



CITY OF KINGSLAND, GEORGIA

CITY COUNCIL

AGENDA • NOVEMBER 14, 2016

Regular Meeting

City Council Chamber

6:00 PM

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

I. PUBLIC HEARING - STARTS AT 6:00PM

1. ZONING TEXT AMENDMENT – Minor Subdivisions. - Planning and Zoning Director Ken Kessler

Amendment will modify the administrative handling of subdivisions not exceeding 5 lots.

II. CALL TO ORDER AND WELCOME GUESTS

III. INVOCATION AND PLEDGE TO THE FLAG

IV. 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

V. CONSENT DOCKET

- A. Approve the Council Minutes of the last regular Council Meeting
 1. City Council - Regular Meeting - Oct 24, 2016 6:00 PM -
- B. Approve the Agenda as Presented
- C. Approve the Payments of Accounts Payable as Due and Funds Available

VI. RECOGNITION

1. Shannon Willis Carter -

What we do for each other (Hurricane Matthew community song)

VII. GRANTING AUDIENCE TO THE PUBLIC

VIII. OLD BUSINESS

IX. PLANNING AND ZONING

1. ZONING TEXT AMENDMENT - Minor Subdivisions -

ZONING TEXT AMENDMENT - Minor Subdivisions. Amendment will modify the administrative handling of subdivisions not exceeding 5 lots. Planning Commission recommends approval.

X. NEW BUSINESS

1. Bid Award: City Hall Awning Replacement -

Staff recommends sole bidder, Thompson Awning & Shutter Company for \$6,000, to replace existing awnings on the City Hall building.

2. Bid Award: GEFA Funded Water System Improvements -

Replacement of ductile iron water pipe on Sheffield Island and valve insertions work at various locations. Low bidder is Underground Excavating, Inc. @ \$218,200.00. Staff and our consulting engineer, Carter and Sloope recommend approval of Underground Excavating, Inc.

3. Approval Of: Resolution of Support for PSA Grant Application -

City Of Kingsland Georgia Resolution In Support Of The Submission Of The Grant Application By Camden County Public Service Authority To The Georgia Department Of Natural Resources For The 2016 Recreational Trail Grant Program.

4. Charmi Lift Station Deed Acceptance -

Ordinance accepting a deed from Bob Patel of Shree Charmi, LLC conveying the lift station at Super 8 to the City along with easements to access it. Staff recommends approval.

5. Reappointment to Joint Development Authority (JDA) Post 4 - Term to Expire December 31, 2020 - Ms. Rachel Baldwin -

XI. MAYOR AND COUNCIL ANNOUNCEMENT

XII. ADJOURNED

ORDINANCE # 2016-xx

**AN ORDINANCE TO AMEND SECTION 157 OF ORDINANCE # 2002-08 TITLED
“THE KINGSLAND ZONING AND LAND DEVELOPMENT ORDINANCE”**

WHEREAS, the Mayor and City Council desire to provide for the expeditious review of minor subdivisions; and

WHEREAS, such review needs to be speedy and yet have multiple persons reviewing proposals;

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF KINGSLAND, as follows:

Ordinance No. 2002-08, *Kingsland Zoning and Land Development Ordinance*, adopted August 12, 2002, and amended from time to time, is hereby further amended by replacing Section 157 with the following verbiage:

Sec. 157. - Subdivisions not exceeding five (5) lots.

Notwithstanding the provisions stated elsewhere in this Ordinance, the Director of Community Planning and Development is hereby delegated the authority to give preliminary and final approval in the name and on behalf of the Commission to applications for approval of a subdivision not exceeding five (5) lots in size, pending the review and approval of the Director of Public Works and the Municipal Utilities Director and the City Building Inspector, provided no new street is involved; the required certifications have been approved by the appropriate agent; no variances are involved; and all the requirements set forth in this Ordinance are met. Final approval may be given by the Director of Community Planning and Development on a plat that was preliminarily approved by the Commission

Passed and Adopted this the 14th day of NOVEMBER, 2016.

BY: _____
Kenneth E. Smith, Sr. Mayor

ATTEST: _____
Linda O'Shaughnessy, City Clerk

Attachment: Ordinance #2016-xx Minor Subdivision (1752 : ZONING TEXT AMENDMENT - Minor Subdivisions)



City of Kingsland
BID TABULATION
Awning Replacement
Thursday, November 3, 2016 @ 2:00 PM

Vendor	Cost to Replace Existing Awnings	Cost of replacing existing Awnings and to include adding Awnings to each window on each side of the Front Entrance
Thompson Awning & Shutter Company	\$6,000.00	\$7,500.00
Ammons Awnings & Handrails	NO BID SUBMITTED	NO BID SUBMITTED
Young Sign & Awning	NO BID SUBMITTED	NO BID SUBMITTED
Walker's Upholstery & Canvas	NO BID SUBMITTED	NO BID SUBMITTED
Boree Canvas Unlimited	NO BID SUBMITTED	NO BID SUBMITTED

*Advertised on City of Kingsland and GMA websites.



November 11, 2016

Mr. Lee Spell
City of Kingsland
107 South Lee St
Kingsland, GA 31548

SUBJECT: Recommendation of Award
2016 GEFA DWSRF – Water System Improvements
C&S File: K5000.116
GEFA DWSRF No.: 2016017

Mr. Spell:

As you are aware, bids were received and opened for the above subject project on Thursday, November 10th, 2016. A total of two (2) proposals were received. Underground Excavating, Inc., with a total base bid of \$218,200.00, was determined to be the low bidder.

It is Carter & Sloope, Inc.'s opinion that Underground Excavating, Inc. has sufficient experience to complete the required work in accordance with the provided scope and within a reasonable time frame. At this time, Carter & Sloope, Inc. recommends that the City of Kingsland enter into an Agreement with Underground Excavating, Inc. to perform the project titled, "2016 GEFA DWSRF – Water System Improvements" in the amount of \$218,200.00.

I have enclosed four (4) copies of the Bid Tabulation for your use and review along with four (4) copies of the Notice of Award. Upon approval, please sign all copies of the Notice of Award and return them un-dated to my attention. I'll forward them along to the Contractor for his signature. All documents will be dated appropriately when executed specification booklets are distributed.

Please contact me with any comments or questions.

Sincerely,

CARTER & SLOOPE, INC.

Trey Gavin, P.E.

Enclosures: (4) Copies of Bid Tabulation
(4) Copies of Notice of Award

cc: Harris Echols, Underground Excavating, Inc. (w/o encl.)

Attachment: Recommendation of Award - GEFA SRF - 11 11 16 (1759 : Bid Award: GEFA Funded Water System Improvements)

BID TABULATION FOR ALL BIDS
RECEIVED AT THE KINGSLAND CITY HALL
ON THURSDAY, NOVEMBER 10, 2016 AT 2 P.M.

CARTER & SLOOPE, INC.
CONSULTING ENGINEERS
6310 PEAKE ROAD
MACON, GEORGIA 31210

PROJECT:

Water System Improvements on Harrietts Bluff Rd
 & Sheffield Island Rd

C&S PROJECT NO.: K5000.116

A. BASE BID

BIDDERS:

Underground Excavating, Inc.
 6263 Highway 84
 Patterson, GA 31557

Woodard Construction Co., Inc.
 3109 Memorial Drive
 Waycross, GA 31501

ITEM NO.	QTY.	UNIT	DESCRIPTION	UNIT PRICE	TOTAL PRICE	UNIT PRICE	TOTAL PRICE
1	20	LF	Water Main (Trench-In)	\$ 100.00	\$ 2,000.00	\$ 100.00	\$ 2,000.00
2	300	LF	Water Main (Directional Bore)	\$ 100.00	\$ 30,000.00	\$ 425.00	\$ 127,500.00
3	2	EA	Connect to Existing Main	\$ 3,000.00	\$ 6,000.00	\$ 5,000.00	\$ 10,000.00
4	1	EA	Cap & Drain Existing Main	\$ 3,000.00	\$ 3,000.00	\$ 5,000.00	\$ 5,000.00
5	4	EA	45° Bend	\$ 750.00	\$ 3,000.00	\$ 850.00	\$ 3,400.00
6	10	EA	10" Valve Insertion	\$ 13,700.00	\$ 137,000.00	\$ 15,500.00	\$ 155,000.00
7	1	EA	12" Valve Insertion	\$ 14,700.00	\$ 14,700.00	\$ 17,500.00	\$ 17,500.00
8	1	EA	Air Release Structure	\$ 5,500.00	\$ 5,500.00	\$ 4,500.00	\$ 4,500.00
9	10	SY	Class "A" Pavement Removal & Replacement	\$ 200.00	\$ 2,000.00	\$ 150.00	\$ 1,500.00
10	1	LS	Traffic Control	\$ 7,500.00	\$ 7,500.00	\$ 8,500.00	\$ 8,500.00
11	1	LS	Final Grassing	\$ 2,500.00	\$ 2,500.00	\$ 6,500.00	\$ 6,500.00
12	1	N/A	Supplemental Work Agreement (SWA)	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00
TOTAL BASE BID					\$ 218,200.00		\$ 346,400.00

I hereby certify that this is a true and accurate Bid Tabulation of all bids received on November 10, 2016.



Thur B. Gavin, III, P.E.

SECTION 00621

NOTICE OF AWARD

PROJECT DESCRIPTION:

Water System Improvements on Harrietts Bluff Road and Sheffield Island Road

The OWNER has considered the BID submitted by you for the above described WORK in response to its Advertisement for Bids dated November 10, 2016, and Instruction to Bidders.

You are hereby notified that your BID has been accepted for items in the amount of Two hundred eighteen thousand, two hundred Dollars (\$218,200.00).

You are required by the Instructions to Bidders to execute the Agreement and furnish the required CONTRACTOR's Performance BOND, Payment BOND and Certificates of Insurance with fifteen (15) calendar days from the date of the Notice to you.

If you fail to execute said Agreement and to furnish said BONDS within fifteen (15) days from the date of this notice, said OWNER will be entitled to consider all your rights arising out of the OWNER'S acceptance of your BID as abandoned and as a forfeiture of your BID BOND. The OWNER will be entitled to such other rights as may be granted by law.

You are required to return an acknowledged copy of this NOTICE of AWARD to the OWNER.

Dated this ____ day of _____, 20____.

City of Kingsland

OWNER

By: _____

Title: _____

ACCEPTANCE OF NOTICE

Receipt of the above NOTICE OF AWARD is hereby acknowledged by
Underground Excavating, Inc. this ____ day of _____, 20____.
(Contractor)

By: _____

Title: _____

City of Kingsland
Water System Improvements on
Harrietts Bluff Rd & Sheffield Island Rd

C & S No. : K5000.116
2016 GEFA DWSRF

CITY OF KINGSLAND GEORGIA RESOLUTION IN SUPPORT OF THE SUBMISSION OF THE GRANT APPLICATION
BY CAMDEN COUNTY PUBLIC SERVICE AUTHORITY TO THE GEORGIA DEPARTMENT OF NATURAL
RESOURCES FOR THE 2016 RECREATIONAL TRAIL GRANT PROGRAM

WHEREAS, the City of Kingsland Georgia is a Georgia Municipal Corporation; and

WHEREAS, the Mayor and Council for the City of Kingsland Georgia fully embrace and support the efforts of the Camden County Public Service Authority in providing a wide variety of high quality leisure opportunities, services, and facilities for the citizens of Camden County to enjoy; and

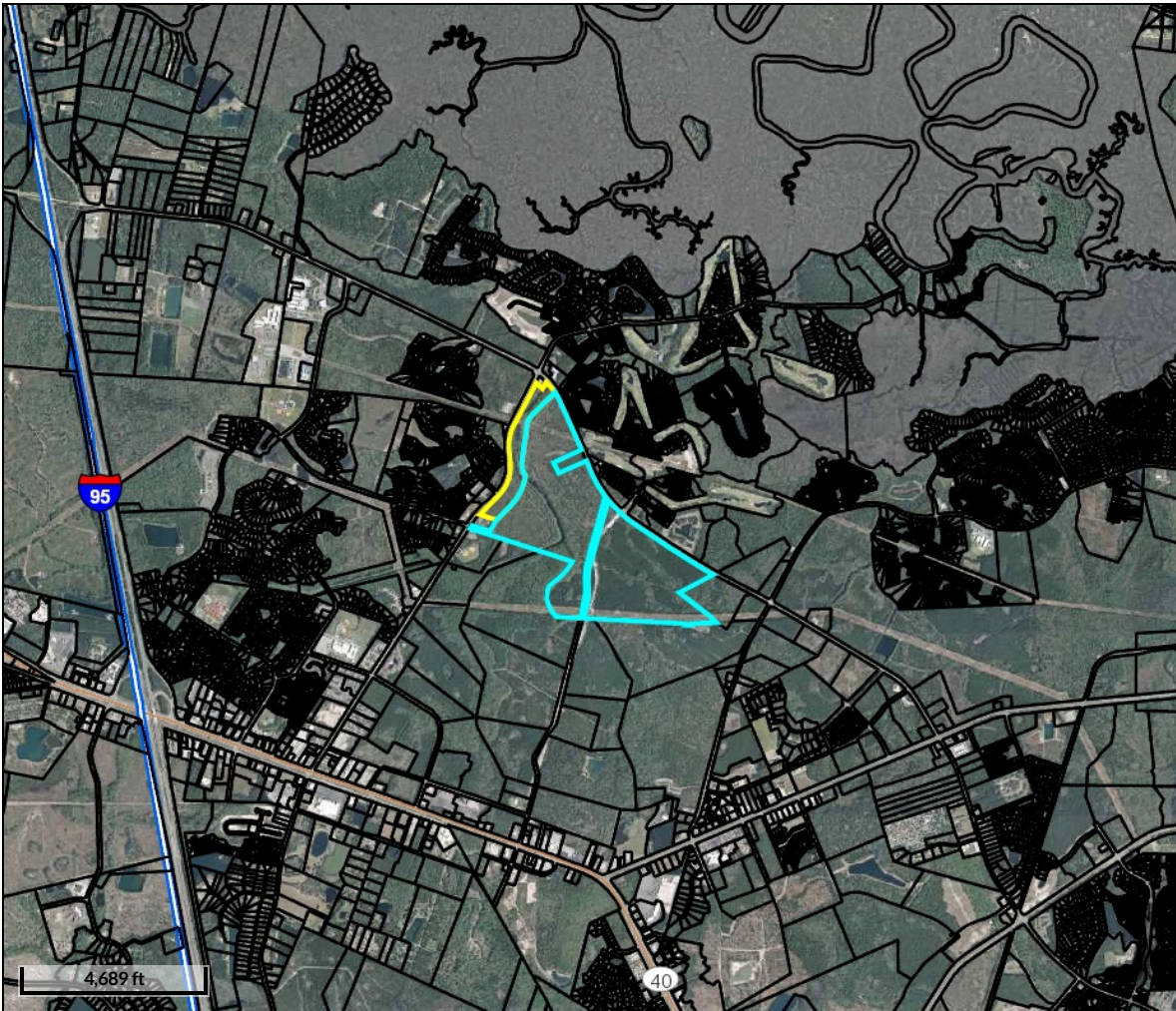
WHEREAS, the Mayor and Council for the City of Kingsland Georgia find that it is necessary to balance economic development with the preservation of natural, environmental, historic, and recreational resources for the benefits of the citizens, visitors, industrial and commercial partners, and future generations of our City; and

WHEREAS, the Mayor and Council for the City of Kingsland Georgia recognize that a new multi-use recreational trail being developed on the 296.23 acres of land, referred to as "Gum Branch Preserve", complies with the deed-restricted use for greenspace preservation and passive recreational use by the citizens of Camden County; and

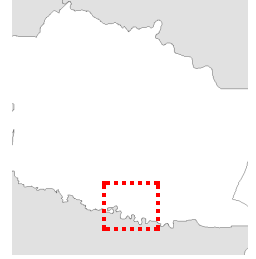
WHEREAS, a new multi-use recreational trail linking to the existing multi-use path adjacent to Gross Rd, in addition to the Howard Peeples Park trailhead, would provide additional opportunities for shared use connectivity for our community; and

WHEREAS, a new trail in the proposed area would create a useful and delightful way to connect area neighborhoods to multiple schools, including elementary, middle, high school and college campuses; and

NOW THEREFORE, IT IS HEREBY RESOLVED this, the 14th day of November 2016 that the Mayor and Council for the City of Kingsland Georgia support the submission of the grant application by Camden County Public Service Authority to the Georgia Department of Natural Resources for the 2016 Recreational Trail Grant Program.



Overview



Legend

- ☐ Parcels
- ☐ City Labels

Parcel ID	120019	Owner	SOUTHEASTERN TRUST FOR PARKS & LAND	Last 2 Sales			
Class Code	Consv Use		INC	Date	Price	Reason	Qual
Taxing District	KINGSLAND		4892 HAMPTON LAKE DRIVE	7/14/2016	\$0	NQ	U
	KINGSLAND		MARIETTA GA 30068	12/17/2014	\$0	GT	U
Acres	296.23	Physical Address	n/a				
		Assessed Value	Value \$81463				

(Note: Not to be used on legal documents)

Date created: 11/9/2016
Last Data Uploaded: 11/8/2016 8:10:45 PM



Developed by
The Schneider Corporation

Prepared by/ Return to:
Attorney Blair C. Strain
P.O. Box 5070
St. Marys, GA 31558

WARRANTY DEED

STATE OF GEORGIA
COUNTY OF CAMDEN

THIS INDENTURE, made the 7th day of November, year two thousand sixteen between

SHREE CHARM, LLC,
a Georgia Limited Liability Company,
of the first part, hereinafter called "grantor", and
CITY OF KINGSLAND,

a municipal corporation of the State of Georgia
as party or parties of the second part, hereinafter called Grantee (words "Grantors" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WHEREAS, Grantor owns a lift station off of Boone Avenue located in the City of Kingsland; and
WHEREAS, Grantor desires to convey the lift station to the City of Kingsland; and
WHEREAS, The City of Kingsland is willing to accept ownership of said lift station;

WITNESSETH that: Grantors, for and in consideration of the sum of one dollar (\$1.00) and other valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, by these presents does hereby remise, convey and forever QUITCLAIM unto the said Grantee all his interest in all that certain land, situate in **Camden County**, State of Georgia, as follows:

All that lot, tract or parcel of land lying and being in the City of Kingsland, 1606th G.M. District, Camden County, Georgia, more particularly described as follows:

That area labeled "sanitary Sewer with lift station", as shown and described on that certain plat of survey by Jeffrey S. Foster, Georgia Registered Land Surveyor No. 1842, attached hereto as Exhibit A.

Together with an easement for ingress and egress, drainage, and utility service over and across that area shown as "proposed ingress, egress, utility and drainage easement" as shown on the above described plat.

TO HAVE AND HOLD the said described premises to the Grantee, so that neither Grantors nor any persons claiming under Grantors shall at any time, by any means or ways, have, claim or demand any right or title to said premises or appurtenances, or any rights thereof.

IN WITNESS WHEREOF, Grantors have signed and sealed this deed, the day and year first above written.

Signed, sealed and delivered in the presence of

SHREE CHARM, LLC

David R. Brown
Witness

By: *B. Patel* (L.S.)
SHARAT H. PATEL

Shirley Vance
Notary Public, State of Georgia
My Commission Expires: *Sept. 17, 2017*



CITY OF KINGSLAND, GEORGIA

RESOLUTION #2016 - ____

ACCEPTANCE OF A WARRANTY DEED AND EASEMENT
OF SHREE CHARM, LLC

WHEREAS, there is a sanitary sewer lift station on the property of Shree Charmi, LLC on Boone Street currently operated as the Super 8 Motel; and

WHEREAS, this lift station also serves other customers, and

WHEREAS, this lift station has been inspected and meets the standards of the City of Kingsland; and

WHEREAS, Shree Charmi, LLC is desirous to turn ownership of the lift station over to the City of Kingsland.

NOW, THEREFORE BE IT RESOLVED BY THE MAYOR AND THE COUNCIL OF THE CITY OF KINGSLAND, to accept the Warranty Deed signed on November 7, 2016 by Mr. Bob Patel the owner of Shree Charmi, LLC conveying the lift station site and easements thereto.

ADOPTED by Mayor and Council this 14th day of November, 2016.

CITY OF KINGSLAND, GEORGIA

BY: _____
Mayor Kenneth E. Smith, Sr.

ATTEST: _____
Linda O’Shaughnessy, City Clerk

Attachment: Charmi lift station deed acceptance ordinance (1757 : Charmi Lift Station Deed Acceptance)