



CAUCUS/COMMISSION MEETING

JUNE 17, 2024 – 6:00 PM

1843 BRISTOW DRIVE

UNION, KY 41091

CALL TO ORDER

Mayor Solomon called the meeting to order at 6:00 PM.

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 John Mefford, Commissioner Jeremy Ramage, Commissioner Brian Garner, Commissioner Doug Bine, and Mayor Solomon.

DISCUSSION

Kroger Micro-Fulfillment Center

Mayor Solomon mentioned Boone County Schools are in the process of purchasing the former Kroger Micro-Fulfillment Center and former Kroger Liquor store. The plan for the building will be a preschool and special needs facility for Boone County children. According to the Boone County School Board the project will bring increased traffic to the area, particularly during morning and afternoon pick-up and drop off times. The City of Union has asked Boone County Schools for an estimated car count and peak hour times, once received the information will be shared with the city commission.

Traffic Impact Study

The city recently received information for a proposed multi-family residential development situated north of US Highway 42 and Old Union Road. The proposed development will be in the City of Florence. The proposed development will include 443 multi-family units, primarily high-density apartments, and some patio homes. The number of units would result in approximately nine hundred (900) cars.

The developer will be conducting a traffic study and is asking the City of Union to review, comment, and give feedback. Primary access points to the development being considered include Bowman Way/Braxton Drive and US Highway 42, Old Union Road and US Highway 42, and Old Union Road and the proposed site access. Mayor Solomon stated the impact of a new school at the former Kroger Micro Fulfillment Center and the increased traffic should be taken into consideration.

Additionally, in the event that the city determines the proposed site access at Old Union and Frontage Road as not in our best interest, the City of Union requests there be consideration of an alternate secondary access point on Longbranch Road.

Flood Plains

City Administrator Amy Safran discussed an email correspondence from a Union resident who has concerns of the flood plain on Old Union Road due to an expanded parking lot at Union Pet Hospital. The project went through the process at the Boone County Planning Commission, and Union Board of Adjustment approved the conditional use permit. The project has been reviewed by the state, county, and city engineers and no concerns arose.

The city attorney will send a letter to the resident informing there was no violation of a city ordinance.

Code Enforcement Officer

City Administrator Safran mentioned the Code Enforcement Officer who serves both the City of Union and Walton has resigned. The city will be working with the City of Walton to fill that position.

Union Town Square

The Commission discussed cost and options for Union Town Square that include a park and city building on twenty-two acres located at US Highway 42 and Brilliance Avenue. After discussion it was decided the initial project will exclude a separate multi-purpose building reducing the cost by approximately two million dollars. A public survey will help prioritize the development of amenities in the park. The amenities will help determine the cost of the overall project.

Architecture firm Summit Engineering will be at Union Celebrates America on June 28, 2024, to present renderings of a master plan for the public to give feedback via online survey.

Attorney Donnie Warner and RSA Advisor Bryan Skinner will be at the July 15 caucus meeting to discuss financing options for the project.

Performance Evaluations

Staff performance evaluations and ways to improve the annual reviews were discussed by the Commission. Suggestions for improvement were:

- Include Key Performance Indicator (KPI) or another form of performance measures as part of the review.
- Eliminate the current five-point scale and hold to the core competencies that the employee is tasked to complete.
- Continue to have performance reviews conducted by the immediate supervisor.
- Highlight issues that staff might have with goals, and help identify areas that could be improved upon and/or address the need for additional staffing.

The intent is to continue building a strong staff and identifying issues will assist in doing so.

LEGISLATION/ATTORNEY'S REPORT

RESOLUTION NO. 2024-07 AN AMENDED RESOLUTION ADOPTING A MODERN AND ACCURATE LEGAL DESCRIPTION OF TERRITORY PREVIOUSLY ANNEXED BY ORDINANCE 2009-011

Commissioner Ramage made a motion and Commissioner Mefford seconded that motion.

Motion approved 5-0

RESOLUTION NO. 2024-08 AN AMENDED RESOLUTION ADOPTING A MODERN AND ACCURATE LEGAL DESCRIPTION OF TERRITORY PREVIOUSLY ANNEXED BY ORDINANCE 2015-07

Commissioner Mefford made a motion and Commissioner Ramade seconded that motion. **Motion approved 5-0**

RESOLUTION NO. 2024-09 A RESOLUTION ADOPTING A MODERN AND ACCURATE LEGAL DESCRIPTION OF TERRITORY PREVIOUSLY ANNEXED BY ORDINANCE 2017-15

Commissioner Bine made a motion and Commissioner Garner seconded that motion.

Motion approved 5-0

MUNICIPAL ORDER NO. 2024-16 A MUNICIPAL ORDER REAPPOINTING ANGIE SCROGGINS TO SERVE ON THE ECONOMIC DEVELOPMENT COMMITTEE ON BEHALF OF THE CITIZENS OF THE CITY OF UNION, KENTUCKY

Commissioner Garner made a motion and Commissioner Ramage seconded that motion.

Motion approved 5-0

Mayor Solomon issued the Oath of Office to Angie Scroggins; she will continue serving as a Member on the Economic Development Committee for the City of Union.

ORDINANCE NO. 2024-10 AN ORDINANCE PROHIBITING ALL CANNABIS BUSINESS OPERATIONS IN THE CITY OF UNION, KENTUCKY (Second Reading)

After Attorney Voss read the legislation Mayor Solomon asked for discussion from the Commissioners.

Mayor Solomon explained passing Ordinance 2024-10 will ban the sale of cannabis in the city of Union. In November 2024, the issue will be placed on the ballot for residents of Union to decide if they want to allow the sale of cannabis in the city. If the residents of Union vote not to allow the sale of cannabis, the Ordinance will stand as passed and adopted. If they vote to allow cannabis sales, Ordinance 2024-10 will be repealed.

Mayor Solomon's position is to pass the current ordinance and let the residents of Union make the decision on the November ballot.

Commissioner Garner feels it would be a disservice to residents if medical cannabis is not allowed. He explained it helps a lot of people with various medical needs. He mentioned it is legal and will be well regulated.

Commissioner Mefford feels the sale of medical cannabis will lead to recreational marijuana which is illegal on the federal level.

Commissioner Ramage does not want the sale of medical cannabis in the City of Union because he feels it will be a gateway to recreational marijuana. He would like the residents of Union to make the decision if they would like cannabis sales in the city.

Commissioner Bine does not personally have an issue with medical cannabis. He would like the residents of Union to make the choice if they would like it in the city.

Commissioner Mefford made a motion and Commissioner Ramage seconded that motion. Commissioner Bine voted aye, Commissioner Ramage voted aye, Commissioner Garner voted nay, Commissioner Mefford voted aye, and Mayor Solomon voted aye. **Motion approved 4-1**

ORDINANCE NO. 2024-11 AN ORDINANCE ACCEPTING THE BID OF OWEN ELECTRIC COOPERATIVE, INC. AS THE HIGHEST AND BEST BIDDER UNDER ORDINANCE NO. 2024-04
(Second Reading)

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

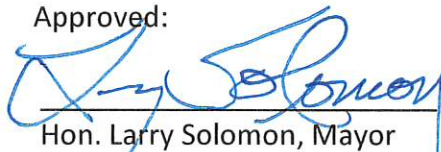
ANNOUNCEMENTS

Mayor Solomon announced there will be a Regular Commission meeting Monday July 1, 2024, at 6:00 PM. Mayor Solomon also stated the next Caucus/Commission meeting will be held on Monday July 15, 2024, 6:00 PM both meetings will be at the city building 1843 Bristow Drive Union, Kentucky.

ADJOURN

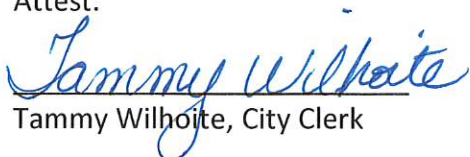
Mayor Solomon asked for a motion to adjourn. Commissioner Ramage made a motion and Commissioner Garner seconded that motion. The meeting adjourned at 8:01PM.
Motion approved 5-0

Approved:



Hon. Larry Solomon, Mayor

Attest:



Tammy Wilhoite, City Clerk