

City of Union, KY

CAUCUS/COMMISSION MEETING MINUTES
MARCH 20, 2023 – 6:00 PM

WELCOME

CALL TO ORDER

The meeting was called to order at 6:00 PM, 2023 by Mayor Solomon.

PLEDGE OF ALLEGIANCE

Mayor Solomon led all attendees in the Pledge of Allegiance.

ROLL CALL

A quorum was present, and a roll call was taken. Commissioner Doug Bine, Commissioner John Mefford, Commissioner Brian Garner, Commissioner Jeremy Ramage and Mayor Larry Solomon.

VISITORS/GUESTS WISHING TO SPEAK

Mayor Solomon welcomed T.J. Ackermann, President and CEO at Thomas J. Ackermann Company, Inc. Mr. Ackermann, one of the developers of Union Promenade Project, was in attendance to update and give progress on the project. Mr. Ackermann explained the current infrastructure is ninety percent complete, all roads and utilities are complete. Both United Dairy Farmers (UDF) and Childrens Hospital have closed on their lots. Lots six and seven should have buildings up and ready for tenants by the end of this year. Drees will begin building single family homes in the next few weeks, a total of forty-four homes will be built. Starting mid-summer of this year the construction of 298 apartments will begin on the Northwest portion of the property that touches Old Union Road. The time frame for completion is approximately twenty-four to thirty-six months.

CAUCUS DISCUSSION

Duke Franchise

Attorney Greg Voss discussed the Duke Franchise Agreement that will be expiring in August, 2023. The city does not currently collect a franchise fee. Attorney Voss explained that if the city decides to collect a franchise fee, Duke Energy will conduct the calculations and collect the fees for the city. The question was asked by visiting scout member from troop 702 regarding how the city would benefit from collecting a three percent franchise fee. Mayor Solomon explained the city has not raised property taxes in over ten years, and with continued growth, having another source of revenue would give the city a better opportunity to continue to keep property taxes low. Commissioner Garner mentioned the three percent franchise fee would also be beneficial in funding the Union Town Center. Commissioner Mefford mentioned the franchise fee would maintain city streets and

infrastructure. Discussion will continue at an upcoming commission meeting; this will allow for more time to conduct research and to contact Duke Energy for anticipated revenue.

City Logo

Commissioner Bine mentioned the Economic Development Committee (EDC) has been designing a new city logo. The committee gave ideas of what the City of Union means to the residents and how they would like to see it portrayed. Commissioner Bine welcomed Lynne Arnold, Graphic Designer. She presented three logo designs that have been decided on by the Economic Development Committee (EDC) at their meeting on March 7. Mayor Solomon asked everyone in attendance to vote on which logo they preferred, the majority votes helped to narrow down the three logos to one giving the city a new logo for future use.

Brilliance Avenue Extension

Mayor Solomon mentioned he had a meeting with Commissioner Bine, Viox & Viox and Grammas Development to discuss the progress of Brilliance Avenue. The purpose of the meeting was to move the project forward. Mayor Solomon explained the project is currently waiting on Geotechnology Co., LLC to perform all the Environmental Agency Protection (EPA) studies on the property and submit all the necessary forms. The total of \$6,000 will be a cost share between the city and Grammas Development \$3,000 each, the city's portion will be paid for with American Rescue Plan Act (ARPA) funds. The timeline for the environmental studies to be complete is sixty to ninety days. Once the environmental work is finished, the city will be able to move forward in getting Brilliance Avenue bid ready.

Commissioner Ramage questioned what the next steps would be after the report is completed, he wanted to know if there would be an agreement with Grammas to start development at the same time as the city would be building Brilliance Avenue Extension. Mayor Solomon stated Grammas is committed to begin development on their project when the city starts building the new road.

Commissioner Ramage asked the question once the bids are received will the city move forward with building the road regardless of the cost. Mayor Solomon answered no, he stated once the bids come in the Commissioners will have a discussion and decide whether to move forward with the project.

Littlest Angels Learning Center

Commissioner Brian Garner gave an update on the recent meeting with property owner of Littlest Angels. He also explained the Commission agreed to go back to the original offer of eighty percent paying up to \$24,000 if the property owner agreed to get a contract signed with a contractor within thirty days. Shortly after the meeting commenced the property owner reached out to notify the city, he had a contract for the work to be completed and Littlest Angels will be billed for the full amount of the project and seek reimbursement from the city for their portion.

Annexation

Mayor Solomon gave updates to Senate Bill 141 (SB141). Mayor Solomon explained he was reassured by Boone County Judge Executive Gary Moore the City of Union will continue to have the full consent to annex from Boone County Fiscal Court.

Micro Surfacing

Commissioner Garner led discussion regarding the 2023-2024 Street Repair Project. This year as recommended by City Engineer Barry Burke the Commission has approved using micro surfacing on city streets. Micro surfacing is a product that is expected to extend the life of a street by three to five years. The goal will be to get all city streets back on schedule for full resurfacing on an efficiency basis by section. Moving forward, the plan is to create a new grading scale for determining the deterioration of city streets. After discussion the Commission decided to move forward with the current bid opening on March 28.

Soldier Care Packages

City Administrator Amy Safran mentioned the city building will be a collection location for donation items that will be sent to Union's Adopt-A-Unit 101st Airborne Division while they are deployed through December 2023. A list of items needed will be posted on the city website.

LEGISLATION

Resolutions

RESOLUTION NO. 2023-03 A RESOLUTION ACCEPTING THE BID OF GEOTECHNOLOGY, LLC FOR THE PREPARATION OF A NATIONWIDE PERMITTING APPLICATION GRAMMAS US 42-MIXED USE BUILDING AND BRILLIANCE AVENUE EXTENSION PROJECT SOUTHEAST CORNER OF US 42 AND BRILLIANCE AVENUE IN THE CITY OF UNION, KENTUCKY

Commissioner Bine made a motion and Commissioner Garner seconded that motion. **Motion approved 5-0.**

ANNOUNCEMENTS

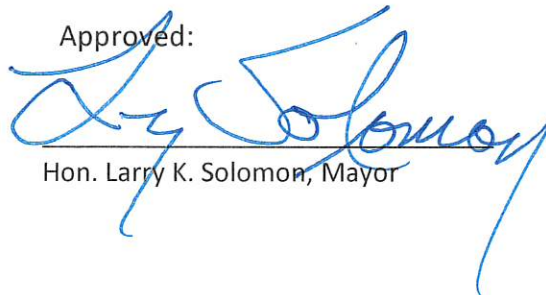
Mayor Solomon announced that the City Commission will hold the next Regular Commission Meeting on Monday April 3, at 6:00 PM. He also stated that the next Caucus/Commission Meeting will be on Monday April 17, at 6:00 PM both meetings will be held at the city building located 1843 Bristow Drive Union, KY 41091.

ADJOURNMENT

Mayor Solomon asked for a motion to adjourn. Commissioner Garner made a motion and Mayor Solomon seconded that motion. **Motion approved 5-0.**

The meeting was adjourned at 8:02 PM.

Approved:



Hon. Larry K. Solomon, Mayor

Attest:



Tammy Wilhoite, City Clerk