

**SPECIAL CALLED FISCAL COURT MEETING MINUTES
JOINT MEETING WITH THE CITY OF PARIS COMMISSIONERS
BOURBON COUNTY, KENTUCKY
FEBRUARY 13, 2023 @ 5:30 p.m.**

HONORABLE: JUDGE MIKE WILLIAMS

**ESQUIRES: BILL CONNER, LEWIS STUBBLEFIELD, DON MENKE, RANDY TAULBEE,
TODD EARLYWINE, BART HORNE & SCOTT WELLS**

COUNTY ATTORNEY: G. DAVIS WILSON

CITY MAYOR: JOHN PLUMMER

CITY MANAGER: JAMIE MILLER

COMMISSIONERS: SHARON FIELDS, MIKE WITHROW, TIM GRAY

CITY ATTORNEY: BRYAN BEAUMAN

Everyone stood and Judge Williams opened the meeting with prayer and then everyone said the pledge.

We are going to be very informal. Two agenda items. Provide a status update on the transfer station.

Jamie Miller, City Manager, addressed the Fiscal Court and City Commissioners, introduced Vaughn Wilson, Bob Casher, Andrea Pompei. Ask any questions you may have.

Vaughn Williams provided a site plan so far. Access the site off of Thornberry Rd. Trying to be as user friendly as possible. 2 structures, recyclable and office. Interior space will have balers. Waste Transfer Station – straight into site, waste to the left – scales – empty waste – weigh on exiting scales, then to office. Commissioner Fields who many employees. Mike Smith looking at 3 employees to start with, stager lunches, not closing during lunch. Operating Hours 7:00 – 4:00 possibly looking at 8:00 – 5:00 and some Saturdays. Possibly be closed on Mondays and be open Tuesday – Saturday 8:00 – 5:00. Will have a list of items that will not be accepted.

Vaughn – got a couple more months getting into the details with wiring of scales, interior items. They had to contact a surveyor and getting the site pinned with the property lines. Have gotten with Ramset and Thornberry and everyone is pretty much in agreeance with property lines. The road back to Thornberry Storage will become a public road. Property will be deeded over to the City.

The dotted lines are right of way easements, north of the property and of course where the road is. Probably going to get rid of the north to south right of way easement due to the public road way. Kind of a win win for everybody.

Esquire Menke – Trucks that are unloading. The ones that have scaled out, will they pass each other on the same road? Vaughn stated that there are some common roads, yes. Esquire Menke stated so they will be using the same road going in and out.

DOT will be responsible for turn lanes off the bypass. Mr. Smith with the state has a rough draft of that according to Gordon Wilson.

Discussion regarding access road which is a private roadway. From the top of the hill going into legion park is a private driveway owned by the Fiscal Court.

Expectation is that the County or the City would adopt that road.

Commissioner Withrow stated that he expected that the City would adopt the road due to the fact that the community would be traveling it. At that time, they can look at the other private driveway park gateway down to the detention center and then out to the bypass.

Gordon Wilson stated that he doesn't think that District 7 was agreeable with the road straight over to the site. Believes that it is due to utilities. There is an issue with the private roadway going through Ramset's property which needs to be cleaned up.

Bryan Beauman stated that the street either needs to be adopted by the City or the County, these two bodies would need to decide. Vaughn stated soon please.

Widening the road from Legion over to Thornberry. Line with x's in it is proposed fencing.

Vaughn stated they are trying to keep a buffer of trees all around. Along Martin Luther King and utility easement trees to remain.

Esquire Taulbee – how often will the boxes be emptied? How long will they be sitting before they dump it?

Judge Williams stated Mike would be the one to answer.

Mike Smith stated that they are there a day or day and a half at the most.

Vaughn – BG ADD received the environmental clearance. Trees will need to be down by the end of March 2023 due to bats roosting. Bid opening for that is next Wednesday.

Judge Williams – can the City of Paris procure a contract for someone to do work on property owned by Fiscal Court. G. Davis Wilson stated that we just need an agreement.

Paul Gibson – consideration to expansion? Potential growth. Vaughn stated that this is an increase to what we have existing.

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Vaughn - Under the gun to get this project out and bid due to grant conditions. Bid out in mid-April. Need it to move as fast as we can.

Esquire Horne asked if we can buy out front – concrete, metal, etc?

There will be different bins for different types of recyclables. Will keep it simple.

Commissioner Withrow stated that there will be a little more sorting with the new station.

Jamie Miller introduced Bob Casher.

Bob Casher – \$10 million dollars grant. Hopefully get the swifer grant.

Ready to go ahead and bid – state says spend as quick as you can. Infrastructure to be done all at once.

Deadline is August (CDBG grant)

If you are talking about access to the site, Bob thinks the private driveway could be included.

Vaughn's plan includes infrastructure.

Judge Williams asked about contractor availability concerns? Vaughn stated contractors are very hungry.

This grant was awarded to the City of Paris for this project.

Conveyance of the land was a very big factor.

Nothing that the Fiscal Court needs to do to help facilitate this, just continue working together.

Jamie Miller stated that they have been talking about the land.

Bryan Beuman – think the agreement needs to be broader than just the trees. Back and forth between lease or deed. G Davis and Bryan will work together to make it the cleanest transfer. Probably go with a deed for the cleanest. Sequencing wise, that can't be done until the plat is drawn, the plat can't be drawn until the survey is completed. That's why the agreement is needed to get people out there to get this project going before the plat is completed.

G. Davis stated want to deed the property because it is hard to tell what is going to happen 50 years from now. What do you do when the lease expires – so recommend deeding the property.

AGI is the surveyor. Hope to have a plat within the next thirty (30) days. Then getting the adjoining property owners to sign off on the property lines.

Esquire Horne asked if the City should fail is there going to be something somewhere that states the property is to come back to the Fiscal Court.

Andrea Pompei stated that AGI has been in touch with her regarding the subdivision. It will only go through technical review committee and not the full planning & zoning commission.

Bryan stated that the County had the property, gave it to the state for the TB Hospital, then the state gave it back to the county.

The Plat is one of the most important things that needs to happen now. Vaughn stated they can not get the building permit until they know exactly where the property lines are.

Judge Williams stated that we need to get the agreement in place, get the plat and then the deed for ownership of the land.

Esquire Horne – deadline on significant completion – Bob Casher stated grant close out is December of 2024

Everything about this project has been extremely transparent – there is no hidden agenda.

Judge Williams stated it is full steam ahead and we all know what the challenges are.

Ballpark figure of the project – \$4.4 Million – not including transportation cabinet for turn lane. It includes the road just not the entrance.

Gordon Wilson stated that state agreed to widen the entrance.

Paul Gibson – Grant is for \$2 million, where is the other \$2.4 million coming from.

Jamie Miller – City of Paris will continue to seek grant funding for the remaining amount.

Access to the property and the roadway

Revitalization of this progress. Brown field – is there contamination, how much, - waiting on the results from the state. Brown Field grants in order to fund the revitalization of this property. City will have to have further discussions regarding the land not being in the city's name during the revitalization.

During the clean up the property will have to be transferred to another entity in order for the City to obtain Brown Field grants. West Side could possibly obtain that property during clean up.

Commissioner Fields stated that they cannot expand on it because there is only one way in and one way out. Must be considered for another way in and out for safety reasons.

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Andrea – this spring a UK Architecture Class will be working on a rendering from the surveys
Brown Field Grant deadline is 11/1/2023.

Even though we don't have the results from the phase 1, we do know that there is enough contamination on site to require a phase 2 so it will then go to EPA. Who takes ownership of this land must be determined by 11/1/2023.

Mike Smith stated they will begin committee meetings once a month after today. Had to wait on the environmental clearance.

Esquire Conner asked with the new facility/old facility – what EPA standards what is going to prevent any type of contamination – or how to contain the contamination so it isn't another issue 50 years down the road.

Judge Williams stated that this property will never be used for burning of trash, no storage of contaminated materials. It will never be what that property was originally used for.

Mike Smith stated EPA comes once a year and walks the site sometimes twice a year. They do not take motor oil, paints, things of that sort.

Esquire Horne stated that Shelbyville is a good site to go view as an example.

Judge Williams stated some ongoing activity with Chamber of Commerce of Lexington a regional economical strategy. Lauren Biddle has been involved as well as Gordon Wilson. Regional Planning - who are you partnering with, Fiscal Court has partnered with City of Paris as well as Nicholas County Fiscal Court. That initiative was started by Commerce of Lexington – Bluegrass Alliance as well as Franklin County and Montgomery County. Being meeting for at least a year and a half to put a plan together.

Summary of the plan – will email the summary to Jamie Miller.

There is a cost associated with this. Implementation of the plan discussions are ongoing. Fayette County can't do without us and in many ways we can't do without Fayette County, or Scott County, etc.

Regional Planning is a part of our future. Try to organize that. It is going to happen, and the intent is to control it in a positive way, but there is a price to pay for that. Asked to reach out to the City of Paris about participating in the Regional Planning. Talking about each county or city contributing \$1.00 for everyone who lives in your jurisdiction. City of Paris according to the census is 10,000 the City of Paris would be asked to contribute \$10,000 to participate. Price based on population.

Just want to start that dialogue – City of Paris is being invited to participate with the Regional Planning.

Commissioner Withrow asked what would be the County's price expectation? Judge Williams stated that it has been discussed that the County total less the residents who live within the City limits. So, if Bourbon

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County's population is 20,000 and if 10,000 of those live in the city limit, the County would be expected to pay \$10,000.00.

Judge Williams stated that he will make this same appeal to City of Millersburg and the City of North Middletown. Winchester, Richmond, Berea will participate.

Judge Williams stated we are all getting ready to discuss budgets. For the entities that we jointly fund, we agree that we want to meet to discuss proposed budgets. Probably have a scheduled meeting pretty soon.

Commissioner Withrow stated he thinks it is great to have the quarterly meetings. He stated it is good to interact with everyone. Everyone in agreeance to meet quarterly.

Meeting adjourned at 7:10 p.m.