

The Council of the City of Thomasville met in regular session with Mayor Greg Hobbs presiding and the following Councilmembers present: Mayor Pro Tem Terry Scott, Councilmembers Jay Flowers, and Todd Mobley. Also present were the Interim City Manager, Kha McDonald; Asst. Utilities Superintendent, Chris White; City Attorney, Tim Sanders; other staff, members of the press and citizens. It was noted that Councilmember David Hufstetler was absent from this meeting. The meeting was held in Council Chambers at 144 East Jackson Street in Thomasville, Georgia.

Mayor Hobbs called the meeting to order at 7:00 PM. Councilmember Flowers gave the invocation. Mayor Pro Tem Scott led those present in the Pledge of Allegiance.

Council considered the approval of past meeting minutes. Mayor Pro Tem Scott made the motion to approved the minutes of the Regular Meeting of October 8, 2018, the 8:45 AM Called Meeting of October 17, 2018 and the 2:00 Called Meeting of October 17, 2018 as presented. Councilmember Mobley seconded the motion. The motion carried unanimously.

Mayor Hobbs announced a special presentation was being made for the Retired Educators. Mayor Pro Tem Scott presented a Proclamation signed by Mayor Hobbs that declared November 4, 2018 as Retired Educators Day in recognition of the contributions made by retired educators in the lives of children. The Proclamation was presented to Mrs. Sabrina Boykins Everett, Ms. Eugenia Harris, Mrs. Willard Ward, Mr. Charlie Ward and Mrs. Debra Bryant on behalf of the Retired educators in Thomasville, Georgia.

Mayor Hobbs opened the meeting to citizens to be heard on non-agenda items. Joe Brown, Thomasville resident, addressed Council regarding Attorney David Archer's investigation findings of the allegations made by Sargent Waylon Parker and the allegations of Mayor Hobbs' actions. Brown addressed Mayor Pro Tem Scott and requested that Council convene and address Attorney Archer's findings accordingly.

Wallace Goodman, Thomasville resident, also addressed mayor Pro Tem Scott regarding the findings in Attorney Archer's report. He inquired of Mayor Pro Tem Scott what would be Council's next steps in addressing the findings. Goodman also inquired if Mayor Hobbs should be required to step down based upon the findings of Archer's investigation. He noted if the Mayor's alleged actions were made by an employee, the employee would be asked to step down. Goodman also conveyed concerns regarding the appointment of the new City Manager amidst much turmoil and unanswered questions; such as the reporting structure of the Utilities Superintendent, Charter violations and pending lawsuits to be addressed. Goodman concluded with inquires of Council as to when a vote could be expected regarding the reporting structure of the Utilities Superintendent and South Pinetree Boulevard Road Improvements.

Keith Thomas, Thomasville resident, conveyed to Council his concerns of the lack of diversity in the City of Thomasville's Building Department. He noted people in his community were not aware of the Inspector position that was on this meeting's agenda. Thomas also inquired where this position had been advertised. Interim City Manager McDonald listed the various different resources that are used when advertising available positions for the City of Thomasville and noted there was nothing to determine who applies. McDonald acknowledged diversity efforts are unsuccessful; however, it is based on who actually applies for employment. McDonald explained that positions are advertised internally for three days and then publicized on various platforms and consist of an automated form for online submission. Chief Building Official, Mark Harmon, reported the application portals remained open for approximately three weeks; which resulted in eight applications being submitted to the City for the Inspector position.

Sharon Edwards, Thomasville resident, reported having worked with housing/homeless coalition and was also a member of the committee for the Unified Development Ordinance. Edwards encouraged Council to strongly consider moving forward with approving the selection of the UDO Consultant during this meeting. She noted the current code is inadequate and the UDO Consultant can be of great assistance with the Comprehensive Plan, as well as the process of updating the code and moving forward. Edwards further noted the work of Dover Kohl & Partners was an enormous benefit for community engagement needed during the efforts for the Comprehensive Plan.

Wallace Goodman addressed council a second time and inquired if answers to his questions would be provided in a timely manner. Mayor Pro Tem Scott reported the questions will be answered; however, due to pending litigation they could not be answered at this time.

There being no additional Citizens to be heard, Mayor Hobbs moved on to the agenda. It was noted there was no Old Business to discuss. Under New Business, City Attorney Sanders opened the meeting for a Show Cause Hearing regarding a Mystery Shopper Violation pursuant the Code of the City of Thomasville § 3-25. City Attorney Sanders acknowledged owner of Susie Q's #10, Mr. Tommy Patel, as present without an attorney. City Attorney Sanders cited the Code of the City of Thomasville § 3-25 (g) *Penalties for sale of alcoholic beverages to underage persons*. An employee of Susie Q's #10 was cited during a Mystery Shopper visit by Thomasville Police Department. The employee cited did undergo the mandated training for sale of alcohol beverages. In Municipal Court, the employee pled Nolo Contendere, and has paid the levied fine for his/her citation. City Attorney Sanders stated Susie Q's #10 was a first time offender and, providing no contest of the citation, is permitted to elect one of two options: 1) to pay a levied fine of \$500.00, or 2) to receive a thirty-day suspension of the establishment's alcohol beverage license. Mr. Patel stated no contest to the citation and elected to pay the levied fine if so permitted.

On motion of Councilmember Flowers, and seconded by Mayor Pro-Tem Scott, Council unanimously approved the levied fine of \$500.00 for Susie Q's #10 citation of first offender for Alcohol Beverage Violation – License Holder Sales to Underage Persons as pursuant to City of Thomasville Municipal Code § 3-25. Having no further discussion, City Attorney Sanders closed the Show Cause Hearing. Mr. Patel returned to be seated in the audience.

City Attorney Sanders opened the meeting for a Show Cause Hearing regarding a Mystery Shopper Violation pursuant the Code of the City of Thomasville § 3-25. City Attorney Sanders acknowledged owner of Carroll Hill Package Store, Mr. Gary Patel, was currently not present at the meeting. It was noted that Mr. Patel was notified by the City Clerk of this hearing both by certified mail and telephone conversation on the preceding Friday. Attorney Sanders reported there were no provisions prohibiting Council from assessing the citation of their choosing in the absence of the owner during this hearing. It was reported by Mr. Tommy Patel that Mr. Gary Patel was enroute to the meeting. Consensus of Mayor Hobbs and Council was in favor of the hearing's continuance without Mr. Gary Patel present. City Attorney Sanders cited the Code of the City of Thomasville § 3-25 (g) *Penalties for sale of alcoholic beverages to underage persons*. An employee of Carroll Hill Package Store was cited during a Mystery Shopper visit by Thomasville Police Department. The employee cited did undergo the mandated training for sale of alcohol beverages. In Municipal Court, the employee pled Nolo Contendere, and has paid the levied fine for his/her citation. City Attorney Sanders stated Carroll Hill Package Store was a first time offender and, providing no contest of the citation, is permitted to elect one of two options: 1) to pay a levied fine of \$500.00, or 2) to receive a thirty-day suspension of the establishment's alcohol beverage license.

On motion of Councilmember Flowers, and seconded by Mayor Pro-Tem Sims, Council unanimously approved the levied fine of \$500.00 for Carroll Hill Package Store's citation of first offender for Alcohol Beverage Violation – License Holder Sales to Underage Persons as pursuant to City of

Thomasville Municipal Code § 3-25. Having no further discussion, City Attorney Sanders closed the Show Cause Hearing. Mr. Gary Patel arrived to the meeting immediately following the vote. Attorney Sanders informed Mr. Patel of his citation. Mr. Patel returned to be seated in the audience.

Council considered a resolution for additional FTE of Building Inspector Level I. Chief Building Official Mark Harmon reported the past two years have seen an exponential increase in construction activity to the end that the department is in dire need of an additional Inspector to keep up with the number of inspections that are required and to do so in a timely manner. He noted the goal of contracting with a temporary employment agency to provide an employee who would transition to a permanent position in 2019. However, following an extensive process of applicants, there was a lack of response with applicants who had the necessary qualifications needed to fill the position and could pass the required background checks without disqualification. Harmon further reported that following discussions with the Interim City Manager, it was determined that the immediate creation of an FTE would better serve the current needs and mitigate concerns of a sub-contractor performing these inspections. Harmon reported through an extended application process and extensive interviews, applicants have been identified and placed into tiers for final interviews, pending Council’s decision at this meeting. Council inquired as to why the additional FTE was being considered by Council as it was not an executive level position. Interim City Manager McDonald reported the approval of the FTE would show a change in the budgeting comparisons and therefore Council’s approval of the FTE was requested.

On motion of Councilmember Mobley, and seconded by Councilmember Flowers, Council unanimously approved an additional FTE of Building Inspector Level I.

Council considered a motion to approve the consultant selection for Unified Development Ordinance (UDO). City Planner, Brian Herrmann, reported to Council that in an effort to be more customer and developer-friendly, most cities have taken the step to combine their development related standards into one UDO. He further reported that on July 20, 2018 the Planning Department accepted final submittals from five nationally recognized teams responding to the City’s Request for Qualifications (RFQs) to assist with the drafting of a new UDO for Thomasville. Herrmann reported a UDO Selection Committee was formed to assist with the process of determining the final recommendation of a team to develop the UDO for Thomasville. The UDO Selection Committee consisted of two City Council Members (Mayor Gregg Hobbs and Todd Mobley), two Planning and Zoning Commissioners (Dr. Annie McElroy and Mark Lowe), Chair of the Architectural and Zoning Appeals Board (Mark Parker), and several engaged citizens (Katie Chastain, Dr. Sabrina Boykins Everett, and Sharon Edwards). Herrmann noted following a rigorous process and multiple interviews, the UDO Selection Committee, scored and ranked the top three teams in order from highest to lowest. He further noted the UDO Selection Committee and the Planning and Zoning Commission unanimously recommended that City Council approve the selection of Dover Kohl and Partners as the consultant charged with developing a new UDO for the City of Thomasville at a total cost not to exceed \$174,600. Herrmann noted the development of a new UDO would be an extensive year-long process which would include community and Council engagement to complete properly. The following is a summary of the bids received from the top three teams as submitted:

<u>Bidder</u>	<u>Ranking</u>	<u>Bid Amount</u>
Dover Kohl & Partners <i>Miami, Florida</i>	1	\$174,600
Opticos Design <i>Berkeley, California</i>	2	\$200,000
TSW <i>Atlanta, Georgia</i>	3	\$250,490

On motion of Mayor Pro Tem Scott, and seconded by Councilmember Flowers, Council unanimously approved the selection of Dover Kohl and Partners of Miami, Florida, as the consultant charged with developing a new UDO for the City of Thomasville at a total cost not to exceed \$174,600.

Mayor Hobbs reported the conclusion of the Council Meeting Agenda. Interim City Manager McDonald commended the community's support and provisions for people who arrived following Hurricane Michael to assist with recovery efforts. She further applauded all City Staff for their tireless efforts following the storm to get the City of Thomasville's utilities restored. Council echoed McDonald's commendations for everyone's efforts in the storm recovery process.

Having no further discussion, the City Council meeting was adjourned at 7:30 PM.



Mayor, Greg Hobbs



Felicia Brannen
City Clerk