



CITY OF PORT WENTWORTH

CITY COUNCIL

OCTOBER 26, 2017

Council Meeting Room

Regular Meeting

7:00 PM

305 SOUTH COASTAL HIGHWAY
PORT WENTWORTH, GA 31407

1. CALL MEETING TO ORDER

Mayor Jones called the meeting to order.

2. PRAYER AND PLEDGE OF ALLEGIANCE

Council Member Jud Bowers lead in prayer and the pledge of allegiance.

3. ROLL CALL - CLERK OF COUNCIL

Attendee Name	Title	Status	Arrived
Glenn Jones	Mayor	Present	
Jud Bowers	Council Member	Present	
Bill Herrin	Council Member	Present	
Barbara Powers	Council Member	Present	
Debbie Johnson	Council Member	Present	
Thomas Barbee	Council Member	Present	
Paul Fox	Council Member	Present	
Phillip Claxton	City Administrator	Present	
Shanta Scarborough	Clerk of Council	Present	
Elizabeth Pavlis	City Attorney	Present	
Rebekah Reddish	Director of Administrative Services	Present	
Brian Harvey	Director of Development Services	Present	
Tiffany Lancaster	Director of Leisure Services	Present	
Jimmy Stewart	Wastewater Treatment Director	Present	
Matt Libby	Director of Public Safety	Present	
Lee Sherrod	Major of Public Safety	Present	
Lance Moore	Chief of Fire Operations	Present	
Trent Long	City Engineer	Present	
James Vaughn	City Engineer	Present	

4. APPROVAL OF AGENDA

Council Member Bill Herrin made a motion to approve the agenda with the following addition:
(1) Add Executive Session after Item 4 - Approval of Agenda. Seconded by Council Member Jud Bowers. Vote was unanimous.

5. RECOGNITION OF SPECIAL GUESTS

There were none to report.

6. ELECTIONS & APPOINTMENTS

There were none to report.

7. ADOPTION OF MINUTES

A. City Council - Regular Meeting - September 28, 2017

1. City Council - Regular Meeting - Sep 28, 2017 7:00 PM

RESULT:	ACCEPTED [UNANIMOUS]
MOVER:	Bill Herrin, Council Member
SECONDER:	Paul Fox, Council Member
AYES:	Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

8. COMMUNICATIONS & PETITIONS

A. Downtown Redevelopment Proposal Phase I & II - 80 Units New Construction Senior Development 55+ & Workforce

Dee Brightwell with Arbour Valley Development made a presentation to Mayor and Council regarding the planned development for the construction of two residential communities: Phase I targets 55 and older residents and Phase II addresses the needs of families or workforce housing. Located on city-owned land, the development is part of a concerted redevelopment of the downtown area. Mr. Brightwell stated that Arbour Development has been in business for over 150 years with experience in property oversight and management. Arbour Valley is looking forward to working with City Council and staff to redevelop the downtown area due to its long history, solid background and catalyst to develop.

B. Terri Bunge with Amerilife

Mayor Jones stated that Terri Bunge with Amerilife will be added to the November City Council meeting agenda.

C. Setting November & December Council Meeting Dates

Mayor Jones stated that the November City Council Meeting will be held on Thursday, November 30th and the December meeting will be held on Thursday, December 28th.

9. COMMITTEE REPORTS

A. Committee Reports

Council Member Bill Herrin made a motion to dispense with the reading of the committee reports and make them part of the minutes.

RESULT:	APPROVED [UNANIMOUS]
AYES:	Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

10. CONSENT AGENDA

There were none to report.

11. UNFINISHED BUSINESS

A. Quit Claim Deed between Newport Homeowners Association, Inc. and Mayor and Council of the City of Port Wentworth

- Quit Claim Deed between Newport Homeowners Association, Inc. and Mayor and Council of the City of Port Wentworth

RESULT:	DEFEATED [2 TO 4]
AYES:	Barbee, Fox
NAYS:	Jones, Bowers, Herrin, Powers
RECUSED:	Johnson

12. NEW BUSINESS

- A. Palmetto Fire Apparatus Maintenance Agreement

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Bill Herrin, Council Member
SECONDER:	Jud Bowers, Council Member
AYES:	Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

- B. Savannah Cams Agreement

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Thomas Barbee, Council Member
SECONDER:	Bill Herrin, Council Member
AYES:	Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

- C. Fire Station 1, parking lot repa

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Bill Herrin, Council Member
SECONDER:	Jud Bowers, Council Member
AYES:	Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

- D. Field Preventative Maintenance Program Participation Agreement between Cummins, Inc., d/b/a Cummins Power South and the City of Port Wentworth

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Jud Bowers, Council Member
SECONDER:	Paul Fox, Council Member
AYES:	Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

- E. Site Plan Review Application submitted by Stravinski Development Group, LLC., on behalf of L-A Savannah-Crossgate C/O Lubert-Adler Partners LP for PIN #: 7-0033-01-003 (the vicinity of Highway 21 and Crossgate Road) for a Specific Development Site Plan to allow a Distribution Warehouse in a P-I-1 (Planned Industrial) Zoning District

Greg Potter, Stravinski Development Group, was present to answer any questions about the application.

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Paul Fox, Council Member
SECONDER: Bill Herrin, Council Member
AYES: Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

- F. Site Plan Review Application submitted by Greg Coleman, Coleman Company, Inc., on behalf of Bald Eagle Partners for PIN #: 7-0906B-14-003 (Birch Circle) for a General Development Plan to allow a Single Family Residential Development in a MPO (Master Plan Overlay) Zoning District

Murray Marshall, Atlantic Investors Real Estate Co, was present to answer any questions about the application.

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Bill Herrin, Council Member
SECONDER: Paul Fox, Council Member
AYES: Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

- G. Contractor Selection and Solids Building Improvement Contract Approval

RESULT: **APPROVED [UNANIMOUS]**
MOVER: Jud Bowers, Council Member
SECONDER: Bill Herrin, Council Member
AYES: Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

- H. Director of Public Safety Agreement for Contract between the City of Port Wentworth, Chatham County, Georgia and Contractor Matthew W. Libby

Mayor Jones noted that Council was presented with a revised version of the contract by the City Attorney, Elizabeth Pavlis. The revised contract states that Contractor, Matt Libby, will receive a twelve (12) months' severance compensation if terminated within the first two years of the contract as opposed to the original terminology which stated "full contract monetary amount".

RESULT: **APPROVED [4 TO 3]**
MOVER: Jud Bowers, Council Member
SECONDER: Bill Herrin, Thomas Barbee
AYES: Jones, Bowers, Herrin, Powers
NAYS: Johnson, Barbee, Fox

13. RESOLUTIONS/ORDINANCES/PROCLAMATIONS

- A. Ordinance No. 17-21, Budget Adjustment FY18, for Solids Handling Upgrade, First Reading

There were no comments to report.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Bill Herrin, Council Member
SECONDER:	Jud Bowers, Council Member
AYES:	Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

- B. Ordinance No. 17-21, Budget Adjustment FY18, for Solids Handling Upgrade, Second Reading

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Bill Herrin, Council Member
SECONDER:	Thomas Barbee, Council Member
AYES:	Jones, Bowers, Herrin, Powers, Johnson, Barbee, Fox

14. PUBLIC COMMENTS - REGISTERED SPEAKERS

Maurice Rahn, 501 Bonnybridge Road, voiced his opinion to Mayor and Council that the contract for the Director of Public Safety is "an absolute travesty." Mr. Rahn further stated that if a contract is offered to one city employee perhaps it should be offered to all.

Linda Smith, 828 Barnsley Road, addressed Mayor, Council and the citizens of Port of Wentworth regarding the literature that was being passed out in the community and placed on residents mailboxes. Mrs. Smith wanted to go on record to state that she felt this was a "cowardly, mean-spirited, immature act of desperation from the opposition" and that "a character assassination of the sort mixes with personal testimony".

Jill Litten, 8 Tower Way, stood before Mayor and Council to express her concerns regarding the lack of a traffic signal at the intersection of Highway 30 and Highway 21. She feels that the length of time it takes to make a left turn is in excess of 20 minutes and has witnessed several drivers run red lights. It is her hope that the next administration will take a closer look into the seriousness of this matter. Mrs. Litten also wanted to go on record and state that she does not agree with the contract for the Director of Public Safety. Mayor Jones informed Mrs. Litten that the City is aware of the seriousness of the traffic signal issue and has been in contact with the Georgia Department of Transportation (GDOT).

Larry Longo, 510 Flat Rock Trace, wanted to inform Mayor and Council of the reason for the abstention on the final application for the Dynacraft project. It was his opinion that the Planning Commission did not have enough information from the engineer to make an informed vote. Mayor Jones thanked Mr. Longo for providing a reasoning behind the abstention and offered him a piece of advice; that in the future members of the commission can always vote on contingency or delay a vote until a Special Called Meeting.

Shari Dyal, 20 Noble Jones Court, questioned Mayor and Council regarding the decision of the Board of Elections to add a third polling location in Port Wentworth and wanted to know why only certain residents were moved from District 1 to vote at the new location, Rice Creek School, while others are still required to vote at the Lakeshore Clubhouse? Mrs. Dyal also stated that due to her Human Resources background, she hoped comparables to other cities similar in size were done, without considerations to cost of living, when preparing the Director of Public Safety Contract.

Michael Levy, 14 Halyard Drive, wanted to share with Mayor and Council that while reviewing his housing covenant he found a clause which stated 7 years after declarant the Homeowners Association can be turned over to the homeowners. According to Mr. Levy, 75% of homeowners submit or propose to this declarant to rule their own subdivision and determine it's needs.

Joey Rolon, 15 Halyard Drive, shared with Mayor and Council that each time it rains water from the retention ponds saturates his yard. He is concerned that heavy rains can quickly turn into flooding although his home is not located in a flood zone. Mr. Rolon wanted to know "does the City not have the power to force the declarant to bring the ponds into order?"

Mayor Jones responded to both Mr. Levy's and Mr. Rolon's concerns by stating that as of now the retention ponds are the responsibility of the Homeowners Association. Mayor Jones further suggested that the residents meet with the declarant and inquire about where the monies being collected for HOA fees are going.

Council Member Jud Bowers, 413 Cantyre Street, spoke to all present at the meeting and stated that he wanted to know who was passing out the literature of rumors about candidate, for Council At-Large, Linda Smith and him, while showing a copy of the flier.

15. ADJOURNMENT

There being no further business, Council Member Paul Fox made a motion to adjourn. Seconded by Council Member Bill Herrin. Vote was unanimous.

Mayor G. Glenn Jones

The foregoing minutes are true and correct and approved by me on this _____ day of _____, 2017.

DRAFT

ATTEST:

Shanta M. Scarboro, Clerk of Council