



**August Monthly Reports
September 2016**

AGENDA
WORK SESSION

THURSDAY, SEPTEMBER 8TH
WORK SESSION
@ 8:15 AM

PUBLIC HEARING:

Rezoning 208 Sunset Drive

MEETING CALLED TO ORDER

AGENDA REVIEWED IN ITS ENTIRELY BEFORE DISCUSSION

PUBLIC COMMENT ON AGENDA ITEMS (FORM REQUIRED)

NEW BUSINESS

- Declare Surplus Property
- Rezone 208 Sunset Drive parcel # 094-4C-006-013
- Resolution for the Amended and Restated Gas Supply Contract

CONSIDER ITEMS FOR BUSINESS MEETING (Create Business Meeting Agenda)

MAYOR & COUNCIL COMMENTS

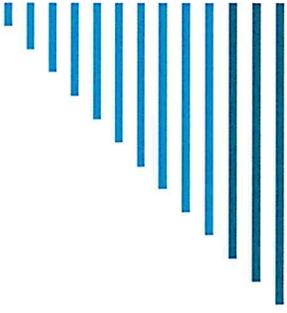
ADJOURNED

[Next Meeting:](#)

[Council Meeting - Monday, September 12th @ 6:00 PM](#)

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MINUTES





The regular meeting of the Mayor and Council was held in the Council room of West Point City Hall August 8, 2016 at 6:00 P.M. with Mayor Pro Tem Steven M. Tramell presiding.

Members Present:

Councilmember Joseph R. Downs III
Councilmember Gerald W. Ledbetter
Councilmember Gloria R. Marshall
Councilmember Sandra Thornton
Councilmember Benjamin F. Wilcox

Members Absent:

Mayor Pro-Tem Tramell called Mr. Franklin Stiggers, Pilgrim Baptist Church for opening prayer.

Fire Chief Milton Smith led the Pledge of allegiance.

Mayor Pro-Tem thanked Jim Wood Commissioner from Harris County for attending the meeting.

Mayor Pro Tem Tramell called the meeting of the Mayor and City Council to order and welcomed everyone.

MINUTES

Mayor Pro Tem Tramell asked for a motion to approve the minutes from the July 11, 2016 regular meeting. Councilmember Sandra Thornton made said motion and was seconded by Councilmember Benjamin F. Wilcox; the minutes were **approved unanimously without change.**

FINANCIAL REPORT

Councilmember Gerald W. Ledbetter presented the June financial report with the July cash position and forecast and made a motion to accept the report; motion seconded by Councilmember Joseph R. Downs III and **passed unanimously**.

AGENDA

Mayor Pro Tem Tramell asked for a motion to approve the agenda. Councilmember Gerald W. Ledbetter made said motion and seconded by Councilmember Sandra Thornton and **passed unanimously**.

APPOINTMENT OF PUBLIC DEFENDER

Councilmember Benjamin F. Wilcox made a motion to Appoint Luther Jones as the Public Defender for the West Point Municipal Court. This appointment will be from August 8, 2016 until the first City Council meeting in January 2017. The motion was seconded by Councilmember Gerald W. Ledbetter; **passed unanimously**.

2016 MILLAGE RATE

Councilmember Sandra Thornton read a resolution and presented it in a form of a motion to adopt the 2016 Ad Valorem Tax levy for the City of West Point as follows:

Gross Levy as follows:	13.963 Mills
Local Option Sales Tax Credit	4.660 Mills
Effective Levy	9.303 Mills

City Tax for 2016 set at 9.303 Mills.

The motion was seconded by Councilmember Joseph R. Downs III; **passed unanimously**.

SURPLUS PROPERTY

Councilmember Gerald W. Ledbetter made a motion to surplus four used cubicles with combined work and storage areas, 8 desks, 13 assorted shelves and cabinets, and 22 assorted office chairs. The items will be sold on GovDeals.com. The motion was seconded by Councilmember Gloria R. Marshall; **passed unanimously**.

TRANSPORTATION ENHANCEMENT PROJECT III

Councilmember Benjamin F. Wilcox made a motion to award Piedmont Paving Inc, as the low bid contractor for Transportation Enhancement Project III, PI Number 0010623. The award is for the Base Bid, Alternate 1 and Alternate 2 in the amount of \$719,139.10. The project will include portions of West 9th Street, West 8th Street and public parking lot east of 2nd Avenue. The motion was seconded by Councilmember Sandra Thornton; **passed unanimously.**

VIRGINIA COOK BUILDING PROPERTY

Councilmember Gloria R. Marshall made a motion to enter into a contract to purchase two parcels of property located in Troup County; Land Lot 277 of the Fifth land District containing .13 acres the tax parcel number 094-4C-007-046 and land Lot 277 of the Fifth Land District containing .14 acres the tax parcel number is 094-4C-007-045. The property will be used as an accessory to the Virginia Cook Building. The motion was seconded by Councilmember Benjamin F. Wilcox; **passed unanimously.**

POINT UNIVERSITY RESIDENTS HALL

Councilmember Joseph R. Downs III made a motion to approve a request from Point University to dispose of certain right of way along West 10th Street between 2nd Avenue and 3rd Avenue and 2nd Avenue between West 9th Street and West 11th Street. The City Council has determined that it is in the best interest of the City to dispose of this right of way under O.C.G.A. 32-7-3 and 32-7-4. The City will sell the right of way at the appraised value. The City will maintain easements for utilities and other city purposes. The property will continue to operate as city streets until the property is disposed of. The motion was seconded by Councilmember Benjamin F. Wilcox; **passed unanimously.**

OTHER

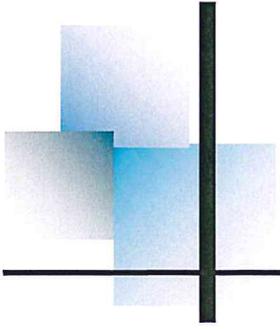
Mayor Pro-Tem Steven M. Tramell recognized citizens who came to the aid of the Slaughter family during a recent storm in which a tree fell on a house resulting in the death of a child.

ADJOURN

There being no further business, the meeting was adjourned.

Richard McCoy
City Clerk

Steven M. Tramell
Mayor Pro Tem



FINANCIAL REPORT





City of West Point Financial Report August, 2016

REVENUES

General Fund	EMRG 911	Water Fund
Current Revenue	\$789.45	\$411,997.22
YTD Revenue	\$63,744.40	\$2,834,823.99
Budget	\$95,037.00	\$3,899,000.00
Percentage Budget	67.07%	72.71%

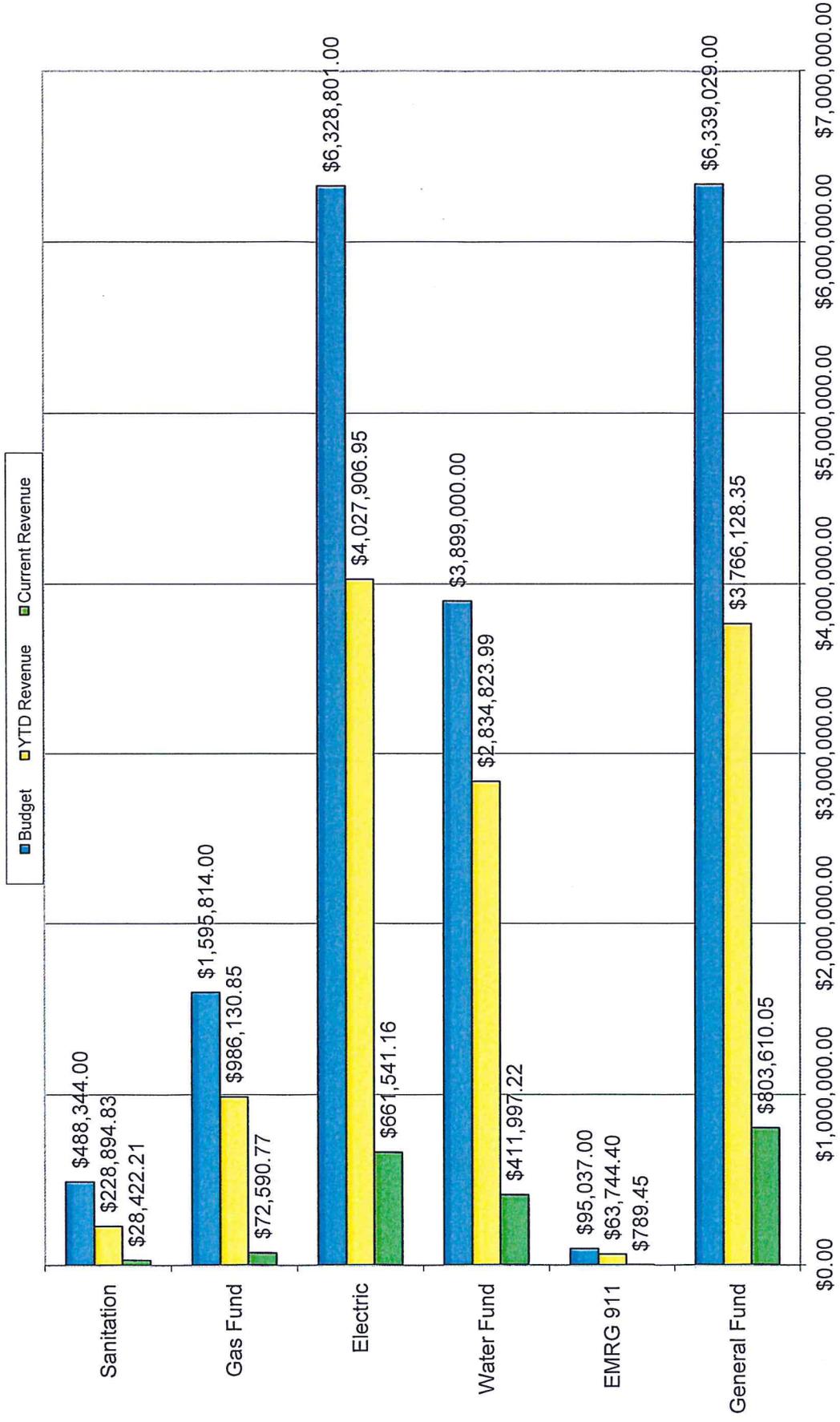
Electric Fund	Gas Fund	Sanitation
Current Revenue	\$72,590.77	\$28,422.21
YTD Revenue	\$986,130.85	\$228,894.83
Budget	\$1,595,814.00	\$488,344.00
Percentage Budget	61.79%	46.87%

One Georgia	EIP	SPLOST
Current Revenue	\$0.00	\$82,207.84
YTD Revenue	\$0.00	\$747,642.17
Budget	\$0.00	\$1,481,775.00
Percentage Budget	#DIV/0!	50.46%

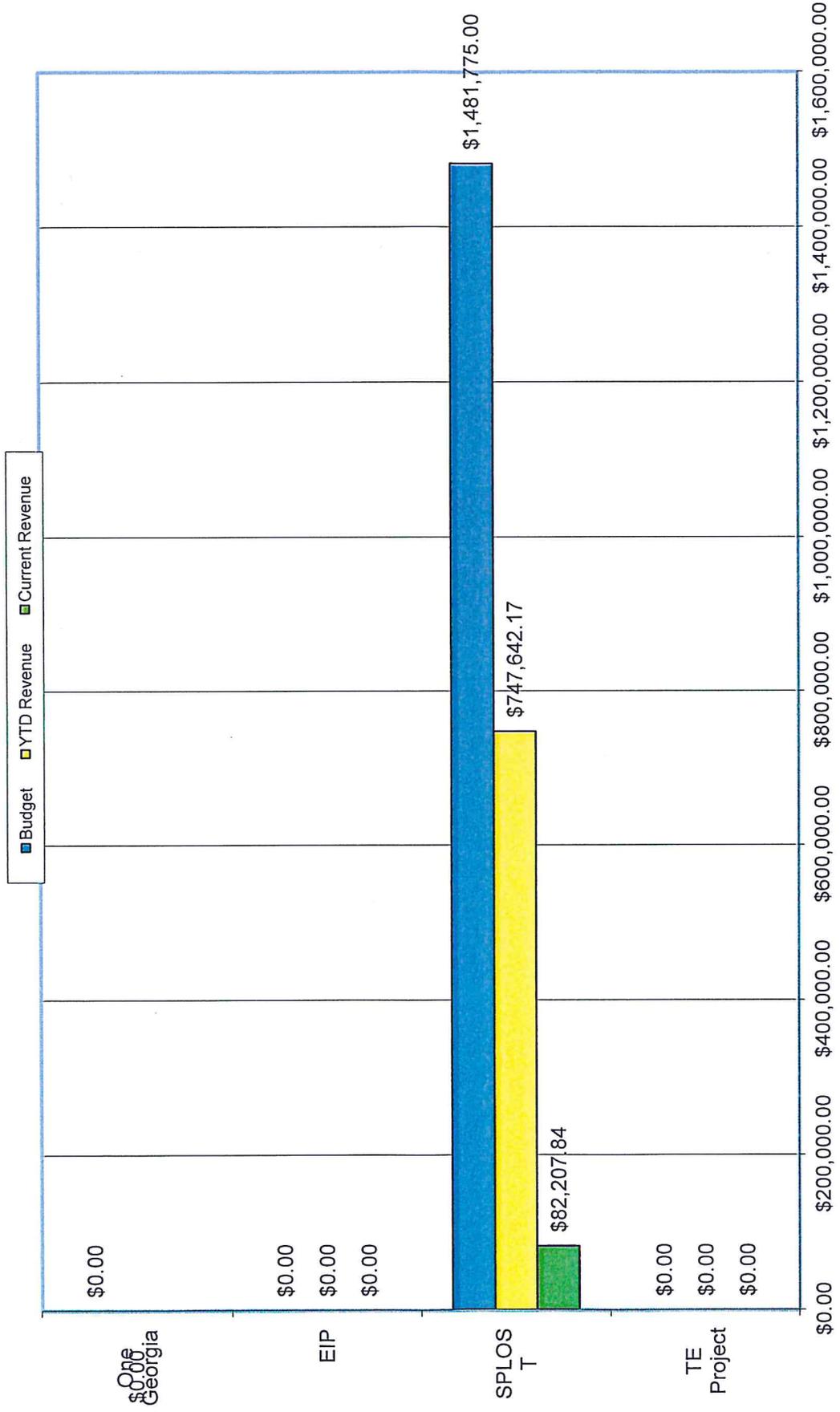
Total All Departments	Total All Departments
Current Revenues	\$12,655,271.54
Current Expense over/under	\$12,590,358.74
	\$64,912.80

YTD Revenue	\$12,655,271.54
Budget	\$20,227,800.00
Percentage	62.56%

Budget Revenue Comparison August, 2016



Budget Revenue Comparison August, 2016



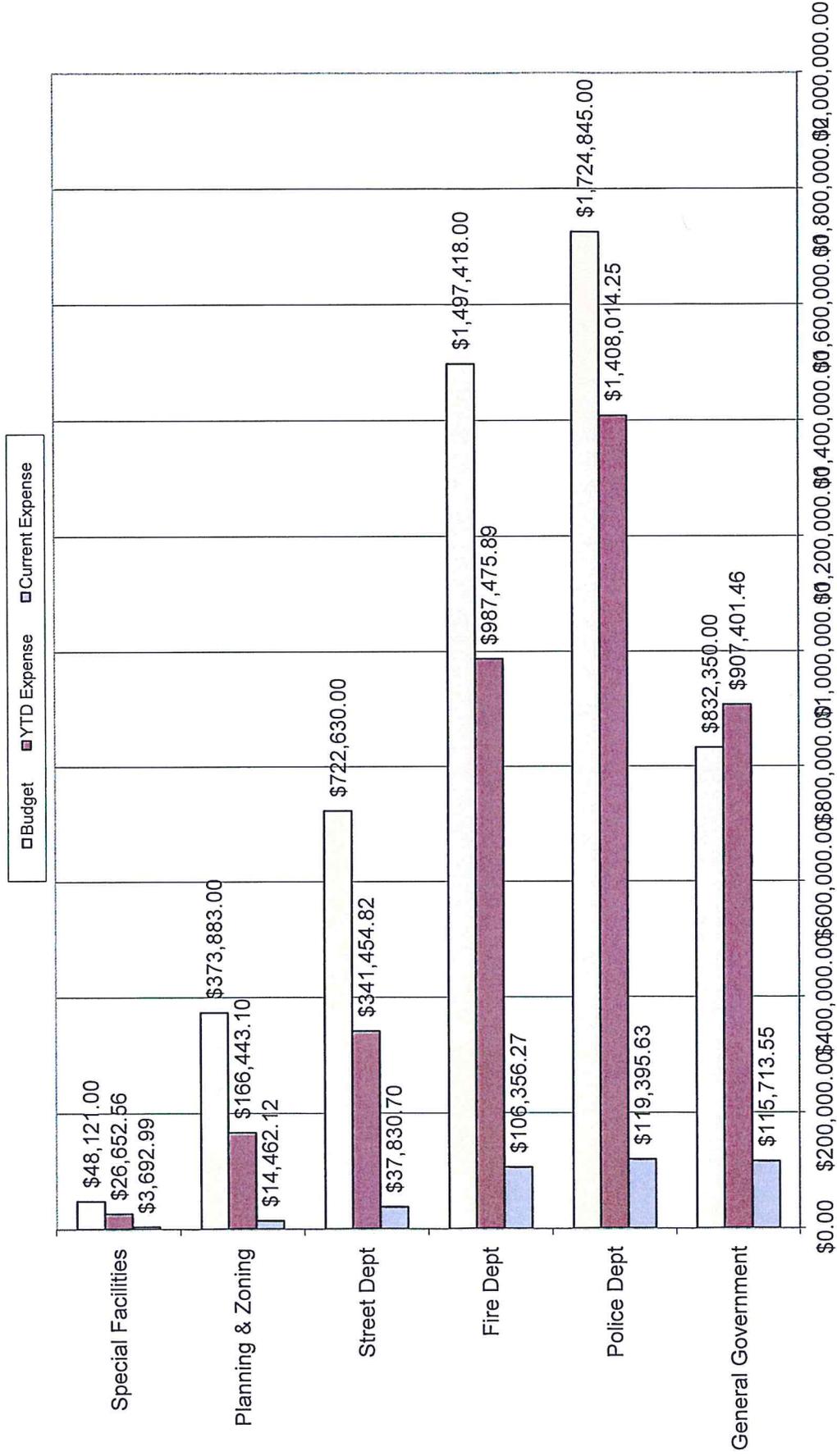


City of West Point Financial Report August, 2016

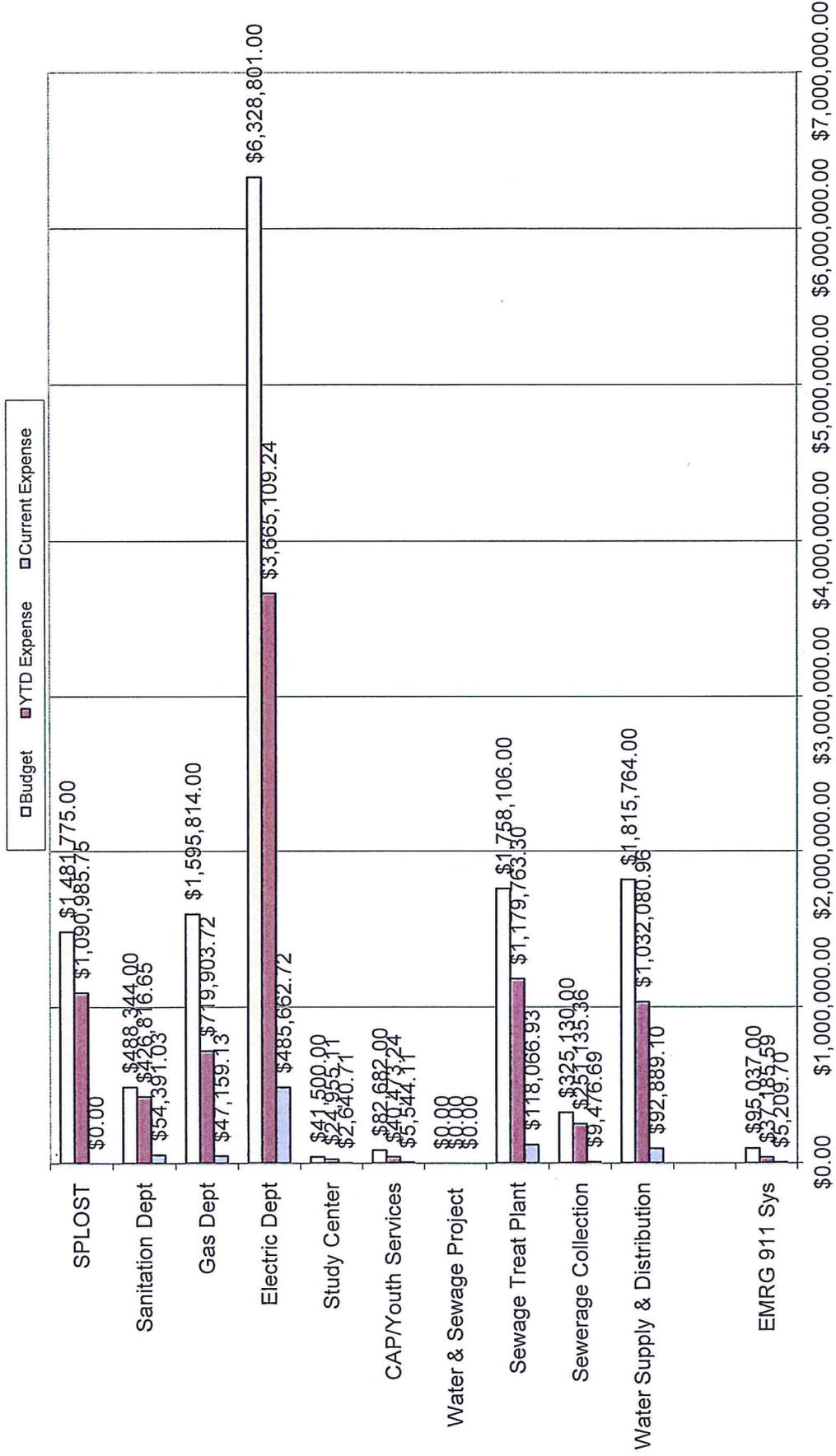
EXPENSES

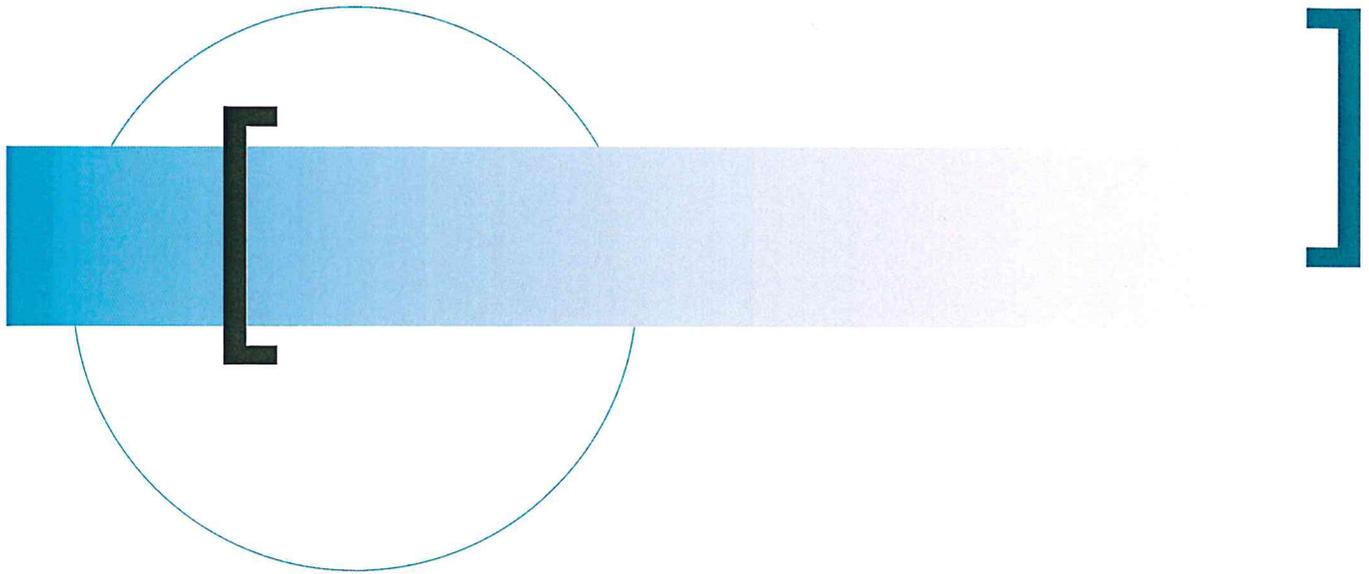
General Government	Police Dept	Fire Dept	Street Dept
Current Expense \$115,713.55	\$119,395.63	\$106,356.27	\$37,830.70
YTD Expense \$907,401.46	\$1,408,014.25	\$987,475.89	\$341,454.82
Budget \$832,350.00	\$1,724,845.00	\$1,497,418.00	\$722,630.00
Percentage Budget 109.02%	81.63%	65.95%	47.25%
Planning & Zoning	Special Facilities	EMRG 911 SYS	Water Dept
Current Expense \$14,462.12	\$3,692.99	\$5,209.70	\$92,889.10
YTD Expense \$166,443.10	\$26,652.56	\$37,185.59	\$1,032,080.96
Budget \$373,883.00	\$48,121.00	\$95,037.00	\$1,815,764.00
Percentage Budget 44.52%	55.39%	39.13%	56.84%
Sewer/ Water	Electric Dept	Gas Dept	Sanitation Dep
Current Expense \$127,543.62	\$485,662.72	\$47,159.13	\$54,391.03
YTD Expense \$1,430,898.66	\$3,665,109.24	\$719,903.72	\$426,816.65
Budget \$2,083,236.00	\$6,328,801.00	\$1,595,814.00	\$488,344.00
Percentage Budget 68.69%	57.91%	45.11%	87.40%
SPLOST	Study Center	CAP/Youth Services	Economic Dev
Current Expense \$0.00	\$2,640.71	\$5,544.11	\$47,391.35
YTD Expense \$1,090,985.75	\$24,955.11	\$40,473.24	\$284,507.74
Budget \$1,481,775.00	\$41,500.00	\$82,682.00	\$1,015,600.00
Percentage Budget 73.63%	60.13%	48.95%	28.01%
All Funds	Total All Departments	Total YTD Expenses	Total YTD Expenses
\$2,061,158.70	\$12,655,271.54	\$12,590,358.74	\$12,590,358.74
Current Revenues	Total YTD Revenue	Total YTD Expenses	Budget
Current Expense	\$1,265,882.73	\$12,590,358.74	\$20,227,800.00
over/under	over/under	over/under	Percentage
\$795,275.97	\$64,912.80		62.24%

Budget Expense Comparison August, 2016



Budget Expense Comparison August, 2016





DEPARTMENT REPORTS

Fire Department

Planning Department

Police Department

Public Works

Utility Department

August 2016

Fires-NFIRS Series 100	2
NFIRS Series 200-Overpressure, rupture, explosion, overheat (no fire)	0
NFIRS Series 300-Rescue and EMS Incidents	5
NFIRS Series 400-Haradous Condition (no fire)	0
NFIRS Series 500-Service Call	1
NFIRS Series 600-Good Intent Call	3
NFIRS Series 700-False Alarm and False Calls	4
NFIRS Series 800	0
Severe Weather and Natural Disaster	
NFIRS Series 900 -Special Incident Type	0
Mutual aid fire responses TC	0
Mutual aid fire responses HC	0
Mutual aid fire responded Lanett	0
Automatic aid fire responses TC	0
Automatic aid fire responses HC	0
Automatic aid fire responses Lanett	0
TOTAL FIRE BY WPDF AND PARTNERS	15
EMS Patient Disposition	
EAMC-Lanier	26
EAMC-Opelika	1
WGMC	25
No Transport	8
Landing Zone	1
Midtown Medical Center	0
TOTAL EMS INCIDENTS BY WPDF	61
Mutual aid EMS provided to TC	0
Mutual aid EMS provided to HC	0
Mutual aid EMS provided to LFD	4
Mutual aid EMS from TC	0
Mutual aid EMS from HC	0
Mutaul aid EMS from Lanett	1
TOTAL EMS by WPDF and PARTNERS	65

Community Development Department
August 1 – 31, 2016

Permits Issued –	7
Elec. Water, Gas	1
Building	6

Inspections -	24
Industrial	4
New Commercial	12
Remodel Comm. --	2
New Residential	4
Remodel Res.	2

Certificate of Occupancy-	4
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Soil and Erosion -	7
NOI / NOT	2
Plan Submittal	3
BMP Infractions	2
Citations	0

Plan Reviews-	7
Commercial	3
Residential	2
Other	2

Hearings -	0
No Shows	0

Public Notices-	0
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Structures Demolished-	0
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Statistical Counts Report

For records with dates between 8/1/2016 and 8/31/2016

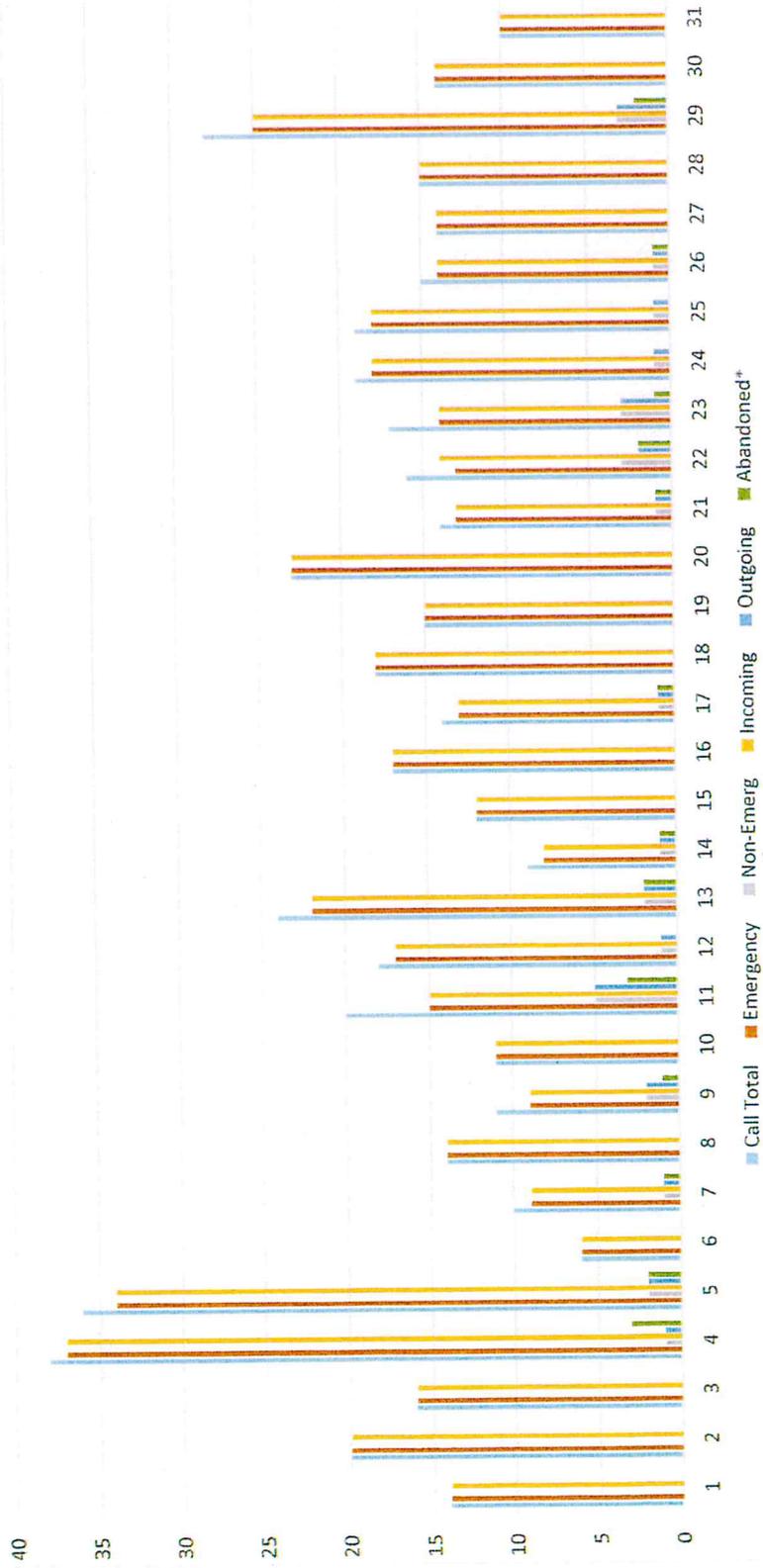
Incident Reports Created	<u>ALL</u> 89	<u>INCIDENTS</u> 65	<u>MISC.</u> 18	<u>FAMILY VIOL.</u> 6
Incident Reports Cleared	<u>ALL</u> 64	<u>BY ARREST</u> 16	<u>UNFOUNDED</u> 48	<u>EXCEPTIONALLY</u> 0
Property Involved			<u>STOLEN</u> \$329,322	<u>RECOVERED</u> \$1,229
Incident Type Level			<u>FELONY</u> 17	<u>MISDEMEANOR</u> 50
Investigative Files Opened				3
Investigative Files Assigned				9
Investigative Files Cleared				2
Drug Related Investigative Files Opened				0
Drug Related Investigative Files Cleared				0
Arrests / Booking Records				0
Citations Issued				143
Warnings Issued				50
Ordinance Violations				1
<u>Court Services</u>			<u>RECEIVED</u>	<u>SERVED</u>
Civil Papers			0	0
Subpoenas			0	0
Warrants			26	26
Accident Reports		<u>ALL</u> 22	<u>CRASH</u> 12	<u>PRIV PROP</u> 10

City of West Point, Georgia
9-1-1 Call Volume by Day - July 2016

	Daily Call Total	Call Category		Call Origin		Abandoned
		Emergency	Non-Emerg	Incoming	Outgoing	
1	14	14	0	14	0	0
2	20	20	0	20	0	0
3	16	16	0	16	0	0
4	38	37	1	37	1	3
5	36	34	2	34	2	2
6	6	6	0	6	0	0
7	10	9	1	9	1	1
8	14	14	0	14	0	0
9	11	9	2	9	2	1
10	11	11	0	11	0	0
11	20	15	5	15	5	3
12	18	17	1	17	1	0
13	24	22	2	22	2	2
14	9	8	1	8	1	1
15	12	12	0	12	0	0
16	17	17	0	17	0	0
17	14	13	1	13	1	1
18	18	18	0	18	0	0
19	15	15	0	15	0	0
20	23	23	0	23	0	0
21	14	13	1	13	1	1
22	16	13	3	14	2	2
23	17	14	3	14	3	1
24	19	18	1	18	1	0
25	19	18	1	18	1	0
26	15	14	1	14	1	1
27	14	14	0	14	0	0
28	15	15	0	15	0	0
29	28	25	3	25	3	2
30	14	14	0	14	0	0
31	10	10	0	10	0	0
Total	527	498	29	499	28	21

*The Abandoned Call Count total is also included in the Incoming Call Origin Count.

City of West Point, GA
 Call Count by Day for July 2016



August 2016 Utility Department Reports

Gas Department/Utility Protection

For the month of August, 2016

Task Desc	Gas Crew & Utility Protection	Department Total
LOCATE UNDERGROUND UTILITIES	51	51
INVESTIGATE A REPORTED GAS LEAK	2	2
RESTAKE UG LOCATES	10	10
ATMOSPHERIC CORROSION MONITORING & MAINTENANCE	221	221
MISCELLANEOUS-GAS	1	1
GRAND TOTAL	285	285

Power & Lights

For the month of August, 2016

Task Desc	Electric Crew	Department Total
REPAIR STREET LIGHT	6	6
REPAIR SECURITY LIGHT	7	7
INSTALL SECURITY LIGHT	3	3
INSTALL STREET LIGHT	1	1
REPAIR TRAFFIC LIGHT	4	4
POWER OUTAGE	11	11
REPAIR SERVICE LINE	1	1
REPAIR TRAFFIC LIGHT (CITY)	2	2
MISCELLANEOUS-POWER	13	13
GRAND TOTAL	48	48

SERVICE TRUCK

For the month of August, 2016

Task Desc	Gas Crew & Utility Protection	Field Customer Service 1	Field Customer Service 2	Department Total
CITY HALL WORK ORDER	0	0	1	1
TURN ON UTILITIES	0	0	14	14
TURN OFF UTILITIES	1	1	16	18
READ-IN / READ-OUT UTILITIES	0	0	22	22
GRAND TOTAL	1	1	53	55

August 2016 Utility Department Reports

Sewer Department

For the month of August, 2016

Task Desc	Water Distribution Crew	Sewer Crew	Department Total
REPAIR LEAK IN MAIN LINE	1	0	1
ODOR REPORT	0	2	2
SEWER BACK UP	0	5	5
COLLECTION SYSTEM INSPECTION	0	1	1
SEWER MISCELLANEOUS	0	4	4
GRAND TOTAL	1	12	13

Water Distribution

For the month of August, 2016

Task Desc	Water Distribution Crew	Sewer Crew	Department Total
MISCELLANEOUS-WATER	6	1	7
CHECK WATER PRESSURE	2	0	2
NEW WATER SERVICE	4	0	4
INSTALL, RENEW, RELOCATE, REINSTATE, ABANDON SERVICE	1	0	1
INVESTIGATE WATER LEAK	3	0	3
GRAND TOTAL	16	1	17

Water Treatment Plant

August 2016

50,9758,000 Gallons Withdrawn From River (Average 1,637,000 GPD)

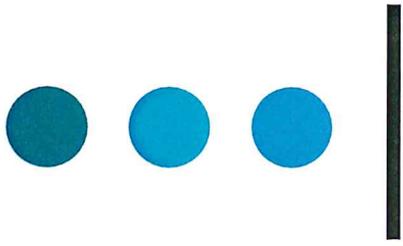
Highest Day Withdrawal was on August 20th. The amount was 1,838,000 Gallons.

51,199,000 Gallons Pumped to System (Average 1,436,000 GPD)

Wastewater Treatment Plant

August 2016

Discharged 44,000,000 Gallons. Average Daily Discharge was 1,419,354 Gallons Per Day



NEW BUSINESS

Tony M. Bailey
Chief of Police

West Point Police Department

206 W. 9th Street
West Point, Georgia 31833
Office: 706-645-3525
Fax 706-643-3299

To: Chief Bailey
From: Captain Fawley

Date: August 23, 2016

The West Point Police Department has the following items that are in need of being declared as surplus property by the Mayor and City Council and afterwards placed on govdeals.com. These items are listed as follows

2003 Dodge 1500 pickup, VIN 1D7HA18N96S583287

11 assorted monitors

7 assorted televisions

2 video monitors

7 VCR's

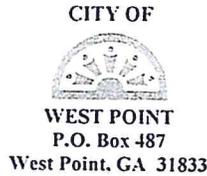
1 multiplexer for video recordings

10 assorted printers

6 assorted computer keyboards

2 microwaves

The police department also has 9 assorted computers which will need to be declared surplus and the hard drives cleaned or destroyed due to sensitive or confidential programs and data being on them.



June 28, 2016

Agenda Item: Rezoning Request – 208 Sunset Drive

Purpose: A request by West Point Investments to re-zone 208 Sunset Drive (Indian Hills Subdivision) from CGN (General Commercial) to R1A (Residential).

Background: Several lots on Sunset Drive that back up to property on Hwy 18 (10th Street) have been rezoned to CGN over the past several years due to the speculation of Highway 18 becoming a major commercial corridor. 208 Sunset Drive was the only property that was rezoned to CGN that had a residential home on it. The other lots were vacant.

When the property at 208 Sunset Drive was re-zoned to CGN it made the residential use of the home non-conforming. At this time, the property is being purchased to be used as home. The applicant is requesting to re-zone the property back to its original zoning as R-1A. This would make the residential use conforming again which would eliminate insurance and mortgage issues for the new owner. This property is adjoining and adjacent to existing R-1A Residential property.

Recommendation:

The request meets the requirements for re-zoning and does not impair the intent of the City of West Point Zoning Ordinance. Due to its location the property is probably better suited as residential property.



CITY OF WEST POINT, GEORGIA

Planning & Zoning Department

730 1ST Avenue

West Point, Georgia 31833

Office (706) 645-3534

Fax (706) 643-8150

APPLICATION TO AMEND ZONING MAP

Note to Applicant: Please be sure to complete all entries on the application form. If you are uncertain to the applicability of an item, contact The Planning & Zoning Department at 706-645-3534. Incomplete applications or applications submitted after the deadline will not be accepted.

Name of Applicant West Point Investment LLC / Moon Kim

Mailing Address 599 Myrtle Trace Ln Suwanee GA 30024

Telephone 770-780-5588

Property Owner (Use back if multiple names) West Point Investment LLC

Mailing Address 599 Myrtle Trace Ln Suwanee GA 30024

Telephone 770-780-5588

Address/Location of Property 208 Sunset Dr. West Pt. GA 31833

Map # D9444000014 Block # E Parcel # D9444000013 Land Lot 277

District/Section 5B Size of Property (Square Feet or Acres) .93 / Approx.

Present Zoning Classification: Commercial Proposed Zoning Classification Residential

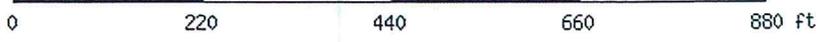
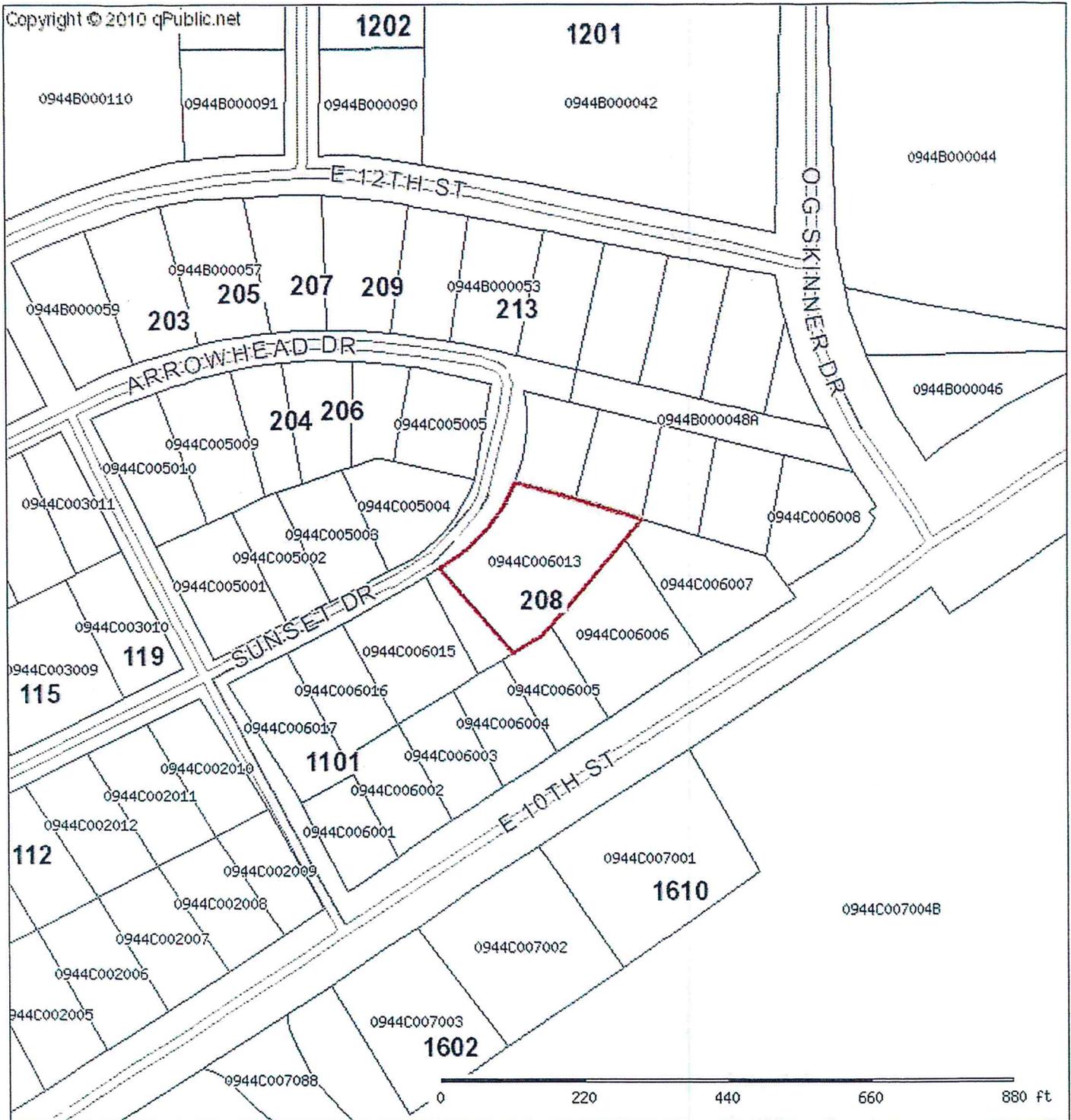
Present Land Use: Residential - Never used as Commercial

To the best of your ability, please answer the following questions regarding the application:

Explain how conditions have changed that renders the zoning map designation invalid and no longer applicable We are selling house on the property as residential home and we will exclude the specific parcel from our commercial development.

If the proposed zoning map change is an extension of an existing adjacent zoning district, provide an explanation why the proposed extension should be made It is in residential block and adjacent zoning district is all residential.

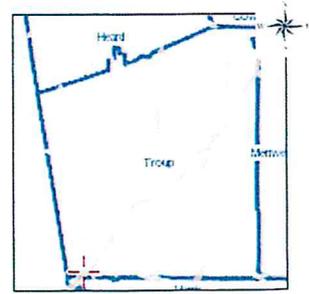
If the requested change is not designed to extend an adjacent zoning district, explain why this property should be placed in a different zoning district than all adjoining property. In other words, how does this property differ from adjoining property and why should it be subject to different restrictions? N/A



Troup County Assessor

Parcel: 0944C006013 Acres: 0.66

Name:	WEST POINT INVESTMENTS LLC	Land Value:	\$9,355.00
Site:	208 SUNSET DR	Building Value:	\$58,499.00
Sale:	\$0 on 06-2007 Reason=N Qual=U	Misc Value:	\$0.00
Mail:	599 MYRTLE TRACE LN SUWANEE, GA 30024	Total Value:	\$67,854.00



Troup County makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll.
Date printed: 04/26/16 : 16:59:27

A RESOLUTION
OF
CITY OF WEST POINT

APPROVING THE AMENDED AND RESTATED GAS SUPPLY CONTRACT, BETWEEN CITY OF WEST POINT AND MUNICIPAL GAS AUTHORITY OF GEORGIA AND AUTHORIZING THE EXECUTION, DELIVERY AND PERFORMANCE OF THE AMENDED AND RESTATED GAS SUPPLY CONTRACT, AND FOR OTHER PURPOSES.

WHEREAS, the 1987 Session of the General Assembly of the State of Georgia adopted the Municipal Gas Authority of Georgia Act (Ga. Laws 1987, p. 745 *et seq.* (codified at O.C.G.A. Sections 46-4-80 through 46-4-125)), as amended (the "Act"), creating the Municipal Gas Authority of Georgia (the "Gas Authority"), providing for its organization and purposes and authorizing it to contract with certain municipalities and other political subdivisions for the provision of an adequate and dependable wholesale supply of gas to meet the needs of the gas distribution systems of such political subdivisions; and

WHEREAS, CITY OF WEST POINT (the "Member") has heretofore entered into a certain Gas Supply Contract, as amended (the "Gas Supply Contract"), with the Gas Authority providing for the Gas Authority's obligation to furnish the Member with its gas supply requirements and for the Member's obligation to pay for such gas supplies; and

WHEREAS, the Gas Authority functions as a governmental joint action agency operating on a nonprofit basis solely for the benefit of its Members and effectively as an extension and instrumentality of its Members, aggregating their natural gas supply, management and transportation needs for economies of scale and leveraging their human and financial resources for efficiency, resulting in lower costs and higher benefits to the Members than if each acted individually or in smaller groups; and

WHEREAS, the Members control the Gas Authority and its policies through the Board of the Gas Authority, which is composed of Member representatives, and through the Gas Supply Contracts, including the hereinafter defined Amended Contract, and the Members intend to collectively share allocable portions of all risks and rewards of the Gas Authority's operations pursuant to such contracts, and the Amended Contract will necessarily be relied upon by the other Members due, among other things, to the interrelated nature of the Gas Supply Contracts and the relationships among the Gas Authority and the Members effected thereby; and

WHEREAS, the Gas Authority has presented, and the Members have commented on, discussed, studied and reviewed their opportunity to enter into an Amended and Restated Gas Supply Contract (the "Amended Contract"), amending and restating the Gas Supply Contract;

NOW, THEREFORE, be it resolved by the governing body of the Member in meeting duly assembled, and it is hereby resolved by authority thereof, as follows:

Section 1. The Member hereby finds and determines that it is in its best interest to contract with the Gas Authority pursuant to O.C.G.A. Section 46-4-99 and the terms of the Amended Contract, and the Member hereby declares, in accordance with the Act, its intention to so contract with the Gas Authority for the purchase of its gas supply.

Section 2. The Member hereby approves and authorizes the execution and delivery of the Amended Contract, in substantially the form of the draft of the Amended Contract, attached to this Resolution as Exhibit "A," and hereby incorporated herein by reference, subject to such changes, additions and deletions made in the Mayor's discretion, with advice of counsel. The Amended Contract shall be executed by the Mayor, attested by the Clerk, and shall have the Member's seal affixed thereto, and shall be delivered to the Gas Authority, and when so executed and delivered, shall be binding upon the Member in accordance with its terms. Execution of the Amended Contract as authorized herein shall be conclusive evidence of the Member's approval thereof.

Section 3. The Mayor is hereby authorized to execute and deliver all such additional agreements, certificates, documents and other instruments reasonably required or desirable to complete the transactions contemplated by the Amended Contract, including but not limited to any necessary actions respecting the validation of the Amended Contract through the bond validation process.

Section 4. In the adoption of this Resolution, the Member hereby recognizes that this action will be relied upon by other municipalities that own and operate gas distribution systems and that adopt similar resolutions in furtherance of the organization of the Gas Authority under the Act, and that the Member is also relying upon the adoption of such Resolutions by such other municipalities.

Section 5. All resolutions or parts of resolutions in conflict herewith are hereby repealed.

[Signatures on the following page]

RESOLVED this ___ day of _____, 2016.

CITY OF WEST POINT

By: _____
Mayor

[SEAL]

Attest:

Clerk

Exhibit "A"

[Attach Amended and Restated Gas Supply Contract]

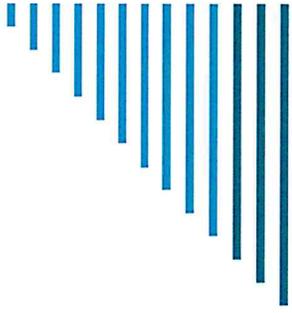
CERTIFICATION

I, the undersigned, Clerk of CITY OF WEST POINT ("Member"), DO HEREBY CERTIFY that the foregoing pages of typewritten matter constitute a true and correct copy of the Resolution duly adopted by the governing body of the Member at a public meeting held on the ____ day of _____, 2016, duly called in compliance with the laws of the State of Georgia, at which a quorum was present and acting throughout, the original of which Resolution has been duly recorded in the Minute Book of the Member, which is in my custody and control, and that the Resolution has not been rescinded or modified and is now in full force and effect.

GIVEN under the seal of the Member this ____ day of _____, 2016.

Clerk

[SEAL]



INFORMATION



Downtown West Point Development Authority Minutes
May 10, 2016

Present: Coleman Reeves, Wayne Scroggs, Karen Meadows, Gus Darden, Bill Nixon, Steve Tramell, Ed Moon, Meghan Duke and Cheryl Magby.

Coleman Reeves called the meeting to order and asked for an approval of the May 10th minutes. Bill Nixon made a motion and Gus Darden seconded to approve the May minutes as presented.

Wayne Scroggs presented the treasurer's report stating the Authority had an ending balance of \$93,925.37 as of May 31, 2016. Wayne passed out copies of the bank statement, as well as an updated balance sheet and income statement. Bill Nixon made a motion to approve the treasurer's report as presented and Gus Darden seconded the motion.

Committee Reports:

Façade Committee

Meghan Duke stated that downtown business owner Mark Lott had submitted two invoices to support his request for a façade grant.

Meghan presented five color swatches to be approved as façade paint options (excluding trim) in which businesses applying for a façade grant must adhere. Bill Nixon made a motion to approve the five as color choices business owners can choose to paint buildings in the downtown area and Gus Darden seconded the motion.

Old Business:

Meghan Duke stated the website redesign is ongoing. She distributed a proposed outline of the design layout as it relates to the DWPDA.

New Business:

Steve Tramell discussed the DWPDA's interest in obtaining silent rail crossings. He stated a proposal to provide planning services from CTC, Inc. had been received, indicating a fee of \$15,000 to provide all stages of the process. Steve proposed the fee be split three ways between the Downtown West Point Development Authority, the West Point Development Authority and the City of West Point. Wayne Nixon made a motion to approve paying \$5,000 towards the \$15,000 fee to CTC, Inc. Bill Nixon seconded the motion.

Steve Tramell informed the group the City would be repairing the parking lot off 2nd Avenue. They will be receiving quotes to make the repairs.

Coleman adjourned the meeting. The next meeting will be held on July 12, 2016 at 8:15 a.m.

Submitted by Karen Meadows, Secretary

West Point Development Authority

Agenda

September 6, 2016

- 1. Invocation & Lunch**
- 2. Minutes**
- 3. Financial Report**
- 4. Old Business**
- 5. New Business**
- 6. Economic Development Director Report – Meghan Duke**
- 6. Adjournment**
- 7. Next meeting to be held on Monday, October 3, 2016 at 12:00 noon.**

WEST POINT DEVELOPMENT AUTHORITY

Meeting Minutes

August 1, 2016

Members Present: Josh Moon, Lionel Johnson, Griggs Zachry, Wiky Gladden, and Kevin Patrick. Also present were Downtown West Point Development Authority representative, Coleman Reeves, WPDA Attorney, Larry Nix, and Economic Development Director, Meghan Duke.

Meeting was called to order by Josh Moon.

Motion was made by Wiky Gladden and seconded by Lionel Johnson to approve the minutes of the July 5, 2016 meeting. Vote to approve was unanimous.

Motion was made by Lionel Johnson and seconded by Wiky Gladden to approve the financial report for July, 2016. Vote to approve was unanimous.

Economic Development Director, Meghan Duke, reported activity for July.

There being no further business, the meeting was adjourned.

J. Griggs Zachry, III
Secretary

9:30 AM
09/01/16
Accrual Basis

West Point Development Authority
Balance Sheet
As of August 31, 2016

	<u>Aug 31, 16</u>
ASSETS	
Current Assets	
Checking/Savings	
CB&T Certificate of Deposit	251,392.21
Charter Bank - Money Market Acc	200,301.42
Operating Account	<u>376,359.25</u>
Total Checking/Savings	828,052.88
Accounts Receivable	
Loan Receivable - ITC CP LLC	<u>106,560.12</u>
Total Accounts Receivable	<u>106,560.12</u>
Total Current Assets	<u>934,613.00</u>
TOTAL ASSETS	<u><u>934,613.00</u></u>
LIABILITIES & EQUITY	
Equity	
Opening Balance Equity	516,166.89
Retained Earnings	227,254.36
Net Income	<u>191,191.75</u>
Total Equity	<u>934,613.00</u>
TOTAL LIABILITIES & EQUITY	<u><u>934,613.00</u></u>

9:30 AM
09/01/16
Accrual Basis

West Point Development Authority
Profit & Loss
August 2016

	<u>Aug 16</u>
Income	0.00
Expense	
Community Development	82.20
Computer & Website Maintenance	30.00
Contract Labor	1,000.00
Lease Payment Expense	0.00
Legal & Closing-Projects	150.00
Legal and Closing	250.00
Office Expense	122.49
Professional Dues & Subscript.	11.95
Total Expense	<u>1,646.64</u>
Net Income	<u><u>-1,646.64</u></u>

West Point Development Authority
Profit & Loss Detail
 August 2016

9:31 AM
 09/01/16
 Accrual Basis

Type	Date	Num	Name	Memo	Clr	Split	Amount	Balance
Income								0.00
Expense								
Community Development	8/1/2016	2123	Yvonne Reed	Lunch - August		Operating Acc...	82.20	82.20
Check								82.20
Total Community Development								
Computer & Website Maintenance	8/1/2016	2120	West Point Industries			Operating Acc...	30.00	30.00
Check								30.00
Total Computer & Website Maintenance								
Contract Labor	8/1/2016	2119	Yvonne Reed			Operating Acc...	1,000.00	1,000.00
Check								1,000.00
Total Contract Labor								
Legal & Closing-Projects	8/16/2016	2126	Morrow & Nix			Operating Acc...	150.00	150.00
Check								150.00
Total Legal & Closing-Projects								
Legal and Closing	8/1/2016	2121	Morrow & Nix			Operating Acc...	250.00	250.00
Check								250.00
Total Legal and Closing								
Office Expense	8/1/2016	2117	Dello Products Inc.	Final Invoice		Operating Acc...	17.50	17.50
Check				2429		Operating Acc...	104.99	122.49
Total Office Expense								122.49
Professional Dues & Subscript.	8/1/2016	2122	GSCCCA			Operating Acc...	11.95	11.95
Check								11.95
Total Professional Dues & Subscript.								
Total Expense							1,646.64	1,646.64
Net Income							-1,646.64	-1,646.64

9:34 AM

09/01/16

Accrual Basis

West Point Development Authority Profit & Loss Budget vs. Actual August 2016

	Aug 16	Budget	\$ Over Budget	% of Budget
Income	0.00			
Expense				
Community Development	82.20	166.67	-84.47	49.3%
Computer & Website Maintenance	30.00	208.33	-178.33	14.4%
Contract Labor	1,000.00	4,750.00	-3,750.00	21.1%
Education	0.00	83.33	-83.33	0.0%
Lease Payment Expense	0.00	750.00	-750.00	0.0%
Legal & Closing-Projects	150.00	333.33	-183.33	45.0%
Legal and Closing	250.00	250.00	0.00	100.0%
Marketing	0.00	1,666.67	-1,666.67	0.0%
Miscellaneous Expense	0.00	83.33	-83.33	0.0%
Office Expense	122.49	416.67	-294.18	29.4%
Postage	0.00	8.33	-8.33	0.0%
Professional Dues & Subscript.	11.95	333.33	-321.38	3.6%
Travel	0.00	83.33	-83.33	0.0%
Total Expense	1,646.64	9,133.32	-7,486.68	18.0%
Net Income	-1,646.64	-9,133.32	7,486.68	18.0%

West Point Development Authority
Profit & Loss Budget vs. Actual
January through December 2016

	Jan - Dec 16	Budget	\$ Over Budget	% of Budget
Income				
Bond Income	210,000.00	100,000.00	110,000.00	210.0%
Interest Income	436.16			
Intergovernmental Income	90,000.00	120,000.00	-30,000.00	75.0%
Total Income	300,436.16	220,000.00	80,436.16	136.6%
Expense				
Community Development	6,303.24	2,000.00	4,303.24	315.2%
Computer & Website Maintenance	340.00	2,500.00	-2,160.00	13.6%
Contract Labor	8,000.00	57,000.00	-49,000.00	14.0%
Contributions	52,500.00	30,000.00	22,500.00	175.0%
Education	0.00	1,000.00	-1,000.00	0.0%
Insurance	4,614.00	4,500.00	114.00	102.5%
Lease Payment Expense	5,250.00	9,000.00	-3,750.00	58.3%
Legal & Closing-Projects	960.00	4,000.00	-3,040.00	24.0%
Legal and Closing	2,000.00	3,000.00	-1,000.00	66.7%
Marketing	200.00	20,000.00	-19,800.00	1.0%
Miscellaneous Expense	0.00	1,000.00	-1,000.00	0.0%
Office Expense	2,541.67	5,000.00	-2,458.33	50.8%
Postage	47.00	100.00	-53.00	47.0%
Professional Dues & Subscript	2,326.60	4,000.00	-1,673.40	58.2%
Project Development	24,161.90			
Travel	0.00	1,000.00	-1,000.00	0.0%
Total Expense	109,244.41	144,100.00	-34,855.59	75.8%
Net Income	191,191.75	75,900.00	115,291.75	251.9%



S. Meghan Duke
Economic Development Director
706.645.3518
meghanduke@cityofwestpointga.com

Economic Development Director Report
Submitted: Wednesday, August 31, 2016

- Continued work on Copywriting and Content for New City Website.
- Continued work with 10th Street City-owned Property Site Plan with Harris Gray. Will design a virtual rendering with Electric Cities of Georgia for marketing property.
- WPDA Chairman, City Manager, Economic Development Director and LaGrange-Troup County Chamber of Commerce met to discuss the potential West Point office partnership. Discussions and preliminary contract development is still in process. (Thursday, August 4)
- Met with Jim, Trey, and Brett Daniel of Daniel Realty on US Highway 29 property. (Monday, August 1)
- Met with Nick Diluzio with NewField on Brownfield assessment and EPA Brownfield grant applications. (Tuesday, August 2)
- Downtown West Point Development Authority and Point University participated in the West Point Police Division National Night Out. (Tuesday, August 2)
- Attended Harris County Development Authority Meeting. (Tuesday, August 9)
- Attended Georgia Economic Developers Association monthly luncheon. (Monday, August 15)
- Attended West Point Business Council hosted by the LaGrange-Troup County Chamber of Commerce. (Tuesday, August 16)
- Attended West Point Mainstreet Meeting. (Wednesday, August 17)
- Attended LaGrange-Troup County Chamber of Commerce 2016 Lesson in Leadership Forum. (Tuesday, August 23)
- Met with Kent Walker, VP of Development and Bill Stogner, Retail Development with SELIG Enterprises, INC.
- Attended Troup County Strategic Partnership meeting. (Thursday, August 25)
- Attended City of West Point Health and Wellness Lunch and Learn. (Friday, August 26)

Georgia Department of Labor
Unemployment Rate and Labor Force Statistics

Troup County

GA 5.0%

US 4.9%

	Jan-16	Jan-15	Feb-16	Feb-15	Mar-16	Mar-15	Apr-16	Apr-15	May-16	May-15	Jun-16	Jun-15
Unemployment Rate	5.7	7.6	5.3	6.4	5.2	5.1	4.8	5.8	4.4	5.9	5.2	6.2
Initial UI Claims	995	1,178	214	246	171	258	176	216	252	202	283	383
Avg # of Wks Claimed	7.7	8.5	7.7	8.3	7.6	7.9	7.4	7.6	7.4	7.4	7.4	8.1
Workers in Labor Force	36,184	36,700	35,596	36,566	35,674	36,322	35,558	36,520	36,557	36,513	36,964	36,348
Employed	34,123	33,920	33,694	34,235	33,811	34,104	33,861	34,420	34,934	34,344	35,032	34,081
Unemployed	2,061	2,780	1,902	2,331	1,863	2,218	1,697	2,100	1,623	2,169	1,932	2,267
R-Revised Preliminary	P	R	R	R	R	R	R	R	R	R	P	R

	Jul-16	Jul-15	Aug-16	Aug-15	Sep-16	Sep-15	Oct-16	Oct-15	Nov-16	Nov-15	Dec-16	Dec-15
Unemployment Rate	5.6	6.9		5.8		5.6		5.4		5.0		4.9
Initial Claims	888	911		246		191		201		249		472
Avg # of Wks Claimed	7.3	7.1		6.9		6.9		6.8		6.7		6.8
Workers in Labor Force	37,502	36,840		36,564		35,949		35,846		25,862		36,109
Employed	35,399	34,309		34,426		33,933		33,903		34,061		34,340
Unemployed	2,103	2,531		2,138		2,016		1,945		1,801		1,769
R-Revised Preliminary	P	R		R		R		R		R		R