

**Town of Louisa  
Monthly Meeting  
March 20, 2007**

**Present:** James S. Artz, Mayor; Mary Jane Clarke, Vice-Mayor; A. Daniel Carter, Pamela H. Stone, Warren D. Gehle, Matthew L. Kersey, Council Members; Ronald M. Maupin, Attorney; Brian W. Marks, Town Manager; Donna L. Pinter, Treasurer; Jessica M. Ellis, Clerk; M. Brad Humphrey, Project Manager; Stan Batten, Chief of Police

**Also Attending:** Pat Wilson, The Central Virginian; Josh Turner, New Life Community Church; P.T. Spencer, Louisa County resident

**Absent:** None.

***All copies including: reports, handouts, and documents can be found following the minutes.***

Mayor Artz called the meeting to order at 7:00 p.m.

Council Member Kersey gave the invocation.

**BUSINESS FROM THE FLOOR**

Mr. Josh Turner, representative for New Life Community Church stood before Council and requested Council's approval to install a larger sign at the entrance to the church.

Mr. Maupin responded to Council by stating that Mr. Marks had informed him of the request before the meeting and that he had researched the matter. Mr. Maupin informed Council that the Sign Ordinance is part of the Zoning Ordinance, therefore, in order to permit a larger sign the zoning ordinance would have to be amended. Mr. Maupin then stated that he and Mr. Marks had discussed the matter and suggested that the ordinance be amended to allow a larger sign with a Special Use Permit, which would give the

opportunity to review future requests on a case by case basis. Mr. Maupin stated that the matter would first go to the Planning Commission: to be heard; discussed; and for recommendations to be made. Council would then address the matter and hear the recommendations of the Planning Commission before making the final decision.

Mr. P.T. Spencer, member of New Life Community Church, stood and informed Council that the church would be using the same sign company that installed the signs for CVS and Advance Auto. Mr. Spencer also informed Council that the sign is lighted and programmable.

Mr. Maupin stated that a motion would be needed to send the matter over to the Planning Commission. Mr. Maupin stated that the Planning Commission would discuss the possible amendment to the ordinance and then decide whether the change would include a Special Use Permit.

Council Member Carter made a motion to have the Planning Commission review and consider the possible amendment to the ordinance. Council Member Stone seconded the motion. The vote went as follows: Gehle, against; Stone, for; Carter, for; Kersey, for; Clarke, for.

### **CONSENT AGENDA**

Council Member Kersey made a motion to approve the consent agenda. Council Member Gehle seconded the motion. The vote went as follows: Carter, for; Clarke, for; Gehle, for; Stone, for with the exception of the C.V.; Kersey, for.

### **OLD BUSINESS**

#### **Wastewater Treatment Plant Financing Options**

Mr. Marks reported that the time has come to begin gathering funds to pay for the design and, eventually, the construction of the wastewater treatment plant expansion. Mr. Marks informed Council

that he recommended bringing Davenport on board to do two things: to renew our financial plan as they did last year and; to help us find the right funding and funding mechanisms to get the wastewater treatment plant upgraded. Mr. Marks added that all of the fees charged to us by Davenport would be included in the actual financing itself. Mr. Marks also noted that Davenport would be working at risk; meaning that if the Town decided not to go with the WWTP expansion we would not owe them anything.

Council Member Kersey made a motion to authorize Davenport to renew our financial plan and become our financial advisor in respect to the wastewater treatment plant expansion. Council Member Stone seconded the motion. The vote went as follows: 5-0 in favor.

## **NEW BUSINESS**

### **FY 2008 Budget**

Mr. Marks stated that he has prepared three working draft budgets for Council's consideration. Mr. Marks stated that he would like to hold a work session to discuss several aspects of the budget including: tax rates, a spending plan, etc. Council reviewed their calendars and decided to continue the March 20<sup>th</sup> 2007 Town Council meeting to Thursday, March 29<sup>th</sup>, 2007 at 6:00 p.m. at the Town Office to hold a budget work session.

### **Suntrust Loan**

Mr. Marks referred Council to a handout that was included in their packet and informed them that the \$2 million dollar interim loan for Phase 1 of the Town Hall project is coming to an end as of April 20, 2007. Mr. Marks reported that currently we have \$1.5 million dollars promised to us by Rural Development to help pay off the \$2 million dollar loan, and that he has requested another \$500,000 dollars to pay off the loan completely. Mr. Marks noted that the \$500,000 dollar request has not been reviewed by Rural Development as of yet, which would leave us \$500,000 short. Mr. Marks also noted that due to the fact that DHR has not given their approval on the ceiling treatment that the Town plans to use in the auditorium, Mr. Jim Allen

cannot release the \$1.5 million dollars. Mr. Marks stated that a Memorandum of Agreement is being worked out between DHR and the Town of Louisa in hopes that they will accept what the Town plans to do before April 20<sup>th</sup>, but cannot make any promises that it will happen by the deadline. Therefore, Mr. Marks informed Council that they have three options: 1) Extend the Suntrust loan for one year; 2) Close the USDA RD \$1.5 million dollar loan, and fund the \$500,000 dollars from the General Fund and LGIP; or 3) close the USDA RD \$1.5 million dollar loan, and fund the \$500,000 dollars with Suntrust Interim Loan for one year. Mr. Marks stated that he recommends option 1.

Council Member Clarke made the motion authorizing Mr. Marks to take the necessary steps to complete option 1: to extend the Suntrust loan for one year. Council Member Kersey seconded the motion. The vote went as follows: 5-0 in favor.

### **STANDING COMMITTEE REPORTS**

#### Police Department:

(Please refer to the Police Department report.)

Mayor Artz asked if Chief Batten had anything further to add to his report. Chief Batten stated that there were no additional comments.

#### Water & Sewer Department:

(Please refer to the Water & Sewer Department report.)

Mr. Humphrey stood before Council and read aloud from his report highlighting areas of interest.

#### Litter Committee:

No report.

#### Streets & Sidewalks

No report.

Cemetery

No report.

**REPORTS FROM STAFF**

Counsel

No report.

Clerk

No report.

Treasurer

Mrs. Pinter stated that there was an error on last month's bill listing. Mrs. Pinter informed Council that an invoice from Louisa County Public Schools, for fuel, was overlooked when preparing the bill listing for Council's review. Mrs. Pinter stated that she found the mistake following the meeting and had included the amount in the check that was sent to them. Mrs. Pinter requested Council's approval of the correction.

Council Member Kersey moved to approve the correction to the bill listing. Council Member Gehle seconded the motion. The vote went as follows: 5-0 in favor.

Mrs. Pinter also mentioned that she had mailed out delinquent Real Estate tax letters and had received 30% back of the \$12911.76 that was outstanding.

Manager

Mr. Marks informed Council of the following:

- Heritage Days will be held May 4<sup>th</sup> & 5<sup>th</sup> at Courthouse Square.
- Louisa Town Council will meet with Mineral Town Council Tuesday, April 24<sup>th</sup>, 2007 at 7:00 p.m. at Louisa Town Hall.
- The following FY 2007 transfers occurred:
  - \$10,610.46 from the checking account to LGIP General Fund for future capital expenses;
  - \$30,000 from Sewer Capital Fund to LGIP Water and Sewer for future capital expenses;
  - \$140,000 from the checking account to LGIP Water and Sewer for future permits and slated connections.
- Public Notice advertised for Public Hearing on Comprehensive Plan.
- Town of Louisa vehicle decals on sale. Decals must be displayed on vehicle by April 16<sup>th</sup>, 2007.
- Mr. Marks will be serving on the Water and Sewer Rate Commission through May 31, 2008.

Mr. Marks and Mr. Humphrey addressed the recent inflow and infiltration problems at the waste water treatment plant and certain areas in town. Both gentlemen concluded that the majority of the problem comes from an abundance of runoff storm water, however, other problems do exist and the Town is currently looking in to where those problems are and how to go about correcting them. Mr. Humphrey passed photos around for Council Members to review.

## **COMMUNICATIONS**

Mayor Artz informed Council of Ms. Beverly Ripley's passing. Mayor Artz stated that Ms. Ripley was a former Town Manager, and felt that it would be appropriate to send a letter of sympathy to her family. Mayor Artz also stated that he felt it would be appropriate to make a donation to the charity of the family's choice.

Council Member Stone made a motion requesting that Mayor Artz construct a letter expressing the Town of Louisa's appreciation for Ms. Ripley's service to the Town and community, and enclose \$50 towards the family's charity of choice. Council Member Clarke seconded the motion. The vote went as follows: 5-0 in favor.

**ADJOURNMENT**

Council Member Clarke moved to continue the March 20, 2007 Louisa Town Council meeting to Thursday, March 29, 2007 at 6:00 p.m. Council Member Kersey seconded the motion. The vote went as follows: 5-0 in favor.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Clerk

**Town of Louisa  
Monthly Meeting  
Continuation of March 20, 2006**

**Present:** James S. Artz, Mayor; Mary Jane Clarke, Vice-Mayor; A. Daniel Carter, Matthew L. Kersey, Pamela H. Stone, Warren D. Gehle, Council Members; Brian W. Marks, Town Manager; Donna L. Pinter, Treasurer

**Absent:** Ronald M. Maupin, Attorney; Jessica M. Ellis, Clerk; M. Brad Humphrey, Project Manager; Stan Batten, Chief of Police

Mayor Artz brought the meeting back to order at 6:25 p.m.

Council and staff reviewed and discussed the three draft budgets as prepared by Mr. Marks.

**ADJOURNMENT**

Council Member Clarke the motion to adjourn the meeting at 9:44 p.m.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Clerk