

## **MINUTES**

### **FORSYTH CITY COUNCIL MEETING**

**MAY 21, 2018**

#### **CALL TO ORDER, PLEDGE OF ALLEGIANCE, INVOCATION AND ROLL CALL**

Mayor Wilson called the meeting to order at 6:00 pm and led the Pledge of Allegiance. Mr. Stroud gave the invocation. Present for the meeting was Mayor Eric Wilson; Council members Mike Dodd, Julius Stroud, Greg Goolsby, Chris Hewett and Melvin Lawrence. Also present was City Attorney, Bobby Melton, and City Manager, Janice Hall. All unanimous votes will be five (5) votes (Dodd, Stroud, Goolsby, Hewett, and Lawrence).

#### **APPROVAL OF AGENDA**

Mayor Wilson stated that the agenda needs to be amended to include County Commission Chairman, Greg Tapley and Approval to Submit Extension on Service Delivery Agreement". Motion by Mr. Hewett; 2<sup>nd</sup> by Mr. Dodd; and approved unanimously.

#### **APPROVAL OF MINUTES**

Motion by Mr. Dodd; 2<sup>nd</sup> by Mr. Stroud; and approved unanimously.

#### **COUNTY COMMISSION CHAIRMAN, GREG TAPLEY**

County Commission Chairman, Greg Tapley, came before council and presented a plaque with a picture of the delegation that attended the 1<sup>st</sup> Monroe County Day at the Capital.

Chairman Tapley stated that the county is working to develop their SPLOST projects and one of those is the need for a Justice Department Annex that is close to downtown. The county is considering building the additional annex on the vacant lot at the intersection of Phelps and Chambers (where the old jail building was located). Chairman Tapley offered for the city to join in building by including the new city hall building in their space while using what the city already has developed by working with their architects. Chairman Tapley further stated that the county would have their next meeting on Wednesday where they would further discuss this possibility, consider using SPLOST funds to cover the cost of the building, expand on building plan that architect has already drawn and add space for county offices. Mayor Wilson stated that we are on different schedules as the city is ready to go out to bid and the county has just begun their discussions on building and it would need to be worked out as to how that would be handled. Mr. Stroud stated that he is interested in working together even though the city already has time invested in a plan, but still willing to work together to see if feasible. Additional discussion was held regarding whether there would be enough space for both entities on the lot, modifications that would need to be made to city plan, paying for entire project with SPLOST funds and still have same funds

available for other projects. By general consensus it was agreed that the City Manager and County Manager would work with the architects to provide all information that they would need to determine if the site would be suitable for a joint building and the managers would return in 30 days with a plan.

**APPROVAL OF APPLICATION FROM MONROE COUNTY AMATEUR RADIO SOCIETY TO RESERVE COUNTRY CLUB PARK LARGE PAVILION FOR JUNE 23 – 24, 2018 TO INCLUDE REMAINING IN THE PARK AFTER HOURS**

Mr. Paul Panell and Mr. Craig Glaze came before council to review what the Amateur Radio Society does and how they will utilize the park for the times requested. Mrs. Hall stated they would be in the park afterhours and that required council approval.

Motion by Mr. Stroud to approve request; 2<sup>nd</sup> by Mr. Dodd; and approved unanimously.

**APPROVAL TO SUBMIT EXTENSION FOR THE SERVICE DELIVERY AGREEMENT**

Mrs. Hall reviewed that council has previously approved an extension until June 1, 2018 but based upon the city and county working together on SPLOST projects, she recommends submitting an extension until October 31, 2018.

Motion by Mr. Dodd; 2<sup>nd</sup> by Mr. Lawrence; and approved unanimously.

**PUBLIC HEARING FOR VARIANCE TO SETBACKS REQUIREMENTS AND CONDITIONAL USE OF PROPERTY – OWNER HATTAWAY INVESTMENTS, LLC, 053 001 AND 053 001B**

Mr. Melton reviewed the application; property is located on North Frontage Road; variance request is for side and rear setbacks, conditional use is to continue with same usage as a storage building facility; Planning and Zoning recommended approval of variance for setbacks and conditional use on April 23<sup>rd</sup>; and application has been advertised in the May 2, 9, and 16 issues of the Reporter. Mayor Wilson opened the public hearing for comments for or against the approval of the request. Mr. Ben Vaughn, attorney for applicant Alan Hattaway, came before council and reviewed the request and plans to add two buildings similar in size to the existing buildings. Hearing no additional comments for or against the approval, Mayor Wilson closed the public hearing.

Motion by Mr. Goolsby; 2<sup>nd</sup> Mr. Stroud; and approved unanimously.

**PUBLIC HEARING FOR REZONING OF 15 PROPERTIES CURRENTLY ZONED INSTITUTIONAL OR RESIDENTIAL TO HIGHWAY BUSINESS**

Mr. Melton reviewed the application stating that this is a city initiated rezoning of 15 properties that are currently zoned Institutional or Residential with proposed change to Highway Business; Planning & Zoning recommended approval of all rezonings as requested on April 23<sup>rd</sup>; and the matter has been advertised in the May 2, 9, and 16 issues of the Reporter. Mayor Wilson opened the public hearing for

comments for or against the approval of the rezonings. Mrs. Hall stated that Ms. Whisby called last week and left a voice message requesting that her property remain Institutional. Mrs. Hall stated that she returned the call but had to leave a voice mail for Ms. Whisby and did not hear back from her. Mrs. Hall stated that letters were sent out to all 15 property owners. Hearing no additional comments for or against the approval, Mayor Wilson closed the public hearing.

Motion by Mr. Hewett; 2<sup>nd</sup> by Mr. Dodd; and approved unanimously.

#### **ANNEXATION COMMITTEE REPORT – GREG BOIKE, REGIONAL COMMISSION**

Mr. Hewett stated that the Annexation Committee has met with the Regional Commission for their assistance in developing an annexation plan. Mr. Greg Boike, Regional Commission reviewed the study and proposed annexation areas along with financial implications for the city. Mr. Boike stated that the most feasible process may be to do the annexations in phases over the next 10 years beginning with the area surrounding the back-nine of the golf course which the city recently purchased. Mr. Boike reviewed the next steps in the process. Mayor Wilson requested that the Annexation Committee remain active during the process.

Motion by Mr. Stroud to proceed in phases with the first phase being the area surrounding the golf course and Bibb Mill Village area; 2<sup>nd</sup> by Mr. Hewett; and approved unanimously.

#### **APPROVAL OF PROPOSED AMENDMENTS TO THE GEORGIA MUNICIPAL ASSOCIATION BYLAWS**

Mrs. Hall reviewed the proposed amendments to the GMA Bylaws stating that the proposed changes will be voted on at the GMA Annual Convention.

Motion by Mr. Dodd; 2<sup>nd</sup> by Mr. Lawrence; and approved unanimously.

#### **APPROVAL OF POLICE DEPARTMENT PROMOTIONAL PROCESS POLICY**

Mrs. Hall reviewed the request from Chief Harris to create a pool of candidates for promotions rather than requiring employees to go through the promotional process each time a vacancy is announced. This change would allow those that apply for a promotion but are not promoted to remain on the promotions list for one year without having to go through the process again but only if they do not have any disciplinary actions during the years' time. There was discussion regarding some of the language that needs to be cleaned up in the policy as well.

Motion by Mr. Dodd; 2<sup>nd</sup> by Mr. Hewett; and approved unanimously.

#### **APPROVAL OF FEE SCHEDULE FOR CLARK NEXSEN SERVICES FOR NEW CITY HALL BUILDING**

Mayor Wilson stated that the fee schedule presented by Clark Nexsen relates to fees associated with the building as presented. Mayor Wilson stated that we had an agreement for design with associated fees and that has been completed. Mr. Goolsby asked if there was an issue with waiting until after the 30

days given to the managers to return with a review of the county site and the representatives from Clark Nexsen reviewed the fee schedule is a percentage of the project and the city can move forward with either a percentage or a flat fee. Mayor Wilson stated that the fee is 8% of the estimated construction cost plus \$16,000 for specific fees.

Motion by Mr. Goolsby; 2<sup>nd</sup> by Mr. Stroud; and approved unanimously.

#### **APPROVAL TO INCLUDE ELECTED OFFICIALS IN CITY INSURANCE BENEFITS**

Mr. Dodd read a prepared statement and motion adding elected officials to the city insurance coverages including health, dental, vision, life, and workers compensation. Mr. Stroud seconded the motion. Mr. Goolsby asked Mrs. Hall what the annual cost for that coverage would be and Mrs. Hall stated that the benefit package offered to fulltime city employees is approximately \$8,200 annually. Mr. Goolsby stated that he does not feel part time elected officials should receive these insurance benefits. Mrs. Hall stated that fulltime employees with other credible health insurance can opt out of the city health insurance coverage and receive an incentive of \$150/month. Mrs. Hall explained that the city pays 100% of the other coverages so the opt out incentive is not allowed for those plans. Mrs. Hall recommended that if elected officials are included in the insurance coverages that they not be provided the opt out incentive pay if they have other credible coverage. Mr. Dodd withdrew his original motion and made a new motion to amend his original motion to include not providing the incentive pay to elected officials. Seconded by Mr. Stroud, the amended motion carried with four (4) votes for (Dodd, Stroud, Hewett, and Lawrence) and one (1) against (Goolsby).

#### **APPROVAL OF ACCOUNTS PAYABLE INVOICES - \$324,929.91**

Mrs. Hall reviewed the invoices for approval by department for a grand total of all invoices of \$324,929.91

Motion by Mr. Hewett; 2<sup>nd</sup> by Mr. Stroud; and approved unanimously.

#### **APPROVAL OF REQUISITIONS GREATER THAN \$5,000**

**Cox Industries – stock wooden utility poles 35’ & 40’ - \$6,155**

Motion by Mr. Dodd; 2<sup>nd</sup> by Mr. Hewett; and approved unanimously.

### **REPORTS**

#### **CITY MANAGER REPORT**

Mrs. Hall offered the following report:

- Report from MEAG shows that the City of Forsyth out of six feeders and two substations, only had 3 breaker operations, and no circuits to lock out from January through April of this year.
- Signs are in for Walk With EO – working with mayor on date

- Sewer spill of less than 10,000 gallons reported to EPD last week; approximately 200' of sewer line had to be replaced to get line running free again due to original line being run on top of rock; still need to replace remainder of line from Brooklyn Ave to south plant
- Advertising alcohol license application for Suhash Patel for 111 MLK to add a liquor store to the end of Lil Store; PH scheduled for June 4
- Joint government meeting next Tuesday, May 29 at 5:30 at MC Conference Center; will have report from representative from each entity
- Have been asked by a few about why the National League of Cities Service Line Program was not approved; when this came before council in July 2017, there was a motion made but dies for lack of a second; didn't know if you wanted to bring this back up or not or if there was any interest in the service
- Zoning change was not included in changes to zoning map approved in 2008 for Keith Harbuck property off College Street; correction has been submitted to RC
- Reservations have been made for Meag annual conference; please get with me as soon as you can to let me know if you will be able to attend.
- Establishing police substation at Union Hill Apartment complex; will not be manned 24/7 but will have a presence in the area
- No "jake brake" signs have been received and being installed
- Reducing speed on Indian Springs and on Oakridge Drive to 25 MPH; chief did not feel it would be good to have speed reduced at certain times as suggested at last council meeting
- Had overgrowth behind RWTP cut back last week; will maintain fence line and overgrowth inside fence
- Had another lineman leave; we pay fairly well to our linemen but other electric companies and private companies are offering \$40/hour and we cannot compete with that; working on information to present to council to possibly increase our salary to compete and hopefully get employees to stay
- Looking at ways to cool lobby at PD; when built no heat or air was included in the lobby, with CH there now, people waiting in line to pay are uncomfortable due to heat in summer; looking at possibly replacing the blinds with some type shade and installing ceiling fans

#### **CITY ATTORNEY REPORT**

Mr. Melton had nothing further to report.

#### **MAYOR'S REPORT**

Mayor Wilson offered the following report:

- Updated on the I-75 Corridor meeting held last week
- Cemetery Tour held this past weekend was very good and was collaborative effort between the CVB, Historical Society, and Backlot Players
- Commend Main Street Director for work on the wall at the city cemetery; area has been cleaned up and plants added; held first memorial today with flowers being planted in memory of Councilman Dexter King.
- Read thank you received from Mr. Kings family for all that city did for the family at Mr. Kings untimely death
- Special Election is tomorrow

#### **ADDITIONAL COUNCIL REPORTS**

Mr. Dodd asked for an update on Management Agreement with Golf Club and Mrs. Hall stated they met last week and she is waiting on their changes to bring final agreement back to council.

Mr. Goolsby stated that “no truck” signs need to be added to all city streets on the square.

Mr. Lawrence stated MEAG has meeting tomorrow in Forsyth.

#### **PUBLIC COMMENTS (MAYOR WILSON TO REVIEW RULES FOR PUBLIC COMMENTS)**

##### **PUBLIC COMMENTS**

No one from the public came forward to comment.

##### **EXECUTIVE SESSION**

Purpose of land transactions

Motion by Mr. Hewett; 2<sup>nd</sup> by Mr. Stroud; and approved unanimously. Council adjourned into executive session at 8:06 pm.

Mayor Wilson called the meeting back into open session at 8:20 pm.

##### **ADJOURN**

There was no further business to discuss.

Motion by Mr. Stroud; 2<sup>nd</sup> by Mr. Dodd; and approved unanimously to adjourn at 8:20 pm.

Submitted by:

Janice L. Hall, City Manager