change order was for a paving project. The cost to fix St. Andrews Way will be \$10,520.75; the project is a 250 feet wide road. St Andrews Way will be milled and overlaid. Councilmember Dasher wanted to know if the change order could be done if this was a LMIG project for sidewalks. Attorney Dickey stated this was a change order and there shouldn't be a problem.

Motion to approve: Councilmember Dasher

Second: Councilmember Scott

Vote by Council: Unanimous

5. Approval of the purchase of tables and chairs for Lost Plantation Golf Course Clubhouse.

No action taken.

6. Approval of amendments to the personnel policy on Section 65: Attendance and Leave; and Section 070: Overtime.

Motion to remove item from table: Councilmember Scott

Second: Councilmember Browner

Vote by Council: Unanimous

Attorney Dickey has reviewed the policy and approved changes. Veterans Day, which was approved in 2014, needs to be added to the personnel policy. There are other sections of Attendance and Leave that needs to be reviewed.

Motion to approve: Councilmember Wendelken

Second: Councilmember Dasher

Vote by Council: Unanimous

7. Review of City of Rincon Traffic Ordinance, proposed changes and additions.

Attorney Dickey wanted to know how the City will enforce the parking. Mr. Corbitt proposed issuing a \$25.00 citation for parking in a no parking zone. Attorney Dickey stated a citation could not be issued on private property. Parking in a no parking location has been an issue at Macomber Park. Attorney Dickey said you can revoke the person's right to come to the park. Mr. Corbitt would like to address two issues; parking in a no parking zone on City property and overnight parking on streets.

No action taken.

8. Administrative Reports:

City Manager- No written report, Mr. Corbitt did get a letter from EPD regarding red zone reduction. There will be a reduction and he believes that there is a problem with their calculations. He is in discusses with EPD through email to correct the number. We have two water permits. One will be reduced when we start drawing on the lower Floridian. Councilmember Wendelken would like a copy of the letter emailed to Council.

City Engineer – No written report

Fire Department – No written report. Station 4 driveway is halfway completed. Fire is conducting hose testing and EMS is working fine at the Fire Department.

Building/Zoning Dept. - No written report. Kroger Highway 21widening bid is tomorrow.

Water/Sewer/Public Works – No reports, submitted August report in the agenda.

Mayor and Council- Councilmember Wendelken said he received a text from Mike Osborne, the Recreation Department is still doing football and soccer and basketball signups are coming up. Mayor Lee asked for a list of projects that the inmate work crew have completed. Councilmember Dasher asked about an update on Retail Strategies. Councilmember Scott wants to look at all the options and costs for renovated the golf course, yes. The next Council workshop will be at Public Works.

9. Executive session to discuss personnel, pending litigation, attorney client privilege, and real estate.

Motion: Councilmember Ricker
Second: Councilmember Scott
Vote by Council: Unanimous

Motion to return to meeting: Councilmember Morgan
Second: Councilmember Dasher
Vote by Council: Unanimous

10. Follow the statutes of executive session, to put on file an executive session affidavit and resolution.

Motion to approve: Councilmember Scott
Second: Councilmember Browher
Vote by Council: Unanimous

11. Take any action that is needed on the items from executive session.

Accept City Manager recommendation of hiring Dulcia King as Rincon City Clerk.

Motion to approve: Councilmember Scott
Second: Councilmember Browher
Vote by Council: Unanimous

12. Appointment of Volunteer Fire Officers for 2016 – 2017.

Motion to approve: Councilmember Ricker
Second: Councilmember Dasher
Vote by Council: Unanimous

Adjourn:

Motion to adjourn: Councilmember Scott
Second: Councilmember Browher
Vote by Council: Unanimous

