

CITY COUNCIL
JEFF REESE, MAYOR
GIL MCDUGAL, MAYOR PRO TEM
SHIRLEY MARCHMAN
VERLAND BEST
DANNY CARTER
LESLIE MCPHERSON

City of Villa Rica



CITY MANAGER: TOM BARBER
CITY CLERK: ALISA DOYAL
CITY ATTORNEY: C. DAVID MECKLIN

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CITY COUNCIL MONTHLY MEETING MINUTES

Holt-Bishop Justice Center, Municipal Courtroom, 101 Main Street
Tuesday, April 3, 2018 | 6:00 pm

Meeting Call to Order (Mayor Jeff Reese)

Mayor Jeff Reese called the meeting to order at 6:00 pm.

Present: Mayor Jeff Reese, Mayor Pro Tem Gil McDougal, Councilman Verland Best, Councilman Danny Carter, Councilwoman Leslie McPherson, and Councilwoman Shirley Marchman.

Invocation (Councilwoman Leslie McPherson)

Councilwoman Leslie McPherson led the Invocation.

Pledge of Allegiance (Mayor Jeff Reese)

Mayor Jeff Reese led the Pledge of Allegiance.

Ceremonial Presentations (Mayor & Council)

- Mayor Jeff Reese and Chief Michael Mansour recognized Officer Kai C. Waldo for 15 years of service with the city.
- Mayor Jeff Reese presented a Proclamation recognizing the week of May 6-12, 2018 as Municipal Clerks Week.

Adoption of Agenda (Mayor Jeff Reese)

Councilman Gil McDougal requested to amend the agenda by striking Item #A-4 and adding Executive Session to discuss real estate matters.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Verland Best, Councilman
SECONDER:	Danny Carter, Councilman
AYES:	Best, Carter, Marchman, McPherson, McDougal

Council Updates (Subjects of General Interest and Concern)

Councilwoman Leslie McPherson gave an update of the City Charter and the Animal Control Ordinance.

Public Comment (We ask that you sign in for Public Comment before the meeting begins. Please state your Name and Address for the record and limit your comments to three minutes)

Four citizens came forward to make a public comment.

Consent Agenda

The Consent Agenda is a single item that encompasses all things the City Council would normally approve with little comment. Each of these items was discussed at the Thursday, March 1, 2018, Council Work Session, and it was the unanimous consensus of the Governing Body to place the following items on the Consent Agenda.

1. Fran Newton reimbursement of \$947.91 for the expenses she has incurred from the sink hole in her front yard.
2. Appointment of Renee Hooks to the Historic Preservation Commission.
3. Surplus of three trucks (2001 Dodge Ram #5035, 1992 Ford F-150 #8966, 1996 Ford F-150 #4510) allowing staff to list them for sale on Govdeals.com estimated at \$4,100.
4. Authorize Smart Water Analytics, LLC to provide engineering design services and construction oversight for \$49,980.
5. Authorize Smart Water Analytics, LLC for engineering services to determine the condition of the existing Pressure Reducing Values and provide staff training not to exceed \$14,160.
6. Purchase GSSI Utility Scan Pro System to enhance in-house capability to locate water and sewer lines made of metal and non-metal material for mapping and verification not to exceed \$26,690.
7. Purchase Six (6) SmartFLOE Systems as part of a sewer flow monitoring system not to exceed \$39,790.
8. Approve Head Games Contract for July 3rd Fireworks Event concert.
9. Approval of West Wilson Street as a one-way street with additional, conventional parking spaces.
10. Appointment of Jerry Doyal to serve another term on the Downtown Development Authority.
11. Approve Metropolitan Communications to equip the patrol sedans with police equipment for \$35,242.40.
12. Purchase ELSAG Tag Reader System to equip the Interstate Crime Unit from Madden Associates for \$14,075.
13. Adopt the Proposed 2019 Budget and Millage Calendar.
14. Purchase 2004 Sterling Road Tractor 18-wheel and 53-foot Enclosed Trailer from D & K Truck Service not to exceed \$45,000.
15. Purchase 2018 Cat 289K Skid Loader for \$64,520 on a State contract (Budgeted Item)

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Danny Carter, Councilman
SECONDER:	Verland Best, Councilman
AYES:	Carter, Best, Marchman, McPherson, McDougal

A. Governing Body (Mayor Jeff Reese)

1. Approval of Minutes

- a. Villa Rica Public Facilities Authority Meeting of March 6, 2018.
- b. Council Monthly Meeting of March 6, 2018.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Shirley Marchman, Councilwoman
SECONDER:	Danny Carter, Councilman
AYES:	Marchman, Carter, Best, McPherson, McDougal

2. Gaston Outdoor Advertising Billboard Lease

Allen Gaston, owner of Gaston Outdoor Advertising, requested the city to sign off on a Georgia Department of Transportation (GDOT) document in order for him to keep his billboard structure at its original height. The billboard is located on the City's property located between the Glanton-Hindsman Elementary School and Interstate 20 off of Thomas Dorsey Drive. Trees on the right of way have just about taken over the structure. Mr. Gaston explained that GDOT will allow him to take down the trees if

he will lower the structure to 75 feet above road grade. To keep from having to do this, the City can sign a GDOT form certifying that the City has a local law, ordinance, or regulation that would prevent him from lowering the sign. After discussion, the Council approved a motion from Councilman Gil McDougal (Vote: 3-2) to send the request to Community Development to work on it and bring it back to the Council next month with a recommendation.

RESULT: **APPROVED (VOTE: 3-2)**
MOVER: Gil McDougal, Councilman
SECONDER: Verland Best, Councilman
AYES: McDougal, Best, Marchman
NAYES: McPherson, Carter

3. Discussion of Proposed Pet Jam at the MILL Amphitheater

On behalf of Dr. Burnett with Atlanta West Animal Clinic, Val Runyon requested the approval of a Healthcare Pet Jam Event at the MILL amphitheater that will be held on Saturday, June 9, 2018. Motion was made by Councilman Danny Carter to approve Option #2 as proposed by the applicant. Option #2 includes the pet rescues, food and merchant vendors at the MILL, with no outside family pets, and pet vendors will sign a release. Councilman Danny Carter then amended his motion to include the conditions placed by staff.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Danny Carter, Councilman
SECONDER: Leslie McPherson, Councilwoman
AYES: Carter, McPherson, Marchman, Best, McDougal

4. Discussion of Tourism Manager

Councilman Gil McDougal made a motion to direct the City Manager not to fill the Tourism Manager position until further notice by the City Council.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Gil McDougal, Councilman
SECONDER: Danny Carter, Councilman
AYES: McDougal, Carter, Best, Marchman, McPherson

B. City Manager (Tom Barber)

1. Proposal by NextSite – Andy Camp, Vice President of Business Development presented a proposal to provide retail development series for a cost of \$15,500 per year for three years. Councilman Gil McDougal made a motion to decline the proposal at this time but open to looking at it at the next budget session.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Gil McDougal, Councilman
SECONDER: Leslie McPherson, Councilwoman
AYES: McDougal, McPherson, Marchman, Best, Carter

C. Community Development (Bobby Elliott, Director)

1. PREL-01-18: Preliminary Plat for Liberty Pointe Phase II: Request to approve the preliminary plat application from Liberty Custom Homes, LLC for Liberty Pointe Phase II.

Motion by Councilman Verland Best to approve the preliminary plat application from Liberty Custom Homes, LLC for Liberty Pointe Phase II.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Verland Best, Councilman
SECONDER: Shirley Marchman, Councilwoman
AYES: Best, Marchman, McPherson, Carter, McDougal

2. ORD-01-18-UDC: An ordinance for the purpose of amending Article 3, Zoning Districts/Maps/Uses, Table 3-1.A Downtown Overlay Land use Matrix; and Article II, Definitions, Sec. 11.03 Definitions of the Unified Development Code, to provide an effective date; and for other purposes: Request to approve ORD-01-18-UDC.

Public Hearing: One citizen came up to speak.

Motion was made by Councilwoman Leslie McPherson to approve ORD-01-18-UDC.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Leslie McPherson, Councilwoman
SECONDER: Danny Carter, Councilman
AYES: McPherson, Carter, Best, Marchman, McDougal

D. Economic Development (Christopher Pike, Director)

1. License Agreement Alcohol Sales – West Georgia Jazz Festival: Request to approve the 2018 License Agreement between the City and The Olive Tree Villa Rica, LLC that will be held on Saturday, April 28, 2018.

Motion by Councilman Danny Carter to approve the 2018 License Agreement between the City of Villa Rica and The Olive Tree Villa Rica, LLC for the purpose of selling beer and wine at the 2018 West Georgia Jazz Festival.

RESULT: **ADOPTED (VOTE: 4-1)**
MOVER: Danny Carter, Councilman
SECONDER: Verland Best, Councilman
AYES: Carter, Best, McPherson, McDougal
NAYES: Marchman

2. License Agreement Alcohol Sales – May Summer Concert: Request to approve the 2018 License Agreement between the City and The Olive Tree Villa Rica, LLC for the May Summer Concert that will be held on Saturday, May 19, 2018.

Motion by Councilman Verland Best to approve the 2018 License Agreement between the City of Villa Rica and The Olive Tree Villa Rica, LLC for the purpose of selling beer and wine at the 2018 May Summer Concert.

RESULT: **ADOPTED (VOTE: 4-1)**
MOVER: Verland Best, Councilman
SECONDER: Gil McDougal, Councilman
AYES: Best, McDougal, Carter, McPherson
NAYES: Marchman

3. Request for Beer & Wine Sales at the MILL Amphitheater – Tri Music Festival (Stepping Stones Foundation). The festival will be held on Saturday, August 11, 2018. The purpose of the event is to raise scholarship funds for five college bound high school seniors within the Douglasville, Lithia Springs, Villa Rica and Carrollton areas.

Motion by Councilman Gil McDougal to approve the request from The Stepping Stones Foundation Amphitheater for the Annual TriMusic Festival to be held on August 11, 2018.

RESULT: **ADOPTED (Vote: 4-1)**
MOVER: Gil McDougal, Councilman
SECONDER: Danny Carter, Councilman
AYES: McDougal, Carter, Best, McPherson
NAYES: Marchman

4. Sound and Lighting Contract – 2018 MILL Amphitheater Events: Request to approve Chevalier Productions for \$23,650.

Motion by Councilman Danny Carter to accept the recommendation of the Main Street Advisory Board and award the 2018 Sound and Lighting Contract to Chevalier Productions in the amount of \$23,650.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Danny Carter, Councilman
SECONDER: Gil McDougal, Councilman
AYES: Carter, McDougal, Best, Marchman, McPherson

5. Community Development Grant – Villa Rica Lions Club: Request for approval of the Community Development Grant in the amount of \$4,315 for the Villa Rica Lions Club. This will be for the Taste of Villa Rica Event that will be held on Saturday, October 6, 2018.

Motion by Councilman Verland Best to award the Villa Rica Lions Club a Community Development Grant in the amount of \$4,315 to be used for the 2018 A Taste of Villa Rica Event.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Verland Best, Councilman
SECONDER: Danny Carter, Councilman
AYES: Best, Carter, Marchman, McPherson, McDougal

E. Finance (Sarah Hefty, CFO)

1. Financial Update – February 2018.

Sarah Hefty presented the February 2018 Financial Update.

F. Public Works (Pete Zorbanos, Director)

1. Water Plant Improvements: Request to award the Engineering Services Bid to Carter & Sloop Engineers for \$446,200.

Motion by Councilman Verland Best to authorize Carter & Sloop Engineers for engineering services for the water treatment plan improvements in the proposed estimated amount of \$446,200.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Verland Best, Councilman
SECONDER: Gil McDougal, Councilman
AYES: Best, McDougal, Marchman, Carter, McPherson

2. Evaluation of Sewer Lift Stations: Request for approval to engage Brennan Jones Engineering Associates for \$81,251.

Motion by Councilman Verland Best to engage Brennan Jones Engineering Associates to conduct and oversee an engineering and mechanical evaluation of our 31 lift stations for a fee not to exceed \$81,251.

RESULT: **ADOPTED (UNANIMOUS)**
PMOVER: Verland Best, Councilman
SECONDER: Shirley Marchman, Councilwoman
AYES: Best, Marchman, Carter, McPherson, McDougal

G. Parks, Recreation & Leisure Services (Vicki Coleman, Director)

1. Contract for approval between the City and Supernatural Productions, LLC for the Halloween Train event at Pine Mountain Gold Museum.

Motion by Councilman Danny Carter to approve the contract between the City and Supernatural Productions, LLC for the Halloween Train event at Pine Mountain Gold Museum.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Danny Carter, Councilman
SECONDER: Shirley Marchman, Councilwoman
AYES: Carter, Marchman, Best, McPherson, McDougal

2. Contract for approval between the City and Supernatural Productions, LLC for the Winter Wonderland train event at Pine Mountain Gold Museum.

Motion by Councilwoman Shirley Marchman to approve the contract between the City and Supernatural Productions, LLC for the Winter Wonderland train event at Pine Mountain Gold Museum.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Shirley Marchman, Councilwoman
SECONDER: Verland Best, Councilman
AYES: Marchman, Best, McPherson, Carter, McDougal

3. Tree Removal At Library: Consideration removal of tree and limb debris at the library site that requires the consent of an adjacent private property owner.

Motion by Councilwoman Shirley Marchman to approve the removal of the trees and limb debris originating from City property and/or potentially impacting City property with the consent and release of the property owner.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Shirley Marchman, Councilwoman
SECONDER: Verland Best, Councilman
AYES: Marchman, Best, McPherson, Carter, McDougal

H. City Manager's Report (Tom Barber)

City Manager Tom Barber presented his report.

Executive Session (David Mecklin, Attorney)

City Attorney David Mecklin requested the Council go into Executive Session for the purpose of the future acquisition of real estate. Motion by Councilman Verland Best to go into Executive Session, seconded by Councilman Danny Carter. Vote: 5-0. Motion approved.

The Council came back into regular session @ 9:06 pm by a motion from Councilman Danny Carter to reconvene regular session seconded by Councilman Verland Best. Vote: 5-0. Motion approved.

City Attorney David Mecklin reported that the Council has three action items from Executive Session:

- (1) To authorize the City Manager to investigate the potential acquisition of property within the City that would allow the City, in conjunction with Norfolk Southern and the Georgia DOT, to realign and construct one or more rail crossings within the City.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Danny Carter, Councilman
SECONDER: Verland Best, Councilman
AYES: Carter, Best, Marchman, McPherson, McDougal

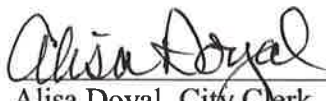
- (2) As a result of the previous action taken to authorize the City Manager to investigate land issues related to potential and existing rail crossings in the City, the City hereby directs that the City Staff and the Downtown Development Authority delay further action on bids for construction or remodeling of the proposed Villa Rica Welcome Center.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Danny Carter, Councilman
SECONDER: Leslie McPherson, Councilwoman
AYES: Carter, McPherson, Best, Marchman, McDougal

- (3) To authorize the City Manager to investigate a potential sale or other disposition of the existing City Hall building and property. Any proposals will be brought to Council for further action.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Gil McDougal, Councilman
SECONDER: Danny Carter, Councilman
AYES: McDougal, Carter, Best, Marchman, McPherson

Adjournment: Motion by Councilman Verland Best to adjourn, seconded by Councilwoman Shirley Marchman. Vote: 5-0. Motion approved.


Alisa Doyal, City Clerk


Jeff Reese, Mayor