

LAW AND FINANCE MEETING

Wednesday, January 30, 2008

1:00 P.M.

The Law and Finance Committee met on Wednesday, January 30, 2008, 1:00 P.M., in the Council Chambers at City Hall. The following people were present:

Present:

Law and Finance Committee:

Mayor Cornelia P. Olive (Left at 2 P.M.)	Council Member Mike Stone
Mayor Pro Tem Joseph E. Martin	Council Member Walter McNeil, Jr.
Council Member Charles Taylor	Council Member James Williams
Council Member Steve Brewer	City Attorney Susan Patterson
City Manager Hal Hegwer	
City Clerk Bonnie D. White	
City Staff	

Absent:

Council Member Linwood S. Mann, Sr.

Consider Request to Lease Property from the City of Sanford– (Exhibit A)

Ronnie Turner, representing the Lee County Lions Club, stated that the Lions Club would like to lease a portion of City-owned property to give them more parking area. He said that the fair continues to grow, and this past year there were 27,500 in attendance. He feels in the future there will be 40,000 to 45,000 people in attendance. The City's property they would like to lease joins the Sanford Lions Club's property. The portion of City property they would like to lease is almost one acre in size. Mayor Olive asked if they foresee doing anything to that property. Mr. Turner replied that they would keep it mowed. The property runs down beside their property line now. They have a fence with a gate and they would bring the cars through their property onto the City's property.

Council Member Stone thanked Mr. Turner for his involvement with the Lion's Club and all they do for the City. He asked if they are requesting to lease the property for five-year increments. Mr. Turner replied yes. Mr. Stone asked if the Lions Club will cover the cost of moving the fence and any improvements to the land. Mr. Turner replied yes.

City Manager Hal Hegwer stated that the property the Lion's Club is requesting to lease is across from the current Public Works' facility. Attorney Susan Patterson advised that there is a process that would have to be followed. The lease will have to be advertised. When you lease for ten years or more, it has to be treated as a sale of the property, but we have the authority to lease other increments. Mr. Martin stated that maybe the Lions Club would lease the property for nine-year increments. Attorney Patterson asked Mr. Turner to get with her on the number of years they would like to lease the property.

Consider Report on Capacity Building Grant Application with the Division of Community Assistance and Partnership with Brick Capital Community Development Corporation – (Karen Kennedy)

Planner II Karen Kennedy advised that Brick Capital and the City of Sanford are forming a partnership for a possible grant which is due tomorrow. It is a small grant for \$75,000. The intent of the grant is to build capacity within Brick Capital. Brick Capital intends to ask for \$75,000 of money for personnel to hire an in-staff project manager that will help with all the construction activity that Brick Capital has had and for any new supportive housing and any future projects for construction. At this time, Mrs. Rumely and her staff are very limited and their knowledge of construction is limited. This is an opportunity to apply for this money. One of the requirements of the project is that within two years, the capacity is built within Brick Capital for a larger project of community development block grant funds. That project will be starting the infrastructure installation for everything on the 27 acres at the intersection of Garden Street and Washington Avenue for the affordable housing development project. This project will be a mix of commercial, homes, and some service utilities. Mrs. Rumely has also acquired two other lots that run parallel to Garden Street and Washington Avenue; so she now has a whole area of acreage to put this project on.

Mrs. Kennedy explained that the intent of this is to build capacity through a staff person that will help put together a project which is already in the works to get infrastructure funds within two years. Brick Capital has met with City Manager Hal Hegwer, Community Development Director Bob Bridwell and Planner II Karen Kennedy to go over this project. They have met with staff from the Division of Community Assistance to talk about both projects – the current capacity building and the future infrastructure project. She added that this will be a commitment to working with DCA in the future on infrastructure.

Mrs. Kennedy advised that the mayor has documents that she needs to be executed and as part of the grant application process, even though the grant is due tomorrow, the state has agreed to let us hold the public hearing next Tuesday night just to let the public know about the project and the capacity building. She stated that no matching funds are needed for this initial grant.

Consider Solid Waste Bids – (Exhibit B)

Public Works Director Larry Thomas advised that bids for the solid waste contract were received on January 22, 2008, for garbage collection. The figures listed on the bid sheet are monthly costs. He explained that there were three bidders – Waste Industries, Waste Management, and Allied Waste. He explained the bid sheet in detail. Item #1 is regular garbage pickup (90 gallon garbage cans) and this is the way it is done under the present contract. Item #2 is the recycling for 18-gallon bins and would be picked up weekly. Item #3 is the disposal; at the time of bid opening and at this time, staff does not know what this is because Lee County is negotiating this contract. The City uses the County to supply the disposal – transfer station. Disposal calculated at the new Lee County rate is estimated at \$25,284. This figure will be the same for all the bidders. Beginning July 1, 2008, there will be a \$2/ton tax on disposal that is not included in the \$25,000 figure. This would amount to an additional \$18,000; which is initiated by the state to cover abandoning old landfills. Item #4 is for litter cans downtown; we have 28 of these cans. We will be adding 11 additional cans, and they will be emptied twice each week. Item #5 is dumpsters for some apartments in town; this is the same as the existing

contract. Item #6 is for the service of municipal buildings. Items 1-6 represents the contract as it is now. When you total the bids of these items, Waste Industries had a bid of 80,894.10; Waste Management had a bid of \$87,628.19; Allied Waste had a bid of \$120,063.21. Mr. Thomas said if we use the existing price under our existing contract and use the quantities that staff is proposing for next year, the price would be \$78,656.44 (under current contract).

Mr. Thomas stated that there are some alternates to be considered. Under Item #7, staff is suggesting that new cans be supplied with the City of Sanford logo, and they would be depreciated at 10 percent each year; so at the end of five years, we could purchase them from the contractor for 50 percent of the cost. The cost would be \$50; it would be the same for everybody. In five years, we could purchase the carts for \$25; in ten years, we would get the carts for free. Staff did it that way because if the contract did not work out, we could purchase the carts at 10 percent depreciation each year. Staff talked to the State about recycling, and they suggested using 65-gallon containers. (The containers were on display for review). They talked with several citizens about these carts versus the bins, and they like the carts better and felt they would be more convenient for them. It would store more recycling and encourage more recycling. The State suggested picking up recyclables every two weeks. We could also buy these carts back the same way we could buy the garbage cans. The only problem with this is that we did not do this for all apartments because staff felt there was no room for storage of these carts for apartments. In the contract if someone has an apartment, they could get a second bin at no cost for recyclables. A survey was done for apartments, and approximately 8.5 percent of the people recycle that live in apartments. Item #9 is a local office. Mr. Thomas stated that Refuse Superintendent Larry Craig and he talked and we have received some complaints about not having a local office in Sanford. A local office is someone who answers the phone and can answer questions and know what Sanford's situation is. It is not in the present contract now; it goes to another city. We received 80 plus complaints this past year and twelve of these complaints were about not having a local office.

Mr. Thomas advised that the items hi-lited in yellow is what staff feels Council should consider. Items 7 and 8 replace Items 1 and 2. If Council chooses these items hi-lited in yellow, the low bidder is Waste Industries. Council Member Stone asked if the City has been in the business in the past of buying cans. Mr. Thomas replied no; they have bid it out before. They have heard it from people who are in the bidding who want to compete; it is a problem because they have to furnish new cans. Mr. Stone expressed concern about the issue of buying cans. Council Member Brewer asked if we buy the cans and have to replace a can; do we have

Consider Ordinance Amending the Annual Operating Budget of the City of Sanford FY 2007-2008 – (Exhibit C)

Consider Information on Water Meter Remote Reads – (Exhibit D)

Consider Information on Grease Traps – (Exhibit E)

Consider Stop Sign Request on Gulf Street – (Exhibit F)

Consider Update on Downtown Parking for Wilrik Hotel – (Exhibit G)

Consider Airport Funding – (Exhibit H)

Consider Appointment of Council Member to Joint Planning Commission

Consider Resolution Establishing the Procedure for Evaluating and Unsealing Minutes of Closed Sessions of the City of Sanford City Council - (Exhibit I)

Consider Employee Survey – (Exhibit J)

Development Report – (Exhibit K)

Adjournment

Council Member made the motion to adjourn. Seconded by Council Member, the motion carried unanimously.

Respectfully submitted,

Cornelia P. Olive, Mayor

Bonnie D. White, City Clerk