



# CITY OF KINGSLAND, GEORGIA

## CITY COUNCIL

MINUTES • OCTOBER 12, 2022

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. Public Hearing - to Consider a Plan to Create a Tax Allocation District (TAD) #2 Camden Woods Redevelopment Plan -

Public Hearing to consider a Resolution to consent to, approve and adopt a Redevelopment Plan to create City of Kingsland TAD #2: Camden Woods Redevelopment Plan.

1. Mr. James Coughlin with the Camden County Joint Development Authority spoke in support of the proposed TAD. He stated that this was a rare opportunity to actually develop a plan to have infrastructure in place before any development.
2. Mr. Steve Winkle, 114 Schooner Court, Woodbine voiced his concerns regarding the TAD, which includes committing tax payers for 8 years, the need for more schools and the changing development plan. Mr. Winkle also stated that while he doesn't live in Kingsland, he is part of the county district 2 and does not want to see it split due to growth.
3. Mr. Ron Sawyer, 55 Jake Colton, Kingsland, spoke in support of the TAD. Mr. Sawyer is the developer for the project and stated he is using his property as collateral to get the project started.
4. Mr. Ken Bleakly, Bleakly Advisory Group, gave a short overview of the proposed development. He stated taxes only affect those properties in the TAD boundaries.
5. Mr. Jonathan Napier, 225 Riley Hunter, Kingsland spoke in support of the TAD.

### II. CALL TO ORDER AND WELCOME GUESTS

Mayor Day called the regularly scheduled meeting to order at 6:40 PM.

### III. ROLL CALL

James W Galloway

Farran Fullilove

Kristy Chance

Alex Blount

Charles Grayson Day Jr.

Councilman (Remote)

Councilman

Councilwoman

Mayor Pro Tem (Remote)

Mayor

#### IV. INVOCATION AND PLEDGE TO THE FLAG

Councilman Fullilove gave the Invocation and led in the Pledge to the Flag.

#### V. CONSENT DOCKET

|                  |                                     |
|------------------|-------------------------------------|
| <b>RESULT:</b>   | <b>APPROVED [UNANIMOUS]</b>         |
| <b>MOVER:</b>    | Farran Fullilove, Councilman        |
| <b>SECONDER:</b> | Kristy Chance, Councilwoman         |
| <b>AYES:</b>     | Galloway, Fullilove, Chance, Blount |

- 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

#### VI. GRANTING AUDIENCE TO THE PUBLIC

No one came forward.

#### VII. OLD BUSINESS

There was no old business.

#### VIII. NEW BUSINESS

1. Approval Of: Community Rating System Joint PPI Annual Report -

Under the Joint PPI, Camden, Kingsland and St. Marys work together to create customized flood risk reduction outreach messages. These coordinated messages are delivered to residents through handouts, mailers, social media messages, etc. By disseminating these messages together each community earns points that can improve their CRS rating.

*Staff recommends approval.*

|                  |                                     |
|------------------|-------------------------------------|
| <b>RESULT:</b>   | <b>APPROVED [UNANIMOUS]</b>         |
| <b>MOVER:</b>    | Kristy Chance, Councilwoman         |
| <b>SECONDER:</b> | Farran Fullilove, Councilman        |
| <b>AYES:</b>     | Galloway, Fullilove, Chance, Blount |

2. Approval Of: Coastal Incentive Grant Year #2 Award Agreement -

Year 2 -Enhancing Floodplain Management in the City of Kingsland through Entry into the Community Rating System Program. DNR will reimburse Kingsland a maximum of \$32,500.00 for allowable expenses, Kingsland will contribute a minimum of \$35,827.00 in Match Funds. If the Reimbursable Costs actually payable are less than the maximum Reimbursable Amount, Kingsland is only obligated to contribute Match Funds in the same ratio as the actual Reimbursable Costs is to the maximum Reimbursable Amount.

*Staff recommends approval.*

Councilman Blount asked if this was contingent on the 3rd party. City Manager Lee Spell said it was a separate agreement.

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| <b>RESULT:</b>   | <b>APPROVED [UNANIMOUS]</b>         |
| <b>MOVER:</b>    | Farran Fullilove, Councilman        |
| <b>SECONDER:</b> | Kristy Chance, Councilwoman         |
| <b>AYES:</b>     | Galloway, Fullilove, Chance, Blount |

3. Approval Of: Tyler Technology Traffic Team Solution - Rickey Evans

Approval of the purchase of hardware and software for the Kingsland Police Department Traffic Team for a one-time cost of \$34,775.00, and an annual recurring cost of \$1,863.00. Tyler Technologies is the sole source provider of this system. Funding is available in the court technology fund.

*Staff recommends approval.*

Councilman Blount asked why this was a sole source item. Captain Falcitelli stated that this was originally a Brazos item, but that Tyler Technologies had purchased Brazos and also New World Technologies. Captain Falcitelli also stated that this system will integrate with the current CAD system in use. Councilman Blount asked if this could be evaluated in a year. Assistant Chief of Police Seaward said yes.

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| <b>RESULT:</b>   | <b>APPROVED [UNANIMOUS]</b>         |
| <b>MOVER:</b>    | Alex Blount, Mayor Pro Tem          |
| <b>SECONDER:</b> | Farran Fullilove, Councilman        |
| <b>AYES:</b>     | Galloway, Fullilove, Chance, Blount |

4. Approval Of: Purchase of 2 2023 Chevrolet Tahoes for KPD -  
Ratification of the purchase.

**RESULT:**       **APPROVED [UNANIMOUS]**  
**MOVER:**       Farran Fullilove, Councilman  
**SECONDER:**   Kristy Chance, Councilwoman  
**AYES:**         Galloway, Fullilove, Chance, Blount

5. Approval Of: Municipal Advisor Agreement with Stevens Inc. -

Stephens, Inc. will provide, upon request of the City, municipal advisory and/or consultant services for work related to the GA/FL Sports Complex Development. All fees incurred are to be paid by the GA/FL Project Developer under a separate agreement.

*Staff recommends approval.*

**RESULT:**       **APPROVED [UNANIMOUS]**  
**MOVER:**       James W Galloway, Councilman  
**SECONDER:**   Farran Fullilove, Councilman  
**AYES:**         Galloway, Fullilove, Chance, Blount

6. Approval Of: Contract for Reimbursement of Municipal Advisor Expenses -

An agreement for reimbursement of Municipal Advisor (Stephens, Inc.) expenses. The Developer and the City understand and agree that Stephens Inc. shall directly invoice the City for all fees and expenses charged by Stephens Inc. pursuant to the Advisor Agreement. Within 30 days of the receipt of any such invoice from Stephens Inc., the City shall provide a copy of same to the Developer. The Developer shall thereafter have 30 days to remit payment to the City for reimbursement of said invoice.

**RESULT:**       **APPROVED [UNANIMOUS]**  
**MOVER:**       Alex Blount, Mayor Pro Tem  
**SECONDER:**   Farran Fullilove, Councilman  
**AYES:**         Galloway, Fullilove, Chance, Blount

## IX. MAYOR AND COUNCIL ANNOUNCEMENT

Councilman Galloway congratulated the Camden Middle School softball team for making it through the first round of playoffs.

Councilman Fullilove stated he would be out of town November 2 -12, 2022.

## X. ADJOURNED

Councilman Fullilove made a motion to adjourn.  
Councilman Blount seconded the motion.  
The motion passed unanimously.

The meeting adjourned at 7:00 PM.