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May 17, 2022

COUNCIL AGENDA
PERRY EVENTS CENTER
1121 MACON ROAD, PERRY, GA 31069

6:00 PM

To join the meeting by Facebook: Use this URL - facebook.com/cityofperryga
This will allow you to view and hear the meeting.

1. Call to Order: Mayor Randall Walker, Presiding Officer.
2. Roll.
3. Invocation and Pledge of Allegiance to the Flag: Mayor Randall Walker
4. Recognition(s) / Presentation(s): Mayor Randall Walker
 - 4a. Introduction of Devin McCracken, PT Logistics Technician – Chief S. Lynn.
 - 4b. Special Events Application:
 1. Downtown Perry Bicycle Ride Across Georgia (BRAG) Welcome Concert – Ms. A. Hartley.
5. Citizens with Input.

- Matters not on the agenda
6. Review of Minutes: Mayor Randall Walker
 - 6a. Council's Consideration – Minutes of the May 2, 2022 work session, May 3, 2022 pre council meeting, and May 3, 2022 council meeting. (*Council Member Jones was absent from the May 2, 2022 meeting; Mayor Pro Tempore King was absent from the May 2-3, 2022 meetings.*)
7. Old Business: Mayor Randall Walker
 - 7a. Ordinances for Second Reading(s) and Adoption:
 1. **Second Reading** of an ordinance to amend Code Section 6-1.6 of the LMO by adding Residential Driveway Requirements – Mr. B. Wood.
8. Any Other Old Business:
 - 8a. Mayor Randall Walker
 - 8b. Council Members

- 8c. City Attorney Brooke Newby
- 8d. City Manager Lee Gilmour
- 8e. Assistant City Manager Robert Smith

9. Community Partner(s) Update(s):

10. New Business: Mayor Randall Walker

10a. Matters referred from May 16, 2022 work session and May 17, 2022 pre council meeting.

10b. Ordinance(s) for First Reading(s) and Introduction:

- 1. **First Reading** of an amended ordinance to amend Code Section 2-2.2 of the LMO by revising the Public Notice Requirements – Mr. B. Wood. *(No action required by Council)*

10c. Award of Bid(s):

- 1. Bid No. 2022-25 Demolition Services – Mr. M. Worthington

10d. Resolution(s) for Consideration and Adoption:

- 1. Resolution authorizing the Mayor to execute and deliver a Lease Supplement and other related documents for FY 2022 leased property - Ms. B. King.

11. Council Members Items:

12. Department Heads/Staff Items:

13. General Public Items:

14. Mayor Items:

15. Adjourn.



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Downtown Perry Bicycle Ride Across Georgia (BRAG) Welcome Concert

Organization hosting event: Main Street Advisory Board Promotions Committee

Event Coordinator: Alicia Hartley, Downtown Manager

Name of Event: Downtown Perry BRAG Concert

Date of Event: Monday, June 6, 2022

Event Start and End: 7pm – 10pm

Event Description: Bicycle Ride Across Georgia is an event that will bring in over 1,500 riders to Perry. This event will bring these bikers downtown and ensure that they have a memorable stay in their stop in Perry. This event will also, hopefully, increase shopping and dining on a Monday evening.

Council Action Requested:

- Approval of event to be hosted on public property in Historic Downtown Perry
- Approval of requested road closures

City Services Requested:

Road Closures Requested:

- Carroll St from Jernigan St to Washington St
- Jernigan St from Commerce St to Main St
- Ball Street from Commerce St to Main St

Time of Road Closures:

- 5pm – 11pm (or end of event)

Personnel/Support Requested:

- Public Works Personnel to provide assistance with road closures, set up of stages, trash receptacles (if PW thinks they would be needed)
- Police Personnel to provide assistance with road closures and event safety (if needed)
- Fire Personnel and EMS services at Department's discretion

**MINUTES
WORK SESSION
OF THE PERRY CITY COUNCIL
May 2, 2022
5:00 pm.**

1. Call to Order: Mayor Randall Walker, Presiding Officer, called to order the work session meeting held on May 2, 2022, at 5:00 pm.

2. Roll:

Elected Officials Present: Mayor Randall Walker.
Council Members Joy Peterson, Riley Hunt, Darryl Albritton, and Phyllis Bynum-Grace.

Elected Officials Absent: Mayor Pro Tempore Willie King and Council Member Robert Jones.

Staff: City Manager Lee Gilmour, Assistant City Manager Robert Smith, City Attorney Brooke Newby, and Recording Clerk Joni Ary.

City Departmental Staffing: Chief Steve Lynn – Perry Police Department, Chief Lee Parker – Fire and Emergency Services Department, Brenda King – Director of Administration, Mitchell Worthington - Finance Director, Bryan Wood – Director of Community Development, Tabitha Clark – Communications Administrator, Amber Garrett - Communications Specialist, Ansley Fitzner – Public Works Superintendent, Ashely Hardin – Economic Development Administrator, and Anya Turpin – Special Events Manager.

Press: William Oliver – Houston Home Journal.

Guest (s): Ms. Juresha Moss.

3. Citizens with input. None.

4. Appear(s).

4a. Presentation of The Royal Blueprint. Mayor Walker stated that Ms. Moss was not present and suggested shifting to the end of the meeting.

5. Items of Review/Discussion.

5a. Office of City Manager.

1. Meeting decorum. Mr. Gilmour reviewed with Mayor and Council the suggested guidelines to establish formal rules concerning public

participation at its meetings. Mr. Gilmour stated that these guidelines shall apply to all City of Perry council meetings and its authorities, boards, and commission if Council concurs. Council concurred to proceed with the guidelines as outlined.

Council Member Albritton asked if the wording for “Community Partners” could be rephrased to assist citizens who may not know when it is time for citizens to voice their input/concerns. City Manager Gilmour stated it would be addressed.

2. FedEx/UPS drop-off boxes. Mr. Gilmour reviewed with Mayor and Council the recommendation to move the current FedEx/UPS drop-off boxes from Carroll Street and Jernigan Street to the intersection of Jernigan Street and Main Street. The Downtown Manager Ms. Hartley surveyed the businesses downtown, and they still use the drop-off boxes, and the City staff will utilize these boxes once moved into the new city hall. The request for the move of the drop-off boxes is when the City has events downtown, the companies cannot access the boxes. Council concurred to proceed with moving the FedEx/UPS drop-off boxes.
3. Process for greenspace. Mr. Gilmour reviewed with Mayor and Council the recommendation to authorize the planting of natural trees, except pine trees, on empty greenspace parcels. These trees will provide a natural buffer between developments and an aesthetic backdrop for surrounding property owners, and the tree canopy will reduce maintenance over time, and other uses requests for the greenspace sites. Council Member Peterson asked if the City currently maintains greenspaces. Mr. Gilmour stated that the City does until the tree canopy reduces mowing/weeds. Council concurred to proceed with authorizing the planting of natural trees on empty greenspace parcels as outlined.
4. Consider property tax fees refund. Mr. Gilmour reviewed with Mayor and Council the request from Ms. Elicia Mills requesting a refund on the fees charged on her late tax payment for her City property tax bill. Mr. Gilmour stated that City policy says that unless there is an error by the city, the property owner is responsible for the timely payment of the tax bill. Ms. Mills provided payment in late February. Mr. Gilmour stated the recommendation of the Administration is for the council to adhere to its policy and not authorize the refund. Council concurred with the recommendation of the City to adhere to its policy and not authorize the refund.
5. Engineering services. Mr. Gilmour reviewed with Mayor and Council the engineering proposal from Keck & Wood survey and concept planning for the downtown parking lots on the railroad right of way, based on Keck & Wood’s experience dealing with railroads. Administration’s recommendation for council to concur to authorize this proposal. The project will be paid for out of the Capital Projects Construction Fund. Council concurred to proceed with the proposal as outlined.

Mayor Walker stated that Ms. Moss was present for her presentation.

4a. Presentation of The Royal Blueprint. Ms. Moss, 107 Woodspring Court.

Ms. Moss presented to Mayor and Council a powerpoint presentation outlining the services her company, The Royal Blu Print provides. Ms. Moss stated she started her company during the pandemic when she saw a need to assist others by providing training in technical and administrative fields. Ms. Moss stated that her company is offering a free workshop on May 28, 2022, at the Perry Library.

6. Council Member Items:

Mayor Walker updated everyone on Mayor Pro Tempore King's condition. Mayor Pro Tempore King underwent triple bypass surgery and is recovering at the hospital.

Council Member Bynum-Grace reminded everyone of the Criminal Records Restriction Day on May 7th from 10 a.m. – 2 p.m. at the Perry Events Center.

Council Member Albritton stated that he received a call from a Coca-Cola delivery driver trying to deliver to a downtown business that could not find any parking downtown.

Council Member Hunt asked about follow-up relative to the Post Office. Mr. Gilmour stated he would provide that information to Council.

Council Member Peterson stated that she felt that the petitioner should have been told when they submitted their petition for the sign at Stonebridge.

Council Member Hunt asked for feedback from the merchants relative to the downtown parking. Mr. Gilmour stated that the merchants are split 50/50. This will continue to be monitored.

7. Department Head/Staff Items:

Mr. Gilmour, Mr. Smith, and Ms. Newby had no reports.

Ms. King stated that the Local Government Authorities Annual Authority Registration is due by June 22, 2022. The registration is to list all members on boards and authorities.

Chief Parker reminded everyone that the State of Georgia EPD burn ban began on May 1, 2022, until September 30, 2022.

Mr. Swan stated that fall sports registration began on May 1, 2022. On May 14th, from 9 a.m. to 11 a.m., the County Bike Rodeo will be at Creekwood Park.

Ms. Turpin stated that the 2nd Annual Art in the Park event is Saturday, May 7th, from 10 a.m. – 2 p.m. at Heritage Park. Everyone is encouraged to attend and vote on their favorite artists.

Mayor Walker stated that Council's Pre Council and Regular meetings are Tuesday, May 3rd, beginning at 5:00 p.m.

Mr. Worthington, Mr. Wood, Chief Lynn, Ms. Fitzner, Ms. Clark, Ms. Garrett, and Ms. Hardin had no reports.

Mayor Walker entertained a motion to enter an executive session for real estate.

8. Executive Session entered at 5:37 p.m. Council Member Hunt moved to adjourn the work session and enter into executive session for the purpose of real estate. Council Member Albritton seconded the motion, and it carried unanimously.
9. Executive Session adjourned 5:48 p.m.; Council work session reconvened. Council adjourned the executive session held on May 2, 2022, and reconvened into the council work session.
10. Adopted Resolution No. 2022-26 stated the purpose of the executive session held on May 2, 2022, was to discuss real estate. Council Member Peterson moved to adopt a resolution stating the purpose of the executive session held on May 2, 2022 was to discuss real estate; Council Member Bynum-Grace seconded the motion, and it carried unanimously. No action was taken. (*Resolution No. 2022-26 has been entered in the City's official book of record*).
11. Adjournment: There being no further business to come before Council in the work session held on May 2, 2022, Council Member Albritton motioned to adjourn the meeting at 5:51 p.m. Council Member Hunt seconded the motion, and it carried unanimously.

Minutes
Pre- Council Meeting of the Perry City Council
May 3, 2022

1. Call to Order: Mayor Randall Walker, Presiding Officer called the meeting to order at 5:00pm.

2. Roll:

Elected Officials Present: Mayor Randall Walker, Council Members Albritton, Bynum-Grace, Hunt, Jones, and Peterson.

Elected Officials Absent: Mayor Pro Tempore Willie King

City Staff: Lee Gilmour – City Manager, Brooke Newby – City Attorney and Christine Sewell – Recording Clerk.

Departmental Staff: Chief Steve Lynn – Perry Police Department, Kirk Crumpton – Asst. Fire Chief, Brenda King – Director of Administration, Mitchell Worthington – Finance Director, Sedrick Swan – Director of Leisure Services, Ansley Fitzner – Public Works Superintendent, Tabitha Clark – Communications Manager, Amber Garrett – Communications Specialist.

Media: Will Oliver – Houston Home Journal

3. Citizens with Input: None

4. Items of Review/Discussion: Mayor Randall Walker

4a. Discussion of May 3, 2022, council meeting agenda.

Recognition(s) / Presentation(s):

4a. Introduction of new hire Jeremy Hardy – Chief S. Lynn.

4b. Introduction of Communication Specialist Amber Garrett – Ms. T. Clark.

4c. Recognition of newly promoted Fire Sergeants: Drew Rowell, Sam Ansley, Nadad Jeanjulien, and Ian Harvey – Chief L. Parker.

4d. Proclamation recognizing Professional Municipal Clerks Week – Mayor Walker.

7a. TEXT-0040-2022. Applicant, the City of Perry, request modifications to Land Management Ordinance Sections 2-2.2(C)(1) and (D)(2) to provide an exemption from posting “public notice” signs on properties subject to rezoning initiated by the City of Perry – Mr. B. Wood.

Mr. Wood reviewed the proposed change would be in line with state requirements.

Council Member Peterson advised she had spoken with Mr. Wood regarding this and felt it important to notify property owners of a zoning change; this is common courtesy as it could affect their property values or use. Mr. Wood advised that could be done but when involving multiple parcels, it can be burdensome on staff and there would have to be a notice sent for both the informational and public hearing. Mr. Wood provided an example of when this was previously done when the downtown boundaries were changed. Signs were placed on the perimeter area of the district and notices were sent. Potential changes in zoning may be forthcoming involving large amounts of parcels from the Comprehensive Plan update and the zoning district changes, which would be city initiated. Council Member Peterson reiterated if a change to a parcels' zoning the property owner should in some way be notified. Ms. Newby advised what is changing is the posting of the sign requirements and is only for city initiated requests; current procedures will be followed for those that are not. Ms. Newby further noted if there were to be changes in what was being proposed, an amendment would have to be done with the revisions and another public hearing held. Mayor Walker inquired of Mr. Wood how this came about; Mr. Wood advised in planning ahead the current requirement will not be feasible for the number of signs that would have to be posted, there are not enough signs nor staff. Ms. Newby advised the change is to be consistent with state law. Mr. Gilmour advised he concurs with Council Member Peterson's concerns as well as staff but suggested follow up with the City Attorney and to table to make amendment to include the notice requirement. Council Member Jones inquired should a time frame be specified for sending out notice or leave to the department to do so in a timely manner; Ms. Newby advised it should be left to staff and to send to those affected.

7b. TEXT-0041-2022. Applicant, the City of Perry, request modifications to Land Management Ordinance Section 6-1.6(A) to clarify that the portion of concrete and asphalt residential driveways located within public rights-of-way must be free of cracks prior to acceptance of the rights-of-way by the City

Mr. Wood advised the amendment clarifies and provides the City the authority to enforce what is acceptable for acceptance of infrastructure in the right-of-way.

8. Review of Minutes: Mayor Randall Walker

8a. Council's Consideration – Minutes of the April 18, 2022, work session, April 19, 2022, pre council meeting, and April 19, 2022, council meeting. *(Council Member Hunt was absent from the April 18, 2022, meeting; Council Member Bynum-Grace was absent from the April 18-19, 2022 meetings.)*

9. Old Business: Mayor Randall Walker

9a. Ordinances for Second Reading(s) and Adoption:

1. Second Reading of an ordinance to amend the City Code, Section 1-10, General penalty; continuing violations

Ms. Newby advised this was to increase the fine in municipal court from \$500 to \$1000 and 30 to 60 days imprisonment.

10. Any Other Old Business:
10a. Mayor Randall Walker
10b. Council Members
10c. City Attorney Brooke Newby
10d. City Manager Lee Gilmour
10e. Assistant City Manager Robert Smith

11. New Business: Mayor Randall Walker

11a. Matters referred from May 2, 2022, work session and May 3, 2022 pre council meeting.

1. A Resolution Establishing Public Meeting Guidelines

Mr. Gilmour advised this is follow up from the previous evenings' discussion to adopt the resolution for Council and all its appointed boards and authorities.

11b. Ordinance(s) for First Reading(s) and Introduction:

1. **First Reading** of an ordinance to amend Code Section 2-2.2 of the LMO by revising the Public Notice Requirements – Mr. B. Wood. *(No action required by Council)*
2. **First Reading** of an ordinance to amend Code Section 6-1.6 of the LMO by adding Residential Driveway Requirements – Mr. B. Wood. *(No action required by Council)*

11c. Award of Bid(s):

1. Worrall Center HVAC Replacement

Mr. Worthington advised the HVAC unit for the gym that is original to the building is in need of replacement and there is a 25-week lead time to manufacture, plus the bid time, so current vendors were contacted, and staff is recommending approval of the lowest bid.

11d. Resolution(s) for Consideration and Adoption:

1. Resolution to apply for a Community Development Block Grant

Mr. Wood advised this is for application for portions of the Old Field area and includes the actual grant award, Perry Branch sewer line, waiver of permit fees, and audit.

5. Council Member Items: Council Member Albritton asked for an update on the Stanley Furniture property; Mayor Walker advised he would reach out to Mr. Smith and advise.

Mr. Gilmour in follow up to Council Member Hunt's concern with the Post Office

property on Macon Road he provided a memo outlining recommendations. It was further noted this issue has been brought forth in the past, but the postmaster general has been uncooperative citing funding issues and assistance was sought from Representative Austin Scott with no solution. Mayor Walker advised he and Council Member Hunt will make an appointment to meet with the postmaster to try and resolve the issue, as well Mayor Walker will speak with Rep. Scott.

6. Adjourn: there being no further business to come before Mayor and Council. Council Member Jones motioned to adjourn the meeting at 5:43pm; Council Member Peterson seconded; all in favor and the pre council meeting was adjourned at 5:43pm.

Minutes
Regular Meeting of the Perry City Council
May 3, 2022

1. Call to Order: Mayor Randall Walker, Presiding Officer called the meeting to order at 6:00pm.

2. Roll.

Elected Officials Present: Mayor Walker, Council Members Albritton, Bynum-Grace, Hunt, Jones, and Peterson.

Elected Officials Absent: Mayor Pro Tempore Willie King

City Staff: Lee Gilmour – City Manager, Brooke Newby – City Attorney and Christine Sewell – Recording Clerk.

Departmental Staff: Chief Steve Lynn – Perry Police Department, Kirk Crumpton – Asst. Fire Chief, Brenda King – Director of Administration, Mitchell Worthington – Finance Director, Sedrick Swan – Director of Leisure Services, Ansley Fitzner – Public Works Superintendent, Tabitha Clark – Communications Manager, Amber Garrett – Communications Specialist.

Media: Will Oliver – Houston Home Journal

3. Invocation and Pledge of Allegiance to the Flag: Council Member Peterson gave the invocation and Council Member Albritton led the pledge of allegiance.

4. Recognition(s) / Presentation(s): Mayor Randall Walker

4a. Introduction of new hire Jeremy Hardy – Chief Lynn presented to Mayor and Council Mr. Hardy. Mayor and Council welcomed Mr. Hardy to the City.

4b. Introduction of Communication Specialist Amber Garrett – Ms. Clark presented to Mayor and Council Ms. Garrett. Mayor and Council welcomed Ms. Garrett to the City.

4c. Recognition of newly promoted Fire Sergeants: Drew Rowell, Sam Ansley, Nadad Jeanjulien, and Ian Harvey – Asst. Chief Crumpton presented to Mayor and Council each individuals' recent accomplishment and promotion. Mayor and Council commended each of them and thanked them for their continued service to the City and its' citizens.

4d. Proclamation recognizing Professional Municipal Clerks Week – Mayor Walker read the proclamation and thanked City Clerk Ms. Annie Warren, who was not in attendance for her service.

5. Community Partner(s) Update(s): - None

6. Citizens with Input – None
7. Public Hearing: Mayor Randall Walker

The purpose of this Public Hearing is to provide any interested parties with an opportunity to express their views and concerns in accordance with O.C.G.A. 36-66-4.

Mayor Walker opened the public hearing at 6:14pm.

- 7a. TEXT-0040-2022. Applicant, the City of Perry, request modifications to Land Management Ordinance Sections 2-2.2(C)(1) and (D)(2) to provide an exemption from posting “public notice” signs on properties subject to rezoning initiated by the City of Perry

Mr. Wood advised the request was for modifications to the Land Management Ordinance Sections 2-2.2(C)(1) and (D)(2) to provide an exemption from posting “public notice” signs on properties subject to rezoning initiated by the City of Perry. Council Member Peterson in follow up to the discussion during pre-council would like Notification to be sent to affected property owners.

Mayor Walker called for anyone in favor or opposition to the proposed amendment; there was none.

- 7b. TEXT-0041-2022. Applicant, the City of Perry, request modifications to Land Management Ordinance Section 6-1.6(A) to clarify that the portion of concrete and asphalt residential driveways located within public rights-of-way must be free of cracks prior to acceptance of the rights-of-way by the City

Mr. Wood advised the request was for modifications to the Land Management Ordinance Section 6-1.6(A) to clarify that the portion of concrete and asphalt residential driveways located within public rights-of-way must be free of cracks prior to acceptance of the rights-of-way by the City.

Mayor Walker called for anyone in favor or opposition to the proposed amendment; there being none the public hearing was closed at 6:18pm.

8. Review of Minutes: Mayor Randall Walker

- 8a. Council’s Consideration – Minutes of the April 18, 2022 work session, April 19, 2022 pre council meeting, and April 19, 2022 council meeting. *(Council Member Hunt was absent from the April 18, 2022 meeting; Council Member Bynum-Grace was absent from the April 18-19, 2022 meetings.)*

Council Member Albritton motioned the work session minutes of April 18, 2022, pre council minutes April 19, 2022 and council minutes of April 19, 2022 as presented. Council Member Jones seconded; all in favor and were unanimously approved with Council Member Hunt abstaining for the April 18, 2022 work session minutes and Council Member Bynum-Grace abstaining from April 18 and 19, 2022 meeting

minutes.

9. Old Business: Mayor Randall Walker

9a. Ordinances for Second Reading(s) and Adoption:

1. **Second Reading** of an ordinance to amend the City Code, Section 1-10, General penalty; continuing violations – Ms. Newby advised change was to be consistent with state law and increasing the fine from \$500 to \$1000 and imprisonment from 30 days to 60 days.

Adopted Ordinance No. 2022-16 amending the City Code, Section 1-10, General penalty; continuing violations. Council Member Bynum-Grace motioned to adopt as presented; Council Member Jones seconded; all in favor and it carried unanimously. *(Ordinance No. 2022-16 has been entered into the City's official book of record.)*

10. Any Other Old Business:

- 10a. Mayor Randall Walker – None
- 10b. Council Members – Council Member Bynum-Grace reminder of the Saturday May 7th event from 10am to 2pm.
- 10c. City Attorney Brooke Newby – None
- 10d. City Manager Lee Gilmour – None
- 10e. Assistant City Manager Robert Smith – absent

11. New Business: Mayor Randall Walker

11a. Matters referred from May 2, 2022 work session and May 3, 2022 pre council meeting.

1. A Resolution Establishing Public Meeting Guidelines – Mr. Gilmour advised this was the finalization of how public meetings were to be conducted and applied to Council and all appointed boards and authorities.

Adopted Resolution No. 2022-27 Establishing Public Meeting Guidelines. Council Member Jones motioned to adopt as presented; Council Member Peterson seconded; all in favor and it carried unanimously. *(Resolution No. 2022-27 has been entered into the City's official book of record.)*

11b. Ordinance(s) for First Reading(s) and Introduction:

1. **First Reading** of an ordinance to amend Code Section 2-2.2 of the LMO by revising the Public Notice Requirements – Mr. B. Wood. *(No action required by Council)*

Mayor Walker advised from pre-council discussion amendment will be revised and brought back for another public hearing. Council Member Jones motioned to amend

the proposed ordinance to add the condition by Council Member Peterson that we provide written notice to affected property owners when an amendment is initiated by the City; Council Member Peterson seconded; all in favor and was unanimously recommended for amendment.

2. **First Reading** of an ordinance to amend Code Section 6-1.6 of the LMO by adding Residential Driveway Requirements – Mr. B. Wood. *(No action required by Council)*

11c. **Award of Bid(s):**

1. Worrall Center HVAC Replacement – Mr. Worthington advised the HVAC unit for the gym that is original to the building is in need of replacement and there is a 25-week lead time to manufacture, plus the bid time, so current vendors were contacted, and staff is recommending approval of the lowest bid which was Truman Air Conditioning in the amount of \$35,228.00.

Council Member Jones motioned to approve the award of bid to low bidder Truman Air Conditioning in the amount of \$35,228.00; Council Member Peterson seconded. all in favor and was unanimously approved.

11d. **Resolution(s) for Consideration and Adoption:**

1. Resolution to apply for a Community Development Block Grant – Mr. Wood advised this is for application for portions of the Old Field area and includes the actual grant award, Perry Branch sewer line, waiver of permit fees, and audit.

Adopted Resolution No. 2022-28 to apply for a Community Development Block Grant. Council Member Peterson motioned to approve the resolution to apply for the Community Development Block Grant; Council Member Jones seconded; all in favor and it carried unanimously. *Resolution No. 2022-28 has been entered into the City's official book of record.)*

12. **Council Members Items:** - None

13. **Department Heads/Staff Items:** None

14. **General Public Items:** None

15. **Mayor Items:** advised he had spoken to Mayor Pro Tempore King, and he is doing well following his surgery. Reminder of the May Council meetings and Art in the Park is Saturday, May 7th and the Bike Rodeo on May 14th.

16. **Adjourn:** there being no further business to come before Council in the regular Council meeting held May 3, 2022, Council Member Jones motioned to adjourn the meeting at 6:38pm; Council Member Peterson seconded and was unanimously approved.

AN ORDINANCE OF THE COUNCIL OF THE CITY OF PERRY, GEORGIA, FOR THE PURPOSE OF AMENDING APPENDIX A, LAND MANAGEMENT ORDINANCE, OF THE CODE OF THE CITY OF PERRY, ARTICLE 6, DEVELOPMENT AND DESIGN STANDARDS; AMENDING SECTION 6-1, OFF-STREET PARKING AND LOADING; TO REPEAL ALL CODE PROVISIONS, ORDINANCES, OR PARTS THEREOF, IN CONFLICT HERewith; AND FOR OTHER PURPOSES

THE COUNCIL OF THE CITY OF PERRY HEREBY ORDAINS that the Land Management Ordinance of the Code of the City of Perry is amended as follows:

1.

By amending Section 6-1.6(A) of Section 6-1, **Off-street parking and loading**, to read as follows:

6-1.6. *Parking design and location standards.* In addition to the design standards listed in section 6-6, the following shall apply to all parking lots:

(A) Surfacing and maintenance.

1. All required parking and vehicular driving surfaces shall be graded for drainage in accordance with article 7, stormwater management.
2. All parking and vehicular driving surfaces required pursuant to minimum spaces required in Table 6-1-1, except for parking and driveways for one-family detached and two-family dwellings, shall be surfaced with concrete or asphalt concrete pavement except as required or allowed in subsections 6-1.6(B), (D) and (E) of this section. Alternative materials may be approved by the administrator. Alternative materials shall only be considered if such material exhibits equivalent load bearing and wear characteristics as concrete or asphalt concrete. Gravel is not an acceptable alternative paving material except for overflow parking and vehicular use areas located in an M-1 or M-2 zoning district.
3. All parking and vehicular driving surfaces shall be maintained in sound condition free of potholes, cracks, weeds, dust, trash, and debris.
4. Concrete and asphalt concrete driveways on residential properties shall have properly compacted subsoils, include adequate expansion joints to control cracks, and shall be free of cracks within the areas intended to be donated as public right-of-way. The surface components of any utility (i.e., sewer clean out caps, water valves, storm grates) set in a driveway shall be traffic rated.

BE IT FURTHER ORDAINED that all ordinances and Code sections, or parts thereof, in conflict with the foregoing are expressly repealed; and that should any provision of this ordinance be rendered invalid by any court of law, the remaining provisions shall continue in force and effect until amended or repealed by action of this governing authority.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

SO ENACTED this 17th day of May, 2022.

CITY OF PERRY, GEORGIA

By: _____
Randall Walker, Mayor

Attest: _____
Annie Warren, City Clerk

1st Reading: May 3, 2022
2nd Reading: May 17, 2022

AN ORDINANCE OF THE COUNCIL OF THE CITY OF PERRY, GEORGIA, FOR THE PURPOSE OF AMENDING APPENDIX A, LAND MANAGEMENT ORDINANCE, OF THE CODE OF THE CITY OF PERRY, ARTICLE 2, ADMINISTRATION; AMENDING SECTION 2-2, PROCEDURES RELATIVE TO POSTING OF HEARING NOTICES FOR AMENDMENTS INITIATED BY THE CITY; TO REPEAL ALL CODE PROVISIONS, ORDINANCES, OR PARTS THEREOF, IN CONFLICT HERewith; AND FOR OTHER PURPOSES

THE COUNCIL OF THE CITY OF PERRY HEREBY ORDAINS that the Land Management Ordinance of the Code of the City of Perry is amended as follows:

1.

By amending **Section 2-2.2(C)** of **Section 2-2. Procedures** to read as follows:

(C) Informational hearings.

- (1) For an informational hearing, except for amendments to the official zoning map initiated by the City, the administrator shall cause to have posted in a conspicuous place on the property involved in an application a minimum of one (1) "informational hearing" sign for every one thousand (1,000) feet of road frontage, each of which shall be not less than six (6) square feet in area and shall include the date, time, place and purpose of the informational hearing. Such signs shall be posted on the subject property at least fifteen (15) days prior to but not greater than forty-five (45) days before the informational hearing.
- (2) For amendments to the official zoning map initiated by the City, the administrator shall send written notice by first-class mail to the property owner(s) of record affected by the amendment at least fifteen (15) days prior to the informational hearing. The notice shall include the date, time, place, and purpose of the informational hearing. A copy of the mailed notice shall be maintained in the office of the administrator for public inspection during normal business hours.
- (3) Informational hearings for a text amendment to the ordinance are not subject to the sign posting requirements outlined in section (C)(1) above.
- (4) The planning commission shall hold an informational hearing and shall make a recommendation to City Council. A report of planning commission's recommendation accompanying a summary of the proceedings of the hearing shall be submitted to mayor and council.
- (5) The applicant bears the burden of proof to demonstrate that an application complies with applicable approval standards of this chapter.
- (6) Any person may appear at a hearing and submit testimony, either individually, or as a representative of a person or an organization.
- (7) The planning commission's recommendation shall be for approval, approval with conditions, approval with modifications, or denial of the application. For zoning amendments, the commission may include recommendations for conditions or limitations on uses appropriate to ameliorate the impact on the surrounding area and may recommend a less intense use or intermediate zoning classification. Where the applicant does not agree to such conditions or limitations on uses, the recommendation shall be interpreted as a recommendation for denial.
- (8) The commission shall have forty-five (45) days from the date of the informational hearing at which the application was first heard within which to submit a report to

the council. If the commission fails to submit a report within the forty-five (45) day period, it shall be deemed to have recommended approval of the application.

- (9) The planning commission may continue a hearing to a fixed date, time, and place, subject to the time restriction for submitting a report on an application to city council as listed above in section (C)(8).

2.

By amending **Section 2-2.2(D)** of **Section 2-2. Procedures** to read as follows:

(D) *Public hearings.*

- (1) The council shall hold a public hearing thereon provided that legal notice has been published in a newspaper of general circulation in the city no less than fifteen (15) days and no more than forty-five (45) days prior to the public hearing. Such published notice shall comply with the provisions of O.C.G.A. §36-66-4.
- (2) For a public hearing, except for amendments to the official zoning map initiated by the City, the administrator shall cause to have posted in a conspicuous place on the property involved in an application, a minimum of one (1) "public hearing" sign for every one thousand (1,000) feet of road frontage, each of which shall be not less than six (6) square feet in area and shall include the date, time, place and purpose of the public hearing. Such signs shall be posted on the subject property at least fifteen (15) days prior to but not greater than forty-five (45) days before the public hearing.
- (3) For amendments to the official zoning map initiated by the City, the administrator shall send written notice by first-class mail to the property owner(s) of record affected by the amendment at least fifteen (15) days prior to the public hearing. The notice shall include the date, time, place, and purpose of the public hearing. A copy of the mailed notice shall be maintained in the office of the administrator for public inspection during normal business hours. Upon final action taken by City Council, the administrator shall provide written notification, by first-class mail or email, if available, to the affected property owner(s) of the action taken by council.
- (4) The council shall hold a public hearing at the earliest possible time under the time limits spelled out above to consider the application.
- (5) The recommendations of the commission shall be read aloud into the minutes at the public hearing.
- (6) The applicant bears the burden of proof to demonstrate that an application complies with applicable approval standards of this chapter.
- (7) Any person may appear at a hearing and submit testimony, either individually, or as a representative of a person or an organization.
- (8) The council shall act on the application within forty-five (45) days from the date of the public hearing by approving or disapproving the recommendation, by approving it with conditions, by approving it with modifications, by approving a less intense use or intermediate zoning classification, or by remanding the matter with instructions to the planning commission. For zoning amendments, the council may include conditions or limitations on uses appropriate to ameliorate the impact on the surrounding area and may approve a less intense use or intermediate zoning classification. Where the applicant does not agree to such conditions or limitations on uses, the application will be denied.
- (9) Following remand, upon resubmission by the commission, the council shall hold a public hearing as described above and take final action on the request.

(10) City council may continue any hearing to a fixed date, time, and place, subject to the time restriction for acting on an application as listed above in section (D)(8).

BE IT FURTHER ORDAINED that all ordinances and Code sections, or parts thereof, in conflict with the foregoing are expressly repealed; and that should any provision of this ordinance be rendered invalid by any court of law, the remaining provisions shall continue in force and effect until amended or repealed by action of this governing authority.

SO ENACTED this 7th day of June, 2022.

CITY OF PERRY, GEORGIA

By: _____
Randall Walker, Mayor

Attest: _____
Annie Warren, City Clerk

1st Reading: May 3, 2022
Amended 1st Reading: May 17, 2022
2nd Reading: June 7, 2022

Bid Submittal Summary Sheet

Bid Title/Number: 2022-25
Demolition Services
1514 Houston Lake Road

M&CC Meeting Date: 5/17/2022

Funding Source: 2018 SPLOST Fund

Budgeted Expense? Yes

Responsive Bidders:		Bid Amount	
	Southern Equipment LLC	\$	9,000.00


Posting Sources:

City of Perry's Website:	www.perry-ga.gov
Direct Solicitation	

Department Recommendation:

Vendor:	Southern Equipment LLC
Amount:	\$ 9,000.00
Department:	Community Development
Department Representative:	Cody Gunn, Chief Building Official

Purchasing Agent Recommendation:

Vendor:	Southern Equipment LLC
Amount:	\$ 9,000.00
Purchasing Agent:	Mitchell Worthington, Finance Director
Signature:	

Bid 2022-25: Demolition of 1514 Houston
Lake Road

- **Funding:**
 - SPLOST 2018 Fund
- **Bids Received:**
 - Southern Equipment LLC \$9,000.00
- **Staff Recommendation:**
 - Award bid to Southern Equipment LLC in the amount of \$9,000.00





Where Georgia comes together.

MEMORANDUM

To: Mayor Walker and City Council
Lee Gilmour, City Manager

From: Brenda King, Director of Administration

Ref: GMA Lease Program – Lease Supplement

Date: May 11, 2022

Your approval of the attached resolution authorizing Mayor Walker to execute and deliver a Lease Supplement and other related documents for FY 2022 leased property is requested. The documents to be executed by Mayor Walker are as follows:

- Resolution
- Lease Supplement
- Wire Transfer Agreement
- Project Account Agreement

The lease property consists of Police Patrol vehicles, Fire and Emergency Services Chiefs pickup and SUV, and Community Development pickup trucks.

GMA has secured financing in the amount of \$738,806 with Truist Bank for a three-year term at a rate of 2.77%.

Please contact me if you have any questions regarding this request.

Attachment

Copy: Robert Smith

SCHEDULE F

ORDINANCE/RESOLUTION FOR SUPPLEMENTAL LEASES

A RESOLUTION OR ORDINANCE TO AUTHORIZE AND
DIRECT AN OFFICER OF THE CITY
TO EXECUTE ONE OR MORE LEASE SUPPLEMENTS FOR A LEASE
OR LEASES UNDER THE GMA DIRECT LEASING PROGRAM; TO DESIGNATE
SUCH LEASES AS QUALIFIED TAX-EXEMPT OBLIGATIONS;
TO PROVIDE AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

WHEREAS, the City has entered into a Master Lease (the "Master Lease") dated as of June, 22, 2001, with Georgia Municipal Association, Inc. for the leasing from time to time of certain equipment, machinery or other personal property pursuant to Supplemental Leases;

NOW THEREFORE, BE IT RESOLVED OR ORDAINED AS FOLLOWS BY THE GOVERNING BODY OF THE CITY:

1. The Mayor of the City is hereby authorized and directed to execute and deliver a Lease Supplement pursuant to the Master Lease to put into effect one or more leases for Various Vehicles with Equipment (the "Leased Property"); said officer of the City is authorized and directed in the name and on behalf of the City to execute and deliver (i) one or more Lease Supplements for items of the Leased Property in substantially the form attached to the Master Lease, with such changes and additions as may be approved by said officer, and (ii) such other documents as may be deemed by such officer to be necessary or desirable to effect the purposes hereof or of the Master Lease, and such execution shall constitute conclusive evidence that the executed document has been authorized and approved hereby; the aforesaid officer is further authorized to do all things necessary or appropriate to effectuate the purposes hereof.

2. An appropriation in the City's current operating budget has previously been made, which shall be sufficient to pay the "Rentals" and the "Termination Payment" during the "Starting Term" under such Lease Supplements; or

(check box if applicable)

An appropriation from unappropriated and unreserved funds in the City's current operating budget is hereby made for the "Rentals" and the "Termination Payment" during the "Starting Term" under such Lease Supplements, and the budget of the City is hereby amended to reflect such appropriation to the extent necessary.

3. The lease or leases contemplated by the said Lease Supplements are hereby designated "Qualified Tax-Exempt Obligations" within the meaning of Section 265(b)(3) of the Internal Revenue Code of 1986, as amended, and said officer shall be authorized to confirm such designation by execution of appropriate documents in connection therewith.

4. This authorization shall be effective immediately.

CLERK'S CERTIFICATE

The undersigned hereby certifies that he or she is the Clerk of the City of Perry, Georgia (the "City"), and that the foregoing is a true copy of the Resolution or, Ordinance [Check One] adopted by the governing body of the City at a meeting duly held on the _____, 20____, at which a quorum was present and acting throughout, and that the same has not been rescinded or modified and is now in full force and effect. Given under the seal of the City, this _____, 20____.

(SEAL)

City Clerk