

**MINUTES OF A REGULAR MEETING
OF THE WOODBINE CITY COUNCIL
July 13, 2015
WOODBINE CITY HALL**

The regular meeting of the Woodbine City Council held on June 1, 2015 was called to order at 6:30 p.m. by Mayor Steven Parrott, with the following Councilors present: Louise Mitchell, Robert Baird, Randy Bordelon and C. C. Higginbotham, Jr.. City officials present: City Administrator Sandra Rayson, City Attorney William Ashe, and City Clerk M. Lynn Courson. See sign-in sheet for others present.

The Pledge of Allegiance was led by Mayor Parrott.

The invocation was led by Mayor Parrott.

Work Session:

Sandra Rayson provided an update on Public Works Department activities for Everette Sapp, Public Works Director. Robert Baird asked Ms. Rayson to include all intersections of Highway 17 for determination on line of sight striping. Debra Carter, Director of Finance, gave an update on Finance Department activities.

Presentations – None

Sandra Rayson introduced Joann Smith who operates Contemporary Midwifery located at 500 Georgia Avenue.

Sandra Rayson asked to add item 9. F. Ordinance Clarification to the Agenda under New Business. Motion made by C. C. Higginbotham, Jr., seconded by Randy Bordelon, to approve the Agenda with the amendment. Motion was unanimously approved and so declared by Mayor Parrott.

Motion made by C.C. Higginbotham, Jr., seconded by, Louise Mitchell to approve the minutes of the June 1, 2015 City Council Meeting as presented. Motion was unanimously approved and so declared by Mayor Parrott.

Public Comments:

Janet Heath commented on a speeding police car on Highway 17.

Camden County Sheriff Jim Proctor gave clarification on an article written in the Camden County Press that his office is precluded by law rather than by choice to enforce City Ordinances. He further stated that he does enforce State Law inside the City such as criminal behavior. William Ashe agreed with Sheriff Proctor in his assessment.

Janet Heath asked that the City's Ordinances be available on the website. She thanked Sheriff Proctor for the limited effect of the Jail expansion on the community.

Old Business:

The Council discussed the Greenavations Solar Power Project. William Ashe stated that he has reviewed the contract and after some changes were made he is satisfied with it. Sandra Rayson advised that Dublin High School is participating in a similar project with Greenavations and the representative she spoke with at the school is pleased with the project. The City Council and Robert Green from Greenavations discussed the Solar Performance Insurance and what affects the cost of the premium. Mr. Green advised the Council that Greenavations is in charge of picking the best manufacturer of solar panels so that the product is covered with their warranty and no additional insurance would be needed. They further discussed the administration and loan development of the project. Debra Carter presented the Council with current costs of electricity at the Treatment Plant and an estimate of what the project would save in daytime energy costs. Sandra Rayson discussed other fees including a 1% loan fee that cannot be included in the loan and would have to be budgeted for. Robert Green advised that approving moving forward did not mean the Council was definitely doing the project but simply going to the next step. Motion made by Robert Baird, seconded by C. C. Higginbotham, Jr., to approve proceeding with the project, approve entering into a Professional Services Agreement with Greenavations, and approve of project funding through Georgia Environmental Finance Authority with an 80% loan and 20% grant. Motion was unanimously approved and so declared by Mayor Parrott.

Sandra Rayson presented the Council with a Riverwalk, Liza Rudolph Trail Head, and Old Theater Park Project Activity List with costs. She explained that she and David Amos put together the timetable for design and construction, which entity is responsible for construction, and estimation of costs including where the funds will come from. Mr. Amos stated that he sent a sketch to the GDOT for approval on the design of the parking at the Old Theater site. The Council discussed the project design and costs. Mr. Amos verified that all pathways shown on the design plan, with the exception of the paver areas, are to be concrete and are included in the \$50,000.00 estimated cost (see Agenda Attachment #2). Motion made by Louise Mitchell, seconded by Robert Baird, to approve moving forward with the project as presented. Motion was unanimously approved and so declared by Mayor Parrott.

Sandra Rayson presented City Hall Refurbishing Project Change Order No. 1. She explained that the main office, back hallway, and Lynn Courson's office was not included in the bid for new carpeting for the project and she would like to add these. Motion made by Robert Baird, seconded by Louise Mitchell, to approve the Change Order in the amount of \$2,095.00. Motion was unanimously approved and so declared by Mayor Parrott.

Sandra Rayson advised that the CRC has notified her that the 2015 EDA Grant is not available until October 1, 2015. She asked the Council if they would like to move forward with the project even if the City does not receive grant funds. C. C. Higginbotham, Jr. stated that he would like to wait to see if the grant funds are awarded before making a decision.

Sandra Rayson explained that the City of Kingsland and the Camden County Sheriff's office agree that if a report comes in that requires after hours code enforcement then the 911 Center will dispatch James George, City Marshall to handle the complaint. Sheriff Proctor stated that if after arrival, Mr. George can contact a uniformed officer to join him at the scene if he feels it is necessary.

Rob Baird read the following statement with regards to Ordinance Clarification and Councilor Higginbotham asked that it be included in the meetings official minutes:

In recent weeks the current and previous Woodbine City Councils have come under attack by a local newspaper on a number of different publication dates. The articles and editorials are filled with implications of wrong doing, have impugned the character and integrity of both past and sitting council members. The paper has presented wrongful statements as though they were fact. The paper in question is guilty of either intentional deceit or lazy journalism. I reference the following quotes as evidence:

"The City of Woodbine did away with its police department years ago- reportedly when Burford Clark was mayor of Woodbine-". Well, he either was or he wasn't mayor. The word reportedly is only there to protect the author in case she is wrong. A little research would have gone a long way.

"At that time Woodbine may have had the reputation of being a "speed trap"."
I think she was off by a couple of decades with this assertion. Speed traps generate a disproportionate amount of a governing body's income through fines and forfeitures. This was definitely not the case with Woodbine. Once again a little research would have gone a long way.

The editorial makes the assertion that some residents were concerned about the noise emanating from "a local restaurant/entertainment center that caters to bikers." This statement makes it sound as though bikers are unworthy of eating out. I may point out that it caters to people in cars, on bicycles, in golf carts, pedestrian traffic, kayakers, golfers, lawyers, doctors, pastors, administrators, real estate developers, shrimpers, mayors, families celebrating special occasions and all other such ne'er do wells.

She also points out in her June 9th editorial that City officials have to weigh the rights of citizens "against a local businessman who is popular with the council members who often frequent his establishment". As a resident of Woodbine, a city councilman and a business owner in Woodbine, it would be my sincere hope that all council members would frequent all of our local businesses. I eat out in Woodbine, get my hair cut in Woodbine, get my cars fixed in Woodbine, buy groceries in Woodbine, buy my gas in Woodbine, seek medical and dental care in Woodbine and get my air conditioning fixed by a Woodbine business. In a town as small as Woodbine, if the locals don't support our businesses the businesses often fail. I would challenge more people here tonight, most of whom claim to have the best interests of Woodbine at heart, to do the same.

We are going to have a little lesson on City government now. A referendum is a ballot issue voted on by the citizens of, in this case, Woodbine. Once a referendum, such as the alcohol ordinance, has passed it becomes incumbent upon the city council to come up with rules by which the referendum will be enacted. This is called the ordinance. Also, a business that sells alcohol will have more than 1 license. It will have a business license and an alcohol license. To clear things up a little more Woodbine has a number of ordinances which regulate alcohol. Depending upon where it is sold, where it is consumed and when it is sold, different ordinances may apply.

The June 9th editorial states that "the city changed its ordinance to require only 150 feet (compared to the 300 feet required by state law....)" in 1995 the citizens of Woodbine passed a referendum allowing consumption of alcohol on premises in the commercial interstate zoning area. Ordinances were never enacted that allowed LBtD to happen in that limited geographic area. In 2003 the voters approved a referendum allowing city wide LBtD. In February of 2006 Woodbine's mayor appointed a committee of concerned citizens to carefully review state law, take into consideration the local business and church geography, solicit input from all churches and civic organizations and help craft an ordinance that is legal, answers the wishes of the voting public and is enforceable. The city council, after many public hearings and multiple readings, adopted its current, 1 and only, consumption on premises alcohol ordinance on Oct 2, 2006. Multiple applications for sale of alcohol, some for off site consumption of beer and wine and one for on site consumption were approved by council on Nov 6, 2006. The ordinance, once adopted, has not been changed. Her June 30th editorial asks the question "does the city of Woodbine have the authority to change its distance requirements to be less restrictive than state law, which requires 300 feet?" The City of Woodbine never had an ordinance for LBtD which mentioned a 300 foot set back requirement. Georgia state law O.C.G.A 3-3-21 section B-3, the section dealing with alcohol sales for on premises consumption, states: nothing contained in this Code section shall prohibit the licensing of the sale or distribution of alcoholic beverages by: ...licensees for the retail sale of alcoholic beverages for the consumption on premises only who SHALL BE SUBJECT TO REGULATION AS TO DISTANCES FROM CHURCHES, SCHOOLS, AND COLLEGES BY COUNTIES AND MUNICIPALITIES. Put simply the state law does not apply where there is a local ordinance in place. Put even more simply, the City of Woodbine has every legal right to determine set back distances within its jurisdiction.

In an editorial in The Camden County Press on 6/30/2015, Ms. Vaughan states that "Councilman Robert Baird states that the city's legal counsel at the time it was none other than Jim Stein, who is now representing Captain Stan's Smokehouse and spoke for Stanley Mielock during a recent city council meeting stated that no business would have qualified for an alcohol license in Woodbine if the city had gone by its original ordinance." First, Jim Stein has never been Woodbine's legal counsel. Second, I never stated nor inferred that he was. Third, we never had the "original ordinance" that she references. What I stated in my letter to Mr. Bill Johnson was, "Due to the high number of churches in Woodbine all set back requirements of a greater distance than that ordained by council were too restrictive according to legal counsel. They would have

effectively made it impossible for any restaurant to be able to serve adult beverages." This is yet another example of Ms. Vaughan ignoring the facts and twisting other's statements for reasons only known to her.

I thank the council and the citizens for their attention and I hope that this may shed some light and truth on some of the misinformation that has been published.

Sandra Rayson presented a list of proposed projects for SPLOST 7 spending put together by Everette Sapp. Ms. Rayson and the Council discussed items on the list. They discussed rehabbing the Old Fire Station that is currently used for storing old records. After discussion, Councilor Baird asked that staff get a price on only re-roofing the building at this time. Councilor Higginbotham instructed staff to move Category 4 (Acquisition of property, improving and rehabilitation of City owned properties) to the end of the priority list. Councilor Baird asked that the Outfall Drainage Project be moved to the top of Category 1. Motion made by Robert Baird, seconded by C.C. Higginbotham, Jr. to approve the Project List with amendments. Motion was unanimously approved and so declared by Mayor Parrott. Sandra Rayson asked the Council to advise how much of the SPLOST 7 funds they want to pay toward debt retirement now that projects have been identified. The Council asked Ms. Rayson to find out the scheduled time for repainting the Highway 110 Water Tank by the next meeting. Motion made by Robert Baird, seconded by Randy Bordelon, to wait to send a payment for debt reduction until after the next Council meeting. Motion was unanimously approved and so declared by Mayor Parrott.

Lynn Courson presented a request to amend the Animal Control Ordinance Section 11-102 to allow the keeping of chickens. Ms. Courson advised that she received a petition from Edgar Freund with 116 signatures in support of the change. The Council discussed the issue and possible effects of changing the ordinance. Edgar Freund addressed the Council in support of changing the ordinance. Councilor Baird and Councilor Mitchell expressed concern with changing the ordinance and the difficulties it may cause. Motion made by Randy Bordelon, seconded by C.C. Higginbotham, Jr., to amend the ordinance to allow 5 chickens per lot. Kimberly Taylor advised the Council that she has chickens and described the benefits in keeping them. Ms. Taylor stated that she still has her chickens and she will pay a fine to keep them. Ms. Courson explained that her chickens are now in a coup and cannot be seen from the street. Mr. Freund stated that he has moved his chickens outside of the City. Councilor Higginbotham asked staff to email William Ashe and the Council the ordinances from Kingsland and St. Marys so that they can make an informed decision. Robert Baird stated that he would rather see the citizens that want to keep chickens form a chicken cooperative and come up with rules and be a self-policing and self-enforcing entity. Randy Bordelon withdrew is motion in favor of allowing a trial chicken board to present more information at the next meeting. William Ashe stated that he will contact Judge Sweatt to stay Mr. Freund's municipal Court date for the present time. Sandra Rayson stated that the decision is postponed until the Chicken Cooperative presents the Council with their regulations for approval.

Public Comments:

Janet Heath questioned if painting a Water Tank on its regular schedule was really a SPLOST project.

Stan Mieloch asked the Council if the 30 feet of street at Highway 17 and West 7th Streets could be paved while the current road work is being done. Mayor Parrott advised that this intersection is included in the current project.

Jannie Everette thanked the City for their support of the Thikol Memorial Project. She updated the Council on the projects progress. Ms. Everette requested the City's help in finding historical information regarding the Thiokol accident.

Kimberly Taylor questioned the amount and importance of complaints received about chickens in the City. Mayor Parrott explained that all complaints are handled the same.

Andrew Heath suggested having Verizon pay for painting the Highway 110 Water Tank since they have antennas on it. He further expressed support for allowing chickens in the City.

The meeting adjourned at 9:15 p.m.

Steven L. Parrott
Mayor

Attest: _____
M. Lynn Courson
City Clerk