

MINUTES
CITY OF MCDONOUGH
CITY COUNCIL WORKSHOP
CITY HALL – 136 KEYS FERRY STREET
MAY 3, 2018
6:00 PM

The Regular Workshop Meeting of the City of McDonough City Council was held on Thursday, May 3, 2018, at 6:00 p.m.

1. Call to Order **Mayor Pro Tem Varner**

Mayor Pro Tem Varner called the meeting to order at 6:00 p.m.

2. Roll Call

The City Clerk, Ms. Janis Price called roll for the meeting, as follows:

Mayor Billy Copeland	Absent
Mayor Pro Tem Kamali Varner	Present
Councilmember Craig Elrod	Present
Councilmember Benjamin Pruett	Present
Councilmember Roger Pruitt	Present
Councilmember Rufus Stewart	Present
Councilmember Sandra Vincent	(Arrived shortly after the meeting began)

Others in attendance for the meeting were: City Administrator, Mr. Keith Dickerson; City Clerk, Ms. Janis Price; Police Chief, Mr. Preston Dorsey; Fire Chief, Mr. Steve Morgan; Finance Director, Mr. Mike Clark; Public Works Director, Mr. Ronnie Thompson; Ms. Kathy Owens, McDonough Police Department; Executive Assistant, Ms. Trisha Colpetzer; and Mr. Arrigo Evans, Technology Services.

3. Approval of the Agenda

Mayor Pro Tem Varner called for a motion to approve the Agenda. Councilmember Pruitt motioned, and Councilmember Stewart seconded. The vote was five in favor. Those voting in favor were Mayor Pro Tem Varner, Councilmember Elrod, Councilmember Pruett, Councilmember Pruitt and Councilmember Stewart. Mayor Copeland was not in attendance for the meeting; and Councilmember Vincent was not present for the vote.

4. Pledge to the Flag

Councilmember Elrod led the Pledge to the Flag.

5. Invocation

Councilmember Stewart gave the Invocation.

6. Approval of the Consent Agenda

- A. Approval to allow Donaldson Electric Company Inc. to install 2 Wifi 13 KW generators with 100-amp automatic transfer switch at the Richard Craig Park water tower and the Sloan Street tower; Authorization for the Mayor to sign a non-residential gas extension contract with Atlanta Gas Light Resources. The costs associated with this project are:
- | | |
|--------------------------|-------------|
| Richard Craig Park Tower | \$15,271.00 |
| Sloan Street Tower | \$15,831.00 |
| Atlanta Gas Light Res. | \$ 688.21 |
- Total cost of \$ 31,790.21 will be paid from the Water Department Fund.
- B. Ratify the contract for the execution of the Community Development Block Grant (CDBG) agreement between the City of McDonough and Henry County. The City of McDonough has no cost to match this \$100,000.00 grant from the CDBG Program. Any additional supplement funds associated with this project will be paid from SPLOST IV funds. Approval to seek bids for sidewalk installation on Simpson Street and Fairview Road.
- C. Approval to award contract to purchase and install the splash pad and playground at Avalon Park to Great Southern Recreation at a cost of \$399,965.65 which will be paid from SPLOST IV funds; authorization for the Mayor to sign contract and all related documents.
- D. Approval to purchase and allow Sign of Significance to install signs and the lettering at the Polk Building, the cost will be \$28,252.90 and will be paid from SPLOST IV funds.
- E. Request approval to surplus the following vehicles from the McDonough Police Department:
- Unit 52/Vin# 2B3KA43G1H229852, 2008 Dodge Charger
 - Unit 49/Vin# 2B3KA43G18H229849, 2008 Dodge Charger
 - Unit 39/Vin# 2B3KA43G28H229858, 2008 Dodge Charger
 - Unit 5/Vin# 2B3KA43GX8H229851, 2008 Dodge Chargers
 - Unit 16/Vin# 2B3AA4CV5AH315617, 2010 Dodge Charger
 - Unit 26/Vin# 2B3AA4CV4AH122357, 2010 Dodge Chargers
- And approval to surplus from the McDonough Building and Code Enforcement:
- 2004 Ford F150 XL Vin#1FTRF12W64NB49633
 - 2003 Chevrolet Silverado Vin# 1GCEC14X13Z310748
 - 2005 Chevrolet Impala Vin# 2GT1WF52K959300193
- F. Approval of the updated design and repairing/repainting of the Main Street Building exterior at a cost of \$5,642.25 which will be paid from the Main

Street Budget. (All specified details are on attached sheets which may be found on the website as the agenda documentation).

G. Approval to donate the following six police vehicles along with each vehicle's existing equipment to the following municipalities:

-2008 Dodge Charger to Warm Springs,

Unit 52/Vin# 2B3KA43G18H229852

-Three 2008 Dodge Chargers to Pine Lake:

Unit 49/Vin# 2B3KA43G18H229849

Unit 39/Vin# 2B3K43G28H22985,

Unit 5/Vin# 2B3KA43GX8H229851

-2010 Dodge Charger to Molena,

Unit 16/Vin# 2B3AA4CV5AH315617

-2010 Dodge Charger to Zebulon,

Unit 26/Vin# 2B3AA4CV4AH122357

H. Approval of the April 16, 2018 Council Meeting Minutes

Mayor Pro Tem Varner called for a motion to approve the Consent Agenda, items A through H. Councilmember Elrod motioned, and Councilmember Pruitt seconded.

Before the vote, Councilmember Pruett asked that Item 6C be removed from the Consent Agenda and added as a separate item for discussion. Mayor Pro Tem Varner requested the amendment to the motion. The City Clerk, Ms. Janis Price requested approval to amend the motion as presented; and Councilmembers Elrod and Pruitt agreed.

The motion was amended to approve the Consent Agenda with the exception of removing Item 6C, to be a separate discussion item as Item 7B. The vote was five in favor. Those voting in favor were Mayor Pro Tem Varner, Councilmember Elrod, Councilmember Pruett, Councilmember Pruitt and Councilmember Stewart. Mayor Copeland was not in attendance for the meeting; and Councilmember Vincent was not present for the vote.

7. Comments regarding “Global Business Round Table” Trip to South Africa Mayor Pro Tem Varner

Mayor Pro Tem Varner discussed her recent trip to South Africa for the “Global Business Round Table.”

- Visited South Africa from April 17 through April 22, 2018
- Joined CBM, which is an international association of elected officials
- Mayor Pro Tem Varner spoke as a presenter at the 8th Annual Global Business Round Table Economic Forum
- The event is a high-level networking conference for politicians, businessmen, spiritual leaders and professionals from across the world for to discuss trade, tourism, education and twinning
- Explored trade and investment opportunities between Africa and the Americas

- Met with Heads of State, Members of Parliament, business and spiritual leaders, as well as the daughter of Nelson Mandela
- Mayor Pro Tem Varner has been invited to attend the GBR Youth Leadership Forum in July 2018, in Kenya

Item 7B – added from the Consent Agenda

Mayor Pro Tem Varner opened the discussion regarding the Avalon Park Splash Pad. Councilmember Pruett stated that is he is favor but due to the financial cost for this project he believed this should be a separate item opened for any discussion if needed. Councilmember Pruett motioned to approve to award the contract to purchase and install a splash pad and a playground at Avalon Park to Great Southern Recreation at a cost of \$399,965.65, which will be paid from SPLOST IV Funds; and authorization for the Mayor to sign the contract and all related documents. Councilmember Stewart seconded.

Prior to the vote, some discussion ensued. Mayor Pro Tem Varner called for the vote. The vote was six in favor. Those voting in favor were Mayor Pro Tem Varner, Councilmember Elrod, Councilmember Pruett, Councilmember Pruitt, Councilmember Stewart and Councilmember Vincent. Mayor Copeland was not in attendance for the meeting.

Prior to the public comments, Mayor Pro Tem Varner reviewed the rules of decorum.

8. Public Comments

(1) Ms. Kai Ashby comments included the following:

- Ms. Ashby has lived in McDonough for approximately 23 years and came to the meeting to speak about the Old Wesley Chapel Church
- A camera museum cannot empower the community members
- According to Ms. Ashby, in 1867, enslaved Africans built the church
- African people stayed in the building for 151 years, and built a new church facility in 2003
- A year ago, Ms. Ashby requested that the facility be utilized for community programs, and she attended this meeting to renew that request
- Ms. Ashby presented a list of alternate programs which she believes would better benefit the community than the proposed camera museum
- She suggested that the site be used for cultural arts, performing arts and a resource center
- She asked the members of Council to consider the views of people in the Blacksville Community.
- She said the vote to award the building to the camera museum was racially divided, was very secretive and that it felt like an act of rape to the people within the immediate community

During her comments, Ms. Ashby asked for a motion to reconsider the plans for the Old Wesley Chapel Church.

Councilmember Vincent responded to Ms. Ashby's comments by stating as a point of order that a motion to reconsider has to be offered at the first meeting immediately following the action which was previously taken. She added that the motion would have to be brought by one of the four members either Mayor Copeland, Councilmember Elrod, Councilmember Pruett or Councilmember Pruitt, as the four members who had voted in favor of the award to the camera museum.

Further, she added that when a member of the community comes forward with specific concerns about an area that's already in distress, she believes that citizen deserves some type response from the Council.

No motion was made at this time.

Mayor Pro Tem Varner asked if anyone else had comments and there was no response.

9. Draft 2018-2019 Budget Discussion

Mr. Keith Dickerson

City Administrator, Mr. Keith Dickerson reviewed a Power Point presentation regarding the Draft 2018-2019 Budget. Some of the items discussed are listed as follows:

- Mr. Dickerson discussed the budget process which is reviewed by the City Administrator and Finance Director before providing the Draft Budget to Mayor and Council for their review
- Projected revenues for 2018-2019 total \$16,876,445
- Property Tax and LOST Tax account for the majority of the City's revenue
- The City has established an Emergency Fund of \$1,500,000, in a Georgia Fund One Investment Fund, which cannot be touched unless the reserves fall to less than 20 percent
- Projected expenditures for 2018-2019 total \$16,876,445
- General Government and the Police Department account for the largest expenditures
- Mr. Dickerson reviewed some of the proposed equipment purchases and City projects
- The City has initiated performance-based evaluations and adjustments to the pension plan for employees
- Preliminary Tax Digest numbers indicate an 8 to 9 percent increase
- Full millage rollback is anticipated

After the presentation, discussion ensued. Councilmember Elrod confirmed with Police Chief, Mr. Preston Dorsey that currently all police officers have body cameras and the new equipment will be used for replacement of old cameras and for issuance to new officers. Additionally, Councilmember Elrod asked Mr. Dickerson if he could put together a timeline for the Community Center, and Mr. Dickerson said that he will work on getting that together.

Councilmember Pruitt asked how much of the 8 or 9 percent increase in the Tax Digest is due to new development. Mr. Dickerson responded that 1 to 2 percent is due to increased home values in the City, with approximately 7 percent related to new development.

Councilmember Pruett asked about the performance of the Georgia Fund One Investment Fund. Finance Director, Mike Clark responded that one to four percent is the estimated annual return. Councilmember Pruett also asked if capital projects have been taken into account with no new long-term items being added to the budget. Mr. Dickerson responded that there may be some capital items brought for discussion throughout the year, but those issues have historically been discussed as they arise.

Councilmember Vincent asked about the maintenance and street cleaning equipment for Jonesboro Road. Mr. Dickerson said that the County is issuing an RFP regarding the maintenance of Jonesboro Road according to their overlay which includes curbing and sidewalks. Councilmember Vincent commented for the record that when talking about economic development, when you see anything that looks like neglect it has a tendency to send people away. She suggested that at minimum, the City should invest in a one-person machine that can pick up trash within the City and around the gateways. Mr. Dickerson said that he would discuss those issues with the Public Works Department.

Councilmember Stewart agreed that equipment for trash pickup would be a plus. He also commented that he appreciates the budget set out for streets and signs.

Councilmember Vincent asked if any funds were earmarked for connectivity to bridge the County with the City as far as sidewalks are concerned. Mr. Dickerson replied that the City's Grant Writer is currently looking for funds for that purpose.

**10. Executive Session (if needed) for: Litigation O.C.G.A. 50-14-2
Real Estate O.C.G.A. 50-14-3 (b)(1)
Personnel O.C.G.A. 50-14-3 (b)(2)**

Mayor Pro Tem Varner called for a motion to enter into Executive Session for Real Estate, O.C.G.A. 50-14-3 (b)(1) and for Personnel, O.C.G.A. 50-14-3 (b)(2).

Councilmember Stewart motioned, and Councilmember Pruitt seconded. The vote was six in favor. Those voting in favor were Mayor Pro Tem Varner, Councilmember Elrod, Councilmember Pruett, Councilmember Pruitt, Councilmember Stewart and Councilmember Vincent. Mayor Copeland was not present for the meeting.

Mayor Pro Tem Varner called for a motion to return to the Regular Workshop Session. Councilmember Pruitt motioned, and Councilmember Elrod seconded. The vote was six in favor. Those voting in favor were Mayor Pro Tem Varner, Councilmember Elrod, Councilmember Pruett, Councilmember Pruitt, Councilmember Stewart and Councilmember Vincent. Mayor Copeland was not present for the meeting.

There were no action items to report.

11. City Administrator, City Attorney, City Clerk Comments

Mr. Dickerson noted that the signs at City Hall have been repainted and the geraniums have been planted. He commended Mayor Pro Tem Varner for a job well done in leading the council meeting; and he also offered his congratulations to her on her upcoming graduation.

The City Clerk, Ms. Price discussed the upcoming GMA Convention and asked if one of the councilmembers would volunteer to carry the City flag in the “Parade of Flags” at the convention. Mayor Pro Tem Varner nominated Councilmember Pruett, and Councilmember Elrod seconded the nomination. Councilmember Pruett responded that he would check his calendar and report back.

Ms. Price said that she has distributed the Personal Financial Disclosure Statements to each Member of Council, and she stated that this specific report is due no later than Monday, July 2, 2018. If the statements are not received by July 2, any late submissions will have to be reported to the Commission, (now called Georgia Government Transparency & Campaign Finance Commission), since there is no grace period for this report. Lastly, Ms. Price asked Council if all of Council would be able to attend the upcoming HMA Dinner, sponsored by the City of McDonough, on May 10, 2018, at the Hazlehurst House at 6:00 p.m. All responded that they could attend.

12. Councilmembers and Mayor Pro Tem Comments

Councilmember Vincent thanked those who extended their condolences concerning her uncle.

Councilmember Elrod thanked the Downtown Development Authority (DDA) for the approval of two recent loans for downtown merchants.

Councilmember Stewart discussed the City’s co-sponsorship of the Summer Camp at Shiloh Baptist Church this year, and he said they are looking forward to a great turn out for the program.

Councilmember Pruitt shared concerns about speeding on the new portion of Turner Church Road. He also discussed an issue with a street sweeper on Jonesboro Road being in the median, which caused a lot of traffic issues; and Mr. Dickerson said he would check into the issue with the street sweeper. Lastly, he thanked Mr. Dickerson and the City staff for a great job on the Draft Budget this year.

Mayor Pro Tem Varner thanked everyone in attendance for the meeting.

13. Adjournment

Mayor Pro Tem Varner called for a motion to adjourn. Councilmember Pruitt motioned, and Councilmember Vincent seconded. All stood in favor.

The meeting adjourned at 7:35 p.m.

Janis E. Price
City Clerk

OPEN MEETINGS COMPLIANCE NOTICE: This is a regularly scheduled meeting of Mayor and Council of the City of McDonough duly noticed pursuant to the requirements of the Georgia Open Meetings Law (O.C.G.A. § 50-14-1, et seq). Notice of the meeting was published in the Henry Herald on February 7, 2018; and a copy of the meeting schedule was posted at City Hall and on the City's website, as required by law.