

City of Thomasville Council Meeting, September 22, 2025

The Council of the City of Thomasville met in regular session on the above date. Mayor Todd Mobley presided, and the following Councilmembers were present: Mayor Pro Tem, Terry Scott and Councilmembers Scott Chastain and Royal Baker. Also present were the City Manager, Chris White; City Attorney, Timothy C. Sanders; Assistant City Manager, Sheryl Sealy; Chief Financial Officer, Ashley Cason; other city staff; citizens and members of the media. It shall be noted that Councilmember Lucinda Brown was absent from this meeting. The meeting was held in Council Chambers at City Hall, located at 144 East Jackson Street, Thomasville, Georgia. Simultaneous access to the meeting was provided to those members of the media and citizens unable to attend the meeting via the City of Thomasville's online live stream feed located at www.thomasville.org.

CALL TO ORDER

Mayor Todd Mobley called the meeting to order at 6:00 PM.

INVOCATION

Mayor Pro Tem Terry Scott gave the Invocation.

PLEDGE OF ALLEGIANCE

Mayor Pro Tem Terry Scott led the Pledge of Allegiance.

APPROVAL OF MINUTES

Councilmember Chastain moved to approve the Regular Meeting Minutes of September 8, 2025, as presented. Mayor Pro Tem Scott seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

PROCLAMATIONS

Councilmember Chastain recognized the City of Thomasville's Natural Gas Department and noted the City's Gas Service is a valuable community asset that contributes substantially through energy efficiency, customer service and safety awareness. Councilmember Chastain presented a proclamation acknowledging the week of October 5-11, 2025, as Public Natural Gas Week to members of the Natural Gas Department.

Councilmember Baker recognized the City of Thomasville's Electric Services Department and noted that the City's Electric Services is also a valuable community asset that contributes to the wellbeing of local citizens through energy efficiency, customer service, and economic development. Councilmember Baker presented a proclamation acknowledging the week of October 5-11, 2025, as Public Power Week to the Assistant Utilities Superintendent.

Mayor Pro Tem Scott recognized members of the City of Thomasville's Customer Service Department and noted that the City's Customer Service Team is committed to providing customer service excellence in everyday activities, services and programs on a daily basis. Mayor Pro Tem Scott presented a proclamation to members of the Customer Service team that acknowledged the week of October 6-10, 2025, as Customer Service Week.

CITIZENS TO BE HEARD

Mayor Mobley acknowledged the following citizens listed on the Citizens to be Heard Sign-In Form and informed them of the three-minute time limitation to speak.

1. Jennifer Dyson, resident of Thomasville, Georgia, voiced concerns regarding the amount of her utilities bill following the City's installation of a new electric meter at her home. She noted she was out of her house for over two weeks following the fire at her home and the air-conditioning unit was not operating for over a month. She also voiced concerns about the seemingly high-water usage at her address as well. City Manager White noted he would have staff review this and get back with Ms. Dyson.

2. Gordon Van Mol, resident of Pastime Drive, spoke to Council regarding Balfour Park improvements. He encouraged Council to include the installation of pickle ball courts at Balfour Park. He noted that there is a court that can be revitalized as a multi-use court and that the pickle ball players would welcome the chance to teach the youth in that area how to play the sport.
3. Keith Thomas, resident of Wood Gates Lane, Thomasville, Georgia, spoke to Council about the city's aging infrastructure and ways to fund the much-needed improvements. He further noted that assessing a tax needed to be seriously considered to ensure funding in the future was in place for repairs. Mr. Thomas also commended the City's Inspection staff, he noted they deserve recognition for all they must deal with.
4. Candee Henderson, resident of Thomas County, Georgia, spoke to Council about her ongoing initiative to get Thomasville and Thomas County Ready for 100% Renewable Energy by 2035. She encouraged Councilmembers and the community to vote in the upcoming election in relation to the available Public Service Commission seats. She encouraged people to help elect someone who would not blindly do what Georgia Power wants done on the Commission. She also encouraged Council to research Patty Durand and review her utility watchdog, Georgia Utility Watch, goals.

ADOPT AGENDA

Councilmember Chastain moved to adopt the agenda as presented. Mayor Pro Tem Scott seconded the motion. There was no discussion. The motion passed 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

OLD BUSINESS

Second readings of ordinances to demolish unfit structures in Thomasville, Georgia.

Executive Director of Inspections & Engineering, Mark Harmon, reported there had been no changes to any of the eight ordinances since their passage on first reading to be carried over. Director Harmon noted that the structure in each location has been in a deteriorating state without utilities for extended periods of time. The required appraisals were completed to confirm that each structure met the threshold for demolition. Notices of Unfit Structure status along with scheduled hearing date notices were sent to known interested parties and advertised hearings held in accordance with local and Georgia Law. Each Unfit Structure case was brought before the City Manager held on advertised hearings dates, where an order was lawfully issued to demolish the unfit structure within 30 days of the hearing date. The (Lis Pendens) orders were recorded mailed to all parties identified, posted on site, and printed in the required intervals in the legal section of the Times Enterprise per the requirement by COT ordinances and Georgia Law.

1. **Second reading of an ordinance to authorize demolition of an unfit structure located at 115 Barnes Street, Thomasville, Georgia.**

Councilmember Chastain moved to order the ordinance to authorize demolition of an unfit structure located at 115 Barnes Street, Thomasville, Georgia, as read for the second time, passed and adopted as presented. Councilmember Baker seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

The adopted ordinance (**ORDINANCE NO.: 27-09222025**) will be included in the permanent record of these Council Meeting Minutes as Exhibit A.

2. **Second reading of an ordinance to authorize the demolition of an unfit structure located at 137 Barnes Street, Thomasville, Georgia.**

Councilmember Chastain moved to order the ordinance to authorize demolition of an unfit structure located at 137 Barnes Street, Thomasville, Georgia, as read for the second time, passed and adopted as presented. Mayor Pro Tem Scott seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

The adopted ordinance (**ORDINANCE NO.: 28-09222025**) will be included in the permanent record of these Council Meeting Minutes as Exhibit B.

3. Second reading of an ordinance to authorize the demolition of an unfit structure located at 316 Fern Street, Thomasville, Georgia.

Councilmember Chastain moved to order the ordinance to authorize demolition of an unfit structure located at 316 Fern Street, Thomasville, Georgia, as read for the second time, passed and adopted as presented. Councilmember Baker seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

The adopted ordinance (**ORDINANCE NO.: 29-09222025**) will be included in the permanent record of these Council Meeting Minutes as Exhibit C.

4. Second reading of an ordinance to authorize the demolition of an unfit structure located at 406 North Martin Luther King, Jr., Drive, Thomasville, Georgia.

Councilmember Chastain moved to order the ordinance to authorize demolition of an unfit structure located at 406 North Martin Luther King, Jr., Drive, Thomasville, Georgia, as read for the second time, passed and adopted as presented. Mayor Pro Tem Scott seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

The adopted ordinance (**ORDINANCE NO.: 30-09222025**) will be included in the permanent record of these Council Meeting Minutes as Exhibit D.

5. Second reading of an ordinance to authorize the demolition of an unfit structure located at 619 Oak Street, Thomasville, Georgia.

Councilmember Chastain moved to order the ordinance to authorize demolition of an unfit structure located at 619 Oak Street, Thomasville, Georgia, as read for the second time, passed and adopted as presented. Councilmember Baker seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

The adopted ordinance (**ORDINANCE NO.: 31-09222025**) will be included in the permanent record of these Council Meeting Minutes as Exhibit E.

6. Second reading of an ordinance to authorize the demolition of an unfit structure located at 632 Hardaway Street, Thomasville, Georgia.

Councilmember Chastain moved to order the ordinance to authorize demolition of an unfit structure located at 632 Hardaway Street, Thomasville, Georgia, as read for the second time, passed and adopted as presented. Mayor Pro Tem Scott seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

The adopted ordinance (**ORDINANCE NO.: 32-09222025**) will be included in the permanent record of these Council Meeting Minutes as Exhibit F.

7. Second reading of an ordinance to authorize the demolition of an unfit structure located at 1001 Young Street, Thomasville, Georgia.

Councilmember Chastain moved to order the ordinance to authorize demolition of an unfit structure located at 1001 Young Street, Thomasville, Georgia, as read for the second time, passed and adopted as presented. Councilmember Baker seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

The adopted ordinance (**ORDINANCE NO.: 33 -09222025**) will be included in the permanent record of these Council Meeting Minutes as Exhibit G.

8. Second reading of an ordinance to authorize the demolition of an unfit structure located at 1405 Cassidy Road, Thomasville, Georgia.

Councilmember Chastain moved to order the ordinance to authorize demolition of an unfit structure located at 1001 Young Street, Thomasville, Georgia, as read for the second time, passed and adopted as presented. Mayor Pro Tem Scott seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

The adopted ordinance (**ORDINANCE NO.: 34-09222025**) will be included in the permanent record of these Council Meeting Minutes as Exhibit H.

NEW BUSINESS

City of Thomasville 2025 Ad Valorem Tax Millage Rate.

Customer Service Manager, Melissa Creel reported that the City Council has the authority to levy ad valorem tax on all real and personal property within the corporate limits of the city that is subject to such taxation by the state and county. This tax is for the purpose of raising revenues to defray the costs of operating the city government, of providing governmental services, for the repayment of principal and interest on general obligations, and for any other public purpose as determined by the City Council in its discretion. Ad valorem tax is required to be set by ordinance. The City of Thomasville has not levied an ad valorem, or property tax, since 2012. The City of Thomasville budgeted zero Ad Valorem taxes for 2025; therefore, the City of Thomasville millage rate will remain at 0 mills for 2025. Due to the time required to prepare the 2025 ad valorem tax bills, there exists an emergency status of need requiring the adoption of an ordinance to set the 2025 City of Thomasville Ad Valorem millage rate on first and second readings at this one meeting.

1. Approval of a Resolution of Emergency for the adoption of an ordinance on first and second reading at this one meeting.

Councilmember Chastain moved to adopt the resolution of Emergency as presented. Mayor Pro Tem Scott seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

The adopted Resolution follows.

RESOLUTION

BE IT RESOLVED, that due to the time required to prepare the 2025 ad valorem tax bills, there exists an emergency status of need requiring the adoption of an ordinance to set the 2025 City of Thomasville Ad Valorem Millage Rate on first and second readings at this one meeting.

SO DONE this the 22nd day of September 2025.

2. First and second readings, under resolution of emergency, of an ordinance to set the City of Thomasville 2025 Ad Valorem Tax Millage Rate.

Councilmember Baker moved to order the first and second readings, under resolution of emergency, of an ordinance to set the City of Thomasville 2025 Ad Valorem Tax Millage Rate at this one meeting as presented. Mayor Pro Tem Scott seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain and Baker.

The ordinance read for the first and second times, under resolution of emergency, to set the City of Thomasville 2025 As Valorem Tax Millage Rate follows.

ORDINANCE NO.: ORD-35-09222025

AN ORDINANCE TO ESTABLISH THE CITY AD VALOREM PROPERTY TAX ASSESSMENT FOR 2025, AS REQUIRED BY THE STATE LAW BASED ON THE EVALUATION, BY THE BOARD OF SUCH TAX ASSESSORS OF THOMAS COUNTY FOR 2025 COUNTY TAX PURPOSES, OF EACH SUCH TAXABLE ITEM WITHIN THE CORPORATE LIMITS OF THE CITY; TO SET THE TAX RATE FOR 2025 TO BE LEVIED UPON ALL SAID PROPERTY; AND FOR OTHER PURPOSES.

BE IT ORDAINED by the Council of the City of Thomasville by the authority vested in them by the charter, charter amendments, and ordinances of said City, and in conformity with State law, that the City ad valorem property tax assessments for 2025 are hereby established based on the evaluation, by the Board of Tax Assessors of Thomas County for 2025 County tax purposes, of each such taxable item within the corporate limits of said City, such assessments totaling \$1,024,806,712 exclusive of assessments on motor vehicles which have already been taxed, by operation of State Law of 1985.

BE IT FURTHER ORDAINED that upon all of said assessment as hereby established, and compiled into the 2025 Tax Digest together with the assessments established by the State Revenue Commissioner upon properties of public utilities, there be, and hereby is, set and levied a tax rate of:

00.00 mills for General Government.

BE IT FURTHER ORDAINED that all ordinances or parts of ordinances in conflict herewith are hereby repealed for the purposes of this ordinance only.

This ordinance was introduced and read at a lawful meeting of the Council of the City of Thomasville, Georgia, held on September 22, 2025, and read the second time, passed and adopted in like manner at the same meeting, under resolution of emergency pursuant to City of Thomasville Ordinance Section 2-2.

Thomasville School Board of Education 2025 School Tax Millage Rate.

Customer Service Manager, Melissa Creel reported as stated in Section 11.2 of the Charter as the levying authority, the City Council levies the millage rate recommended by the Thomasville Board of Education. The board of education shall determine, as early as practicable in each year what amount of money will be necessary to raise by taxation to defray the expenses of the public schools for the ensuing year and shall lay the same before the city council for the city. The City Council for the city is hereby authorized, and shall be required, to levy a tax annually in addition to that now authorized by the law on all the taxable property of the city, not to exceed two (2) percent on the same. When collected, the collecting officers of the city shall pay the same over to the treasurer of the board of education, to be disbursed for the maintenance of the public schools and be paid out under order of the board under such regulations as they may prescribe. Such taxes shall be collected by levy and sale as other taxes of the city are collected. The City School Board has met and adopted the 2025 school tax millage rate of 16.414 mills. This will set the millage rate at an increase. The net 2025 digest for school purposes is \$1,022,706,602 which means that each mill of tax will produce

approximately \$1,022,706. This represents around a 12.79 percent increase in the mill value. We completed the roll back rate calculation for the City Schools. This calculation was determined to be 14.771. The City School Board has advertised and recommended the school tax to be an increase rate at 16.414. As the levying authority, the City of Thomasville is responsible for levying and collecting the tax on the City Schools' behalf. Due to the time required to prepare the 2025 tax bills, there exists an emergency status of need requiring the adoption of an ordinance to set the 2025 School Tax Millage Rate on first and second readings at this one meeting.

1. Approval of a Resolution of Emergency for the adoption of an ordinance on first and second readings at this one meeting.

Councilmember Chastain moved to adopt the Resolution of Emergency as presented. Mayor Pro Tem Scott seconded the motion. Mayor Mobley reiterated that the School Board sets the millage rate, and the Council is the levying authority. There was no further discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain, and Baker.

The adopted Resolution of Emergency follows.

RESOLUTION

BE IT RESOLVED, that due to the time required to prepare the 2025 ad valorem tax bills, there exists an emergency status of need requiring the adoption of an ordinance to set the 2025 City School Tax Millage Rate on first and second readings at this one meeting.

SO DONE this the 22nd day of September 2025.

2. First and second readings, under resolution of emergency, of ordinance to set the Thomasville School Board of Education 2025 School Tax Millage Rate.

Councilmember Chastain moved to order the first and second readings, under resolution of emergency, of the ordinance to set the Thomasville Board of Education 2025 School Tax Millage rate as presented. Mayor Pro Tem Scott seconded the motion. There was no discussion. The motion passed unanimously 4-0, with the following votes recorded: AYES: Mobley, Scott, Chastain, and Baker.

The ordinance read for the first and second times, under resolution of emergency, to set the Thomasville School Board of Education 2025 School Tax Millage Rate follows.

ORDINANCE NO.: ORD-36-09222025

AN ORDINANCE TO ESTABLISH THE CITY AD VALOREM PROPERTY TAX ASSESSMENT FOR CITY SCHOOL TAX FOR 2025, AS REQUIRED BY THE STATE LAW BASED ON THE EVALUATION, BY THE BOARD OF SUCH TAX ASSESSORS OF THOMAS COUNTY FOR 2025 COUNTY TAX PURPOSES, OF EACH SUCH TAXABLE ITEM WITHIN THE CORPORATE LIMITS OF THE CITY; TO SET THE CITY SCHOOL TAX RATE FOR 2025 TO BE LEVIED UPON ALL SAID PROPERTY; TO PROVIDE FOR DISCOUNTS TO BE ALLOWED ON PAYMENT OF 2025 TAXES; AND FOR OTHER PURPOSES.

BE IT ORDAINED by the Council of the City of Thomasville by the authority vested in them by the charter, charter amendments, and ordinances of said City, and in conformity with State law, that the City ad valorem property tax assessments for 2025 are hereby established based on the evaluation, by the Board of Tax Assessors of Thomas County for 2025 County tax purposes, of each such taxable item within the corporate limits of said City, such assessments totaling \$1,022,706,602.00 exclusive of assessments on motor vehicles which have

already been taxed, by operation of State Law of 1985.

BE IT FURTHER ORDAINED that upon all of said assessment as hereby established, and compiled into the 2025 Tax Digest together with the assessments established by the State Revenue Commissioner upon properties of public utilities, there be, and hereby is, set and levied a tax rate of 16.414 mills comprised of the following levies to meet the requirements for each purpose as listed:

For City School Tax..... 16.414 mills

BE IT FURTHER ORDAINED that the following discounts be allowed on payments of 2025 taxes:

If paid on or before November 15, 2025..... 3 percent

BE IT FURTHER ORDAINED that as to any irregularity or error which occurs with regard to payment by the taxpayer and which is not the result of fault or oversight by the taxpayer and which occurs because of fault, oversight, time constraints or other action or inaction on the part of the administrative staff of the City of Thomasville, the City Manager shall have the authority, in his sole discretion, to allow the benefit of early payment, to waive any penalty for late payment which would otherwise be imposed, or take any other such action which he deems prudent and appropriate in the circumstances.

BE IT FURTHER ORDAINED that all ordinances or parts of ordinances in conflict herewith are hereby repealed for the purposes of this ordinance only.

This ordinance was introduced and read at a lawful meeting of the Council of the City of Thomasville, Georgia, held on September 22, 2025, and read the second time, passed and adopted in like manner at the same meeting, under resolution of emergency pursuant to City of Thomasville Ordinance Section 2-2.

Mayor Pro Tem Scott left the meeting at 6:23 PM and was absent for the remainder of the meeting.

First reading of an ordinance to amend Downtown Entertainment District and Section 3-36 of the Code of Thomasville, Georgia.

City Attorney, Tim Sanders reported that the recently created Downtown Entertainment District did not extend down Smith Avenue to allow access to 1861 Distillery. The latest revisions to the ordinances also did not amend section 3-36, City-sponsored events and private nonprofit special events on designated city property, to utilize the expanded Downtown Entertainment District. The proposed amendment to section 3-75(d), Drinking in public; Outdoor dining, expands the boundaries of the Entertainment District to include: Smith Avenue, from Broad Street to 312 Smith Avenue (current location of 1861 Distillery); Crawford Street, from Remington Avenue to Smith Avenue; and Dawson Street, from Remington Avenue to Smith Avenue. The amendment also revises section 3-36. Subsection (a) of 3-36 was created for the purpose of allowing alcoholic beverage consumption in the downtown business district under limited circumstances. Subsection (a) is the ordinance section under which first Friday Sip and Stroll has been conducted. The downtown business district sits within the Entertainment District and with creation of the Entertainment District, there is no need for subsection (a), (c), or (d). The amendment deletes these sections. The remaining portion of section 3-36, subsection (b), is amended to reference the Entertainment District as the area in which private, nonprofit special events may be conducted. Nonprofit special events are defined by this section as those that are not open to the public and attended on the basis of written invitation, pass or ticket only.

Councilmember Chastain moved to order the ordinance to amend the Downtown Entertainment District and Section 3-36 of the Code of Thomasville, Georgia as read for the first time, passed and carried over as presented. Councilmember Baker seconded the motion. Councilmembers requested Mr. Sanders to review the map of the Entertainment District for location purposes. There was no further discussion. The motion passed unanimously 3-0, with the following votes recorded: AYES: Mobley, Chastain and Baker.

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

AN ORDINANCE TO AMEND THE CODE OF THOMASVILLE, GEORGIA, BY (1) AMENDING SECTION 3-1, CAPTIONED "DEFINITIONS" OF ARTICLE I, CHAPTER 3; (2) AMENDING AND RECAPTIONING SECTION 3-36, CAPTIONED "CITY-SPONSORED EVENTS AND PRIVATE NONPROFIT SPECIAL EVENTS ON DESIGNATED CITY PROPERTY," OF ARTICLE II, CHAPTER 3; (3) AMENDING SECTION 3-75, CAPTIONED "DRINKING IN PUBLIC; OUTDOOR DINING" OF ARTICLE III, CHAPTER 3; (4) REPEALING ALL ORDINANCES IN CONFLICT HERewith; AND (5) PROVIDING FOR THE EFFECTIVE DATE OF THIS ORDINANCE AND FOR OTHER PURPOSES.

Resolution to authorize the Tentative Allocation Letter for the Airport's Taxiway-A Edge Lighting.

Airport Manager, Robert Petty reported the Georgia Department of Transportation (GDOT) has provided the Airport with a Tentative Allocation (TA) letter to assist in the funding of the Taxiway-A Edge Lighting project. GDOT's Tentative Allocation Letter for FY2026 is in the amount of \$1,151,250 for the Airport's Taxiway A edge lighting projects. The matching funds required of the City of Thomasville for FY2026 is \$98,750. The edge lighting runs the full 6,004 ft length of the Taxiway A surface and ties the lighting into each connector. The project includes taxiway edge lighting, connector lighting, lighting regulator and fillet geometry. The Taxiway A edge lighting is currently inoperable. The 20-year-old buried electrical system's cable insulation has deteriorated and has exposed the wiring to the environment. This has resulted in multiple shorts throughout the taxiway circuit, which can lead to small fires and shock hazards. The geometry of the taxiway will be required to meet the latest FAA Airport Design criteria and therefore require fillet realignment to comply with AC 150/5300-13B.

Councilmember Maker moved to approve the resolution to authorize the Tentative Allocation Letter for the Airport's Taxiway-A Edge Lighting as presented. Councilmember Chastain seconded the motion. There was no further discussion. The motion passed unanimously 3-0, with the following votes recorded: AYES: Mobley, Chastain and Baker.

The adopted resolution follows.

**CITY OF THOMASVILLE, GEORGIA
RESOLUTION**

WHEREAS, the City of Thomasville had determined that there is a need to replace the Taxiway A edge lighting at the City of Thomasville Municipal Airport to satisfy safety and operational requirements with a total project cost of Three Million Three Hundred Thousand and No/100 Dollars ("Taxiway A");

WHEREAS, Passero Associates, LLC, devised a Capital improvement plan for the Taxiway A edge lighting provided initial design assistance and provided applications to Georgia Department of Transportation (GDOT) to acquire grant funding for said development;

WHEREAS, GDOT has issued a Tentative Allocation Letter to the City of Thomasville for the Taxiway A project in the amount of \$1,151,250 from GDOT and the balance to be a match from the City of Thomasville of \$98,750;

WHEREAS, the City Council for the City of Thomasville, Georgia desires to confirm by letter to GDOT the City's intent to proceed and fully fund the project in calendar year 2026.

NOW, THEREFORE, BE IT RESOLVED, as follows:

Section 1. Incorporation Recitals. The Recitals set forth above are incorporated herein by this reference as if set forth fully in this Section 1.

Section 2. Approval and Authorization to Letter of Intent. The City Council approves the letter of intent to proceed attached hereto and made a part hereof as Exhibit A ("LOI"), and authorizes the Mayor or Mayor Pro Tempore in the Mayor's absence to execute and deliver the Letter of Intent to proceed.

Section 3. General Authority. From and after the approval of this Resolution, the Mayor, Mayor Pro Tempore, City Manager, and officers employees of the City are hereby authorized, empowered and directed to do all such acts and things to execute all such documents as may be necessary to comply with the provisions of the LOI as executed and are further authorized to take any and all further actions and execute and deliver any and all other documents and certificates, including but not limited to the LOI, as may be necessary or desirable in connection with the execution and delivery of the LOI and any related documents, all of the following in consultation with the City Attorney.

Section 4. Actions Approved and Confirmed. All acts and doings of the City Council, Mayor, Mayor Pro Tempore, the City Manager, the officers and employees of the City that are in conformity with the purposes and intents of this Resolution and in the furtherance of the LOI and the execution, delivery, and performance of the LOI and related documents shall be, and the same hereby are, in all respects approved and confirmed.

Section 5. Severability of Invalid Provisions. If any one or more of the provisions herein contained shall be held contrary to any express provision of law or contrary to the policy of express law, though not expressly prohibited, or against public policy, or shall for any reason whatsoever be held invalid, then such provisions shall be null and void and shall be deemed separable from the remaining provisions and shall in no way affect the validity of any of the other provisions hereof or of the LOI ratified hereunder.

Section 6. Repealing Clause. All resolutions or parts thereof in conflict with the provisions herein contained are, to the extent of such conflict, hereby superseded and repealed.

Section 7. Effective Date. This resolution shall be effective immediately upon its adoption.

Adopted and approved this 22nd day of September, 2025.

Motion to approve the 2024 Annual Comprehensive Financial Report

Chief Financial Officer, Ashley Cason reported that a Comprehensive Annual Financial Report is a thorough and detailed presentation of the City's financial condition. It reports on the city's activities and balances for each fiscal year and goes well beyond the basic requirements of annual financial reporting. This report provides general information on the City's structure and the services it provides, basic financial statements, footnotes and required supplementary information along with the auditor's report, and a broad range of statistical information that covers multiple years. Independent auditors, Lanigan & Associates, conduct an annual audit to express an opinion on the accuracy and completion of the financial statements and notes represented in this report. For 2024, the auditors issued an unmodified audit report, which means the financials are fairly and accurately presented. For 2024, the City's overall Net Position (city-wide) was \$280,785,685. A substantial portion of the net position is the net investment in capital assets, which was approximately \$150,126,560. The overall change in Net Position (Net Income) for the 2024-year end was \$21,088,210. Per the City-Wide Statement of Activities, our Governmental Activities reflected a net position of \$73,665,944. This is an increase of \$7,005,239 from the prior year. While the Enterprise or Business type Activities reflected a net position of \$207,119,741. And this is an increase of \$14,082,971 from the prior year. The increase in Governmental Activities' Net Position is due to overall increases in operating and capital grants/contributions and general tax revenues. LOST and SPLOST dollars were up by 4%, which can be contributed to inflation. Enterprise

Activities exhibited increases in overall net income compared to prior years for major funds such as Electric, Water and Sewer. This is partly due to rate adjustments and increase in consumption. It was noted that the Auditors did present their findings report to Council during Workshop on September 17, 2025.

Councilmember Chastain moved to approve the 2024 Annual Comprehensive Financial Report as presented. Councilmember Baker seconded the motion. There was no discussion. The motion passed unanimously 3-0, with the following votes recorded: AYES: Mobley, Chastain and Baker.

REPORTS

City Manager White thanked Councilmembers for recognizing Team Thomasville members with proclamations and support of their efforts in services to the community.

Assistant City Manager Sealy commended everyone who helped to make the “Meet Me In Paradise” event held in Paradise Park in celebration of the completion of Phase I improvements.

Councilmembers collectively echoed Assistant City Manager Sealy’s sentiments regarding the Paradise Park festivities, noting they had received positive feedback from the community. They also thanked those who chose to speak during Council meetings and noted they were looking forward to seeing Balfour Park Improvements coming to fruition as well.

ADJOURNMENT

Having no further business for consideration, the Thomasville City Council Meeting was adjourned at 6:28 PM.

CITY OF THOMASVILLE, GEORGIA



Mayor Pro Tem, Terry Scott



ATTEST: City Clerk

