



CITY OF KINGSLAND, GEORGIA

CITY COUNCIL

AGENDA • FEBRUARY 22, 2016

Regular Meeting

City Council Chamber

6:00 PM

107 South Lee Street - City Hall, Kingsland, GA 31548

I. CALL TO ORDER AND WELCOME GUESTS

II. INVOCATION AND PLEDGE TO THE FLAG

III. ROLL CALL

Kenneth E Smith Sr
Charles Grayson Day Jr
James Ham
Jim McClain
Richard A. Winters

Mayor
Mayor Pro Tem
City Councilman
City Councilman
City Councilman

IV. CONSENT DOCKET

- A. Approve the Council Minutes of the last regular Council Meeting
- B. Approve the Agenda as Presented
- C. Approve the Payments of Accounts Payable as Due and Funds Available

V. PRESENTATION

- 1. Presentation - Jerry Cook, Georgia Power Company Lighting Services -
Presentation regarding the Georgia Power LED Street Lighting replacement program.
- 2. Presentation - Jessica Warren, County Extension Agent -
Presentation regarding the ecology and management of the invasive air potato vine.

VI. GRANTING AUDIENCE TO THE PUBLIC

VII. OLD BUSINESS

- 1. Discussion: On- Call Policy -

2. Discussion: Bonus Program -

VIII. PLANNING AND ZONING

1. Adoption Of: Ordinance #2016-01, Use of Public Streets -
2. Appointment Of: Planning Commission Board Member - Councilman Ham -

IX. NEW BUSINESS

1. Adoption of: Resolution #2016-03 in Support of Tarrow Greene, LLC -

A resolution to endorse an application by Tarrow Greene limited partnership to the Georgia Department of Community Affairs for the 2016 Low Income Housing Tax Credit Program for the construction of the Tarrow Greene multifamily complex to be located at Camden Woods Parkway, Kingsland, Georgia.

2. Bid Award: Boone Street Extension, Phase III, Section I -
3. Bid Award: Boone Street Extension, Phase III, Section II -
4. Selection of Administrator for Community Development Block Grant -

The following proposals were received: Bob Roberson and Associates, Incorporated and Associates in Local Government Assistance, Incorporated (ALGA)

Staff Recommendation is: Associates in Local Government Assistance, Incorporated (ALGA)

X. MAYOR AND COUNCIL ANNOUNCEMENT

XI. ADJOURNED

ORDINANCE #2016-01

TITLED “USE OF PUBLIC STREETS”

WHEREAS, the City of Kingsland wishes to encourage the maximum return from its investment in public streets and sidewalks, and

WHEREAS, the City of Kingsland has experienced issues with private use of public streets and sidewalks,

THEREFORE, the City of Kingsland amends Chapter 19, “Streets and Sidewalks”, Article 1, General by enacting the following sections:

Sec. 19-1. Obstructions by storage of merchandise, etc. prohibited

No person shall use any sidewalk, street, alley or public place for the storage of personal property, goods, wares or merchandise of any kind; nor shall any person place or cause to be placed in or upon any sidewalk, street, alley or public place any barrel, box, crate, package or other obstruction of any kind, or permit the same to remain thereon longer than is necessary to convey such article to or from the premises abutting on such sidewalk.

Sec. 19-2. Parking for certain purposes prohibited.

No person shall park a vehicle upon any roadway for:

- (1) Displaying such vehicle for sale.
- (2) Washing, greasing, storing or repairing such vehicle except repairs necessitated by a sudden emergency, and in such emergency such vehicle shall be moved or towed away with all due haste.
- (3) For displaying advertising.

Sec. 19-3. - Continuous parking in same location.

Any vehicle that shall remain parked continuously in the same location on any street in the city for the period of 72 hours or more shall be presumed to be abandoned and may be impounded by the police department.

Sec. 19-4-25. - Reserved

This ordinance and the rules, regulations, provisions, requirements, orders, and matters established and adopted hereby shall take effect and be in full force and effect this 22nd day of February, 2016.

BY: _____
Kenneth E. Smith, Sr. Mayor

(City Seal)

ATTEST: _____
Linda O'Shaughnessy, City Clerk

A RESOLUTION TO ENDORSE AN APPLICATION BY TARROW GREENE LIMITED PARTNERSHIP TO THE GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS FOR THE 2016 LOW INCOME HOUSING TAX CREDIT PROGRAM FOR THE CONSTRUCTION OF THE TARROW GREENE MULTIFAMILY COMPLEX TO BE LOCATED AT CAMDEN WOODS PARKWAY, KINGSLAND, GEORGIA

WHEREAS, The Housing Tax Credit Program allocates federal and state tax credits to owners of qualified rental properties who reserve all or a portion of their units for occupancy for income tenants earning up to 50% and 60% of the Area's Median Household Income ; and

WHEREAS, Tarrow Greene Limited Partnership jointly formed by The Woda Group, Inc. and Parallel Housing, Inc. is applying to the Georgia Department of Community Affairs ("DCA") for low income housing tax credits ("LIHTC") for construction of a development with up to 80 multifamily units located at Camden Woods Parkway, Kingsland; and

WHEREAS, DCA has established certain regulations that require that local governments in which LIHTC projects are to be located have the opportunity to comment on such projects or provide a resolution of support to formally endorsed the project by the local governing authority; and

WHEREAS, the City of Kingsland desires to endorse the application of Tarrow Greene Limited Partnership for this project.

THE CITY COUNCIL OF THE CITY OF KINGSLAND, GEORGIA, HEREBY RESOLVES to endorse the application of Tarrow Greene Limited Partnership to the Georgia Department of Community Affairs for 2016 low-income housing tax credits for Tarrow Greene, a new construction project for up to 80 multifamily units to be located at Camden Woods Parkway, Kingsland.

BE IT FINALLY RESOLVED, the Mayor, or his designee, is authorized to sign all required endorsement documents.

[Signed by Mayor or City Clerk, with reference to the date the Resolution was adopted by City Council]

Boone Street Extension, Phase III

Bid Opening: February 18, 2016 @ 2:00 p.m.

	Company Name	Acknowledgement of Addendums No. 1, 2, 3 and 4	Bidder Qualification Form	10% Bid Bond	Section 1 Bid Value	Section 2 Bid Value	Total Bid Value
	Rowell Contracting	YES	YES	YES	\$734,280.00	\$1,285,845.50	\$2,020,125.50
	Seaboard Construction	YES	YES	YES	\$732,349.05	\$1,223,150.65	\$1,955,499.70
	Charlie Hester Construction	No Bid Received					
	Baker Klein Engineering	No Bid Received					
	Blondy's	No Bid Received					
	Kudzue 3 Trucking	No Bid Received					

THOMAS & HUTTON

1503 NEWCASTLE STREET, SUITE A | BRUNSWICK, GA 31520
912-466-0536 | WWW.THOMASANDHUTTON.COM

February 19, 2016

**Mr. Lee Spell
City Manager
City of Kingsland
107 S. Lee Street
Kingsland, Georgia 31548**

Re: Bid Tabulation and Contractor Recommendation
Boone Street Extension, Phase III

Dear Mr. Spell:

The bid opening for the referenced project was held on February 18, 2016 at 2 P.M. at City Hall. The bid results for the project are attached.

Two contractors' bids were received for the project. Seaboard Construction Company is the low bidder at \$ 1,955,499.70 followed by Rowell Contracting, Inc. at \$ 2,020,125.50. These bids reflect the total project bid amounts. Each bidder's bid amount for Section 1 and Section 2 as well as the total bid amount are listed on the attached bid summary.

Having reviewed the submitted bids and the contract pricing, insurance, and bond requirements, I recommend entering into a construction contract with Seaboard Construction Company.

As I understand, the project bid results will be heard by the City Council on Monday, February 22. Immediately upon approval by City Council, I will issue a Notice of Award and a Notice to Proceed.

My staff and I thank you and the City Council in advance for allowing us to work with you on the project thus far. We look forward to a successful completion and a continuing relationship on future projects.

I am available at your convenience for questions or comments.

Sincerely,

Umm

Robert Cheek, P.E.
Thomas & Hutton

WRC/rlm

Enclosure (1)

cc: file

Boone Street Extension, Phase III

Bid Opening: February 18, 2016 @ 2:00 p.m.

	Company Name	Acknowledgement of Addendums No. 1, 2, 3 and 4	Bidder Qualification Form	10% Bid Bond	Section 1 Bid Value	Section 2 Bid Value	Total Bid Value
	Rowell Contracting	YES	YES	YES	\$734,280.00	\$1,285,845.50	\$2,020,125.50
	Seaboard Construction	YES	YES	YES	\$732,349.05	\$1,223,150.65	\$1,955,499.70
	Charlie Hester Construction	No Bid Received					
	Baker Klein Engineering	No Bid Received					
	Blondy's	No Bid Received					
	Kudzue 3 Trucking	No Bid Received					

THOMAS & HUTTON

1503 NEWCASTLE STREET, SUITE A | BRUNSWICK, GA 31520
912-466-0536 | WWW.THOMASANDHUTTON.COM

February 19, 2016

Mr. Lee Spell
City Manager
City of Kingsland
107 S. Lee Street
Kingsland, Georgia 31548

**Re: Bid Tabulation and Contractor Recommendation
Boone Street Extension, Phase III**

Dear Mr. Spell:

The bid opening for the referenced project was held on February 18, 2016 at 2 P.M. at City Hall. The bid results for the project are attached.

Two contractors' bids were received for the project. Seaboard Construction Company is the low bidder at \$ 1,955,499.70 followed by Rowell Contracting, Inc. at \$ 2,020,125.50. These bids reflect the total project bid amounts. Each bidder's bid amount for Section 1 and Section 2 as well as the total bid amount are listed on the attached bid summary.

Having reviewed the submitted bids and the contract pricing, insurance, and bond requirements, I recommend entering into a construction contract with Seaboard Construction Company.

As I understand, the project bid results will be heard by the City Council on Monday, February 22. Immediately upon approval by City Council, I will issue a Notice of Award and a Notice to Proceed.

My staff and I thank you and the City Council in advance for allowing us to work with you on the project thus far. We look forward to a successful completion and a continuing relationship on future projects.

I am available at your convenience for questions or comments.

Sincerely,

Umm

Robert Cheek, P.E.
Thomas & Hutton

WRC/rlm

Enclosure (1)
cc: file

There were two (2) Proposals submitted:

Bob Roberson and Associates, Inc., Moultrie, Georgia

And

Associates in Local Government Assistance, Inc. (ALGA), Alma, Georgia

Staff Recommendation: Associates in Local Government Assistance, Inc. (ALGA)