

MINUTES
CITY COMMISSION WORK SESSION
AUGUST 3, 2021 AT 4:30 PM

The Cordele City Commission held a Work Session on August 3rd, 4:30 p.m., Cordele City Hall Courtroom, 501 North 7th Street, Cordele, Georgia with the following present:

John Wiggins, Commission Chair	Jeanie Bartee, Vice Chair (arrived at 5:15 p.m.)
Royce Reeves, Commissioner	Vesta Beal-Shephard, Commissioner
Wesley Rainey, Commissioner	Roland McCarthy, City Manager
Janice Mumphery, Recording Secretary	Tommy Coleman, Attorney

Staff present: Interim Police Chief Scott Farrow, Irene Cantrell, Fire Chief Augusta Telfair, Joy Causey, Debra Perry, Jack Wood, Sr., Steve Fulford, Debbie Wright, David Wade, Major Jeremy Taylor.

Others Present: Charlie Butts, Ricky Dawson, Isaac Owens, Don Cole, DeVontae Hunt, Velesia Grant.

Media present: Ricky Smarr – South GA TV; Cordele Dispatch – Neil McGaHee.

Call to Order: Commission Chair John Wiggins called the Work Session to order.

Invocation: Prayer was rendered by Rev. Ricky Smarr.

Pledge Allegiance to the United States Flag: The Pledge of Allegiance was recited.

Approval of Regular Session Minutes, July 20, 2021: Commissioner Shephard moved to approve the minutes of July 20, 2021; seconded by Commissioner Reeves; the minutes of July 20, 2021 were approved by the Commissioners that were present. (Commissioner Bartee was not present).

DEPARTMENTAL HEAD REPORTS:

Finance Director – Joy Causey reported

- Revenue is OVER Expenses in FY2022 including ARP (American Rescue Plan): \$ 1,182,203.
- FY2020 Property Tax Collections are \$2,403,317 collected of the \$2,657,949 due or 91% total collected.
- Received the American Rescue Plan Funds in July, in the amount of \$1,964,462.
- Working on the task to close the books for the prior year, and prepare for audit beginning the week of October 18, 2021.

Fire Chief – Augusta Telfair reported – July 2-29, 2021

One fire alarm down, two smoke investigations, one odor investigation, one rubbish fire, one dumpster fire, three vehicle fires, one grass fire, two stove fires, one motor vehicle accident, six EMS assists, two structure fires, one attempted arson, 14 fire alarms.

**CITY COMMISSION MEETING MINUTES
AUGUST 3, 2021
PAGE 2**

Housing and Urban Development – Irene Cantrell reported.

- **GILLESPIE GARDENS** – The Vecino Group Project Engineers and Architects are continuing to move forward in the development of the architectural plans for Gillespie Gardens project.
- **CDBG 2020** – As of July 2021, we are in the process of making contact with five property owners in the McLeod Subdivision, regarding taking advance CDBG Grant Funds covering the cost of connection onto to the City of Cordele Sewer System.
- **CHIP 2018** – Attached is a copy of an information memorandum from Ms. Brenda Wade, Grant Administrator with Southwest Georgia Regional Commission explaining the extended delay in the housing rehab program.
- **CHPC** – The Historic Preservation Commission received on resubmitted Application for Certificate for Preservation to be considered at the July 29, 2021 meeting as follows:
 - Ms. Lana Mays for 415 East 13th Avenue requesting to install a six-foot wooden privacy fence to enclose the rear yard.
- **BZA** – The BZA board will be preparing to receive applications for conditional use variances to locate manufactured homes within two designated zoning Districts R-4 and R-7.5.

Chief Codes Official – Jack Wood, Sr. reported

Job Evaluation – over \$6,000,000.000.00

Three jobs completed: Pilot Truck Stop

Daryl Lewis Grain Bin

Harry's Liquor

New jobs: Starbucks - 1211 East 16th Avenue, \$275,000
Single family home at 100 Aberdeen Circle, \$495,000
Family Dollar – 704 N. 7th Street, \$850,000
Dollar Tree remodel - \$250,000

Personnel Director – David Wade reported

Gave an update of the COVID cases – GA Dept. of Public Health

COVID19 started over 1 ½ year ago, GA has had 936,471 confirmed cases

18,732 confirmed deaths

An additional 209,066 probable deaths

One day total, as of August 2nd – 12,387 confirmed cases and 21 confirmed deaths

Crisp County – ending week August 2nd – 18 cases

Totals for Crisp County – 1489 confirmed cases, 58 confirmed deaths, 34 probable deaths

***Please see report that was submitted for information.

Interim Police Chief – reported

Motor Vehicle Thefts – (1) 1 recovered; Aggravated Assault – (6) 1 arrest, 1 juvenile arrest;

Larceny – (28) 11 shoplifting w/8 arrests and 1 warrant issued, 6 entering autos, 11 other thefts;

Arson – 1; Burglary – (5) 4 residential – 1 mini storage unit.

**CITY COMMISSION MEETING MINUTES
AUGUST 3, 2021
PAGE 3**

Incidents Reported – 139; Family Violence Incident Reported – (9) 2 arrests; Miscellaneous Incidents – 67; Motor Vehicle Crashes – (32) 22 roadway, 10 private property; Arrests Made from Incidents – 56; Citations Issued – 123; Warnings Issued – 34.

Total Calls – Reporting Period July 1 – July 26, 2021: 1250

Public Works – Steve Fulford reported.

The City Attorney, Tommy Coleman has the contract for the 8th Street Sidewalks and after all paperwork has been completed, the project will start within the next thirty days, we will have a preconstruction conference to give them the notice to proceed. Please see report submitted for information.

UC&T – Debbie Wright reported.

- The Trickling Filter #1 is complete and we will be putting it in service in the next few days. When finished we will begin work on #2.
- We collected samples for our annual WET Test on the WWTP effluent. We passed both species tested. This is required annually by our NPDES Permit.
- Well levels have started dropping. We have dropped 15 feet in most wells. We will begin checking the well levels twice a month for the summer months. This very hot weather combined with unusually dry conditions will definitely have a negative impact on the well levels.

CITY MANAGER UPDATE: Roland McCarthy reported.

Commission Approval Requested: Commission approval is requested for a Called Meeting after the Work Session to approve the First Reading of the General Election Ordinance. Commissioner Shephard moved to approve the Called Meeting after the Work Session; second by Commissioner Reeves; the motion was approved by the Commissioners that were present (Commissioner Bartee was not present).

FOR YOUR INFORMATION:

GDOT response to the Cordele City Commission to make US 41/SR 7 a Two-Lane Road:

Attached is a copy of the Georgia Department of Transportation response to the Cordele City Commission request to make 7th Street/Hwy 41 a two-lane road with angled parking from 13th Avenue to 8th Avenue. The response is, GDOT will NOT be able to accommodate the city's request. Mr. McCarthy stated that he has placed a call with GDOT, Miss Meg Pirkle, who is on vacation and she is scheduled to call me back on August 4, 2021, to discuss this matter.

SPLOST Funds Received: May SPLOST Funds have been received in the amount of \$106,237.92.

MEETINGS ATTENDED:

Meeting on July 28, 2021: Had a ZOOM meeting pertaining to the City proceeding to apply for a Bond to pay for the redevelopment of Williams Park. If the Commission chooses to move

**CITY COMMISSION MEETING MINUTES
AUGUST 3, 2021
PAGE 4**

forward with this project, the Chairman would need to sign the disclosure agreement. Commissioner Reeves moved for the Chair, John Wiggins, to sign the Letter of Intent to proceed with this project; seconded by Commissioner Shephard; the motion was approved by the Commissioners that were present (Commissioner Bartee was not present).

Meeting on July 28, 2021: Economic Development Revolving Loan Fund Committee met to discuss a loan application. The results of which will be discussed in the New Business portion of the agenda.

ADMINISTRATION – FISCAL MATTER – Roland McCarthy reported.

- **American Rescue Plan Act:** The City of Cordele has received the initial payment of \$1,964,462.00 dollars in Coronavirus State and Local Fiscal Recovery Funds. The Commission will need to discuss and decide how to spend these funds, within the parameters set by the Federal Government. Commission Chair John Wiggins stated there will have to be a Work Session to discuss how to disburse the funds.

OLD BUSINESS:

Discussion on the Suspension/Revocation of an Alcohol License: A Public Hearing was held on the request to Suspend/Revoke the Alcohol License for Joe's Meat Market located at 1305 South Joe Wright Drive. A decision needs to be made on this matter by August 20, 2021. If the Commission would like to make a decision tonight you would need to request a Called Meeting. Otherwise, the Commission would need to make a decision at the Commission Meeting on August 17, 2021.

*****Commissioner Bartee arrived at 5:15 p.m.******

NEW BUSINESS:

Discussion on the loan application from R & D Lawn Care Services, LLC: R & D has applied for a Revolving Fund Loan (RLF) through the Economic Development RLF Committee in the amount of \$83,500.00. The committee adjusted the amount and approved the loan for \$75,000.00 to purchase equipment. The Committee is submitting to the Commission for discussion and approval.

Discussion on Waste Management: Will the Commission extend the contract currently in place or want an RFP done on this service contract that expires on 12/31/21? By a consensus of the Commission, the City manager to put out an RFP for a service contract with another Waste Management Company. City Attorney Tommy Coleman stated that the City would have to give Waste Management, formerly Advanced Disposal, notification of their contract will not be extended, this will have to be done by October 1, 2021.

The City has been approached by individuals concerning the City's interest in selling the following parks:

CITY COMMISSION MEETING MINUTES
AUGUST 3, 2021
PAGE 5

Westbrook Park: The prospective owners of the “Allied” Building would like to use the park in conjunction with the proposed restaurant they plan to establish.

They have stated that the Park name will not change, they would maintain the property, and the Park would still be available to the public.

Perlis Park: The prospective owner would like to turn the park into an outdoor Gym. They would become fully responsible for the liability and maintenance of the park.

After a brief discussion by a consensus of the Commission, the parks will not be sold, they will be left alone.

Adjourned Work Session: Commissioner Shephard moved to adjourn the Work Session at 5:25 p.m.

CALLED MEETING: The Commission went into a Called Meeting to approve the First Reading of the General Election Ordinance: The meeting was called to order by Chair John Wiggins at 5:26 p.m.

First Reading of an Ordinance: Commission approval is requested for the General Election Ordinance. The City Commission of the City of Cordele hereby ordains that pursuant to the Charter of the City of Cordele, as amended, and the Georgia Elections Code, as amended through the regular 2021 session of the Georgia General Assembly, the General Election for Chairman of the City Commission, City Commission Ward 2 and City Commission Ward 3, as provided by O.C.G.A. & 21-2-1, et seq., to fill terms expiring on December 31, 2021. Commissioner Reeves moved to approve the Ordinance; seconded by Commissioner Reeves; the motion was approved unanimously by the Commission.

Commission Approval: Commission approval is requested to approve a Revolving Fund Loan (RLF) for R & D Lawn Care Service in the amount of \$75,000. The Economic Development RLF Committee met on July 27, 2021 to discuss the loan; the loan was approved by The Economic Development RLF in the amount of \$75,000. Upon the Commission approval the funds will be disbursed after all satisfying documents are in place. Commissioner Reeves moved to approve the loan in the amount of \$75,000; seconded by Commissioner Shephard; the motion was approved unanimously by the Commission.

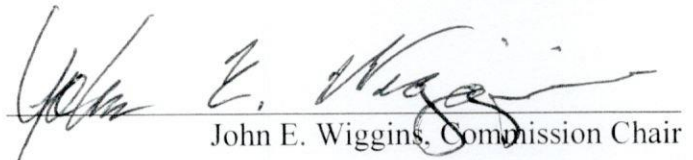
Chair John E. Wiggins announcement:

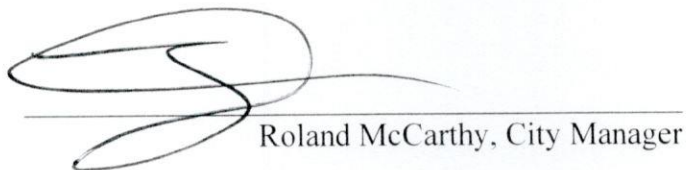
“I thank you for your encouragement and support these past four years. Being Chairman of the Cordele City Commission has both been rewarding and simultaneously tiring. However, through it all, I have developed a deeper understanding of the municipal processes and procedures for the management of local governmental activities. Therefore, it is with sincere regret that I will not seek another term of office due to personal responsibilities and family reasons. I will to the best of my abilities be available to assist with transition and consultation on outstanding issues that exist at the conclusion of my current term. Again, thanks for the confidence you have extended to me, it has enriched me during my term in office. Officially, my term in office ends January,

CITY COMMISSION MEETING MINUTES
AUGUST 3, 2021
PAGE 6

2022. Thank you, citizens of Cordele, for putting your trust and your confidence in me for these past four years.”

Adjourn: Meeting was adjourned at 5:33 p.m.


John E. Wiggins, Commission Chair


Roland McCarthy, City Manager

August 17, 2021 Date