



CITY OF STATESBORO
COUNCIL MINUTES
MAY 20, 2025

Regular Meeting

50 E. Main St. City Hall Council Chambers

5:30 PM

1. Call to Order

Mayor Jonathan McColiar called the meeting to order

2. Invocation and Pledge

Councilmember Paulette Chavers gave the Invocation and led the Pledge of Allegiance.

ATTENDANCE

Attendee Name	Title	Status	Arrived
Jonathan McColiar	Mayor	Present	
Tangie Johnson	Councilmember	Present	
Paulette Chavers	Councilmember	Present Via Zoom	
Ginny Hendley	Councilmember	Present	
John Riggs	Councilmember	Present	
Shari Barr	Mayor Pro Tem	Present	

Other staff present: City Manager Charles Penny, Assistant City Manager Jason Boyles, Public Affairs Manager Layne Phillips, City Attorney Cain Smith and City Clerk Leah Harden

3. Recognitions/Public Presentations

A) Presentation of a Proclamation recognizing May 18 – 24, 2025 as Public Works Week.

Mayor McColiar read and presented a Proclamation recognizing May 18-24, 2025 as National Public Works Week to Director of Engineering and Public Works Brad Deal and public works employees.

B) Presentation of a retirement award to Steve Hotchkiss, Director of Public Utilities after 36 years of service to the City of Statesboro.

Mayor McColiar recognized and presented a retirement award to Director of Public Utilities Steve Hotchkiss for his 36 years of service to the City of Statesboro.

C) Presentation of a retirement award to Kathy Field, Director of Planning after 5 years of service to the City of Statesboro.

Mayor McColiar recognized and presented a retirement award to Director of Planning and Development Kathy Field for her 5 years of service to the City of Statesboro.

D) Presentation by Richard Deal with Lanier, Deal, and Proctor on how the City financially ended Fiscal Year 2024.

Richard Deal with Lanier, Deal, and Proctor presented to Mayor and Council the highlights from the Fiscal Year 2024 audit they performed for the City of Statesboro.

4. Public Comments (Agenda Item): None

5. Consideration of a Motion to approve the Consent Agenda

A) Approval of Minutes

a) 05-06-2025 Council Minutes

b) 05-06-2025 Executive Session Minutes

A motion was made to approve the consent agenda.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Tangie Johnson
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

6. Public hearing and consideration of a motion to approve:

A. APPLICATION AN 25-03-04: Blue Water Bulloch LLC requests an Annexation of approximately 38.54 acres of property in order to develop a townhome subdivision at 285 Herman Rushing Road (Tax Parcel # 108 000013 000).

B. APPLICATION RZ 25-03-05: Blue Water Bulloch LLC requests a Zoning Map Amendment from the R-40 (One-Household Residential) zoning district to the R-2 (Townhouse Residential) zoning district in order to develop a townhome subdivision of approximately 198 units at 285 Herman Rushing Road (Tax Parcel# 108 000013 000).

A motion was made to open the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Mayor Pro Tem Shari Barr
SECONDER:	Councilmember Tangie Johnson
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

Haydon Rollins with Hussey Gay Bell representing the applicant spoke in favor of the request.

Joel Martin spoke against the request due to concerns of increased traffic on Burkhalter Road and the impact that will have at the intersection with highway 67.

A motion was made to close the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Mayor Pro Tem Shari Barr
SECONDER:	Councilmember Tangie Johnson
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

Mayor Pro Tem Shari Barr expressed concerns regarding the wetland area on the property, the use of utility easements being used for amenity space, and the traffic issues on Burkhalter Road.

City Manager Charles Penny shared that as far as Burkhalter is concerned that is a project we have been working with the County, Georgia Power and GDOT. Meetings have been taking place with them to plan that improvement. Fortunately, we do have TSPLOST funds to help make this happen. The issue is the timing of when things are scheduled. Mr. Penny stated

Assistant City Manager Jason Boyles added that at the beginning of the Fiscal Year we'll start with start with the procurement process.

There was conversation regarding the traffic concerns and the proposed round about at the intersection of Cawana Road and Burkhalter Road.

Mayor Pro Tem Shari Barr stated this is a huge concern for many people including me.

Haydon Rollins shared that the traffic study considered all the development in the area. The report covers the intersections or Cawana Road and Hwy 67 and what would help those intersections function properly.

A motion was made to approve **APPLICATION AN 25-03-04**: Blue Water Bulloch LLC requests an Annexation of approximately 38.54 acres of property in order to develop a townhome subdivision at 285 Herman Rushing Road (Tax Parcel # 108 000013 000) and **APPLICATION RZ 25-03-05**: Blue Water Bulloch LLC requests a Zoning Map Amendment from the R-40 (One-Household Residential) zoning district to the R-2 (Townhouse Residential) zoning district in order to develop a townhome subdivision of approximately 198 units at 285 Herman Rushing Road (Tax Parcel# 108 000013 000).

RESULT:	Approved 4-1
MOVER:	Councilmember Ginny Hendley
SECONDER:	Councilmember Paulette Chavers
AYES:	Johnson, Chavers, Hendley, Riggs
NAYS:	Mayor Pro Tem Shari Barr
ABSENT:	

7. Public hearing and consideration of a motion to approve: APPLICATION V 25-04-01: Ramona Hagin requests a variance from Section 2.4.1 B of the Unified Development Code in order to convert an existing building into an accessory dwelling unit greater than the allowed 749 square feet at 109 Sandy Way (Tax Parcel # MS85 000006 000).

A motion was made to open the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Tangie Johnson
SECONDER:	Councilmember John Riggs
AYES:	Johnson, Chavers, Hendley, Riggs, Barr

ABSENT:

Russell Jones with

Taulbee, Rushing, Snipes representing the applicant spoke in favor of the request.

No one spoke against the request.

A motion was made to close the public hearing.

RESULT:

Approved (Unanimous)

MOVER:

Councilmember Tangie Johnson

SECONDER:

Councilmember Ginny Hendley

AYES:

Johnson, Chavers, Hendley, Riggs, Barr

ABSENT:

A motion was made to approve **APPLICATION V 25-04-01**: Ramona Hagin requests a variance from Section 2.4.1 B of the Unified Development Code in order to convert an existing building into an accessory dwelling unit greater than the allowed 749 square feet at 109 Sandy Way (Tax Parcel # MS85 000006 000).

RESULT:

Approved (Unanimous)

MOVER:

Mayor Pro Tem Shari Barr

SECONDER:

Councilmember Tangie Johnson

AYES:

Johnson, Chavers, Hendley, Riggs, Barr

ABSENT:

8. **Public hearing and consideration of a motion to approve: APPLICATION SU 25-04-03: Bill Gross requests a Special Use Permit to allow for an increased number of units in the R-4 (High-Density Multi-household) zoning district in order to complete Phase III of the Bryant's Landing Senior Housing Project (Tax Parcel # MS38000056 002).**

A motion was made to open the public hearing.

RESULT:

Approved (Unanimous)

MOVER:

Mayor Pro Tem Shari Barr

SECONDER:

Councilmember Tangie Johnson

AYES:

Johnson, Chavers, Hendley, Riggs, Barr

ABSENT:

No one spoke for or against the request.

A motion was made to close the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Mayor Pro Tem Shari Barr
SECONDER:	Councilmember Tangie Johnson
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

A motion was made to approve **APPLICATION SU 25-04-03**: Bill Gross requests a Special Use Permit to allow for an increased number of units in the R-4 (High-Density Multi-household) zoning district in order to complete Phase III of the Bryant's Landing Senior Housing Project (Tax Parcel # MS38000056 002).

RESULT:	Approved (Unanimous)
MOVER:	Mayor Pro Tem Shari Barr
SECONDER:	Councilmember Tangie Johnson
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

9. Consideration of a motion to approve APPLICATION SUB 25-04-02: 3SD Investments LLC requests a Preliminary Subdivision PLAT on 0.98 acres of property in order to develop a cottage court consisting of 8 units on East Main Street (Tax Parcel# S49 000016 001).

A motion was made to approve **APPLICATION SUB 25-04-02**: 3SD Investments LLC requests a Preliminary Subdivision PLAT on 0.98 acres of property in order to develop a cottage court consisting of 8 units on East Main Street (Tax Parcel# S49 000016 001).

RESULT:	Approved (Unanimous)
MOVER:	Mayor Pro Tem Shari Barr
SECONDER:	Councilmember Tangie Johnson
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

10. Consideration of a motion to approve Resolution 2025-09: A Resolution accepting the street right of way of Roscomare Lane, Somera Lane, Anzio Drive and Hamner Drive within the Bel-Air East Subdivision as public streets to be owned and maintained by the City of Statesboro.

A motion was made to approve Resolution 2025-09: A Resolution accepting the street right of way of Roscomare Lane, Somera Lane, Anzio Drive and Hamner Drive within the Bel-Air East Subdivision as public streets to be owned and maintained by the City of Statesboro

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Tangie Johnson
SECONDER:	Councilmember Ginny Hendley
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

11. Consideration of a motion to approve the acceptance of 0.65 acres of real property located at 64 East Main Street from the Downtown Statesboro Development Authority (DSDA) for the Business Innovation Group (BIG) expansion.

A motion was made to approve the acceptance of 0.65 acres of real property located at 64 East Main Street from the Downtown Statesboro Development Authority (DSDA) for the Business Innovation Group (BIG) expansion.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Ginny Hendley
SECONDER:	Councilmember Tangie Johnson
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

12. Consideration of a motion to approve an easement with the Archibald Bulloch Chapter, National Society Daughters of the American Revolution to place a historical marker on City of Statesboro property adjacent to the Triangle Park.

A motion was made to approve an easement with the Archibald Bulloch Chapter, National Society Daughters of the American Revolution to place a historical marker on City of Statesboro property adjacent to the Triangle Park.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Tangie Johnson
SECONDER:	Councilmember Ginny Hendley
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

13. Consideration of a motion to approve Change Order #1 in the amount of \$33,500.00, to Southeast Pipe Survey, Inc. to be paid for with 2019 SPLOST and Water Sewer Funds included in CIP projects #WWD 14, 187, and 188.

A motion was made to approve Change Order #1 in the amount of \$33,500.00, to Southeast Pipe Survey, Inc. to be paid for with 2019 SPLOST and Water Sewer Funds included in CIP projects #WWD 14, 187, and 188.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Tangie Johnson
SECONDER:	Councilmember John Riggs
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

14. Other Business from City Council

Mayor Pro Tem Shari Barr announced that Downtown Live would be happening this Thursday evening and encouraged people to come out and enjoy the free concert.

15. City Managers Comments

City Manager Charles Penny stated that last year the city gave \$3,500 to Rev. Wayne Williams for the Youth Career Commission summer camp and that Rev. Williams reached out to see if the city would be willing to contribute that same amount for this year's youth camp.

A motion was made to approve the use of \$3,500 to support this year's Youth Career Commission's summer camp.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Ginny Hendley
SECONDER:	Councilmember Tangie Johnson
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

Mr. Penny shared that the city received notification of the award of the CHIP Grant for 1.3 million for the Pine Street area neighborhood. This project will be in conjunction with Habitat for Humanity and Agape Worship Center. In addition, last week the city sent out a press release welcoming a national home furnishings store here in Statesboro. When the idea of a small business recruiter was introduced, it was with the understanding that it would probably take about three years before we would start seeing results. We have seen some results from having Allen Gross on staff and doing that work recruiting small businesses. He has done work with the Downtown Development Authority but this is one he really went out and worked.

The last item Mr. Penny addressed was the opioid settlement money. We have about 90,000 available, and we have been using that funding to ensure our police officers are trained dealing with an opioid crisis. Staff has worked on establishing a new reimbursement grant opportunity in amounts up to \$15,000 to eligible public, state and federally recognized

nonprofit organization, agencies, and partnerships for expenses related to opioid abatement. A review panel of five members consisting of community members and city will be established to review applications and determine grant awards.

16. Public Comments (General): None

**17. Consideration of a Motion to enter into Executive Session to discuss “Personnel Matters”
“Real Estate” and/or “Potential Litigation” in accordance with O.C.G.A 50-14-3(b).**

At 6:54 pm a motion was made to enter into executive session to discuss “Personnel Matters”.

RESULT:	Approved (Unanimous)
MOVER:	Mayor Pro Tem Shari Barr
SECONDER:	Councilmember Tangie Johnson
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

At 7:03 pm motion was made to exit executive session.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Tangie Johnson
SECONDER:	Councilmember John Riggs
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

Mayor Jonathan McCollar called the regular meeting back to order with no action taken.

A motion was made to appoint Jean Owens, Philip Campbell, Ashley Tremble-Scott, Tina Patterson, Caitlin Brady, and Lakesha Hill to the Statesboro Youth Commission.

RESULT:	Approved (Unanimous)
MOVER:	Mayor Pro Tem Shari Barr
SECONDER:	Councilmember Tangie Johnson
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

18. Consideration of a Motion to Adjourn

A motion was made to adjourn.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Tangie Johnson
SECONDER:	Councilmember Ginny Hendley
AYES:	Johnson, Chavers, Hendley, Riggs, Barr
ABSENT:	

The meeting was adjourned at 7:04 pm.

Jonathan McCollar, Mayor

Leah Harden, City Clerk