

**CITY OF CARROLLTON  
SPECIAL COUNCIL MEETING  
CITY HALL**

**AUGUST 14, 2020  
10:30 A.M.**

**PRESENT**

**MAYOR: ROBB ADAMS**

**COUNCIL: KEVIN CRAIG  
MIKE GORDON  
DWIGHT LOUDEN  
JEFF DICKOW  
DOUG HILL**

**ATTORNEY FOR CITY: JAKE THOMPSON**

**CITY CLERK-TREASURER: MELINDA WRIGHT-MOORE**

**CODE ENFORCEMENT: JOHN WELCH**

**GUESTS: KRISTEN & TOMMY DEES, PROPERTY  
OWNERS OF 904 HIGHLAND AVENUE**

**ABSENT: COUNCILWOMAN SANDY MAY**

**CALL TO ORDER:**

THE MEETING WAS CALLED TO ORDER AT THE HOUR OF 10:30 A.M. BY MAYOR ADAMS. THE MAYOR DECIDED TO FOREGO THE PLEDGE OF ALLEGIANCE AND INVOCATION.

MAYOR ADAMS SAID TODAY'S SPECIAL MEETING IS TO HAVE A DISCUSSION REGARDING THE PROPERTY AT 904 HIGHLAND AVENUE. MAYOR ADAMS ASKED MR. DEES IF HE WOULD LIKE TO ADDRESS THE COUNCIL.

MR. DEES THANKED COUNCIL FOR CALLING A SPECIAL MEETING ON HIS BEHALF. MR. DEES SAID HE DID NOT REALIZE HIS PROPERTY WAS IN VIOLATION OF THE PROPERTY MAINTENANCE CODE AND THREE LIENS HAD BEEN FILED AGAINST HIS PROPERTY TOTALING \$21,525. MR. DEES STATED HE RECEIVED A LETTER DATED 05-06-20 FROM, JOHN WELCH, CODE / BUILDING OFFICIAL. HE THOUGHT THE LETTER WAS ADDRESSING THE WINDOWS HE JUST INSTALLED AND DID NOT READ THE ENTIRE LETTER. THE LETTER DATED 05-06-20 OUTLINED THE VIOLATIONS OF THE PROPERTY MAINTENANCE CODE AND GAVE A DATE WHEN THE WORK NEEDED TO BE COMPLETED BY. MR. DEES APOLOGIZE FOR THE MISCOMMUNICATION AND MISUNDERSTANDING. HE ASKED COUNCIL TO POSTPONE THE FORECLOSURE OF HIS HOME TO ALLOW HIM TO COMPLY WITH THE PROPERTY MAINTENANCE CODE AND TO FORGIVE PART OF THE LIEN AMOUNT.

JAKE THOMPSON, CITY ATTORNEY, ASKED MR. DEES IF HE WAS AWARE OF THE LIEN FILED IN FEBRUARY 2019. MR. DEES SAID HE DIDN'T KNOW ANYTHING ABOUT THE LIEN FILED IN FEBRUARY 2019.

**DEBATE/CONSIDER/APPROVE AGREEMENT WITH TOMMY DEES TO RESOLVE  
CITATIONS AND FORECLOSURE WITHIN 30 DAYS**

MAYOR ADAMS SAID THERE NEEDS TO BE A DECISION MADE TODAY AND THERE MAY NEED TO BE AN EXECUTIVE SESSION.

JAKE THOMPSON, CITY ATTORNEY, SUGGESTED MR. WELCH TO GO OVER THE AGREEMENT.

MR. WELCH SAID THE AGREEMENT OUTLINES THE SCOPE OF WORK THAT NEEDS TO BE COMPLETED WITHIN 30 DAYS TO HAVE MR. DEES' PROPERTY COMPLIANT WITH THE PROPERTY MAINTENANCE CODE. MR. WELCH WAS UNDER THE IMPRESSION MR. DEES WOULD PAY THE 06-29-20 ISSUED LIEN FOR \$9,975 BUT WANTS TO KNOW IF THAT LIEN AMOUNT COULD BE LOWERED. ALSO AS PART OF THIS AGREEMENT WE ARE ASKING COUNCIL TO DISMISS TWO PREVIOUS EARLIER LIENS ONE AT \$ 9,800 THE OTHER AT \$1,750.00.

JAKE THOMPSON, CITY ATTORNEY, ASKED MR. WELCH IF IT WAS FEASIBLE FOR MR. DEES TO HAVE THE WORK THAT NEEDS TO BE COMPLETED DONE WITHIN 30 DAYS. MR. WELCH SAID THERE IS A LARGE AMOUNT OF WORK THAT NEEDS TO BE DONE AND IT MAY TAKE LONGER THAN 30 DAYS. MR. WELCH SUGGESTED EXTENDING THE AMOUNT OF DAYS TO 45.

**EXECUTIVE SESSION: PER KRS 61.810(1)(C):LITIGATION**

**THE MOTION WAS MADE BY COUNCILMAN LOUDEN AND SECONDED BY COUNCILMAN GORDON AND DULY CARRIED TO GO INTO EXECUTIVE SESSION TO DISCUSS PROPOSED OR PENDING LITIGATION AGAINST OR ON BEHALF OF THE CITY PURSUANT TO KRS 61.810(1)(C) BECAUSE OF ATTORNEY CLIENT PRIVILEGE AT THE HOUR OF 11:25 A.M.**

**AYES                      5                      NAYS                      0**

**JOHN WELCH WAS CALLED IN TO THE EXECUTIVE SESSION AT 11:25 A.M.**

**THE MOTION WAS MADE BY COUNCILMAN LOUDEN AND SECONDED BY COUNCILMAN GORDON AND DULY CARRIED TO COME OUT OF EXECUTIVE SESSION AT THE HOUR OF 12:02 P.M.**

**AYES                      5                      NAYS                      0**

MAYOR ADAMS SAID THE SCOPE OF WORK OUTLINED IN THE AGREEMENT HAS NOT CHANGED. COUNCIL HAS EXTENDED THE AMOUNT OF DAYS FROM 30 TO 45 AND HAS LOWERED THE LIEN AMOUNT DUE FROM \$21,525 TO \$7,500. AT THE END OF THE 45 DAYS IF THE WORK IS NOT COMPLETED OR THE LIEN AMOUNT HAS NOT BEEN PAID IN FULL THE CITY WILL MOVE FORWARD WITH THE FORECLOSURE PROCESS ON MR. DEES' PROPERTY.

**THE MOTION WAS MADE BY COUNCILMAN CRAIG AND SECONDED BY COUNCILMAN DICKOW AND DULY CARRIED TO AUTHORIZE THE MAYOR TO ENTER INTO AN AGREEMENT WITH TOMMY DEES.**

**AYES                      5                      NAYS                      0**

**ADJOURNMENT**

**THE MOTION WAS MADE BY COUNCILMAN LOUDEN AND SECONDED BY COUNCILMAN GORDON AND DULY CARRIED TO STAND IN ADJOURNMENT AT THE HOUR OF 12:07 P.M.**

**AYES                      5                      NAYS                      0**

**ATTEST:**

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**ROBB W. ADAMS,  
MAYOR**

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**MELINDA WRIGHT-MOORE,  
CLERK-TREASURER**