City of Eatonton
Council Meeting Agenda
February 6, 2018
Putnam County Commissioners’ Meeting Room, #203
117 Putnam Drive
Eatonton, Georgia 31024
(706) 485-3311

1. 7:00 PM Call to Order
2. Invocation: Councilman Alvin Butts
3. Approval of Minutes: Attachment #1
4. Public Comments:
   Reading of Rules for Public Comments:
5. Old Business:
   A.
6. New Business:
   A. Main Street Report Attachment #6A
   B. Update on TE/StreetScape Project
   C. Proposed Ratification of Arbor Day Proclamation Attachment #6C
   D. Resolution to Propose Amendments to Chapter 75 (Zoning) of the Code of Ordinances Attachment #6D
   E. Proposed Resolution to Authorize the Disposal of Surplus Property Attachment #6E
7. Zoning:

8. Committee Reports:

- Finance and Personnel – Council Member Harvey C. Walker, Jr.
- Public Utilities – Council Member Alvin Butts
- Streets, Buildings, and Grounds – Council Member William C. Mangum
- Zoning and Ordinances - Council Member Teresa Doster
- Environmental – Council Member Janie B. Reid
- Community Development – Council Member Charles R. Haley
- Public Safety – Council Member James A. Gorley
- City Administrator – Gary Sanders
- City Attorney – Christopher D. Huskins
- City Clerk – Sarah Abrams

9. Executive Session:

10. Motion to Adjourn:
City of Eatonton Council Meeting  
Tuesday, January 16, 2018 at 7:00 PM  
City Hut  
400-A West Marion Street  
Eatonton, Georgia 31024  

Elected Officials Present:  
Mayor Walter C. Rocker, Jr.  
Mayor Pro-Tem Harvey (Chip) Walker, Jr.  
Councilwoman Teresa Doster  
Councilman James A. Gorley  
Councilman Charles R. Haley  
Councilman William Mangum, Jr.  
(Late) Councilwoman Janie Reid  

Elected Officials Absent:  
Councilman Alvin Butts  

Staff Members Present:  
City Administrator, Gary Sanders  
(Late) City Attorney, Christopher Huskins  
City Clerk, Sarah Abrams  
Main Street Manager, Andrew Simpson  

Mayor Walter C. Rocker, Jr. called the January 16, 2018 Council meeting to order at 7:00 PM.  

Invocation was given by Councilman Charles R. Haley.  

Motion was made by Councilwoman Doster and seconded by Councilman Haley to approve the minutes from the December 18, 2017 Council meeting. Motion carried by a vote of 4-0.  
Councilman James A. Gorley abstained because he did not attend the meeting.  

Motion was made by Councilman Haley and seconded by Councilwoman Doster to approve the minutes from January 2, 2018 Council meeting. Motion carried by a vote of 4-0. Councilman James A. Gorley abstained because he did not attend the meeting.
Public Comments: None

Reading of the Rule for Public Comments: Omitted

Old Business: None

New Business:

Resolution to Amend the Balanced Budget for CFY 2017 Attachment #6A
Motion was made by Councilman Haley and seconded by Councilman Gorley to approve the Resolution amending the Budget to reflect actual collections and disbursements of the Hotel-Motel Tax and to maintain the Balanced Budget for CFY 2017 as required by the Georgia Code. Motion carried by a unanimous vote of 6-0.

Proposed Ratification of Mayor Signing Certification for Extension of Existing Service Delivery Strategy Attachment #6B
Motion was made by Councilwoman Doster and seconded by Mayor Pro-Tem Walker to approve and ratify the action of the Mayor in signing the Certification for Extension of Existing Service Delivery Strategy. Motion carried by a unanimous vote of 6-0.

Proposed Authorization for Mayor to Sign a Sublease Agreement Between the Plaza Arts Center and the Eatonton-Putnam Chamber of Commerce Attachment #6C
Councilwoman Reid asked if there is a stipulation in the City’s lease with the Plaza Arts Center requiring subleases to be approved by Council and asked if this process could be eliminated. Attorney Huskins advised the City owns the building and pays the insurance and has an interest in the tenants. Mr. Sanders advised that the lease between the City and the Plaza Arts Center does contain a provision relating to subletting and will confirm the requirements.

Motion was made by Doster and seconded by Mangum to authorize Mayor Rocker to sign the Sublease Agreement between the Plaza Arts Center and the Eatonton-Putnam Chamber of Commerce. Motion carried by a unanimous vote of 6-0.

Discussion and Possible Action on Establishing a Consolidation Study Committee
Mayor and Council discussed the possibility of establishing a consolidation study committee. Mayor Rocker advised he was opposed to such a committee.

Councilman Gorley advised he concurred with the Mayor because this consolidation will impact all citizens in the City and in the County.

Councilwoman Reid advised this is serious business and she has concerns and all Council members must have input. Councilwoman Reid reported attending Middle Georgia Regional Commission meeting on last Thursday and the County was present and discussed consolidation
with the Commission. Councilwoman Reid asked when will the City have a conversation with the Regional Commission.

City Administrator Sanders reported delivering the TA request letter to Ms. Laura Mathis, Executive Director of the Middle Georgia Regional Commission. The Regional Commission has since approved the request and will be scheduling a meeting with Council to discuss details regarding the scope of the study and timeline.

Councilman Gorley advised talking to other elected officials from consolidated governments and not all are happy with their consolidation. Let us work to make the City of Eatonton a great City.

Councilman Haley advised we should have a joint work session with Putnam County and the Middle Georgia Regional Commission. Councilman Haley advised he is tired of paying taxes; by consolidating the governments we can save money. Let us get to work on the study.

**Committee Reports**

Mayor Pro-Tem Walker asked to hold a Finance and Personnel Committee meeting on Thursday at 3:00 PM.

Motion was made by Mayor Pro-Tem Walker and seconded by Councilwoman Doster to pay the bills if and when the funds become available. Motion carried by a unanimous vote of 6-0.

Councilwoman Doster reported that signs have been placed on the Aluminum Mill Hill property advertising that a convenience store and gas station are coming soon.

Councilwoman Reid advised the flu season is among us.

Councilman Gorley expressed words of thanks to Mayor and Councilmembers for their expression of sympathy following the death of his mother.

City Administrator Gary Sanders reminded Council of the upcoming Mayor’s Day Conference this Friday, January 19 through Monday, January 22 in Atlanta.

City Administrator Sanders advised we are monitoring the weather this evening and early tomorrow morning. A winter weather advisory has been issued for Putnam County that is in effect until 10:00AM tomorrow morning. Accumulations of up to one inch of snow are possible.

In response to a couple of questions on the matter, the Putnam County T-SPLOST collections will begin on April 1.

City Attorney Huskins asked if Council approved the minutes from the December meeting. Attorney Huskins was advised the minutes had been approved.
Mayor Rocker asked if there was any more business to be discussed before we adjourn. Being no further business, motion was made by Councilman Walker and seconded by Councilman Haley to adjourn. Motion carried by a unanimous vote of 6-0.

Meeting adjourned at 7:36 PM.

ATTEST:

[Signature]
Walter C. Rocker, Jr., Mayor

Sarah E. Abrams, City Clerk
Downtown Eatonton

Revitalizing Our Downtown

P.O. Box 4384 Eatonton, GA 30244  706.749.9150
A 501-c-3 Non-Profit Corp. Designated by the Georgia Dept. of Community Affairs for the City & County

Report for City Council Meeting Tuesday February 6 2018 - January 2018 Recap

Organization

The Board has elected new officers. Tommy Cook is the new Chair, Sara Tomson Hooper the new Vice Chair and Colby Hunter is the Treasurer.

Main Street 101 and Main Street 201 courses are now online. The committee structure has been replaced by ad hoc committees.

I attended the Region 6 Manager’s meeting in Milledgeville.

The Opportunity Zone Report was submitted to the Department of Community Affairs.

Promotion

The Fire and Ice Festival is on Saturday February 10 at the Plaza Art Center. Posters were distributed. A radio interview was recorded. Print Ads were also organized. A banner will be placed behind the Courthouse on Feb 2.

A new website was launched at www.downtowneatonton.com

Design

Lyn Romine has spoken to Discount Tobacco about a revamp for their store.
Lyn Romine is also talking to Michael Vandecplanque about an awning for his location.

Economic Vitality

Smiths Coastal Grill closed. Adam Smith agreed to meet with me at a time and date of his choosing to discuss future plans for the location. He did ask that all potential renters of the location be referred to him.

Summary

January saw the continued build of the Downtown Eatonton website and app. An increased social media presence is key in bringing people to Downtown Eatonton. I have spoken to Tommy Cook at the Chamber about recording short promo videos for our downtown merchants and placing them on the Eatonton Main Street-Downtown Eatonton social media channels.

The Fire and Ice Festival is on Saturday February 10 between 5pm and 9pm at the Plaza Arts Center. I would like to encourage everyone to attend.

January is traditionally a quiet month for retail, but I have seen many people in downtown merchants and one of our retailers stated to me it was their best month yet.

I would also like to thank the Eatonton Messenger for featuring our downtown retailers in special articles.
Whereas, In 1872, J. Sterling Morton proposed to the Nebraska Board of Agriculture that a special day be set aside for the planting of trees, and
Whereas, this holiday, called Arbor Day, was first observed with the planting of more than a million trees in Nebraska, and
Whereas, Arbor Day is now observed throughout the nation and the world, and
Whereas, trees can reduce the erosion of our precious topsoil by wind and water, cut heating and cooling costs, moderate the temperature, clean the air, produce life-giving oxygen, and provide habitat for wildlife, and
Whereas, trees are a renewable resource giving us paper, wood for our homes, fuel for our fires and countless other wood products, and
Whereas, trees in our city increase property values, enhance the economic vitality of business areas, and beautify our community, and
Whereas, trees, wherever they are planted, are a source of joy and spiritual renewal.

Now, Therefore, I, Walter C. Rocker, Mayor of the City of Eatonton Georgia, do hereby proclaim
February 16th, 2017 as

Arbor Day

In the City of Eatonton, and I urge all citizens to celebrate Arbor Day and to support efforts to protect our trees and woodlands, and

Further, I urge all citizens to plant trees to gladden the heart and promote the well-being of this and future generations.

Dated this 2nd day of February, 2017
Mayor
Resolution to Propose Amendments to Chapter 75 of the Code of Ordinances

BE IT RESOLVED, that the following amendments to Chapter 75 of the Code of Ordinances, City of Eatonton, Georgia are hereby proposed to the Planning and Zoning Commission for review and recommendation:

1) To add the following definition to Sec. 75-4 (Definitions):

   Bed and Breakfast means a single-family dwelling, other than a hotel, motel or boardinghouse, or portion thereof, providing eight or fewer rooms for rent where short-term lodging and meals are provided to registered guests for compensation. The operator of the bed and breakfast must live on the premises.

2) To add the following use to Sec. 75-111 (Uses allowed) (A-1):

   
   Lodging (temporary):
   
   Bed and Breakfast

3) To add the following use to Sec. 75-113 (Uses allowed) (A-2):

   Lodging (temporary):
   
   Bed and Breakfast

4) To add the following use to Sec. 75-131 (Uses allowed) (R-1):

   Lodging (temporary):
   
   Bed and Breakfast

5) To add the following use to Sec. 75-141 (Uses allowed) (R-2):

   Lodging (temporary):
   
   Bed and Breakfast

6) To add the following use to Sec. 75-191 (Uses allowed) (R-3):

   Lodging (temporary):
   
   Bed and Breakfast
APPROVED AND ADOPTED by the Council of the City of Eatonton, Georgia on this 6th day of February, 2018.

Walter C. Rocker, Jr., Mayor
City of Eatonton, Georgia

ATTEST:

Clerk, City of Eatonton, Georgia
RESOLUTION

A RESOLUTION by the Council of the City of Eatonton, Georgia, to authorize the disposal of surplus property and for other purposes.

WHEREAS, the City of Eatonton has certain items of personal property which are no longer needed for public or municipal purposes; and

WHEREAS, §36-37-6 of the Official Code of Georgia authorizes a municipal governing body to dispose of unneeded personal property; and

WHEREAS, the City of Eatonton is desirous of selling or disposing said surplus property in an “as is” condition without express or implied warranties.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Eatonton, Georgia, that:

SECTION 1:

The following personal property owned by the City of Eatonton, Georgia, is not needed for public or municipal purposes:

<table>
<thead>
<tr>
<th>Quantity</th>
<th>Item Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>(1974) 25’ triple axle equipment trailer</td>
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</tbody>
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SECTION 2:

The Mayor (or his designee) is, hereby, authorized to dispose of the personal property owned by the City of Eatonton, Georgia as described above in Section 1 in a manner consistent with Georgia law.

APPROVED AND ADOPTED by the Council of the City of Eatonton, Georgia on this 6th day of February, 2018.

Walter C. Rocker, Jr., Mayor
City of Eatonton, Georgia

ATTEST:

Clerk, City of Eatonton, Georgia