

Aiken City Council Minutes

June 8, 1998

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

Others Present: Steve Thompson, Gary Smith, Bill Huggins, Roger LeDuc, Carrol Busbee, Anita Lilly, Stanley Quarles, Terry Rhinehart, Sandra Korbelic, Sara Ridout, Tom Smith of the Aiken Standard, Margaret O'Shea of the Augusta Chronicle, and 43 citizens.

Mayor Cavanaugh called the meeting to order at 7:35 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 May 25, 1998, were considered for approval. Councilwoman Papouchado moved that the minutes be approved as written. The motion was seconded by Councilman Radford and unanimously approved.

BOARDS AND COMMISSIONS

Appointments

Accommodations Tax Advisory Committee

McNair, Jim

Mayor Cavanaugh stated Council needed to make an appointment to the Accommodations Tax Committee.

Mr. Thompson stated City Council has an appointment available on the Accommodations Tax Advisory Committee. He stated Jim McNair's term on the Accommodations Tax Advisory Committee expired on March 25, 1998. Mr. McNair represents the accommodations industry as owner of the Highland Park Country Club and Golf Course. Mayor Pro Tem Perry has recommended Mr. McNair for reappointment and this is presented for confirmation by City Council.

Councilman Perry moved, seconded by Councilman Radford and unanimously approved, that Jim McNair be reappointed to the Accommodations Tax Advisory Committee, with the term expiring March 25, 2000.

HIGHLAND PARK - ORDINANCE 060898

Park Avenue

Sale of Property

505 Highland Park Avenue

Tax Parcel No. 30-028.0-06-003

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing on an ordinance to approve the sale of property at 505 Highland Park.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE APPROVING THE SALE AND CONVEYANCE OF REAL ESTATE OWNED BY THE CITY OF AIKEN LOCATED AT THE SOUTHWESTERN CORNER OF THE INTERSECTION OF HIGHLAND PARK AVENUE AND PARK AVENUE SOUTHWEST (505 HIGHLAND PARK AVENUE).

Mr. Thompson stated City Council is aware that the City has received at least two offers on the sale of property that the City owns at 505 Highland Park Avenue. This has been reviewed by the Aiken Corporation, and the Aiken Corporation is recommending sale of the property to the coalition of neighbors in the surrounding area.

Mr. Thompson stated the city had received an offer of \$100,000 on the property at 505 Highland Park Avenue for construction of an assisted living or apartment home for seniors. The city has also received an offer from property owners in the area to purchase the property for \$60,000.

In a letter to Council Mr. Wade Brodie, of the Aiken Corporation, stated both offers were very positive, and the Aiken Corporation spent time with both groups to review the proposals before City Council. A coalition of five neighbors has offered to purchase the lot for \$60,000. The neighbors plan to build two townhouses on the lot. The Aiken Corporation has recommended that the City accept this offer, with the condition that the City pay for a new survey because of a potential problem with the lot under consideration and

that the coalition of neighbors begin construction of at least two residential units to be significantly in progress within 12 months of the date of the sale.

The public hearing was held.

Mr. Bill Tucker, attorney representing the coalition of neighbors, stated the group was asking for final approval of the sale of the property on Highland Park to the coalition of neighbors. Mr. Tucker presented a drawing showing floor plans for the two proposed units. Mr. Tucker pointed out the group feels the two units are the most appropriate use of the property. He said the neighbors had great concern about the proposed 30 unit senior residence that Diversified Senior Services (DSS) wanted to place on the property. He said it was felt the assisted living facility would be out of character with the adjacent neighborhood. He pointed out the site plan presented to the Aiken Corporation showed a 30 unit building very close to the western boundary of the property line which would be within about 15 feet of Ms. Patterson's house. He also pointed out the impact on traffic that such a unit would cause. He said the neighbors feel that the two single family residences which they propose are a much more appropriate use of the property. He pointed out the purchase offer from DSS was increased to \$100,000 but the matter was not about money but about character of the neighborhood and the downtown area.

Ms. Virginia Dunkelbarger, representing Diversified Senior Services (DSS) appeared before Council. She distributed information from DSS regarding the facility. She stated DSS would like to have the property and the offer had been extended to give Council time to consider the offer. She pointed out the offer is \$100,000. The option money which is non-refundable, was increased to \$5,000. Ms. Dunkelbarger pointed out the property is zoned Central Business District and has been on the market about four years. She stated DSS had instructed her to leave their offer open and asked that Council give consideration to the offer of DSS.

Councilwoman Papouchado moved, seconded by Councilman Anaclerio and unanimously approved, that Council pass the ordinance on second and final reading approving the sale of the property at 505 Highland Park Avenue to the coalition of neighbors for \$60,000, with the clause that the coalition construct at least two residential units on the lot and that the units be significantly in progress within twelve months of the date of sale.

ANNEXATION - ORDINANCE 060898A

Town Creek Baptist Church

570 Town Creek Road

Silver Bluff Road

Church

Tax Parcel No. 00-134.0-01-865 & 00-134.0-01-248

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing on an ordinance to annex the Town Creek Baptist Church.

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 27.58 ACRES OF LAND, MORE OR LESS, OWNED BY TOWN CREEK BAPTIST CHURCH AND LOCATED AT 570 TOWN CREEK ROAD AND BEING ALSO KNOWN AS TAX MAP PARCEL NUMBERS 00-134.0-01-865 AND 00-134.0-01-248 AND TO ZONE THE SAME R-1 SINGLE FAMILY RESIDENTIAL.

Mr. Thompson stated the City has received a request from Town Creek Baptist Church, requesting annexation of the new church at 570 Town Creek Road into the City of Aiken. The request has been reviewed by the Planning Commission, and the Commission is recommending annexation with conditions.

The Church is requesting annexation as a condition for receiving City services. The Church has requested annexation of 27.5 acres on two separate tax parcels. The property fronts on the north side of Town Creek Road, and is contiguous to the City limits along its eastern boundary. The property is recommended to be zoned R-1, Single-Family Residential. A church is allowed in any zone with City Council approval.

After extensive discussion, the Planning Commission recommended annexation with the following conditions:

- 1) that a free-standing sign a maximum of 50-square feet in area be allowed no closer than fifty (50) feet from Town Creek Road;
- 2) that the Church comply with the Tree Protection and Landscaping Ordinance, including the additional requirement that trees be planted around the perimeter of the parking lot and at the rear of the property in lieu of tearing out the existing parking lot islands, which will be allowed to remain;
- 3) that shrubbery be planted around the detention pond;
- 4) that a landscape plan be submitted for approval;
- 5) that the fire sprinklers be installed as required; and
- 6) submission of proof of recording of a plat combining the two lots comprising the subject property.

The public hearing was held and no one spoke.

Councilman Anaclerio moved, seconded by Councilwoman Clyburn and unanimously approved, that Council pass on second and final reading an ordinance annexing the property at 570 Town Creek Road into the City of Aiken to become effective immediately.

ANNEXATION - ORDINANCE 060898B

Leverett's Shoe Store
1844 Whiskey Road
Leverett, Kenneth
Pine Log Road
Virginia Acres Subdivision
Weeks Recreation Center
Tax Parcel No. 30-058.0-04-002

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing on an ordinance to annex Leverett's Shoe Store to the city.

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 .28 ACRES OF LAND, MORE OR LESS, OWNED BY KENNETH LEVERETT AND ELVA C. LEVERETT, AND LOCATED ON THE EAST SIDE OF SOUTH CAROLINA HIGHWAY 19 AND BEING KNOWN AS TAX MAP PARCEL NUMBER 30-058.0-04-002 AND TO ZONE THE SAME NEIGHBORHOOD BUSINESS (NB).

Mr. Thompson stated the owners of Leverett Shoes, located at 1844 Whiskey Road, have requested annexation into the City of Aiken. This request has been reviewed by the Planning Commission, and is recommended to City Council with a single condition.

The property owners have requested Neighborhood Business Zone, and this is consistent with the use of the property and with the property in the area. The Planning Commission has reviewed this request, and unanimously recommend approval on the condition that shrubbery be planted in the planter island in front of the store, as approved by the City Horticulturist.

The public hearing was held and no one spoke.

Councilwoman Price moved, seconded by Councilwoman Papouchado and unanimously approved, that Council pass on second and final reading an ordinance annexing the property at 1844 Whiskey Road with the condition that shrubbery be planted in the planter island in front of the store and that the ordinance become effective immediately.

LEVERETT'S SHOE STORE - ORDINANCE 060898C

Virginia Acres Subdivision
Weeks Recreation Center
1844 Whiskey Road
Leverett, Kenneth & Elva
Sale of Property
Tax Map Parcel No. 30-058.0-04-002 (formerly 30-057.0-06-001)

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing on an ordinance to sell an approximately 0.089 acre tract to Kenneth and Elva Leverett.

June 8, 1998

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AUTHORIZING THE CITY OF AIKEN TO TRANSFER ALL OF ITS RIGHT, TITLE, AND INTEREST IN THE 0.089 ACRE, MORE OR LESS, TRACT OF LAND BETWEEN H. ODELL WEEKS ACTIVITY CENTER WALKING TRACK (1700 WHISKEY ROAD) AND LEVERETT'S SHOE STORE (1844 WHISKEY ROAD), ALSO IDENTIFIED AS A PORTION OF AIKEN COUNTY TAX MAP PARCEL NO. 30-058.0-04-002 (FORMERLY 30-057.0-06-001), TO KENNETH AND ELVA C. LEVERETT.

Mr. Thompson stated Mr. and Mrs. Kenneth Leverett, the owners of Leverett's Shoe Store, located at 1844 Whiskey Road, have been leasing a portion of the Virginia Acres complex property presently owned by the City. Mr. and Mrs. Leverett have asked the City to sell this property to them.

The property totals approximately 0.089 acres, and has been in use as a portion of Leverett's Shoe Store parking lot. The shoe store would like to make some improvements in the property, and would like to purchase this tract of land from the City to help with these permanent improvements. City Council has previously discussed this, and has suggested that the City would be willing to sell the property to Mr. and Mrs. Leverett at the appraised price.

The property has been appraised at a total of \$7,000, and Mr. and Mrs. Leverett are willing to pay the full value of this property.

Mr. Thompson pointed out a minor change had been made in the proposed ordinance, changing the acreage from 0.07 acres to 0.089 acres.

Councilman Anaclerio moved, seconded by Councilman Radford and unanimously approved, that Council amend the ordinance changing the acreage to be sold from 0.07 acres to 0.089 acres.

The public hearing was held and no one spoke.

Councilman Radford moved, seconded by Councilwoman Papouchado and unanimously approved, that Council pass on second and final reading an ordinance, as amended, authorizing the sale of approximately 0.089 acres of the Virginia Acres property to Kenneth & Elva Leverett for \$7,000.

HIDDEN HAVEN SUBDIVISION - ORDINANCE 060898D

Dedication

Deed

Streets

Water System

Septic System

Sewer System

Silver Bluff Road

Woodside Plantation

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing on an ordinance to accept the dedication of streets, water system and sewer system of Hidden Haven Subdivision.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE ACCEPTING THE DEDICATION OF REAL PROPERTY OWNED BY HIDDEN HAVEN COMMUNITY ASSOCIATION, INC.

Mr. Thompson stated City Council accepts streets and utilities within subdivisions of the City of Aiken, after the City has had opportunity to review the quality of construction of the streets and utilities.

City Council is aware that the Hidden Haven Subdivision has been experiencing problems with street maintenance and water and sewer lines. With annexation of the subdivision in 1993 the city committed to assist with these streets and facilities. As part of this process, the city had to have approval from the Hidden Haven Community Association, Inc., for the dedication of streets and utilities. We have received a request to take these facilities into the City's system.

The public hearing was held and no one spoke.

Councilwoman Clyburn moved, seconded by Councilwoman Price and unanimously approved, that Council pass on second and final reading an ordinance accepting the dedication of streets and utilities within the Hidden Haven Subdivision.

BUDGET - ORDINANCE 060898E

1998-99

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing on an ordinance to adopt a budget for fiscal year 1998-99.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE ADOPTING A BUDGET PROPOSED BY THE CITY MANAGER, CONTAINING ESTIMATES OF PROPOSED REVENUES AND EXPENDITURES BY THE CITY OF AIKEN FOR THE FISCAL YEAR BEGINNING JULY 1, 1998, AND ENDING JUNE 30, 1999, AND DECLARING THAT THE SAME SHALL CONSTITUTE THE BUDGET OF THE CITY OF AIKEN FOR SUCH FISCAL YEAR; CONTINUING CERTAIN MONTHLY WATER AND SEWER CHARGES; CONTINUING CERTAIN FIRE SERVICE RATES FOR PROPERTIES LOCATED OUTSIDE THE CITY; CONTINUING THE USER RATES FOR GARBAGE COLLECTION FOR RESIDENCES AND SMALL BUSINESSES; AND CONTINUING THE USER RATE FOR REGULAR COMMERCIAL AND INDUSTRIAL CONTAINER REFUSE AND GARBAGE COLLECTION.

Mr. Thompson stated that each year City Council adopts the budget of the City of Aiken, expressing the policy and goals of City Council for the coming fiscal year. A budget has been prepared for Council's consideration for fiscal year 1998-99.

The proposed budget is developed out of the discussions that Council holds throughout the year and includes the goals that Council adopted in the Horizons sessions and the Strategic Plan. The budget continues to address the major capital development projects that Council initiated over the past few years, but does not include any major new initiatives for the upcoming year. The projects included in this budget include continuation of the downtown Streetscape Program, entranceway improvements, development of the next phase of Citizens Park, continuation of the Community Policing Program, update of the Zoning Ordinance, and a great many other projects and programs approved by City Council. The Utility System includes funding for extension of water service on Highway 19, construction of a training facility, and renovations to some equipment that will allow us to reduce some of the operating costs of the utility system. He stated the proposed budget is a 2.52% decrease overall from the previous fiscal year. In the proposed budget the General Fund would increase 3.39%. The total budget dropped from approximately \$36,000,000 last year to \$35,000,000. The proposed budget does not include any rate or tax increases, and new property taxes make up 17.13% of the combined budget.

Mayor Cavanaugh stated Council needed to amend the budget to include the City Manager's salary.

Councilman Anaclerio stated Council had a facilitator to help Council with the City Manager's evaluation identifying the goals and the accomplishment of the goals. He said the evaluation pointed out that Mr. Thompson did an excellent job in meeting and exceeding the goals of the city.

Councilman Anaclerio moved, seconded by Mayor Cavanaugh and unanimously approved, that Council amend the proposed budget and increase the City Manager's salary by 2% for cost of living and 2% merit and in addition that the city make a 6% contribution to the City Manager's International City Management Association retirement.

Mayor Cavanaugh stated he felt the city had had a wonderful year and a lot of the leadership and accomplishments were due to the City Manager and his leadership and the team that he has working with him. Mayor Cavanaugh reviewed some of the accomplishments of the city during the year including All-America City Award, National Accreditation for Public Safety, Recreation Awards, Financial Reporting Award, ISO Class 2 rate for fire services, and the Municipal Association Award. Mayor Cavanaugh pointed out Council had looked at salary surveys across the state and many of the cities were paying their City Managers more than Aiken.

The public hearing was held and no one spoke.

June 8, 1998

Councilman Radford moved, seconded by Councilwoman Price and unanimously approved, that Council pass on second and final reading an ordinance adopting a budget for fiscal year 1998-99 as amended.

TAX MILLAGE - ORDINANCE 060898F

79 Mills

Millage Rate

Budget 1998-99

Mayor Cavanaugh stated this was the time advertised for the second reading and public hearing of an ordinance to set the millage rate for 1998-99.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE TO PROVIDE FOR THE LEVY OF TAXES FOR ORDINARY CITY PURPOSES AND FOR CAPITAL DEVELOPMENT PURPOSES IN THE CITY OF AIKEN FOR THE FISCAL YEAR BEGINNING JULY 1, 1998, SET THE MILLAGE THEREFORE AT SEVENTY-NINE (79) MILLS AND TO PROVIDE FOR THE EXPENDITURES THEREOF.

Mr. Thompson stated that each year City Council adopts a budget for the year, and also establishes a millage rate to meet this budget. The proposed ordinance sets the millage rate at 79 mills for the new fiscal year.

With adoption of this millage rate, Council will have experienced ten consecutive fiscal years without a millage rate increase. Over this ten year period, we have reduced the millage rate three separate times, twice as a result of reassessment.

The public hearing was held and no one spoke.

Councilwoman Papouchado moved, seconded by Councilwoman Price and unanimously approved, that Council pass on second and final reading an ordinance establishing the millage rate at 79 mills for fiscal year 1998-99, to become effective July 1, 1998.

BID

Airport

AWOS

Automated Weather System

Vaisala, Inc.

Mayor Cavanaugh stated Council needs to consider the bids for an AWOS at the airport.

Mr. Thompson stated the city has been working with the State of South Carolina and the General Aviation Commission to develop an automated weather system for use at the airport. Bids have been received on this project, and the staff is recommending acceptance of the low bid submitted by Vaisala, Inc. for a total of \$80,197.

This weather station will allow pilots to access local weather information specifically for the Aiken area, and this is part of the process to help support greater traffic at the Aiken Airport. The State of South Carolina has committed to half of the project, up to a total of \$40,098, to help move this project forward. The City's commitment on this project would also total \$40,098, to bring the total project funding to \$80,197. We have bid the purchase and installation of the AWOS, and the low bid totalled \$96,457. This bid exceeded the total available funding by approximately \$16,260.

We have asked the State Division of Aeronautics to help with additional funding to cover the full cost of the project, but have not received a response. We have also discussed this project with the Fixed Based Operator (FBO), and with Aiken Electric Cooperative, and again have not received a final answer about any assistance that either group can provide on this project. The General Aviation Commission has voted to move forward without waiting on these decisions, and instead has reduced the scope of the project to bring the project within available funding.

To reduce the scope of the project, we have eliminated the spare parts, test equipment, and extended maintenance contract in this award, and in future years the City will have to pick up these costs.

These funds will be taken from the Industrial Park/Airport Complex holding funds, funded through the sale of trees and sale of property in the Industrial Parks. As with all such projects, this does reduce the amount of funding available for future projects, but the AWOS Project was a high priority for the General Aviation Commission.

Councilman Anaclerio complimented the Aviation Commission for their efforts to stay within the budgeted amount.

Councilman Anaclerio moved, seconded by Councilwoman Clyburn and unanimously approved that the low bid of Vaisala, Inc. be approved for the purchase and installation of an automated weather station at a cost of \$80,197 which excludes the spare parts and maintenance.

BIDS

Chemical Bids
Water Treatment Chemicals
Public Works Department

Mayor Cavanaugh stated Council needed to consider the bids for the purchase of chemicals for water treatment.

Mr. Thompson stated each year the city advertises for bids for the use of chemicals in our water treatment operations. The city has received bids, and the staff is recommending approval based on the low bid for each chemical meeting specifications as follows:

<u>Company</u>	<u>Chemical</u>	<u>Bid</u>
IndChem Chemical	Sodium Fluoride	\$ 62.75/cwt.
IndChem Chemical	Lime	7.50/cwt.
Van Waters & Rogers	Chlorine, Ton Cylinder	20.00/cwt.
Van Waters & Rogers	Chlorine, 150 lb. Cylinder	40.00/cwt.
Keystone, Inc.	Liquid Zinc Orthophosphate	155.00/30 gal. drum
Suffolk Sales & Service	Liquid Alum	6.095/cwt.

The Calciquest firm submitted a lower bid for the Liquid Zinc Orthophosphate than the bid that the staff is recommending to City Council. The material bid by Calciquest is a chloride-based material, not a sulfate-based material. The specifications were written around a sulfate-based material, and we have built our system around this type of material and have found it to be very satisfactory. If we move to the chloride-based material we would risk having red water complaints in our system during the switch over of chemicals, and we simply do not recommend changing this. The specifications were very clear that we were asking for sulfate-based material.

Bids were sent to 24 vendors, and the city received responses from 7 companies. We are satisfied that these bids have been competitive, and we do have funds available in the budget for this purchase.

Councilwoman Price moved, seconded by Councilwoman Papouchado and unanimously approved that the low bids meeting specifications for chemicals be accepted as recommended by the staff.

BIDS

Liquid Lime Foundation
Quality Concrete
Public Works Department

Mayor Cavanaugh stated Council needed to consider the bids for a liquid lime foundation.

Mr. Thompson stated as City Council is aware, the city is moving to the development of a liquid lime system in the water treatment system, rather than the use of powdered lime. The liquid lime equipment sits on a concrete foundation, and the bid before Council is for the construction of that foundation. The staff is recommending acceptance of the low bid of Quality Concrete Company, in the amount of \$15,500.

June 8, 1998

Three bids were received on this project, and the bids are as follows:

<u>Company</u>	<u>Bid</u>
Small Construction Co.	\$20,000
Reeder Construction Co.	21,200
Quality Concrete	15,500

Based on the bids received, the staff is satisfied that this has been a very competitive process, and the staff is recommending acceptance of the low bid of Quality Concrete, with a total bid of \$15,500.

Councilman Anaclerio moved, seconded by Councilman Radford and unanimously approved, that Council accept the low bid of Quality Concrete with a bid of \$15,500 for construction of the liquid lime foundation.

BIDS

Doors

Weeks Recreation Center

Whiskey Road

Glass Service Center

Mayor Cavanaugh stated Council needed to consider bids for the doors for the Weeks Center.

Mr. Thompson stated for sometime the city has needed to replaced the external doors at the Weeks Center. He said the present doors are in poor shape, and the city has been looking at ways to replace the doors.

Mr. Thompson stated the city has received a grant in the amount of \$8,277.05 from the Parks and Recreation Department of the State of South Carolina. He said this amount would pay a large amount of the total project. He said three bid invitations were sent out and the staff is recommending acceptance of the low bid of Glass Service Center in the amount of \$11,759. The grant from the State would pay all but \$3,481.95 which would be the city's cost. The staff is recommending acceptance of the only bid received of Glass Service Center at \$11,759.

Councilman Anaclerio commended the staff for obtaining the State grant to help replace the doors.

Councilman Anaclerio moved, seconded by Councilwoman Papouchado and unanimously approved, that Council approve the bid of Glass Service Center in the amount of \$11,759 to replace the doors at the Weeks Center.

ADDITIONS TO AGENDA

Mayor Cavanaugh stated Council needed to consider adding two items to the agenda, including bids for the picnic shelter replacement at the Weeks Center and first reading of an ordinance leasing the water tower at South Boundary for communications antennae.

Councilwoman Papouchado moved, seconded by Councilman Anaclerio and unanimously approved, that bids for a picnic shelter and the lease of the water tank at South Boundary for installation of communications antennae be added to the agenda.

BIDS

Picnic Shelter

Virginia Acres

Weeks Activity Center

Recreation Department

Mayor Cavanaugh stated Council needed to consider the bids for a picnic shelter at the Virginia Acres property on Whiskey Road.

Mr. Thompson stated the current years' budget includes funding to replace a picnic shelter at the Weeks Activity Center. We have bid this project, and the staff is recommending acceptance of the low bid from Bliss Products and Services, with a total bid of \$27,337.10.

We received a total of three bids on this project including the following:

<u>VENDOR</u>	<u>TOTAL BID</u>
Bliss Products and Services	\$27,337.10
Blue Ridge Habitats, Inc.	29,500.00
C. K. Pools products	29,905.70

The present picnic shelter is old, and does not have water or electricity available for people in groups that use these facilities. The new picnic shelter that we have proposed will be much larger, offer running water and electricity, and will greatly enhance our ability to host picnics, family reunions, and other functions at the Weeks Center. If we find that this facility is very successful, in future years we hope to replace the other picnic shelters with the same type of facility.

Councilman Anaclerio moved, seconded by Councilwoman Clyburn and unanimously approved that the low bid of Bliss Products and Services, Incorporated, with a total bid of \$27,337.10 for this project be approved.

WATER TANK - ORDINANCE

South Boundary
York Street
Antenna
Communications Facilities
Triton PCS, Inc.

Mayor Cavanaugh stated an ordinance had been prepared for first reading to lease space on the water tower at South Boundary for communications facilities.

Mr. Thompson read the title of the ordinance.

AN ORDINANCE AUTHORIZING THE MAYOR, BY AND WITH THE ATTEST OF THE CITY CLERK, TO EXECUTE A LEASE OF REAL ESTATE LOCATED NEAR THE INTERSECTION OF YORK STREET AND SOUTH BOUNDARY AVENUE (THE WATER TANK LOCATION) TO TRITON PCS, INC.

Mr. Thompson stated the city had received another request for a lease on the city water tower, located at York Street and South Boundary Avenue, for a telecommunications server.

Triton PCS, Inc. has requested use of the city water tank for placement of antenna equipment, and we have suggested that the lease should be identical to the one previously approved for Powertel. The company has accepted this lease, and if City Council approves this ordinance you will approve this lease on the same conditions as extended to Powertel.

In the lease before City Council, the lease is established for a fifteen year period, with three separate five year periods which are automatically renewed unless Triton decides to terminate. The lease could also be renewed for two additional five year periods, with approval of both the city and Triton. In return Triton would pay a lease fee on the use of this water tower starting with a cost of \$10,000 per year for the first five years. At the end of each five year period the lease amount would increase by 15% for that 5 year term, and if the lease goes for the full twenty-five year term, the lease would generate \$337,120.

The city also has the ability to rent space on the tank for other communications companies, and the city would have to approve any sublease of Triton antennas to another company.

This has been approved through the Historic Preservation Commission with the previous lease to Powertel.

Mr. Thompson stated this has been a very good effort as it has allowed the city to avoid additional towers in the Aiken area and the antennas are almost invisible on the water tower.

Councilwoman Price moved, seconded by Councilwoman Papouchado and unanimously approved, that Council pass the ordinance on first reading approving a lease of city property to allow the location of communications equipment on the water tower at the intersection of York Street and South Boundary Avenue and that second reading and public hearing be set for the next regular meeting of Council.

June 8, 1998

ECONOMIC DEVELOPMENT PARTNERSHIP

Savannah River Site
Lobbying Firm
Johnston and Associates, LLC

Mayor Cavanaugh stated Council needed to consider a request from the Economic Development Partnership for funds.

Mr. Thompson stated that in May of 1997 City Council approved a contribution to the Economic Development Partnership to help offset the expenses for the use of a lobbying firm in Washington to secure missions at the Savannah River Site. The Partnership has asked that City Council continue to participate in this program, and has requested \$25,000 from the City for this effort.

Councilman Radford moved, seconded by Councilman Anaclerio and unanimously approved that the request for funding of \$25,000 from the Economic Development Partnership of Aiken and Edgefield Counties, to assist with the expenses to retain the firm of Johnston and Associates, LLC to support missions and efforts at the Savannah River Site be approved. Councilwoman Price did not participate in the discussion or the vote on the matter because of possible conflict of interest.

SISTER CITY

Partner City
Shoalhaven, Australia
Partners in Friendship

Mayor Cavanaugh stated Council needed to consider a request from the Partners in Friendship to add Shoalhaven, Australia as a Partner City.

Mr. Thompson stated the city has received a request from Mr. George Custodi to consider adding Shoalhaven, Australia, as a Partner City to the City of Aiken. Mr. Custodi points out that representatives of Shoalhaven visited Aiken during Aiken's hosting of the Australian Olympic Equestrian Team in 1996 to learn more about our efforts to host Olympic athletics. This was in preparation for a similar program to be implemented in their town for the Sydney 2000 games. Mr. Custodi stated that the success of the Orvieto partnership has encouraged Aiken participants to move forward with this new relationship. The Shoalhaven City Council has already granted formal approval for the partnership and Mr. Custodi is requesting Council approval to establish this relationship with Shoalhaven.

Mr. Custodi also points out that the Partners in Friendship will not seek financial support from the city and that funding will come from commercial activities and benefactors. The PIF Board is attempting to avoid further fund raising campaigns that compete for funds with charitable organizations. The hope is that the approach will stimulate private enterprise in seeking profitable ventures with counterparts in the partner cities.

Mr. and Mrs. Steve Black were present representing the Partners in Friendship Board. Mr. Black reviewed the request of the PIF and asked that Council approve the partnership request.

Councilman Anaclerio moved, seconded by Councilwoman Papouchado and unanimously approved, that Council approve the request that Shoalhaven, Australia, be a partner city.

COUNCIL MEETING

Summer Schedule

Mayor Cavanaugh stated Council needed to consider the summer schedule for Council meetings.

Mr. Thompson stated that each year City Council adopts a summer schedule to allow members of Council, the staff, the media, and the public to schedule vacations and time away from the City. In the past, City Council has scheduled regular meetings on the second Monday of July and August, and eliminated the meeting normally scheduled for the fourth Monday of July and August. If there is an issue that needs urgent attention by City Council, then we will schedule a special meeting between these dates, but otherwise we meet only once in July and August.

Councilwoman Price moved, seconded by Councilwoman Papouchado and unanimously approved that Council adopt a summer schedule and hold Council meetings only on the second Monday of the months of July and August.

ADJOURNMENT

There being no further business the meeting adjourned at 8:25 P.M.



Sara B. Ridout
City Clerk