

City of Orlanda Meeting Minutes
Thursday December 14,2023
Council Chambers City Hall
7pm

Mayor Swearingen in the Chair

Meeting Called to Order at 7:00pm

Pledge of Allegiance

Roll Call

Present: Mayor Tabitha Swearingen, Commissioner Sherry Carver, Commissioner Ben Ellis, Commissioner Jennifer Johnson, City Manager Kevin Breeding, City Recorder Breonna Scoggins

Previous Minutes

Mayor Tabitha Swearingen presented the minutes from November 9, 2023. Motion made by Commissioner Jennifer Johnson to accept the minutes as written. The second was made by Commissioner Ben Ellis. The vote was called by City Recorder Breonna Scoggins and was approved with none opposed.

1. Public Hearing

None

2. Financial Statements

Financial Statements were reviewed. Two versions of the statements for the community center were presented. The council decided that they like the QuickBooks version of the report and that is the report that they would like to see from this point on. They also want a year-to-date profit and loss QuickBooks report every 6months. They also would like the profit and loss on a month-to-month basis. Breonna Scoggins stated that is what she will put in the packet from now on. The question was asked about the online payment service fee. Breonna explained that the card fee was being pushed back to the customers and that we are just charged the \$20.00 service fee.

Commissioner Ellis has questions about the new fire truck amount. The approved purchase amount was \$52,405.00 and we spent \$54,904.00. Per **Kevin Breeding** and **Patrick Darrow** this was for the \$2500.00 they added, and he stated that he spoke with the **Mayor Swearingen** about the add on. They could not wait another 30 days for council approval, and it was within his approval limit, so he approved it.

Commissioner Johnson had questions regarding the fire dept financials and reports. She addressed her concerns about William Jenkins being a part-time employee and the hours he worked being beneficial to Patrick. **Patrick Darrow** explained that he usually worked 20hr once a week. She asked the question of how was this helping him? **Commissioner Johnson** stated that when she envisioned the part time position, she stated that it would be spread out into multiple days that way it benefited Orlanda and was to help him out.

Commissioner Johnson also had questions about how the calls are documented and paid. She stated that during Patrick Darrow's work hours he should not be paid for calls. **Patrick Darrow** stated that was

correct. She stated that he had a total of 53 calls times \$15 equals \$795. She stated that he reported 53 calls total. She stated that he was being paid for every call during his normal work hours.

Patrick Darrow explained that he thinks that it may have been some confusion on his part. He stated that is how he was shown to do it when he and Dusty Johnson sat down there was some confusion on how to do it. So, when the time came for him to do the volunteer pay, he just referred to older documents and based that on how he included himself.

Commissioner Johnson stated that this doesn't make sense because at the last meeting she asked him if he was being paid for calls during work hours, he stated no. **Patrick Darrow** stated right. **Commissioner Johnson** stated that she did not see how this was Dusty's fault that he was paying himself for calls during work hours? **Patrick Darrow** stated that he is not saying that it is Dusty's fault he was just saying that is how it looked on the report that he referred to. **Commissioner Johnson** stated that it was not done this way in the past because Dusty and Nancy were told by the auditor that they could not do that. She also stated that it seems odd that he is being paid an hourly wage and then a per call wage Patrick stated that is not how it is supposed to be. **Commissioner Johnson** asked his hours and **Patrick Darrow** stated his hours were 8:30-4:30pm.

They also discussed the requirements for a volunteer fire fighter to get paid for a call. Patrick Darrow stated if they are in class and Orlanda gets a call that counts as a call. If they show up and run the call.

3. Old Business

A. Striping of Fire Truck

Patrick Darrow stated that he now has 2 bids for the fire truck striping. He stated that the bids are for the same place (Dynamic Collision).

The motion was made by **Commissioner Carver** to accept the bid of \$1085 for the full tailgate striping **Commissioner Ellis** Second the motion. The vote was called with all for, and none opposed.

B. Septic System for Community Center

Todd with Cool Ray Plumbing did a short presentation on options for septic repair at the community center. He had a total of 3 different options. He recommended the 8600.00 repair. This was tabled until we heard from the other bidders. The Council did receive other bids in their packet, but they may want the others to come and present their findings.

C. City Attorney DE annexation Report

Doug Berry presented the council with information regarding Mr. Ralph Freedles request for DE annexation of property explained that legislative passed in July of 2023 a statue stating that if property was being used for agricultural purposes at the time that the annexations was made that person has the right to petition the city to be DE annexed. He explained the requirements that the individual would have to meet. You must prove that if the property is being used for agricultural purposes, they would have to provide a tax return. They must identify the ordinance which we have identified as 1988. Another one would be who owns the property. You must show the property is continuously being used. You must show that the property was classified as agricultural land or forest land for the purposes of the

green belt statue. He stated that the landowner has not provided any of this to the city and normally once you submit the information 90 days before it would be effective. He stated that normally if you are applying for something like this you must turn in what is called a facially sufficient application and he stated that the landowner has not. He explained the options and what the next steps would be and asked if the council had any questions. Advised city manager **Kevin Breeding** to write Mr. Freddle a letter. A motion was made by **Commissioner Ellis** for Kevin to write the letter to the property owner concerning his request for DE annexation and requiring him to produce documents required by law. **Commissioner Carver** second the motion. The vote was called all for none opposed.

4. New Business

A. Removal/ Add names to city bank accounts.

Mayor Swearingen, stated we can add another Commissioner to the bank accounts if we want to. It is not required, but it would just serve as a backup in case there was any time. That we just had to have someone, in case of an emergency. The bank does accept it with just one signature. It's required that we have the two. You know, so we have that, but we can consider adding a third. It's up to y'all.

Commissioner Ellis said he sees why this must be done. **Commissioner Ellis** made a motion to Walter Lee from all city accounts. **Commissioner Johnson** second the motion. The vote was called all for and none opposed. It was stated that we can add another commissioner to the account. **Commissioner Carver** stated that her only concern was if **Mayor Swearingen** was not here who would sign the checks? **Kevin Breeding** stated that it could be done with only his signature and then he could provide a copy of everything that he signed off on. It was decided to move and not add anyone else to the city bank accounts.

B. Resolution 2023-4 to sell surplus Fire trucks no longer in use.

Mayor Swearingen introduced Resolution 2023-4 to sell the surplus fire trucks that are no longer in use. You guys have this? It is. Required by law before we get rid of anything, this is what we have to do. The 83 ladder truck and the 62 tanker truck. **Commissioner Carver** asked if there could be some discussion before voting. She stated that the 1962 international tanker and it's a beautiful piece of equipment and if they are not going to get much for it then she doesn't want to sell it for junk. The discussion was had about removing the tanker from the resolution. A motion was made by **Commissioner Carver** to approve Resolution 2023-4 with the amendment to take off the 1962 International. **Commissioner Johnson** second the motion. The vote was called all for with none opposed.

C. Vote on rental rate for the fire hall apartment

City Manager **Kevin Breeding** stated that the rent has not been increased for about 10yrs. The other rental agreements are locked in. He stated that the only reason that we are doing this right now is because there is no lease. He mentioned that the current rent is \$400.00 and that includes utilities and internet. We are charging way below market prices. He stated that the council should decide on an amount. It was stated that the apartment has 2 rooms and that the square footage is not known and that it is 2 rooms not 2 bedrooms with a kitchen and bathroom. There was a discussion about entrance/ exits and parking. The suggestion was made to change the locks to where whoever is living in the apartment only has access to the apartment. The motion was made by **Commissioner Ellis** to raise the rent to the fire hall apartment to \$600.00 with a \$75.00 and a 12-month lease and this is to go into effect

on February 1, 2024. **Commissioner Carver** second the motion. The vote was called all for with **Commissioner Johnson** abstaining.

5. City Manager Report

A. Christmas Parade Report

Wonderful turn out. It came in under budget. Thank you to the community for participation and coming together. Everyone who pitched in to make this happen was recognized. Hopefully this will continue to grow and get better each year. Special thanks to Breonna Scoggins, Bryum Porter, Christie Hamilton, The Maldonado Family, and Jimmy Clinard. The parade participation was unbelievable, and we really hope it continues.

B. Post Office Appraisal Update

Still searching for commercial appraiser. We have until July of 2025.

Meeting Adjourned

Motions

Minutes (Approved) Fire Truck Striping bid (Approved)

Removal of Walter Lee from Bank Accounts (Approved)

Surplus of Fire Truck Resolution 2023-4 (Approved)

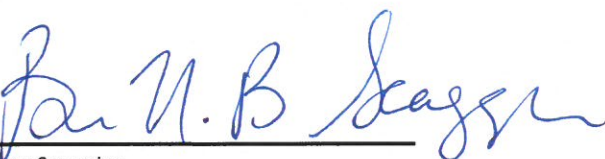
Fire Hall Apartment Rent increase (Approved)

Letter to Ralph Freedle (Approved)

X


Tabitha Swearingen
Mayor

X


Breonna Scoggins
City Clerk/ Recorder