

City of Thomasville Council Meeting, May 11, 2020

The Council of the City of Thomasville met in a regular session with Mayor Greg Hobbs presiding and the following Councilmembers present: Mayor Pro Tem David Hufstetler; and Councilmembers Jay Flowers, Todd Mobley and Wanda Warren. Also present was City Manager, J. Alan Carson; City Attorney, Tim Sanders; and, other staff.

The meeting was held in Council Chambers located at 144 East Jackson Street, Thomasville, Georgia. This meeting was held in a manner that observed active Executive Orders and Health Advisories regarding the coronavirus provided by Georgia Governor Kemp, Centers for Disease Control (CDC), Department of Public Health (DPH), and local health officials. Safety measures were observed such as, but not limited to, social distancing and wearing of facial coverings to ensure the health and safety of the meeting's participants; as well as the Citizens of Thomasville. Members of the press and citizens were granted simultaneous access to the meeting via the City of Thomasville's live stream feed located at www.thomasville.org.

CALL TO ORDER

Mayor Greg Hobbs called the meeting to order at 6:00 PM.

INVOCATION

Councilmember Jay Flowers led the Invocation.

PLEDGE OF ALLEGIANCE

Mayor Pro Tem David Hufstetler led the Pledge of Allegiance.

APPROVAL OF MINUTES

Councilmember Mobley motioned to approve the teleconferenced Council Meeting Minutes of April 27, 2020 as presented, with no exceptions. Councilmember Flowers seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Hobbs, Mayor Pro Tem Hufstetler and Councilmembers Flowers, Mobley and Warren.

ADOPT AGENDA

Councilmember Warren motioned to adopt the agenda as presented, with no exceptions. Mayor Pro Tem Hufstetler seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Hobbs, Mayor Pro Tem Hufstetler and Councilmembers Flowers, Mobley and Warren.

OLD BUSINESS

Second reading of an ordinance to authorize acquisition of property for Right of Way from Red Bird Management, LLC, in connection with Pinetree Boulevard Resurfacing Project.

City Attorney, Tim Sanders, reported this ordinance was read for the first time, passed and carried over at the January 27, 2020 City Council meeting. Attorney Sanders reported the property acquisition of approximately 907 square feet located at the intersection of S. Pinetree Boulevard and Magnolia Street is necessary for furtherance of the Pinetree Boulevard Resurfacing Project. The purchase of the property is in connection with and necessary to the planned resurfacing and construction of street and related improvements on the portion of S. Pinetree Boulevard beginning at

the intersection of S. Pinetree Boulevard and W. Jackson Street and ending at the intersection of S. Pinetree Boulevard and Old Monticello Road. It was noted there were no changes to the ordinance following the first reading.

Councilmember Flowers motioned to order the second reading of the ordinance to authorize acquisition of property as presented for Right of Way from Redbird Management, LLC in connection with Pinetree Boulevard Resurfacing Project as read for the second time, passed and adopted. Councilmember Mobley seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Hobbs, Mayor Pro Tem Hufstetler and Councilmembers Flowers, Mobley and Warren.

The ordinance read for the second time, passed and adopted follows.

AN ORDINANCE TO AUTHORIZE THE PURCHASE OF THAT REAL PROPERTY DESCRIBED AS PARCEL NO. 2 DESCRIBED ON THAT SURVEY PREPARED BY FRANK E. CARLTON, DATED JULY 26, 2019, CONSISTING OF APPROXIMATELY 907 SQUARE FEET, LOCATED AT THE INTERSECTION OF MAGNOLIA STREET AND SOUTH PINETREE BOULEVARD; TO REPEAL ALL ORDINANCES IN CONFLICT HERewith; TO PROVIDE FOR THE EFFECTIVE DATE OF THIS ORDINANCE; AND FOR OTHER PURPOSES.

SECTION I

WHEREAS, the City of Thomasville has the opportunity to purchase from Redbird Management, LLC that real property described as Parcel No. 2 described on that survey contained in Exhibit "A," attached hereto and made a part hereof, dated July 26, 2019 ("Survey"), consisting of approximately 907 square feet, located at the intersection of Magnolia Street and South Pinetree Boulevard in the City of Thomasville, Georgia (Parcel No. 2 hereinafter being referred as the "Property"); and

WHEREAS, the purchase of the property is in connection with and necessary to the planned resurfacing and construction of street and related improvements on the portion of S. Pinetree Boulevard beginning at the intersection of S. Pinetree Boulevard and W. Jackson Street and ending at the intersection of S. Pinetree Boulevard and Old Monticello Road ("Project");

WHEREAS, the Council of Thomasville, Georgia, recognizes that the purchase of the Property is necessary to and in furtherance of the Project, is a valid public purpose and of significant benefit to the citizens of the City and their health and safety; and

WHEREAS, the purchase of the Property will be a cost effective measure for the goals and objectives in furtherance of the Project.

SECTION II

NOW, THEREFORE, BE IT ORDAINED by the Council of Thomasville, Georgia, and it is hereby ordained by the authority of the same (i) that the acquisition of the Property, more particularly described on the Survey as Parcel No. 2 contained in Exhibit "A" attached hereto and made a part hereof, is hereby authorized for a purchase price of One Thousand Two Hundred and No/100 Dollars (\$1,200.00); (ii) that the documents attached hereto and incorporated herein as Exhibit "A" are hereby ratified and approved; (iii) that the Mayor is authorized to take all actions and to do all things necessary to carry out the purposes and intent set forth in this ordinance and to effect the purchase of the Property, under such other terms and conditions as may be necessary and appropriate in his judgment and discretion, in consultation with the City Attorney, including but not limited to the execution of settlement statements and other related closing document; and (iv) that the forgoing (i-iii) are conditioned upon and subject to satisfactory title exam concerning the Property in the judgement of the Mayor in consultation with the City Attorney.

SECTION III

BE IT FURTHER ORDAINED that this ordinance shall become effective immediately upon its final adoption.

SECTION IV

BE IT FURTHER ORDAINED that the provisions of this ordinance shall not be made a part of the official codified ordinances of the City of Thomasville but will nevertheless be spread upon the public minutes and records of the City of Thomasville.

SECTION V

This ordinance was introduced and read for the first time at a lawful meeting of the Council of Thomasville, Georgia, held on January 27, 2020, and read a second time, passed, and adopted in a like meeting held on May 11, 2020.

CLERK'S NOTE: A copy of Exhibit "A", as referenced in the foregoing adopted ordinance, is attached to the permanent record of the minutes and the ordinance.

NEW BUSINESS

First reading of an ordinance to rezone 1601 East Pinetree Boulevard from R-1 to R-2.

City Planner, Kenneth Thompson, reported the owner/applicant is requesting a rezoning of their property at 1601 East Pinetree Blvd from R-1 to R-2 for the purpose of using the existing building as a professional office. An R-2 rezoning will allow for a professional office to operate out of the existing building while remaining compatible with the surrounding neighborhood. The property consists of a modest size house situated on approximately a 1/3-acre lot. The house faces Pinetree Boulevard, and along with the neighboring homes sits about 20' back from the road. The house appears to have been built sometime in the 1950's; before Pinetree was widened from a 2-lane road to a 5-lane road. The house is across the street from the rear entrance to the Publix shopping center and the driveway faces Whitehurst, which is a two-lane residential street. The rezoning request is in conformance with the *Thomasville: Blueprint 2028 Future Land Use Map* and will permit a use that is suitable in view of the use and development of adjacent and nearby property. The rezoning will unlock greater economic potential for the parcel, allowing for the property to operate limited professional offices while remaining contextual with the adjacent residential neighborhood. The rezoning will create a precedent to allow for R-2 zoning of properties that face this portion of Pinetree Boulevard. This precedent does not extend into the adjacent neighborhoods. The proposed rezoning conforms to the recommendations of the Comprehensive Plan. The parcel is within the Suburban Neighborhood character area but is on the edge of the Highway character area and faces a 5-lane road that is classified as a "Suburban Arterial". In these conditions, it is appropriate for more intense or commercial uses to occur along main corridors.

Councilmembers inquired of owner/applicants' immediate plans to pursue placement of, or open, a business in this location; type of business placed if rezoned; and, parking availability. Thompson noted that the location was currently rented as residential and while the owner/applicant did not have immediate plans, the rezone was being requested for potential future use and as means to diversify options for the property. Thompson also noted that any change in use would require the owner/applicant to conform to the City's ordinances in reference to the land use for the property, this would also include any parking requirements.

Councilmember Warren motioned to order the first reading of the ordinance to rezone 1601 East Pinetree Boulevard from R-1 to R-2 as read for the first time, passed and carried over. Mayor Pro Tem Hufstetler seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Hobbs, Mayor Pro Tem Hufstetler and Councilmembers Flowers, Mobley and Warren.

The title of the ordinance read for the second time, passed and carried over follows.

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 9 OF SECTION 22-81

CAPTIONED “R-1, RESIDENTIAL”, TO DESCRIBE SAID EXCLUDED TRACT AND TO DESIGNATE THE SAID SAME TRACT AS PARCEL 76 OF SECTION 22-81 CAPTIONED “R-2, MULTI-FAMILY RESIDENTIAL”. TO ESTABLISH THE EFFECTIVE DATE OF THIS ORDINANCE; TO REPEAL ALL ORDINANCES IN CONFLICT HEREWITH; AND FOR OTHER PURPOSES.

Resolution to apply for Georgia Department of Transportation Roadside Enhancement Beautification Council (REBC) Grant.

Executive Director of Public Utilities, Chris White, presented. The REBC Grant Program provides funding for roadside enhancement and beautification projects along Georgia’s roadsides. The funding for grants comes from contributory value fees paid by outdoor advertising companies to Georgia DOT for vegetation removal at outdoor advertising signs. The funds may be used only for landscape plant material and its installation for the furtherance of roadside enhancement and beautification projects along state routes in Georgia. White noted *BluePrint 2028* identifies enhancements to the City’s gateways as a priority (Book 1: pages 1.7, 2.7, 3.7; Book 3: page 13.5). White reported that staff has evaluated a number of potential sites to include US 84 at 319 Bypass, Cairo Road at 319 Bypass, 319 at 319 Bypass, Overpass at US 84 and US 19. Cairo Road at 319 Bypass was chosen based on the potential impact, feasibility, and funding constraints. This is a grant of \$50,000, with no matching funds from the City of Thomasville. White reported that the City of Thomasville will however be responsible for the future mowing and maintenance of the Right of Way roadway improvement area.

Councilmember Flowers motioned to adopt the resolution to apply for Georgia Department of Transportation Roadside Enhancement Beautification Council Grant. Mayor Pro Tem Hufstetler seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Hobbs, Mayor Pro Tem Hufstetler and Councilmembers Flowers, Mobley and Warren.

The adopted resolution follows.

A RESOLUTION* OF THE COUNCIL OF THE CITY OF THOMASVILLE

WHEREAS, many roadside areas within Department of Transportation rights of way must be maintained and attractively landscaped; and

WHEREAS, the Council of the City of Thomasville desire(s) to beautify and improve various rights of way by landscaping within the Cairo Road and Highway 319 bypass; and

WHEREAS, the Council of the City of Thomasville desire(s) to authorize the Mayor to apply for an REBC Grant from the Georgia Department of Transportation, and if awarded, to enter into a Mowing and Maintenance Agreement between the City of Thomasville and the Georgia Department of Transportation.

NOW THEREFORE, BE IT RESOLVED by the Council of the City of Thomasville

Section 1. The Council of the City of Thomasville hereby authorize(s) the Mayor to apply for the REBC Grant. Upon award of the grant, the City Manager or designee shall enter into a Mowing and Maintenance Agreement between the City of Thomasville and the Georgia Department of Transportation.

Section 2. The City/County Clerk of the City of Thomasville is hereby directed to send copies of the Resolution to the Department of Transportation and all other persons as directed by the Mayor.

APPROVED AND ADOPTED by the Council of the City of Thomasville at the regular meeting assembled this 11 day of May, 2020.

*This Resolution is an anticipatory document to allow the local government entity to be aware they will eventually be required to sign a Mowing and Maintenance Agreement for the roadside enhancement site.

Motion to authorize the Mayor as the certifying official on necessary and related documents in relation to the PlanFirst Application.

City Planner, Kenneth Thompson, presented. In 2018, the City of Thomasville was designated as a PlanFirst Community by the Georgia Department of Community Affairs (DCA). This designation lasts for three years: January 1, 2018 until December 31, 2020. The designation is only given to communities that demonstrate successful comprehensive plan implementation and a commitment to identifying opportunities and setting goals needed to move their community forward. The PlanFirst designation enables Thomasville to take advantage of various incentives that are offered through the program. These incentives include:

- Statewide Recognition
- Annual CDBG application eligibility
- Access to a reduced interest rate on certain GEFA state loans
- Bonus points on applications for Redevelopment Fund loans, Downtown Development Revolving Fund loans, and Employment Incentive Program loans.
- Free attendance for 2 representatives at the DCA Community Planning Institute events.

Thompson reported the City of Thomasville's PlanFirst designation is set to expire this year. In order to maintain our status as a PlanFirst community, the City must submit a PlanFirst Program Renewal Application into DCA by May 15, 2020. If approved, this will extend the City of Thomasville's PlanFirst designation through December 2023.

Councilmember Mobley motioned to authorize the Mayor as the certifying official on necessary and related documents in relation to the PlanFirst Application. Councilmember Flowers seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Hobbs, Mayor Pro Tem Hufstetler and Councilmembers Flowers, Mobley and Warren.

Motion to appoint two citizens to fill expiring terms on the Thomas County Library Board.

Mayor Greg Hobbs presented. The Thomas County Public Library extends library services to all citizens in Thomas County and effectively assembles, houses, administers and disseminates library materials and information for the educational, cultural, recreational, and aesthetic enjoyment of the citizens of Thomas County. The Library Board is comprised nine (9) appointed voting members with the following restrictions as follows:

- 3 members are appointed by Thomasville City Council (city residence required); and,
- 4 members are appointed by Thomas County Commissioners; and,
- 2 members are appointed by Thomas County's small towns with Libraries.

Mayor Hobbs noted that the above mentioned nine (9) members appoint an additional 4 members (non-voting, ex-officio) and each Board Member Term is limited to two (2) successive 3-year terms. Two of the three City Council Appointed Library Board members, Chuck Stafford and Curnell Henry, have terms which will expire on June 30, 2020. Mayor Hobbs reported it is at the discretion of City councilmembers to re-appoint, or replace, both members. Councilmembers inquired if the two individuals had been contacted by staff to determine if they would like to serve a second term. City Manager noted staff had not, as Council had not indicated to staff their desire to reappoint or replace the members. Councilmember Warren requested that staff contact recommended individuals for an additional term.

Councilmember Flowers motioned to reappoint Mr. Stafford and Mr. Henry, providing their agreement to serve, for a second three-year term as presented. Councilmember Mobley seconded. There was no further discussion. The motion passed 5-0, with the following votes recorded:

AYES: Mayor Hobbs, Mayor Pro Tem Hufstetler and Councilmembers Flowers, Mobley and Warren.

Bids and award for the purchase of one Front Load Truck for Solid Waste Department.

Executive Director of Public Utilities, Chris White, presented. The City of Thomasville Solid Waste Department currently services commercial dumpsters in Thomasville, Meigs, Coolidge, Barwick, Pavo and Boston. On a weekly average these particular trucks service over 800 dumpsters ranging in various sizes and weight. These trucks typically travel up to 900 miles per week delivering four (4) or more, 13-ton payloads, to the Landfill daily. In order for Solid Waste to continue to provide exceptional services to commercial customers and keep up with MSW collections of Solid Waste, it is requested the City purchase (1) Front Load truck to replace (1) 2013 unit, # 11308 that is at the end of its life cycle. Solid Waste staff reviewed all bids and it was determined that Performance Peterbilt of Albany, GA has the best overall pricing and delivery package. Staff request Council award the bid of \$262,990 to Performance Peterbilt for (1) 2021 Peterbilt 520 equipped with a Bridgeport 40 yard body to be delivered to Fleet Services for intake processing. This purchase will utilize budgeted 2020 Capital funds of \$330,000 in the Solid Waste Fund, with 3rd party financing as necessary. A summary of bids received follows.

BIDDER		BID AMOUNT		
COMPANY	MODEL	PRICE PER UNIT	WARRANTY	DELIVERY
Performance Peterbilt	2021 Peterbilt 520	\$262,990.00	5yrs/300K Miles	210 days
Action Truck	2021 AUTOCAR	\$262,623.00	Not Available	360 days
Wastebuilt	2020 Peterbuilt 520	\$238,360.00 (<i>Retracted bid</i>)	5yrs/300k Miles	200 days

Mayor Pro Tem Hufstetler motioned to award the bid for the purchase of one Front Load Truck for Solid Waste Department to Performance Peterbilt of Albany, Georgia in the amount of \$262,990 as presented. Councilmember Mobley seconded. Discussion ensued regarding lead time, delivery of product and rental options. White reported that rental options were researched and it would be economically responsible to purchase in lieu of entering into long term rental agreements for the trucks required for these services. White noted, if approved, the purchased trucks would potentially be delivered towards the year end or first of 2021. There was no further discussion. The motion remained unchanged and passed 5-0, with the following votes recorded:

AYES: Mayor Hobbs, Mayor Pro Tem Hufstetler and Councilmembers Flowers, Mobley and Warren.

Bids and award for the purchase of two (2) Refuse Side Loaders for Solid Waste Department.

Executive Director of Public Utilities, Chris White, presented. In May of 2019 Council awarded Wastebuilt \$632,504.00 for the purchase of (2) two 2020 Peterbilt CNG refuse side-loaders. Wastebuilt expressly stated in the terms of the contract that both side-loaders would be delivered within 300 days of (ARO) After Receipt of Order. March of 2020 Wastebuilt did not meet the delivery time submitted in the contract nor had a definite forecast when trucks could be delivered. On April 1st, 2020 Wastebuilt was sent a notice of termination for breach of contract. The Solid Waste Department 2020 budget includes a carry-over amount of \$635,504 for the purchase of these two (2) units. The City of Thomasville Solid Waste department released sealed bids for (2) diesel refuse side-loaders and the bid summary follows.

BIDDER		BID AMOUNT		
COMPANY	MODEL	PRICE PER UNIT	AUTO LUBE	Total
Truck Equipment	2019 MACK LR64	\$225,500.00	\$8,000	\$233,500.00
Truck Equipment	2019 Peterbilt	\$263,297.00	\$8,000	\$271,297.00
Action Truck	2020 AUTO CAR	\$276,800.00	\$3,900	\$280,700.00
Wastebuilt	2019 MACK LR64	\$281,450.00	N/A	\$281,450.00
Wastebuilt	2020 Peterbilt	\$316,252.00	N/A	\$316,252.00

White reported staff reviewed all bids received and it was determined that Truck Equipment of Mobile, Alabama has the best overall pricing package. Staff has requested City Council award the bid of \$504,797.00 to Truck Equipment for (2) refuse side loaders. This purchase will consist of (1) 2019 MACK cab (demo) equipped with a 2019 Bridgeport body and (1) 2019 Peterbilt cab equipped with a 2020 Bridgeport body to be delivered to the Solid Waste compound. Request to utilize available funds from the Solid Waste capital transportation budget of \$504,797.00 using third financing if necessary.

Councilmember Flowers motioned to award the purchase of two (2) Refuse Side Loaders for Solid Waste Department to Truck Equipment of Mobile, Alabama as presented and requested by staff. Mayor Pro Tem Hufstetler seconded.

Discussion ensued regarding color of trucks. It was noted that the trucks ordered are blue and then would be wrapped for advertising of services. There was no further discussion. The motion remained unchanged and passed 5-0, with the following votes recorded:

AYES: Mayor Hobbs, Mayor Pro Tem Hufstetler and Councilmembers Flowers, Mobley and Warren.

REPORTS

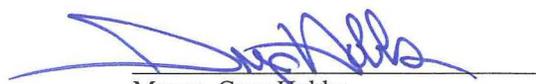
City Manager Carson expressed gratitude of compliance from meeting participants to ensure the safety measures were observed to help stop the spread of the coronavirus. He noted these actions; as well as the room setup, would be observed at future Workshops and Meetings of the City Council. City Manager Carson also noted the City of Thomasville would rely on future guidance provided from the Georgia Governor, CDC and DPH as more in-person meetings resume.

Councilmembers collectively commended the City Manager, City Staff and citizens for observing safety precautions and expressed anticipation of cautious reopening of the Golf Course, businesses, and the economy in the face of the coronavirus pandemic.

Councilmember Flowers reported that Thomasville Fire Rescue has launched a new technology that enhances the response from public safety personnel to emergency calls from the community. The online application, Community Connect, provides a platform for citizens to enter pertinent data regarding their individual homes to help alert first responders to be better prepared upon arrival at the citizen's home in the case of an emergency. Councilmember Flowers noted that having this type of information available to the first responders has the potential to save lives in emergency situations. Data that citizens feel comfortable sharing is entered into a secure system and is available only to Thomasville Fire Rescue responding in emergency situations. He encouraged citizens to take advantage of this very useful tool.

ADJOURNMENT

Having no further business to discuss, the Thomasville City Council Meeting was adjourned at 6:30 PM.



Mayor, Greg Hobbs


ATTEST: City Clerk

