

The Mayor and Council met for a called meeting.

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| Those Present: | John Howard      | Mayor              |
|                | Larry Bradley    | Vice-Mayor         |
|                | Myoshia Crawford | Council Member     |
|                | Ross Bradley     | Council Member     |
|                | Norman Garrett   | Council Member     |
|                | Nathan Little    | Council Member     |
|                | David Dickinson  | Council Member     |
|                | Logan Propes     | City Administrator |
|                | Debbie Kirk      | City Clerk         |
|                | Paul Rosenthal   | City Attorney      |

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| Absent: | Lee Malcom | Council Member |
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| Staff Present: | Danny Smith, Jeremiah Still, R.V. Watts, Bill Owens, Beth Thompson, Rodney Middlebrooks, Brian Thompson, Chris Bailey, Sadie Krawczyk, Patrick Kelley, Beverly Harrison |
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| Visitors: | Les Russell, Duane Wilson, Jim Wilson, George Baker III |
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## I. CALL TO ORDER – JOHN HOWARD

### 1. Roll Call

Mayor Howard noted that all Council Members were present, except Council Member Lee Malcom. There was a quorum.

### 2. City Administrator Update

City Administrator Logan Propes discussed the contract with Peters & Fosters that Council approved in March, which was contingent upon the new sidewalk and shared parking lot agreement. He stated the agreement suddenly hit a roadblock with the property owners, and the contract bid is running out of time. The City can still get easements to finish out the sidewalks as intended, but they no longer want the City to redo the parking lot. Mr. Propes stated he wanted to get Council's thoughts prior to pursuing the sidewalk expansion. He hopes once the sidewalk project has been completed, they will reconsider the parking lot project. The actual amounts will be brought back for Council to review next week. Mr. Propes gave an update on the By-Pass Truck Connector. The right-of-way is almost finished with GDOT, and they finalized the design and location schedule for the project in May. The construction will not take place until State Fiscal Year 2022, which would be July 2021 at the earliest. He explained that he will try to work with State Officials to speed it up some, but that may not happen due it being such a large expense. The construction costs for the project will be \$25 million.

### 3. Central Services Update

Mr. Chris Bailey stated the Summer Newsletter went out on June 1. The Police Station / Municipal Court Building construction is moving along nicely, and the sheet rock is currently being installed. He invited Council Members to take a tour of the facility.

## II. COMMITTEE INFORMATION

Mayor Howard stated Item 5 under Committee Information – Public Safety will be moved to Item 1 under Committee Information.

### 1. Public Safety

#### a. Monthly Fire Report

Fire Chief Bill Owens presented the monthly Fire Report. He stated their numbers have been consistent overall for April, but the numbers did drop some during the COVID-19 crisis. The crews have started hydrant maintenance throughout the City, and they will start flow testing in the upcoming weeks.

**b. Monthly Police Report**

Police Chief R.V. Watts presented the monthly Police Report. He stated they have seen a reduction in calls for service, but the officers conducted over 11,000 area checks. He discussed the protests yesterday, which went smoothly. There will be a protest tonight and another Friday night. He stated the Department has taken all the steps possible to prepare and train for the situation. He thanked the Mayor, City Administrator, and Council for continually supporting him and his officers. The support from the community helps keep them motivated to move forward.

**2. Finance****a. Monthly Finance Report**

Ms. Beth Thompson presented the monthly Finance Report. She stated overall the revenue and expenses are trending as budgeted for April, with the exception of Municipal Court and Economic Event Fees due to COVID-19. The City has applied for grant reimbursements from the Department of Justice and Georgia Municipal Association for expenses related to COVID-19. She stated the sales tax collections for April increased 11% overall from the same time last year. There were only 162 non-payment cutoffs in May, and there are typically between 200 and 250. On-line fillable forms are being implemented for the Utility customers, and they will eventually extend to the other departments. These forms will decrease traffic in the office and decrease the reason citizens have to come inside. She explained Adam Fraley with Mauldin & Jenkins will present the 2019 CAFR next week, via telephone.

**3. Airport****a. Monthly Airport Report**

Mr. Chris Bailey presented the monthly Airport Report. He stated the City has applied for an assistance program through the CARES Act. The City is eligible to receive up to \$30,000.00 from the Georgia Department of Transportation for economic relief funding. He explained the funds will help with potential revenue loss and expenses incurred at the Airport during the COVID-19 Pandemic. There will be a resolution presented at the Council Meeting next Tuesday, as part of the submittal process.

**4. Public Works****a. Monthly Solid Waste Report**

Mr. Danny Smith presented the monthly Solid Waste Report. He explained the privacy fence is about 50% complete. The Transfer Station will be open to the general public starting Monday. The new Automated Leaf Truck, which can be operated by a single operator, has been delivered. The curbside glass collection has been delayed until further notice, due to the partnering company having positive cases of COVID-19. He stated one of the City drivers hit a power pole on West Spring Street yesterday in an unfortunate accident. He stated there were no injuries, and he thanked Brian Thompson for his quick response.

**b. Monthly Streets & Transportation Report**

Mr. Jeremiah Still presented the monthly Streets & Transportation Report. He stated Blount Construction finished the improvements on Wayne Street and Highland Avenue, and the striping will be done in the next couple of weeks. The deep patching and leveling have been done on Cedar Ridge Road, which is a joint project with Walton County.

**c. 2020 TSPLOST Intergovernmental Agreement**

City Administrator Logan Propes discussed the 2020 TSPLOST Intergovernmental Agreement with Walton County and all the other Municipalities in Walton County. He explained Elections must have 60 days of advertising time, prior to the November ballot. The TSPLOST is estimated to be \$60 million county-wide. Monroe's percentage will be 15.4147% of the proceeds totaling an estimated \$9,248,820, which is the same distribution formula currently being used with SPLOST. Mr. Propes explained the County and Municipalities have all worked a lot on the project lists, and joint projects can receive more funding. He reviewed the extensive project list. This will be a County-wide vote not just City-wide, and Walton County will be considering this item next month.

Mayor, Council, and Mr. Propes further discussed the project list.

The committee recommends approval of the 2020 TSPLOST Intergovernmental Agreement as presented to Council.

*Motion by Little, seconded by Garrett.  
Passed Unanimously.*

## **5. Utilities**

### **a. Monthly Electric & Telecom Report**

Mr. Brian Thompson presented the monthly Electric & Telecom Report. He stated his only comments concerning the accident are that the driver stayed inside the vehicle exactly like he should have, due to their being live wires down. He and Mr. Propes are working with the owners of the Pavilion on selecting the lights for the project. They will be purchasing the lights, which will belong to the City after one year. Mr. Thompson discussed electric sales being down, due mainly to the weather. He explained that Leggett & Platt, which is the City's largest electric customer had to shut down one shift for a while.

### **b. Monthly Water, Sewer, Gas, & Stormwater Report**

Mr. Rodney Middlebrooks presented the monthly Water, Sewer, Gas, & Stormwater Report. He stated the gas install for Stone Creek Phase II is almost complete. They will then move to the 8.6-mile gas main extension along Snows Mill Road and Jones Woods Road. The water line extension on Highway 78 is moving along; the contractor has about 12,000 feet installed and about half of the bores done. They are waiting on the rock profile for Alcovy River in order to determine the best route. Mr. Middlebrooks stated there will be an EDA Cares Act Recovery Assistance Funding Grant Application on the agenda next week, for an elevated water storage tank at the Piedmont Industrial Park. This will benefit the existing industries with their water demands.

## **6. Planning & Code**

### **a. Monthly Code Report**

Mr. Patrick Kelley presented the monthly Code Report. He stated Tokyo will be relocating to Highway 138, and there are two tenants looking at the Balmar Outdoors location. Walmart will be adding a Healthcare Clinic that will provide dental, mental, and medical services; their plans are currently under review. He stated MAB Development has been submitting preliminary review plans. Meadows Farm on Church Street will be starting their development soon.

## **7. Economic Development**

### **a. Monthly Economic Development Report**

Ms. Sadie Krawczyk presented the monthly Economic Development Report. She discussed the NextSite Customer Mobility Reports. The reports show baselines for Walmart and Downtown from January to mid-April, through the COVID-19 crisis. They show how drastically Downtown was impacted. She stated everyone is thankful the DDA Stabilization Grants were created. She discussed the DDA Customer Survey; the majority of the population surveyed are comfortable having a large outdoor event with proper social distancing. The first planned outdoor event for the City will be on July 24. Ms. Krawczyk gave an update on the DDA Stabilization Grants that have been awarded. A version of the face-to-face Farmers Market will be starting on Saturday. The City will have Fireworks on July 4 and the Boys and Girls Club will be coordinating a fund-raising event at Athens Tech in association with the fireworks.

## **8. Parks**

### **a. Monthly Parks Report**

Mr. Chris Bailey presented the monthly Parks Report. He stated the Childers Park Project is about a week away from completion. They are still cleaning up the Spring Street side, some trees and hedges need to be taken down to open up the view, and the fountain needs to be installed. He discussed the numerous buildings at the parks. The red brick building at Mathews Park was removed in April, due to its dilapidated condition. There are two structures at Hammond Park, one at EC Kidd, and two at Coker which are all in very bad condition. He requested opinions from Council on demolishing these structures; the estimated cost for disposal

is between \$17,500 and \$20,000. Mr. Bailey wanted direction from Council in how they would like the structures to be handled.

Mayor, Council, Mr. Propes, and Mr. Bailey discussed the buildings, bathrooms at Mathews Park, and on-going maintenance for park bathrooms. They also discussed the upcoming Governor's Orders concerning Parks.

Council Member Ross Bradley discussed getting a group of citizens to clean up and provide new fixtures for the bathrooms at Mathews Park, as an interim fix. He doesn't feel demolishing the buildings should be a priority right now, because there are other things that the parks need more.

Council decided to review the buildings prior to making a decision.

### III. ITEMS OF DISCUSSION

1. **Public Hearing Rezone – 1020 South Madison Avenue**
2. **Public Hearing Rezone – 603 & 606 Alcovy Street**

There was a general discussion on the above items. There was no action taken.

### IV. ITEMS REQUIRING ACTION

#### 1. **Pilot Park Rehabilitation Project**

Mr. Chris Bailey explained the request to purchase the playground and accessory equipment for a total amount of \$175,468.00 from Play South Playground Creators. This amount is included as part of the \$250,000.00 approved by Council last month. He stated there were eight bids submitted for the equipment and installation, which were narrowed down to two companies. After equipment decisions, Play South Playground Creators had the lowest bid of \$175,468.00.

Council Member Norman Garrett questioned the acreage of Pilot Park and spending \$250,000.00 on a park that is less than two acres. He stated Mathews Park has acres and acres that could be fixed up first. He questioned how much it would cost for the rehabilitation of Mathews Park.

Mr. Bailey answered the acreage for Pilot Park is 1.9, and the Community Garden is approximately a tenth of an acre. He explained the City does not currently have enough funds built up in SPLOST to approach Mathews Park. The intent was to do Mathews Park towards the end of the year in order to allow SPLOST Funds to build up over the course of the year. Mr. Bailey stated Mathews Park would probably cost around \$1.5 million for a complete reassessment and rebuild. He stated there is currently \$571,000.00 in SPLOST Funds for the Parks.

Mayor, Council, Mr. Propes, and Mr. Bailey further discussed the size and benefits of Pilot Park verses Mathews Park. They discussed the amount of money being spent on Pilot Park, the possibility of allocating some of those funds to the other parks, and the order that the parks will be rehabilitated.

City Administrator Logan Propes clarified the landscaping portion of the project is primarily for sodding the open area; the interior playground area will have the proper fill. He reminded Council that they decided at the Planning Retreat to start the parks on the inside prior to spreading out. Pilot Park will be finished first, as discussed. It connects a lot of neighborhoods, is relatively small, and can be completed all at once instead of being pieced together over years. Council wanted to start on Mathews Park after Pilot Park and then move on to Hammond Park, which is exactly what staff has done.

Mr. Garrett questioned the order of the parks. He stated it looks like everyone has forgotten about spending a million plus on Childers Park. He questioned when Mathews Park will be started.

Logan stated Childers Park is a \$90,000 project, which will complete that park. Pilot Park will be finished, and they are already doing as much as possible at Mathews Park. The building has been torn down and things are being cleaned up; Mathews Park will be a multi-phase park.

Mr. Bailey stated all of the old tree markers and the brush have been removed at Mathews Park in order to open things up more. This will set the stage for planning the development and deciding where everything should be placed.

Mayor, Council, Mr. Propes, and Mr. Bailey further discussed the order that the parks will be rehabilitated, the types and functions of each park, the time frame for Mathews Park, and cutting the grass at Coker Field.

To approve Play South Playground Creators for the purchase and installation of equipment for the amount of \$175,468.00.

*Motion by Dickinson, seconded by R. Bradley.  
Passed Unanimously.*

## 2. Bond Reimbursement Resolution

City Administrator Logan Propes stated staff has been working to put a bond package together for the Combined Utility Fund to include some large projects, which will have a 30 to 50-year life cycle. He explained it may be a few months before everything is worked out, but they wanted to get ahead for budgeting and cash flow purposes by passing the Bond Reimbursement Resolution. The City will be working with Stifel as the Bond Placement Agent. The bond will have a 60-day look back for project costs that are being incurred currently, such as the City's 50% portion of the cost for the Loganville Waterline Project. He explained the City will be able to get reimbursed for the list of projects that will be amortized for a 30-year period.

To approve the resolution as presented.

*Motion by Dickinson, seconded by R. Bradley.  
Passed Unanimously.*

## 3. Personnel Issue (s)


*Moved to next week.*

## V. MAYOR'S UPDATE

Mayor John Howard stated Council Member Lee Malcom is going to be a grandma again. He stated Joe Locklin who is a retired Fire Captain passed away, and his son Jonathan works on the force. The First Day Outreach Resource Center that provides food, clothing, and shelter to residents of Walton County, Newton County, and Gwinnett County will be having their ribbon cutting soon. There have been 269 cases of COVID-19 in Walton County, with 12 deaths. He stated Council Member Ross Bradley received the Community Spirit Award. There will be a Budget Retreat in July.

## VI. ADJOURN

*Motion by R. Bradley, seconded by Crawford.  
Passed Unanimously.*

  
MAYOR

  
CITY CLERK