

# **CITY OF ARNOLDSVILLE CITY COUNCIL MEETING**

May 19, 2022

Council Present: Norma Craddock Tracy Massey (absent) Danny Morcom  
Danny Sniff Jack Norman

Observers: N. Sanders, Patrick Perry

7:00 PM - Meeting called to order by Mayor Spearing

City Clerk, Debbie Love, introduced the new part-time city clerk, Dana Player to the Mayor and Council. Ms. Player will primarily be handling the water program for the city going forward. She will also eventually be responsible for additional city duties as needed.

## **Minutes**

On a motion from Danny Sniff, seconded by Danny Morcom, the minutes for the April 21, 2022 regular meeting were approved as submitted. Vote 4-0

## **General Fund Financial Report**

On a motion from Jack Norman, seconded by Norma Craddock the April General Fund Financial Report was approved as submitted. Vote 4-0

## **Water Department Report**

Water Superintendent, George Spearing, III reported that Oconee Well Drillers would be making the necessary repairs/checks on the well located on GW Bray Rd. Spearing also mentioned that he had been in touch with Georgia Rural Water to request that they assist in providing a new mapping of the whole water system. He reported that all wells are currently running with no problems. Spearing also mentioned that with the increase in construction going on inside and outside the city limits, and the recent lack of rain, that usage has increased. Council Member Danny Morcom inquired about restrictions due to the current drought. Spearing stated that everything is okay right now. Council Member Jack Norman asked if the city needs another well with this increase in services. Spearing said that it would be a good idea to be actively looking for two more wellsites. Council Member Danny Sniff mentioned that he may have a possibility for a well site and he will talk with Spearing further regarding another well.

## **Water Fund Financial Report**

On a motion from Danny Sniff with a second from Danny Morcom, the April Water Fund Financial Report was approved as submitted. Vote 4-0

## **Fire Department**

Arnoldsville Fire Chief, Heath Baker, reported to the council that they had recently completed some training. The fire department did not receive the grant for the needed air packs, however, they were able to purchase some used packs that were previously only used in training for \$5,000.00 more than would have been needed with the grant. This was approximately \$10,000 less than purchasing them at full price. They have also purchased a new truck at a good price in good condition that can be used for rescue and water. It is a Class A Pumper which was located in Kentucky. This truck will not be a help toward the ISO rating, but qualified as a main truck which was needed. The sale of the old trucks should cover the cost on this one. Baker announced that the fire department will be going through Hazmat Training in August and requested the use of the City Hall Building for this training. They were able to use the City Hall last year and it was a tremendous help as there is currently no air conditioning in the fire hall.

## **Zoning**

Land Use/Zoning Officer Lynn Shedd was absent due to a medical procedure. No new items regarding landuse or zoning were discussed with the exception of a mention of a possible Warning Citation to be issued. Council Member Morcom pointed out one residence that was in need of a grass cutting. Mayor Spearing said he would ask Mr. Shedd to follow up.

## **Old Business**

Council member Danny Sniff reported no updates regarding the new sign for City Hall.

City Attorney Love reported that Mr. Paul Bunce, the purchaser of the old city hall building, was selling his business. Love suggested that if anymore discussion was to be held regarding this issue, the Council would need to go into Executive Session.

## **New Business**

Patrick Perry, PLA of Perry Planning LLC was present along with Brad Stephens who has a contract on the property and John Limbach, real estate agent for the buyer, to talk to the council about the possibility of annexing approximately 96 acres into the city for the purpose of putting in a housing development. This property is located on the northeastern end of Arnoldsville-Winterville Road. The plan is/was to be for 50-60 houses but Oglethorpe County turned down their request but suggested they talk to Arnoldsville about the possibility of the annexation. After some discussion it was determined that the first step toward this possible annexation would be to obtain permission from the property owners that are located between the Arnoldsville City Limits and the 96 acres referenced. Specific items discussed included the need for two well sites on the property that would be owned/maintained by the city due to the water system being at capacity. Mayor Spearing also pointed out that Zoning Regulations in Arnoldsville are stricter than zoning regulations for Oglethorpe County and that if the annexation vote passed, it would take at least six to eight months to get the process completed. It was also mentioned by Water Superintendent George Spearing, III that the well(s) would require 200 gallons per minute. Council Member Danny Sniff stated that he had no problem with the concept of expanding the city limits. Council Member Norma Craddock stated that she felt much more consideration was needed regarding the details, neighbors of the property, etc.



City Clerk, Debbie Love, received approval from the Mayor and Council to go ahead with the purchase of new office equipment and furniture for the purpose of setting up a second office for City Hall. This office will be utilized as needed for the water program and ongoing city business. This will include a desk and two new computers. The current system is over 10 years old and should be replaced/upgraded.

Next on the Agenda was the item of the Alcohol Ordinance being drafted by City Attorney Love. Love asked for a subcommittee made up of two people, one in favor of the ordinance and one who is not. He would like to ask both sides some questions that will be helpful in crafting the ordinance draft. The committee, Jack Norman and Danny Sniff, will meet with Love before the next meeting to go over the ordinance draft.

8:35 PM On a motion from Norma Craddock and seconded by Danny Sniff, the meeting was adjourned. Vote 4-0

Minutes prepared and submitted by City Clerk, Debbie Love, June 23, 2022