

MINUTES

City Council Meeting Monday, October 7, 2024 – 6:00 p.m.

Call to Order: Mayor Campbell called the meeting to order at approximately 6:00 p.m.

Opening: Councilmember Hall gave the invocation and Mayor Campbell led the City Council in the pledge of allegiance to the flag.

Roll Call

City Council Members: Mayor Bruce Campbell, Mayor Pro-Tem Marcia Daniel, Councilmember Gwyn Hall, Councilmember Richard Lassiter, Jr., Councilmember Natalyn Morris, and Councilmember Kim Tice. Absent: Councilmember Debbie Ruiz.

Staff Members: Rhonda Ferrell-Bowles, City Manager; James P. Gerard, City Attorney; Gil Ballard, Chief of Police; Ben Brengman, IT/Special Projects Director; Katie Draeger, Finance Director; Mike Dick, Fire Chief; Cliff Ducey, Parks and Recreation Director; Virgil Moore, Public Works Director; Veronica Enoch, Executive Assistant; Tonya Roper, Clerk of Council and Andrew Guzman, IT Technician.

Mayor Campbell presented on behalf of Mayor and Council to designate November 3, 2024, as “Retired Educators Day” with the recipient stating her appreciation for Mayor and Council’s recognition for the association of retired educators within the area.

Formal Public Comment: Mr. Al Ellisor III, assistant manager of Ace Acres Mobile Home Park requests to address the City Council to discuss the permit fee for new mobile homes in Garden City.

Mr. Ellisor said that he appreciated the Council’s time and consideration of this matter. Mr. Ellisor stated he is the co-manager of Ace Acres mobile park located at 5228 Augusta Road; we rent mobile homes and lots. We are in the process of entertaining the idea of fulfilling the 40-lot capacity – which means the addition of nine more homes. We were in the process of a lease signing with a proposed tenant with the intention of a home being placed in the park. The tenant rescinded their offer due to the \$4500 fee for the permit. Mr. Ellisor stated the fee is shown on the fee schedule; he then asked why are the fees so high in comparison to surrounding municipalities?

Councilmember Tice asked Mr. Ellisor if he knew of the fees for other municipalities.

Mr. Ellisor said that we were unaware of this fee; we are asking for the fees to be in line with what others are charging. Mr. Ellisor stated that Pooler is \$60, Port Wentworth is \$300, and Effingham County is \$200. He said we take pride in our land, property and mobile homes. We are asking that the fee is competitive and a representative of the area; expansion is difficult for the remaining lots at this rate.

Mr. Ellisor confirmed his location for Council, he stated that he has spoken with Staff and has been informed that the fee schedule is being reviewed. He said he would appreciate any consideration as we are having to turn people away due to the fee, and it is difficult for potential tenants to budget this amount.

The City Manager confirmed that Staff is currently working on the fee schedule. The City Manager said we are hoping to have something to present to Council at the October 14th workshop or the October 28th workshop.

Mr. Ellisor stated that the current fee schedule is affecting the planning of the mobile home park's schedule, time is of an essence, and this is a time-sensitive matter for our business.

Councilmember Hall responded that any changes or updates to the fee schedule will need to be considered by City Council.

Informal Public Comment: Ellie Malanowski, 114 Smith Avenue stated that we have lived at our property for four years, and three years back our property was okay but now every time it rains the property floods. Mrs. Malanowski stated she has spoken with Councilmember Tice and staff regarding concerns and surveying of the canal along with any adjustments that can be done. The canal has washed away so there's no retaining. Staff has been out and looked at the property, we have flooded inside, there's a lot of debris on the side of the house as well. She said I have also contacted Chatham County for help as I'm aware that the canal belongs to them as well.

Councilmember Tice stated there were two City employees that have come out to assess the canal and will come up with a date to meet with you to review your concerns.

Mr. Malanowski asked whether the Canal belongs to the City or the County.

The City Manager confirmed that the side that belongs to the City is clean.

Virgil Moore, Public Works Director confirmed the location of the City's portion of the canal.

Councilmember Tice reiterated that Staff has been communicating and working towards a goal to meet and address concerns.

Joel Boblasky stated he appreciated the opportunity to introduce himself to Mayor and Council as a republican candidate for Chairman of the Chatham County Commission. He stated that he may not be in the right forum for the introduction. He has been part of the appeals process and understands the importance of emergency services, roads, bridges, drainage, local spending and leadership.

Given no other speakers, Mayor Campbell closed the public comment portion of the meeting.

Public Hearings: Alcohol Beverage License Application: Receipt of public comment on an alcohol beverage license application made by Rigoberto Velasco to sell wines, beer, and/or malt beverages

at Pupuseria Salvadorena Las Veronicas, LLC (D/B/A Pupuseria Salvadorena Las Veronicas) 109 Minus Ave, Suite C1 Garden City, Georgia.

Alcohol Beverage License Manager's Application: Receipt of public comment on a manager's alcohol beverage license application made by Dalya Velasco to sell wines, beer, and/or malt beverages at Pupuseria Salvadorena Las Veronicas, LLC (D/B/A Pupuseria Salvadorena Las Veronicas) 109 Minus Ave, Suite C1 Garden City, Georgia.

Alcohol Beverage License Application: Receipt of public comment on an alcohol beverage license application made by Ashok Lakhani to sell wines, beer, and/or malt beverages at Ganesh 1109, LLC (D/B/A BP 4801) 4801 Augusta Road, Garden City, Georgia.

Given no further speakers for those in favor or opposition; Mayor Campbell closed the Public Hearing.

City Council Minutes: Councilmember Daniel motioned to approve the minutes from the September 16th Pre-Agenda Session and City Council Meeting. The motion was seconded by Councilmember Tice and passed without opposition.

Items for Consideration

Resolution – GDOT SR 21 School Zone Flashers and Signage Agreement: The Clerk of Council read the heading of a resolution authorizing the City of Garden City, Georgia to enter into a contract with Hoffman Electric in the amount of \$72,500.00 for removal and installation of school zone flashers and signage on the segment of State Route 21 between Brampton Road and Rommel Avenue in Garden City, Georgia, where the newly constructed Davis-Edwards-Harris Educational Complex is located.

Councilmember Tice made a motion to approve the resolution. Councilmember Daniel seconded the motion; all vote to approve the motion.

Councilmember Morris announced that she would like to make a motion to amend the agenda and to add to the agenda a resolution to temporarily wave the building permit fees related to storm damage from Storm Helene. Councilmember Lassiter seconded the motion; all vote to approve the motion.

Resolution – Visit Savannah Agreement: The Clerk of Council read the heading of a resolution authorizing the City of Garden City, Georgia to enter into a memorandum with the Savannah Area Chamber of Commerce, Inc. acting through its business unit of Visit Savannah to provide marketing, public relations, advertising, and other services to promote tourism, conventions, and trade shows in the City, in return for the City's payment to the authority of the Hotel-Motel occupancy tax which the City shall collect and disburse pursuant to Code Sections of the official Code of Georgia annotated and any additional funds made available by the City for such purpose; authorizing the City Manager to execute the memorandum of agreement.

Councilmember Morris made a motion to approve the resolution for the Visit Savannah agreement. Councilmember Tice second the motion. The motion passes without opposition.

Resolution – Rostan Solutions Agreement: The Clerk of Council read the heading of a resolution ratifying the City Manager’s decision to engage the services of Rostan Solutions, LLC for providing storm debris monitoring services in connection with property damage caused by Hurricane Helene, and for providing public assistance consulting services with respect to recovering from Federal and State agencies eligible costs that shall be incurred by the City as a result of the City’s response to the hurricane; ratifying the City Manager’s execution of task orders for such services.

Councilmember Daniel made a motion to approve the resolution. Councilmember Hall seconded the motion; all vote in favor of the motion.

Resolution – FY2025 Police & City Vehicle Reserve Order: The Clerk of Council read the heading of a resolution approving the lease purchasing of fourteen (14) City vehicles from Enterprise FM Trust to be added to the City’s Vehicle Fleet.

Councilmember Lassiter made a motion to approve the resolution. Councilmember Morris seconded the motion; all vote in favor of the motion.

Alcohol Beverage License Application: The Clerk of Council read the heading for consideration by the Mayor and Council of an alcohol beverage license application made by Rigoberto Velasco to sell wines, beer, and/or malt beverages at Pupuseria Salvadorena Las Veronicas, LLC (D/B/A Pupuseria Salvadorena Las Veronicas) 109 Minus Ave, Suite C1 Garden City, Georgia.

Councilmember Daniel made a motion to approve the application. Councilmember Lassiter seconded the motion. The motion passes without opposition.

Alcoholic Beverage License Manager’s Application: The Clerk of Council read the heading for consideration by the Mayor and Council of a manager’s alcohol beverage license application made by Dalya Velasco to sell wines, beer, and/or malt beverages at Pupuseria Salvadorena Las Veronicas, LLC (D/B/A Pupuseria Salvadorena Las Veronicas) 109 Minus Ave, Suite C1 Garden City, Georgia.

Councilmember Lassiter made a motion to approve the application. Councilmember Tice seconded the motion. The motion passes without opposition.

Alcoholic Beverage License Application: The Clerk of Council read the heading for consideration by the Mayor and Council of an alcohol beverage license application made by Ashok Lakhani to sell wines, beer, and/or malt beverages at Ganesh 1109, LLC (D/B/A BP 4801) 4801 Augusta Road, Garden City, Georgia.

Councilmember Daniel made a motion to approve the application. Councilmember Lassiter seconded the motion. The motion passes without opposition.

Resolution – Temporary Building Permit Fee Waiver: The Clerk of Council read the heading for consideration by the Mayor and Council of a resolution to temporarily waive building permit fees related to storm damage from Tropical Storm Helene with notification of the timeframe for the waiver to end December 31st, 2024.

Councilmember Lassiter made a motion to approve the resolution. Councilmember Tice seconded the motion. All vote approving the motion; vote passes without opposition.

Adjournment: Given no other items on the agenda to discuss, Mayor Campbell called for a motion to adjourn the meeting. Councilmember Hall motioned to adjourn the meeting at approximately 6:29 p.m. The motion was seconded by Councilmember Daniel and passed without opposition.

Transcribed & submitted by: The Clerk of Council

Accepted & approved by: The City Council on October 21, 2024