



CITY OF STATESBORO
COUNCIL MINUTES
JULY 19, 2022

Regular Meeting

50 E. Main St. City Hall Council Chambers

5:30 PM

1. Call to Order

Mayor Jonathan McCollar called the meeting to order

2. Invocation and Pledge

Councilmember Phil Boyum gave the Invocation and led the Pledge of Allegiance.

ATTENDANCE

Attendee Name	Title	Status	Arrived
Jonathan McCollar	Mayor	Present	
Phil Boyum	Councilmember	Present	
Paulette Chavers	Councilmember	Absent	
Venus Mack	Councilmember	Present	
John Riggs	Councilmember	Present	
Shari Barr	Mayor Pro Tem	Via Zoom	

Other staff present: City Manager Charles Penny, Assistant City Manager Jason Boyles, City Attorney Cain Smith via zoom and City Clerk Leah Harden. Absent was Public Information Officer Layne Phillips

3. Recognitions/Public Presentations

A) Presentation of an award to retiring Battalion Chief William Neal Lee for his 36 years of service to the City of Statesboro.

Mayor Jonathan McCollar recognized Battalion Chief Neal Lee for his 36 years of service to the City of Statesboro and presented him with award on his retirement from the Statesboro Fire Department.

B) Presentation of a Certificate of Recognition to Councilmember Paulette Chavers received from the Carl Vinson Institute of Government and the Georgia Municipal Association.

Due to the absence of Councilmember Paulette Chavers, this certificate will be presented at the next Council meeting.

4. Public Comments (Agenda Item): None

5. Consideration of a Motion to approve the Consent Agenda

A) Approval of Minutes

a) 06-21-2022 Work Session Minutes

b) 06-21-2022 Council Minutes

B) Consideration of a grant of license for the package sale of distilled spirits, beer, and wine to FTJ Enterprises, Inc. DBA S'Boro Liquors locate at 860 Buckhead Drive.

A motion was made to approve the consent agenda.

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

6. Consideration of a motion to approve a contract with SAFEbuilt in the not to exceed amount of \$100,000 for building inspection, plan review, and permitting services.

City Manager Charles Penny stated since the last meeting when this was tabled staff met with area contractors and builders to address their concerns. Right now it is hard to find individuals with the required qualifications to fill the two vacancies. Staff recommends approval of this contract so we can provide building inspection services to our community. Whether we have a contractor or an employee that works for the City of Statesboro, our requirements of them are they will provide professional service and good customer service.

Councilmember John Riggs stated that he does not see how this is good for the citizens and asked how many building inspectors the city has. He also stated he feels it is important that the inspection work comes from the city and not through contracted services.

Mr. Penny stated we have two, one building official and one building inspector, one left for other employment and the other just got promoted. This contract does give us a 90 day out which means if for any reason we or they want to terminate the contract a 90 day notice needs to be given to the other party.

A motion was made to approve a contract with SAFEbuilt in the not to exceed amount of \$100,000 for building inspection, plan review, and permitting services.

RESULT:	Approved 3 – 1
MOVER:	Councilmember Venus Mack
SECONDER:	Councilmember Phil Boyum
AYES:	Boyum, Mack, Barr
NAYS:	Councilmember John Riggs
ABSENT:	Councilmember Paulette Chavers

7. Consideration of a motion to approve to APPLICATION RZ 22-06-01: Edward W Curl Jr., requests a Zoning Map Amendment for the R4/HOC (High Density Residential/Highway Oriented Commercial) zoning districts to the HOC (Highway Oriented Commercial) zoning district in order to establish a vehicle repair shop on 3.2 acres of property located at 30 Rucker Lane.

A motion was made to open the public hearing.

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

Leslie Belcher 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 Venus Mack
SECONDER:	Councilmember John Riggs
AYES:	Boyum, Mack, Riggs, Barr
ABSENT	Councilmember Paulette Chavers

A motion was made to approve APPLICATION RZ 22-06-01: a Zoning Map Amendment for the R4/HOC (High Density Residential/Highway Oriented Commercial) zoning districts to the HOC (Highway Oriented Commercial) zoning district in order to establish a vehicle repair shop on 3.2 acres of property located at 30 Rucker Lane.

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

8. Public hearing and consideration of a motion to approve APPLICATION RZ 22-06-02: L&S Acquisitions LLC requests a Zoning Map Amendment from the R10/R8 (Single-Family Residential) to the PUD (Planned Unit Development) zoning district, in order to develop a single-family detached subdivision on 34.48 acres at 1263 S&S Railroad Bed Road.

A motion was made to open the public hearing.

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

Haydon Rollins with HGB spoke in favor of the request and asks that Council consider removing staff condition #4 that requires a second means of ingress/egress.

No one spoke against the request.

A motion was made to close the public hearing.

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

Councilmember John Riggs inquired about what condition the applicant wanted removed.

It was condition #4 and Director of Planning and Development Kathy Field came forward to give some insight on condition. She stated that on the bottom right of the site plan there is a driveway that signifies the second means if egress. It is proposed to be a 20 foot wide driveway with a lock box on it. Staff feels because of the density of this development of 144 units that is really needs to have second means of egress regardless of the fire code. Since this is a PUD we are allowed to put conditions on this and a second driveway would be important for the residents who are leaving at the same time in the morning. To have only one means if egress would be difficult for them.

Councilmember Phil Boyum asked what size are the lots.

Kathy Field stated they are 4,000.

Councilmember Boyum stated concerns about the use of a PUD in the city. A PUD is supposed to be a creative method of taking property that has some unusual characteristics and put a combination of development. In this case it looks like

the cramming of houses on as many tiny lots as possible with no creativity, no mixed use development, and a terrible means of egress. A PUD is not to be used to get around design standards.

City manager Charles Penny stated he does not disagree with Councilmember Boyum as far as the use of PUDs. However, they have been used quite a bit over the years to make things fit in the city.

A motion was made to approve APPLICATION RZ 22-06-02 with all staff recommendations.

RESULT:	Motion Failed due to the lack of a second
MOVER:	Councilmember John Riggs
SECONDER:	
AYES:	
ABSENT	Councilmember Paulette Chavers

No action was taken on this item.

9. Public hearing and consideration of a motion to approve APPLICATION CBD 22-06-03: First Baptist Church request plan approval for a portion of the campus located at 108 North Main Street.

A motion was made to open the public hearing.

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

Kevin Palmer with DPR Architecture 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 John Riggs
SECONDER:	Councilmember Venus Mack
AYES:	Boyum, Mack, Riggs, Barr
ABSENT	Councilmember Paulette Chavers

A motion was made to approve **APPLICATION CBD 22-06-03**: First Baptist Church request plan approval for a portion of the campus located at 108 North Main Street.

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

10. Public hearing and consideration of a motion to approve Ordinance 2022-03: An Ordinance amending Appendix A of the Statesboro Code of Ordinances to include definitions and standards relating to townhome development.

A motion was made to open the public hearing.

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

Director of Planning and Development Kathy Field explained the updates to the Statesboro Code of Ordinances regulating the townhome development within the city. In addition staff is recommending the waiver of the ordinance adoption formalities and approve it tonight.

No one spoke for or against the request.

A motion was made to close the public hearing.

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

Councilmember Phil Boyum stated he would like this ordinance to have a second reading at the next Council Meeting.

A motion was made to approve the first reading of **Ordinance 2022-03**: An Ordinance amending Appendix A of the Statesboro Code of Ordinances to include definitions and standards relating to townhome development.

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

11. Public hearing and consideration of a motion to approve application for an alcohol license in accordance with the City of Statesboro Alcohol Ordinance Sec. 6-13(a):

A. Bubba D’s DBA Butts N Brews

454 S Main Street

Statesboro, Ga 30458

License Type: Restaurant

B. Wings over Statesboro, Inc. DBA Wild Wing Café

52 Aspen Heights Dr

Statesboro, Ga 30458

License Type: Restaurant

A motion was made to open the public hearing.

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

A motion was made to approve an alcohol license in accordance with the City of Statesboro Alcohol Ordinance Sec. 6-13(a) issued to:

- A. Bubba D’s DBA Butts N Brews
454 S Main Street
Statesboro, Ga 30458
License Type: Restaurant
- B. Wings over Statesboro, Inc. DBA Wild Wing Café
52 Aspen Heights Dr
Statesboro, Ga 30458
License Type: Restaurant

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

12. Public hearing and consideration of a motion to approve application for an alcohol license in accordance with the City of Statesboro Alcohol Ordinance Sec. 6-13(a):

- A. Family Dollar Stores of Georgia LLC, DBA Family Dollar #30436
20 Veterans Plaza
Statesboro, Ga 30458
License Type: Package Sales – Beer and Wine only**

A motion was made to open the public hearing.

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

A motion was made to approve an alcohol license in accordance with the City of Statesboro Alcohol Ordinance Sec. 6-13(a) issued to:

- A. Family Dollar Stores of Georgia LLC, DBA Family Dollar #30436
20 Veterans Plaza
Statesboro, Ga 30458
License Type: Package Sales – Beer and Wine only

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

13. Consideration of a motion to approve the Retail Development and Small Business Recruitment/Retention Proposal from Georgia Southern University.

A motion was made to approve the Retail Development and Small Business Recruitment/Retention Proposal from Georgia Southern University.

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

14. Consideration of a motion to award a contract for branding and marketing services for the City of Statesboro to North Star in an amount not the exceed \$79,000.00 plus expenses, which are not to exceed \$5,000.00.

A motion was made to award a contract for branding and marketing services for the City of Statesboro to North Star in an amount not the exceed \$79,000.00 plus expenses, which are not to exceed \$5,000.00.

RESULT:	Failed due to the lack of a second
MOVER:	Councilmember Venus Mack
SECONDER:	
AYES:	
ABSENT	Councilmember Paulette Chavers

Mayor Pro Tem Shari Barr stated she is impressed with North Star, however has concerns about spending money when we don't have to and would like to wait until after the millage rate is adopted to make a decision on this item.

A motion was made to table this item until the second meeting in September.

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

15. Consideration of a motion to approve the purchase of one (1) complete set (Cutter, Spreaders and Ram) of TNT Battery Extraction tool in the amount of \$29,390.00 from Victory Steel, LLC.

A motion was made to approve the purchase of one (1) complete set (Cutter, Spreaders and Ram) of TNT Battery Extraction tool in the amount of \$29,390.00 from Victory Steel, LLC.

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

16. Consideration of a motion to approve Change Order 3 with McLendon Enterprises, Inc. in the amount of \$7,153.58 for the Blue Mile Streetscape Improvements Project.

A motion was made to approve Change Order 3 with McLendon Enterprises, Inc. in the amount of \$7,153.58 for the Blue Mile Streetscape Improvements Project.

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

17. Other Business from City Council:

Mayor Pro Tem Shari Barr shared that we are in moderate spread of COVID and masks are highly encouraged but not required. Also there will be a vaccination clinic at the Statesboro Library on Saturday August 6, 2022 from 9 am to 1 pm.

She also announced the Tree Walk along the Willie McTell trail is now available.

18. City Managers Comments

City Manager Charles Penny stated there will be a Port tour on July 29th at 2 pm and to let him know if they plan to attend. The City will be providing transportation from City Hall to Savannah and back leaving at 12:30 pm.

City Clerk Leah Harden informed Mayor and Council about a vacancy on the Statesboro Planning Commission due to a resignation and that nominations will need to be presented at the next Council meeting so an appointment can be made.

19. Public Comments (General):

Annie Bellinger stated she has been having issues with city trucks blocking her street to where she is unable to be picked up for her appointments in Savannah. In addition that her phone calls to city staff, mayor and council do not get returned.

20. 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).

No executive session was held.

21. Consideration of a Motion to Adjourn

A motion was made to adjourn.

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

The meeting was adjourned at 7:02 pm.

Jonathan McCollar, Mayor

Leah Harden, City Clerk