

Aiken City Council Minutes

October 12, 1992

Present: Mayor Cavanaugh, Councilmembers Anaclerio, Clyburn, Papouchado, Perry, Price and Radford.

Others Present: Steve Thompson, Frances Thomas, Jim Holly, Roger LeDuc, Anita Lilly, Terry Rhinehart, Howard Lawton, Ed Evans, Stanley Quarles, Sara Ridout, 35 citizens and 2 news media.

Mayor Cavanaugh called the meeting to order at 7:30 P.M. Councilwoman Price led in prayer which was followed by the pledge of allegiance to the flag.

The minutes of the regular meeting of September 28, 1992, were considered for approval. Councilwoman Price moved that the minutes be approved as written. The motion was seconded by Councilwoman Papouchado and unanimously approved.

PROCLAMATION

Red Ribbon Week
Drug Free
Anti-Drug Week

Mayor Cavanaugh stated a proclamation had been prepared declaring October 24 - November 1, 1992, as Red Ribbon Week, encouraging citizens to pledge drug free lifestyles.

Councilman Perry pointed out that the proclamation mentions "alcohol and other drug abuse." He stated alcohol is legal; it can be abused, but it is not a drug. He said he would like to have the words "alcohol and other" struck out. He also stated he takes exception with the statement that the 15 to 24 year old age group is dying at a faster rate. He said he has been reading that under age drinking is going down more rapidly than any other age group due to awareness of MADD and other similar groups.

Councilwoman Clyburn stated she would like to see the wording of the proclamation remain as it is. She stated she felt that alcohol is mind altering and that it is a drug. She pointed out she works with children everyday at school. She stated that as children move away from illegal drugs they may be moving toward alcohol.

Councilwoman Clyburn moved, seconded by Councilman Radford, that the proclamation be approved as written. The motion was approved by a 5 to 2 vote, with Councilmembers Anaclerio and Perry voting in opposition.

PROCLAMATION

White Ribbon Week
Pornography

Mayor Cavanaugh stated a proclamation had been prepared declaring October 25 - November 1, 1992, as Pornography Awareness Week.

Councilwoman Clyburn moved, seconded by Mayor Cavanaugh and unanimously approved, that the proclamation declaring Pornography Awareness Week be approved.

HOMEOWNERSHIP PROGRAM

Community Development
Housing
Grant

Mayor Cavanaugh stated a proposed Homeownership Program had been prepared for Council's consideration.

Mr. Thompson read the title of a resolution proposing a Homeownership Program.

A RESOLUTION APPROVING A HOMEOWNERSHIP PROGRAM FOR THE PURPOSE OF UTILIZING COMMUNITY DEVELOPMENT PROGRAM INCOME TO MAKE GRANTS TO LOW AND MODERATE-INCOME CITIZENS OF THE CITY OF AIKEN TO PAY DOWN PAYMENTS AND CLOSING COSTS FOR THE PURCHASE OF HOMES WITHIN THE CITY OF AIKEN.

Mr. Thompson stated that in August City Council reviewed a recommendation from the Housing Committee to adopt a grant program to help low and moderate income

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residents with homeownership. The concept was to assist the residents with some or all of the costs of down payment and closing costs. In discussions of Council it was felt that the program had a great deal of appeal, but that Council would like the Housing Committee to review whether the program could serve as a loan to the new homeowner rather than a grant.

The Housing Committee has reviewed Council's request and is recommending that the Homeownership Program remain a grant program. The Committee did not feel that recycling of the funds through a loan program would be the appropriate means to accomplish and fulfill the original purpose of the program. Providing the down payment and closing costs assistance in the form of a loan minimizes a potential homeowner's ability to qualify for a mortgage by increasing that person's debt-to-income ratio beyond what is affordable to the potential homeowner and what is acceptable to the lending institutions. Having a second mortgage through the Homeownership Program loan would likely disqualify an individual from receiving the first mortgage. The assistance then becomes a barrier to homeownership. The Housing Committee asked that Council give further consideration to the Homeownership Program as originally recommended, to be a grant. The Committee stated the program was designed for the hardworking citizens who want to own a home, are qualified for ownership, but are unable to make the up-front cash requirement because their income does not exceed living expenses. The Housing Committee felt that providing grant assistance to this category of people is appropriate. The Housing Committee voted unanimously to recommend that the Homeownership Program remain a grant program for the following reasons:

1. The grant program will eliminate the most significant barrier to homeownership for qualified low to moderate income residents; the program is not designed for an undeserving person seeking a "giveaway" but for the working person who can meet mortgage payments but is unable to accumulate a down payment and closing costs.
2. Assistance in the form of a loan might disqualify a potential recipient for a first mortgage.
3. The grant program will increase the tax base for the City of Aiken.
4. Funds for the Homeownership Program can be regenerated by the repayment of Housing Rehabilitation loans which have been and will be made using the remaining Program Income Funds.

Mr. Thompson pointed out that Council had received comments from Alan George of the Housing Committee, Tommy Wessinger of NationsBank, and Ms. Charlotte McCann.

Mr. Thompson pointed out that it is proposed to use Program Income Funds for the Homeownership Program. He stated Program Income Funds come from Community Development Grant funds which have been used as a loan for rehabilitation of housing and which are being repaid to the city.

Mr. Thompson stated the Housing Committee had recommended to Council that a Homeownership Grant Program be established with a ceiling of \$150,000 to be available to encourage homeownership.

Councilman Anaclerio stated he felt that people like to pay for things they get, but sometimes they are not able to meet financial obligations to buy a house. He said he did feel, however, that if a grant is made to purchase a house and the owner sells the house prior to five years, that the city should be repaid for at least a portion of the monies invested in the house. He said perhaps the city could reduce the amount of the grant to be repaid by one-fifth for each year the person lives in the house. After five years the grant would be forgiven. He felt the city should get a portion of the grant money back if a person moves from a house within five years. He said he would like to see the persons who purchase a home with the loan remain citizens of Aiken.

Mr. Tommy Wessinger, of NationsBank, stated he felt the proposed Homeownership Program was a good program. He stated the program would get people out of rental homes and make them taxpayers. He stated a low income person could probably purchase a \$40,000 to \$50,000 house. He stated he felt that help to purchase a home should not be a grant. He felt there should be some limitation as to length of time the person should have to stay in the home such as five or ten years in order to receive help to purchase a home, otherwise the amount of the loan should be repaid or at least a portion of the loan, depending on the length of time living in the home. He said his vision was that the city would take a second mortgage. He said the city holding a second mortgage would not disqualify a

person from getting a home because there would be no interest and no principal due for a specified time.

Councilwoman Price stated her feeling is that the Homeownership Program should be a grant. She stated the grant would be an opportunity to help families own a home. She pointed out such a grant would probably only be \$2,000 to \$5,000. She said later in the meeting Council was going to consider spending thousands of dollars for an engineering firm to design recreation projects. However, this homeownership program would be helping families. Councilwoman Price stated she did not feel that the persons purchasing the homes would be leaving Aiken.

Councilwoman Papouchado pointed out that in many cases the city would not be recovering any of the monies if the program is set up on a five year basis, with the owner not repaying the loan if they stay in the house five years. In the case of a person leaving before five years, the city would recover a portion of the monies. She stated she was concerned that when the pool of money runs out that there may not be more monies available from the Community Development Block Grant.

Councilman Perry pointed out under the proposal by Councilman Anaclerio, that if the person lives in a house for five years the loan becomes a grant as the loan is forgiven after five years. He said a concern of his was that a person could move and sell the house, making a profit. He did not feel that the city should give a person a grant and then the person make a profit on it. He said under the proposal of five years, one-fifth of the loan would be forgiven each year for five years.

Ms. Charlotte McCann pointed out that sometimes a person will have opportunity for another job that may increase their income and it may be out of town. She said having a pay back situation could put a person in a bad position as they would have to repay the loan on the present home and come up with money for closing costs on a new home where they may be relocating.

Mr. Holly asked Mr. Wessinger how a second mortgage would affect the ability of the person to obtain a third mortgage for college expenses, etc. if the city takes a second mortgage for repayment of the funds during the five year time period.

Mr. Wessinger stated he did not feel that such a mortgage would have an adverse affect as there would be no interest or principal payments during that five year period. He said he felt the proposed program was great to help people. He said perhaps if a person had to sell a house and could not get their equity out of the home, that the Housing Committee could make the decision at that time as to whether the loan should be repaid. He said his concern was that a person might possibly buy a house, sell it, and make a profit at the taxpayers expense.

Mayor Cavanaugh pointed out he did not feel that Council wanted the program to be a hardship but wanted it to help people. However, Council did need to make sure the city is doing the right thing with the money. He said if a hardship arises, he was sure the city would work with a person to work out something fair.

Ms. Gwen Williams of the Housing Committee stated that it was the intention of the Housing Committee that the assistance with the closing costs be a grant rather than a loan.

Councilman Radford pointed out that the Housing Committee will be screening applicants for the grants, and he was sure they would select deserving people.

Ms. Anna Ewing stated she was interested in such a loan for purchasing a home. She stated she was a struggling one parent family with two children. She said it was her dream to own a home and she would appreciate such a program.

Councilwoman Clyburn pointed out that having an impending debt sometimes may affect whether a person tries to better themselves and move on to a better job. She pointed out also that a person may have sickness in the family and may not be able to make the house payments. She felt these things should be taken into consideration if a person has to sell a house in less than five years.

Council continued to discuss the program at length, discussing the costs involve and whether the program should be a grant or a loan. Council discussed the fact that they would be willing to have the city work with cases where there may be a hardship in having to pay back a loan during the five year period.

Mr. Holly, City Attorney, pointed out that because the matter has become somewhat complicated and technical, he would suggest that Council approve a concept for the

program if they wished at this meeting. Then at the next meeting the staff would present a resolution incorporating the provisions suggested by Council for the program to be sure there is no misunderstanding on the program.

Councilwoman Price moved, seconded by Councilwoman Clyburn and unanimously approved, that Council adopt a Homeownership Program providing down payment and closing costs for qualified, low income citizens to purchase a home, with the monies to be a loan for a five year period with one-fifth of the loan to be repaid for each year the person is in the house less than five years. Further that the Housing Committee work with an individual homeowner should a hardship develop at the time that a house may be sold at any time less than five years.

Mayor Cavanaugh asked the City Attorney to prepare a resolution setting forth details of the program for Council's adoption as a resolution at the next Council meeting.

BOARDS AND COMMISSIONS

Appointments

Annexation Committee

English, Rosemary

Lanham, Van

d'Entremont, Rachel

Mayor Cavanaugh stated Council needed to consider appointments to the Annexation Committee.

Mr. Thompson stated that Council's policy is to require all members of committees to attend at least 60% of regular committee meetings. A member of a committee that misses three consecutive regular meetings, or misses 40% or more of the regular meetings during the year, is automatically removed from service on the committee unless Council reappoints the member to the committee. He stated that three members of the Annexation Study Committee have missed three consecutive regular meetings. Rosemary English and Van Lanham are interested in continuing to serve on the committee and are interested in reappointment. However, Dr. Mark Meyer has asked to be replaced on the Annexation Study Committee. He said Council needs to make three appointments to the Annexation Study Committee.

Councilman Anaclerio moved, seconded by Councilwoman Clyburn and unanimously approved, that Rosemary English and Van Lanham be reappointed to the Annexation Study Committee, with terms expiring May 20, 1995 and May 20, 1993, respectively.

Councilwoman Papouchado moved, seconded by Councilwoman Price and unanimously approved, that Rachel d'Entremont, 1111 Hayne Avenue S.W., be appointed to the Annexation Study Committee to replace Dr. Mark Meyer, with the term to expire May 20, 1993.

ZONING ORDINANCE - ORDINANCE 101292

Horse Hospital

Conditional Use

Equine Hospital

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing of an ordinance to amend Section VII.B of the Zoning Ordinance to allow a horse hospital as a conditional use in the R-1S zone.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AMENDING SECTIONS VI.A.8.e AND VII.B. OF THE COMPREHENSIVE ZONING ORDINANCE SO AS TO ALLOW EQUINE HOSPITALS IN R-1S ZONING DISTRICTS AS CONDITIONAL USES.

Mr. Thompson stated the city had received a request from Dr. Lisa Handy asking permission to allow a horse hospital on the Early tract along Powderhouse Road. This is the area outside the city which has been discussed as a potential site for homes for property owners that would like to stable horses. A commercial stable is allowed in the R-1S zone, but a horse hospital or veterinarian is not allowed by right under the R-1S zone. Mr. Thompson pointed out the proposed ordinance is an amendment to the Zoning Ordinance, but does not zone the Early property as this is outside the city. He said if Council chooses to allow horse hospitals as a conditional use in the R-1S zone, any requests for locating a horse hospital will require individual approval by City Council. He said since the Early property is outside the city, Dr. Handy will request the conditional use at the same time that she submits her annexation request. The Planning Commission recommended that the

Zoning Ordinance be amended to allow equine hospitals in R-1S zoning districts as conditional uses.

The public hearing was held and no one spoke.

Councilman Radford moved, seconded by Councilwoman Papouchado and unanimously approved, that the ordinance be passed on second and final reading to amend Section VII.B of the Zoning Ordinance to allow a horse hospital as a conditional use in the R-1S zone and that the ordinance become effective immediately.

SOCIETY FOR PREVENTION OF CRUELTY TO ANIMALS

SPCA
Contract
Animals
Dog Pound

Mayor Cavanaugh stated it was time for Council to consider renewal of the contract with the SPCA for operation of the animal shelter.

Mr. Thompson stated the city entered into a contract with the SPCA in 1989 for operation of the animal shelter. The contract calls for payments to the SPCA for \$1,000 per month plus any costs over \$1,000 for handling animals which are picked up within the city. Generally the city's cost is less than \$20,000 per year. It is felt that with the cost and problems of running a dog pound this is a good contract and service for the city. The staff recommends to Council renewal of the annual contract with the SPCA. The city has a good working relationship with the SPCA. He said if Council chooses to renew the contract he would suggest that it be renewed with the condition that the terms outlined in the contract be subjected to review by the City Attorney and the SPCA.

Councilman Anaclerio stated the contract with the SPCA had been a very good relationship. He said the current trend in municipal government is privatization for city services where possible, and the contract with the SPCA is a good example of a well run program.

Councilman Perry moved, seconded by Councilwoman Papouchado and unanimously approved, that the city renew the previous contract with the SPCA for operation of the animal shelter for the City of Aiken with minor changes subject to review by the City Attorney and the SPCA.

HABITAT FOR HUMANITY - ORDINANCE 101292A

Newberry Street N.W.
Hampton Avenue
Housing
City Property

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing of an ordinance to sell a lot on Newberry Street owned by the City of Aiken to Habitat for Humanity.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AUTHORIZING THE MAYOR, BY AND WITH THE ATTEST OF THE CITY CLERK, TO EXECUTE ALL NECESSARY DOCUMENTS TO CONVEY A LOT OWNED BY THE CITY OF AIKEN LOCATED ON NEWBERRY STREET NEAR THE INTERSECTION OF THAT STREET AND HAMPTON AVENUE AND DESIGNATED AS AIKEN COUNTY TAX MAP NO. 30-042-02-012 TO HABITAT FOR HUMANITY FOR THE PURCHASE PRICE OF \$2,300 FOR THE PURPOSE OF CONSTRUCTING A SINGLE FAMILY RESIDENTIAL STRUCTURE TO BE THEREAFTER PURCHASED BY A LOW INCOME FAMILY RESIDING IN THE CITY OF AIKEN.

Mr. Thompson stated the city had received a request from Habitat for Humanity asking the city to sell a lot owned by the city located on Newberry Street near the intersection of Hampton Avenue for construction of a house for a low income family. The lot was acquired by the city through a condemnation and is appraised at about \$2,300.

The public hearing was held and no one spoke.

Councilwoman Clyburn moved, seconded by Councilwoman Price and unanimously approved, that the ordinance be passed on second and final reading to sell a lot on Newberry Street to Habitat for Humanity for \$2,300 with the terms for the payment of the lot to be determined by the City Manager and the Finance Director with the ordinance becoming effective immediately.

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RECREATION FEESOutside City Residents
Non-City Residents

Mayor Cavanaugh stated Council needed to discuss a proposal to increase recreation fees for non-city residents.

Mr. Thompson stated a resolution had been prepared to establish recreation fees for non-city residents.

A RESOLUTION ESTABLISHING FEES FOR NON-CITY RESIDENTS FOR INSTRUCTIONAL PROGRAMS AND ATHLETIC PROGRAMS CONDUCTED OR SPONSORED BY THE DEPARTMENT OF PARKS AND RECREATION.

Mr. Thompson stated that over the past several months City Council has discussed the need to increase the fees for non-city residents who participate in programs of the Recreation Department in order to recover the full cost of the program. Several members of Council have been concerned that taxpayers are subsidizing the recreation programs offered to non-city residents. The city has also been working to establish a priority system for use of city facilities and programs in the Recreation Department. The suggestion has been that this be done through fees with city residents paying a lower cost because the services are supported through taxes, with non-residents paying a higher fee. In a sense this establishes a priority ranking. After review of the fees, the staff is suggesting that Council change the fee structure to charge non-city residents full cost of the service. It is suggested that non-city residents pay 50% of the base registration fee in addition to the base fee for a program. For example, if a city resident pays \$30 per month for a class, a non-resident would pay \$45. The city would also charge the base fee plus 50% of the base fee to non-residents that participate in team sports. This would also serve as a ranking system, giving city residents priority for use of recreational services.

Councilwoman Papouchado stated she had a problem with the rate structure proposed. She said she understood that the department should be self-supporting as much as possible. She pointed out that every large organization that brings people to town says that one of the major calling cards for Aiken is the diversity of the recreation programs. She said she had asked for information on the various recreation programs, such as attendance. She pointed out that one-third to one-half of the programs could be cancelled if participation of non-residents were eliminated. She said at a time when the city is looking at expanding the recreational facilities and attracting more people she felt it was inappropriate to take a measure that would jeopardize the kind and number of programs of the department. She felt the proposal would create hardships. She felt the city should look at a different way, and needed to look at whether the department is mission driven, and define the mission for recreation. She said she would like to see the matter go back to a citizens work group along with staff for some other consideration.

Mayor Cavanaugh stated he felt the city should look at all of the activities and analyze them to see if the city should have all its present programs and activities. He pointed out that the programs and activities cost all taxpayers of the city.

Councilman Anaclerio pointed out he felt the staff had done a detailed study in trying to weigh the merits of programs and the impact they will have on the community. He stated he agreed that the city probably needed a study of the total recreation facility.

Council discussed proposed fees and current programs and activities at length.

Councilwoman Price pointed out that she sees many participants at the Weeks Center. However, at Smith-Hazel Center generally there are few participants. She stated she was concerned about the lack of programs for children and participation at Smith-Hazel Center.

Councilwoman Papouchado stated perhaps the citizens group could also consider programs for the Smith-Hazel Center as well as consider proposed rates for programs and activities.

Councilman Anaclerio moved, seconded by Councilwoman Papouchado, and unanimously approved, that the resolution for proposed fees for recreation programs and activities for non-residents be tabled.

The staff was asked to submit a list of names at the next meeting of Council for consideration for appointment to a citizens group to study fees for recreation programs and activities, especially for non-residents.

ANNEXATION - ORDINANCE 101292B

Palmetto Service Corporation
Casaba Drive
Lundee Drive

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing of an ordinance to annex 1.03 acres at the southeastern corner of the intersection of Lundee Drive and Casaba Drive.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE TO ANNEX TO THE CORPORATE LIMITS OF THE CITY OF AIKEN CERTAIN PROPERTY CONSISTING OF 1.03 ACRES OWNED BY PALMETTO SERVICE CORPORATION LOCATED AT THE SOUTHEASTERN CORNER OF THE INTERSECTION OF LUNDEE DRIVE AND CASABA DRIVE AND TO ZONE THE SAME R-1, SINGLE FAMILY RESIDENTIAL.

Mr. Thompson stated the city had received a request from Palmetto Service Corporation for annexation of a vacant lot at the southeastern intersection of Casaba Drive and Lundee Drive. The lot consists of 1.03 acres and is contiguous to an R-1 zone. The Planning Commission had reviewed the request and recommends annexation to Council.

The public hearing was held and no one spoke.

Councilman Perry moved, seconded by Councilman Anaclerio and unanimously approved, that the ordinance for annexation of 1.03 acres at the intersection of Casaba Drive and Lundee Drive with zoning as R-1 be passed on second and final reading to become effective immediately.

ANNEXATION - ORDINANCE 101292C

Waters, Jerry
Murrah Drive
Sandstone Subdivision
Dougherty Road

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing of an ordinance to annex .2 acres on Murrah Drive.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE TO ANNEX TO THE CORPORATE LIMITS OF THE CITY OF AIKEN CERTAIN PROPERTY CONSISTING OF .20 ACRES OWNED BY JERRY W. WATERS LOCATED SOUTH OF MURRAH DRIVE AND TO ZONE THE SAME R-2A, MULTI-FAMILY RESIDENTIAL.

Mr. Thompson stated a request had been received from Jerry W. Waters asking the city to annex a .20 acre tract fronting on Murrah Drive to be zoned R-2, Multi-family. The property is adjacent to Sandstone Subdivision and off Dougherty Road. The Planning Commission reviewed the request and recommended annexation to City Council. The Planning Commission noted that the property does not meet the width requirements of the Zoning Ordinance for the R-2A zone, but the present construction is allowed as it was started before submittal to the city for annexation. The owner plans to develop a duplex on the site. The Planning Commission recommends that the premises comply with the Tree Protection and Landscaping Ordinance.

The public hearing was held and no one spoke.

Councilman Radford moved, seconded by Councilwoman Papouchado and unanimously approved, that the ordinance for annexation of a .20 acre tract on Murrah Drive owned by Jerry W. Waters be passed on second and final reading to become effective immediately.

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ANNEXATION - ORDINANCE 101292D

Waters, Jerry
Murrah Drive
Dougherty Road
Sandstone Subdivision

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing of an ordinance to annex a .7 acre tract on Murrah Drive.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE TO ANNEX TO THE CORPORATE LIMITS OF THE CITY OF AIKEN CERTAIN PROPERTY CONSISTING OF .70 ACRES OWNED BY JERRY W. WATERS LOCATED SOUTH OF MURRAH DRIVE AND TO ZONE THE SAME R-2A, MULTI-FAMILY RESIDENTIAL.

Mr. Thompson stated a request had been received from Jerry W. Waters requesting annexation of a .7 acre tract of land fronting on Murrah Drive to be zoned R-2A, Multi-Family Residential.

The Planning Commission has reviewed the request and recommended approval to City Council with the condition that the project comply with the Tree Protection and Landscaping Ordinance and that a 10 foot deep buffer strip be installed at the rear of the site adjacent to Sandstone Subdivision.

The public hearing was held and no one spoke.

Councilwoman Price moved, seconded by Councilman Radford and unanimously approved, that the ordinance to annex a .70 acre tract on Murrah Drive and zone it R-2A Multi-Family Residential be passed on second and final reading to become effective immediately.

TRAFFIC SYSTEM IMPROVEMENTS

Highway Department
Grant
Traffic Signals
Downtown

Mayor Cavanaugh stated Council needed to consider acceptance of a grant from the State Highway Department for traffic system improvements.

Mr. Thompson stated the city has received notice of a grant from the Highway Department for the design and construction of a new traffic signal system in Aiken. The grant would be for up to \$540,000. The proposed system was discussed with Council during the budget work session. The grant would allow the city to completely upgrade traffic signals at 17 intersections in the downtown. The city's portion of the match would be approximately \$54,000 of a total project expense of \$540,000.

The project would include replacement of signal heads and all equipment for 17 intersections. This would reduce the city's overall maintenance expenses. The system would include tying all of the signals through modems into a personal computer and would allow the city to control all of the intersections affected. The commitment from the Highway Department is to also proceed with a design of the second phase of the project, with design of improvements to the intersections on the south side of town, including Whiskey Road. The city would expect to receive a second grant at the completion of the first grant to completely change over most or all signals in the city.

Mr. Thompson stated the proposed system would help reduce travel time, as the system would reduce stopping and waiting at traffic signals. It would allow the streets to accommodate a higher capacity of traffic. The plans are to place five of the downtown intersections underground, including the five major intersections of the city's new streetscape plan. This would allow the city to place the wiring underground as the overhead power lines are moved out of the downtown area. The project has been submitted through the Augusta Regional Transportation System (ARTS) process and will be considered in October or November.

The recommendation is that the City Manager be authorized to accept a grant from the State Highway Department and to execute an agreement for changes to the city's signal system. Funds are budgeted for the city's portion of the matching grant for this project.

Councilman Anaclerio asked if the city would have the option to choose the poles for the signals rather than using the poles which are near the Judicial Center.

Mr. Thompson pointed out the Highway Department now uses steel poles rather than wooden poles. He said the city had asked the Highway Department to participate in the cost of underground wiring for five downtown intersections and putting up decorative fixtures which will match the new lighting fixtures in the streetscape plan. He said the Highway Department will help up to the cost of the steel poles. He pointed out Council had also included money in the budget to put underground wiring in the downtown area so this money could be used to supplement the project.

Councilman Anclerio moved, seconded by Councilwoman Papouchado and unanimously approved, that the City Manager be authorized to accept the grant from the State Highway Department and to execute an agreement for changes to the city's traffic signal system.

RECREATION PROJECTS

Financing Bonds

Mayor Cavanaugh stated Council members had stated they would like to consider financing of proposed recreation projects before considering awarding of any bids for the proposed recreation projects which include a new gymnasium at the Weeks Center and a softball complex on the Woodward Tract.

Mr. Thompson stated for some time City Council has been discussing expansion of the present recreation facilities. Consideration has been given to a \$10 million project including full development of the Woodward Tract property, a new indoor swimming pool, a new gym at the Weeks Center and several projects to expand the recreation programs. City Council has been discussing a compromise of two projects including a new gym with multi-purpose flooring in one area of the building and adding a softball and multi-field complex within the Woodward Tract property at the intersection of Banks Mill and Pine Log Roads. These two projects would be about \$3.2 million. He said \$1 million is in holding from an earlier bond issue that is dedicated to recreational use. The balance of \$2.2 million would be funded through a bond issue, on Council's approval. Payments for the bond issue would be made through money which is presently being set aside to retire a lease-purchase agreement for fire trucks. The lease-purchase agreement will expire next year. It is proposed to use the money which has been used for the lease-purchase and apply it to the bonds for recreation facilities. Also, when constructed the facilities will generate some money and help offset expenses. City Council set aside \$75,000 in this year's budget for bond payments for the project. The present budget includes enough money to make the bond payments without an increase in taxes.

Councilman Anaclerio stated Council had been working on the project for some time and had primarily been concerned about the current economic problems the citizens of Aiken and the country are facing at this time. He said, however, the recreation facilities are a need and have been for many years. He pointed out the proposal is to build a softball field facility similar to North Augusta which would attract more teams. He said it is estimated that such a facility would generate income of about \$50,000. He said that income would pay most of the fee for the maintenance people for the facility. He pointed out it is not proposed to increase taxes to pay for the new facilities, but it is proposed to move money which is presently used to pay for fire trucks to pay for recreation facilities. Councilman Anaclerio pointed out that the interest rate market now is lower than it has been for years so he felt it would be the time to issue bonds for the facilities. He said in looking to the future and planning for growth sometimes decisions have to be made in a difficult economic environment. He said he felt the city should proceed with a \$2.2 million bond issue for recreation facilities.

Councilwoman Clyburn stated she had expressed concerns about recreation on the north side of Aiken. She said she was concerned about building a new facility and the upkeep on present facilities. She said she would like to see the city improve what it presently has. She said she was concerned about future budgets and an increase which might be needed to fund the facilities in future years. She said she would like to know the city's plans for improving facilities on the north side and how that will tie in to what happens in the following year's budget with new facilities and upkeep on new facilities. She pointed out that facilities are just not available on the north side. She said it is difficult getting through traffic to go from the north side of Aiken to the Weeks Center and other facilities on the south side.

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Mr. Rhinehart, Recreation Director, stated he had submitted a list of maintenance items which included north side facilities. He said his department was also concerned about maintenance of present facilities on the north side as well as at the Weeks Center. He said his department tries to maintain the facilities in-house which takes longer. He said the long range capital items will affect the budget in future years, and it will be a decision of Council to commit funds to improve facilities. He pointed out as facilities get older funds will be needed for renovation. He also pointed out the more use a facility gets, the more it costs to take of it.

Mr. Thompson stated that the \$1 million which was left from a previous bond issue cannot be used for maintenance as it was committed for expansion of facilities. He did state, however, that the \$175,000 which will come out of the regular budget for payment of the bonds could be used for other things. He said new facilities are not to replace worn out facilities, but to expand programs. The present budget includes several items for maintenance at Smith-Hazel Center. He also pointed out that in the present budget the city started a building depreciation fund. This means that funds are set aside for buildings so money will be available to make improvements to the buildings in the future. He said steps have been taken towards more maintenance abilities for the future. He pointed out that the tennis courts at Smith-Hazel need to be moved rather than repaired as the present courts are built over an old basement which keeps sinking. He said \$15,000 had been budgeted for repairs, however the cost of moving the courts would be about \$35,000. It was felt it would be better to wait for additional funds to move the courts rather than repair them. He pointed out the city had put money into facilities on the north side and had constructed a new swimming pool on the north side. However, there is a need for more improvements. He pointed out the city does not own additional land on the north side, but does have acreage at the Woodward Tract.

Councilwoman Price also pointed out that she was embarrassed about the condition of the facilities at Smith-Hazel. She stated she felt the city needed some kind of program to get the people who live in the area involved in cleaning up Smith-Hazel Center as they are the ones who abuse the facilities.

Mr. Rhinehart pointed out the city does have programs for the young people, however abuse of the facilities and maintenance is a real problem at the Center.

Councilwoman Clyburn asked if the city had considered use of the old Schofield football field which belongs to the School District. She pointed out there is not a lot of vacant area around Smith-Hazel, but the city might consider other areas on the north side for recreational purposes. She asked how new facilities would affect the budget in the future.

Mr. Rhinehart pointed out the city had used the old Schofield football field area in the past for soccer. He stated Arbor Engineering had pointed out in 1986 that there was a need for recreational facilities on the north side.

Mr. Thompson pointed out new facilities as well as the present facilities would require some new employees for maintenance. He said new facilities help to a degree as it decreases pressure on the existing facilities but expanded facilities would require some additional employees for maintenance. He said the capital expense for the facilities could be taken care of without a tax increase, but at some point employees would have to be added to the budget.

Mayor Cavanaugh stated he was not against recreation and recreational facilities. However, he did feel that the timing for constructing new facilities is bad. He did not like the idea of having to borrow money at this time to fund new facilities with the economy like it is today. He pointed out there was money in the budget which could be used to build baseball fields. He stated he did not want the city to go into more debt. He pointed out the new facilities were to be built without increasing taxes. However, he was concerned about what increases there may be in the future. He said with the economy like it is he just didn't want to see the city get further into debt over something which he considers a "want" and not a "need." He pointed out the city already has a good recreation program and had received an award for Outstanding Agency for the fourth consecutive year. He said he would like to see the money which would be used to pay for the bonds for new facilities used to improve the present facilities. He said he felt very strongly that this was not the time to be going into more major debt for "wants" and not "needs." He stated he felt there may be other items which may need funding such as the streetscape plan for the downtown area, landfill costs, public safety personnel, and other items. He stated the city was

just beginning a strategic plan, and he felt recreational facilities was an item the Strategic Plan Committee should consider.

Councilman Perry pointed out that in the late 1960's when the city saw a need for recreation facilities there were less than 12,000 people in the City of Aiken. He said other than the gym at Smith-Hazel, the city had not substantially increased recreation facilities since the 1970's. He pointed out the city had swapped a bad swimming pool for a good swimming pool. The city had bought the Woodward Tract land, but it is practically empty. He said the city has about 8,000 more people but has not increased recreation facilities. He said recreation is an investment in our children. Recreation is one of the best things to build a healthy body, a sound mind and helps keep children out of trouble. He pointed out the Strategic Plan would take several years so he felt the city should proceed with the recreation facilities at this time. He stated no one can predict the future, but he did not feel the city could just wait until good times. He pointed out interest rates are the lowest they have been in many years. He stated he felt there had to be faith and a vision.

Councilman Anaclerio moved, seconded by Councilman Perry, that the city issue bonds in the General Fund for capital expenditures of \$2.2 million for funds for expansion of the gymnasium at the Weeks Center at Virginia Acres and for a softball complex on the Woodward Tract, for a total project cost of \$3.2 million for the facilities without a tax increase. The project will include financing through \$1 million in reserves and \$2.2 million available through the proposed bond issue. In favor of the motion were: Councilmembers Anaclerio, Papouchado, Perry and Radford. Opposed were: Mayor Cavanaugh and Councilmembers Clyburn and Price. The motion passed by a majority vote of 4 to 3.

WOODWARD TRACT

Master Plan Arbor Engineering Softball Complex

Mayor Cavanaugh stated Council needed to consider an architectural contract for the proposed softball complex on the Woodward Tract with Arbor Engineering.

Mr. Thompson stated Arbor Engineering has been assisting the city since 1985 with a recreational services development plan, and since 1989 has specifically focussed on developing a master plan for the Woodward Tract. Arbor Engineering has prepared many of the site plans for development of the Woodward Tract. With the proposed construction of the new softball complex, the city needs to execute an agreement with Arbor Engineering to develop the actual design and engineering fees for the project. The staff is recommending that the city enter into an agreement with Arbor Engineering to proceed with this design work. It is recommended that if an agreement is authorized that the City Attorney be asked to review the contract with Arbor Engineering.

Arbor Engineering has incurred a cost of about \$35,000 toward the project. The maximum design fees will reach \$260,000, based on a projected cost of \$1,980,000. Actual construction costs would vary, depending on bids. The staff recommends that the city enter into a professional agreement with Arbor Engineering for the design and engineering assistance with the Woodward Tract Softball Complex.

Councilman Perry pointed out that Council had discussed approving a contract with Arbor Engineering for design and architectural fees for the proposed softball complex, but that management of the project be bid separately.

Mr. J. D. Martin of Arbor Engineering stated Council had discussed earlier completion of the engineering drawings and bid let contract and the other portion was construction management of the site. Mr. Martin said he had no problem with getting the drawings and documents ready. He said after the plans are ready a decision can be made as to whether to break the construction management out as a separate item for bid. Mr. Martin stated possibly the engineering plans can be completed by the end of 1992. He pointed out that the figures he had presented for construction management were based on a one year time frame, but possibly the project could be done in less time which would cut down on the management costs. He stated the contractors who receive the contract for the work determine who should do the construction management.

Mr. Leland Reynolds, a general contractor, 602 Barnwell Avenue, appeared before Council to explain how the Cherry Park complex was handled in Rock Hill. He stated a \$2 million facility similar to the one proposed for Aiken was built in Rock Hill, and he was the general contractor for the project. He said Robert

Marvin was the design architect. The project was bid by bonded general contractors. The general contractor was responsible for construction management and getting and overseeing the sub-contractors rather than the projects being broken down into various contracts with a construction manager overseeing the project rather than a general contractor. He did state that design fees for the Aiken project would probably be in the 6% to 7% range. He stated a general contractor would have to have some overhead and profit which would be in the range of 6% to 7% for overseeing the project which would be in addition to the fees charged for the design work. He stated Robert Marvin designers also had someone administering the contract but did not serve as a construction manager.

Council discussed the proposed agreement for design of the softball complex at length and the pros and cons of using a general contractor for management of the project versus a construction manager over the project.

Councilman Anaclerio moved, seconded by Councilman Perry, that the city enter into a professional agreement with Arbor Engineering for design and engineering assistance with the Woodward Tract Softball Complex only for a maximum fee of \$140,000 with the contract subject to review and approval of the City Attorney. Further that the contract would not include construction management at this time, but would be considered at the time of receiving bids for the project. Those in favor of the motion were: Councilmembers Anaclerio, Papouchado, Perry and Radford. Opposed were: Mayor Cavanaugh and Councilmembers Clyburn and Price. The motion was approved by a majority vote of 4 to 3.

WEEKS CENTER

Gym
Recreation Department
Architect
Virginia Acres

Mayor Cavanaugh stated Council needed to consider an architectural contract for a new gym at the Weeks Center at Virginia Acres.

Mr. Thompson stated the proposed project for a new gym was discussed in Council's Horizon meeting last year. The project is construction of a new gymnasium at the Weeks Center.

Mr. Thompson stated that Frank Alexander served as the architect for the Weeks Center when it was constructed in the 1970's. He said the staff is recommending that Council again contract with Frank Alexander for a new gym at the Weeks Center. It was pointed out that Mr. Alexander is very familiar with the present design of the building. It was pointed out the present gym was built in a manner to allow expansion and addition. Mr. Alexander has given the city a fee of 7% of the construction costs for the architectural and engineering fees. It is estimated that the total value of the contract would be about \$70,000 for Alexander & Associates. It is proposed to keep the project at no more than \$1 million to meet the city's bonding requirements.

Mr. Thompson stated that questions had been raised about the present roof at the Weeks Center as there have been problems with the roof leaking. It was pointed out the roof is not a flat roof, but a pitched roof with a slight slope. Mr. Alexander's feeling is that the present roof surface is of poor quality due to the materials available at the time of construction during the gas crisis. He is recommending that the city remain with a pitched roof due to the difference in cost between a pitched roof and a steel metal roof. Mr. Thompson stated Council might want to consider receiving bids for both a pitched roof and a steel metal roof to see what the difference in cost might be. Council had also suggested that a firm be used that has some expertise in building gyms. Mr. Alexander plans to involve the services of a firm that has had experience in the design of several gyms throughout South Carolina and the Southeast.

Mr. Thompson stated the staff is recommending that the city enter into a contract with Frank Alexander of Alexander and Associates to serve as the architect for a new gym and related facilities at the Weeks Center.

Councilman Perry moved, seconded by Councilwoman Papouchado, that the city enter into a contract with Frank Alexander of Alexander & Associates for design of a new gymnasium and multi-purpose building at the Weeks Center with the cost of the building not to exceed \$1 million and the design fees not to exceed 7% of the cost of the project. Further that the contract documents be reviewed and approved by the City Attorney. The motion was approved by Councilmembers Anaclerio, Papouchado, Perry and Radford. Opposed to the motion were Mayor Cavanaugh and

Councilmembers Clyburn and Price. The motion was approved by a majority vote of 4 to 3.

SUBDIVISION REGULATIONS - ORDINANCE

Streets
Dead-End Streets
Utility Policy
Water
Sewer

Mayor Cavanaugh stated an ordinance had been prepared for Council's consideration to amend the utility policy and the Subdivision Regulations regarding the length of dead-end streets and the continuation of principal streets.

Mr. Thompson stated the item involved two different issues, one being a change in the city's policy regarding requirements for extension of water and sewer, and the second being a change in the Subdivision Regulations.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AMENDING SECTION 5.6.1(e) OF THE CITY OF AIKEN SUBDIVISION REGULATIONS SO AS TO REQUIRE DEVELOPERS TO PROVIDE RIGHTS-OF-WAY FOR FUTURE EXTENSION OF PRINCIPAL SUBDIVISION ROADS TO ADJACENT PROPERTIES AND AMENDING SECTION 5.6.2.c(i) THEREOF SO AS TO REQUIRE ROADS TO END IN PAVED CUL-DE-SACS PENDING FUTURE EXTENSIONS.

Mr. Thompson stated that for more than a year an issue that has consistently come before City Council is the policy requirement that the city not allow dead-end streets greater than 1,000 feet in length. The Subdivision Regulations restrict a dead-end street to a maximum of 1,000 feet for many reasons. He pointed out that dead-end streets take longer to service because the trucks have to double back and limits emergency access. He said Council had asked the Planning Commission to review the requirement for cul-de-sacs and dead-end streets not being longer than 1,000 feet to determine if that should still be the policy, particularly for projects outside the city limits.

Mr. Thompson stated the Planning Commission had reviewed the issue and does feel that the 1,000 foot limit is reasonable and should be applied to subdivisions receiving city utilities unless there are unusual circumstances justifying a waiver. He pointed out the Subdivision Regulations also allow the Planning Commission and the city to require principal streets to be continued to the edge of the property. This allows the adjacent subdivision to be tied in when it is developed. This avoids constant dead-end streets ending in a subdivision, but continues streets into the next subdivision. This develops a grid pattern which helps with traffic flow and interaction and mingling of neighborhoods. He said this requirement has not been strictly enforced in unincorporated areas that have been requesting city utility services. The Planning Commission is recommending a change from this policy and is recommending that the city require property receiving city utilities to comply with the requirements for dead-end streets and the continuation of streets to adjacent properties. This would extend the policy to projects outside the city limits.

Mr. Thompson stated if Council chooses to continue the policy required in the Subdivision Regulations regarding streets, two separate motions would be needed. One motion would be to adopt changes to the utility policy recommended by the Planning Commission reaffirming the 1,000 foot limit on dead-end streets and extending the requirement for extension of streets to projects outside the city limits. The second motion would address changes to the Subdivision Regulations.

The Subdivision Regulations also allow the city to require principal streets to be continued to the edge of the property. The regulations require that this continued street be a paved street ending in a cul-de-sac, but the city has not strictly required this of subdivisions in unincorporated areas that have been requesting city utility services. The Planning Commission is recommending a change from this policy. The recommendation is to amend Section 2.b of the city's policy for extension of water and sewer services to specifically require that property receiving city utilities comply with the requirements for the dead-end streets and the continuation of streets to adjacent properties.

The Planning Commission also recommends minor word changes in the ordinance that would not affect the substance and recommends changing Section 5.6.2.c (i) to state that where a road is built for future continuation that it be paved to city standards. The Planning Commission also feels that the city may require the

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right-of-way, rather than the actual street construction, for a "stubbed-out" street.

Councilman Anaclerio stated he felt the recommendation was a tremendous step forward as he had always been advocating the continuation of streets rather than dead-end streets as continuation of streets creates an interweaving of streets.

Councilman Anaclerio moved, seconded by Councilwoman Papouchado and unanimously approved, that the changes recommended by the Planning Commission to the city's utility policy be adopted to maintain the city's policy limiting the length of dead-end streets to 1,000 feet unless crucial circumstances justify a waiver and that principal streets be continued to the property line so they could be connected to adjacent property in the future. This would require all properties receiving city utilities to comply with Section 5.6.2(A), (B), and (C) of the city's Subdivision Regulations.

Mr. Thompson pointed out the first change would apply to projects outside the city concerning extension of water and sewer services and the project meeting the conditions.

Mr. Thompson pointed out the second change is to the Subdivision Regulations and would apply to projects within the city.

Councilman Anaclerio moved, seconded by Councilwoman Papouchado and unanimously approved, that the ordinance be passed on first reading to amend Sections 5.6.1 (e) and 5.6.2.c(i) of the Subdivision Regulations to require developers to provide rights-of-way for future extension of principal subdivision roads to adjacent properties instead of the actual street construction, and to require all cul-de-sacs to be paved complying with city standards pending future extension. Further that the second reading and public hearing be set for the next regular meeting of Council.

BIDS

Athletic Field Conditioner
Recreation Department

Mayor Cavanaugh stated that bids had been received for purchase of an athletic field conditioner.

Mr. Thompson stated that presently the city maintains about twelve ball fields at the Citizens Field Complex. The fields have to be raked daily to provide a good playing surface. Bids have been received to provide a new rake to help with the maintenance of the ball fields. It is recommended that the low bid of Porter Brothers at a bid price of \$12,130.20 be accepted.

Mr. Thompson stated that in the past the city has raked the ball fields with an attachment on a tractor. The manufacturer changed the attachment, and the extra length of the new attachment no longer allows the city to use the attachment on the tractor for the infields. This requires a lot of hand raking which is costly and a time consuming process.

Three bids were received for purchase of an athletic field conditioner as follows:

<u>Vendor</u>	<u>Bid Price</u>
Porter Brothers, Inc.	\$12,130.20
Smith Turf & Irrigation	13,982.00
Southeast Turf & Commercial	14,668.00

The staff is recommending acceptance of the low bid of Porter Brothers at a cost of \$12,130.20. Funds are available in the budget for the equipment.

Mayor Cavanaugh moved, seconded by Councilman Anaclerio and unanimously approved, that the city accept the low bid of Porter Brothers in the amount of \$12,130.20 for an athletic field conditioner.

BIDS

Barnwell Avenue
Drainage
Helping Hands
Storm Drainage

Mayor Cavanaugh stated bids had been received for Barnwell Avenue drainage improvements.

Mr. Thompson stated that for the last three years the city has been working to correct drainage problems along Barnwell Avenue. The water flows down Barnwell Avenue and floods Helping Hands. The city has taken bids on the project, and the staff is recommending acceptance of the low bid of \$24,492 of the Gene Ray Fulmer Grading Company. The bids received were as follows:

<u>Vendor</u>	<u>Bid Price</u>
Gene Ray Fulmer	\$24,492.00
Lad Corp. of West Columbia	28,612.00
Sheriff Construction	29,166.00
Beam's Pavement	30,932.92
Cherokee Construction	32,155.00
APAC	34,245.60

The staff has been working with the Federal Emergency Management Agency (FEMA) to obtain a grant for the project, and FEMA has agreed to pay one-half of the cost, or up to \$12,246. This will correct the drainage problems for Helping Hands and allow the city to place a storm drainage pipe down Barnwell Avenue and between Helping Hands and Tri-Development.

The recommendation is to accept the low bid of \$24,492 from Gene Ray Fulmer Grading Company for drainage improvements on Barnwell Avenue. Funds are available through the Storm Drainage Improvement Funds.

Councilwoman Price moved, seconded by Councilman Perry and unanimously approved, that the low bid of Gene Ray Fulmer Grading Co. be approved for correction of Barnwell Avenue drainage problems.

BIDS

Roll-Off Hoist
Public Works Department
Recycling

Mayor Cavanaugh stated bids had been submitted for a roll-off hoist.

Mr. Thompson stated the Public Works Department had been working to expand the recycling program to include all customers, but had been unable to work with apartment complexes and shopping centers. He said to include apartment complexes in the recycling program the city needed to purchase a roll-off hoist. The city has advertised for bids, and the staff is recommending acceptance of the low bid of Amick Equipment at a price of \$14,625.

Mr. Thompson stated the recycling system has been structured around the door-to-door garbage collection system, with a recycling bin provided for each home. Apartment complexes and shopping centers use the large dumpsters, and the workers would not be able to manually empty dumpsters at apartment complexes or shopping centers. The staff has researched this extensively and is recommending that the city purchase a roll-off hoist to help empty specialized containers at apartment complexes full of recycling materials. A roll-off hoist is a flat bed body to put on the back of a truck. The body allows one to pull or hoist the container onto the back of the truck. The city would purchase compartmentalized containers, similar to the recycling centers seen in other counties and at shopping centers. The city would move this container around to different apartment complexes in the city. One apartment complex would have access to the recycling container two days of each week and another complex would have the container for another two days. The same system would be used to add recycling in the shopping centers.

The bids received for the roll-off hoist were as follows:

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<u>Vendor</u>	<u>Price</u>
Amick Equipment Co.	\$14,625
Heil/Sanco	15,959
LoDal South, Inc.	16,386

Mr. Thompson stated the Public Works staff has extensively researched the equipment and has gone into a great deal of depth with the equipment bid by Amick Equipment Co.. They do feel that the equipment will meet the city's needs. The staff is recommending acceptance of the low bid of Amick Equipment Co. at a purchase price of \$14,625 for a roll-off hoist. Funds are available in the budget for this equipment.

Councilwoman Papouchado moved, seconded by Councilwoman Clyburn and unanimously approved, that the low bid of Amick Equipment Co. for \$14,625 for a roll-off hoist be approved.

UTILITY COMPANIES - ORDINANCE

Bond Damage

Mayor Cavanaugh stated an ordinance had been prepared for first reading to require utility companies to post an annual bond for damages to private property.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AMENDING CHAPTER 6 OF THE AIKEN CITY CODE TO ADD A SECTION REQUIRING UTILITY COMPANIES ANNUALLY TO PROVIDE A BOND TO COMPENSATE PROPERTY OWNERS FOR PROPERTY DAMAGE RESULTING FROM CERTAIN UTILITY COMPANY ACTIVITIES.

Mr. Thompson stated that several of the Aiken area developers have been meeting for some time to suggest ways to improve the business environment in Aiken and to work with the City and County to ensure quality development and reasonable regulation. Jerry Waters is serving as chairman of the Aiken County Developers Committee. Mr. Waters has contacted the city to ask that the city require utility companies to provide a maintenance bond to compensate the developers and other people that sustain property damage from negligence of utility companies and their subcontractors working within the right of ways.

Mr. Thompson stated the city had discussed this with a few of the utility companies in Aiken, and generally the utility companies work very well with the developers and with the city. However, some of the subcontractors occasionally damage public or private property. The utility companies are ultimately responsible for these repairs, but the utility companies do go back against the subcontractor to pay for the repairs. This can end up in a lengthy delay before the actual repairs are made or the developers reimbursed.

Mr. Holly has prepared an ordinance requiring utility companies to provide a bond against negligent acts or omissions of the utility companies and their agents.

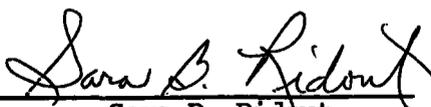
Councilman Perry moved, seconded by Councilman Anaclerio and unanimously approved, that the ordinance to require utility companies to post an annual bond for damages to private property be passed on first reading and the second reading and public hearing be set for the next regular meeting of Council.

YOUTH BASEBALL PROGRAM

Councilman Anaclerio stated he would like to ask the Recreation Department to review the possibility of the Department managing the Youth Baseball Program.

ADJOURNMENT

There being no further business, Councilman Anaclerio moved, seconded by Councilman Perry and unanimously approved, that the meeting adjourn. The meeting adjourned at 10:25 P.M.


Sara B. Ridout
City Clerk