



CITY OF KINGSLAND, GEORGIA

CITY COUNCIL

MINUTES • NOVEMBER 13, 2023

Regular Meeting

City Council Chamber

6:00 PM

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

I. PUBLIC HEARING

Mayor Day called the Public Hearing to order at 6:00 PM.

1. Public Hearing for the Abandonment of an Unopened Section of West Fulford Street -

The City of Kingsland is seeking to abandon an unopened section of West Fulford Street. This section has never been opened for public use and there is no benefit of ever opening this section of West Fulford Street. The property owner adjacent to this property has been notified by registered mail and found no objections.

No one came forward to speak.

2. Public Hearing: Alcohol License Application for Shree Devahish, LLC -

Mukeshkumar Patel and Bhupendrakumar Patel, with Shree Devashish, LLC, new owners of Adens Minit Mart #80 have applied for an alcohol license for the sale of packaged beer/wine. Adens Minit Mart #80 is located at 495 West King Avenue.

Mark Presley, 105 WolfBay Circle, Kingsland, spoke in opposition of this alcohol license. Mr. Presley stated there were several convenience stores within a one mile radius that already sell alcohol. Mr. Presley stated that alcohol had almost destroyed his life and that it causes trouble within the community.

II. CALL TO ORDER AND WELCOME GUESTS

Mayor Day called the regularly scheduled meeting to order at 6:02 PM.

III. ROLL CALL

James W Galloway
Farran Fullilove
Kristy Chance
Alex Blount
Charles Grayson Day Jr.

Councilman
Councilman
Councilwoman
Mayor Pro Tem
Mayor

IV. INVOCATION AND PLEDGE TO THE FLAG

Councilwoman Chance gave the Invocation and led in the Pledge to the Flag.

V. CONSENT DOCKET

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

Nelson Cummings, 233 Woodbridge Road, Kingsland, addressed Mayor and Council. Mr. Cummings said he wanted to send thanks to whomever had the stoplight added to the Five Points area of Kingsland. Mr. Cummings said that the Camden Public Service Authority had talked about a park for the North West Kingsland area and wanted to know if it had been discussed with Mayor and Council. Mr. Cummings then asked about the city's efforts to spruce up the North West Kingsland area. Lastly, Mr. Cummings asked about the Keep Kingsland Clean day that was held in the past. He wanted to know if it was scheduled for any future dates. Mayor Day stated that the city would look into scheduling it again.

VII. OLD BUSINESS

There was no old business.

VIII. PLANNING AND ZONING

1. Preliminary Plat - Crooked River Estates -

Cumberland Land Surveyors, acting agent for Crooked River Investment Corp. has submitted an application for a Preliminary Plat for Crooked River Estates located on the east side of Highway 17 North consisting of 279 single family lots on approximately 142 acres. The original PD was amended and approved by City Council on March 14, 2022. No civil plans have been submitted at this time. There is water and sewer available in this area. Zoning is PD/R-1.

Planning Commission recommends approval.

Mr. Shawn Harrell, agent with Crooked River Investment Corp., addressed council and stated this new Preliminary Plat was needed because they had recently had a new topography study completed and needed to increase the amount of wetlands. Councilman Fullilove asked if they planned to have any parks as part of their development. Mr. Harrell stated they had four parks planned.

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

2. Preliminary Plat - Fiddlers Cove Phase 5 -

Bennett Surveying, Inc., acting agent for Sawyer & Associates has submitted an application for a Preliminary Plat for Fiddlers Cove Phase 5 located on the west side of Jake Colton Drive consisting of 16 single family lots on approximately 8.23 acres. This will be a continuation of Fiddlers Cove subdivision and the applicant has agreed to follow the original PD that was approved. Zoning is PD/R-1.

Planning Commission recommends approval.

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

3. Home Occupation - 232 Austin Ryan Drive - Map & Parcel 120E 099A -

Greg & Dianna Jackson have applied for a Home Occupation Permit for a cleaning business known as "Jackson's Clean". The applicants have been notified and agree to the requirements of a Home Occupation as noted in KLADO. Zoning is PD/R-2.

Planning Commission recommends approval.

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

IX. NEW BUSINESS

1. Approval Of: Resolution 2023 - 07 - Abandonment of an Unimproved Section of West Fulford Street -

Consideration of the abandonment of an unimproved section of West Fulford Street located in the Fulford Estates Subdivision, originally platted in 1961.

Staff recommends approval.

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

2. Approval of: Alcohol License for Adens Minit Mart #80 -

Mukeshkumar Patel and Bhupendrakumar Patel, with Shree Devashish, LLC, new owners of Adens Minit Mart #80 have applied for an alcohol license for the sale of packaged beer/wine. Adens Minit Mart #80 is located at 495 West King Avenue.

Planning Department and Chief of Police recommend approval.

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

3. Approval of: 2024 Intergovernmental Agreement with Camden County Board of Elections -

An agreement between the City of Kingsland and the Camden County Board of Elections (BOE) to provide that the BOE will conduct all 2024 and 2026 municipal election(s) according to the terms listed in the agreement, in all respects as required by the election laws set forth in Title 21 of the Official Code of Georgia Annotated.

Staff recommends approval.

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

4. Approval Of: Ordinance 2023-09: Local Vendor Policy-To Amend Ordinance #2020-07, Chapter 2, Article IV, Purchasing Policies and Procedures - Mayor Pro Tem Alex Blount

To encourage an increase in local economic activity through more local jobs, tax revenues, business growth, and to entice business relocations to the City by enhancing the local vendor policy for businesses located within the municipal boundaries of the City of Kingsland.

Currently local vendors are given an opportunity to match the lowest price proposal, if the quotation or bid of the local vendor is within 5% of the lowest price proposal by a non-local vendor. This revision will increase the opportunity to match the lowest price if the quotation or bid is within 10%.

First priority will be given to local vendors located within the municipal boundaries of the City of Kingsland, second priority will extend to local vendors within Camden County, and third priority will extend to local vendors within the State of Georgia.

Upon passage and ratification by the Mayor and City Council, the effective date shall be January 1, 2024.

Councilman Blount stated that this would not take effect until January 1, 2024 so as to not interfere with any current proposals that may be out.

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

5. Ratification Of: Side-Loader Garbage Truck -

The Solid Waste Fund is in need of a side-loader garbage truck ahead of the original schedule being in FY24/25. This process will move the truck to current budget year in the 5-year capital improvement plan. *Due to build-out timing, staff recommends Carolina Environmental Systems, Inc, for \$381,460 with a delivery date of 60-75 days. Council polling on October 27, 2023 received a unanimous approval.*

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Alex Blount, Mayor Pro Tem
SECONDER:	Kristy Chance, Councilwoman
AYES:	Galloway, Fullilove, Chance, Blount

6. Bid Award: Arbitrage Rebate and Bond Post-Issuance Compliance Services -

For the Water and sewerage Bond, series 2023, arbitrage rebate post-issuance compliance and IRS reporting services. *Staff recommends low bid, Bingham Arbitrage Rebate Services. Fee Schedule is attached.*

Arbitrage refers to the excess interest income that bond issuers earn through investing tax-exempt bond proceeds in higher yielding taxable securities. Section 148 of the Internal Revenue Code of 1986, referred to as the Arbitrage Regulations, permits a tax-exempt issuer to earn arbitrage only in specified circumstances, and in most cases requires any arbitrage profit to be paid to the U.S. Treasury. The IRS requires that arbitrage calculations be completed no later than five years from the date of a bond's issuance, every five years thereafter, and upon final maturity.

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

7. Bid Award: Architectural Design & Construction Administration Services for New Police Headquarters Building -

Bid award includes concept design, opinion of probable cost, schematic design, development and final design, bidding and contract award, and construction and project close-out.

Based on evaluation of proposal and fee structure, staff recommends Jericho Design Group.

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

8. Bid Award: Purchase of 1/2 Ton Pick-Up Truck for Public Works -

Staff recommends low bid, Bennett Chrysler Dodge Jeep, for a 2023 RAM 1500 at \$46,399.

RESULT: **APPROVED [3 TO 0]**
MOVER: Farran Fullilove, Councilman
SECONDER: James W Galloway, Councilman
AYES: Galloway, Fullilove, Chance
ABSTAIN: Blount

9. Bid Award: Purchase of One Ton Pick-Up Truck for Public Works -

Staff recommends low bid, Bennett Chrysler Dodge Jeep, for a 2020 RAM 3500 at \$49,400

RESULT: **APPROVED [3 TO 0]**
MOVER: Farran Fullilove, Councilman
SECONDER: James W Galloway, Councilman
AYES: Galloway, Fullilove, Chance
ABSTAIN: Blount

10. Bid Award: Purchase of Two (Used) Vans for Public Works Custodians -

Staff recommends low bid from Enterprise for one 2020 Nissan Van at \$24,148 and one 2021 Nissan Van at \$24,648.

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

11. Bid Award: Purchase of Two (2) Commercial Grade Zero Turn Mowers for Public Works -

Staff recommends low bid, Tait Lawn Products, Inc., at \$10,268.70 each for a total of \$20,537.40.

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

12. Bid Award: Purchase of Brush Cutter for Public Works -

Staff recommends sole bidder, Reynolds-Warren Equipment Company, for \$268,020.75. Includes delivery.

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

X. MAYOR AND COUNCIL ANNOUNCEMENT

Councilwoman Chance reminded everyone of the upcoming 40th Catfish Festival being held on Saturday, November 18, 2023. She also thanked the Kingsland Downtown Development Authority for working to put it together.

Mayor Day wished everyone a Happy Thanksgiving.

XI. ADJOURNED

Councilman Fullilove made a motion to adjourn.
Councilwoman Chance seconded the motion.
The motion passed unanimously.
The meeting adjourned at 6:23 PM.