CITY OF FLORENCE KENTUCKY®

FLORENCE CITY COUNCIL

MINUTES – SPECIAL MEETING TUESDAY, OCTOBER 29, 2013

The City Council of the City of Florence, Kentucky met in Special Session on Tuesday, October 29, 2013 at 7:30 p.m. in the Florence Government Center with Mayor Diane E. Whalen presiding in the Chair.

CALL TO ORDER:

Mayor Whalen called the special meeting to order and declared the Special Session to be open for the presentation of all City business on the Special Meeting Agenda.

ROLL CALL:

The roll was called and the following four (4) members of Council registered present: Gary Winn, Vice Mayor Dr. Julie Metzger Aubuchon, Larry Brown, and David A. Osborne. Absent were Mel Carroll and J. Kelly Huff.

Also present were Mayor Diane E. Whalen, City Coordinator Rick Lunnemann, Business/Community Development Director Josh Wice, City Attorney Hugh O. Skees, Fire/EMS Chief Marc Muench, Police Chief John McDermond, Public Services Director Eric Hall, Police Lieutenant Tom Grau, Kentucky Enquirer Reporter Mark Hansel, Northern Kentucky Area Development District Executive Director Lisa Cooper, Florence Recorder Reporter Melissa Stewart, and City Clerk Joe Christofield.

APPROVAL OF MINUTES:

October 22, 2013 Business Meeting

Mayor Whalen called for a motion to approve the minutes of the October 22, 2013 business meeting of Council. Councilmember Winn so moved, with second from Vice Mayor Metzger Aubuchon. **Council approved by unanimous vote.**

SECOND READINGS:

Ordinance No. O-14-13

Mayor Whalen presented the following Ordinance for second reading:

ORDINANCE NO. O-14-13:
AN ORDINANCE ADOPTING AND APPROVING A ZONING MAP AMENDMENT FOR A ZONE CHANGE FROM SUBURBAN RESIDENTIAL TWO (SR-2) TO COMMERCIAL TWO (C-2) FOR A 1.8986 ACRE SITE LOCATED AT 7502 DIXIE HIGHWAY, FLORENCE, KENTUCKY. (MORNING STAR PARTNERS, LLC/JOHN REYNOLDS & SUZANNA TOLL PROPERTY)

Mayor Whalen read aloud the following summary of the Ordinance:

The effect of this Ordinance is to allow a zone change from Suburban Residential Two (SR-2) to Commercial Two (C-2) for an approximate 1.8986 acre site located at 7502 Dixie Highway, Florence, Kentucky, to allow a commercial building.

The full text of Ordinance No. O-14-13, including its exhibits, is available for examination in the office of the City Clerk of the City of Florence, Kentucky, in the Florence Government Center, 8100 Ewing Blvd., Florence, Kentucky, during regular office hours.

Mayor Whalen called for a motion to approve Ordinance No. O-14-13 on second reading. Councilmember Brown so moved with second from Councilmember Winn, that Ordinance No. O-14-13 be approved on second reading and be published in accordance with the law. **Council approved by unanimous vote.**

Ordinance No. O-15-13

Mayor Whalen presented the following Ordinance for second reading:

ORDINANCE NO. O-15-13:
AN ORDINANCE AMENDING ORDINANCE NO. O-12-11 RELATING TO THE ECONOMIC DEVELOPMENT INCENTIVES PROGRAM OF THE CITY.

Mayor Whalen read aloud the following summary of the Ordinance:

This Ordinance modifies the Economic Development Incentives Program of the City with the goal of insuring the continued effectiveness and success of that program.

The modifications include:

(1) Changes to the business classifications for Licensed Professional and Manufacturing, Nonretail Services and Technology;

(2) Changing the map of the geographic areas to expand the Dixie Highway Corridor;

(3) Including the requirement that a qualifying Business Entity must either own or have a lease for the business location throughout the duration of the incentive; and

(4) Reducing the time of substantial vacancy from 18 to 12 months for property to qualify for an incentive under the Florence Main Street reinvestment category.

The full text of Ordinance No. O-15-13, including its exhibits, is available for examination in the office of the City Clerk of the City of Florence, Kentucky, in the Florence Government Center, 8100 Ewing Blvd., Florence, Kentucky, during regular office hours.

Mayor Whalen called for a motion to approve Ordinance No. O-15-13 on second reading. Councilmember Brown so moved with second from Vice Mayor Metzger Aubuchon, that Ordinance No. O-15-13 be approved on second reading and be published in accordance with the law. **Council approved by unanimous vote.**

Ordinance No. O-16-13

Mayor Whalen presented the following Ordinance for second reading:

ORDINANCE NO. O-16-13:
AN ORDINANCE OF THE CITY OF FLORENCE, KENTUCKY, AMENDING ORDINANCE NO. O-5-13 TO ADJUST THE CREDIT OF THE CITY'S OCCUPATIONAL LICENSE FEE FOR NEW EMPLOYEES AS PART OF AN ECONOMIC DEVELOPMENT PROJECT BY SOUTHERN AIR INCORPORATED UNDER THE KENTUCKY BUSINESS INVESTMENT PROGRAM.

Mayor Whalen read aloud the following summary of the Ordinance:

The purpose of this Ordinance is to give Southern Air Incorporated the opportunity to obtain the maximum benefit for its Economic Development Project under the Kentucky Investment Business Program by adjusting the amount of the credit which the City will allow against its occupational license fee, for qualifying wages of new Kentucky resident employees from an amount equal to 0.43% to an amount equal to 0.54%.

The full text of Ordinance No. O-16-13, including its exhibits, is available for examination in the office of the City Clerk of the City of Florence, Kentucky, in the Florence Government Center, 8100 Ewing Blvd., Florence, Kentucky, during regular office hours.

Mayor Whalen called for a motion to approve Ordinance No. O-16-13 on second reading. Councilmember Osborne so moved with second from Councilmember Winn, that Ordinance No. O-16-13 be approved on second reading and be published in accordance with the law. **Council approved by unanimous vote.**

Ordinance No. O-17-13

Mayor Whalen presented the following Ordinance for second reading:

ORDINANCE NO. O-17-13:
AN ORDINANCE OF THE CITY OF FLORENCE, KENTUCKY AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS IN ONE OR MORE SERIES, IN AN AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED $2,400,000 FOR THE PURPOSE OF FINANCING THE ACQUISITION OF REAL PROPERTY AND THE ACQUISITION, CONSTRUCTION, INSTALLATION AND EQUIPPING OF AN ADDITION AND IMPROVEMENTS TO SUCH REAL PROPERTY; APPROVING A LEASE AGREEMENT WITH THE NORTHERN KENTUCKY AREA DEVELOPMENT DISTRICT; APPROVING THE FORM OF BOND; AUTHORIZING DESIGNATED OFFICERS TO EXECUTE AND DELIVER THE BONDS; AUTHORIZING AND DIRECTING THE FILING OF NOTICE WITH THE STATE LOCAL DEBT OFFCIER; PROVIDING FOR THE PAYMENT AND SECURITY OF THE BONDS; CREATING A BOND PAYMENT FUND; MAINTAINING THE HERETOFORE ESTABLISHED SINKING FUND; AUTHORIZING ACCEPTANCE OF THE BID OF THE BOND PURCHASER FOR THE PURCHASE OF THE BONDS; AND REPEALING INCONSISTENT ORDINANCES.

Mayor Whalen read aloud the following summary of the Ordinance:

This Ordinance sets forth general rules, regulations and conditions for the issuance by the City of Florence, Kentucky of its General Obligation Bonds in the approximate principal amount not to exceed $2,400,000 for the purpose of (i) paying the costs of acquiring certain real property and the acquisition, construction, installation and equipping of improvements thereon for use as the general offices of the Northern Kentucky Area Development District and (ii) paying the costs of issuing the Bonds. Provisions are made for the authorization and issuance of the Bonds; a related lease with the District that is intended to pay amounts due on the Bonds; the application of the proceeds of the Bonds; the establishment of a Bond Payment Fund; the maintenance of the previously established sinking fund; and certain covenants of the City with respect to the Bonds. The Bonds are to be sold at public, competitive sale. The Bonds shall mature, or be subject to mandatory sinking fund redemption, in varying amounts no later than February 1, 2035. The Bonds pledge the full faith and credit of the City and provision is made for the collection of a tax to pay the principal of, and interest on the Bonds, subject to certain credits, as provided in Section 7 of the Ordinance.

Mayor Whalen called for a motion to approve Ordinance No. O-17-13 on second reading. Vice Mayor Metzger Aubuchon so moved with second from Councilmember Brown, that Ordinance No. O-17-13 be approved on second reading and be published in accordance with the law. **Council approved by unanimous vote.**

EXECUTIVE SESSION:

There was no need for City Council to go into Executive Session.

ADJOURNMENT:

Mayor Whalen called for a motion to adjourn the Special Meeting. Vice Mayor Metzger Aubuchon so moved, with second from Councilmember Brown, and **unanimous approval of Council**, the time being 7:38 p.m.

APPROVED:

Diane E. Whalen

Diane E. Whalen, Mayor

ATTEST:

Joseph A. Christofield

Joseph A. Christofield, City Clerk

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