



CITY OF STATESBORO
COUNCIL MINUTES
AUGUST 20, 2024

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 Ginny Hendley gave the Invocation and led the Pledge of Allegiance.

ATTENDANCE

Attendee Name	Title	Status	Arrived
Jonathan McCollar	Mayor	Present	
Vacant	Councilmember	Vacant	
Paulette Chavers	Councilmember	Present	
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 Information Officer Layne Phillips, City Attorney Cain Smith and City Clerk Leah Harden

3. Recognitions / Public Presentation:

A) Presentation of a Proclamation recognizing September 2024 as National Recovery Month.

Mayor Jonathan McCollar read and presented a proclamation to the members of Freedom through Recovery recognizing September 2024 as National Recovery Month.

4. Public Comments (Agenda Item): None

5. Consideration of a Motion to approve the Consent Agenda

A) Approval of Minutes

a) 08-06-2024 Council Minutes

b) 08-06-2024 Executive Session Minutes

A motion was made to approve the consent agenda.

RESULT:

Approved (Unanimous)

MOVER:

Mayor Pro Tem Shari Barr

SECONDER:

Councilmember Paulette Chavers

AYES:

Chavers, Hendley, Riggs, Barr

ABSENT

6. Public Hearing and Consideration of a motion to approve: APPLICATION RZ 24-06-02: Horizon Homebuilders requests a Zoning Map Amendment from the R-2 (Townhouse Residential) zoning district to the R-4(High-Density Residential) zoning district on a portion of a 39.97-acre property located on Abbey Road & East Main Street (Tax Parcel # MS82000035 000).

A motion was made to open the public hearing.

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

Haydon Rollins with Hussey Gay Bell on behalf of 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:	Mayor Pro Tem Shari Barr
SECONDER:	Councilmember Ginny Hendley
AYES:	Chavers, Hendley, Riggs, Barr
ABSENT	

A motion was made to approve with staff conditions APPLICATION RZ 24-06-02: Horizon Homebuilders requests a Zoning Map Amendment from the R-2 (Townhouse Residential) zoning district to the R-4(High-Density Residential) zoning district on a portion of a 39.97-acre property located on Abbey Road & East Main Street (Tax Parcel # MS82000035 000).

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

7. Consideration of a motion to approve APPLICATION SUB 24-06-03: Lotts Creek Capital, LLC requests a Preliminary Subdivision PLAT on 16.54 acres of property in order to develop a townhouse subdivision of approximately 111 units on Cypress Lake Road (Tax Parcel MS40000074A000).

City Manager Charles Penny explained that during the previous work session there was a presentation on the City's development process. Preliminary Subdivision plats are a part of the legal process and do not require a public hearing. The time for citizen to have public input is during the rezoning request.

A motion was made to approve APPLICATION SUB 24-06-03: Lotts Creek Capital, LLC requests a Preliminary Subdivision PLAT on 16.54 acres of property in order to develop a townhouse subdivision of approximately 111 units on Cypress Lake Road (Tax Parcel MS40000074A000).

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

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

(a) APPLICATION AN 24-07-01: Blue Fern Management, LLC requests Annexation of approximately 714 +/- acres of property in order to allow for the development of a mixed-use subdivision on Burkhalter Road (Tax Parcel # 093 000004 000).

(b) APPLICATION V 24-07-02: Blue Fern Management, LLC requests a Variance from Section 2.2.12.F of the Unified Development Code in order to reduce the mixed-use concurrency requirement on a proposed 714 acre development on Burkhalter Road (Tax Parcel# 093 000004 000).

(c) APPLICATION RZ 24-07-03: Blue Fern Management, LLC requests a Zoning Map Amendment from the R-40 (Single-Family Residential) zoning district to the PUD (Planned Unit Development) zoning district in order to develop a 1794 unit mixed housing residential subdivision on approximately 714 acres of property on Burkhalter Road (Tax Parcel # 093 000004 000).

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

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

9. Consideration of a Motion to Approve Public hearing and consideration of a motion to approve:

(a) APPLICATION AN 24-07-04: DR Horton requests Annexation of approximately 47.31 acres of property in order to develop a single-family subdivision on Lakeview Road (Tax Parcel # MS58000037 000).

(b) APPLICATION RZ 24-07-05: DR Horton request a zoning map amendment from the R-40 (Single-Family Residential) to the R-6 (Single-Family Residential) zoning district in order to develop a single-family subdivision on Lakeview Road (Tax Parcel# MS58000037 000).

A motion was made to open the public hearing.

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

Haydon Rolling with Hussey Gay Bell 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:	Mayor Pro Tem Shari Barr
SECONDER:	Councilmember Paulette Chavers
AYES:	Chavers, Hendley, Riggs, Barr
ABSENT	

A motion was made to approve with staff conditions **APPLICATION AN 24-07-04**: DR Horton requests Annexation of approximately 47.31 acres of property in order to develop a single-family subdivision on Lakeview Road (Tax Parcel # MS58000037 000) and **APPLICATION RZ 24-07-05**: DR Horton request a zoning map amendment from the R-40 (Single-Family Residential) to the R-6 (Single-Family Residential) zoning district in order to develop a single-family subdivision on Lakeview Road (Tax Parcel# MS58000037 000).

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

10. Consideration of a motion to approve Resolution 2024-21: A Resolution to accept the 2023 Assistance to Firefighters Grant for the City of Statesboro, Georgia in the amount of \$40,909.09 with a 10% match in the amount of \$4,090.91. These funds will be used to continue the Fire Department Physician Program.

A motion was made to approve Resolution 2024-21: A Resolution to accept the 2023 Assistance to Firefighters Grant for the City of Statesboro, Georgia in the amount of \$40,909.09 with a 10% match in the amount of \$4,090.91. These funds will be used to continue the Fire Department Physician Program.

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

11. Consideration of a motion to award the renewal of the City of Statesboro's General Liability P&C coverage to Travelers in the amount of \$1,138,372.00 and the renewal of the City's Workers Compensation coverage to Bitco in the amount of \$556,390.0. These policies are for a twelve month period ending in August of 2025.

A motion was made to approve the award of renewal of the City of Statesboro's General Liability P&C coverage to Travelers in the amount of \$1,138,372.00 and the renewal of the City's Workers Compensation coverage to Bitco in the amount of \$556,390.0. These policies are for a twelve month period ending in August of 2025.

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

12. Consideration of a motion to award the purchase of a new SuperCrew Ford F150 for the Public Works & Engineering Department to Metter Ford in the amount of \$46,767.16. This purchase will be paid from Solid Waste Disposal Operating Income.

A motion was made to approve an award of purchase of a new SuperCrew Ford F150 for the Public Works & Engineering Department to Metter Ford in the amount of \$46,767.16. This purchase will be paid from Solid Waste Disposal Operating Income.

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

13. Consideration of a motion to award the purchase of a new Regular Cab Ford F150 for the Public Utilities Department to Metter Ford in the amount of \$34,959.16. This purchase will be paid from Water Sewer Operating income.

A motion was made to award the purchase of a new Regular Cab Ford F150 for the Public Utilities Department to Metter Ford in the amount of \$34,959.16. This purchase will be paid from Water Sewer Operating income.

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

14. Consideration of a motion to award the purchase of a new SuperCrew Ford F150 for the Public Works & Engineering Department to J.C. Lewis Ford in the amount of \$49,158.16. This purchase will be paid from Solid Waste Collection Operating income.

A motion was made to award the purchase of a new SuperCrew Ford F150 for the Public Works & Engineering Department to J.C. Lewis Ford in the amount of \$49,158.16. This purchase will be paid from Solid Waste Collection Operating income.

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

15. Consideration of a motion to award contract in the amount of \$299,375.00 with S.A. Brown Enterprises for project ENG-122h: East Jones Street sidewalk improvements. The project will be paid by 2018 TSPLOST funds.

A motion was made to award contract in the amount of \$299,375.00 with S.A. Brown Enterprises for project ENG-122h: East Jones Street sidewalk improvements. The project will be paid by 2018 TSPLOST funds.

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

16. Consideration of a motion to award right-of-way and easement acquisition services to O.R. Colan & Associates, LLC in the amount of \$37,830.00 for the North Zetterower Sidewalk Project. Funding is provided from 2018 TSPLOST.

A motion was made to award right-of-way and easement acquisition services to O.R. Colan & Associates, LLC in the amount of \$37,830.00 for the North Zetterower Sidewalk Project. Funding is provided from 2018 TSPLOST.

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

17. Consideration of a motion to award a contract to Mill Creek Construction in the amount of \$1,427,395.00 for the FY2024 annual resurfacing project for work based on unit prices in the contractor's bid. This project is paid for by 2024 GDOT LMIG funds and 2023 TSPLOST funds.

A motion was made to award a contract to Mill Creek Construction in the amount of \$1,427,395.00 for the FY2024 annual resurfacing project for work based on unit prices in the contractor's bid. This project is paid for by 2024 GDOT LMIG funds and 2023 TSPLOST funds.

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

18. Consideration of a motion to award a contract to Beasley Well Drilling in the amount of \$59,589.31 for repairs to Well #8. To be paid for with funds from system revenues.

A motion was made to award a contract to Beasley Well Drilling in the amount of \$59,589.31 for repairs to Well #8. To be paid for with funds from system revenues.

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

19. Other Business from City Council

Mayor Pro Tem Shari Barr shared that Downtown Live concert from August 8th has been rescheduled and will be held this Thursday August 22nd at 7:00 pm. In addition an event is being held the same evening at the Botanical Gardens on the GSU campus from 6:30 pm – 9:30 pm. Mayor Pro Tem Barr also shared that Village Builders will be hosting a Resource Day on Saturday August 31, 2024 from 10:00 am – 1:30 pm at Pinewood Manor located on Packinghouse Road.

Councilmember John Riggs thanked City employees and first responders for their quick responses and hard work during Tropical Storm Debby.

Mayor Jonathan McCollar extended his thanks to City staff for their proactive preparation before the storm and their quick responses during the storm. He also thanked other community emergency response organizations such as VOAD and the Emergency Response team who helped during and after the storm.

20. City Managers Comments

City Manager Charles Penny shared that a ribbon cutting will take place at the BIG Campus expansion on Tuesday, August 27, 2024 at 10:00 am.

21. Public Comments (General):

Annie Bellinger spoke about her concerns with the water issues in her neighborhood and that the pipe near her home is too small and needs to be replaced.

Sue Palmer spoke about her concerns with garbage cans being in the road at all times.

22. Consideration of a Motion to enter into Executive Session to discuss “Personnel Matters” in accordance with O.C.G.A 50-14-3(b).

At 6:19 pm a motion was made to enter into executive session.

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

At 6:27 pm a motion was made to exit executive session.

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

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

23. Consideration of a Motion to Adjourn

A motion was made to adjourn.

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

The meeting was adjourned at 6:27 pm.

Jonathan McCollar, Mayor

Leah Harden, City Clerk