MINUTES CITY COMMISSION REGULAR MEETING June 6, 2023

The City of Cordele Commission held a Regular Meeting on May 16, 2023 at 9:00 AM, Cordele City Hall Courtroom, 501 North 7th Street, Cordele, Georgia with the following present:

Joshua Deriso, Commission Chair
Wesley Rainey, Commissioner
Isaac Owens – Commissioner
Tommy Coleman – City Attorney
Royce Reeves, Sr., Commission Vice Chair
Vesta Beal Shephard, Commissioner
Angela Redding – City Manager
Janice Mumphery – Recording Secretary

Staff present: Rusty Bridgers – Finance Director, Fire Chief Alligood, Lin Mercer – Codes Department, David Wade – Human Resources Director, Police Chief Jalon Heard, Steve Fulford – Asst. City Manager/Public Works Director, Debbie Wright – UC&T Director, Jackie Walker-Municipal Court Clerk, Irene Cantrell – HUA Director.

Absent: Jack Woods, Sr. - Chief Codes Official

Media Present: Ricky Smarr - South GA TV; Sarah Brown – Cordele Dispatch

Call to Order: Commission Chair Joshua Deriso called the Meeting to order at 9:00 a.m.

INVOCATION: There was a moment of silent prayer.

PLEDGE ALLEGIANCE TO THE UNITED STATES FLAG: The Pledge of Allegiance was led by Commissioner Owens.

ROLL CALL: A quorum was established.

Attendee's Name	Title	Absent	Present
Joshua Deriso	Commission Chairman		✓
Royce Reeves, Sr.	Commission Vice Chairman		✓
Vesta Beal-Shephard	Commissioner Ward 1		✓
Isaac Owens	Commissioner Ward 3		✓
Wesley Rainey	Commissioner Ward 4		✓

APPROVAL OF AGENDA – June 6, 2023: Commission Vice Chair Reeves moved to approve the Agenda for June 6, 2023; seconded by Commissioner Owens; the motion was approved by the Commission.

APPROVAL OF REGULAR MEETING MINUTES – May 16, 2023: Commissioner Shephard moved to approve the Minutes for May 16, 2023; seconded by Commission Vice Chair Reeves; the motion was approved by the Commission

APPROVAL OF WORK SESSION MEETING MINUTES – May 16, 2023: Commissioner Owens moved to approve the Work Session Minutes for May 16, 2023; seconded by Commission Vice Chair Reeves; the motion was approved by the Commission.

PUBLIC HEARING

PUBLIC HEARING ARTICLE VI. USE PROVISIONS BY DISTRICT; SECTION 620.3 Conditional Uses HARMON BEAL, AT 812 West 23rd Avenue, CORDELE, GEORGIA

Harmon Beal is requesting a variance to locate a new double-wide (28'x56') Manufactured Home at 812 West 23rd Avenue, City of Cordele, Crisp County, Georgia. The Zoning Classification of this property is (R-7.5), One- & Two-Family Residential District.

Mr. Harmon Beal was not present at the Public Hearing. No one was present to voice any concerns.

PUBLIC HEARING CLOSED: The Public Hearing was closed at 9:03 AM.

REGULAR MEETING: Regular Meeting was called to order by City of Cordele Chair Joshua Deriso at 9:03 AM.

SPEAKERS APPEARANCES: Speakers will have five (5) minutes: No Requests.

SPEAKERS ON A SPECIFIC AGENDA ITEM: Speaker will have three (3) minutes: No Requests.

DEPARTMENT REPORTS:

1. FINANCE DEPARTMENT: Rusty Bridgers Reported.

Mr. Bridgers stated, the FY 2023-24 Budget is prepared and they are still working on the Audit.

LOCAL OPTION SALES TAX (LOST)

Received	Amount	Collected
09/30/2022	218,847.17	August
10/31/2022	230,872.11	September
11/30/2022	228,292.88	October
12/29/2022	228,919.79	November
01/30/2023	237,469.63	December
02/27/2023	213,693.35	January
03/30/2023	204,834.30	February
04/28/2023	247,792.98	March
05/30/2023	218,788.37	April
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SPECIAL PURPOSE LOCAL OPTION SALES TAX (SPLOST)

Received	<u>Amount</u>	Collected
09/25/2022	235,043.57	July
10/25/2022	212,136.34	August
11/23/2022	223,016.01	September
12/19/2022	221,910.45	October
01/30/2023	222,089.70	November
02/24/2023	228,904.97	December
03/28/2023	207,086.70	January
04/24/2023	198,730.99	February
05/22/2023	240,741.01	March

TRANSPORTATION SPECIAL PURPOSE LOCAL OPTION SALES TAX (SPLOST)

Received	<u>Amount</u>	Collected
09/30/2022	29,444.86	August
10/31/2022	30,007.53	September
11/30/2022	28,683.20	October
12/30/2022	29,474.82	November
01/31/2023	33,427.28	December
02/28/2023	26,894.52	January
03/31/2023	28,042.50	February
4/28/2023	31,510.17	March
5/31/2023	28,935.47	April

Total Collected In May 2023 \$ 488,464.85

2. FIRE DEPARTMENT REPORT: Fire Chief Todd Alligood Reported.

Reporting Period: April 27, 2023 – May 31, 2023

Calls for Service: Total 74

Structure Fire	4
Grass Fire/Other	10
Vehicle Fire	2
Rubbish Fire	0
Fire Alarm	10
Smoke Scare	8
Miscellaneous	8
Medical Assist	0
Motor Vehicle Accident	12
Chest Pains	5
Respiratory	1
Unresponsive PT	4
Fall	4
Assistance	2
Injured Person	1
Other Medical	3

Department News

- Chief Alligood's Oath of Office (thanks to everyone that was able to attend)
- P.M.s completed on Engines 4, 5, 9 and Ladder 3...preparing for pump testing in June
- Annual testing on SCBAs and face masks conducted 5/31/23
- Live fire night training drill @ Training Facility
- Sergeant promoted (Jared Averill)
- Two new hires started (C. Griffin, G. Pate)
- The Fire Department will partner with the Red Cross to do a Smoke Detector Blitz on Thursday, June 15, 2023, will start around 10:00 AM. The area will be 21st Ave. West through 17th Ave. West, bordered by 8th St. South and 13th St. South. Chief Alligood

stated, there are fifty (50) smoke detectors and they will be giving the smoke detectors out.

3. HOUSING AND URBAN DEVELOPMENT – Irene Cantrell Reported.

I. CDBG 2020 SEWER IMPROVEMENTS PROJECT:

The Contractor for the McLeod Subdivision Sewer Improvements RPI Underground, Inc., has been spreading soil and gravel over areas as needed for a more suitable entrance and egress as needed in some of the home owner's driveways.

II. CORDELE HISTORIC PRESERVATION COMMISSION:

The Cordele Historic Preservation Commission met on May 24, 2023, to review the following "Applications for Certificate for Preservation (CP)" submitted as follows within the Gillespie Selden Historic District and the O'Neal Historic District:

- a. Ethell Mumphery's (owner/applicant) property located at 804 West 15th Avenue. She is requesting approval to repair her rental house that was damaged by fire. She is requesting to replace and paint the siding, front doors, front windows, replace front porch windows, repair front porch floor and paint. This property is located within the Gillespie Selden Historic District. (Approval is Pending additional information).
- b. Leonardo Bartolon's (owner/applicant) property located at 505 East 12th Avenue. Mr. Bartolon is requesting to save five of the 8x8 wooden columns by repairing same with wooden materials and reinstalling the wooden columns to support the porch roof and to use plywood to cover the front porch roof. This property is located within the O'Neal Historic Preservation District. (This request was Approved by CHPC)
- c. Dale Finch and Sonjia Finch's (owners/applicants) property located at 806 East 14th Avenue. Mr. & Mrs. Finch are requesting to install a front yard event sign. The construction of the event sign will be a lighted 2 x 4 wooden and metal sign. This property is located within the O'Neal Historic Preservation District. (Approval is Pending additional information)

III. BOARD OF ZONING APPEALS:

The BZA held two (2) public hearings on Thursday, May 18, 2023, and unanimously agreed to recommend that the following two BZA requests be approved by the Cordele City Commission:

a. **ARTICLE VI. USE PROVISIONS BY DISTRICT**: Section 620.3 Conditional Uses.

Harmon Beal is requesting a variance to locate a new double-wide 28'x56 Manufactured Home at 812 West 23rd Avenue. The zoning classification of this property is R-7.5, One- & Two-Family Residential District.

b. ARTICLE VI. USE PROVISIONS BY DISTRICT; SECTION 620.3 CONDITIONAL USES.

Kayla Smith is requesting a variance to locate a single wide manufactured home at 510 East 5th Avenue. The zoning classification of this property is zoned R-4, Multi-family Residential District.

A Public Hearing has been scheduled for June 15, 2023 at 10:00 AM, for Thomas Phelps request to locate a Manufactured Home at 15th Street and 17th Avenue.

4. CODES REPORT: Lin Mercer Reported.

On-going Jobs:

- a. Harris Phase Two 315 W 12th Avenue Job Valuation: \$1,855,000.00
- b. Care Connect Urgent Care 711 East 16th Avenue. Job Valuation: \$1,458,376.00 Permit Fee: \$3,598.00

Pending Jobs:

- a. Jones Petroleum Truck Stop 2302 Hwy. 300 should pull permits in the next two weeks to get started on their project.
- b. Ouik Trip should break ground sometime in June.

5. PERSONNEL DEPARTMENT: David Wade Reported.

May 01, 2023: Promoted an Equipment Operator to Foreman in the Water & Sewer Department.

May 01, 2023: Transferred an Equipment Operator in the Street Department to Plant Operator Trainee in the U C & T Department.

May 09, 2023: Extended conditional offers of employment to two Firefighter applicants in the Fire Department.

May 11, 2023: Began submitting applications for renewal of the City's liability insurance. Policies include Fleet and Equipment, Inland Marine, Buildings and Property, Law Enforcement, Employment Practices, Elected Officials, General Liability, Gas/Utilities and Umbrella. Policy renews on July 19, 2023.

May 15, 2023: Received the resignations of a Sergeant and Corporal in the Police Department.

May 15, 2023: Extended letters of promotions to two employees in the Fire Department. A Corporal was promoted to Sergeant and a Firefighter was promoted to Corporal.

May 15, 2023: Received the resignation of a Distribution Mechanic in the Water & Sewer Department.

6. MUNICIPAL COURT: Jackie Walker Reported.

May 2023

Total Traffic Cases	242
Total Criminal Cases	31
Total Court Cases:	273
Bench Warrants Ordered	12
License Suspensions Ordered	40

Total Deposits from CSRA, CSRA Pretrial Sentences, Restitution, Web Payments, GA Department - \$41,840.32

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Total Defendants Incarcerated 0
Total Days Jail Sentenced 0

7. POLICE DEPARTMENT – Police Chief Jalon Heard Reported.

Part I Crimes 50

Rape 1

Motor Vehicle Thefts 6 (4 recovered) (1 warrant)

Aggravated Assault 10 (1 arrest)

Larceny 19 (9 entering autos, 7 shoplifting with 3 arrests, 3 other thefts)

Burglary 14 (10 residential & 4 businesses) 4 warrants issued

Part II133Incidents Reported206Community Contacts62Citations Issued173Warnings Issued84Total Calls for Service from Dispatch1,597

Departmental News

- a. We currently have two (2) cadets that are in the Police Academy. We have two (2) that are in fielding training and one (1) in the hiring process.
- b. The Department held an Appreciation/Awards Dinner on May 17th. We presented Mrs. Willie Mae Crapp a certificate for her thirteen (13) years of dedicated service as a School Crossing Guard. Sgt. Michael Middleton, Sgt. Amy Stokes, Officer Austin Wells and Officer Joshua Wells and Officer Joshua Stubbs were recognized for their life saving actions in two separate incidents. Also, Sgt. Amy Stokes was promoted from Corporal to Detective Sergeant.
- c. Some members of our department played bingo with some of the residents at Woodvale on May 19th.
- d. The department partnered with Hatley Baptist Church and McClains Food Services. We provided a meal for members that attended Celebrate Recovery on Tuesday, May 23rd.

8. PUBLIC WORKS - Steve Fulford Reported.

- a. The new dump site is open; it is opened on Thursday, Friday and Saturday.
- b. Currently working on the 2023 LMIG Projects. Engineers will let that out for bids soon.
- c. Will advertise for the Solid Waste Contract starting June 7, 2023.

9. UT&C - Debbie Wright Reported.

- a. We check Wells level every month.
- b. We are getting a lot of repairs done.
- c. In June, the Toxicity Testing will be done. This is required annually by NPDES. We are required to do a DMR-QA Study for the waste water lab, which is underway.

d. Water restrictions put in place in 2010 are still in effect and have not changed. This allows for daily outdoor watering between the hours of 4 PM and 10 AM.

AGENDA ITEMS

- Proclamation Georgia Municipal Court Clerks Week
 Commissioner Owens presented the Proclamation on behalf of the Commission to Jackie Walker
 – Municipal Court Clerk and Nancy Crook Deputy Municipal Court Clerk.
- 2. Consider and Approve the Second Reading of an 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 2023 session of the Georgia General Assembly, the General Election for City Commission Ward 1 and City Commission Ward 4, as provided by O.C.G.A. § 21-2-1, et seq., to fill terms expiring on December 31, 2023, shall be held under the following terms and conditions:

 Commissioner Shephard moved to approve the Second Reading of an Ordinance; seconded by Commissioner Owens; the motion was approved by the Commission.
- **3.** Consider and Approve an Event Permit: Food Truck Friday, June 9, 2023, 11:00 AM until at the Cordele Community Clubhouse. Organizer's Name and Address: Monica Rentfrow, 105 East 9th Avenue, Cordele, GA. Approved by Chief Heard on May 17, 2023. Commissioner Owens moved to approve the Event Permit; seconded by Commissioner Shephard; the motion was carried by the Commission.
- **4.** Consider and Approve a Parade Permit: Watermelon Festival Parade, June 24, 2023 at 9:00 AM. The route of the parade: will start at 6th Street and 15th Avenue East, proceeding East on 15th Avenue and ending at Pecan Street. Sponsored By Monica Simmons, Cordele Crisp Chamber of Commerce. Reviewed and Recommended by Chief Heard on May 31, 2023. Commissioner Shephard moved to approve the Parade Permit; seconded by Commission Vice Chair Reeves; the motion was approved by the Commission.
- 5. Consider and Approve an Event Permit: Juneteenth Festival, June 18, 2023, 9:30 AM 8:00 PM at the Cordele Community Clubhouse. Organizer's Name Cordele/Crisp NAACP Unit 5188-B, Cordele, GA. Special Request: Close off 15th Ave. between 6th and 7th Street. Approved by Chief Heard on June 1, 2023. Commissioner Shephard moved to approve the Parade Permit; seconded by Commission Vice Chair Reeves; the motion was approved by the Commission.
- **6.** Consider and Approve Contingency Funds Awarded for the State ARPA Grant for Sewer Improvements.
 - Background: City Manager Angela Redding stated the additional funds relates to the \$10,000,000 that the City received for Sewer Improvement. Basically, the State added a 10% contingency to the Budget, in the event, that the City have cost overrun. We will not automatically receive the money if there are cost overrun then there is a process that the City go through, in order to assess the funds. But in order for them to hold the 10% contingency, Amendment 1 will have to be approved by the Commission to the terms and conditions.

Commissioner Shephard moved to approve the Contingency Funds Award; seconded by Commissioner Rainey; the motion was approved by the Commission.

7. Consider and Approve Board Reappointments:

Cordele Carnegie Library Board – 3 Year Term – Term Expiring June 30, 2023:

- a. Curtis Lucas
- b. Merilyn Guerry
- c. Cindy Jenkins

Commission Vice Chair Reeves moved to approved the Board Reappointments; seconded by Commissioner Shephard; the motion was approved by the Commission.

- **8.** A Resolution of the Chairman and Board of Commissioners of the City of Cordele, Georgia, Authorizing the Conveyance by Quit Claim Deed of all of the City of Cordele's interest in certain property to the City of Cordele/Crisp Land Bank for the purpose of aiding in the redevelopment and revitalization of the City of Cordele; Repealing all Resolutions in Conflict Herewith; and For Such Other Programs. Commission Vice Chair Reeves moved to approved a Resolution Authorizing the Conveyance by Quit Claim Deed; seconded by Commissioner Rainey; the motion was approved by the Commission.
- **9.** A Resolution Declaring a Moratorium on Permits for the Location of Manufactured Homes in the Corporate Limits of the City of Cordele; Repealing all Resolutions in Conflict Herewith and For Other Purposes. Commission Vice Chair Reeves moved to approve the Resolution Declaring a Moratorium on Permits for the Location of Manufactured Homes; seconded by Commissioner Rainey; the motion was approved by the Commission. This for all Manufactured Homes (single and double wides); this Moratorium is for ninety (90) days.
- 10. Discussion Golf Carts and All-Terrain Vehicles on City Streets.

Commissioner Shephard moved to have a discussion on golf carts and all-terrain vehicles; seconded by Commissioner Owens; the motion was carried by the Commission.

Commission Vice Chair Reeves stated he had been approached about golf carts and ATVs on City streets and he wanted to know what the Ordinance says about these items. City Manager Angela Redding stated that the streets are not designed for golf carts, that is something that would have be looked further into, as well as the ATVs.

City Attorney Tommy Coleman stated that the law does not allow ATVs, tractors on a public street in Georgia; the Commission is out of authority to grant that. With regards to golf carts, the city of Cordele could become a golf cart City, streets will have to be designated, will have to send that information to DOT and DOT will tell you where you can cross State routes, the street have to have a speed limit of 35 miles per hour. The problem is that the law was changed in 2012. Mr. Coleman stated that the Commission can take a look at the information and he can get an Ordinance for the Commission, but ATVs cannot be done.

11. Discussion of SPLOST funds for William Park Project

Background: Commission Chair Deriso stated that the amount of SPLOST that the City will receive and the lack of what the City will be able to accomplish at Williams Field. Commission Chair Deriso said a lot of people have approached him and asked, why the City Commission is not doing anything for the youth? Instead of spending over \$200,000.00, which SPLOST is

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giving every six years, if we going to push only \$200,000.00 for this park, which is really not accessible to many people of the City. People are starting to question, "why not use that money for better use with issues we have, such as, youth crime and one of the solutions being activities. Commissioner Owens moved to have a discussion regarding SPLOST funds for Williams Park Project; there was no second to discuss this item.

12. Discussion of SPLOST funds use for Westside Youth Center

Background: Commission Chair Deriso stated it relates to Agenda Item #11. The Community has expressed interest in using Williams Park money for a Westside Youth Center or something of that nature.

Commissioner Owens moved to have a discussion regarding SPLOST funds for Westside Youth Center; there was no second to discuss this item.

13. Discussion of Public Defender's behavior and contract

Background: Commission Chair Deriso stated he put this on the Agenda the last time. The Public Defender, I believe at this point, he has acted out of character twice, as far as his job. Commissioner Owens moved to have a discussion regarding the Public Defender's behavior and conduct; there was no second to discuss this item.

14. Consider and Approve a request of a variance to locate a new double-wide (28'x56') Manufactured Home at 812 West 23rd Avenue, City of Cordele, Crisp County, Georgia. The Zoning Classification of this property is (R-7.5), One- & Two-Family Residential District. Commission Vice Chair Reeves moved to approve a request of a variance to locate a new double-wide; seconded by Commissioner Owens; the motion was approved by the Commission. Commissioner Shephard abstained from the vote because the requester, Harmon Beal, is her nephew.

15. CITY MANAGER'S REPORT: Angela Redding Reported.

Peddlers License

There have been reports of vendors setting up around the city with signs for free phones and tablets. The vendor must obtain a Peddlers license and a written letter from the property owner stating the vendor can set up on their property. The cost for a Peddlers license is \$200 and must be renewed annually. A Peddlers License can be obtained from the City Clerk or Assistant City Clerk.

SPLOST Intergovernmental Agreement (IGA)

The Intergovernmental Agreement has been signed by all three governments (County, City & Arabi). The next step in the process is for the County to call for a Resolution, so that this item can be placed on the ballot in November.

Upcoming Events

Day Out with Thomas – SAM Shortline June 3rd, 4th, 10th, 11th, 17th & 18th

Watermelon Parade

June 24, 2023 – The parade is held in the City, but the festivities are held at the Georgia Veterans State Park, but free transportation is provided from Southgate Shopping Center from 9:00 AM

To 5:00 PM.

Watermelon Festival Ribbon Cutting Chamber of Commerce Office June 8, 2023 at 9:30 AM

Food Truck Friday – Friday, June 9th, from 11:00 AM until at the Community Clubhouse.

Yoga Flow – June 17th, 9:00 AM at Perlis Park. Perlis Park is located at 8th Street and 11th Avenue. In conjunction with this, there will be a rededication of Perlis Park. Art is now on display in the park and it was funded by the Georgia Council for the Arts. The dedication will occur on June 22, 2023 at 10:00 AM.

Juneteenth Holidays

City Offices will be closed Monday, June 19th in Observance of Juneteenth.

Employee Retiring

Teddy Hubbard will be retiring in August.

Swear-In Ceremony

On May 22, 2023, the Official Swearing-In for Fire Chief Alligood, along with department Promotions was held at the Community Clubhouse.

FY 2024 BUDGET

Discuss dates for a Budget Workshop Meeting the week of June 12th – June 16th.

Commission Vice Chair Reeves asked is it illegal to have alcohol on the premises, if the business do not have an Alcohol License. Commission Vice Chair Reeves stated, his understanding is if, the State Fire Marshall has approved the building for the alcohol, that as long as alcohol was not being served by the licensee, that alcohol could brought in that establishment. City Attorney Coleman stated, the term is dispensed and he does not think whether it was being sold or giving out it would not make a difference.

Genivieve (Janice) Mumphery, Executive Assistant/City Clerk stated, as long as the licensee was not dispensing, a customer could bring in alcohol in a brown bag.

- 16. CITY ATTORNEY'S REPORT: No Report.
- **16. EXECUTIVE SESSION:** (For Personnel, Litigation, Real Estate): No Executive Session.

17. COMMENTS BY THE GOVERNING BODY:

Commissioner Shephard stated that on May 24th, the City Commission Chair Deriso, the City Manager Angela Redding, and Commissioner Shephard attended the River Valley Luncheon for the district. It was well attended by Crisp County, as well as the Empowerment Zone. Cordele, Crisp County was well represented.

Commission Vice Chair Reeves: City Manager Angela Redding, Commissioner Rainey and the Chairman of the Land Bank Authority. Commission Vice Chair Reeves stated it was a very productive meeting, and with the move this Commission has made today, the Land Bank is about to take off.

Commission Chair Deriso: "I would like to thank Commissioner Owens from Ward Three for supporting the Community and understanding mandate, the people voted for when they voted for a Chair and supporting that vision, at least motion to have a discussion about things the Commission might not agree with. I also like to thank the other Commissioners for making it so easy to prove to the Community what items and what they are willing to do and not to do and support a vision or any funds to answer to problems that we have in this community. In fact, a lot of things are in black and white, and goes down in records and minutes, the people learn and the people will know exactly why the City of Cordele is only progressing on certain sides of the City. Furthermore, as an Econ minor at some point, one of things that they say a lot is, you can tell people values by where they put their money. We have a youth crime problem, we have a crime problem and we have no solutions, but yet and still, we have not decided to do any big investments, while other communities and counties around us, have invested in youth programming to answer to some of their problems. Use ARPA funds, use SPLOST funds to build infrastructure for these problems. This Commission continues to show that their values are not aligned with the Community. As I always say, if everything was going well in the City of Cordele then I wouldn't be sitting here as Chair. So, I appreciate this body for letting the people know meeting in and meeting out; when we have injustice in our Municipal Court. The people are watching, the people are listening and the people know who is coming here and doing their job, representing what the majority says. So, I appreciate you all for your votes and your lack of motions.

18. ADJOURNMENT: Commissioner Owens moved to adjourn the Meeting at 9:56 AM; seconded by Commissioner Shephard; the motion was approved by the Commission.