

City of Thomasville Council Meeting, June 10, 2019

The Council of the City of Thomasville met in regular session with Mayor Pro Tempore Terry Scott presiding and the following Councilmembers present: Councilmembers David Hufstetler, Jay Flowers, Todd Mobley and Cheryl Presha. Also present were the City Manager, J. Alan Carson; City Attorney, Tim Sanders; other staff, members of the press and citizens. The meeting was held in Council Chambers at 144 East Jackson Street in Thomasville, Georgia.

CALL TO ORDER

Mayor Pro Tem Scott called the meeting to order at 6:00 PM.

INVOCATION

Given by Councilmember Flowers.

PLEDGE OF ALLEGIANCE

Mayor Pro Tem Scott led the Pledge of Allegiance.

APPROVAL OF MINUTES

Councilmember Hufstetler moved to approve minutes of the regular City Council Meeting of May 28, 2019 as presented. Councilmember Presha seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Pro Tem Scott and Councilmembers Hufstetler, Flowers, Mobley and Presha.

CITIZENS TO BE HEARD

Mayor Pro Tem Scott acknowledged the following citizens who signed in to address Council:

1. Keith Thomas, 711 Westover Avenue, Thomasville, Georgia, addressed Council regarding his concerns of recent events and community relations.

PRESENTATIONS

There were no presentations.

ADOPT AGENDA

Councilmember Mobley moved to approve the printed agenda as presented, with no exceptions. Councilmember Presha seconded. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Pro Tem Scott and Councilmembers Hufstetler, Flowers, Mobley and Presha.

OLD BUSINESS

Second reading of an ordinance to rezone 630 Grady Street from C-1 LU (Adult Daycare) to C-1 LU (Mini-Storage Buildings).

City Planner, Kenneth Thompson presented. It was noted there were no changes to the ordinance following the approval of the first reading by Council during the May 28, 2019 Council meeting.

Councilmember Flowers moved to order the ordinance to rezone 630 Grady Street read for the second time, passed and adopted as presented. Councilmember Presha seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Pro Tem Scott and Councilmembers Hufstetler, Flowers, Mobley and Presha.

The following ordinance was ordered read for the second time, passed and adopted:

AN ORDINANCE TO AMEND THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF THOMASVILLE, GEORGIA, OF 1971, AS AMENDED WHICH IS SET FORTH IN THE CODE OF THE CITY OF THOMASVILLE AS CHAPTER 22, CAPTIONED "ZONING", BY EXCLUDING A CERTAIN TRACT OF LAND FROM **PARCEL 73** OF SECTION 22-81 CAPTIONED "**C-1, LU COMMERCIAL-LIMITED USE (Adult Day Care and Reception Hall Only)**", TO DESCRIBE SAID EXCLUDED TRACT AND TO DESIGNATE THE SAID SAME TRACT AS **PARCEL 91** OF SECTION 22-81 CAPTIONED "**C-1, LU COMMERCIAL-LIMITED USE (MINI-STORAGE WAREHOUSES) WITH CONDITIONS**". TO ESTABLISH THE EFFECTIVE DATE OF THIS ORDINANCE; TO REPEAL ALL ORDINANCES IN CONFLICT HERewith; AND FOR OTHER PURPOSES.

SECTION I

BE IT ORDAINED by the Council of the City of Thomasville and it is hereby ordained by the authority of the same, that the Code of the City of Thomasville is amended by excluding a certain **Parcel 30** from Section 22-81 captioned "**C-1, LU Commercial-Limited Use (Adult Day Care and Reception Hall Only)**" and to designate the said same tract as **Parcel 91** of Section 22-81 captioned "**C-1, LU Commercial-Limited Use (Mini-Storage Warehouses) with the following conditions**"

- A Maximum Lot Coverage equal to or less than 60%
- A 20 foot landscaped buffer around the perimeter of the property. One evergreen shrub shall be installed for every 5 linear feet of fence on the side of the fence or wall facing a neighboring property or right-of-way.
- Lighting – All exterior illuminating devices shall be fully shielded. "Fully Shielded" shall mean that those fixtures so designated shall be shielded in such a manner that light rays emitted by the fixture, either directly from the lamp or indirectly from the fixture are projected below the horizontal plane running through the lowest point of the fixture where light is emitted. Continuous light spillage onto neighboring properties shall not exceed (1) foot-candle as measured at the lot line.

and more particularly described as follows:

Tract 1: All that tract or parcel of land lying, being and situate in the City of Thomasville, Thomas County, Georgia, and being identified as all of Lot 12 in Block A of Garden Hills Subdivision as shown on a plat of survey of said subdivision prepared by W. E. Roundtree, Surveyor, dated April 17, 1956 and of record in Deed Book 8-J, page 576 in the office of the Clerk of the Superior Court of Thomas County, Georgia, particular reference being made to said plat of survey for the purpose of incorporating herein the metes and bounds of said Lot 12 in Block A as shown on said plat of survey. EXCEPTED AND EXCLUDED FROM THE ABOVE DESCRIBED PROPERTY is all of the property described in that deed from Randolph a. Malone, III and Mary H. Malone to Martha S. Ward dated October

29, 2002 and recorded in Deed Book 950, pages 1-2 of the Deed Records of Thomas County, Georgia.

Tract 2: All that tract or parcel of land lying, being and situate in the City of Thomasville, Thomas County, Georgia, particular reference being made to said plat of survey for the purpose of incorporating herein the metes and bounds of said 5 acre parcel as shown on said plat of survey.

Said tract of land has located thereon a structure known as 630 Grady Street by the present numbering system of the City of Thomasville.

SECTION II

BE IT ORDAINED that all ordinances of the City of Thomasville in conflict herewith be the same are hereby repealed for purposes of this ordinance only.

SECTION III

BE IT FUTHER ORDAINED that the provisions of this ordinance shall not be made a part of the official codified ordinances of the City of Thomasville.

SECTION IV

BE IT FURTHER ORDAINED that if any part of this ordinance is declared void it is the intent and the purpose hereof that all other provisions not declared void shall remain in full force and effect.

SECTION V

BE IT FURTHER ORDAINED that the effective date of the foregoing ordinance is the date of its final reading and passage.

SECTION VI

This ordinance was introduced and read for the first time in a lawful meeting of the City Council held on May 28, 2019, 2019 and passed and adopted on the second reading of the ordinance at a lawful meeting of the City Council held on June 10, 2019.

NEW BUSINESS

Resolution to approve renewal of equipment lease and to authorize the City Manager as the signatory on all necessary and related lease documents.

Public Works Superintendent, Stephen Stewart presented. Public Works Department currently leases a 305 mini-excavator from Caterpillar (CAT) Financial in the amount of \$630.00 per month. This lease expires July 2019. As an important resource for the Public Works Department, the mini-excavator enables staff to complete projects in an efficient manner. Public Works staff is requesting to renew a 5 year lease agreement with CAT Financial, with an expenditure of \$603.00 per month, for a new 305E Mini-Excavator. Public Works requests resolution to approve the renewal of a 5 year lease agreement with CAT Financial for a new 305E Mini-Excavator in the amount of \$603.00 per month.

Councilmember Mobley moved to approve the resolution as presented, with no exceptions. Councilmember Presha seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Pro Tem Scott and Councilmembers Hufstetler, Flowers, Mobley and Presha.

The approved resolution follows:

RESOLUTION

WHEREAS, the laws of the State of Georgia (the "State") authorize CITY OF THOMASVILLE, GA (the "Governmental Entity"), a duly organized political subdivision, municipal corporation or similar public entity of the State, to purchase, acquire and lease personal property for the benefit of the Governmental Entity and its inhabitants and to enter into any necessary contracts; and

the Governmental Entity wants to lease, purchase and/or finance equipment ("Equipment") from Caterpillar Financial Services Corporation and/or an authorized Caterpillar dealer ("Caterpillar") by entering into that certain Governmental Equipment Lease-Purchase Agreement (the "Agreement") with Caterpillar; and

the form of the Agreement has been presented to the governing body of the Governmental Entity at this meeting.

RESOLVED, that: (i) the Agreement, including all schedules and exhibits attached to the Agreement, is approved in substantially the form presented at the meeting, with any Approved Changes (as defined below), (ii) the Governmental Entity enter into the Agreement with Caterpillar and (iii) the Agreement is adopted as a binding obligation of the Governmental Entity; and

that changes may later be made to the Agreement if the changes are approved by the Governmental Entity's counsel or members of the governing body of the Governmental Entity signing the Agreement (the "Approved Changes") and that the signing of the Agreement and any related documents is conclusive evidence of the approval of the changes; and

that the persons listed below, who are the incumbent officers of the Governmental Entity (the "Authorized Persons"):

<u>Name</u>	<u>Title</u>
J. Alan Carson	City Manager

be, and each is, authorized, directed and empowered, on behalf of the Governmental Entity to (i) sign and deliver to Caterpillar, and its successors and assigns, the Agreement and any related documents, and (ii) take or cause to be taken all actions he/she deems necessary or advisable to acquire the Equipment, including the signing and delivery of the Agreement and related documents; and

that the Secretary/Clerk of the Governmental Entity is authorized to attest to these resolutions and affix the seal of the Governmental Entity to the Agreement, these resolutions, and any related documents; and

that nothing in these resolutions, the Agreement or any other document imposes a pecuniary liability or charge upon the general credit of the Governmental Entity or against its taxing power, except to the extent that the payments payable under the Agreement are special limited obligations of the Governmental Entity as provided in the Agreement; and

That a breach of these resolutions, the Agreement or any related document will not impose any pecuniary liability upon the Governmental Entity or any charge upon its general credit or against its taxing power, except to the extent that the payments payable under the Agreement are special limited obligations of the Governmental Entity as provided in the Agreement; and

That the authority granted by these resolutions will apply equally and with the same effect to the successors in office of the Authorized Persons.

SO DONE, this the 10th day of June, 2019.

Motion to approve appointment to Library Board.

City Manager, J. Alan Carson presented. It was noted that the term of City of Thomasville appointee to the Library Board, Mr. Al Wight, term will expire on June 30, 2019. City of Thomasville resident, Ms. Adrian Burns, expressed a desire to serve on the Library Board. Ms. Burns has indicated her willingness to serve as the City of Thomasville appointee to the Library Board if Council approves her appointment.

Councilmember Flowers moved to approve the appointment of Ms. Adrian Burns as the City of Thomasville appointee on the Library Board. Councilmember Presha seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Pro Tem Scott and Councilmembers Hufstetler, Flowers, Mobley and Presha.

Motion to approve Alcohol License for Liquor Pouring for Thomasville Pin Strikes, 1650 Colonial Drive, Thomasville Pin Strikes.

Chief Financial Officer, Ashley Cason presented. Applicant Hari Palaces, Inc. has applied for a Liquor Pouring Privilege License at Restaurant for Thomasville Pin Strikes, located at 1650 Colonial Drive Thomasville, Georgia. Cason reported the applicant has met all requirements to receive the license. The applicant was not present; it was noted that, through the application process, the applicant received a complete copy of the Thomasville Municipal Code, Chapter 3, Alcoholic Beverages and informed of the importance of strictly adhering to the City of Thomasville's Alcoholic Beverage Sales ordinances, the required employee training programs and the Thomasville Police Department's routinely conducted "Mystery Shopper Program" which monitors the enforcement of the prohibition of sales of alcohol to underage persons.

Councilmember Hufstetler moved to approve the Liquor Pouring Privilege License at Restaurant for Thomasville Pin Strikes, as presented. Councilmember Mobley seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Pro Tem Scott and Councilmembers Hufstetler, Flowers, Mobley and Presha.

CONSENT AGENDA

Mayor Pro Tem Scott noted the Consent Agenda items were presented in Council Workshop on June 5, 2019 and were considered as routine and/or non-controversial items. Councilmember Flowers moved to adopt the Consent Agenda as presented, with no exceptions and thereby approving each item as presented collectively with one motion. Councilmember Mobley seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Pro Tem Scott and Councilmembers Hufstetler, Flowers, Mobley and Presha.

The following items were approved under the Consent Agenda as presented and discussed on June 5, 2019 Council Workshop meeting:

1. Bids and award for purchase of roofing for the Municipal Building.

- a. Bid awarded to Burnette Roofing, Monticello, Florida for the replacement of the Municipal Building roof in the amount of \$215,775.44.**
- b. As was presented by Economic Development & Communications, Lynn Williams: In 2018, the City did an Engineering review of moisture/humidity issues in the Municipal Building. The report produced by this review recommended replacement of the roof for the Municipal Building. There is \$400,000.00 in the Capital Budget for Municipal Building improvements related to the continuing moisture issues. A request for bids for the new roof was released in early May 2019, and a pre-bid conference was held on May 14, 2019. The City received two bids for the replacement of the roof. The following is a summary of the bids received:

<u>BIDDER</u>	<u>BID AMOUNT</u>
Burnette Roofing, Monticello, FL	\$215,775.44
New South System, Inc., Tallahassee, FL	\$379,500.00

2. Bids and award for replacement of deteriorating wood landscape containment borders at the Thomasville Rose Garden.

- a. Bid awarded to Randy Aldridge Masonry, LLC, for the replacement of landscape containment boarders as the Thomasville Rose Garden in the amount of \$41,000.00.**
- b. As was presented by Public Works Superintendent, Stephen Stewart: The Thomasville Rose Garden is a focal point during Rose Show Festivities and is used extensively throughout the year by our community and visitors. Adjacent to Cherokee Lake Park, the Rose Garden is comprised of 900-1,000 rose bushes. With over 80 different varieties of roses, the Rose Garden is a popular site for weddings and event related photo opportunities. Each rose bed is encompassed by a wood landscape containment border. The current rose bed containment borders have been in place for numerous years and have deteriorated due to the elements. Public Works staff requested the replacement of the old and rotten wood borders with new red wood molded/formed brick borders on concrete footers, for a safer and more appealing look to the beds using 2019 capital funds (in which \$50,000 was budgeted for this project). The following is a summary of the bids received:

<u>BIDDER</u>	<u>BID AMOUNT</u>
Randy Aldridge Masonry, LLC	\$41,000.00
Defnall Construction	\$50,000.00
Johnson Lawn Care	\$81,250.00 (1 ½" wide border)
Johnson Lawn Care	\$65,000.00 (1" wide border)
JLLS	\$60,258.00 (standing border)
JLLS	\$96,532.50 (flat border)
Hurst Landscaping	\$58,899.00

3. Bids and award for the purchase of Rolling Carts for Brooks County Contract Services.

- a. Bid awarded to Toter for the purchase of 4,800 stamped rolling carts at their bid price, and not to exceed a total expenditure of \$205,341.28, with third party financing if necessary.**

- b. As presented by Solid Waste Superintendent, Jimmy Smith, Jr.: On May 6, 2019 our Solid Waste department received approval from the Brooks County commissioners to start services in September of 2019. This particular service will consist of providing curbside garbage collection and maintaining containers for approximately 4,700 residences. Staff reviewed all bids and determined that Toter has the lowest individual container price & best total cost package. The other bids were for new containers. Solid Waste currently utilizes Toter and staff is pleased with the durability of the containers. This capital purchase request was not budgeted. However, funds are available to cover the cost; which was contemplated in the Work Performa and anticipated revenue that will be generated from Brooks County. The following is a summary of bids received:

<u>BIDDER</u>	<u>Price Per Container / # of Containers</u>	<u>BID AMOUNT</u>
<u>Company</u>		<u>Total Cost</u>
Toter	\$40.08 / 4,800	\$205,341.28
Otto	\$41.00 / 4,800	\$205,350.00
Cascade	\$42.00 / 4,800	\$206,400.0
Schafer	\$43.95 / 4,800	\$222,592.00
Advanced Disposal	\$40.00 / 4,700	\$206,800.00

REPORTS

City Manager Carson commended staff and citizens for their efforts and participation in the DewFair event. The event was held to assist residents with the cleanup of the area within the City of Thomasville known as Dewey City.

Mayor Pro Tem introduced the Laquan Howard Bryant as the honorary Councilmember for the month of June. Ms. Bryant thanked Mayor Pro Tem for the opportunity to participate.

It was reported the West Jackson Streetscape Project was progressing on schedule and as anticipated.

ADJOURNMENT

Mayor Pro Tem Scott reported the conclusion of the agenda. Councilmember Flowers moved to adjourn the meeting. Councilmember Presha seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Pro Tem Scott and Councilmembers Hufstetler, Flowers, Mobley and Presha.

The Thomasville City Council meeting was adjourned at 6:15 PM.

(Official Record of Approval Page Follows)

OFFICIAL RECORD OF APPROVAL:

The foregoing Thomasville City Council Meeting Minutes of June 10, 2019 were approved by Thomasville City Council at a duly convened Thomasville City Council Meeting on June 24, 2019 with the following action taken:

COUNCILMEMBERS PRESENT: Mayor Pro Tempore Terry Scott, and Councilmembers Jay Flowers, David Hufstetler, Todd Mobley and Cheryl Presha.

RESULT: APPROVED AS PRESENTED, with no exceptions (5-0 Vote).

MOVER: Councilmember David Hufstetler.

SECONDER: Councilmember Cheryl Presha.

AYES: Mayor Pro Tempore Scott, Councilmembers Flowers, Hufstetler, Mobley and Presha.

Mayor Pro Tempore Terry Scott did affix his signature, attested by the City Clerk, to the original and official record of the Thomasville City Council Meeting Minutes of June 10, 2019. The original and official record of these minutes are retained permanently in the office of the City Clerk.
