CITY OF OGLETHORPE

OGLETHORPE CITY HALL

115 CHATHAM STREET

COUNCIL WORK SESSION MINUTES

AUGUST 31, 2023 – 6:00PM

Call to order: Mayor Hill 6:03PM

Department Head Reports:

1. City Clerk, Melissa Jones – report emailed to council prior to meeting.
2. Police Dept – Cindy Kleckley / Interim Chief Finch – Gave report. Been to County Commissioners meeting. They didn’t want to put any money towards the jail. Mr. Oliver basically said they didn’t have any money and they were trying to see about grants. Said they had written grants, but said Patty Bentley pretty much told them that they were not going to be able to get a jail that way. If we got on the phone with the GA Sheriff’s Association, they pretty much told us, the county /us in that particular meeting that we was in, you are going to use SPLOST or either \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_. That’s pretty much what all counties have to do. There are no monies out there for a jail. We left that meeting and myself and Patty Bentley then went to the County Commissioners meeting. We pretty much explained and I spoke on behalf of the cities of Montezuma and Oglethorpe, that this was problematic. Because they don’t want to put monies in that old jail over there and they didn’t have money to build a new jail. I told them that we can’t be transporting people because they got contracts with Dougherty, Sumter, Terrell, and Houston counties. That takes our officers off the street. They said they didn’t know that we were actually doing that. They thought that since they were in a contract with these particular jails that they were going to bringing them. I said no that’s not what the contract is. The contract is they house them. They give them a meal and a cot. If they have a court appearance, or a doctor’s appointment, we have to go pick them up and transport them. I told them they are going to have to do something because we are looking at a hole. Nothing is going to be getting done because you can write all the documents you want to the federal gov’t, but they are not going to give this county any money for a jail. After that meeting, the county commissioners are now working on this project. I was told they plan to open the jail back up the first week in September. They have people working on it. We are going to have to have a jail. The City of Oglethorpe and City of Montezuma’s contracts are with Macon County, not anybody else. I told the sheriff we can help them some with transport, but we don’t need our cars riding up and down the roads. We need a long -term fix. One issue we had happened during the storm a couple of weeks ago, somebody broke into the building inspector’s office and county vehicles. We were able to make an arrest on that. We locked up Kolbee Taylor and she is currently at the Sumter County Jail. I will also get you a list of who we are posting the notices on. Also, we did notice that somebody went up there and dumped stuff on Reynold’s Street and we have to figure out who did that. CM Mahone – I feel like somebody just pulled up there and just dumped that out. Chief Finch – I got your email Ms. Harrison. A lot of that stuff, the debris/trees. We put that there from the storm. We were cutting trees everywhere. And to bring ya’ll up to speed, I feel bad for Patty Bentley because they tried to get her real hard basically saying the state is supposed to be the one to cut trees down on state highways and they’re not doing it. The Fire Dept’s are doing it. We told the county commissioners that we can’t afford to let a road stay closed for a long period of time waiting on GDOT to come. The person (crew) told Patty Bentley that they were doing it, but she later found out that they were not doing it. Let me tell you some activity that we got going, that’s got us extremely busy, on and that’s why I need to leave soon. On this past Monday, we had a gunshot case where two people got shot in Montezuma. A three- year old kid and her mom. Someone came down from Macon GA and shot into the house. The reason they did it is we have a local guy who has done scammed some people in Macon out of $40K. They want their money. PNC has done locked the accounts so no one can get the money. I’m going to tell ya’ll something, cause ya’ll complaining and asking if the Flock Camera’s working? It was a Mustang that came through on the camera and it took it to us a car that haven’t been to Montezuma before and this is how we were able to identify the people. We made contact with the owner last night and he told us the guy who he rented his car out to. He came to the police dept today and we think we have identified the shooter in that case. The Flock Camera is what picked it up. We were working on that case and apparently last night some people from Macon County went to Fort Valley and shot up their house. So, you know what that means. So today, we get a shot’s fired call on Barnard St. again. Nobody got shot, but the Flock Camera picked up the car again. We ran it through the system and it took us to Asbury St. When we pulled up, one of our officers said they saw the guys go into a house there. We set up a perimeter. We got the GBI and called the Houston Co Squad to come in and then we were going to get into the house, but then I got notification that the boys were not actually in that particular house. They were up there at the projects. At that time, I sent 3 officers up there and they made the arrest on the 3 guys and confiscated the AR-15 and other guns. The guys were from Macon. CM Harrison – So the scammers were from Fort Valley, too? And they weren’t smart enough to leave the county and went somewhere over here? So, have y’all ramped up patrol over there since the shooting? Chief Finch – Yes. We have the people locked up and we are working hard. We have three in jail and plan to lock up three more tonight. Officer Whitehead – With the car that was involved today, I had the call last night, so it was easy to identify the vehicle. Chief Finch – So the Flock Cameras are working and the GBI is over there right now. I’m going to tell you what they told me, and this is on my moma’s grave. Y’all have made arrests very quick because ya’ll have the equipment in Macon County and we still can’t figure out who’s been doing the shooting in Americus. I did call Flock today because I was a little upset with the fact that they haven’t put in the rest of our cameras. CM Cross – What camera’s do we lack? Chief Finch – Y’all are lacking 7 because they haven’t put in but 3. That’s on Buck Creek Bypass and the one on Cuyler. CM Cross – If you remember right, Finch told us about those cameras and we knew we were going to have spill over from other areas. CM Mahone – This is considered like a safe zone. It’s the new wave. I said we had to update to the new wave. So, like if an Amber Alert or something goes out now, it’s easy to catch that car. Chief Finch – The cameras are not hitting each other and that is the first time that car ever came through Macon Co. They are working. We’ve sold a lot of crime using these cameras. Another thing, the building is ready (police dept). We’ve secured it and evidence is secured. We have a 4-way locking mechanism. We had the Golphin Trial and we were able to get the evidence out of the evidence room and send it in court. He was found guilty. They used a self-defense strategy, but that wasn’t the case. CM Cross – Is the air conditioning fixed down at the police dept? Chief Finch – I was in there Monday and the ac was working while I was in there. Pretty much I cleaned it up, we swept it out, etc. CM Harrison – I also wanted to let you know that I am working with Rick Morris from RVRC. He’s sending me examples of nuisance orders and how they priced them out and work with their magistrate court. Chief Finch – Just get with me on that and what we need to do to make it all work. But I just want to tell you that the guys are working hard. It was an emotional account with a little baby over there and all. Whitehead has been working hard. The people on Asbury were scared and wanting to know where these people were coming from. It ain’t our people. That’s my report.
3. Librarian, Glenda Rigby – report to be emailed at first of the month
4. Water/Sewer/Streets, HWR Jeff Harrison – We had the damn bust over here and washed out the road and water main and all. We got the main fixed and I talked with the engineer and let them know that we have got to get the road back opened up. So, he sent me an email today and said Anna Drive project – all documentation has been submitted to the GDOT - Thomaston District Office. The girl Brandy that works there stated that they do not need any additional information. State Aid is on schedule to make a presentation to GDOT Commissioner on September 7, 2023 or September 14, 2023. They encourage us to call Patty Bentley to have her make a couple of phone calls on our behalf. The engineer also stated that the plans for the Waste Water plant are 95% complete. They are waiting on Geotechnical for the electrical plans. They are supposed to be onsite next Thursday, the 7th, and if they do not show, Tim has someone else ready to go. For May Rd with the waste water plans being 95% complete, they will start on the plans for the GDOT permit for the word to drain May Rd. The field work has been completed and plotted. Plans are to start Wednesday next week and it should take about a week and a half to get plans completed. The GDOT permit process will probably take about 2 weeks. We can go to bid then. Just trying to keep ya’ll updated on what’s going on. The Anna Drive – CM Cross – You have done your part. Jeff – Yes, we’ve done our part, but it does need to get fixed and fixed correctly. I think we are planning to do the box drains like the ones up from Dew Drop. If you go up you will see the valves on each side and that’s what needs to be done at Anna Drive. Other than that, they have been picking up limbs and trash. That trash up there at the waste water plant, I just don’t know… CM Cross – I have a plan for that. The grant at the bottom of the agenda. Well a plan going forward anyway, can’t go backwards. Yea, I’ve told my guys that things that are just sitting for an extended amount of time, just go ahead and pick it up and take it to the dump. There have been some mattresses, etc. They are trying to follow the policy. CM Cross – I’m hoping the police dept is putting out the yellow door hangers. I know that it’s helping some because the apartments had some out there and it got moved once Mr. George understood the policy. Jeff – I think the information is out there and everybody says hey it’s free. CM Mahone – I think the biggest thing is, we might have to reach out to the housing authority. They pile a lot of stuff up out there and they control that. Everybody got new furniture and stuff and it’s come to a point now where the kids can’t even stand on curve for the bus because of the furniture pile up. It’s a job. Jeff – I agree it’s a job. CM Mahone – We got two loads in the dump truck at that first road going half-way up. Jeff – The big piles we go out there with the tractor. CM Cross – Do ya’ll still have the suction thing to suck up the leaves? Jeff – We do. CM Coogle – I’m surprised somebody didn’t see someone dumping all that stuff up there on Reynolds St. Jeff – I know it. CM Coogle – That took a while. CM Mahone – A truck brought that up there .. it was just put there. CM Coogle – Look like somebody would have seen it. Jeff – I think we all know how people are going to grow stuff out there, but I would hope they would just take it to the dumpster – it’s free. The limb landfill is also free. If you have a contractor doing your yard, just tell them they can take the limbs right on out there to the landfill – it’s free. We push it all up in a pile. Some people had whole trees cut down and then pile them out there right up next to the road. CM Harrison – It’s not right. Jeff – Then it takes us 4-5 loads to get it hauled off. CM Mahone – And then they blocking roads and stuff, too. We had some citizen complaints on that. CM Coogle – I see somebody got the stuff on Cuyler St. Did ya’ll get that? (CM Mahone) CM Mahone – Somebody with a tractor got that. I did say something to them about it, but I can see the tracks. Jeff- That might have been Cole, but I don’t know for sure. CM Mahone – there’s a lot of traffic on that road for the school. CM Harrison – Ya’ll got that on Macon St., right? Somebody did. Me and Melissa had called because it was leaning on a line and was real low. CM Mahone – That was in the evening at the Mexican restaurant and somebody come in talking about that tree still on that line. If that’s it, we didn’t touch that. It had been there for a while. When we put together a grand opening, we need to discuss that issue. Jeff – It may be something we put in the water bills. CM Harrison – We did. Jeff – you know there is another dumpster, too. We put it at the gym. That’s a city dumpster and people can use it. The truck comes by and dumps it. The main reason was for events, but it can be used for any garbage. CM Mahone – Question, the dumpster that is in the waste water plant, we don’t have anything to move that do we? Jeff – No. We don’t mind them leaving items on the ground, we just use the tractor and pick it up and put it in there. CM Harrison – And everybody is using that dumpster. CM Cross – And part of this BRACE grant that I’m looking at, we can get up to $5K. We could put a camera system in over there. We could do a clean up day because it is part of Keep America Beautiful campaign, so I can get extra dumpsters over there or around town and say bring your stuff, lets get it dumped, and get things cleaned up. I want your opinions that we can do it. Jeff – If we do a whole week, that would help. CM Cross – Part of this grant, we can get extra dumpsters. Put in a camera system and signs stating what’s acceptable, etc. Jeff – I don’t care what goes in there… We can deal with it. If somebody comes down here and dumps a whole truck load of tires in there, then that’s a problem. CM Cross – So if we have a camera system put in, that would help. Those are details we might could put in. Now Cole is going to school on September 11-15, but Austin will be here with some other guys. Cole is working to get his license. CM Cross – I just want to say thank you again for what ya’ll did during the Anna Drive issue. Jeff – Well, that is what we are supposed to do. CM Coogle – Is there no way to temporarily cover that road? Jeff – Have you ever looked at it? CM Coogle – I’ve seen it, yes. Jeff – Go back over there and look at it, it’s nothing but a hole. A massive hole. CM Coogle – So, putting dirt in it wouldn’t… Jeff – no. It’s open. Which I knew it was a problem area and I’ve been telling ya’ll for a while it was a problem area. CM Harrison – And it was on the list. CM Cross – But $400k is what I saw on the email that it’s going to take to fix it, right? Jeff – To fix what? Anna Drive? CM Harrison – Yes. What time asked for $389k from DOT. I called him and asked if that might be a typo. I know what we talked about, also. CM Cross – And you have to talk labor, too. Jeff – Yeah. And paving. It’s all grant money. I would get that fixed, the road paved, and whatever else is needed to use it all up because it is all grant money. CM Harrison – And when I was at the Small Cities Conference, DOT was one of the vendors and I asked them about our request. She got on the phone and I worked to push it through for you. Jeff – And you know there was some destruction down in South GA yesterday, so you know DOT is going to be pushing money down there, too. I hope we can go ahead and get this road fixed and opened back up. Mayor Hill – Before you leave, I wanted to introduce you to Jim Livingston from RVRC and see if he has any comments on what he’s heard? Jim – Y’all are in good hands. Mayor Hill – ok.
5. Fire Department – report emailed monthly – Chief Childs – emailed report to all prior to meeting – We got pretty hard by the storm and out cutting down a lot of trees and moving power lines. Last week we finally got the rest of equipment. Big upgrade from what we used to have. The PSR bottles give you a little more insurance in case you get in a bind, or lost, waiting to get rescued or something. These are rated for 500 degrees (masks). With the cancer push initiative and all, this material is all synthetic. Fire fighters are at a much greater risk of contracting cancer. These are actually / air-packs we can take them off and wash them which helps us stay safer. We appreciate ya’ll helping us get this done. These actually have devices in them that if you are motionless for 30 seconds, they start alerting automatically and makes it easier for you to be found. CM Harrison – Is that alert something that you have to manually turn on? Chief Childs – So when it goes off the 30 second mark, manually there is a red button if needed, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_. CM Cross – Did the AED come in yet? Chief Childs – No, it’s still on back order. CM Cross – Yes, thought so. They said we could get a lesser one now, but I told them no, that we needed that one that could be used on the fire truck. Chief Childs – Yes. The EMS donated us a medical bag that would probably cost us $400-$500. Mostly trauma stuff. We can treat until an ambulance can get there at least. I think we are pushing really hard. I think Dr. Chase is on board with us carrying a medical officer again. We are going to have to teach a community service on that for everybody that’s not EMT’s. I think EMS had an incident in Barbour Co. where they needed to fly somebody, but there was a mix up. The fire dept is normally in charge of setting up a landing zone. That fire dept wasn’t dispatched, so after that the EMS providers had to try to figure that out and work on the patient at the same time…. So, we are going to go throughout this side of the county (Oglethorpe) and see where we can designate areas as pre-landing zones. Once we do that, Air-Evac is going to make sure that it’s good for them. Then we will give them a 911 access number so they will know what landing zone to go to. There still may be incidences where we have to land in other places, but having the pre designated areas will help a lot. CM Mahone – Where are you trying to get the AED’s from? CM Cross – They ordered them from the Red Cross. CM Mahone – They ordered from Red Cross? CM Cross – yes, they got a cheaper price from Red Cross, but everything’s so back ordered. I’m putting internal pressure on them. They could get us a different one that’s for home use, but we don’t need one for home use. CM Coogle – Where do you normally get them from? Chief Childs – The one we have is so outdated, you can’t get information on. CM Cross – Last time I checked on them was June 26th when ordered, that’s the reason I thought it would be here. Chief Childs – It’s important for us to have the AED for the calls we go to around here especially. CM Mahone – Do you know if Montezuma has any? Chief Childs – Montezuma has…. CM Mahone – Can you see where they get theirs from? Chief Childs – I think they have \_\_\_\_\_\_\_\_\_\_\_\_. They bought a couple about 6 months ago. CM Harrison – And we only ordered one? CM Cross – The order was placed on April 3rd. CM Mahone – That’s from Red Cross? CM Cross – It’s from Zole. Chief Childs – Yes, I think that price was cheaper when we were looking. CM Cross – yes. CM Harrison – At this point, I don’t think we need to worry about price, we need to worry about the equipment. CM Cross – Yes, we just need one. CM Mahone – Regardless of where they are coming from, we just need it. CM Cross – yes, here’s a couple of the sales order. This one comes with the carrying case also.

Council/Committee Reports:

1. Mayor Hill – see below in new business
2. Human Resources/Finance – CM Coogle – the only thing I’ll say is that the auditor is going to come back and present the new audit next week for us to vote on. CM Harrison – I thought we already voted on it. CM Coogle – We did vote on it, but he never turned it in. CM Cross – I’ve dealt with him. I had to call him and calm him down. CM Coogle – He did some stuff that makes it an even better audit according to him and the ladies in there. CM Harrison – Are we out of compliance now because we had a deadline? CM Coogle – No, he said we had until December. CM Cross – In addition, he charged and additional $1500.00 for the work done and I said you have already breached and we paid you more than we were supposed to because the year before that council paid him more than what he was supposed to be paid. Then he turned in this extra bill and him and Melissa were going at it pretty good. So, I called Gene and said look we can’t pay this additional $1500.00. I don’t understand, and Melissa doesn’t understand why are you charging us an additional $1500.00. CM Mahone – So you spoke to him? CM Cross – Yes, I spoke to him. CM Coogle – And I spoke to him. CM Mahone – So where is this coming from – the extra $1500.00 CM Cross – So I got him to go down to half, to $750.00. Because he did come in at her request and spent another day going back through stuff. So, when you have an auditor, you pull the stuff and have it sitting there. The auditor is supposed to pull the information and he is supposed to add it. Well, this auditor had Ms. Jean do it, but he wasn’t going to turn our audit in to the state if we didn’t pay him the $750.00. I’m like well, we will pay you half of it and he said and I get it next year… CM Cross – I told him we would talk about that later, but under my breath thinking, nope not going to happen. CM Mahone – So we giving him half of that for what though? CM Cross – For coming back in the extra two days. CM Mahone – So, why did he come back in? CM Cross – To look at some other discrepancies that he thought….. CM Harrison – Why wasn’t that brought up before? CM Coogle – Here’s my suggestion, that we go ahead and get this audit done and turn it in, then go where we want to go afterward. CM Cross – There we go. CM Coogle – And I told him let’s get this finished and then we will look at what we’re going to do next year. CM Cross – And I didn’t promise him next year, I was just trying to get our audit turned in. CM Mahone – So we signed for the audit and Melissa turned around and called him back? CM Cross – It wasn’t Melissa, it was Jean. CM Mahone – Jean is the auditor? CM Coogle – There is a Jean the accountant for us also. One is a man and one is a woman. CM Mahone – Oh, ok. That makes sense now. CM Cross – Because of some things he had said during the audit, he had to come back in and check on some things is what he said. CM Mahone – So he had to come back in. He being the auditor. CM Cross – There were some things that Melissa and Ms. Jean did not agree with, so therefore he had to come back in. CM Mahone – So Melissa and them called him to come back in. CM Cross – I don’t know that they called him to come in. CM Coogle – I think it was more him. CM Cross – I think it was him. I said we’ve had this time problem before (like with the police dept roof) – they are not going to pay you this $1500.00. We will split the difference. This council is not going to approve your $1500.00. CM Mahone – Why pay anything, we done signed? So, is he under contract? CM Cross – a verbal. And it’s an email. It’s not the signed contract. CM Harrison – What did Jon say? CM Coogle – I didn’t ask him. CM Cross – We got to pay the $750.00 and get done with him, but we ain’t using him again. And Melissa is already looking at who Montezuma and other cities use. CM Harrison – I hate people playing… CM Coogle – The man wasn’t very nice anyway. CM Cross – No he wasn’t. CM Mahone – So we giving him $750.00 and we don’t even have an explanation of why? CM Cross – Because he had to come back in an extra two days. CM Mahone – If we called him back in, our staff called him back in? CM Harrison – But, to Leisa’s point if they did and Ms. Jean saw something favorably on there to improve our audit, we need that. Especially as that audit goes to the IRS, isn’t that correct? Wouldn’t it help our case with them? I don’t want to give him any more money, but if that is going to help us move forward, get rid of him, get this IRS off of our back… CM Cross – That’s exactly what I was doing. CM Mahone – So we give him $750.00 and he still don’t turn it in, then what? CM Cross – He’s coming, he has to because we will come in and we will sign it when he gets here, and it’s getting.. we get the copy Thursday. CM Mahone – So he’s blackmailing then? CM Harrison – pretty much. CM Cross – Basically that’s what it is. He will be here next Thursday, don’t be ugly because we need it sent in. CM Mahone – What if he wants more money? CM Cross – He ain’t getting no more money, I’ve already told him he ain’t getting no more money. I think Tommy basically told him the same thing, too. CM Mahone – Well with a contract… CM Cross – This was before any of us, we inherited this. CM Mahone – I think that’s why we are in the situation we are in now, people done did all this. CM Coogle – Let’s get it done and get past him. CM Cross – See I wouldn’t even call him back. CM Coogle – Well he called me and I came down here and talked to the ladies then, I called him back. CM Cross – I had done talked to him one time and then he texted me to call him, but I wasn’t calling him again. CM Mahone – so $750.00? CM Harrison – It was going to be $1500.00.
3. Public Safety – CM Cross
4. Utilities/Streets/Cemetery – CM Harrison – Ms. Carol Nelson who owns a plot at the cemetery, I have to meet her when we leave here. She feels that our guys cracked the coping on her family’s grave. CM Mahone – That’s the key about when you dealing with cemeteries, etc. you have to have insurance. CM Harrison – We have insurance, but this is the thing. The burden of proof is on her to prove that we did cause it. Not so much on us to prove that we didn’t. This is 6 inches off the ground, we would have destroyed any kind of lawn mower had we run up on that. It doesn’t make sense. I am going to go meet and talk to her so she will calm down. I pretty much told her that we can’t just go around paying for people’s grave sites just because. And we had Mr. Matthews, an expert, come and look at it and he said it was from settling. She doesn’t want to listen to that, but maybe with me going out there and listening to her… I’ll keep you posted on that. We are not paying for that. That concluded my utilities.
5. Planning & Recreation –

New Business:

1) CDBG Housing Grant Administration – Jim Livingston from RVRC – So, you have an issue with a housing administrator. Carol has done a great job and has worked for you guys for years. We would be interested in the CDBG Housing Administration and finishing this grant. I will need to know the work, what’s needed? What’s the situation, where are we? We will talk to DCA as well. For you all to know, if we were to take this on, we are changing what we are doing. We would hire somebody who has experience. Other regional commissions in the state do a lot of the housing grants, but we haven’t, not for a long time. We used to long ago. We administer 30 different projects right now. We deal with the administration projects day in and day out. I want to hear from y’all what’s going on with this project? Where are you and what’s the situation from your perspective? CM Cross – We had one house that they were all ready to start. Plans were picked out, contractor, everything. Ready to be built. Now she’s got to start all over. We have this lady sitting here who is in the grant. CM Harrison – Some are tear downs. CM Mahone – Some of the issues are that some of the citizens not being satisfied with the assessment. Like me coming in and assessing something that I’m not skilled in, I can only base it off what I know. The citizen’s aren’t licensed, but they feel that what you’re saying isn’t going to fix what the problem is. Having someone experienced as far as coming in and doing the assessments, like a team in itself. Like a sub-contractor. But you got to have someone come in and actually assess what is going on. They have a little knowledge of what’s going on. Citizens are saying what they are told is not right, then you saying well this is what I have to go with because I can’t do. You really can’t respond to someone saying this is what you’re going with. Jim – Can you give specifics/example? CM Mahone – Simple as, we have a water stain or leak coming from the roof. You can put a stain blocker paint on that and it will cover it up, but it won’t fix the issue itself. But if you don’t have someone in that profession per say, you wouldn’t even know. Jim – I don’t know specifics of this, but I do know this, Carol knows her stuff. She knows how to administer these things. CM Mahone – But as far as going in, she states that she’s the one going in and saying what needs to be fixed, but if that’s not your profession, now we have citizens saying that’s not it and you’re not even licensed to do all that. You got to have someone and that’s what they do. Jim -Well Carol’s done work for ya’ll for years, this isn’t her first rodeo. I know she’s told you this, but going into someone’s home to see things that needs to work on, there are challenges there. Trying to be sure that you are doing what needs to be done to also protect the tax payers dollars. I will need to go with ya’ll and see what the specifics are with each of these things to see where things are. CM Cross – And I don’t think the expectations up front were set correctly stating we can do this, this, and this. However, we can’t do other things. I don’t think the level setting with the homeowners with Ms. Carol were set up appropriately. That the education piece is not there to help everyone understand the purpose and what the grant would cover. If they found something when they ripped up a bathroom floor and they got to a point with the tub, where they saw they had to do something more there, too – those are add on things. I think a lot of it is about the education piece of everyone involved. Jim – I think that it’s an incredibly important thing to do with any grant funded project. Whether it’s housing, keep America beautiful grants, etc. Set expectations to the best of your knowledge. CM Mahone – I think it’s the selection of the contractors that she wanted to do the jobs. We had one of the citizens wanted to use another contractor. Jim – There is going to be a problem with that and I will tell you this. The reason for it is because this is federal dollars being used, you have to use contractors that know and understand that system. Again, I am going to back to the person who walked away from this; it was her stuff. CM Mahone – I think how she worded it was based off what she said. She stated that you know, she picked her team (individuals that she works with) and I think when it was time to get the house built, she asked why a particular contractor and was like well if they going to do it. CM Cross – No, it was with this young lady (Ms. Harvey). It was her contractor and Carol said she wouldn’t work with him. CM Mahone – yes, that’s what I was saying. Ms. Harvey – Yes, I had picked that contractor because the person that I had picked first, sent him. He never did anything for me, he sent him. He just sent me his contractor cause they had got a contract at the base. They worked together. My problem was that Carol had assessed my house and gave me a number of how much the contractor could do. But contractors don’t do patch up jobs. They have to fix it right because they are not going to put their license on the line for a patch up job. You can’t put new plywood up with old stuff cause that will mess up soon or later. The tubs, the sinks, etc. She quoted me that price before covid-19 started. Jim – Oh yes, that was just a fact. We are looking at this. One of the things that I am concerned about, is this is not our project. We didn’t write these quotes up. We are going to try and get a system in place to be able to help. (couldn’t hear some of the conversation). CM Harrison – I have two questions and a comment. I think more than anything a big frustration was the lack of communication and her accessibility. I tried to call her several times and I know she’s busy, but you have to respond because this is people’s biggest purchase. Jim – Yes, it’s your responsibility. CM Harrison – Yes and I warned her that when she was awarded the job that we have to be able to reach you. Communication is key. The escalating price of materials from the time the grant was written, awarded, and now everyday things are getting higher. We don’t want patch work done on these people’s houses, so my question to you is – Is there a way to amend what was originally asked for because prices are going up? Jim – That is a question for DCA as I go into this. I will talk with them. Let’s be clear, they have a process, it’s right there on paper. Don’t slight it. I think we will have maximum flexibility with DCA to provide, to help these residents, I just don’t know how much flexibility. CM Harrison – I’m going to be honest, I don’t think any of us can sit up here and honestly say we are well versed on what was in bowels of this contract. CM Coogle – We weren’t aware of anything. Really, I wasn’t. CM Mahone – The thing is we go citizens coming in saying, we’re reaching out cause we’re not over there. We got lack of communication. We don’t have an answer for them. CM Harrison – It’s looked upon as we are the administrators of it and it’s our fault. Jim – You all do not have copies of the applications? CM Harrison – Melissa does. She is the one that compares to what is billed to what is administered and writes the check. She dealt more closely with Carol and was able to speak with her more frequently. She needs a team. I understand you can’t pick up the phone every time it rings, but…. Jim – Yes, we are taking this on and adding a team. We won’t do it without additional staff. CM Harrison – To CM Mahone and Ms. Harvey’s point, she’s not a contractor. She’s well versed and has done a lot of projects, but you don’t do it… so the optics of not having a contractor with you to say what things require. Jim – I don’t know how Carol operates, but I do know that she is well respected in the state of knowing how to administer these housing grant projects. So, I can’t answer any of those things, but what I am saying is we are taking this on with additional staff. We are looking for someone with a construction background. CM Harrison – I will do whatever to help, but I will tell you that my knowledge on this is slim to none. Jim – We will get there. I would like a copy of the applications. CM Cross – Melissa can get that for you. Jim – Here’s my process right now. I wanted to talk with you guys first before I talked to anyone else. I have, I know from DCA this is a problem. I know that they are going to giving grace to help us through this together. I do need to sort of figure out what is in front of us to administer this. There’s been some work done. Replaced 2 trailers and they are complete with no issues. CM Mahone – I think the last one here, there was some issues with hers, she’s in there now, but..

CM Cross – she had to get the water hooked up in her name. CM Harrison – Yes, there were a couple of completed tear-downs also. No rebuild – just demolish and get rid of. CM Mahone – One female said she had to pay for the lot to be cleared off to have a house built. Jim – So, there are a couple of rebuilds. CM Cross – I know of the one for sure. CM Mahone – And the two trailers. She didn’t rebuild houses, she put in mobile homes. CM Cross – There were mobile homes there to begin with. Jim – Yes, we will get to this. CM Harrison – I was not comfortable with that. Jim – That’s part of the rules that I’ve not thought about. I think part of the issue is how much money is allotted per application. Yours (Ms. Harvey) is a mobile home? Ms. Harvey – Yes. Jim – So the main part of the issues is that $7K is what can be spent on a mobile home. CM Harrison - $70K? Jim – No, $7K. CM Mahone – So if it exceeds that then what? Jim – The next process is removing it and putting another in. CM Cross – However, the budget that she did for the grant was based on $7K and not (talking over can’t here). CM Harrison – That’s why I asked can it be amended. CM Mahone – See this part right now, you giving more knowledge than we ever had that we didn’t know. CM Cross – And a new single wide is going to run you $100K. CM Harrison – Here we go Jim. The City of Oglethorpe proposes to use $900K in funds to address sub-standard housing in the Kaigler/Bivins/Ellis Street area of the city. The project will consist of 5 housing units, the reconstruction of 5 housing units, and the removal of 3 vacant dilapidated housing units. The project will benefit 29 persons of whom 100% are low to moderate income. The total project cost is $917,525.00 and the city matched $16,500.00. So, it is 5 housing units and 3 are just vacant. Jim – That helps knowing which are which. I don’t know how to fix some of this. I will look into it. Ms. Harvey – Floors and fix my steps and around my tub. CM Cross – And we’re back at education. If they would have said, if Ms. Carol would have said, all I can do is $7K… Ms. Harvey – She never told me. (can’t understand). Jim – My next step is to talk to DCA and this will be a new position for us so we are going to talk to the executive committee. I would like the applications and the assessments on what’s been done and what needs to be done. CM Cross – Melissa in case you didn’t hear him, they’re going to need a copy of application and what you have as far as what’s been assessed and done already. CM Harrison – And I would ask, I think we need to start with another public hearing of everybody to come. CM Cross – I would say just the people who are already funded because if you open it up to others, they are going to want stuff, too. CM Harrison – Can we do that? Jim – Let me get some guidance from DCA first. We need to see where we are with these units first. CM Cross – I can see in your face that you are disappointed (Ms. Harvey). But he will get what is afforded through the grant done and then prioritize. CM Harvey – So you are going to replace it with another double-wide? Jim – It will be legally done “like with like”. CM Cross – But what he is saying is that he doesn’t even know if he can do that. We might just be capped out at the $7K. He may have to pick and choose what is more important to you. The likely hood of you getting a brand- new double-wide is probably slim to none if I had to speculate. Jim – Let me talk now that I can better understand why we have a problem. I understand the problem a little better. Let me very clear to you, I cannot promise you that. Let me see what we’re working with here. You all should have access to the reimbursements. CM Harrison – Yes, we’ve had access, but I’m going to be honest, we’ve not been… Jim – Melissa for that, too. CM Harrison – Yes. Jim – Thank you. I appreciate the chance to talk with ya’ll today.

2) Use of City Park – CM Harrison – Early this month / the end of last month, there was a function at the park. A lot of trash was left on the ground, a water spicket was broken… Leisa came up with a great suggestion that we need to put signs up that says if you are there having an event that is over 40/50 people, then you need to have a permit/signed paperwork (we will come up with the verbiage to put on the sign). We also need to say no alcohol permitted. And we need a water fountain. It’s something that we need to put on the agenda to vote on, but I wanted to see what you all thought about it. CM Cross – and we need to lock the power down because they are turning the lights and stuff on at night under that pavilion. CM Coogle – I think that all of that needs to be done if somebody is going to be doing more than just using the park. CM Cross – Melissa was like there is supposed to be a permit. And I asked how do we know if there is not a sign. We need to lock the spicket down. They’ve been washing cars down there and this one had a big slide down there and they broke the spicket and just left the water running everywhere. CM Mahone – You going to lock the spicket down and put a water fountain in? CM Cross – So for those walking at the track or kids playing at the park. CM Mahone – Yes, I was just saying they need some kind of water supply. CM Harrison – And put a lock on the power box. CM Mahone – Make a panel some kind of way. CM Coogle – Then if somebody wants to have an event, they will have to have somebody from the city to go up there and cut it on. CM Harrison – And ask the question, how many people are supposed to be coming. Melissa put that on the agenda for next week to discuss the city park.

3) Holes at Tennis Court area from trees being taken out – CM Harrison – Mrs. Ginny Martin called me over there and there were some pretty deep holes from where tree’s had been removed from the front of the tennis courts and the yard guy has been feeling it in with like yard clippings, but it’s not substantial. We need to put in sand, dirt, rocks or something. It is about 15” deep and someone could hurt themselves walking through by the tennis courts. CM Cross – Whatever happened to finishing the tennis courts? There is stuff bought and just sitting, but it was never finished. CM Mahone – What stuff was bought? CM Cross – Deborah Windham had a whole grant and we have stuff to complete the tennis courts. CM Mahone – Why haven’t we talked about it? CM Cross – I told Jimmy. CM Harrison – I did, too. I gave him Deborah’s number. CM Mahone – So she got the stuff with her then? CM Harrison – No, she got it when she was a council person. CM Mahone – So where the stuff at? CM Cross – It’s supposed to be at the gym. I don’t know. Deborah will know. CM Coogle – So as far as the hole, why don’t we just get our city crew to put dirt in it. Take 5-10 minutes. CM Cross – Melissa will you see if Cole will take the bucket truck up and fill up the holes? CM Mahone – Ain’t going to take but one load. CM Harrison – And that’s an easy fix.

4) GARC Annual Conference Nov 8-10, Mayor Hill would like to attend – This is the Georgia Association of Rural Commissions in St. Simons. Now they have the agenda and it’s with RVRC. (gives out handout) CM Mahone – They didn’t put the cost on it? CM Coogle – I don’t see the cost on mine. CM Harrison – How much is it? Mayor Hill – I have it written down here. Mileage for me round trip is $226.00 and the registration is $370.00. The rooms are 2 nights at $400.00each and the total of all is $1,396.00. CM Cross – One night is $400.00? Mayor Hill – yes. CM Mahone – Wooh. CM Coogle – Wow. $400 per night? Mayor Hill – That don’t sound right. CM Harrison – What’s the name of the hotel? It probably is though. St. Simons is not cheap. Do you have the host hotel? CM Coogle – I ain’t never been there. CM Harrison – I didn’t know we paid mileage. We pay mileage? Because I used my own vehicle and didn’t. Mayor Hill – We’ve always gotten mileage. CM Harrison – Oh I didn’t know that. I was told we didn’t pay mileage. CM Mahone – When is it, November 8th? CM Harrison – The 8th through the 10th. CM Cross – He’s asking to go. It’s not done yet. CM Harrison – As long as you’re back before the 11th for the Veteran’s Day Event. I don’t care. But if we’re going to pay mileage, then we all deserve to get paid mileage. CM Cross – It’s 65.5 cent per mile now. CM Harrison – Melissa please put this on the agenda to vote on the 7th.

5) BRACE Grant (Community Improvement Grant from Keep Georgia Beautiful Foundation) - $2500-$5000 – CM Cross – I wanted to write this and get cameras and signage and maybe do a clean-up week and have the extra dumpsters over there. CM Harrison – And the cameras are permanent? CM Cross – yes, the cameras are permanent. We can have the feed come to city hall off of wireless like the others. CM Coogle – If we had a flock camera over there, it would take care of all of that. CM Cross – Well we talked about it. CM Mahone – But he don’t really care what all they dump over there to be honest with you. CM Coogle – But that wouldn’t be a bad idea to have a flock camera over there. CM Cross - I can write that down to look at it. With the flock camera, they’re controlling it. With this one, Melissa could rewind it. If Cole came by and said hey somebody dropped a bunch of toilets… then Melissa could rewind it as many times as needed, then Finch could run the license plate, and then go out and advise that they need to come back and pick it up or we are going to fine you. Then if we put up the signs. CM Mahone – But Jeff said he don’t care what they bring out there. CM Coogle – He’s talking about if somebody came from Sumter Co. over here or something. CM Cross – I’m going to write the grant for the entire $5000.00 and it’s for communities with less than 2500 people, so I feel pretty confident that we are going to get it. CM Harrison – And the stipulation is that we have community clean-up days and post it? CM Cross – No, we don’t HAVE to have that, I think it’s just to address litter or things that look bad. I have to have it turned in by the end of September. CM Mahone – Can we get some equipment with it? CM Cross – Probably dumpsters or trashcans. That’s why I thought if we used it to clean up that area and make it look a little better. Maybe even putting a privacy type fence up there. CM Coogle – That would not be a bad idea. CM Mahone – A sign could cover it to be honest with you if you look at it right now, it says Keep Out. CM Cross – Right if we put a sign up saying this is what it’s for and that kind of stuff you can get that stuff that you thread through fence, it wouldn’t look so bad. So, ya’ll are ok with me writing it? CM Harrison – yes, CM Coogle – yes. CM Harrison – Did they say what the turn-around time would be? CM Cross – I didn’t get that far into it yet because I didn’t click the button. I also sent Jon an email about the appointment, but haven’t heard anything.

6) Vehicle Policy – CM Cross – So Melissa started looking for Jimmy and you (CM Mahone) to use the vehicle and found out there’s not even a city vehicle policy for the people in the city to use the vehicles. CM Mahone – yes, she told me that. She said anybody can use it. CM Cross – Right there is no vehicle policy and so I wrote one up similar to the one we use. I then Googled policies and procedures from other cities and came up with this. (Hand out). Number one that the employees can use them, but also that the city recognizes that the council and mayor may need to use city vehicles in emergency situations. For the document I referred to the mayor and council as city leadership for this. You can read through this before next week to vote on it. We also need to have a check out policy for the vehicles that we check them out with the city clerk via check out forms. We will have to develop those. Then when they return it and mileage, etc. The driver’s license – she has been collecting them, but not running them. CM Mahone – yes, she got one from me. It kind of runs into the operator itself, like Jeff and them. CM Cross – She’s not been running driver’s licenses on them. We have to do that. CM Mahone – We have to make sure they have a valid driver’s license regardless to it. CM Cross – You wouldn’t want someone driving the vehicle who had had a DUI. CM Mahone – Now let me ask you a question here. So in regards to the fuel. What are they going to get the fuel for? CM Cross – There is a fuel card she can issue you. CM Mahone – Wouldn’t there have to be a specific number you put in? CM Cross – She would be able to tell you all that, it would be part of the check out. CM Mahone – So if you do that then, that would keep up with the mileage and everything. CM Cross – Insurance is stackable so most companies rely on the person’s insurance and the company’s insurance. So say I wrecked it while I was driving it, then the city’s and my personal insurance could combine. CM Harrison – Is that something we would have to change on our personal insurance? CM Cross – No, but insurance is stackable so both would cover. CM Mahone – If you are driving doing public business, I already can’t see… CM Cross – Let me give you an example. I was driving one of the Red Cross vehicles and I backed into somebody. It was my fault. So, my insurance paid first because I was at fault, then my business insurance picked up the balance. CM Mahone – For state we don’t do that because at that point we’re on the clock. CM Cross – but we’re not on the clock. CM Harrison – Because we are not employees. CM Cross – That’s why I’m telling you we can put in this clause. Either you want it there or you don’t want it there. CM Mahone – no. CM Cross – Ok. That means that if one of the contractors are out and they go to Fast Flint to pick up a coke and they pull out in front of someone and it’s their fault. City insurance will handle it all. CM Mahone – That’s the key then regardless of the contract with them to use our equipment. Same concept. (can’t understand). CM Cross – I don’t know. I’ve never seen the contract. You’ve seen the contract? CM Mahone – That was before I got here. I mean just like right now when they service those mowers, who pays for that though? CM Cross – I don’t know. So y’all look at it. Right now, I’ll cross it out, but if y’all see anything else. CM Mahone – So no one knows who pays for any type of service that is done at all? Who pays? CM Cross – I’ve not seen the contract. CM Mahone – When we dealing with money then, at some point we have to calculate what is being spent on a month to month basis to get an account of what’s going on. I don’t care how small it is. CM Cross – Why don’t you take that on as a project? CM Mahone – That’s the city clerk. She cuts all the checks correct? CM Cross – Right, but somebody else can jump in because she is only one person and read a contract. CM Mahone – No, I mean the receipts. CM Cross – Also this, no unauthorized drivers allowed, no family members or anyone else other than a city employee or leadership unless it has been approved by the city clerk and it is based upon a case by case basis. Y’all just go through and read it. CM Harrison – You’re emailing that or did you make us a copy. CM Cross – I made you a copy. We can look at it again next week. We definitely need to run driver’s licenses. CM Harrison – And check it in and out so we will know where our equipment is at. CM Coogle – That doesn’t include police cards does it? CM Cross – No. The police dept has their own policies as does the fire dept. That’s the reason you heard me ask Owen was he running the driver’s licenses. He said only one time when they first come on. It needs to be a yearly thing because your driver’s license can get suspended for many things. CM Mahone – That should be done when they do their in-service. CM Cross – I know that Finch has got the licenses held with the others, but they need to be run yearly, too. So, this covers us in an emergency if we have to come out and get a vehicle. This isn’t the backhoe, lawn mower, or anything else. CM Harrison – So our homework is to make whatever changes we want and then bring it back. CM Cross – yes. CM Mahone – With that being said, since no one here knows, can we see whatever the contract is that Jeff and them has. Because at some point can it be emailed to everyone so we can see what it is? Since no one knows what it is. Can it be emailed? CM Cross – I’ve asked about it. CM Mahone – I mean they utilize our stuff, which isn’t a problem, but we need to know what it says.

Old Business:

1) Appointment – CM Cross - I did email Jon and ask him about the empty seat on council to find out what we are supposed to do and he said we needed to go ahead appoint somebody. CM Coogle – The governor of Florida didn’t have to resign. CM Harrison – It’s in our charter that if you run for another office, you have to resign from your current one. CM Mahone – Well that position doesn’t have to be filled; it can wait until next year. CM Harrison – We can do it now or we can do it later. It’s up to Mayor Bruce. That’s what it says in the charter. Mayor Hill – I asked Jon also. He said it’s the council’s prerogative/responsibility to appoint somebody. CM Mahone – There’s not time frame, they can appoint somebody when they want to. You don’t have to appoint anybody. CM Cross – I think we need to. Sometimes it’s hard for us to get a quorum with everybody’s work schedules. Mayor Hill – I also asked Jon if there was a time frame and there is none. The council can appoint somebody at the next meeting if they want to. CM Coogle – So little Jimmy was elected the year before. CM Harrison – He and I came in at the same time, so we are in our second year. CM Coogle – So it would probably be a good idea to appoint someone because we are going to be one short anyway. CM Mahone – I say we wait until January. CM Cross – But then you will have two brand new ones. It would be nice to get that person seasoned before, so you don’t have three brand new ones. CM Harrison – I would rather appoint somebody sooner than later. CM Cross – The sooner they could get experience the better. CM Harrison – So you will be seasoned (CM Mahone) but Natalie and Cassandra won’t come in until January. So, I’d rather somebody to Jimmy’s place now so we won’t have three brand new people in January. Mayor Hill – I think the consensus is that we need to go ahead and appoint somebody. Probably at our next meeting. CM Mahone – I say after the election. CM Cross/ CM Harrison/CM Coogle- All say before the election. CM Cross – So next week we all come with names. CM Mahone – There’s no way to say ok. It needs to be opened up to be fair in regards to it other than just picking somebody. CM Cross – No, you just pick somebody. CM Mahone – If I bring a name and you bring a name, then we both going to want our person picked. CM Cross – That’s why we all bring names and discuss them. To come up within a week between the 5 of us though, will be hard. CM Harrison – So we vote on it in the October regular council session. So, we have now until then. CM Coogle – Why would you want to wait until after the election? CM Mahone – We got to come up with a protocol for that in regardless to it because if you bring somebody, you bring somebody, and you – how are we going to bring all those people up and pick somebody. CM Cross – Because we vote on it. CM Coogle – It’s just like we make decisions on anything. CM Mahone – But it I bring somebody who I think is best for it and you bring somebody how we going to pick? CM Cross – You might bring a name of someone that I like better than the name I bring. CM Mahone – So how are we going to determine that? CM Cross – Because I use my discernment and decide oh, I didn’t think about that person. CM Harrison – We vote on it. CM Mahone – What if it’s somebody you don’t know of? CM Cross – Well, it’s pretty hard not to know of people in this town. CM Coogle – Well what difference does it make if we do it before or after the election? CM Mahone – It doesn’t matter. CM Coogle – That’s the way it has to be done. (whispering) CM Mahone – We just have to be fair about the whole thing. CM Coogle – There was conversation about appointing me before I was actually appointed. (which I wasn’t at the first meeting). (Discussion on previous council and appointments.) CM Coogle – This is done all over. You have to find somebody willing to be appointed.

CM Cross – This job is way more than what I thought it would be. I want us to all be in agreement.

Other Business:

1) Gym door locks – CM Mahone – How do I purchase them? CM Cross – They have a city credit card. CM Mahone – So I will get with her one day next week so I can just go pick it up.

2) Grand Reopening of the Business Center / Police Dept – CM Cross – Do we want to shoot for October? CM Mahone – Man… it’s crazy what I’m about to say. How do you feel about tying in the Halloween Thing with all that? CM Harrison – That’s not a bad idea. CM Cross – What about Veteran’s Day? I’m just asking. CM Coogle – That’s November, right? CM Harrison – the 11th. CM Cross – That way we would have the funds to purchase cakes or whatever we needed and all that. CM Harrison – The $1K is already here. CM Cross – Amen. Are you all good with November 11th, then? CM Mahone – I thought we just said October for Halloween… CM Cross – We would get more people coming in and out of there for like Halloween, the kids and babies. CM Mahone – I don’t really see no expense. CM Harrison – I like the Halloween idea. CM Cross – Either way, but I kind of thought about the Veteran’s thing, too. We got to look at the rent on it and I would like to add the clean-up fee also. CM Coogle – We can probably use Joann to do the cleaning there, also. CM Cross – I agree. To ask them to mop, they just spread water around. CM Harrison – So we are saying Halloween. CM Cross – Or Veterans? Either one is ok with me. CM Mahone – We could use the open house and maybe saying having something for Halloween. CM Harrison – The library always does something also. CM Cross – And I don’t want to step on any toes. CM Harrison – Just do it in conjunction. CM Mahone – If we haunted it, like they do the Preston Williams Center. We have the lights out there already. We could do like a maze out there.

Adjourn: 8:05PM CM Coogle