



CITY COUNCIL MANAGER'S REPORT

City of Hogansville | David A Milliron, City Manager | 706.637.8629 | March 4, 2019

Pine Street Paving Project: The proposed Pine Street paving project is out to bid. A non-mandatory pre-bid meeting is scheduled for 11 am at City Hall on Wednesday, March 6th. Sealed bids are due at 11 am at City Hall on Wednesday, March 13th and then publicly opened and read aloud. A recommendation is expected to be made to the City Council at its Monday, March 18th meeting.

2017 CDBG: Phase IV of the Water and Sewerage System Improvements is nearing completion, including the work completed at Melson Homes. Crawford Grading & Pipeline, Inc. provided a quote of \$45,770 to pave the parking lot. Since the scope of work is not within city right-of-way and not specific to the FY17 CDBG project, the grant administrator has advised that the work is not eligible project expense and should be completed with other city or housing authority funds.

Lake Jimmy Jackson Project: Turnipseed Engineers has submitted a proposed change order on its contract with the city on behalf of Piedmont Paving, Inc., which is responsible for the asphalt driveway into the park. The change order is for \$9,763.40. Turnipseed has advised the reason for the change is due to an “increase in cost of material since bids were received January 10, 2017” in addition to the “cost to repair existing base and prepare base for paving.” The city is otherwise ready for a final walkthrough and close the project out. Staff is coordinating with Precision Planning, Inc. to schedule that effort. Once all punch list items are cleared, the Mayor and Council are encouraged to schedule a ribbon-cutting ceremony for the new park.

Elm Street Bridge Replacement Project: The following punch list items are to be completed prior to a final walkthrough of the project:

- Concrete on the back of sidewalks should have a smooth finish;
- Nails should be removed from concrete in the culvert;
- Grade area northwest and southwest of the culvert. The soil should be graded to remove clumps and to provide a smooth, mowable surface and direct stormwater flow to the creek;
- Place additional rip rap on all four corners of the culvert to prevent future erosion;
- Add additional #57 stone to the driveway of the convenience store within the right-of-way;
- Remove bricks and other construction debris from within the rip rap on the stream banks;
- Replace shrubs at 100 Elm Street that were removed during construction; and
- Some areas need grassing. Final acceptance of grassing is defined as a full cover over the seeded area of live and growing grass when at least 98% of the total area has no bare spots exceeding one square foot, and the ground surface is fully stabilized against erosion. Remove silt fence once grassing is complete.

Hydrant Replacement Project: Crawford Grading has completed the Phase II of the fire hydrant replacement project except for 310 Elm Street. The project was able to be accomplished without having to shut off water to large portions of the city as was the case in the first phase of the project.

East Main Street/Highway 54: A contractor for the Georgia Department of Transportation began work today raising the stormwater drains along East Main Street. Vehicles have reported losing tires after driving over the drains, which are below grade due to multiple layers of asphalt being applied over the years.

Monthly Council Financials: The December 2018 financial reports are now available at <http://www.cityofhogansville.org/finance/> under the finance tab. The City of Hogansville monthly publishes an Unaudited Financial Report along with comparable data for the prior year and year to date. Such interim financial reports are prepared monthly by the finance staff, normally for internal use, including that of the City Council. There is generally a 60-day lag in posting financials to account for reconciliation of the financial data and bank statements. Most cities issue some type of interim report to assist with their day-to-day management. On Page 2 – Summary Highlights – the Enterprise Fund shows a deficit of \$116,874. The city auditor has advised the finance staff to accrue the debt of the USDA-funded waste water treatment plant upgrade and expansion project. The city has accrued \$1,207,892 in construction costs to date, which is being funded by grants and loans. The city is also building a debt service fund and adding approximately \$20,000 monthly from the waste water fees that were increased by the Council effective July 1, 2018. So, the net result is \$1,091,018 in net income as of December 2018 in the enterprise fund. Also, of note on the budget is animal shelter fees in the police department; as of December 2018, the department has utilized 71% of its allotted line-item budget for animal shelter fees, which is \$5,000 more than Hogansville Police has spent on housing prisoners.

Wastewater Treatment Plant Expansion: Subcontractors for P.F. Moon & Co. have completed the first SBR basin and the foundation that will eventually house the Belt Filter Press. SBR reactors treat sewage in batches. Oxygen is bubbled through the mixture of wastewater and activated sludge to reduce the organic matter (measured as biochemical oxygen demand (BOD) and chemical oxygen demand (COD)). The treated effluent is then suitable for discharge to surface waters. Contractors are now completing concrete pours, weather-permitting, for the second SBR and will also run temporary power to the Belt Filter Press so it can be used this summer. The belt press is manufactured by Siemens and is a sludge dewatering device that applies mechanical pressure to a chemically conditioned slurry, which is sandwiched between two tensioned belts, by passing those belts through a serpentine of decreasing diameter rolls. The result is a powdery-type substance referred to as Class A sludge that can be deposited in licensed landfills.

101 College Street: The City filed a nuisance abatement complaint in rem on January 17, 2019 to have the subject property brought into compliance with state law and the City's Code of Ordinances. The case was heard on February 8, 2019 in the Municipal Court of Hogansville, where the property was found to be in violation of Chapter 14, Article III, Section 14-261 et. seq. of the City's Code of Ordinances. The subject property is comprised of a commercial dwelling that is not in compliance with applicable codes, is unfit for human habitation and constitutes a danger to the public health due to unsafe conditions. On February 11, 2017 the Court ordered M&S Realty Group, LLC to safely demolish and remove the subject dwelling and all related debris within 30 days, making all reasonable efforts to prevent any adverse impact on the property rights of adjoining owners. In lieu of said demolition, M&S Realty Group, LLC may seek a permit for purposes of completely refurbishing the subject dwelling and property. If such a permit is obtained within 30 days, the above-referenced demolition order shall be stayed for a period of 180 days, and the owner must show substantial progress on a rebuilding/refurbishing project on the property within said 180-day period.

Upcoming City Manager Training/Travel/Meetings/Events

- March 5, 2019: Municipal Gas Authority of Georgia | 2019 Regional Meeting @ West Point
- March 6, 2019: Pine Street Paving Improvements - Non-Mandatory Prebid Meeting; Meriwether County Water and Sewerage Authority
- March 11, 2019: Weekly Public Works Supervisors Meeting; Weekly Administration Meeting
- March 14, 2019: Hogansville Business Council Meeting; 2019 GMA Safety & Liability Grant Training Webinar
- March 18, 2019: Weekly Public Works Supervisors Meeting; Weekly Administration Meeting; City Council Meeting