

PUBLIC HEARING CITY HALL COUNCIL CHAMBERS, MONDAY, MARCH 17, 2008 6:45 P.M.

Those present were Mayor William Yearta; Councilmembers , Tommy Snipes and Randy Hill; Debbie Bridges, City Manager; Attorney Tommy Coleman; Assistant City Manager Tommy Bozeman; and Kathy Wise, City Clerk. Councilmen Larry Johnson and Melvin Powell were absent.

The public hearing was held for the purpose of receiving public input into amending the subdivision ordinance to allow a lot to be divided up to three lots, and as long as it meets regulations, to be approved by the City Manager.

There were four citizens in attendance. No public input was received.

The public hearing was closed at approximately 7:00 p.m.

REGULAR MEETING CITY HALL COUNCIL CHAMBERS MONDAY, MARCH 17, 2008 7:00 P.M.

Those present were Mayor William Yearta, Councilmembers Larry Johnson, Tommy Snipes and Randy Hill; Debbie Bridges, City Manager; Attorney Tommy Coleman; Assistant City Manager Tommy Bozeman; and Kathy Wise, City Clerk. Councilman Melvin Powell was absent.

Invocation was given by Councilman Randy Hill.

SPEAKER APPEARANCES-NONE

Upon motion by Johnson and seconded by Hill it was voted to approve the consent agenda. Unanimous.

1. CONSENT AGENDA ITEMS

a) Approval of Minutes

- i) Public Hearing and Regular Meeting – February 18, 2008
- ii) Work Session – March 3, 2008

- b) Consider approval of Change Order No. 8 from SOWEGA Engineering for Pope Street Improvements to add 306.83 tons of asphalt leveling at a cost of \$28,688.61.

Monica Barber, SOWEGA Engineering, spoke to the Council about an erosion problem on the sidewalk side of Pope Street and consideration of change orders.

Jason Hardage, Contech Constuction Products spoke to the Council about different options to use for matting to stabilize the soil. Upon motion by Snipes and seconded by Johnson it was voted to accept change order (2) Install Propex Landlok 450 permanent reinforcement mat on front slope of ditch with materials, labor and equipment costing \$6,200.00, and (3) Extend two (2) 24” metal pipes ten (10) feet each at station 15+00, 90 square yards of Propex Landlok 300 permanent mat and 65LF of guard rail at cost of \$7,003.00 for a total cost of \$13,203.00. Unanimous.

The Mayor and Council have an issue with the pavement on Pope Street not being smooth. Ms. Barber has spoken to Larry Thomas with the Georgia Department of Transportation and this problem is to be addressed with the punch list.

Upon motion by Snipes and seconded by Hill it was voted to approve Ordinance 2008-01 to make certain revisions to Articles I, II, and III of the Subdivision Regulations to provide for approval of minor subdivisions by the city manager and to clarify and more clearly define procedures for protecting the health, safety and welfare of the citizens of the City of Sylvester, and to dispense with second reading upon unanimous consent. Unanimous.

ORDINANCE NO 2008- 01

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE CITY OF SYLVESTER, GEORGIA DELETING IN ITS ENTIRETY ARTICLES I, II AND III OF THE SUBDIVISION REGULATIONS OF THE CITY OF SYLVESTER WHICH IS APPENDIX B TO THE CODE OF ORDINANCES OF THE CITY OF SYLVESTER; REPLACING SUCH IN ITS ENTIRETY WITH NEW ARTICLES I, II AND III OF THE SUBDIVISION REGULATIONS OF THE CITY OF SYLVESTER; REPEALING ALL RESOLUTIONS IN CONFLICT HEREWITH; AND FOR SUCH OTHER PURPOSES.

WHEREAS, the City of Sylvester has previously adopted subdivision regulations governing the development of subdivisions within the City; and

WHEREAS, after careful study and deliberation, the City Council has determined that it is necessary to make certain revisions to Articles I, II, and III of the Subdivision Regulations to provide for approval of minor subdivisions by the city manager and to clarify and more clearly define procedures for protecting the health, safety and welfare of the citizens of the City of Sylvester;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Sylvester, and it is hereby ordained by the authority of the same, as follows:

Section 1. The Subdivision Regulations of the City of Sylvester are hereby amended by deleting in its entirety Articles I, II, and III and replacing such with Exhibit “A” hereto. All other portions of the Subdivision Regulations not specifically amended herein shall remain unchanged and in full force and effect as previously adopted.

Section 2. All ordinances or parts of ordinances in conflict herewith shall be repealed.

CITY OF SYLVESTER

By: _____
Mayor, William Yearta

(SEAL)

Attest: _____
Clerk, Kathy Wise

1st Reading: _____

2nd Reading: _____

Exhibit "A"

Upon motion by Johnson and seconded by Snipes it was voted to accept the MEAG Confidentiality Agreement and each member of the Council or staff that would be privy to any of this information sign the agreement. Unanimous.

The Mayor presented a certificate of appreciation to Officer Tracy Jones for his valor on February 5, 2008 at the residence of Mrs. Virginia Willis. His alertness and quick action upon seeing smoke coming from the home was invaluable to the Willis Family and the City of Sylvester.

Upon motion by Johnson and seconded by Snipes it was voted to accept the Consulting and Monitoring Agreement between City Services, Inc, and The City of Sylvester, Georgia to provide consulting services, and when requested by the City, to repair and perform maintenance on the System. Unanimous.

Upon motion by Yearta and seconded by Johnson it was voted to approve the hiring of a city employee to work in conjunction with the school system to help with the drop-out problem and coordinate Partners in Excellence. Unanimous.

Upon motion by Johnson and seconded by Snipes it was voted to provide a fiber optic line to Moultrie at a cost of about \$80,000. This is to be financed by the City of Camilla at a low interest rate for ten years. Unanimous.

Mayor Yearta wrote Mediacom about a city channel. The issues are being worked out by Deborah Bridges, City Manager and Tom Berry, Consultant. The school would mainly use it for their media program.

CITY ATTORNEY REPORT-NONE

CITY MANAGER REPORT:

1. Southland Technologies, Inc. has paid off their RLF and EIP Loan. Upon motion by Snipes and seconded by Hill it was voted to approve Resolution 2008-04.

RESOLUTION NO. 2008 - 04

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF SYLVESTER, GEORGIA CONFIRMING THE REPAYMENT OF ALL AMOUNTS OWED TO THE CITY BY SOUTHLAND TECHNOLOGIES, INC.; AUTHORIZING A RELEASE OF THE DEEDS TO SECURE DEBT FROM SOUTHLAND TECHNOLOGIES, INC. TO THE CITY OF SYLVESTER, GEORGIA; REPEALING ALL RESOLUTIONS IN CONFLICT HEREWITH; AND FOR SUCH OTHER PURPOSES.

WHEREAS, the City of Sylvester previously made a loan to Southland Technologies, Inc (“Southland”) from the City’s revolving loan account in the amount of \$100,000 (the “RLF Loan”), which RLF Loan was secured by a Deed to Secure Debt, dated October 27, 2005 from Southland in favor of the City and recorded in Deed Book 695, Page 75 (the “RLF Deed to Secure Debt”); and

WHEREAS, the City also previously made a loan to Southland from funds the City received from the Georgia Department of Community Affairs Employment Incentive Program in the amount of \$220,914 (the “EIP Loan”), which loan was secured by a Deed to Secure Debt and Security Agreement, dated October 27, 2005, from Southland in favor of the City and recorded in Deed Book 695, Page 78 (the “EIP Deed to Secure Debt”) ; and

WHEREAS, Southland has repaid all amounts owed under the RLF Loan and the EIP Loan and now desires to have the City release the RLF Deed to Secure Debt and the EIP Deed to Secure Debt;

WHEREAS, the City declares that it has received all amounts due and payable to the City in connection with the RLF Loan and the EIP Loan;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Sylvester as follows:

Section 1. The City of Sylvester hereby declares that Southland has paid to the City all amounts owed under the RLF Loan and the EIP Loan and hereby authorizes the release of the RLF Deed to Secure Debt and the EIP Deed to Secure Debt.

Section 2. The Mayor of the City of Sylvester is hereby authorized and directed in the name and on behalf of City to execute, seal and deliver the cancellation of the RLF Deed to Secure Debt and the cancellation of the EIP Deed to Secure Debt in substantially the forms attached hereto as Exhibit A, with such changes and additions as shall be approved by the Mayor, and such other documents as shall be deemed to be necessary or desirable to effect the purposes hereof; and such execution shall constitute conclusive evidence that the document has been authorized and approved hereby.

Section 3. All resolutions or parts of resolutions in conflict herewith are repealed.

SO RESOLVED, this _____ day of _____, 2008.

CITY OF SYLVESTER, GEORGIA

By: _____
Mayor William Yearta

(SEAL)

Attest: _____
City Clerk, Kathy Wise

Exhibit A

WORTH COUNTY, GEORGIA

CANCELLATION OF DEED TO SECURE DEBT

The indebtedness referred to in that certain Deed to Secure Debt from Southland Technologies, Inc. to the City of Sylvester, dated October 27, 2005 and recorded in Deed Book 695, Page 075 in the Worth County, Georgia Superior Court Clerk's Office having been paid in full, the Clerk of such Superior Court is authorized and directed to cancel the deed or record as provided in Code Section 44-14-4 (GCA § 67-117) for other mortgage cancellations.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed by its duly authorized officers and the corporate seal to be affixed hereto effective the _____ day of _____, 2008.

Signed, sealed, and delivered in
the presence of:

CITY OF SYLVESTER, GEORGIA

Unofficial Witness

By: _____
Mayor, William Yearta

Notary Public
Commission expiration date: _____

Attest: _____
Clerk, Kathy Wise
(SEAL)

2. Mrs. Bridges attended the RDC Board Meeting on February 28, 2008 and is serving on the Transportation Committee. Robert McDaniel is now over transportation.
3. We will be advertising for the Fire Chief position.
4. Frank Thompson will make a recommendation on the fire hydrants at the work session.
5. Budget requests are to be submitted by the department heads on Friday of this week.
6. John Sutton has started on Cherry Lane of the Carter Road project.

Councilman Hill received complaints about shooting and fast driving on West Pinson at the Housing Authority area and Pinson and Monroe Street.

The Mayor duly adjourned the meeting about 8:00pm.

William Yearta, Mayor

Kathy E. Wise, City Clerk

WORK SESSION LAKE BLACKSHEAR RESORT, SUNDAY, APRIL 6, 2008
9:00 A.M.

Those present were Mayor William Yearta, Councilmen Melvin Powell, Randy Hill, Tommy Snipes, Larry Johnson; Debbie Bridges, City Manager; Assistant City Manager Tommy Bozeman; Tom Berry, Consultant; and City Clerk, Kathy Wise.

The intergovernmental agreement between the City of Sylvester, Georgia and Worth County, Georgia for the provision of E-911 services was discussed. The City would like to be notified prior to any adjustments to dispatcher salaries and approve all salary changes. To be sent back to County for changes.

The Quail Pines development located on Cordele Highway was discussed. Todd Buckner, the developer, is asking that the City allow him to install septic tanks in his subdivision. He says the cost of the sewer pump station and infrastructure would be approximately \$7,500 per lot; far above the cost of a regular gravity flow septic system.

Roof bids for all four water wells were considered. Three quotes were received. Mrs. Bridges, City Manager, will take back to Frank Thompson, Superintendent, to obtain painting cost, then make recommendation.

The Council discussed SOWEGA Engineering costs for 2007 CDBG water system improvements design at a cost of \$33,832.00 to be paid by the City. All agreed for the money to come out of SPLOST IV.

Municipal Gas Authority of Georgia Members voting delegates was discussed. Currently, Mayor Yearata is the City representative and Wendell Horten is the alternate.

The City Manager discussed the Pope Street project and a letter from Georgia Department of Transportation of items that Hatcher Tractor needs to make corrections on. The City will add their concerns and send with the DOT letter.

Councilman Johnson expressed concerns from club owners about having to pay for security on Monday through Wednesday from 8:00 p.m. until, a time they have very few patrons during the week. Thursday through Saturday they have more business but they would like security to start at 10:00 p.m., including holidays. The Police Department is to monitor the clubs Monday through Wednesday and report back to the Council.

CITY MANAGER REPORT:

1. The Fire Hydrant recommendation is over a two year period, starting with Banner Place Mobile Home Park, with the water department doing the work.
2. \$166,000 in funds has been earmarked for an Intermodal facility. Whatever we do has to be tied in with transportation and we can request funds for planning assistance.

The meeting was duly adjourned at approximately 10:20 a.m.

William J. Yearata, Mayor

Kathy E. Wise, City Clerk

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William J. Yearta, Mayor

Kathy E. Wise, City Clerk