

Cold Spring Council Minutes

January 25, 2021

The January 25, 2021 council meeting was called to order by Mayor Penque at 7:30pm.

Prayer and pledge were led by the City Clerk.

Roll call:

- Present (in-person): Mayor Penque, Paul Kloeker, Adam Sandfoss, City Administrator Steve Taylor, City Clerk Robin Morency, City Attorney Brandon Voelker and Public Works Director Ron Hitch.
- Present (via Zoom): Cindy Moore, Lisa Cavanaugh, Deanna Hengge, Chris Ampfer, and Police Chief Steve Collinsworth.

Additions or Deletions to the Agenda:

- Paul Kloeker added two discussions to the agenda under new business. He wants to discuss the opening of the city building and whether or not we will continue to record/stream the caucus meetings and if minutes will be provided.

Items of Interest to the Community:

- Mayor Penque stated that he is excited about the construction of the new police department, community center and amphitheater. He said that he has received positive comments from the community.

Minute Approval:

- January 11 Special Council Meeting - Adam Sandfoss made a motion. Paul Kloeker seconded the motion. All in favor. **Motion passed.**
- January 11 Caucus Meeting - Paul Kloeker made a motion. Adam Sandfoss seconded the motion. All in favor. **Motion passed.**
- January 13 Special Council Meeting - Paul Kloeker made a motion. Adam Sandfoss seconded the motion. All in favor. **Motion passed.**

Scheduled Guests: None.

Unscheduled Guests: None.

Old Business:

- Acknowledge receipt and acceptance/approval of the assignment, purchase contract and memorandum of agreement with the Disabled American Veterans and Neyer. Brandon Voelker explained the documents to the council and said that the city has not spent any money as of yet and will close once there are agreements in place with Neyer and the medical facility, which they are working on. Paul Kloeker made a motion to accept and approve the three agreements as presented. There was discussion about the high-pressure gas line that runs through the Disabled American Veterans (DAV) property. There was also discussion about some of the terms in the agreement, such as the zoning, IRBs (industrial

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revenue bonds) and taxes. Brandon Voelker stated that ordinances will be required to issue an IRB to establish the bond, a resolution will be needed to authorize the sale of the bonds and an order to sell the bonds. Mr. Voelker added that there will need to be a public hearing in order to sell the bonds.

Adam Sandfoss seconded the motion. Roll call vote shows 6 yeses and 0 noes. **Motion passed.**

- Acknowledge receipt and acceptance of Cold Spring motion to intervene in condemnation action filed by Campbell County Schools versus the DAV. Mr. Voelker stated that this motion is seeking to preserve the city's rights in the court case. Paul Kloeker made a motion. There was discussion as to whether or not the council believes that this is a necessary step that the city needs to take. Adam Sandfoss seconded the motion. Roll call vote shows 5 yeses and 1 no - Cindy Moore. **Motion passed.**

New Business:

- Authorize the mayor to negotiate with Campbell County Schools for infrastructure assistance for placement of a new middle school on land adjacent to crossroads elementary. Brandon Voelker stated that it would be difficult for a commercial development to go on the 28-acre property next to Crossroads Elementary since there is a school right there. The intent is to open a discussion with everyone involved to see if it would be possible to put a new middle school at this site. Adam Sandfoss said that he doesn't have an issue with starting the discussion, as long as this comes back to council before any decisions are made. Paul Kloeker made a motion. Adam Sandfoss seconded the motion. Roll call vote shows 6 yeses and 0 noes. **Motion passed.**
- Authorize the mayor to begin the process of establishing a TIF (tax increment financing district) for the DAV property. Adam Sandfoss made a motion. Paul Kloeker seconded the motion. Brandon Voelker stated that the city will get 100% of the tax from the entity. Roll call vote shows 6 yeses and 0 noes. **Motion passed.**
- Discussion of trash bid process and terms. Steve Taylor stated that we will need to renew our trash contract in 2021. He has received information that if you extend the term of contract then you get better terms as far as pricing and he would like to know if council is agreeable to extending the contract to five or ten years. Adam Sandfoss said that he is fine with that and he hasn't heard too many complaints about Rumpke. There was discussion about how Rumpke handles complaints and if they are resolved in a timely manner, how they bill, and the process for how large items are picked up.
- Municipal Order 21-04 to appoint Brenda Helton to the Code Enforcement Board. Adam Sandfoss made a motion to approve. Cindy Moore seconded the motion. All in favor. **Motion passed.**
- Addition to the agenda: opening of the City Building. Paul Kloeker asked if there is a date set to open the City Building to the public. Steve Taylor stated that there are many city buildings that are open, as well as closed and we are waiting for guidance from the state.
- Addition to the agenda: Caucus meeting and minutes. Paul Kloeker asked if we will be recording/streaming and taking minutes of the caucus meetings. Brandon Voelker stated that as long as we are having virtual or hybrid meetings, we will need to stream all meetings so that the public is able to view. He added, to resolve the issues that we have been having is for everyone to meet in-person and that will allow us to stream the best product to the residents.

Follow up Citizen Comments: None.

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Department Reports: Submitted in writing.

- Adam Sandfoss wanted to make sure that we have plenty of salt. Ron Hitch confirmed that is accurate.

Council Comments:

- Adam Sandfoss said he was asked by a resident if the city can request a trash can and shelter at the TANK bus stop at US 27 and Winters Lane. Mayor Penque stated that staff will look into this.
- Cindy Moore asked for an update on the Easter event. Mayor Penque stated that staff is still working out the details.
- Chris Ampfer stated that there is a lot of trash at the gas station at the corner of US 27 and 1998. He asked that we request that they get that cleaned up, it is always very dirty.

Attorney Comments: None.

Mayor Comments:

- Mayor Penque stated that he is very excited about the construction taking place and is eager for it to be finished, and for COVID restrictions to be lifted so that we can get back to having events for the residents. He hopes everyone stays safe and well.

Adjournment:

- Adam Sandfoss made a motion to adjourn the meeting at 8:58pm. Paul Kloeker seconded the motion. All in favor. **Motion passed.**

Approved: 2/22/2021

City Clerk: Robin Morency

Mayor: J. Penque

To view the meeting agenda, visit: <https://coldspringky.gov/city-council/meeting-agendas/>

To view the meeting video, visit: <https://coldspringky.gov/meeting-videos/>