



Newnan City Council Meeting  
(Unfinished Business - Sine Die)

JANUARY 14, 2020

Newnan City Hall  
Richard A. Bolin Council Chambers  
25 LaGrange Street  
2:30 PM

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**CALL TO ORDER**

**INVOCATION**

**READING OF MINUTES**

- A. Minutes from FY2020 Budget Public Hearing Meeting on December 10, 2019
- B. Minutes from Regular Meeting on December 10, 2019

**REPORTS ON OPERATIONS BY CITY MANAGER**

**REPORTS AND COMMUNICATIONS FROM MAYOR**

**UNFINISHED BUSINESS**

- C. Status Reports: 280 W Washington St, 18 Berry Ave, 6 Glenn St
- D. 33 Hardaway St - Owner update and request for extension.
- E. 15 Elm Cir - Owner update and request for extension
- F. Consideration of Award of Professional Architectural Services Contract for Pickle Ball Facility

**MOTION TO ENTER INTO EXECUTIVE SESSION**

- G. Motion to Enter into Executive Session

**ADJOURNMENT**

A special meeting of the City Council was held on Tuesday, December 10, 2019 at 6:00 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 indicated that the purpose of the meeting was to hold a public hearing for the 2020 budget.

**PRESENT**

Mayor Keith Brady. Council members present: Ray DuBose; George Alexander; Dustin Koritko; Paul Guillaume; Rhodes Shell and Cynthia Jenkins. Also present were City Manager, Cleatus Phillips; City Clerk, Della Hill, and Assistant City Manager, Hasco Craver: City Attorney, Brad Sears and Deputy Chief of Police Jay LaChance and Deputy Chief of Police Mark Cooper.

**PUBLIC HEARING – 2020 BUDGET**

Mayor Brady opened a public hearing on the 2020 Budget and asked if anyone present would like to speak on the 2020 Budget.

The City Manager presented highlights of some of the aspects of the 2020 Budget totaling \$42,552,246. This is a 6% increase from 2019. This document achieves many goals set by the City, it offers excellent levels of service to our citizens, provides our employees with the motivation and resources to excel in their responsibilities, utilizes a diverse revenue stream, and maintains our low tax rate. There are six (6) full-time positions: one (1) Firefighter, (2) Police officers, one (1) Facilities maintenance technician, and two (2) Street maintenance workers. The budget includes a 5% pay adjustment for all existing employees. The budget also includes a 12% adjustment for the starting pay of police officers and firefighters. The adjustment is necessary for the recruitment and retention of new hires. I also remain confident that the budget is again well positioned to protect our long-

term financial position in the event we start to see a decline in the economy. For over thirty (30) years the City has received the Distinguished Budget Presentation Award. A lot of hard work goes into this document.

Seeing no one come forward Mayor Brady closed the public hearing.

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Della Hill, City Clerk

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Keith Brady, Mayor

The regular meeting of the City Council of the City of Newnan, Georgia was held on Tuesday, December 10, 2019 at 6:30 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, Paul Guillaume; Dustin Koritko; Rhodes Shell; George Alexander and Cynthia E. Jenkins. Also present: City Manager, Cleatus Phillips; City Clerk, Della Hill; Planning Director, Tracy Dunnavant; Assistant City Manager, Hasco Craver; City Attorney, Brad Sears and Deputy Police Chiefs, Jay LaChance and Mark Cooper.

**MINUTES – REGULAR COUNCIL MEETING – NOVEMBER 26, 2019**

Motion by Councilman DuBose, seconded by Councilman Koritko to dispense with the reading of the minutes of the Regular Council meeting for November 26, 2019 and adopt them as presented.

**MOTION CARRIED. (7 – 0)**

**PRESENTATION – BEHALF OF ROTARY**

Garnett Reynolds, President, on behalf of the Rotary Club, noted this is their 95<sup>th</sup> Birthday. They want to uphold growth and give back to the Community. We have a thirty (30) year relationship with the City. Without their support we would not be able to have the July 4<sup>th</sup> Fireworks. He thanked the City for their partnership with the Rotary Club and presented a plaque to Mayor Brady.

**RECOGNITION – 2019 NEWNAN CITIZEN ACADEMY GRADUATES**

The Assistant City Manager recognized 10 members that attended the “Newnan Citizen Academy” that the City provides to educate and inform them about all aspects of City government in Newnan. The participants are given the opportunity to tour City facilities and hear directly from department managers, professional staff and elected officials. We look forward to have them volunteer in the future. He thanked Ashley Copeland for her hard work on the program.

**APPOINTMENT – EXPLORE NEWNAN-COWETA, INC**

Mayor Brady volunteered to serve the first three (3) year term for Explore Newnan-Coweta, Inc. After the first term allow Council members to rotate. Others on the committee are Cleatus Phillips and Michael Fouts.

Motion by Councilman Shell, seconded by Mayor Pro Tem Jenkins to appoint Mayor Brady to Explore Newnan-Coweta, Inc for a three-year term.

**MOTION CARRIED. (7 – 0)**

**PINNING/ PROMOTION - LIEUTENANT – SGT. DAVID SCHREPFER**

Deputy Police Chief Jay LaChance indicated Sgt Schrepfer has 21 years of experience in public safety, 15 years are with the City. He brings knowledge and dedication to the team. His Mom, Debbie and wife Amanda pinned his badge.

**RESOLUTION –2020 NEWNAN CITY COUNCIL MEETING SCHEDULE**

Motion by Councilman Alexander, seconded by Councilman Guillaume to adopt the Resolution for the 2020 Newnan City Council meeting schedule.

**MOTION CARRIED. (7 – 0)**

**ANNUAL AUDIT – RECOMMENDATION AND SELECTION FOR VENDOR**

Motion by Councilman Alexander, seconded by Councilman Koritko to award the contract as presented for the Audit to Clifton, Lipford, Hardison and Parker.

**MOTION CARRIED. (7 – 0)**

**INFORMATION ONLY – REZONING REQUEST RZ2019-10 ADEVCO CORPORATION FOR 2.65 ACRES LOCATED ON ASHLEY PARK BLVD. (PLANNING COMMISSION)**

No Action.

**ORDINANCE – REVISION – SECTION 3-28 – ALCOHOL CATERING LICENSE**

Motion by Councilman Alexander, seconded by Councilman Guillaume to adopt the revision to the Ordinance, section 3-28 Alcohol Catering License as presented.

**MOTION CARRIED. (7 – 0)**

**CONSIDERATION – AUTHORIZING THE EXECUTION OF DOCUMENTS RELATED TO APPROVED REAL ESTATE AUCTION AND THE RELESE OF KNOW LIENS**

Motion by Councilman Shell, seconded by Councilman Koritko to authorize the Mayor to Execute the documents related to approved Real Estate Auction for property and release of known liens. Funds are to be dedicated to Urban Redevelopment Commission.  
Opposed: Jenkins.

**MOTION CARRIED. (6 – 1)**

**PUBLIC HEARING – ALCOHOL BEVERAGE LICENSE - CVS PHARMACY #7216**

Mayor Brady opened a public hearing on the application for a Retail Off Premise (Package) Sales of Malt Beverage and Wine License for transfer of Licensee and License Representative for CVS Pharmacy #7216 located at 239 Temple Avenue.

A representative of applicant 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.

Motion by Councilman DuBose, seconded by Councilman Koritko to approve the application for a Retail Off Premise (Package) Sales of Malt Beverages and Wine License to transfer the Licensee and License Representative for CVS Pharmacy #7216 located at 239 Temple Avenue.

**MOTION CARRIED. (7 – 0)**

**PUBLIC HEARING – ALCOHOL BEVERAGE LICENSE – CVS PHARMACY #8907**

Mayor Brady opened a public hearing on the application for a Retail Off Premise (Package) Sales of Malt Beverage and Wine License for transfer of Licensee for CVS Pharmacy #8907 located at 395 Jackson Street.

A representative of applicant 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.

Motion by Councilman DuBose, seconded by Councilman Koritko to approve the application for a Retail Off Premise (Package) Sales of Malt Beverage and Wine License for transfer of Licensee for CVS Pharmacy #8907 located at 395 Jackson Street.

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

**PUBLIC HEARING – ALCOHOL BEVERAGE LICENSE – CVS #962**

Mayor Brady opened a public hearing on the application for a Retail Off Premise (Package) Sales of Malt Beverage and Wine License for a transfer of Licensee for CVS Pharmacy #962 located at 1035 Lower Fayetteville Road.

A representative of applicant 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.

Motion by Councilman Guillaume, seconded by Councilman Shell to approve the application for a Retail Off Premise (Package) Sales of Malt Beverage and Wine License for transfer of Licensee for CVS Pharmacy # 962 located at 1035 Lower Fayetteville Road.

**MOTION CARRIED. (7 – 0)**

**PUBLIC HEARING – ALCOHOL BEVERAGE LICENSE – ALDI, INC. #8**

Mayor Brady opened a public hearing on the application for a Retail Off Premise (Package) Sales of Malt Beverage and Wine License for a transfer of Licensee for ALDI, Inc. #8 located at 1064 Highway 34 E.

A representative of applicant 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.

Motion by Councilman Shell, seconded by Councilman Koritko to approve the application for a Retail Off Premise (Package) Sales of Malt Beverage and Wine License for a transfer of Licensee for ALDI, Inc #8 located at 1064 Highway 34 E.

**MOTION CARRIED. (7 – 0)**

**SECOND AND FINAL READING – ORDINANCE TO AMEND ZONING MAP LOCATED AT THE INTERSECTION OF BULLSBORO DRIVE AND ASHLEY PARK DRIVE, CONTAINING 22.456± ACRES**

Mayor Brady turned the meeting over to Mayor Pro Tem Jenkins his firm has a broker representing the buyer.

Motion by Councilman Shell, seconded by Councilman Guillaume to adopt an Ordinance to amend the Zoning map for property located at the Intersection of Bullsboro Drive and Ashley Drive containing 22.456± acres on second reading. Recuse: Brady. Opposed: Alexander and Koritko.

**MOTION CARRIED. (4 – 2 - 1)**

**PUBLIC HEARING – RZ2019-08 BY EDWARDS 6 LLC. 2.15± ACRES LOCATED ON SUMMERLIN BOULEVARD – ORDINANCE**

Mayor Brady open a public hearing on the rezoning of 2.15 acres located on Summerlin Boulevard.

The Planning Director stated this is a request by John Edwards on behalf of Edwards6, LLC to rezone 2.15 acres located on Summerlin Boulevard from OI-1 (Low Density Office and institutional District) to CCS (Community Shopping Center District) for the purpose of constructing a restaurant (Palmers). The tract is currently vacant and sits just north of the

new gastroenterology business on Lower Fayetteville Road. There are several site constraints including a private drive, a stream buffer, and utility easements. (show concept plan). The entrance to the restaurant will be from the private drive running through the property which allows access via both Summerlin Boulevard and Lower Fayetteville Road. The proposed use would be primarily surrounded by commercial and office uses with CCS and OI-1 zoning designations. Staff feels a restaurant would be a suitable use for the tract. The greatest impact resulting from the rezoning would be additional traffic. The existing trips reflected in the traffic generation summary are based on a general office use. The property could be used as currently zoned. The Police Chief and Fire Chief indicated their departments will be able to service the development. Newnan Utilities will provide water and sewer for the project. Since the project is commercial, the development will have no impact on the Coweta County School System. The development plan shall follow and comply fully with the Georgia Storm Water Management Manual latest edition. ADA compliant five (5) foot sidewalks shall be provided along all street frontage both public and private streets. Since this property would be a "single service use" in the Lower Fayetteville Road area and the future land use map shows the tract as future commercial, it would be compatible with the purpose and intent of the Comprehensive Plan. This subject property was given a commercial designation by the City Council in the update of its Comprehensive Plan in 2016. Both the Comprehensive Plan and the Zoning Map show this area as a commercial center designed to serve the neighboring communities. Even though additional traffic will be generated, the Engineering Department has indicated that the adjacent roads can handle this traffic but could see an increased delay. After assessing the project based on the standards to be considered for rezoning request, Staff found that the development meets 7 of the 8 standards. The Planning Commission at their November 12, 2019 meeting held a public hearing regarding the request and voted unanimously to recommend approval with the following conditions:  
The final site plan must be consistent with the conceptual site plan that was submitted as part of the application specifically with regards to the relationship of the way the building and parking lot will be positioned on the site.

Applicant

George Harper, representing John Edwards, informed Council they are planning to build an upscale restaurant (Palmers). There will be a covered secluded outdoor area. There is about one-half acre or more stream buffer.

No Opposition

Mayor Brady closed the public hearing.

Motion by Councilman Shell, seconded by Councilman Koritko to approve the report from the Planning Commission.

**MOTION CARRIED. (7 – 0)**



Motion by Councilman Alexander, seconded by Councilman DuBose to adopt an Ordinance to rezone 2.15 acres located on Summerlin Boulevard with conditions as presented.

**MOTION CARRIED. (7 – 0)**

**STATUS REPORTS – 33 HARDAWAY STREET, 280 W WASHINGTON STREET, 18 BERRY AVENUE, 15 ELM CIRCLE, 6 GLENN STREET AND 8 GLENN STREET**

The Code Enforcement Officer stated these properties have been before Council with public hearings.

<u>Property</u>	<u>Owner</u>	<u>Status</u>	<u>Resolution Deadline</u>
33 Hardaway Street	Annie Cook Est	For Sale	01/13/2020
280 W Washington	Irvin Jones Estate	Progress Made	03/23/2020
18 Berry Ave	Dan Moten	No Progress	02/24/2020
15 Elm Circle	Doug Frost	Progress made	01/13/2020
6 Glenn	D Free Mgt LLC	Progress made	02/25/2020
8 Glenn	D Free Mgt LLC	Completed	12/27/2019

No action required

**REQUEST – SOUTHERN RIDERS RC - HOLD A “TOY RUN” – THROUGH DOWNTOWN NEWNAN**

Motion by Councilman Shell, seconded by Councilman Koritko to approve the request from Southern Riders RC to hold a “Toy Run” from Harley Davidson on Hwy 16 through downtown Newnan to Department of Family and Children Services on Hwy 29 on Sunday December 15, 2019 beginning at 1:00 pm.

**MOTION CARRIED. (7 – 0)**

**COUNCIL REMARKS**

Councilman Alexander asked Staff to look at upgrading ordinance regarding prospective homes being demolished that were constructed prior to 1940. We need clarifications on additions made to those homes after 1960.

Mayor Pro Tem Jenkins feels we need a work shop or retreat on the Cottage ordinance. She would like an updated map on the Zoning changes.

Councilman Koritko thanked Staff for the outstanding job running the City. The Fire and Police Department did an outstanding job on house fire last week there were no lives lost.

**MOTION EXECUTIVE SESSION**

Motion by Mayor Pro Tem Jenkins, seconded by Councilman Koritko that we now enter into closed session as allowed by O. C. G. A. §50-14-4 and pursuant to advice by the City Attorney, for the purpose of discussing real estate and legal issues and that we move, in open session to adopt a resolution authorizing and directing the Mayor or presiding officer to execute an affidavit in compliance with O. C. G. A. §50-14-4, and that this body ratify the actions of the Council taken in closed session and confirm that the subject matters of the closed session were within exceptions permitted by the open meetings law at 7:50 pm.

**MOTION CARRIED. (7 – 0)**

**RESOLUTION/MAYOR'S AFFIDAVIT FOR EXECUTIVE SESSION**

Motion by Mayor Pro Tem Jenkins, seconded by Councilman Koritko to adopt the resolution authorizing the Mayor to execute the affidavit stating that the subject matter of the closed portion of the Council meeting was within the exceptions provided by O. C. G. A. §50-14-4(b)

**MOTION CARRIED. (7 – 0)**

**ADJOURNMENT**

Motion by Councilman DuBose, seconded by Councilman Alexander to adjourn the Council meeting at 8:00 pm.

**MOTION CARRIED. (7 – 0)**

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Della Hill, City Clerk

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Keith Brady, Mayor

# City of Newnan, Georgia – Mayor and Council



Date: January 14, 2020

Agenda Item: 280 West Washington St., 6 Glenn St, 18 Berry Ave

Prepared and Presented by: Matt Murray, Code Enforcement Officer

Submitted by: Bill Stephenson, Chief Building Official

**Purpose:** To inform Council of the status of 280 West Washington St., 6 Glenn St and 18 Berry Ave having been before Council in Public Hearings.

**Background:** Date of Status Check: January 7, 2020

<u>Property Address</u>	<u>Owner</u>	<u>Original Hearing</u>	<u>Original # Of Days Allowed</u>	<u>Original Resolution Deadline</u>	<u>Extensions</u>	<u>Updated Resolution Deadline</u>	<u>Status</u>
280 West Washington St	Irvin Jones Estate	February 24, 2015	180 Days	August 23, 2015	180 Days	March 23, 2020	Interior progress
18 Berry Ave	Dan Moten	June 18, 2019	30 days	July 16, 2019	120 days	February 24, 2020	No progress. Potential sale pending.
6 Glenn St	D Free Mgt	August 27, 2019	30 days	September 27, 2019	60 days	Feb 25, 2020	Int/Ext progress

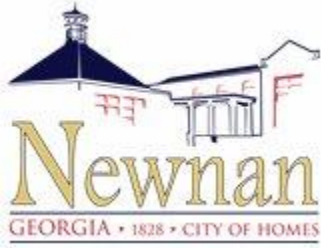
**Options:** 1. Accept status reports, no further action is required.  
2. Other direction from Council.

**Funding:** Not Applicable

**Recommendation:** Staff is requesting Council's approval for Option 1.

**Previous Discussions  
With Council:** All have previous history with Council.

# City of Newnan, Georgia - Mayor and Council



Date: January 14, 2020  
Agenda Item: 33 Hardaway St., Newnan, Ga 30263  
Prepared and Presented by:  
Matt Murray, Code Enforcement Officer  
Submitted by: Bill Stephenson, Chief Building Official

**Purpose:** Owner to request extension concerning the dilapidated structure located at 33 Hardaway St., Newnan, Ga 30263

**Background:** Owner: Annie Pearl Cook Estate  
  
Date Sub-Standard housing file was opened: March 1, 2019.  
Does the cost to bring this structure into compliance by means of repair exceed 50% of the structure's assessed tax value? **YES**

On March 4, 2019 the Building Department conducted an inspection of the premises. The structure has been determined to be unsafe as set forth by City Ordinance Section 5-24. (a), Sub-sections (3, 4, 5, 6, 8, 9, 10).

**Options:**

1. Accept the 30 day extension request from family in order to complete sale transaction.
2. Other direction from Council.

**Funding:** Not Applicable

**Recommendation:** Staff is requesting Council's approval to proceed with Option 1.

## **Previous Discussions with Council:**

April 19, 2019 – Council informed of conditions.

May 7, 2019 – Public Hearing was requested.

June 18, 2019 – Public hearing was held on this property. A 120 day extension was granted.

October 17, 2019 – 90 day extension granted by council.



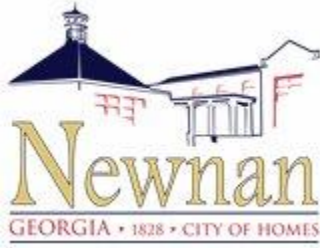








# City of Newnan, Georgia - Mayor and Council



Date: January 14, 2020  
Agenda Item: 15 Elm Cir, Newnan, Ga 30263  
Prepared and Presented by:  
Matt Murray, Code Enforcement Officer  
Submitted by: Bill Stephenson, Chief Building Official

**Purpose:** Owner to update council on status of project and request an extension to repair structure located at 15 Elm Cir, Newnan, Ga 30263

**Background:** Owner: Doug Frost

Date Sub-Standard housing file was opened: July 12, 2018.  
Does the cost to bring this structure into compliance by means of repair exceed 50% of the structure's assessed tax value? **YES**

On November 28, 2018 the Building Department conducted an inspection of the premises. The structure has been determined to be unsafe as set forth by City Ordinance Section 5-24. (a), Sub-sections (3, 4, 5, 6, 8, 9, 10).

**Options:**

1. To approve owner's request for a 60 day extension.
2. Other direction from Council.

**Funding:** Not Applicable

**Recommendation:** Staff is requesting Council's approval to proceed with Option 1.

**Previous Discussions with Council:**

February 20, 2019 – Council informed of conditions.

March 11, 2019 – Public Hearing was requested.

April 23, 2019 – Public hearing held on this property.

August 27, 2019 – New executor appointed. 45 day resolution deadline given to demolish per new executor's direction.

October 8, 2019 – New owner granted 90 day extension deadline by council.







## City of Newnan, Georgia - Mayor and Council

Date: January 14, 2020

Agenda Item: Consideration of Award of Professional Architectural Services Contract for Pickle Ball Facility

Prepared By: Hasco Craver, Assistant City Manager

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**Purpose:** Newnan City Council may consider and award a professional architectural contract for a qualified firm to perform services related to the design of a pickle ball facility in the City of Newnan.

**Background:** Newnan City Council, at the October 22, 2019 City Council Meeting, received a request from a group of citizens interested in the development of a pickle ball facility within the City of Newnan. The Newnan City Council received information related to the growing interest of pickle ball in general as well as the growing interest in the local marketplace. In addition to receiving information related to the popularity and growth of the sport, Newnan City Council members were presented with a conceptual site plan for a multi-court facility located adjacent to the Newnan Public Safety Complex along Joseph Hannah Boulevard.

Newnan City Council, upon receiving the report, engaged in a conversation about the potential development of a local facility. Newnan City Council directed City Staff to solicit proposals from qualified firms to provide a detailed design, which would include a cost estimate. City staff engaged Comprehensive Program Services (CPS) to assist as an owner's representative during the procurement phase of the project. CPS may continue to assist City staff from time-to-time, with the management of the pickle ball facility program and project.

It is important to note that the Newnan City Council instructed staff to complete a design and pricing exercise in advance of presenting a capital project proposal for review and consideration.

City staff, 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 on October 28, 2019. Proposals were due on December 3, 2019. The City of Newnan received six (6) proposals.

The following firms submitted proposals:

McMillan Pazdan Smith  
434 Marietta Street NW  
Suite 105  
Atlanta, GA 30313

Lose & Associates, Inc.  
220 W. Crogan Street  
Lawrenceville, GA 30046

Showalter Architects  
119 Battery Way  
Peachtree City, GA 30269

McFarland-Dyer & Associates, Inc.  
4174 Silver Peak Parkway  
Suwanee, GA 30024

Robertson Loia roof, P.C.  
3460 Preston Ridge Road  
Suite 275  
Alpharetta, GA 30005

Hughes, Good, O'Leary & Ryan, Inc.  
3445 Peachtree Road NE  
Suite 1425  
Atlanta, GA 30326

The recommendation herein is primarily based upon the following elements:

Please note that the firm's fee proposal, while an important factor, is not the sole determining selection element.

**Funding:** SPLOST 2019

**Recommendation:** In an effort to accomplish the objective presented to City Staff at the October 22, 2019 City Council Meeting, City staff recommends awarding the professional architectural contract to Hughes, Good, O'Leary & Ryan, Inc.

**Previous Discussion with Council:** Newnan City Council, received public comments and proposals, in addition to discussing the project, at the October 22, 2019 City Council Meeting.



# City of Newnan, Georgia

## BID OPENING: PICKLE BALL FACILITY DESIGN Tuesday, December 3, 2019 – 10:00 A.M.

BIDDER	BID AMOUNT	COMMENTS
ROBERTSON LOIA ROOF ARCHITECTS & ENGINEERS 3460 PRESTON RIDGE ROAD, SUITE 275 ALPHARETTA GA 30005	\$119,500	
MCMILLAN PAZDAN SMITH ARCHITECTURE P O BOX 5331 SPARTANBURG, SC 29304	\$169,850	
MCFARLAND DYER & ASSOCIATES (MDA) 4174 SILVER PEAK PARKWAY SUWANEE GA 30024	\$174,600	
SCHOWALTER PEACHTREE CITY, GA BEN SHOWALTER 678-364-1599	\$245,200	
LOSE DESIGN (SPACES FOR LIFE) 220 W CROGAN ST. STE. 100 LAWRENCEVILLE, GA 30046	\$175,000	
HGOR ATLANTA, GA	\$149,500	

BIDS OPENED BY



Comprehensive  
Program Services

January 3, 2020

Mr. Cleatus Phillips  
Office of the City Manager  
**City of Newnan**  
25 LaGrange Street  
Newnan, GA 30263

***Re: City of Newnan Pickle Ball Facility Architectural Services with HGOR  
Recommendation.***

Dear Mr. Phillips,

CPS is pleased to offer the following recommendation for the Professional Architectural Services on the above referenced Project based on the proposals received.

After having the Request for Proposal evaluations with the Selection Committee, CPS would recommend the City of Newnan contract with **Hughes, Good, O'Leary & Ryan (HGOR)** to provide architectural services for a total budget of **\$149,500.00**. The two main reasons for this are the following:

- 1- HGOR total evaluation score was the highest among the other bidders with a score of 266.
- 2- HGOR will be hiring Signature Tennis Courts who specializes in these types of projects to assist them throughout the City of Newnan Pickle Ball Facility project.

If you should have any questions, please feel free to call.

Sincerely,

**Comprehensive Program Services, Inc.**

A handwritten signature in black ink, appearing to read "Steven J. Mauro", written over a horizontal line.

Steven J. Mauro PE  
Program Manager

Cc: Ronda Helton, City of Newnan Program Manager  
Hasco Craver, City of Newnan Assistant City Manager  
Eric Johnson, CPS



**Motion to Enter into Executive Session**

I move that we now enter into closed session as allowed by O.C.G.A. §50-14-4 and pursuant to advice by the City Attorney, for the purpose of discussing

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And that we, in open session, adopt a resolution authorizing and directing the Mayor or presiding officer to execute an affidavit in compliance with O.C.G.A. §50-14-4, and that this body ratify the actions of the Council taken in closed session and confirm that the subject matters of the closed session were within exceptions permitted by the open meetings law.

**Motion to Adopt Resolution after Adjourning Back into Regular Session**

I move that we adopt the resolution authorizing the Mayor to execute the affidavit stating that the subject matter of the closed portion of the council meeting was within the exceptions provided by O.C.G.A. §50-14-4(b).