

**MINUTES
CITY COUNCIL REGULAR MEETING
DECEMBER 6, 2010
5:00 P.M.**

CALL THE MEETING TO ORDER: Mayor Joe Lane Cox called the meeting to order at 5:00 p.m.

ROLL CALL: Those present included Mayor Joe Lane Cox and Council Members Calvin Byrd, Mike Wilson, W. James Grogan, and Mike Sosebee. Staff included Dana Miles, Bonnie Warne, Russ Chambers and Trampas Hansard.

APPROVAL OF MINUTES: Council unanimously approved the minutes of the regular meeting held November 1, 2010. Motion by Calvin Byrd; seconded by Mike Sosebee.

INVOCATION AND PLEDGE: Invocation was led by James Grogan, followed by the pledge.

OLD BUSINESS: None

NEW BUSINESS:

Audit Presentation: Bryan St. Pierre, Alexander, Almand & Assoc. presented the draft audit prepared by him and Angela Smith of the City's financial statements of the governmental activities of fiscal year July 1, 2009 through June 30, 2010.

Mr. St. Pierre reported that the audit has a clean opinion – there were no material issues or fraudulent financial statements. Subsequently he went through the details of fund reports throughout the audit pointing out the financial highlights of the year:

- The assets of the City of Dawsonville exceeded its liabilities at the close of the year ending June 30, 2010 by \$12,009,740 (net assets).
- The City's net assets increased by \$ 1,355,949 for the year ending June 30, 2010 from the prior year. Of this amount, an increase of \$ 399,195 was associated with governmental activities and an increase of \$ 956,754 with business-type activities. The net increase included prior period adjustments of \$ 1,045,433 and change in net assets of \$ 310,516. In spite of the nation's economic condition, the City is pleased that it was able to maintain gains for the year ending June 30, 2010. This was accomplished through solid fiscal management, expenditure control and utilizing a minimal amount of reserve funds. A small amount of work finished on the Wastewater Treatment Plant Land Application System. Funds for this project were from the USDA Rural Development. In governmental activities, the City continued progress on installation of sidewalks funded through SPLOST IV contributions.
- The City's investment in capital assets, net of related debt, decreased \$ 518,517 or 5.81% for the year ending June 30, 2010.

James Grogan made a motion to approve the audit (attachment "A" in file); Calvin Byrd seconded the motion. The motion carried unanimously.

Appointments for 2011: Mayor Cox asked the council to approve the following appointments for 2011. City Clerk, Bonnie Warne; Attorney, Dana Miles; Engineer, G. Ben Turnipseed Engineers; Municipal Court Judge, David Wallace; Emergency repair or installation water/sewer infrastructure, Jackie Townley Construction; Auditor, Alexander, Almand & Assoc; sampling and testing of wastewater, Environmental Management Services; and sampling and testing, John Evans.

Mike Sosebee made a motion to approve all appointments as presented by the Mayor. Mike Wilson seconded the motion; the motion carried unanimously.

Ordinance Proposed Revisions: Dana Miles stated that we have received some recommendations from the Local Government Risk Management Services on making minor changes to the Personnel Policy. A draft has been prepared and needs to be placed on the January agenda.

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M. Sosebee made a motion to defer changes to personnel policy to January's agenda. James Grogan seconded the motion; the motion carried unanimously.

Salaries: Mayor Cox mentioned that the insurance has increased for the council and employees. He recommends giving a raise equivalent to this increase. It would cost the City about \$4100 a year for the council and employees.

Mike Wilson made a motion to approve the increase. James Grogan seconded the motion; the motion carried unanimously.

PUBLIC HEARINGS:

Utilities Payment Method Ordinance Amendment: An ordinance to amend the utilities code on water and sewer bill payment methods by repealing existing section 14-25.1; to provide for a new section 14-25.1 on payment methods including credit cards; to provide for an effective date and for other purposes. Public Hearings: First reading November 1, 2010; second reading December 6, 2010

Dana Miles opened the public hearing; there were approximately 6 people in attendance. There being no public comment the hearing was closed and the meeting turned back over to the Mayor.

The Council voted to pass the final hearing of the ordinance. Byrd/Sosebee. The motion carried unanimously. (see attachment "B")

STAFF REPORT:

Bonnie Warne reported on the October 2010 Financial Report (see attachment "C") and on the Activity Around Town spreadsheet (see attachment "D").

Russ Chambers presented a draft Outdoor Water Use Ordinance as required by SB 370 to adopt.

MAYOR'S REPORT:

Mayor Cox introduced Robert Suchke and Cheryl Wood to speak on their idea of opening a moonshine distillery in Dawsonville. Ms. Wood stated that she has a 150 year old recipe from her grandfather. Dana Miles suggested that they comply with the zoning for manufacturing/industrial type use if the property is in the City. Mayor Cox encouraged them to proceed.

Growth in Dawsonville draft by Gary Pichon: Mayor Cox read a draft proposal from Gary Pichon for the City and County to consider "Affordable Retirement Cottage Living" (see attachment "E"). If interested, it would have to drawn up in a zoning amendment ordinance.

Mayor Cox announced that a staff meeting will be held on Dec. 7th at 9 am.

Dawson County Emergency Services Annual Reception: Mayor Cox stated that the Dawson County Emergency Services has invited the Council to their Annual Reception on Tuesday, Dec. 7th at 6:30 pm. at Dawson County Middle School.

COUNCIL REPORTS:

Calvin Byrd highlighted topics from the READ Board, the new Lanier Tech building is still on hold, and GMRC held their Christmas Dinner which he attended.

James Grogan highlighted the topics at the Chamber of Commerce meeting.

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EXECUTIVE SESSION:

At 6:07 p.m. council voted to go in to executive session for the purpose of discussing land acquisition, pending or potential litigation. The motion carried unanimously; Wilson/Byrd.

Executive session convened at 6:15 p.m. after a brief break.

City attorney, Dana Miles, advised Council of the status of the Jeffery Coe property and whether to send an offer letter for the appraisal amount.

James Grogan motioned to send the offer letter to J. Coe; Calvin Byrd seconded the motion. Motion carried unanimously.

At 6:50 p.m. council closed executive session. The motion carried unanimously; Byrd/Grogan.

At 6:50 p.m. council reconvened the regular meeting. The motion carried unanimously; Wilson/Sosebee.

ADJOURNMENT:

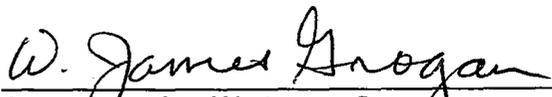
There being no further business to attend to the meeting adjourned at 6:52 p.m. The motion carried unanimously; Wilson/Sosebee.



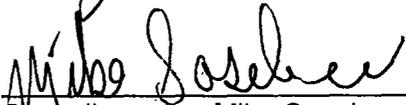
Joe Lane Cox, Mayor



Councilmember Calvin Byrd



Councilmember W. James Grogan



Councilmember Mike Sosebee



Councilmember Mike Wilson

Attested: 

Bonnie Warne, City Clerk

STATE OF GEORGIA
COUNTY OF DAWSON

AFFIDAVIT OF THE CITY OF DAWSONVILLE MAYOR AND COUNCIL

Joe Lane Cox, Mayor, Calvin Byrd, Council Member; James Grogan, Council Member; Mike Sosebee; Council Member and Mike A. Wilson, Council Member; being duly sworn, state under oath that the following is true and accurate to the best of their knowledge and belief:

1.
The City of Dawsonville Council met in a duly advertised meeting on the 6 day of December, 2010.

2.
During such meeting, the Board voted to go into closed session.

3.
The executive session was called to order at 6:07 a.m. / (p.m.)

4.
The subject matter of the closed portion of the meeting was devoted to the following matter(s) within the exceptions provided in the open meetings law:

Consultation with the City Attorney or other legal counsel to discuss pending or potential litigation, settlement, claims, administrative proceedings, or other judicial actions brought or to be brought by or against the City or any officer or employee or in which the City or any officer or employee may be directly involved as provided in O.C.G.A. § 50-14-2(1);

Discussion of tax matters made confidential by state law as provided by O.C.G.A. § 50-14-2(2) and _____;

Discussion of future acquisition of real estate as provided by O.C.G.A. § 50-14-3(4);

Discussion or deliberation on the appointment, employment, compensation, hiring, disciplinary action or dismissal, or periodic evaluation or rating of a City officer or employee as provided in O.C.G.A. § 50-14-3(6);

Other _____ as provided in: _____.

This 18 day of January, 2010.

City of Dawsonville, Mayor and council

Joe Lane Cox
Joe Lane Cox, Mayor

Calvin Byrd
Calvin Byrd, Council Member

W. James Grogan
W. James Grogan, Council Member

Mike Sosebee
Mike Sosebee, Council Member

Mike A. Wilson
Mike A. Wilson, Council Member

Bonnie Warne
Bonnie Warne, City Clerk
Notary Public

Sworn to and subscribed before me this 18 day of January, 2010.

My Commission expires: June 14, 2013

FIRST READING November 1, 2010
PUBLISHED 10-20-10, 10-27-10
11-17-10, 11-24-10
SECOND READING &
PASSED December 6, 2010

AN ORDINANCE TO AMEND THE UTILITIES CODE ON WATER AND SEWER BILL PAYMENT METHODS BY REPEALING EXISTING SECTION 14-25.1; TO PROVIDE FOR A NEW SECTION 14-25.1 ON PAYMENT METHODS INCLUDING CREDIT CARDS; TO PROVIDE FOR AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

WHEREAS, the City Council previously enacted the City of Dawsonville Water and Sewer Service Ordinance, the same being codified at Chapter 14, Article 2 of the Code of Dawsonville, Georgia; and

WHEREAS, the Council has determined that it is in the best interest of the City of Dawsonville to revise its code to provide for the use of credit cards as a method of payment and to make related changes to the Ordinance needed to achieve this purpose.

NOW THEREFORE, pursuant to the authority granted to the City of Dawsonville by its Charter, the Council of the City of Dawsonville hereby ordains as follows:

SECTION 1. REPEAL OF EXISTING §14-25.1

§ 14-25.1 of Chapter 14, Article 2 of the Code of Dawsonville Georgia is repealed in its entirety.

SECTION 2. ENACTMENT OF A NEW §14-25.1.

In place of the repealed § 14-25.1 of Chapter 14, Article 2 of the Code of Dawsonville Georgia, the following shall be inserted:

Sec. 14-25.1. Methods of payment.

(a) The City of Dawsonville shall accept as payment for amounts due under this article the following methods of payment:

- (1) Cash;
- (2) Check;
- (3) Money order; or
- (4) Credit card.

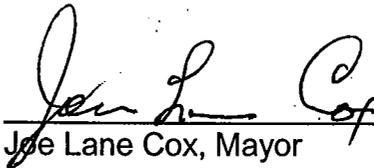
(b) Nothing in this section shall require the City of Dawsonville to accept a particular type of credit card for the payment of amounts due under this section. That decision may be made by the Mayor or his designee based upon the best interests of the City.

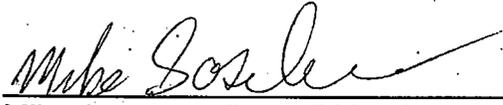
SECTION 3. EFFECTIVE DATE.

This Ordinance shall become effective upon its approval by the City Council of the City of Dawsonville, Georgia.

APPROVED this 6 day of December, 2010 by the Mayor and Council of the City of Dawsonville, Georgia.

CITY OF DAWSONVILLE

By: 
Joe Lane Cox, Mayor


Mike Sosebee, Council Member


Mike Wilson, Council Member

ATTESTED TO BY:


Bonnie Warne, City Clerk


James Grogan, Council Member


Calvin Byrd, Council Member

Financial Report Budget Year JUL 10 - JUN 11

October-10

Cash by Fund		
Fund 100	General Fund	\$ 914,647.85
Fund 200	SPLOST Fund	\$ 187,676.18
Fund 275	Hotel/Motel Tax Fund	\$ -
Fund 505	Enterprise Fund: W/S	\$ 1,328,360.54
505 Reserve	Fund 505 Reserved/Allocated	\$ 286,329.54
Fund 540	Enterprise Fund: Solid Waste	\$ 38,801.94
Fund 790	Cemetery Fund	\$ 58,430.24
790 Reserve	Cemetery Fund Reserved/Allocated	\$ 112,878.38
Total Cash Accounts		\$ 2,927,124.67

Cash by Fund Detail		
Fund 100	478,084.89	General Fund: Primary Checking Acct.
Fund 100	436,562.96	Georgia Fund One
Fund 200	187,676.18	SPLOST Fund: Allocated Capital Projects
Fund 275	0.00	Hotel/Motel Tax*reported separately but included in fund 100 cash account.
Fund 505	1,328,360.54	Enterprise Fund: W/S * Note: \$16,500.00 Reserved for Taps
505 Reserve	147.04	Projects W/S
505 Reserve	72,486.50	Customer Deposits
505 Reserve	31,764.00	CD Bond '97
505 Reserve	50,000.00	CD Bond '06
505 Reserve	107,668.00	CD Bond '06
505 Reserve	24,264.00	CD Bond '04
Fund 540	38,801.94	Enterprise Fund: Solid Waste *
790 Reserve	25,098.73	CD Fund Historic Cemetery: Perpetual Care
790 Reserve	87,779.65	CD Fund Memorial Gardens: Perpetual Care
Fund 790	50,545.07	Money Market Memorial Gardens
Fund 790	7,885.17	Money Market Old Historic Cemetery

Notes

Reserve funds are held due to various agreements, state code, special allocations, or for prepaid taps.

New recording procedure regarding tap fees after discussions with auditor.

CSI Revenue & Expenditure Statement		
	Current Period Revenue	\$ 199,610.26
	Current Period Expenditure	\$ 177,407.23
% Budget		
30%	YTD Total Revenue	\$ 692,294.89
28%	YTD Total Expense	\$ 665,730.47
	Net Difference	\$ 26,564.42

Activity Around Town....

Business License Issued to:

7/1/2010	Different Hair	31 E 2nd St Ste. 100	Commercial Location	Jennie Hamilton	706-429-6173
7/9/2010	Dr. Luigi Ditrinco	3 Hwy 9 S	Commercial Location	Dr. Luigi Ditrinco	706-974-7618
7/10/2010	Dawsonville Monuments Inc	334 Hwy 53 E	Commercial Location	James Bearden	706-974-5995
8/9/2010	Ashworth Montessori School	1732 Perimeter Rd	Commercial Location	Elizabeth Ashworth	706-531-6848
9/1/2010	AB Aviation LLC	2367 Elliott Family Pkwy	Commercial Location	Lillian Todd	770-534-2729
8/19/2010	Grace Bindings Inc	169 HWY 9 S suite 120	Commercial Location	Alan Grace	706-216-6208
8/31/2010	Hamby Poultry Equipment	169 HWY 9 S suite 100	Commercial Location	Matthew Hamby	706-974-8006
9/2/2010	Ken Lawson	203 Stegall Place	Home Location	Ken Lawson	706-265-4711
9/3/2010	James D Cargill & Assoc.	561 Gold Bullion Dr E	Home Location	J Don Cargill	770-808-0555
9/3/2010	JD Cargill & Associates Inc.	561 Gold Bullion Dr E	Home Location	J Don Cargill	770-808-0555
9/16/2010	Heritage Funeral Finding LLC	451 Gold Bullion Dr E	Home Location	Elizabeth Mitchell	706-265-8159
10/4/2010	Pattycakes Boutique LLC	31 E 2nd St Ste. 120	Commercial Location	Patsy Champion	770-893-7871
10/4/2010	Tower General Contractors Co.	76 Angela Lane	Home Location	Mario Torres	706-974-5784
11/16/2010	Lanier Arms Limited, LLC	83 W 1st St	Commercial Location	Richard Reynolds	706-216-4877

Building Permits Issued to:

2/25/2010	Molena Three LLC	87 Pamela Circle	House	
4/19/2010	Loren Construction	89 Idava Court	Garage	Final Passed 8/28/2010
7/22/2010	Bearden & Bryson	323 Howser Mill Rd	House	
7/29/2010	Black Construction	175 Tiger Circle	Crossroads Alternative School	

Remodel Building Permits to:

10/5/2009	The Bear Tavern	11 HWY 9 N	Interior Remodel of Restaurant
5/7/2010	N GA Outfitters	83 W 1st St	Addition to Building in Historic District
8/6/2010	James Cain	198 Bent Ridge Dr S	Porch Addition
8/9/2010	Roger Gordon	60 Creekstone Ln	Outbuilding/shed
8/23/2010	Charles Dawson	473 Flat Creek Dr	Outbuilding/shed
11/1/2010	Jeri Holbrooks	149 Bent Ridge Dr	Patio with Electric

Misc Permit Issued to:

8/6/2010	RKRedding Construction	Duck Thurmond/HWY 53	Construction Trailer at AMP location with Electric Permit
9/22/2010	Amicalola Propane	558 HWY 9 N	Electric Permit
9/23/2010	Dawson County Farm Bureau	674 HWY 53 W	Electric Permit
11/2/2010	Calvin Byrd	1661 HWY 9 S	Electric Permit

Sign Permit Issued to:

7/16/2010	Berry & Son Wrecker Service	333 HWY 53 W	
8/4/2010	AMP	20 Duck Thurmond Rd	
8/13/2010	C&S Bank	28 Main St	Wall Sign
8/31/2010	Grace Bindings	169 HWY 9 S Suite 120	
9/15/2010	Ashworth Montessori School	1732 Perimeter Rd	
10/8/2010	C&S Bank	28 Main St	Freestanding Sign
11/12/2010	The Pantry/Kangaroo/Marathon	78 HWY 9 N	Wall-Free Standing-Canopy Signs

Variance Application:

9/16/2010	C&S Bank	28 Main St	Height of Freestanding Sign
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Parade/Event Applications:

9/3/2010	Reindeer Run 5K Race/Walk	on 12/11/2010
9/13/2010	Southern Odyssey Relay Run	on 10/9/2010
9/15/2010	Homecoming Parade	on 9/30/2010
10/22/2010	Moonshine Festival	on 10/23-24/2010

Fire Protection Services:

10/4/2010	Pattycakes Boutique	New Business Inspection
10/20/2010	Crossroads School	Sprinkler Inspection

Inspection Done by County:

10/1/2010	DC Farm Bureau	Sign Installation	\$50
10/26/2010	C&S Bank	Sign Installation	\$50

Catered Event with Alcohol:

11/30/2010	Peach Brandy Cottage	Event on Dec. 4	\$25
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Alcohol License:

City Liquor	\$5,700.00	2011 Renewal	Retail Package - Distilled Spirits, Wine, Beer
El Rio's Mexican Café	\$6,500.00	2011 Renewal	Consumption on Premises - Distilled Spirits, Beer, Wine
Food Lion	\$1,200.00	2011 Renewal	Retail Package - Wine, Beer
Dawsonville Exxon Foodmart	\$1,200.00	2011 Renewal	Retail Package - Wine, Beer
Fajita Grill #2	\$6,500.00	2011 Renewal	Consumption on Premises - Distilled Spirits, Beer, Wine
Adams Little Italy	\$1,000.00	2011 Renewal	Consumption on Premises - Wine
Mamma Business/BP	\$1,200.00	2011 Renewal	Retail Package - Wine, Beer
Neighbors Conv Store			

Business License:

El Rio's Mexican Café	\$125.00	2011 Renewal
Mamma Business/Neighbors	\$125.00	2011 Renewal

Draft
11/13/2010
Draft Ideas
gp

Situation

Population growth has stopped in Dawsonville and in the County generally. If we do not attract more people, businesses will continue to close in the county seat and services now provided could go away.

Proposed Solution

I propose that the leaders of the city and the county consider some new efforts built around the notion of----

“Affordable Retirement Cottage Living in a Real Town that wants You”

The target audience would be senior NCOs and other like middle class retirees seeking a simple life in the mountain foothills of Blue Ridge. We already have a wide offering of homes within the county. Chestatee, Big Canoe, Gold Creek and others offer a wide range of retirement homes. We also have rural areas for those who like space. But those are now out of reach for many retirees. We do not offer what I have in mind here. Very small, energy efficient, cute, attractive, cottages with some simple shared common facilities like parking and gardens, all placed so that you can walk in a real town to the store and to places to eat and to take part in the life of that town.

Our strategic competitive advantages are:

1. water and sewer available
2. demonstrated community support for veterans
3. veterans groups already established
4. A real town with a walkable core and new planned trails
5. Senior center/ parks
6. general location close to Atlanta and 400
7. mild weather in a beautiful environment

How would this be done?

1. Get the entire community leadership to support and by this I mean not only the elected officials but all the service clubs, the churches, the bankers, the schools, the chamber, and the businesses. Pitch it, sell it.
2. study others who have done the very small house communities with a master plan
3. draft appropriate zoning ordinances for very small lots with cottages and be willing to change to fits the needs which emerge.
4. enlist a developer or developers to build a pilot cluster of cottages at an appropriate place near the center of town.
5. advertise in key communications to NCO veterans and like target groups police, firemen etc.
- 6.. enlist volunteer ambassadors to escort visitors and make them at home and if they move here to encourage them to volunteer and take part in the life of the community
7. make contacts at Fort Benning and "recruit" there.
8. explore the possibility of assisted living facility if we are successful with pilot

Anybody got a better idea than just wait it out and hope?

Gary