



CITY OF STATESBORO
COUNCIL MINUTES
JULY 18, 2023

Regular Meeting

50 E. Main St. City Hall Council Chambers

5:30 PM

1. Call to Order

Mayor Pro Tem Shari Barr called the meeting to order

2. Invocation and Pledge

Marcus Toole gave the invocation and Councilmember John Riggs led the Pledge of Allegiance.

ATTENDANCE

Attendee Name	Title	Status	Arrived
Jonathan McCollar	Mayor	Absent	
Phil Boyum	Councilmember	Absent	
Paulette Chavers	Councilmember	Absent	
Venus Mack	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 Information Officer Layne Phillips, City Attorney Cain Smith and City Clerk Leah Harden

3. Public Comments (Agenda Item): None

4. Consideration of a Motion to approve the Consent Agenda

A) Approval of Minutes

- a) **06-20-2023 Work Session Minutes**
- b) **06-20-2023 Council Minutes**
- c) **06-20-2023 Executive Session Minutes**

A motion was made to approve the consent agenda.

RESULT:

Approved (Unanimous)

MOVER:

Councilmember Venus Mack

SECONDER:

Councilmember John Riggs

AYES:

Mack, Riggs, Barr

ABSENT

Councilmember Phil Boyum & Councilmember Paulette Chavers

5. Consideration of a motion to approve Resolution 2023-30: A Resolution amending the Housing Assistance Policy of the City of Statesboro.

City Manager Charles Penny stated that at the June 15th Council Meeting Councilmember Phil Boyum asked about getting input from a representative of the Georgia Initiative for Community Housing (GICH) program regarding the proposed amendments to this policy.

Dr. Malik Watkins of the Carl Vinson Institute and local facilitator of the Georgia Initiative for Community Housing (GICH) joined the meeting via zoom. Dr. Watkins stated the focus should be what the city determines, the intent overtime and what the can consistently invest.

A Motion was made to approve **Resolution 2023-30**: A Resolution amending the Housing Assistance Policy of the City of Statesboro.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

6. Public Hearing and Consideration of a Motion to Approve:

A) APPLICATION AN 23-05-03: Jared O’Sako requests annexation of an approximately 54.06 acre property in order to develop a single-family detached subdivision located on Cawana Road.

B) APPLICATION RZ 23-05-04: Jared O’Sako requests a Zoning Map Amendment from the R-40 (Single-Family Residential) to the R-6 (Single-Family Residential) zoning district in order to develop approximately 142 homes on 54.06 acres of property located on Cawana Road.

A motion was made to open the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

Haydon Rollins with Hussey Gay Bell spoke in favor of both applications.

No one spoke against either application.

A motion was made to close the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

A motion was made to approve **APPLICATION AN 23-05-03**: Jared O’Sako requests annexation of an approximately 54.06 acre property in order to develop a single-family detached subdivision located on Cawana Road.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

A motion was made to approve **APPLICATION RZ 23-05-04**: Jared O’Sako requests a Zoning Map Amendment from the R-40 (Single-Family Residential) to the R-6 (Single-Family Residential) zoning district in order to develop approximately 142 homes on 54.06 acres of property located on Cawana Road.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

7. Public Hearing and Consideration of a Motion to Approve: APPLICATION SE 23-06-01: Encore Capital Management LLC, request a special exception from the R-3 (Medium Density Residential) zoning district in order to allow for a real estate property office on approximately 4.399 acres of property located at 1301 Fair Road.

A motion was made to open the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

The applicant has requested this application deferred to another date.

A motion was made to close the public hearing

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

A motion was made to defer APPLICATION SE 23-06-01 until the August 15, 2023 Council meeting.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember
SECONDER:	Councilmember
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

8. Public Hearing and Consideration of a Motion to Approve: APPLICATION RZ 23-06-02: Mitchell Ball request a Zoning Map Amendment from the R-20 (Single-family residential) zoning district to the R-2 (Townhouse Residential) zoning district in order to develop approximately 78 units on 11.54 acres at 380 Westside Road.

A motion was made to open the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

Haydon Rollins with Hussey Gay Bell and representing the developer spoke in favor of the request.
Laurie Best a resident of the Quail Run subdivision voiced her concern the rezone may have on their neighborhood.

A motion was made to close the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

A motion was made to approve APPLICATION RZ 23-06-02: Mitchell Ball request a Zoning Map Amendment from the R-20 (Single-family residential) zoning district to the R-2 (Townhouse Residential) zoning district in order to develop approximately 78 units on 11.54 acres at 380 Westside Road.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

9. Public Hearing and First Reading of Ordinance 2023-07: An Ordinance amending Appendix A Zoning of the Statesboro Code of Ordinances in order to implement Article XXXII creating security requirements for apartment complexes, namely camera systems and controlled vehicular access.

A motion was made to defer this item until the August 15, 2023 Council meeting.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

10. Public Hearing and First Reading of Ordinance 2023-08: An Ordinance amending Chapter 18 Businesses of the Statesboro Code of Ordinances in order to implement Article XI creating licensing and operational requirements for event spaces.

A motion was made to defer this item until the August 15, 2023 Council meeting.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

11. Consideration of a motion to approve Ordinance 2023-09: An Ordinance amending Section 82-176 of the Statesboro Code of Ordinances regarding Aid to Construction (ATC) fees.

City Manager Charles Penny stated this amendment is removing the monetary fee amount and placing it in the Statesboro Schedule of Rates, Fees, and Fines.

A motion was made to waive the formalities of Section 2-2-4 regarding ordinance procedures and to approve **Ordinance 2023-09**: An Ordinance amending Section 82-176 of the Statesboro Code of Ordinances regarding Aid to Construction (ATC) fees and

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

12. Public Hearing and Consideration of a motion to approve Resolution 2023-33: A Resolution to increase Council compensation.

A motion was made to open the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

No one spoke for or against the request.

A motion was made to close the public hearing.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

A motion was made to approve Resolution 2023-33: A Resolution to increase Council compensation.

RESULT:	Approved 2-1
MOVER:	Councilmember Venus Mack
SECONDER:	Mayor Pro Tem Shari Barr
AYES:	Mack, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers
NAYS:	Councilmember John Riggs

13. Consideration of a motion to approve Resolution 2023-34: A Resolution to adopt the first amendment to the City of Statesboro Schedule of Fees, Rates, and Fines for Fiscal Year 2024.

A motion was made to approve **Resolution 2023-34**: A Resolution to adopt the first amendment to the City of Statesboro Schedule of Fees, Rates, and Fines for Fiscal Year 2024.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

14. Consideration of a motion to approve Resolution 2023-35: A Resolution authorizing execution of documents with Truist for Refunding Revenue Bond necessary to refinance the installation of public infrastructure in the Old Register TAD.

A motion was made to approve **Resolution 2023-35**: A Resolution authorizing execution of documents with Truist for Refunding Revenue Bond necessary to refinance the installation of public infrastructure in the Old Register TAD.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

15. Consideration of a motion to approve Resolution 2023-36: A Resolution authorizing and directing City of Statesboro to appropriate available and uncommitted funds in its budget for the current fiscal year and future fiscal year budgets in an amount equal to the sum of a deficiency in the payment of debt service, if any, on the City of Statesboro, Georgia Tax Allocation District Refunding Revenue Bond (Old Register TAD Projects), Series 2023, anticipated to be issued and delivered on or about August 15, 2023.

A motion was made to approve **Resolution 2023-36**: A Resolution authorizing and directing City of Statesboro to appropriate available and uncommitted funds in its budget for the current fiscal year and future fiscal year budgets in an amount equal to the sum of a deficiency in the payment of debt service, if any, on the City of Statesboro, Georgia Tax Allocation District Refunding Revenue Bond (Old Register TAD Projects), Series 2023, anticipated to be issued and delivered on or about August 15, 2023.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

16. Consideration of a motion to approve Resolution 2023-37: A Resolution to accept 2022 Assistance To Firefighters Grant for The City Of Statesboro, Georgia in the amount of \$101,374.54 with a 10% match in the amount of 10,137.45. These funds will be used to purchase new Self-Contained Breathing Apparatus Air Compressor and Cascade System as well as the Fire Department Physician Program.

A motion was made to approve **Resolution 2023-37**: A Resolution to accept 2022 Assistance To Firefighters Grant for The City Of Statesboro, Georgia in the amount of \$101,374.54 with a 10% match in the amount of 10,137.45. These funds will be used to purchase new Self-Contained Breathing Apparatus Air Compressor and Cascade System as well as the Fire Department Physician Program.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

17. Consideration of a motion to approve a sole source purchase and installation from Municipal Emergency Services (MES) Inc. in the amount of \$70,856.70 for a Revolveair SCBA Air Compressor and Cascade system. This purchase is paid for from AFG grant funds.

A motion was made to approve a sole source purchase and installation from Municipal Emergency Services (MES) Inc. in the amount of \$70,856.70 for a Revolveair SCBA Air Compressor and Cascade system. This purchase is paid for from AFG grant funds.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

18. Consideration of a motion to approve an Intergovernmental Agreement with the City of Brooklet to provide sewer treatment services.

A motion was made to approve an Intergovernmental Agreement with the City of Brooklet to provide sewer treatment services.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

19. Consideration of a motion to approve award of contract in the not to exceed amount of \$380,000 to Goodwyn Mills Cawood (GMC), in collaboration with Bulloch County, for the Statesboro-Bulloch County Long Range Transportation Plan. Fifty percent (50%) matching funds pledged by the City of Statesboro from the 2018 TSPLOST fund.

A motion was made to approve award of contract in the not to exceed amount of \$380,000 to Goodwyn Mills Cawood (GMC), in collaboration with Bulloch County, for the Statesboro-Bulloch County Long Range Transportation Plan. Fifty percent (50%) matching funds pledged by the City of Statesboro from the 2018 TSPLOST fund.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

20. Consideration of a motion to approve a Memorandum of Understanding (MOU) between the City of Statesboro and Bulloch County for resurfacing of Cawana Road.

A motion was made to approve a Memorandum of Understanding (MOU) between the City of Statesboro and Bulloch County for resurfacing of Cawana Road.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

21. Consideration of a motion to award a contract to Sikes Brothers Inc. in the amount of \$1,942,128.35 for the FY2023 annual resurfacing project for work based on unit prices in the contractor’s bid. This project is paid for by GDOT LMIG funds and 2018 TSPLOST funds.

A motion was made to approve an award a contract to Sikes Brothers Inc. in the amount of \$1,942,128.35 for the FY2023 annual resurfacing project for work based on unit prices in the contractor’s bid. This project is paid for by GDOT LMIG funds and 2018 TSPLOST funds.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

22. Other Business from City Council:

Mayor Pro Tem Shari Barr commended city staff for the downtown live concert series. She stated the last one will be this Thursday.

City Manager Charles Penny stated the concert has been pushed back to begin at 7 pm because of the heat.

23. City Managers Comments

City Manager Charles Penny asked for council to approve using \$300,000 of ARPA interest for housing reconstruction.

A motion was made to approve the use of \$300,000 of ARPA interest for housing reconstruction.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

Mr. Penny reviewed a few items that were in the FYI packet the first item was the security enhancement program which will be presented at the next work session in August. The program includes the use of \$80,000 in ARPA interest as well. Next, the City Campus project had to be rebid and a bid came in within range in addition the architect came up with a way to get meeting space expanded to accommodate 112 individuals.

Mr. Penny stated that the Mayor and Councilmember Paulette Chavers asked about renaming West Grady Street Extension to Loretta’s Way he also stated Councilmember John Riggs had asked about renaming the section of Tillman Road from Hwy 67 to Hwy 301 honoring Bruce Yawn. The street renaming policy requires council’s direction to city staff to begin the process.

A motion was made to direct staff to initiate the name change process for West Grady Street Ext. to Loretta’s Way.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

Assistant City Manager Jason Boyles stated he will have to clarify to make sure we can use an apostrophe in a street name.

After some discussion it was agreed to rescind the previous motion.

24. Public Comments (General):

Sue Palmer signed up to speak about her concerns with garbage cans in the road and right of way on Carmel Drive, East main Street, and Lee Street.

**25. 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 7:12 pm motion was made to enter into Executive Session to discuss “Personnel Matters”.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

At 7:25 pm motion was made to exit Executive Session.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

Mayor Pro Tem Shari Barr called the regular meeting back to order.

A motion was made to appoint Hannah Dugan to the Greener Boro Commission and to appoint Marieke Van Willigen, Frank Qualls, Candice Bodkin, and Karen Naufel to the One Boro Commission. approve

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

26. Consideration of a Motion to Adjourn

A motion was made to adjourn.

RESULT:	Approved (Unanimous)
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Mack, Riggs, Barr
ABSENT	Councilmember Phil Boyum & Councilmember Paulette Chavers

The meeting was adjourned at 7:26 pm.

Jonathan McCollar, Mayor

Leah Harden, City Clerk