

Town of Thompson's Station  
Board of Mayor and Aldermen  
Minutes of the Meeting  
January 22, 2018

**Call to Order.**

The meeting of the Board of Mayor and Aldermen of the Town of Thompson's Station was called to order at 7:00 p.m. on Monday November 27th, 2017 with the required quorum. Members and staff in attendance were: Mayor Corey Napier; Alderman Brandon Bell, Alderman Ben Dilks; Alderman Graham Shepard; Alderman Brian Stover; Town Administrator Joe Cosentini and Town Attorney Todd Moore.

**Public Comment:**

**Dianne Roberts – 1860 Thompson's Station Rd. West** - Thanked Town Staff for work sessions. Voiced concern with current and future wastewater systems.

**Kathy Hassee – 3035 Callaway Park Place** – Voiced opposition against financing.

**Mike Roberts – 1860 Thompson's Station Rd. West** – Voiced concerns over financing and is a backup plan available. Opposed to runaway growth.

**Larry Simmons – 3116 Hazelton Dr.** – Concerned about the overpromise of sewer taps.

**John Peterson – 3448 Colebrook Dr.** – Concerns about the over commitment on taps and infrastructure.

**Jim Van Vleet – 2702 Thompsons Station Rd E** – Voiced concerns about using park land.

**Mike Danilczyk – 2549 Westerham Way** – Voiced concerns about the Lagoon design that the Town currently has and coming up with a Plan B.

**Unfinished Business:**

**1. Land Purchase Financing**

Mr. Cosentini reviewed his report and if accepted, the financing for the land purchase would be organized as follows:

- Wastewater Fund would pay cash for the Hill Property (65.12 acres) at \$480,000
- Wastewater Fund would accept pre-payment of 310 taps in the amount of \$1,116,000 to be used toward the purchase of the 105 acres on the Alexander Property
- General Fund would finance through general obligation capital outlay notes an amount not less than \$1,509,000 to cover the remaining purchase

(Note: \$480,000 + \$1,116,000 + \$1,509,000 = \$3,105,000 Purchase Cost)

**After discussion, Alderman Bell made a motion to authorize the preparation of a rescinding resolution for the bon issuance and an authorizing resolution for the issuance of general obligation capital outlay notes in an amount not less than \$1,509,000 contingent on no-taps being issued other than the 310 taps as part of this agreement until repairs in Cell 1 are completed, and contingent upon a professional**

**engineering study for our existing (wastewater) system and any future (wastewater) systems for the next 25 years be completed by the end of the calendar year 2018. The motion was seconded and carried by a vote of 3 to 2 with Aldermen Dilks and Shepard casting the dissenting votes.**

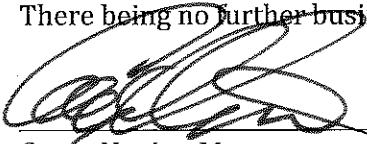
**2. Encompass Land Group Purchase Agreement – Resolution 2018-003**

Mr. Cosentini reviewed his report and pointed out that closing date has moved to February 28, 2018, the addition of a requirement that the seller pre-pay the 310 tap fees at \$3,600 per tap, and financing contingency is being deleted.

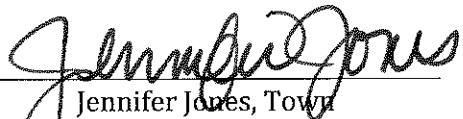
**After discussion, Alderman Stover made a motion to approve the amended purchase contract and closing date of on or before February 28, 2018, deleting the financing contingency and requiring the seller to pre-pay the 310 tap fees at \$3,600 per tap and inserting a deed restriction making the property unavailable for a wastewater treatment facility. The motion was seconded and carried by a vote of 3 to 2 with Aldermen Dilks and Shepard casting the dissenting votes.**

**Adjourn**

There being no further business, the meeting was adjourned at 7:48 p.m.

  
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Corey Napier, Mayor

Recorder

  
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Jennifer Jones, Town