

Regular Council Meeting

April 6, 2021

Meeting called to order by Mayor Harley at 7:02pm.

Invocation given by Mayor Harley.

Pledge of Allegiance led by Councilman Andrews.

Welcome extended to all by Mayor Harley, recognized and welcomed Houston County Chairman Tommy Stalnaker.

Present were Mayor John R. Harley, Councilman Cameron Andrews, Councilman Justin Wright, Councilman J. Micheal Evans, Councilman Edward Armijo and City Attorney Rebecca Tydings.

Public Comments

Adoption of Minutes: Motion made by Councilman Wright to adopt both sets of minutes as written; seconded by Councilman Evans. Motion carried.

- March 2, 2021 Regular Council Meeting
- March 18, 2021 Special Council Meeting

Old Business

None

New Business

Appointment of Centerville Police Chief Effective April 12: Councilman Evans stated that this is an exciting time, before saying anything further, would like to thank Sheriff Talton for their assistance, while searching for a Police Chief. The HCSO's help really enabled the City to get into a position to go through a thorough process in order to find a new Chief who could come into a department that is functioning well and let him go from there. Councilman Wright and I both were involved in the process from start to finish. The City Council made a decision to use the GACP (Georgia Association Chief of Police) to screen applicants in order to find and hire the best qualified candidate. Councilman Evans stated that Mr. Duncan is from Montezuma Ga. and has been in police business for quite a while - since 1996. He has held positions ranging from Patrol Officer, Patrol Sergeant, Investigations Sergeant, Lieutenant of Professional Standards, TAC Officer, Training Officer, Certifications Manager, and lastly Captain of Patrol/Assistant Chief. He has a lot of experience. Most recently, he was with Waynesboro Police Department as a Major, involved quite extensively with the operations of the department and also served as the Agency training officer. A God-fearing man, deacon in his church, has 2 children, a family man. Currently attending the University of Arizona will complete his Master's Degree in Organizational Management, specializing in Human Resource Management in April 2022. Also, a car buff too, enjoys working on his 1967 Chevrolet C-10 truck. Introduced Chief Cedric Duncan, who will officially start on April 12, 2021.

Motion made by Councilman Evans to appoint Cedric Duncan as City of Centerville Police Chief; seconded by Councilman Wright. Motion carried.

MGRC Houston County Comprehensive Plan- Susan Landfried, Senior Government Services & Taylor Stickels, Government Services Specialist: Mr. Taylor Stickels stated that every (5) years the City must do a comprehensive plan update; gave a brief overview of the process. Previous plan was adopted in 2017. Updated plan due February 28, 2022. Comprehensive Plan Components include community goals, needs and opportunities, and community work program. The presentation included the following Centerville timeline:

- April- kick-off, introduce planning process
- April-June-public engagement (public hearing, online survey, event surveying)
- June-stakeholder committee meetings, stakeholder committee for each comp plan topic
- August- Community Work Program
- Oct-December- Review Comp Plan Draft, final public hearing, send plan to DCS for review
- Jan-Feb-Revision and Adoption by City and County

There will be an informational booth at the upcoming Centerville Block party, a table will be set up to get feedback, first public engagement.

Director Hogan stated she had provided information via email to Mayor and Council and that all this information should seem fairly familiar. Very excited about getting public input at the Spring Block Party.

Mayor Harley stated it's an aggressive plan and looking forward to working on it again, citizen input is important.

Councilman Armijo inquired about the categories, did not see Parks and Recreational Department in presentation. Mr. Stickels stated it's in civic life category, but the City has the freedom to move this around as they see fit.

Councilman Andrews stated that historically the city has been involved in GEFA loans and have success with that and paid them back. The city is relatively debt free and in good shape. Do you see the city eligible for a block grant? Mr. Stickels stated "yes". The CDBGs can be small or large. They are available if there is a certain concentration in the city that meets the income threshold. Mrs. Hogan informed all that this has been on the Housing Development radar, the application process is relatively intensive. CDBG grant is a great opportunity for the housing team moving forward.

Power point presentation attached and made part of official minutes.

Awarding of Bid - Annual Audit Services - FYE 21, 22, 23: Councilman Evans reported every year we (city) are required to have an audit. This year Mayor and Council made a decision to get bids on audit services in order to see what was out there. Councilman Evans stated that he has always has felt competition brings down prices. City Accountant Harrison provided a summary of the scoring of the (2) bids received for professional audit services. Mauldin & Jenkins and Nichols Cauley. Mrs. Harrison and other team members of the community scored the RFP (request for proposal). Mauldin & Jenkins received average score of 88. Nichols Cauley & Associates, LLC received a score of 87.75. Both firms have a vast amount of experience and qualified staff. Both firms meet requirements for peer review, both are known in the Southeast

region and have a stellar reputation. Mrs. Harrison and team members looked at the bids, one was lower cost. Recommended to move award bid Mauldin & Jenkins for professional audit services, cost savings of \$5,000 a year.

Motion made by Councilman Evans to award bid to Mauldin & Jenkins as auditor moving forward; seconded by Councilman Andrews. Councilman Andrews stated he has personal connection with Nichols and Cauley, they are my favorite. But over and over again, have been told to put it out for bid, clearly obvious, look at the cost, saving \$15000 for (3) years, \$78,000 vs \$93,000. Councilman Wright stated there is something said for having new eyes, wise decision at this point. Mrs. Harrison informed all that there is another benefit going with this firm, they offer to continuing education to financial staff at no cost. Mayor called for the motion. Motion carried.

Approval of Change Order # 15 For the New Fire Station: Councilman Armijo/ Fire Chief Jones architectural and structure oversight and some minor changes. Chief Jones provided a copy of the list of items and discussed each with Mayor and Council. See below.

1. \$3,396.60 – Add hat channel and drywall to cmu walls in Day Room 127.
2. \$ 564.45 – Add chase wall in women’s 214 due to beam below floor being in the way of the toilet rough in. This work is completed.
3. \$4,200.00 – Add steel supports on (3) folding door head beams for folding door header to attach to.
4. \$3,899.69 – Add ceiling expansion joints in room 125. There will be one from east to west and one from north to south.
5. \$4,966.67 – Change the light switching in the training room and day room as follows (This work is completed):
 - a. Rows of lights in the training room will be individually switched.
 - b. AS lights in the day room will be operated by one switch.
 - c. C & F lights in the Day Room will be operated by one switch.
 - d. A ceiling fan will be added in the Day Room and will be operated by a separate switch.
6. \$ 673.13 – Move 2 pairs of lockers from room 201 to room 124 and reconfigure the lockers to fit the middle of room 201.
7. (\$ 638.00) – Make flooring changes per flooring meeting on 3/11/21 and Revision Bulletin #5.

Total Change Increase \$17,062.54

Motion made by Councilman Armijo to approve; seconded by Councilman Andrews. Motion carried. Copy of list attached and made part of official minutes.

Point of Information/ Approval Uniform Policy: Councilman Armijo recognized Fire Chief Jones. Chief Jones brings this as a point of information; revision to current dress policy adding shorts. Starting in May- September (hot summer months) fire fighters will be allowed to wear city issued shorts. Firefighter Pate here to demonstrate shorts. Chief Jones stated they decided to do a timeframe vs temperature May-September. However, if they have to respond to a call they will change into their bunker pants. Chief Jones stated that he has seen these in other departments and they look really professional.

Award 2021 LMIG Project/ Designate Signatory: Councilman Wright recognized Director of Operations Brumfield. Mr. Brumfield thanked Chairman Stalnaker for all that they have done, really have saved a lot of money for the cities and counties. There was a bid opening. Recommend to accept Reeves bid \$ 144,912.50 and designate mayor to sign all documents necessary to move forward. Motion made by Councilman Wright; seconded by Councilman Andrews. Councilman Wright stated that we love the LMIG program, anytime we can work together and save money it’s a good thing. Mayor Harley thanked Chairman Stalnaker and recognized that he was the primary force in consolidating this program. Thanked him and all

county commissioners for keeping this program going. Mayor Harley called for motion. Motion carried.

Centerville Housing Team Update: Councilman Wright reported that 3 years ago, the City began the Georgia Initiative Housing Program-Centerville Housing. Were able to complete all of the retreats for 2020. Also, some events were held virtually and via conference call meetings. Recognized Director of Marketing Hogan. Mrs. Hogan provided a copy of the virtual work plan-something we will do twice a year. Started February and September of 2019. Informed everyone that Sept 2021 would be the return to back-in-person retreat. Half in person and other half virtual. This team of volunteers are some of local non-profits and community members. The work plan includes the overall objective, improve existing housing opportunities, and create opportunities for new homes, creating stronger engagement for the City of Centerville. The city has continued as a certified alumni community, which gives Mayor and Council the power to Mayor and Council to award a point on affordable housing applications as was done previously with Rea Ventures. Often, this point provides the tipping point for these developers and their applications.

Councilman Wright stated that there have been a number of DCA projects floated through the city. Things we have suggested, attempted and voted down. As we went through this last cycle, they made some changes to the application process, making the process a lot easier to get approved. If you are not familiar with this program it is a federal tax credit, in order to build a type of housing. The reason we put support behind this project, felt that this was the one that was best suited for the wants and needs of the citizens. Want more housing, tension is always where the local populous want this housing. Find a good balance and the developer get the best deal. A good project, fairly unusual to have multiple projects awarded in a short span of time in a community as small as this one. Many folks are concerned that there would be more, thinks this is not the case, will slow down.

Mrs. Hogan stated the project specifically at the Houston Galleria Mall, is only 64 units. We may see some attention, second or third phase. They are more advanced in their application phase than any other application would be. Other projects we have been able to accomplish with the housing team. Really focusing on the housing stock, rehabilitation. Recruited a new housing team with Sentry Oaks, raised donations to fix the sign and landscaping. Wanted to share this Mayor and Council. Including information about the CHIP grant. Last formal work plan and wrapping up that program.

Award Certificate of Distinction: Mayor Harley stated the Harold F. Holtz Municipal Training Institute is a series of training programs designed to help city officials enhance their knowledge and skills in municipal related matters. The Municipal Training Institute is operated through a partnership between the Georgia Municipal Association and the University of Georgia's Carl Vinson Institute of Government. There are 5 levels of the program. Certificate of Recognition, Certificate of Achievement, Certificate of Excellence, Certificate of Distinction and Certificate of Dedication. Mayor Harley presented the award to Councilman Andrews and informed everyone that he is the second member of the Governing Authority to receive the Certificate of Distinction.

Announcement Post 1: Councilman Andrews made the following statement: "After nearly 20 years of service to the community, I have decided to step down and give someone else the privilege of serving." Informed everyone that he and his wife are moving to Elko, a dream of theirs to own property and move to the country. Very excited. Councilman Andrews thanked members of staff for their leadership, integrity and friendship. This announcement will serve as his retirement of Post 1 seat effective after the executive session and council meeting.

Mayor Harley reminded Councilman Andrews that he also had served on the Planning and Zoning Board.

Mayor Harley recognized Houston County Chairman Stalnaker. Chairman Stalnaker stated he was honored to be here tonight. Councilman Andrews announcement, reminded all what he has meant to City of Centerville, he has given 20 years of his life. The City of Centerville is better today than it was when Councilman Andrews got here. Believes Councilman Andrews directly had an impact. We all need to remember that we work for the people, they don't work for us, and he realizes he works for the people. He will be missed, always has been energetic, and wants to get things done. There are two things that will be fond memories for him: Church Street in front of city hall, his hand touched this project. Also, the park, fantastic facility, he will say I was there when that was accomplished. You will be missed, glad you are staying in Houston County, and you will continue to give great contributions to the county. Chairman Stalnaker presented gift of 3 coins to Councilman Andrews.

Qualifying Fee Special Election June 15, 2021: Councilman Evans recognized City Clerk Bedingfield who informed all that due to Councilman Andrews' retirement, a Special Election will be held on June 15, 2021 to fill the remainder of the term of the Post 1 seat. Mrs. Bedingfield provided a copy of the ad that will run in the Houston Home Journal on Saturday April 10.

Qualifying for the special election shall be held at the City of Centerville, City Hall, City Clerk's Office, 300 E Church Street, beginning at 8:30am on April 26, 2021 and ending at 4:30pm on April 28, 2021 (allowing one hour each day for lunch from 1-2). The qualifying fee, set by Mayor and Council on April 6, 2021 shall be one hundred eighty dollars. (\$180.00.)

All persons who are not registered to vote and who desire to register to vote in the special election may register to vote through the close of business on May 17, 2021. Early voting will be held May 24-June 11, 2021 (8am-5pm). Polls will be open from 7:00am until 7:00pm on Election Day.

Should a run –off election be required, such runoff election will be held on July 13, 2021.

City Clerk Bedingfield stated it would be appropriate at this time to entertain a motion to set the Qualifying fee for Post 1 seat in the amount of \$180.00. Motion made by Councilman Evans to approve; seconded by Councilman Wright. Councilman Andrews Post 1 recused himself. Motion carried.

Comments from Council

Post 1 Councilman Andrews, no comment.

Post 2 Councilman Wright, recognized Councilman Andrews a colleague, friend, co-laborer, treated me like an equal - forever grateful to him.

Post 3 Councilman Evans, stated he appreciated Councilman Andrews. One of the people who spear headed a lot of things. Have had some disagreements but always worked through them. Has been a pleasure to serve with you.

Post 4 Councilman Armijo, stated that he wished Councilman Andrews and wife (Angie) the very best. Has been a pleasure to serve, learned a lot of things, appreciate all of your time and work we have put in together. Very special person.

Reminded everyone that April 10 is clean-up day.

Also, asked everyone to take a moment of silence in memory Ben Gleaton and Christopher Knight.

Mayor Harley, stated Councilman Andrews and I have had some interesting times over the years. Appreciate you and often times made me look at things in a different perspective, this comes from all the time you have served and training. You have been an influence since I have known you. Wish you and Angie all the best.

Executive Session-Personnel Matters: Councilman Wright made motion to enter into executive session at 8:08pm; seconded by Councilman Evans. Motion carried.

Mayor and Council reconvened at 8:49pm.

Affidavit & Resolution: City Attorney Tydings read resolution. Motion to approve resolution made by Councilman Wright; seconded by Councilman Evans. Motion carried. Affidavit executed by Mayor Harley and notarized by City Clerk Bedingfield.

Meeting adjourned at 8:49pm.

Mayor John R. Harley

Attest by City Clerk Krista Bedingfield

Date