

MINUTES
WORK SESSION OF THE BOARD OF COMMISSIONERS
CITY OF DOUGLAS, GEORGIA
DECEMBER 12, 2022

A Work Session of the Board of Commissioners was held on Monday, December 12, 2022, at 6:00 p.m. at the C. E. Weir Center. Mayor Tony L. Paulk was presiding, and Commissioners Cindy McNeill, Steve Bailey, Olivia Pearson and Mayor Pro-Tem Edwin Taylor were present. (Durham arrived at 6:06 pm and Gowen arrived at 6:11 pm)

REVIEW OF NOVEMBER 28, 2022 MEETING MINUTES

The first business item presented by City Manager Charles Davis was to review the Board of Commissioners' 11/28/2022 (Work Session/Regular) Minutes. Mayor Tony L. Paulk requested that the Commissioners offer any changes so that the City Clerk could correctly record the minutes for historical data.

It was the consensus of the Commission to move this item forward on the **Consent Agenda**.

DISCUSSED FY23 200 HP MOTOR BID

Nikki Thompson, Purchasing Agent, appeared before the Commission to seek approval of FY23 200 HP Motor Bid.

Mrs. Thompson stated that this bid was advertised between October 27 and November 3, 2022 in the Douglas Enterprise. It was publicly opened on November 28, 2022 at 2:30pm. Bids were sent to 9 vendors with 7 responding. The motor will be purchased and used as a backup to the one currently in use by the Water Dept. Utilities Director Mike Hudson and Purchasing Agent Nikki Thompson are in agreement to accept the low bid submitted by Smith-Gray Electric Company of Albany, GA for a grand total of \$28,595.00.

It was the consensus of the Commission to move this item forward on the **Consent Agenda**.

DISCUSSED AND CONDUCTED FIRST READING OF ORDINANCE TO DESIGNATE GASKIN AVENUE HISTORIC DISTRICT AS A LOCAL DISTRICT

Georgia Henderson, Community Development Director, appeared before the Commission to seek approval of and conduct first reading of an ordinance to designate Gaskin Avenue Historic District as a Local District.

Mrs. Henderson stated that Gaskin Avenue is currently recognized as a national historic district and is listed on the National Register of Historic Places. This only identifies the area as being older than fifty (50) years, along with keeping the integrity of the area and it having some significance. By designating this area, the Historic Preservation Commission (HPC) will have the authority to protect the area by approving, approving with modifications or declining any applications that owners or residences would like to submit to commence any material changes, project plans or demolitions in the Gaskin Avenue District. The HPC will support the growth, developments and changes that respect the important architectural, historical and environmental characteristics of the area.

It was the consensus of the Commission to move this item forward on the **Regular Agenda**.

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DISCUSSED AMENDING THE DESIGN REVIEW COMMITTEE ORDINANCE - FIRST READING

Georgia Henderson, Community Development Director, appeared before the Commission to seek approval of and conduct the first reading of the Amendment to the Design Review Committee Ordinance.

Mrs. Henderson stated that the HPC acts as a Design Review Committee (DRC). Currently, our ordinance reads the DRC as a separate entity of the HPC. The DRC only has authority over any Historic Overlay Districts. However, we would like the current active HPC to serve as the DRC for such districts as well. HPC will have the authority to approve, conditionally approve, or deny any applications made for the Historic Overlay District. A Certificate of Appropriateness (COA) application must be submitted before a building permit is issued for any improvement, grading, alteration of land or alteration of the exterior of any building commences, for all structures and uses in the Historic Overlay District.

It was the consensus of the Commission to move this item forward on the **Regular Agenda**.

DISCUSSED APPLICATION FEE FOR CERTIFICATE OF APPROPRIATENESS

Georgia Henderson, Community Development Director, appeared before the Commission to seek approval of Application Fee for Certificate of Appropriateness.

Mrs. Henderson stated that the Douglas Historic Preservation Commission would like to implement a charge for an application fee of forty-five dollars (\$45) to process Certificates of Appropriateness (COA). The proposed fee is to help compensate for time and efforts in research and processing any COAs submitted. Other cities charge such fees. Fees collected will be processed and accredited to the City's general fund.

It was the consensus of the Commission to move this item forward on the **Regular Agenda**.

DISCUSSED AMENDING THE ANIMAL CONTROL AND UNIFIED LAND DEVELOPMENT CODE ORDINANCE.

Georgia Henderson, Community Development Director, appeared before the Commission to seek approval to amend the Animal Control and Unified Land Development Code Ordinance.

Mrs. Henderson stated that staff has been made aware that a portion of the Animal Control Ordinance and a portion of the Unified Land Development Code are in conflict with state law. State law states that only the Georgia Department of Natural Resources can regulate fishing and hunting. The current city ordinance states that none can hunt, trap or molest wildlife within the city limits. The Unified Land Development Code grants permission to hunt and fish only in agricultural zoned areas. Due to the conflict with state law, we must remove the sections in the codes that are in conflict. Attached is the recommendations to amend the ordinances so that we are in compliance with state law.

It was the consensus of the Commission to move this item forward on the **Regular Agenda**.

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DISCUSSED APPOINTMENTS TO DOWNTOWN DEVELOPMENT AUTHORITY

Georgia Henderson, Community Development Director, appeared before the Commission to seek permission to publicize upcoming vacancies on the Downtown Development Authority.

Mrs. Henderson stated that Downtown Development Authority is seeking to fill three (2) seats that expire on December 31, 2022, being those of Mr. Jeff Hennesy and Mr. Johnny Wilkerson. Staff would like to follow the standard procedure to publicize the seats for two weeks or until applications are received and then bring the item before the Mayor and Commission for approval of the appointments. The newly appointed member will serve the standard term for the Downtown Development Authority of 3 years. Those with expiring terms have expressed an interest in continuing to serve.

It was the consensus of the Commission to move this item to the **Consent Agenda**.

GENERAL COMMENTS

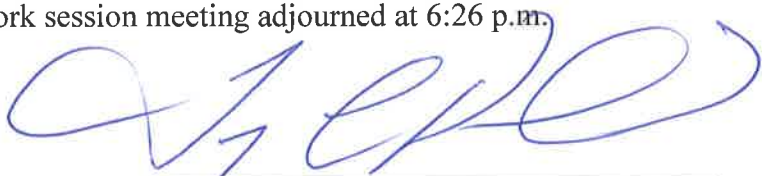
Commissioner Olivia Pearson requested to speak regarding some concerns. She stated that she had a follow-up question for City Manager Charlie Davis regarding the concrete slabs on the Gaskin Avenue railroad crossing. She said that she has asked Mr. Davis to follow-up with CSX some time back to inquire as to why they removed the concrete slabs from the railroad crossing on Gaskin Avenue. Mr. Davis stated that he had talked with them and that their response was that it was based on their designs, how they want them and what is needed. Commissioner Pearson asked if City monies were involved with the construction of the railroad crossings and Mr. Davis said that there has never been any city funds used for any railroad construction/modifications. Commissioner Pearson asked Mr. Davis to please reach back out to CSX to get something in writing as to why they removed the concrete slabs from the railroad crossing.

CITY MANAGER'S UPDATES

Charlie Davis, City Manager, provided updates.

ADJOURNMENT

There being no further discussion, the work session meeting adjourned at 6:26 p.m.



Mayor Tony L. Paulk

