AUGUST 20, 2024 PAGE ONE MINUTES OF REGULAR COUNCIL MEETING VERSAILLES MUNICIPAL BUILDING/5:30 P.M.

ROLL CALL: MAYOR BRIAN TRAUGOTT PRESIDED OVER THE MEETING. ALSO

PRESENT WERE COUNCIL MEMBERS CHANTEL BINGHAM, MARY BRADLEY, LAURA DAKE, LISA JOHNSON, GARY JONES, AND ANN MILLER. CITY ATTORNEY BILL MOORE WAS ALSO PRESENT.

DEPT. HEADS: BRANDON BROWN, BART MILLER, MIKE MURRAY, AND ELIZABETH

REYNOLDS WERE PRESENT REPRESENTING THEIR RESPECTIVE

**DEPARTMENTS.** 

MOTION BY BRADLEY, SECONDED BY BINGHAM TO APPROVE AND ADOPT THE MINUTES OF THE AUGUST 6, 2024 SPECIAL COUNCIL MEETING.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

MOTION BY BINGHAM, SECONDED BY JONES TO APPROVE AND ADOPT THE MINUTES OF THE AUGUST 13, 2024 COUNCIL WORK SESSION AS AMENDED TO CLARIFY A STATEMENT ON PAGE TWO.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

MOTION BY JONES, SECONDED BY MILLER TO TAKE THE MEMORANDUM OF AGREEMENT REGARDING THE FOOD PANTRY OFF THE TABLE.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

MOTION BY JOHNSON, SECONDED BY MILLER TO APPROVE THE MEMORANDUM OF AGREEMENT WITH AN AMENDMENT TO LIMIT THE DURATION TO TWO YEARS.

Mayor Traugott noted that the other entities have approved the MOA as is.

Council member Johnson stated that the changes would be adding "for two years" to paragraph (a) and removing everything after "execute" in paragraph (h).

Ms. Johnson stated that the council absolutely supports the Food Pantry but there are concerns with the time of change and restructuring. Council member Miller also provided a statement supporting the Food Pantry and stated that she does not make decisions based on future votes she may or may not get in an election.

Council member Bingham noted that approving the MOA without the amendment would still easily provide a way for the City to opt out after two years.

Council member Bradley stated that this whole discussion has given her pause and is frightening for the people who need the Food Pantry.

The vote was as follows: Bingham, Dake, Johnson, and Miller voting aye. Council members Bradley and Jones voted nay.

Mayor Traugott advised the Food Pantry Board not to advertise for the position until a MOA is fully executed by all three bodies.

## **Public Comment**

Michael McLean addressed the council and stated that no one can replace Sharon Hardin and that there is a very real possibility the Food Pantry will close if the council doesn't stop delaying the MOA.

Lillie Cox also spoke in support of the Food Pantry. She stated that she just recently became involved volunteering with the Food Pantry and that she sees the countless hours that Ms. Hardin and all of the volunteers give. She expressed the urgency to get someone into the Executive Director position so they can train under Sharon Hardin.

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Council member Johnson stated that the Council does support the Food Pantry but that there are fifteen to twenty other socially important non-profits here in Woodford County.

Rich Pictor, Executive Director of Parks and Recreation, provided an update on Park Street. He stated that Park Street will be closed to through traffic beginning August 27<sup>th</sup>. He stated that they are currently in major demo mode on the Big Spring Park project. Mr. Pictor stated that he had met with Head Start and they, and their buses, will have access. He also noted that library parking will still be available.

Council member Bradley asked if any of the playground items being removed could be redirected to Russelltown Park? Mr. Pictor stated that they are all too large and due to the National Safety Guidelines, they won't fit at that park. However, he stated that they will be purchasing smaller items.

At the request of Council member Bradley, City Attorney Bill Moore provided second reading of Ordinance 2024-20 An Ordinance Amending Sections 50.25, 50.27, and 50.29 of the Versailles Code of Ordinances to Provide for Annual Adjustment of the Rates Charged for Water and Sewer Services Based Upon Changes in the Consumer Price Index, as follows:

# CITY OF VERSAILLES ORDINANCE NO. 2024-20

TITLE: AN ORDINANCE AMENDING SECTIONS 50.25, 50.27 AND 50.29 OF THE VERSAILLES CODE OF ORDINANCES TO PROVIDE FOR ANNUAL ADJUSTMENT OF THE RATES CHARGED FOR WATER AND SEWER SERVICES BASED UPON CHANGES IN THE CONSUMER PRICE INDEX.

Whereas, the Versailles City Council has determined that it would be appropriate to revise the charges for water and sewer service provided by the City in accordance with the Consumer Price Index;

NOW, THEREFORE, BE IT ORDAINED IN THE CITY OF VERSAILLES, KENTUCKY as follows:

Section 1. Section § 50.25 of the Versailles Code of Ordinances is hereby amended as follows:

#### § 50.25 WATER RATES FOR USERS WITHIN CITY LIMITS.

(A) Effective with the meter reading for the month of July, 2013, 2024 except as otherwise provided, the water rates for water rendered by the water system of the city within the city limits, and service to water districts rendered at any place, shall be determined as follows:

Gallons of water used per month	Monthly charge per 1,000 gallons
Minimum monthly charge	\$ <del>8.11</del> <u>\$9.05</u>
(incl. 1,000 gallons)	
Per 1,000 gallons	
Kentucky River Authority Withdraw fee	\$0.26
1,000 to 150,000 gallons	<del>\$4.41</del> <u>\$4.92</u>
Next 850,000	<del>\$4.26</del> <u>\$4.76</u>
All over 1,000,000	<del>\$4.23</del> <del>\$4.73</del>

- (B) The above rates shall increase by two percent (2%) the amount reported by the increase or decrease in the Consumer Price Index as calculated by the Kentucky Department of Local Government pursuant to KRS 83A.075 annually for the next ten years beginning July 1, 2016 2025 and continuing each July 1 thereafter until July 1, 2025 2034.
- (C) §50.25(B) notwithstanding, rates may not increase by an amount less than one percent (1%) or more than five percent (5%) without City Council approval.

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Section 2.  $\S$  50.27 of the Code of Ordinances of the City of Versailles is hereby amended as follows:

## § 50.27 WATER RATES FOR USERS OUTSIDE CITY LIMITS.

(A) Effective with the meter reading for the month of July, 2013 2024, except as otherwise provided, water rates for water furnished by the city outside its corporate limits shall be as follows:

Gallons of water used per month	Monthly charge per 1,000 gallons
Minimum monthly charge (incl. 1,000 gallons)	<del>\$9.7</del> 4 <u>\$10.98</u>
Per 1,000 gallons	
Kentucky River Authority Withdraw fee	\$0.26
1,000 to 150,000 gallons	<del>\$5.16</del> \$5.81
Next 850,000	<del>\$4.87</del> \$5.49
All over 1,000,000	<del>\$4.75</del> \$5.36

- (B) The above rates shall increase by two percent (2%) the amount reported by the increase or decrease in the Consumer Price Index as calculated by the Kentucky Department of Local Government pursuant to KRS 83A.075 annually for the next ten (10) years beginning July 1, 2016 2025 and continuing each July 1 thereafter until July 1, 2025-2034.
- (C) <u>SS 50.27(B) notwithstanding, rates may not increase by an amount less than</u> one percent (1%) or more than five percent (5%) without City Council approval.

Section 3. Section § 50.29 of the Versailles Code of Ordinances is hereby amended as follows:

## **§ 50.29 SEWER RATES.**

- (A) Inside city. There shall be charged to and collected from all parties making use of the sewage facilities of the combined and consolidated water and sewer system of the city, within the city limits, a monthly sewer service rate as follows:
- (1) Effective with the meter reading for the month of February, 2018 July, 2024 the sewer rates charged for the sewer service provided to users within the city limits as set forth below:

Gallons of water used per month	Monthly charge per 1,000 gallons
Minimum monthly charge (incl. 1,000 gallons)	<del>\$13.23</del> <u>\$14.45</u>
Per 1,000 gallons of water usage	
1,000 to 150,000 gallons	<del>\$7.16</del> \$7.82
Next 850,000	<del>\$6.39</del> \$6.99
All over 1,000,000	<del>\$6.28</del> <u>\$6.87</u>

- (B) Outside city. There shall be charged to and collected monthly from all parties not residing within the corporate limits whose sewage facilities are connected to the sewer system of the city including all customers of water districts, the following sewer rates:
- (1) Effective with the meter reading for the month of February, 2018 July, 2024 the sewer rates charged for sewer service provided to users outside the city limits as set forth below:

Gallons of water used per month	Monthly charge per 1,000 gallons
Minimum monthly charge (incl. 1,000 gallons)	<del>\$16.85</del> <u>\$18.59</u>
Per 1,000 gallons of water usage	
1,000 to 150,000 gallons	<del>\$9.69</del> <u>\$10.78</u>
Next 850,000	<del>\$8.58</del> <u>\$9.48</u>
All over 1,000,000	<del>\$8.57</del> \$9.46

- (C) The above rates shall increase by two percent (2%) the amount reported by the increase or decrease in the Consumer Price Index as calculated by the Kentucky Department of Local Government pursuant to KRS 83A.075 annually on July 1, 2025 until July 1, 2025-2034.
- (D) §50.29(C) notwithstanding, rates may not increase by an amount less than one percent (1%) or more than five percent (5%) without City Council approval.

Section 4. This ordinance shall become effective after passage and publication as required by law.

Introduced and given first reading at a meeting of the City Council of the City of Versailles, Kentucky, held on the  $6^{th}$  day of August, 2024, and fully adopted after the second reading at a meeting of said council held on the  $20^{th}$  day of August, 2024.

	CITY OF VERSAILLES
ATTEST:	BRIAN TRAUGOTT, MAYOR
ELIZABETH REYNOLDS, CITY CLERK	

MOTION BY BRADLEY, SECONDED BY MILLER TO APPROVE AND ADOPT ORDINANCE 2024-20 AN ORDINANCE AMENDING SECTIONS 50.25, 50.27, AND 50.29 OF THE VERSAILLES CODE OF ORDINANCES TO PROVIDE FOR ANNUAL ADJUSTMENT OF THE RATES CHARGED FOR WATER AND SEWER SERVICES BASED UPON CHANGES IN THE CONSUMER PRICE INDEX.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

At the request of Council member Bradley, City Attorney Bill Moore provided second reading of Ordinance 2024-21 General Taxation Ordinance, as follows:

## CITY OF VERSAILLES ORDINANCE NO. 2024-21 GENERAL TAXATION ORDINANCE

WHEREAS, the total assessment value of all real property subject to general taxation within the City as of January 1, 2024 is \$1,207,101,595; and

WHEREAS, the total assessment value of all personal property subject to general taxation within the City as of January 1, 2024 is \$77,178,472; and

WHEREAS, the total assessment value of motor vehicle and watercraft property subject to general taxation within the City as of January 1, 2024 is \$99,750,063; and

WHEREAS, the City is authorized under KRS 132 to levy a tax rate on all real property within the City, as well as having the authority to levy other taxes.

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## NOW BE IT ORDAINED BY THE CITY OF VERSAILLES, KENTUCKY, TO-WIT:

## Section 1. REAL PROPERTY TAX RATE

There is hereby levied and imposed an ad valorem tax of 5.0 cents on every \$100.00 of real property assessment subject to being taxed by said City for general government purposes.

#### Section 2. PERSONAL PROPERTY TAX RATE

There is hereby levied and imposed a personal property tax rate of 10.0 cents on every \$100.00 of personal property assessment subject to being taxed by said City for general government purposes.

## Section 3. MOTOR VEHICLE AND WATERCRAFT TAX RATE

There is hereby levied and imposed a motor vehicle and watercraft tax rate of 12.0 cents on every \$100.00 of motor vehicle and watercraft assessment subject to being taxed by said City for general government purposes.

The taxes herein levied by said City of Versailles, Kentucky, together with other revenue, license fees, services and other sources of income shall be and same are hereby appropriated from the General Fund for general government operating purposes.

This Ordinance shall become effective after passage and publication as required by law.

All Ordinances in conflict herewith to the extent of such conflict are hereby expressly repealed.

Introduced and given first reading at a meeting of the Versailles City Council, held on the  $6^{th}$  day of August, 2024 and fully adopted after a second reading at a meeting of said Council held on the  $20^{th}$  day of August, 2024.

	APPROVED:
ATTEST:	BRIAN TRAUGOTT, MAYOR
ELIZABETH REYNOLDS, CITY CLERK	

MOTION BY DAKE, SECONDED BY BRADLEY TO APPROVE AND ADOPT ORDINANCE 2024-21 GENERAL TAXATION ORDINANCE.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

Mayor Traugott pointed out last week's Woodford Sun headline which referenced the county's change to their tax rate while the City made a bigger percentage cut to their tax rate and did not get a similar news story.

Public Works Director Bart Miller presented Resolution 2024-9 relating to a cable franchise agreement with Spectrum. He noted that it was prepared by Attorney Linda Ain who specializes in franchise agreements and fees. He stated that we are currently operating without a cable franchise and we have been on month-to-month since 2020.

MOTION BY DAKE, SECONDED BY BINGHAM TO APPROVE AND ADOPT RESOLUTION 2024-9 AWARDING A NON-EXCLUSIVE FRANCHISE TO SPECTRUM MID-AMERICA, LLC FOR A TERM OF TEN (10) YEARS FOR A CABLE TELEVISION SYSTEM WITHIN THE CONFINES OF THE CITY OF VERSAILLES, KENTUCKY.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

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Mr. Miller presented the following bids for milling and resurfacing of city streets:

H.G. Mays Corporation	\$246,548.60
<b>Lexington Quarry Company</b>	\$255,280.30
<b>Mago Construction</b>	\$262,100.00
<b>Louisville Paving</b>	\$267,858.28
Imperial Asphalt	\$320,981.96

MOTION BY MILLER, SECONDED BY BINGHAM TO APPROVE AND ACCEPT THE BID AS PRESENTED BY H.G. MAYS CORPORATION FOR THE MILLING AND RESURFACING OF CITY STREETS IN THE AMOUNT OF \$246,548.60.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

Mayor Traugott presented electric quotes for nine new quad outlets for vendor power for the Downtown project as follows:

Dixon Electric \$7,350.00

MOTION BY BINGHAM, SECONDED BY MILLER TO APPROVE AND ACCEPT THE QUOTE AS PRESENTED BY DIXON ELECTRIC FOR NINE NEW QUAD OUTLETS FOR VENDOR POWER AT THE DOWNTOWN PROJECT IN THE AMOUNT OF \$7,350.00.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

Mayor Traugott also presented quotes for a new 100 amp panel in the stage garage and new food truck outlets beside the garage at the Downtown Project as follows:

Dixon Electric \$15,255.00

MOTION BY BINGHAM, SECONDED BY DAKE TO APPROVE AND ACCEPT THE QUOTE AS PRESENTED BY DIXON ELECTRIC TO INSTALL A NEW 100 AMP PANEL IN THE STAGE GARAGE AND NEW FOOD TRUCK OUTLETS BESIDE THE GARAGE AT THE DOWTOWN PROJECT IN THE AMOUNT OF \$15,255.00.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

He also presented a quote to increase the pedestal amp to 100 amps and add more circuits along the wood rail fence, as follows:

Dixon Electric \$6,775.00

MOTION BY BINGHAM, SECONDED BY BRADLEY TO APPROVE AND ACCEPT THE QUOTE AS PRESENTED BY DIXON ELECTRIC TO INCREASE THE PEDESTAL AMP TO 100 AMPS AND ADD MORE CIRCUITS ALONG THE WOOD RAIL FENCE AT THE DOWNTOWN PROJECT IN THE AMOUNT OF \$6,775.00.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

Assistant Fire Chief Brandon Brown presented the following quotes for signage for Versailles Fire Station #1:

Ruggles Sign Company \$17,100.00 Integrated Science Group (ISG) \$24,743.40

MOTION BY BRADLEY, SECONDED BY BINGHAM TO APPROVE AND ACCEPT THE QUOTE AS PRESENTED BY RUGGLES SIGN COMPANY FOR SIGNAGE FOR VERSAILLES FIRE DEPARTMENT STATION #1 IN THE AMOUNT OF \$17,100.00.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

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Assistant Chief Brown presented the following quotes for concrete coating for the bay floors at Station #1. He noted that Epoxy Hero offers a 50-year warranty and they are local to Central Kentucky.

Epoxy Hero \$17,000.00 Armourflo \$17,926.00

MOTION BY JOHNSON, SECONDED BY MILLER TO APPROVE AND ACCEPT THE QUOTE AS PRESENTED BY EPOXY HERO FOR CONCRETE COATING FOR THE BAY FLOORS AT STATION #1 IN THE AMOUNT OF \$17,000.00.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

Assistant Chief Brown also presented the following quotes for kitchen cabinets for Station #1:

Hager \$27,952.77 Nation Custom Cabinets \$35,950.01

MOTION BY BRADLEY, SECONDED BY JOHNSON TO APPROVE AND ACCEPT THE QUOTE AS PRESENTED BY HAGER CABINETS FOR KITCHEN CABINETS FOR STATION #1 IN THE AMOUNT OF \$27,952.77.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

Mayor Traugott presented the following quotes for a new fence at the Downtown project. He recommended the higher quote which is all wood.

Stewart Construction \$19,575.00 (includes 100 feet of black chain link fence)

Stewart Construction \$22,875.00 (all wood fence)

MOTION BY DAKE, SECONDED BY BINGHAM TO APPROVE AND ACCEPT THE QUOTE AS PRESENTED BY STEWART CONSTRUCTION FOR THE INSTALLATION OF A FENCE AT THE DOWNTOWN PROJECT IN THE AMOUNT OF \$22,875.00.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

Assistant Chief Brown presented change orders for the Station #1 renovations, he noted that one included a large credit as a result of purchasing the items outright and saving sales tax.

MOTION BY MILLER, SECONDED BY JOHNSON TO APPROVE CHANGE ORDER #0004 FOR THE VERSAILLES FIRE STATION #1 RENOVATIONS IN THE AMOUNT OF \$6,009.00 FOR MODIFYING THE WINDOWS.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting ave.

MOTION BY BRADLEY, SECONDED BY BINGHAM TO APPROVE CHANGE ORDER #0010 FOR THE VERSAILLES FIRE STATION #1 RENOVATIONS WHICH IS A CREDIT IN THE AMOUNT OF \$33,171.00 FOR OWNER PURCHASE OF CABINETS AND VANITIES.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

MOTION BY JOHNSON, SECONDED BY MILER TO APPROVE CHANGE ORDER #0007 FOR THE VERSAILLES FIRE STATION #1 RENOVATIONS IN THE AMOUNT OF \$1,452.00 TO UPGRADE THE BUNKROOM DOORS.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

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Public Works Director Miller presented the proposed placement of seven new stop signs at Chinoe Road and School House Road.

MOTION BY DAKE, SECONDED BY MILLER TO APPROVE THE PLACEMENT OF SEVEN NEW STOP SIGNS AT CHINOE ROAD AND SCHOOL HOUSE ROAD.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

Mayor Traugott distributed information on the possibility of creating a TIF. He stated that the revenue would be used to construct a parking structure where the current Head Start building is located. He noted that there is the current hotel project downtown which requested that the City do the TIF because it would open up new revenue sources for that project. Mayor Traugott stated that he has always been hesitant in the past because it didn't seem like the TIF was worth paying for the required studies. He noted that creating a TIF would designate funds from those areas inside the TIF area, it would not create additional taxes. The council agreed to proceed with further discussions.

Mayor Traugott presented a promissory note regarding a past loan from the City of Versailles Enterprise Fund to the General Fund for the purchase of Edgewood. He stated that this promissory note has a more aggressive repayment plan.

MOTION BY BRADLEY, SECONDED BY BINGHAM TO APPROVE THE PROMISSORY NOTE BETWEEN CITY OF VERSAILLES ENTERPRISE FUND AND CITY OF VERSAILLES GENERAL FUND AS PRESENTED.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

## **Mayor Miscellaneous**

Mayor Traugott announced that the City deposited \$7.1 million today in the sale to TKC Distilling. He announced their upcoming groundbreaking on August 26<sup>th</sup>.

He stated that he wanted the City to be aggressive in completing the planned road at the Paddock Drive/U.S. 60 intersection.

He announced the Thursday night concert series being held this week 7:00pm-9:00pm at the Downtown Market and Entertainment District.

Mayor Traugott noted the Flood With Love events and concerts to be held Friday and Saturday at the same area.

He stated that City Hall will be closed Monday, September 2<sup>nd</sup> in observance of Labor Day.

#### **Council Miscellaneous/ Committee Reports**

Council member Dake read a letter from Ken Kerkhoff announcing his resignation as Chair of the Downtown Revitalization Committee effective August 31, 2024. Mayor Traugott praised Mr. Kerkhoff's work in that position.

Council member Johnson reminded everyone that the Mentors & Meals Team Trivia Night will be held August 29<sup>th</sup> at Woodford Inn.

Council member Miller requested the Mayor to work with the City Attorney to claim title to the approximately feet of property beside the City's vacant lot on High Street.

Council member Bingham wished a Happy Birthday to Ms. Miller.

## **Department Directors**

Public Works Director Miller announced the Twilight Festival will be held downtown on Saturday, September 7<sup>th</sup> from noon until 9:00pm.

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Assistant Fire Chief Brown presented a quote for five sets of turnout gear as follows:

**America's Bravest Equipment Company** 

\$18,025.00

He noted that they are an approved vendor through the Kentucky Fire Commission.

MOTION BY JOHNSON, SECONDED BY MILLER TO APPROVE AND ACCEPT THE QUOTE AS PRESENTED BY AMERICA'S BRAVEST EQUIPMENT COMPANY FOR FIVE SETS OF TURNOUT GEAR IN THE AMOUNT OF \$18,025.00.

The vote was as follows: Bingham, Bradley, Dake, Johnson, Jones and Miller voting aye.

Police Chief Mike Murray announced that Assistant Chief Rob Young and Detective Nathan Craig, along with the investigative teams, have been awarded the 2024 Johnny A. Massengale Award for their work on the Bryan Carroll case.

Mayor Traugott announced that he would be resigning from his position as Mayor effective October 1, 2024. He stated that he had accepted a position with Kentucky League of Cities to begin October 21<sup>st</sup> as Chief Member Services Officer.

Mayor Traugott adjourned the meeting without objections.

	APPROVED:
ATTEST:	BRIAN TRAUGOTT, MAYOR
ELIZABETH C. REYNOLDS, CITY CLERK	