

FINANCE MEETING
May 28, 2013

The Finance Meeting of the City of Natchez met in the Council Chambers on Tuesday, May 28, 2013, at 4:30 p.m.

PRESENT:

Mayor Larry L. "Butch" Brown	
Alderman Joyce Arceneaux-Mathis	Ward 1
Alderman Rickey Gray	Ward 2
Alderman Sarah Carter Smith	Ward 3
Alderman Tony Fields	Ward 4
Alderman Mark Fortenbery	Ward 5
Alderman Dan Dillard	Ward 6

ALSO PRESENT:

City Clerk Donnie Holloway
City Attorney Hyde Carby
Temple Hendricks, Board Secretary
Chief Oliver Stewart, Fire Department
David Gardner, City Engineer
James Johnston, Community Development

Mayor Brown advised that Jennifer Barbee is being paid \$35,000.00 for this summer and she will receive other compensation from contributions she generates.

Hyde Carby stated that the developers of Hedges Plantation, the area by Roux 61, would like to dedicate the sewer lift station to the City. A Resolution has been drafted and the City will need to adopt the Resolution. NWW is pleased with the sewer lift station being dedicated to the City. Mr. Carby advised that the lift station is large enough to handle residential development in that area. Alderman Dillard asked why the lift station is not being given to the County. Mayor Brown said that Roux 61 is on City sewer. Alderman Fortenbery said this is the same premise as CCA- Adams County Water Association provides the water and NWW provides sewer service.

Mayor Brown read the privilege license report for April. 57 licenses were issued or renewed for a total of \$4,085.00. Approximately 15 jobs were generated.

Mayor Brown presented the golf report for May and although 5 rain days, almost \$30,000.00 in revenue was generated. Some tournament play might not be reflected in the report.

Waste Collection, Disposal and Recycling:

Mr. Carby said that the options have different combinations of frequency and size of cans and bins:

Option #1: once a week waste pickup, once a week recycle pickup, 65 gallon trash can, 36 gallon recycle bin

Option #2: one a week trash pickup, one a week recycle pickup, 65 gallon trash can, 18 gallon recycle bin

Option #3: twice a week trash pickup, once a week recycle pickup, 65 gallon trash can, 18 gallon recycle bin

Option #4: twice a week trash pickup, bi-weekly recycle pickup, 65 gallon trash can, 48 gallon recycle bin

Option #5: twice a week trash pickup, bi-weekly recycle pickup, 65 gallon trash can, 18 gallon recycle bin

Option #6: twice a week trash pickup, no recycling, 65 gallon trash can

Mayor Brown said that the best of the bids evaluated on May 23rd appeared for many reasons to be Option #3 as trash pickup is twice a week with a 65 gallon can and once a week recycling pickup with a 18 gallon bin. Alderman Carter Smith pointed out that once a week pickup for recycling will be easy for people to remember and she said that Waste Pro provided the best bid for collection and recycling. Alderman Carter Smith said that the City has added recycling and bins for the same price that was previously paid.

Mayor Brown said that Option #3 had been chosen and the BOA needed to decide on the term.

Mr. Carby asked that the BOA consider that there will be a rate increase, normally 3% each year, so the BOA can take a firm two year total after the CPI kicks in. Mayor Brown said if the City has a term of three or four years, the City will still be able to negotiate the CPI rate increase. Waste Management quoted a flat fee with 3% is compounded. Alderwoman Carter Smith asked if in two years the public sees that half their trash is going to recycling, can the rate be renegotiated.

Mayor Brown stated that the disposal contract has always been 25 year terms. Now there is a possibility for a shorter term at a favorable rate.

Mayor Brown said, for discussion purposes, the committee looked at a ten year term. Theoretically the City can have almost free disposal. Mayor Brown suggested that the term be ten years as still under half of what the previous terms have been and in ten years, the City will have an idea of what the company chosen is going to do on the \$1.00 a ton.

Mayor Brown advised that once a company is selected, negotiations can begin.

Mr. Carby said that Riverbend has a CPI. Waste Management's CPI kicks in on day one. Mr. Carby said that choosing a less lengthy collection contract allows you to deal with escalating costs therefore if getting too expensive, you can take a different approach. Mr. Carby said Riverbend gave a flat price. Mr. Carby said that there are six days that recycling will not be picked up but that doesn't alleviate the company from picking up trash.

The BOA said that they will be ready to vote in the BOA meeting. Mr. Carby would like two years on collection as a shorter time on collection gives you time to analyze how things are going.

Fire Department:

Mayor Brown said the County has hired an assistant fire coordinator who is a City employee. Mayor Brown said that Chief Stewart has received a price of \$78,000.00 to purchase a rescue boat. As price so high, Chief Stewart is to ask boat builder to see how much it will cost to retrofit the existing boat.

Mayor Brown had toured Auburn to look at repairs and had received preliminary numbers from Clark Feiser. Mayor Brown would like for Alderman Dillard to meet with Mr. Feiser has the bid appears high.

Mayor Brown stated that he'd met with Walter Tipton and Warren Reuther to discuss repairs at the Community Center. Mayor Brown would like for the large double doors which face Franklin and those on Wall Street be replaced with a header, walls installed and covered with Hardi-board due to the doors' deteriorated condition. Mayor Brown proposed that the three large roll up doors on the west side of the building be replaced-- replace the center with an aluminum door and enclose walls on the other two just as on the east side of building. Two overhead lights need to be installed where the restrooms are located. The a/c units went out over the weekend; two have been repaired and the repairman said that the third unit needs to be replaced. Mayor Brown asked the BOA to table decisions about repairs on the Community Center for now.

Walter Tipton is negotiating with a group that's interested in leasing the Auditorium. The new group would make needed repairs but will still honor contracts. The Auditorium would only be used by this group on the weekends. The interested party will only do interior repairs such as cosmetic repairs to the bathrooms; the City will still be responsible for the heating and a/c systems.

Alderman Dillard stated that these kinds of repairs can be budgeted and as \$727,000.00 in the casino annual lease fund, the City now needs to budget for repairs to public properties as the revised budget is being addressed. He would like to earmark 1 mill out of revenue for public properties.

Donnie Holloway said that the new budget must be submitted to the State by September 15th. He also advised Mayor Brown that the City has to do a revised budget; Mayor Brown said that it was his understanding that the City doesn't have to submit a revised budget.

Mayor Brown asked that the timeline for Microseal be discussed. Mayor Brown had people look at costs of repairs for public properties but the City needs a firm set of numbers to look at. Aggressive work needs to be done at Duncan Park. Mayor Brown said that the City had received insurance funds to repair the roof at the Tennis Shop—Alderman Dillard said that there was still a hole in the roof the last time that he looked.

Mayor Brown has met with Ed Songy and he had good reports regarding the IT audit. The financial audit is coming along.

Alderman Dillard asked if he may tell his constituents that they can see asphalt trucks making repairs this summer. Mayor Brown said that he's hopeful that street repairs will begin in the next 30 days.

Alderman Dillard said that the Natchez Music Festival group is still interested in leasing Margaret Martin. Mayor Brown stated that their attorney has the letter which Mr. Carby said the music group is still accessing. Alderman Dillard that the music group thinks that they're waiting on the City and the City thinks that it's waiting on the music group. Mayor Brown stated that the MM issue is between the lawyers. He asked Mr. Carby to restart discussions regarding MM.

Mayor Brown said that bids for repairs at Margaret Martin should be received at the next meeting. Mayor Brown stated that Mr. Malone is sending his son over to address the roof warranty issue at MM. Mayor Brown is going to let Mr. Carby handle. Alderman Dillard asked that the City's electrical inspector go look at the safety at MM.

Mayor Brown advised that Fred Galler is looking at the cost of doing inspections and adjusting inspection fees.

Mr. Carby stated that MDAH has finally walked the MM site that was sold to Mike Worley and MDAH is now delisting the property. MDAH has to publicize for two weeks so hopefully in two weeks, this sale will have closed. The funds from the sale will be going into public properties.

Mr. Carby asked for a motion to close the Finance meeting to make a determination that a valid reason existed to go into Executive Session. Mr. Carby advised that a personnel issue needed to be discussed.

A motion was made by Alderman Gray, with a second by Alderman Fortenbery, to close the Finance meeting to make a determination that a valid reason existed to go into Executive Session. The motion carried unanimously.

Mr. Carby returned and advised that it had been determined that a valid reason existed to go into Executive Session which was the discussion of a personnel issue.

After meeting in Executive Session, Alderwoman Carter Smith made the motion to go out of Executive Session and adjourn to the Regular Meeting of the Board of Aldermen. Alderman Gray seconded the motion which carried unanimously.

Larry L. "Butch" Brown
Mayor

Attest:

Donnie Holloway, City Clerk