

**MINUTES**  
**WORK SESSION MEETING**  
**OF THE PERRY CITY COUNCIL**

November 3, 2014

5:00 P.M.

1. Call to Order: Mayor Pro Tempore Randall Walker, Presiding Officer, called to order the work session meeting held November 3, 2014 at 5:00 p.m.

2. Roll:

Elected Officials Present: Mayor James E. Faircloth, Jr.\*, Mayor Pro-Tempore Randall Walker, Council Members Phyllis Bynum-Grace, Willie King, Riley Hunt and William Jackson.

\* Arrived at 5:22 p.m.

Elected Official(s) Absent: None

Staff: City Manager Lee Gilmour and Recording Clerk, Cyndi Houser

City Departmental Staffing: Chief Joel Gray – Fire and Emergency Services Department, Chief Steve Lynn – Police Department, Decius Aaron – Director of Public Works, Robert Smith – Director of Economic Development and Michael Beecham – Director of Community Development

Guests: Ronnie Shivers and supporters of Family Promise, Bob Carnot and Jeff Abbott – Houston County Habitat for Humanity, Clay Smith, Anderson Willis and Mary Lou Simon.

Press: Mr. Don Moncrief, Houston Home Journal

3. Items of Review/Discussion: Mayor Pro Tempore Randall Walker

- 3a. Presentation – Mr. Ronnie Shivers, Family Promise of Greater Houston County. Mr. Shivers and volunteers presented an overview of the program which works with families in Houston County that may be homeless and jobless. He provided statistics and ramifications for students in the Houston County school system and how they have been able to work with the Board of Education, churches and other organizations to assist the students and families to provide a more stable environment. The group will hold a fundraising event on November 14<sup>th</sup> and challenged Mayor and Council to participate.

- 3b. Houston County Habitat for Humanity responding to City's conditions for parcel donation. Mr. Abbott and Mr. Carnot were concerned about the wording of the stipulation requiring that Habitat become responsible for correcting code violations in the event a homeowner does not accept

responsibility. Mr. Carnot emphasized that the stipulation is written into the mortgage issued by Habitat for Humanity and asked Council to re-consider this stipulation. He also stated that in the event a homeowner does not maintain insurance or falls behind on their payments, Habitat will take back the house. If there are code violations, they would be remedied prior to putting it on the market. Mr. Abbott noted there is extensive training done with homeowners regarding finances and maintaining the house to standards. A slide presentation showed several houses currently in Perry and how they have been maintained. After a short discussion, Council agreed the layout presented by Habitat satisfied their concerns and they would proceed with the land donation.

Mayor Pro Tempore Walker turned the meeting over to Mayor Faircloth at 5:32 p.m.

- 3c. Follow-up discussion of possible funding of hanger improvements for Perry-Houston County Airport. Mayor Faircloth reported on his meeting with the Airport Authority Chairman Billy Jerles, Ned Sanders and Commission Chairman Tommy Stalnaker to discuss the need for another hanger. The main thrust of the meeting was how to fund it. It was reported that if the City and County could fund the site preparation, the Airport Authority felt they could amortize the remainder. Another meeting will be held after an estimate is obtained to better determine if the City would be able to provide capital infusion. Mayor Faircloth also provided information on hanger rental rates, potential tax income, a new revenue source and area competitors.
- 3d. Follow up discussion of possible options for frontage road construction. Mayor Faircloth noted this topic did not arise in the meeting about the airport. Mr. Gilmour advised in a related issue a request was made to the Georgia DOT for a turn lane and traffic control device at the intersection Plaza Drive and Sam Nunn Boulevard. The request was denied because there is not enough “stacking” room and the number of traffic devices that would be required in a short space. A discussion ensued concerning other areas that are under development and installation of streets and roads.
- 3e. Update on Creekwood Drive sidewalks project. Mr. Gilmour provided background for the project and a slide presentation of the current status of the alternate transportation sidewalk. He reminded everyone that the City’s policy is that it does not install or maintain sidewalks unless it is an alternate transportation designation. The concerns of the citizens were addressed by Mayor Faircloth and he provided a proposal from the City for the issues. Mr. Clay Smith of LeClay Construction also provided clarification for some of the issues. Ms. Simon and Mr. Willis expressed disappointment that they felt the City was not addressing their concerns. After a discussion, and further explanation by Mayor Faircloth, Ms. Simon and Mr. Willis found the changes acceptable.
- 3f. Consider Perry’s participation in Perry Leadership Institute. Mr. Gilmour stated the Council has sponsored participants in this Chamber of Commerce program for several years. If Council was agreeable to continue sponsoring a

participant, Chief Lynn was recommending Ms. Chris Sewell be allowed to submit an application for the 2015 class. Council concurred with the recommendation.

- 3g. Review proposal for W. F. Ragin Drive alternate transportation sidewalk improvement. Mr. Gilmour presented plans for a proposed installation of an alternate transportation sidewalk on W.F. Ragin Drive between Sam Nunn Boulevard and Smith Street. Council reviewed the plans and requested clarification on several items. It was a consensus of Council to proceed with the plans.
  - 3h. Update relative to fire protection service fee. Mr. Gilmour reminded Council the original fee structure was to be reviewed after feedback. A memo was presented with a proposed adjustment to the caps on the fire protection service fee based on the square footage and risk level. Mayor and Council requested that those most significantly affected with increases be notified in writing with an explanation. The increased fees would go into effect January 2015. Those with reduced fees would go into effect immediately.
4. Department Head Items:

Chief Gray, Chief Lynn and Mr. Aaron had no reports.

Mr. Smith related that his first week of work had been very good meeting with different groups and organizations. He is looking forward to several exciting projects.

Mr. Beecham reported ten new single family home permits were issued in October and 156 for the calendar year. At the same point last year the total number was 112.

5. Council Member Items:

Council Member Jackson had no report.

Mayor Pro Tempore Walker reported on a meeting with Mr. John Lusk - Interfor Plant Manager, Mr. Steve Carter - Interfor Procurement Manager, Mr. Gilmour and Mr. Smith, Economic Development Director. Interfor is aware of the concern about trucks coming through the downtown area. They requested information from City staff and once they have a chance to review it, they will come back with a recommendation of how it could be handled and potential truck routes.

Council Member Bynum-Grace asked if something could be done about the railroad crossings. Mr. Gilmour has contacted the railroad asking them for a schedule or how much it might cost the City to repair and has had no response to either request. She also commended the Council for working hard to address the issues on Creekwood.

Council Member King expressed concern about the lack of progress in the Westwood area. Mr. Beecham provided information on the citation process against the property owner.

Council Member Hunt inquired about a street striping schedule particularly on Main Street. Mr. Gilmour stated Mr. Aaron is working on a schedule for this project.

Mr. Gilmour received a request for a fee waiver for a blood drive at Rozar Park. He expressed concern about the blood drive shifting from a local project to a fundraising program which does not serve Perry and the Perry service area. A discussion ensued about whether the project is really a blood drive or a fund drive. Mr. Gilmour will obtain more information and report back to Council.

Mayor Faircloth entertained a motion to enter into executive session for the purpose of real estate and personnel.

6. Executive Session entered at 7:22 p.m.: On a motion by Mayor Pro Tempore Walker, seconded by Council Member King and carried unanimously, Council went into executive session for the purposes of real estate and personnel.
7. Executive Session adjourned at 8:00 p.m.; Council's regular meeting reconvened. Council adjourned the executive session held November 3, 2014 at 8:00 p.m. and reconvened into Council's regular meeting.
8. Adopted Resolution No. 2014-45 stating the purpose of the executive session held on November 5, 2014 was for the purpose of real estate and personnel. On a motion by Council Member Jackson, seconded by Council Member Bynum-Grace and carried unanimously adopted Resolution No. 2014-45 stating the purpose of the executive session held on November 3, 2014 was for real estate and personnel matters. *(Resolution 2014-45 has been entered in the City's official book of record)*
9. Adjournment: On a motion by Council Member Hunt, seconded by Council Member King and carried unanimously, the reconvened meeting of Council held November 3, 2014 was adjourned at 8:00 p.m.