

POST AGENDA
CITY OF MCDONOUGH
CITY COUNCIL WORKSHOP
CITY HALL – 136 KEYS FERRY STREET
AUGUST 2, 2018
6:00 PM

1. Call to Order

Mayor Billy Copeland

Mayor Copeland 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	Present
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	Present

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; Community Development Director, Mr. Rodney Heard; Finance Director, Mr. Mike Clark; Executive Assistant, Ms. Trisha Colpetzer; and Technology Services Help Desk Technician, Mr. Aerrigo Evans.

3. Approval of the Agenda

Mayor Copeland called for a motion to approve the Agenda. Councilmember Pruitt motioned, and Mayor Pro Tem Varner seconded. The vote was seven in favor.

4. Pledge to the Flag

Councilmember Pruitt led the Pledge to the Flag.

5. Invocation

Councilmember Stewart gave the Invocation.

6. Approval of the Consent Agenda

- A. Approval to surplus the following IT equipment (damaged/broken, pass life span, non-compatible with current software), and to sell on

GovDeals:

Laptop/Notebook Computers – 33
Desktop Computers – 111
Physical Servers/Storage Arrays – 12
Monitors – 52
Printers – 41
Copiers – 1
Audio/Video – 4

- B. Approval of the rejection of all Bid Proposals for the 2018 City of McDonough Repaving and Resurfacing Project which were submitted by the deadline of July 10, 2018; a new request for proposal(s) will be going out for this project with a revised scope of work.
- C. Approval of an Administrative Variance
Applicant: Sharon Cobb on behalf of Wade Jurney Homes
Development/Project: Gardens @ Magnolia Townhomes (Jonesboro Road Corridor)
Request(s): Said application is for the following item pertaining to “As-built Conditions” -
 - #180609 Rear Yard Setback: Reduction from 20’ to 18’, within the 10% reduction threshold allowed by Chapter 17.96, to Lots #101-105 per as-built conditions associated with sewer easement.
City Code Section(s): 17.96.020 and 18.07.090

Mayor Copeland called for a motion to approve the Consent Agenda. Councilmember Pruitt motioned, and Councilmember Stewart seconded. The vote was seven in favor.

7. Public Comments

Introduction by Chief Preston Dorsey of:

- A. Chief Novin Darsey-Molena Police Department
- B. Chief Johnathan Hemphill-Zebulon Police Department
- C. Chief Jason Smith-Warm Springs Police Department

Chief Dorsey introduced the three police chiefs who have received donations of older model patrol cars from the City of McDonough, who were guests at the meeting; and they each thanked the Chief, Mayor and Council for their generous donations.

D. Kendall, Kolby and Sydney Belcher

Mayor Copeland introduced Kendall, Kolby and Sydney Belcher, triplets who recently graduated from Ola High School, Summa Cum Laude. Their mother, Mrs. Belcher was also in attendance at the meeting. Each of the triplets came forward to discuss their plans for the future, and Mrs. Belcher thanked Mayor and Council for recognizing their hard work and dedication at the meeting. Mayor and Council stepped down from the dias to take a photograph with the family.

8. Unscheduled Public Comments

There were no unscheduled public comments.

9. Community Development Item Special Use Permit

Mr. Rodney Heard

Case Number: 180501

Council District: 1, Rufus Stewart

Applicant(s): William Hartford on behalf of Highway to Heaven Ministry

Address/Location: 205 Simpson Street

Petition Request: Special Use Permit (SUP) to allow for church per reference to

Code Section 17.72.020 – Special Use

Existing Zoning: M-1 (Light Industrial)

Location: Hwy 20-81 Village Activity Node I (Hwy 20-81/Simpson)

Street/Bridges Road), City Gateway, Tax Parcel ID: M10-05002000

Land Lot(s): 133 and 156 of the 7th District, Tract Acreage: 1.775 +/- total acres

MPC Workshop (06/12/18)

MPC Public Review (07/10/18)

MCC Workshop (07/02/18)

MCC Public Hearing (07/16/18) - Public Hearing was held.

Vote postponed to 08/02/18 per CM Stewart absence due to illness at the 7/16/18 meeting.

Community Development Director, Mr. Rodney Heard reviewed the process for the Special Use Permit. The Applicant, Mr. William Hartford was also present at the meeting, and he addressed Mayor and Council about the ministry.

Mayor Copeland called for a motion to approve Ordinance 18-08-02001(SUP). Councilmember Stewart motioned, and Councilmember Pruitt seconded. The vote was seven in favor.

10. Discussion of the new Police Precinct drawings, and approval to move forward with bidding construction

Mr. Keith Dickerson

Mr. Dickerson opened the discussion regarding the new police precinct drawings. Some of the items discussed are listed below:

- Precinct should blend in with the neighborhood and Rufus Stewart Park; and match the Housing Authority building across the street from the property
- Will include office space, community room, restroom facilities, secure storage and additional storage, with a garage
- Garage at the front of building could possibly be used for events
- Small second-floor storage area as well
- Looking for feedback to see if we are ready to move forward with putting it out for bid for construction

After the presentation, discussion ensued. Councilmembers shared their thoughts about the details of the design to include parking and making sure that the entryways are compliant with the American Disabilities Act (ADA). Mayor Copeland asked Mr.

Dickerson to discuss the plan for Hands of Hope to provide a mini medical clinic at the precinct, as well.

Mr. Dickerson said Hands of Hope wants to provide health services within the community to include:

- Medical care
- Dentistry
- Psychiatric services
- Medical supplies and medication needs

Mayor Copeland called for a motion for approval to move forward with bidding for construction of the new police precinct. Councilmember Stewart motioned, and Councilmember Vincent seconded. The vote was seven in favor.

- | | |
|---|----------------------|
| 11. Approval to award the bid for Architectural and Engineering Services for the Design of the Community Center to Goodwyn, Mills and Cawood, Inc. | Mr. Dickerson |
| Discussion of the size of the building: | |
| 8000 sq. ft. single story - \$110,700.00 | |
| 16,000 sq. ft. double story - \$134,200.00 | |

Mr. Dickerson brought forth the discussion of approval to award the bid for Architectural and Engineering Services for the design of the community center to Goodwyn, Mills and Cawood, Inc.; and to determine the size of the building:

- Goodwyn, Mills and Cawood, Inc. have also worked on the Polk Building
- We took bids for both an 8,000 square feet single-story building and for a 16,000 square feet two-story building
- We need to determine the size of the building
- There may be an option to fund the project with SPLOST V funds, depending on the timing of the completion

Discussion ensued relative to the proposed details of the project with the different options and costs for construction. After much discussion, Mr. Dickerson offered to put together a meeting with Goodwyn, Mills and Cawood, Inc. to offer some preliminary sketching and cost estimates through an initial consultation for the project; and Mayor and Council agreed. Councilmember Vincent requested that Goodwyn, Mills and Cawood, Inc., also put together some existing charrettes for people to be able to review the options that are available.

- | | |
|---|----------------------|
| 12. Discussion of the proposed changes to the Republic Sanitation Contract | Mr. Dickerson |
|---|----------------------|

Mr. Dickerson brought forth the information relative to the proposed changes to the Republic Sanitation contract:

- Hydraulic fluid spills will result in \$100 fine per occurrence

- Republic will still be responsible for cleaning up spills
- Average age of fleet trucks will be 5 years or less
- Annual increase based on trash CPI Index (Not to exceed 3%) average of 2.3 % annual increase from 2009 through 2016
- Broken or damaged trash can replacement within 72 hours
- \$10,000 grant from Republic could be used for electronic recycling, shred events and paint recycling events
- There is no final contract at this time
- Still working out the details of an agreement before bringing it to Mayor and Council for final approval
- Two-day service schedule will remain
- Recycling will continue at no cost

After Mr. Dickerson presented some of the proposed changes, discussion ensued.

13. Approval of the minutes of the July 16, 2018, City Council meeting

Mayor Copeland called for a motion to approve the minutes from the July 16, 2018, City Council Meeting. Councilmember Pruitt motioned, and Councilmember Pruett seconded. The vote was five in favor. Those voting in favor were Mayor Copeland, Councilmember Elrod, Councilmember Pruett, Councilmember Pruitt and Councilmember Vincent. Mayor Pro Tem Varner and Councilmember Stewart did not vote, as they were not in attendance for the July 16, 2018, City Council Meeting.

14. 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)

No Executive Session was held.

15. City Administrator and City Clerk Comments

16. Councilmembers and Mayor Comments

17. Adjournment

Mayor Copeland called for a motion to adjourn. Councilmember Stewart motioned, and all stood in favor.

The meeting adjourned at 7:20 p.m.

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.