

**CITY OF NEWNAN, GEORGIA**  
**REGULAR COUNCIL MEETING**

**JANUARY 14, 2020**

The regular meeting of the City Council of the City of Newnan, Georgia was held on Tuesday, January 14, 2020 at 2:30 p.m. in the Richard A. Bolin Council Chambers of City Hall with Mayor Keith Brady presiding.

**CALL TO ORDER**

Mayor Brady called the meeting to order and delivered the invocation.

**PRESENT**

Mayor Keith Brady: Council members present: Ray DuBose; George Alexander, Cynthia E. Jenkins; Paul Guillaume; Rhodes Shell and Dustin Koritko. Also present: City Manager, Cleatus Phillips; City Clerk, Della Hill; City Planner, Chris Cole; Assistant City Manager, Hasco Craver; City Attorney, Brad Sears and Police Chief, Douglas (Buster) Meadows.

**MINUTES – PUBLIC HEARING BUDGET 2020– DECEMBER 10, 2019**

Motion by Councilman DuBose, seconded by Councilman Koritko to dispense with the reading of the minutes of the Public Hearing on December 10, 2019 on the 2020 Budget and adopt them as presented.

**MOTION CARRIED. (7 – 0)**

**MINUTES – REGULAR MEETING – DECEMBER 10, 2019**

Motion by Councilman Guillaume, seconded by Councilman Koritko to dispense with the reading of the minutes of the Regular Council meeting for December 10, 2019 and adopt them as presented.

**MOTION CARRIED. (7 – 0)**

**CITY MANAGER**

The City Manager announced a meeting tonight, January 14, 2020 at 6:00 pm at Newnan Center and Thursday, January 16, 2020 at 6:00 pm at 25 LaGrange Street (City Council Chambers) for public input session on the Newnan Entertainment and Sports Facility.

**SUBSTANDARD STRUCTURES – STATUS REPORTS – 280 W WASHINGTON ST, 18 BERRY AVENUE, AND 6 GLENN STREET**

The Code Enforcement Officer stated these properties have been before Council in Public Hearings.

<u>Property</u>	<u>Owner</u>	<u>Status</u>	<u>Resolution Deadline</u>
280 W Washington St	Irvin Jones Estate	Progress made	03/23/2020
18 Berry Ave	Dan Moten	No progress	02/24/2020

6 Glenn St

D Free Mgt

Progress made

02/25/2020

No Action required.

**SUBSTANDARD STRUCTURE – EXTENSION – 33 HARDAWAY STREET**

The Code Enforcement Officer Informed Council the owner is requesting an extension of thirty (30) days for family to resolve issue to complete sale transaction.

Motion by Councilman Shell, seconded by Councilman Alexander to approve an extension for thirty (30) days for structure located at 33 Hardaway Street to resolve family issue to complete sale transaction.

**MOTION CARRIED. (7 – 0)**

**SUBSTANDARD STRUCTURE – EXTENSION – 15 ELM CIRCLE**

The Code Enforcement Officer Informed Council the owner is requesting an extension of sixty (60) days to complete the repairs. Progress has been made on the structure.

Motion by Councilman Koritko, seconded by Councilman Shell to approve an extension for sixty (60) days for owner to complete the repairs on 15 Elm Circle.

**MOTION CARRIED. (7 – 0)**

**AWARD CONTRACT - PROFESSIONAL ARCHITECTURAL SERVICES FOR PICKLE BALL FACILITY**

The Assistant City Manager stated in response to the Newnan City Council's directive, prepared and released a Request for Proposals (RFP) for Professional Architectural Services – Newnan Parks Pickle Ball Facility. We received six (6) proposals. City Staff recommends awarding the professional architectural contract to Hughes, Good, O'Leary & Ryan, Inc. for \$149,500.

Motion by Councilman Guillaume, seconded by Councilman Shell to award the contract for the Professional Architectural Services for the Newnan Parks Pickle Ball Facility to Hughes, Good, O'Leary & Ryan, Inc for \$149,500.

**MOTION CARRIED. (7 – 0)**

**VISTOR – LIGHTS ON TREES DOWNTOWN**

Ms. Norma Haynes is requesting lighting the trees in downtown on the weekends. (Friday, Saturday and Sunday nights).

Motion by Mayor Pro Tem Jenkins, seconded by Councilman Alexander instructed Staff to move forward with lighting the trees in downtown during the weekends on Friday, Saturday and Sunday nights.

**MOTION CARRIED. (7 – 0)**

**ADJOURNMENT -SINE DIE**

Mayor Brady adjourned – Sine Die

**CALL TO ORDER**

Mayor Brady called the meeting to order for January 14, 2020.

**SWEARING IN CEREMONY**

The City Attorney stated George Alexander, Cynthia Jenkins, Dustin Koritko and Paul Guillaume have been duly sworn in.

**APPOINTMENT – MAYOR PRO- TEM**

Motion by Councilman Koritko, seconded by Councilman Guillaume to appoint George Alexander as senior member of Council and going forward rotate by seniority as Mayor Pro Tem for a one-year term. Opposed: Jenkins and Brady.

**MOTION CARRIED. (5 – 2)**

Ms. Jenkins indicated she had not been part of the Council's decision to change the Mayor Pro Tem selection process and asked the Council to deny the motion. I am not sure this is the best way to administer the appointment. Changing the position has always been a decision made by this body. This motion has moved into the realm of a change of public policy. Her main objection is that members bypassed the Council's usual decision making. She feels the process involves bringing ideas to the table, with concerns publicly and consulting City staff including the City attorney before moving forward with a vote. The right thing is to go through our process and include the proper due diligence process and inclusion of all voices at the table.

Mayor Brady directed Staff to add the Mayor Pro Tem selection criteria to the agenda for the Council's February retreat.

**APPOINTMENTS – DEPARTMENT HEADS**

The City Manager recommended all current department heads be re-appointed for year 2020.

Motion by Councilwoman Jenkins, seconded by Councilman Koritko to approve the recommendation by City Manager to re-appoint all current Department Heads for year 2020.

**MOTION CARRIED. (7 – 0)**

**APPOINTMENT – CITY ATTORNEY**

Motion by Councilman Alexander, seconded by Councilman Koritko to re-appoint Brad Sears as City Attorney for year 2020.

**MOTION CARRIED. (7 – 0)**

**APPOINTMENT – MUNICIPAL COURT JUDGE**

Motion by Councilman Alexander, seconded by Councilman Koritko to re-appoint Clay Collins as Municipal Court Judge for year 2020.

**MOTION CARRIED. (7 – 0)**

**APPOINTMENT – MUNICIPAL COURT JUDGE PRO TEM**

Motion by Councilwoman Jenkins, seconded by Councilman Alexander to re-appoint Rufus Smith as Municipal Court Judge Pro Tem for year 2020.

**MOTION CARRIED. (7 – 0)**

**APPOINTMENTS – PARKS COMMISSION**

Motion by Mayor Brady, seconded by Councilman Alexander to re-appoint Ann Yancey to the Parks Commission for another three-year term.

**MOTION CARRIED. (7 – 0)**

Motion by Councilman DuBose, seconded by Councilman Guillaume to re-appoint Martin Smith to the Parks Commission for another three-year term.

**MOTION CARRIED. (7 – 0)**

Mayor Brady asked the City Manager to place Councilman Koritko's appointment to the Parks Commission on the agenda for the next meeting.

**APPOINTMENTS – PLANNING COMMISSION**

Motion by Mayor Brady, seconded by Councilwoman Jenkins to re-appoint Clay McEntire to the Planning Commission for another three-year term.

**MOTION CARRIED. (7 – 0)**

Motion by Councilman Shell, seconded by Councilman Alexander to re-appoint Fred E. Hamlin III for another three-year term.

**MOTION CARRIED. (7 – 0)**

Mayor Brady asked the City Manager to place Councilwoman Jenkins appointment to the Planning Commission on the agenda for the next meeting.

**APPOINTMENT – HOUSING AUTHORITY**

Mayor Brady re-appointed Otis Jones III to the Housing Authority for another five-year term. No action required.

**APPOINTMENTS TREE COMMISSION**

Mayor Brady asked the City Manager to place his appointment and Councilman Koritko's appointment to the Tree Commission on the agenda for the next meeting.

**APPOINTMENT – CULTURAL ARTS COMMISSION – REPLACING (JOANNA HARVEY)**

Mayor Brady asked the City Manager to place Councilman Koritko appointment to the Cultural Arts Commission on the agenda for the next meeting.

**SCHEDULE CITY FLOATING HOLIDAY – 2020**

Motion by Councilman Alexander, seconded by Councilman Koritko to approve the request to set February 17, 2020 for the City Floating Holiday for 2020

**MOTION CARRIED. (7 – 0)**

**RESOLUTION – 2020 PAY PLAN**

Motion by Councilman Alexander, seconded by Councilman Guillaume to adopt a Resolution for the 2020 Pay Plan as presented.

**MOTION CARRIED. (7 - 0)**

**SPEED RESTRICTION UPDATE & RADAR USAGE**

Motion by Councilman DuBose, seconded by Councilman Koritko to approve the list of Minimum Speed Restriction for approved roadways to use Radar and Lidar speed measurement tools.

**MOTION CARRIED. (7 – 0)**

**ORDINANCE – ADOPTION OF BUDGET – FISCAL YEAR BEGINNING JANUARY 1, 2020 – DECEMBER 31, 2020**

Motion by Councilman Shell, seconded by Councilman Koritko to adopt an Ordinance for 2020 Budget effective for the Fiscal Year beginning January 1, 2020 – December 31, 2020 as presented.

**MOTION CARRIED. (7 – 0)**

**ICMA-RC LOAN AGREEMENT AMENDMENT**

Motion by Councilman Guillaume, seconded by Councilman Shell to approve the ICMA-RC Loan Agreement Amendment for optional retirement plan to allow for non-emergency employee loans.

**MOTION CARRIED. (7 – 0)**

**PUBLIC HEARING/ALCOHOL BEVERAGE LICENSE – ARA FOODS LLC DBA NEWELL GROCERY – 45 ROBINSON STREET SUITE A**

Mayor Brady opened a public hearing on the application for a Retail Off Premise (Package) sales license of malt beverages and wine for ARA Foods, LLC dba Newell Grocery located at 45 Robinson Street, Suite A.

A representative was present for the hearing. No one spoke for or against the application. Mayor Brady closed the public hearing. The City Clerk advised that all the documentation had been received and everything was in order. Ms. Carol Newell, owner of property, stated her late husband operated the grocery store and it is very important to that community.

Motion by Councilman Shell, seconded by Councilman Alexander to approve the application for a Retail Off Premise (Package) sales of malt beverages and wine license for ARA Foods LLC, dba Newell Grocery located at 45 Robinson Street, Suite A.

**MOTION CARRIED. (7 – 0)**

**PUBLIC HEARING – AMENDMENT TO CAPITAL IMPROVEMENTS ELEMENT (CIE)  
AND SHORT-TERM WORK PROGRAM (STWP)**

Mayor Brady open a public hearing on the minor amendment to the Capital Improvements Element (CIE) and Short-Term Work Program.

The City Planner stated the City is requesting to amend the 2019 CIE/STWP in advance of the upcoming 2020 Community Development Block Grant (CDBG) application. All local governments must hold two public hearings prior to amending the CIE/STWP. The first public hearing is to advise the public that the City is undertaking a minor amendment to the CIE and STWP portions of its 2016 Comprehensive Plan to discuss the purpose of these documents, and to welcome community input on any issues related to these documents. The second public hearing will take place at the February 11, 2020 Council meeting. At the second public hearing the updated document will be presented.

Mayor Brady closed the public hearing.

**SCHEDULE PUBLIC HEARING – 69 MARTIN LUTHER KING JR DRIVE**

The Code Enforcement Officer informed Council an inspection by the Building Department was conducted and found the property to be unsafe. He is requesting a public hearing be scheduled for February 25, 2020.

Motion by Councilman Alexander, seconded by Councilman Koritko to schedule a public hearing on the substandard structure located at 69 Martin Luther King Jr Drive for February 25, 2020.

**MOTION CARRIED. (7 – 0)**

**SCHEDULE PUBLIC HEARING – 21 BERRY AVENUE**

The Code Enforcement Officer informed Council an inspection by the Building Department was conducted and found the property to be unsafe. He is requesting a public hearing be scheduled for February 25, 2020.

Motion by Councilman Guillaume, seconded by Councilman Koritko to schedule a public hearing on the substandard structure located at 21 Berry Avenue for February 25, 2020.

**MOTION CARRIED. (7 – 0)**

**OFF AGENDA**

Ms. Kimberly Burroughs Debrow, resident 59 Wesley Street, stated she and husband are both attorneys and are raising a family in Newnan. She stated Newnan is in good hands. I am here asking Council to look into the proper policy of electing a Mayor Pro Tem. This seems unfair that the adoption of a new procedure did not acknowledge the 14 years of

service of former Mayor Pro Tem and the wisdom. She has represented the community well and has been an example for other young ladies. I hope this body makes the right decision.

**WORK SESSION**

The City Manager stated health care continues to increase and is getting close to 25% of General Fund. More organizations are moving from fully insured to self-insured programs.

Michael Berman, Merlinos & Associates, consulting firm, indicated he was engaged to perform an actuarial study to assess the feasibility of the City moving to self-insurance medical coverage in 2021. His firm is a consulting firm with more than 50 actuarial professionals. On an average, companies see between 10% and 15% in savings their first year switching to self-insured. Some other benefits to self-insured are ability to customize the medical and pharmacy plan designs, getting access and control of your claims data, no longer subject to state mandated benefits, not subject to state health insurance premium taxes and removal of profit margin and retention fees charged by carriers. In order to mitigate potential large swings in claim payments, self-insured employers usually purchase Stop Loss Reinsurance coverage. Based on results of the analysis at least 72% of the time switching to self-insured coverage will save the City money compared to current coverage.

The City Manager recommends hiring an Insurance Broker firm in order to move forward with the process. Staff is working on a draft RFP at this time.

Motion by Councilman Guillaume, seconded by Councilman Alexander to instruct Staff to move forward with hiring Self-Insurance Broker.

**MOTION CARRIED. (7 – 0)**

**ADJOURNMENT**

Motion by Councilman Alexander, seconded by Councilman Koritko to adjourn the Council meeting at 4:24 pm.

**MOTION CARRIED. (7 – 0)**

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Della Hill, City Clerk

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Keith Brady, Mayor