

MINUTES
WAYCROSS CITY COMMISSION PLANNING & INFORMATION SESSION
MONDAY, OCTOBER 14, 2024, 5:00 P.M.
WAYCROSS CITY COMMISSION CHAMBERS
(417 PENDLETON STREET, WAYCROSS, GA)

I. CALL TO ORDER:

The Planning and Information Session of the City of Waycross was called to order on Monday, October 14, 2024, at 5:00 pm by Mayor James. The meeting was held in the Commission Chambers of City Hall. Present were Commissioners Sheinita Bennett and Mayor Pro Temp, Alvin Nelson.

A. Invocation: City Attorney

Invocation led by Huey Spearman, Interim City Attorney

B. Pledge of Allegiance

II. GUESTS:

****NO GUEST****

III. TRAVEL/TRAINING SCHEDULE AND REQUESTS

IV. PLANNING & INFORMATION SESSION

A. Bids:

1. 2024 Paving Improvements

*****NO QUORUM*****

B. Discussion Items: *****SEE ATTACHED DISCUSSION NOTES*****

1. Finance Update

- a. ARPA Utilization Change
- b. Millage Rate

2. Infrastructure

a. Recover Update

3. Municipalities 101

4. Community Improvement Housing Project-Lenwood Coleman

C. Privilege Licenses Renewals: n/a

D. Privilege Licenses: n/a

E. Proposed Ordinances: n/a

F. Proposed Resolutions:

1. A Resolution of the City of Waycross, Georgia To Award Contract for 2024 Paving Project for Ten (10) Streets, Including Brunel Street, Gilmore Street, Kentucky Avenue, Nichols Street, Old Brunel Street, Palmetto Road, Parkway Drive, Solomon Street, Washington Avenue, and the Garlington Heights Area, To East Coast Asphalt LLC, of Douglas Georgia; and for Other Purposes.

****NO QUORUM****

2. A Resolution to Approve City of Waycross Budgets for Fiscal Year July 2024 Through June 30, 2025.

****NO QUORUM****

G. City Attorney Report:

H. City Managers Report:

I. Last Call

J. Adjourn to Executive Session

K. Adjournment

CITY OF WAYCROSS

BY:


MICHAEL-ANGELO JAMES, Mayor

ATTEST:


JACQUALINE POWELL, City Clerk



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Look at that soon. Maybe we just hit the damaged parts of that road and cut down some of the costs. And we'll try to figure that out, too. Um, but I just want the commission to be aware of, you know, kind of the course of action. They have, um, presented them now with that cost savings that we had and Mr. Can you come over here fast and explain the additional roles for me?

Good evening. Good evening.

CHARLIE BRIDGES: So as Mr. Rayford was saying, our bid amount is roughly 2.5 million. The budget is 4.5 million. That gives us \$1.9 million left in this T-SPLOST fund. Uh, a cost estimate on Screven Avenue is 2.6 million by itself. Um, and then moving down the robotics list from there is G Street, Norwood Street, Jones Wear and in Palm Beach and those one, two, three, four, five streets would total roughly the two point, I'm sorry, the 1.9 million that we have remaining in our T-SPLOST budget. So, like Mr. Rayford was saying, we can do parts of Screven Avenue. It will be. It would be the next street on the list. Or we could skip Screven and then go do those other five streets with the remaining funds.

CITY MANAGER: I think if you recall, I know Commissioner Nelson wasn't here when we talked about this and first made his agreement. I did mention that money will be a factor as we move on, especially when you determine the utilities within the streets. So just to kind of go back to that. But I fully understand everybody's, um, everybody wants you to stay within the actual list and that's fine too. But either way we go, I think Scrivens is, I want to say district four. But within the rest of those four and five. Matter of fact, all the way down. But if we do those other five streets, it would still be streets and four and five that will get done. So it wouldn't we wouldn't move away from, I guess, street district integrity. But we will get more for the bang for our buck. And it's important right now that we do decide on this as soon as possible, because and I'll hit this when we go through the resolutions. But with all that's happening right now with the storm, it's going to be high bidding now for, for road improvements. So the longer we wait on this, the more likely a company will move on to whoever wanted to get stuff done right now. So that's just the fact of what's going on up the entire East Coast and down the East Coast and Florida after the storm. So I'll stop there for any concerns or comments from the commission.

MAYOR: Commissioner, do you have any comments? Commissioner Nelson, what?

NELSON: Um, if he paid part of that. What? Remain. These streets could be paved. Other. Other than those? Than that street.

CHARLIE BRIDGES: U.

CHARLIE BRIDGES: H, of Screven.

NELSON: Yes.

CHARLIE BRIDGES: I'm sorry. Um, G Street. So this is just moving right down the robotics list. G Street, Norwood Street, Jones Wear and Palm Beach. That and I came up with those just because of the estimate that we've done on those already totals roughly the 1.9 million that we have remaining in that budget.

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NELSON: So if you did part of screening the worst parts the money's left over can do roughly.

CHARLIE BRIDGES: That's I'll need to look at that. And that's a really good question. We didn't design the improvements on screen because we didn't. We knew we weren't going to have the money to get to it probably, or we thought we weren't going to have the money to get to it. So that would be the probably the first thing to do is, is go evaluate screen and see if we did the worst parts, how much money, how much money would that take and then how much would we have left?

NELSON: It does pretty bad. The screen is pretty bad.

CHARLIE BRIDGES: Yes, sir. And the problem is screen is roughly two miles long just by itself. It's a super long road and that's why it's so expensive to get it repaired. Okay.

Thank you. Yes, sir.

BENNETT: Mr. mayor.

MAYOR: Commissioner Bennett

BENNETT: Those streets that you named. Are there any in district two.

CHARLIE BRIDGES: I'm not sure. I don't have the.

BENNETT: It's not. And I'm all for everybody having their streets paved. But there are several streets in district two that needs to be looked at. I stress that even from day one, I named all the dirt roads that I could think of, not just in district two, but also in the other districts, but yet nothing in district two. Our people need their streets paved as well.

CHARLIE BRIDGES: Yes, ma'am. This is based solely on the robotics list that we did. So I'm just going down the list as the worst streets in the in the city, based on the robotics evaluation.

Yeah.

CITY MANAGER: And, Commissioner. So now the other streets that we mentioned earlier, some of those are district two. We're just talking about just once you go through these first five, they go to the next list we did agree upon. This is the list. Like I said, we can go back and look at it, but I don't want to start jumping around because we did evaluate all the streets and roads. And this is the page list, not the dirt road list. The dirt road list has a little bit of money left too, so we'll be able to get a couple more streets on that as well. But that's that can be a small list in the contract. This would be a big one because we're all trying to, uh, renegotiate, you know, \$2 million. So I'm not sure if we can do it on our level or if it's a full commission. But understood both commissioners' viewpoint. Just want to make that clarity on what we decide to do. A while back.

MAYOR: Just a couple of things. Listening to what we said earlier, and I know we were on the floor the last time sitting down, and one of the concerns that we had was we didn't want to

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do patches on portions of roads because it actually at some point it's going to cause some struggle with the other, that that same road is going to start suffering. So we were just concerned then, and I don't know what the commission will say in days to come, but I know if we do just a portion of that street, it may cause more trouble than it would be healed. It may be wiser, based on your conversation, to do the five roads that are smaller and lesser, and it's within that budget and get that done. And then once that's done, then redirect any other funding that comes in toward that avenue. But that's just a thought. Okay.

CITY MANAGER: Okay. Mr. Well, that's the two options. And I guess tomorrow we can discuss it in detail with full commission here and kind of go from there. Okay. All right. Thank you, Mr. Bush.

CITY MANAGER: Uh, next, Mr. mayor, we're moving to the discussion items. And the first is the Arpa utilization change. And, um, I'm still trying to work this, but I did go back and look at what funding was available once we kind of cleared some of our do outs. So once we pay for some other items, it's going to leave us with around the 83,000 that I mentioned before. And it will be going to towards this building here as far as maintenance and cleanup. And then roughly about 320,000 will be left over from the operating period. That still needs to be appropriated. Uh, I do have some places to appropriate that money. Um, right now, it was scheduled for 26,000 for water and sewer. Uh, we will have \$150,000 left from the transportation plan. But, you know, that was originally scheduled for 250, but we're going to have with the county so that we leave half of that. The water study, which was originally budgeted for 100,000. Um, we're paying for that for 17, but we use the other funds to pay that. So we got a whole 100,000 left for that. And then, um, and that's really that's it as far as what's left over. So, um, I have a list at the next meeting in November. I'm trying to get some, some quotes on some things that, um, that we might need And some of these and some things that the commissioners have mentioned in the past. Um, some stuff with downtown. Um, a few other items that we didn't have had the money for that we might look at. So and back to the overall conversation. So the money's been appropriated. We were buying the side out lawnmower with these funds. So a lot of things will still come out of the opera, but this is the money that was left over. So, um, hopefully I'll have that list while I have this in November for you to kind of look at, if you have any other suggestions. Um, like I said, you know, a lot of money, but a small amount of money if we're trying to spread it too thin. But if the Commission has any more suggestions about, um, where to put that money, can let me know. Um, a few things. Like I said, we'll be adding to, um, I'm looking at some contract work to kind of get a lot of our paperwork scanned in. You know, we're way behind on that still. So I think that's I think, um, I think Mark found a quote for that that might have been \$30,000 for that contract, but we do need to scan our paperwork in because we're way behind on stuff like that. So most of this money will be going to stuff like that just to kind of catch up on stuff that's been neglected for, you know, a few decades. So I'll pause there for any questions.

MAYOR: What's our total amount of money left over that you made?

CITY MANAGER: So it's going to be, um, 300,000 326,000 and \$723. And then with the entrance, which is separate that we get on it, it's going to be right now. It's probably a little bit higher than this, but 83,000. That's the entrance we collect. Um, we collect every month for that.

MAYOR: Thank you. Commissioner, do you have any questions for our city manager?

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CITY MANAGER: Uh, next, we're going to the millage rate. I'm going to I'm going to start here, but I'm going to let the finance director kind of speak on it. Uh, and for the detail. So, um, I think they're still doing some assessments, but they went ahead and gave the go ahead to kind of put this out because we do need to kind of put this to a vote. Um, the so what is if you look at it, I hope the citizens can see on the screen out there. Um, we're going to it will be a rollback if y'all vote on it, but the millage rate will go down. You know, it was currently it was 11% technically. And now it will be 8%, which is which is pretty good for our citizens. And you can see that on your chart right there. Um, uh, secondly, we did get some revenue from behind this. Um, and revenue came mostly because we did get the property, evaluate where it should be. So we gained another \$450,000 roughly. That will go back into the to the budget. So I know initially when we started this process, it was a lot of, um, bad vibes. Um, we first did it, but the county did a great job, um, working with the appeals and doing some reassessment. So in the end, we did come out on top. of the critical thing here is. And I'll let Mr. Smith explain this. Um, we need to go ahead and get this on. Um, vote as soon as possible, because I think we only need one vote if I'm correct now because we're only back. Yes. One vote versus the three and one to be in line with the county. So it all takes effect when it does. One meeting. One meeting? Yes. One meeting has to be one meeting. Um, to get it, to get it voted on. And that way, as I mentioned before, it would be, um, well, it would be an amendment to the budget as well. We've got to put this into the budget numbers as well. We'll figure that out as we move forward. And I'm going to pause there and let Mr. Smith come up and kind of discuss anything that I might have missed.

GREG: Okay. Yeah. The tax commissioner contacted me at the end of the last week, and that's one reason why I wasn't in your package. We met, emailed out to you, but I put two sheets of paper on your desk before this meeting. The one that's half a sheet is. What's up on the screen? And if you look at the last column, the fourth row from the bottom is what the proposed millage rate is of 8.748. And as you can see, you know, the immediate left of that. The millage rate for last year that the commission approved was 11 million, I mean, 11.0130. And, you know, one way to say it is, you know, the values went up, but we're lowering the millage rate. So the it's not considered a tax increase at all. Uh, and then the other sheet I gave you.

GREG: Is that it, Patrick? Yes. No. Alright. This is the most important line. The most important line of this to me is the one in the middle of the screen, on the right in red zero. It shows percentage tax increase of zero. So that reinforces what I said. And I got both of these schedules from the from the tax commissioner. So um, you know, even though the uh, rates, the, the appraisals went up, you know, with the rollback, it's it's not considered a tax increase. And this is what I put in the budget, uh, to, you know, not showing a tax tax increase. And the tax commissioner asked that we approve this this month. And we've got to, you know, put this the previous schedule in the newspaper and give the citizens notice that we're having a meeting. And, you know, looking at the calendar, the October 30th may be the optimal time. We could do it the 31st, and to have the commissioners have a call meeting to approve this before the end of the month. That's all I have. Got any questions or comments?

CITY MANAGER: And, Mr. Mayor, we can, um, we've got a full commission tomorrow. We can vote on that tomorrow if y'all would like if everybody is here tomorrow. But the sooner the better. Um, any questions on that, Mr. Mayor? Commissioner, like I said, the good thing for all our citizens in the end, I know, like we said, initially, um, it was quite confusing. I know we

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sooner the better. Um, any questions on that, Mr. Mayor? Commissioner, like I said, the good thing for all our citizens in the end, I know, like we said, initially, um, it was quite confusing. I know we probably get out there and put better communication out to everybody, so they better understand stuff.

MAYOR: I just noticed that we rolled back a little further than we did the last time, so.

GREG: Right.

MAYOR: Yeah. Good thing, like I said, good enough. Just one question, Mr. Mayor. Okay. Uh, next, this will be a quick update on the recovery efforts. Um, so a few things there. You know, they started picking up the big debris, um, last week, actually, last weekend they started. And y'all all know we have multiple organizations going around assisting citizens to get that debris to the right of ways. We have put our citizens. And I said again, if you cannot put the trees on top of our meters or underneath utility lines or on top of utilities or underneath power lines, it'll make it much easier for the trucks to come pick the things up. Um, trees up. Uh, additionally, um, some, some locations, because of the size of the trucks. Um, they would not be able to get in to pick the stuff up. They do have smaller trucks that will be coming in to do that. Uh, as well as the city coming in at a later date to kind of finish it off. So those individuals out there who see trucks might be driving by within the neighborhood. Uh, we did ask that they be patient. The trucks will come back on multiple runs. Uh, it is a two-month process. I think we put that out initially. Honestly, it's going to be about two months to get everything picked up and removed. So it will be coming to your to your areas. So just once again, just move the stuff as close as you can to the right of way. Uh, particularly not in the street, um, because we are creating a safety hazard. Right again. Um, the Public Works Department is going around putting stuff back on the right of ways to make it easier for the trucks to get through. First of all, and safety. Um, vehicles get through. So, um, if this is kind of just help us out with that, it'll make the process which is already moving fast, move that much faster. So that's one thing. Um, we're also going to keep our updates through our social media posts. Um, for the numbers to call, um, when we're requesting help and my public works director is riding around kind of assessing, um, what areas, um, might need additional help. Um, so, like our alleyways and stuff like that. I know the commission has been getting calls about who owns what trees. So we're doing an inventory right now to verify if it's the city. And pretty much She doesn't have any properties like that, but we will get in contact with those on the outside of the city. As a reminder, that's a litigation matter between citizen and citizen. The city can't get in with that. So that would be, I believe, fell off from your neighbor's yard to your house. That's. Citizen. Citizen. We can't really help with that. But if it's a lot where a house was cleared, um, you can definitely do public to find a citizen out or come up to community, um, improvement. And they'll let you know who that person is too. So you can tell your citizens kind of do it that way. It'll be faster trying to find who the person is versus call us, because we got a lot of cleanups going on. Um, that's the that's the major part of the recovery. Like I said, we are on social media answering questions, so. So, um, or the app or email or telephone, so citizens still can ask questions if they have questions. I know some people are just not coming on board about what's going on, so we'll definitely keep on reposting the same information. But it's kind of catching up with everybody. Those who initially are out of power along with the others. So I apologize for any questions about anything as far as recovery or anything you would like us to do differently as far as the recovery?

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MAYOR: Just a comment on that. The Commission may have comments as well. But one of the comments that I had, just some of the citizens. That are county and city, are confused as to. Where this would be. Say, for instance, they don't know that they're in what district. They don't know what portion of the city. If they're in the city at all, some are calling in for assistance for their area. But that is not under the jurisdiction of the city. It's outside the city limits. Yeah.

CITY MANAGER: So so on that, Mr. Mayor, I would just we would just move your stuff to the right of way, regardless of even county or city. Um, don't put it under power lines. Avoid utilities. Um, now it's a little different with the county. So next month, once they do all these run my boss, and the count is already going through identifying addresses that need to be picked up. This kind of way out there, but a little different than count. I don't want to speak too much for having a meeting right now discussing this, but they will get a separate call in number because they recognize we talked about this at the ah, um, the last well, last year, this time frame, some of the county citizens were so far out that we did not know they were out there, meaning us, the county and the city with the joint contract. So they did a great inventory this year. So they do know they're out there. If they're just confused, just put your stuff out there. Don't worry about who's picking it up because it's a city county contract. It will get picked up and I will speak on behalf on this, just like public works. Now, once it's all done, we will make another sweep through to make sure everything's picked up. So they don't need to call anybody right now. They just need to keep their stuff close to the right of way. Now, if they need help for the right of way. Those two numbers, actually three numbers. Now it's online. Um, check, um, the county page and our page. And when we post it today, just still call that number if you need help getting a tree from your yard to to the right of way, that is different. You know, regardless of where you live, city or county. But to to ease their nerves, it will get picked up. So, um, it just might see other stuff getting picked up first, if that makes sense.

MAYOR: So just looking at. A couple things, one of them happens to be the disaster number, which is out there as well. So yes, let them know that they. Do have a disaster assistance that they like to call that one 800.

CITY MANAGER: Number. Yes, I think we did a post on that this morning as well as the county. So that's the third number. So they have three numbers. They can call and get help. Um, now the recovery uh personnel, that's a weekend thing. So everybody that comes in and helps out, they only come in on Friday, Saturday and Sunday. So during the week, you know, it's still neighbor to neighbor. And, uh, just for clarification, the city cannot go on anybody's property and help, help that way. I am now not in not in the capacity of the city. Now we got employees on their own. That's different. But nobody in capacity representing the city can go on private property and help move trees. Make that clear to everybody. Once it gets to the right of way, we can help out then. As far as getting it to the truck and getting loaded, stuff like that. Thank you. Any questions on the recovery? Mr. mayor, you said commissioner had a question. Okay. Okay. Okay. Mr. mayor. Next, we're going to move into, um, city. I call it city 101 course. And this kind of goes back from some of the comments we got from the surveys as far as the role of the city. And we've been talking about this for some time. We've just been getting pressed, but we are putting it together. Um, we're going to shoot for January at lunchtime or lunch date. Um, it's going to be a weeklong process and what it will be, we will do, uh, two hours up here in the chambers and up here in chambers, The class for all those citizens that kind of lined up. We'll do the first time, and from the first one, we'll gauge

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how many times we want to do it. Right now, I'm thinking maybe quarterly, but it'll be brought down as such. It'll be a five-day course, and the first day will be strictly on the charter. And we'll tell them what the charter is, how it works. You know, all that stuff assigned to the charter the next day will be roles and responsibilities. And that's mainly talking about what the mayor does, what the commissioner does, what the city manager does. You know, um, you know what? We all do functional roles. And it will make some comparisons at the state and federal level. How that's how we're all connected to give all our citizens a better understanding of our roles and responsibilities. I think had they known this even before the storm, they could have better understood using you, Mr. Mayor, your primary role is up and out, you know, get us the call, and get help. And I think citizens could appreciate the effort better. That kind of knowing that same thing with the commissioners on what their role is. So we're definitely going to make sure that's better. Understood. The next day would be budget. Um, and we've got some great, uh, Mr. Simmons has created some great videos for the budget, and that's just important in general to make sure everybody understands how the taxes actually work. Um, I know there have been some comments so far. Um, in our surveys about us not budgeting for certain items. Um, and once they see our 18 accounts, they'll understand we can't budget for certain stuff. Some, most cases illegal. So, um, but they're getting better clarification moving forward on what we can actually budget for and what the budget actually is, which is important. And that way the citizens know where their tax dollars are going. And then the third day or the fourth day will be staff operations. And that's when we start breaking down. Um, police department, public works, fire department, air, you know, all the staff sections and what they actually do. Uh, and the last day will be kind of meet the team. That's when they'll meet the mayors and the commission and stuff like that, and kind of get your feedback directly from the mayor commission, uh, me and select staff members, some of the department heads. And that'll be the last day. So I think this is important because just looking at, like I said, looking at some of the feedback during the recovery phase, a lot of stuff was just not understood on the role of government, and not just because of the storm, but just in general. We've been talking about this for some time, the need to really explain how this works. So that way people can, um, you know, when they hold us accountable, they can understand why they hold us accountable and how they should. So we're going to try the first iteration, like I said, in January, lunch, and we'll send out a link for those who want to sign up. I'm not sure how many people will be in the course at this time. It'll be strongly video led and then be discussion after that and then some to answer some questions. So I just want y'all to know that was coming because I know you're getting you get a lot of questions about different about roles and who does what and why. And then you get questions about the budget. And I think, you know, if we get four iterations done next year and maybe get 50 people in the class and they kind of multiply and spread that knowledge, it'll be a lot better on how we how people interpret what we do and what we don't do. And I pause there. If y'all got recommendations for anything you want to add to that, just let me know when you can. I know we got a lot going on right now, but I'll try to. I'm trying to get that to you. Not the next meeting. Not November's first meeting, but the next meeting. You will have the actual material going to be in the course. Right. And I don't have any questions on that.

MAYOR: I think this is awesome. You need lunch and learns where individuals can come in. And can I get a civics class? Something that used to. Be offered that's not offered as much now, but in the schools, in the high school and middle school area. I think the children in kindergarten and primary school, they're actually I know who their leaders are and things like that.

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CITY MANAGER: Okay. Any other questions from the commission, Mr. Mayor? Thank you, Mr. Mayor. All right. We had last for the discussion items we have from Community Improvement. Uh, Mr. Coleman, he's going to get a quick update on where he is as far as, um, some workforce housing development for the city.

Was going coming to.

You.

LYNWOOD COLEMAN: Good evening. Pleasure to be here. I try to keep this as brief as possible. And, uh, many of you all know the Bailey Street redevelopment. It addresses. It addresses us building 16 homes for. Low, moderate and workforce development housing and it and I of. Course, playing with technology here. Um, and it is as they move forward to help me out a little bit, I'm bringing back a proposed request for the SPLOST funds. As you know that area truly needs a facelift. So we're asking for a couple of things from the city. One, as we had a community meeting back in July this year, the community came out in full force. We had approximately 80 some residents come out to support what's happening next. And with it, they asked the normal questions that communities ask. They turn back around, and they wanted to know, what are you going to do? When are you going to do it? And here are the problems that we had prior to. And I'm just scanning through this because this document is just a revision of the one, we had before. And we can electronically send it to you, all the members of the board and staff leadership in it. They brought up some glaring concerns, and we'd like to thank again the mayor, the city manager and deputy city manager for coming out and supporting us in that meeting. We turned around and as you can see, those are our members that actually came. Some of them came here for that meeting. The committee was concerned about rodents. They were concerned about asbestos, how it would be taught the property would be, as we would say, demolished. And we tried to answer all of those questions. We came back and we talked with the city management, and we asked them for some support, because some of these issues went all the way back to 2009, and we got some support with it as we and any other project. We were told to wait for a couple of things to happen. One, how we would address the rodent issue to make sure that the community felt comfortable once we started the demolition process. How we would then address this. These are important things to communities when they've already had issues in the past. So what we did, we sat down and talked with them. As you all may remember, some of you who have been here, there is certain grant funding we received that it's called said from the East. Crescent. And it's in the documents that we will make sure you receive. That gave us 500 and some odd thousand dollars toward infrastructure and the and demolishing the project. This property came from the land bank. And in our application, we clearly addressed the fact that the front load of the project had to do with grant funding. What does it cover? I have brought some documents that I can make sure get in your hands before the evening is over. This shows that permitting, zoning, design, engineering, and architect are the front load of the project. As with any federal funds, that comes stipulations that go with it. We have been told that, and it's documented that we could not start the project until those funds were released. And we're not the only It's all over the country. This this infrastructure money. They kept changing the dates. We had a groundbreaking in July, but the funds were not released. And just like in any other grant funding project, you find that one the. And I want to keep this moving so people can keep looking. This is the deed. So you'll know where the property is and any other project after 8 or 9 months, you have to give new timelines, new documents,

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the whole gamut in order to receive those funds. Because after eight months, things change, costs rise, the timeline changes. You have changes in regard to being able to get the staff that you currently had at that time. All of that has been documented now. I went and talked with our zoning department. I've also made sure that documents are going to be given to the land bank as that will substantiate this instead of just having conversations. But this project is a very important to the community. It's important to legacy because it provides that opportunity for the community to see what federal, city, and land banks can work together to improve a community. Now you say, well, why are you here again, Mr. Coleman? Because I didn't get what I wanted the first time. We wanted some of the splash money. And you said, well, we can't do anything at this point. Well, we're back at that point again. And the point that we're looking to make is one, we want curb appeal, and we want some assistance in putting the new road in into that community. When this project is completed, it will cost the city \$1 and it's back into your hands again. We won't own it. It will be yours. Taxes. All of that will be yours. So with that, we're asking for a partnership and some investment into this project. As you see here, that is the property and the parcel and how it will be laid out. I also show the benefits that come with it. There are incentives and tax incentives that come to the city that allow workers and the construction companies, because we've tried to keep all the business here, your dollars, the dollars that are made, stay right here in Waycross. The infrastructure detail on all of you know, LG building, Inc. he has brought together a team of collaborative to address all of the issues in the construction component of it. And as you see here, it is lined out all the Of course, that would be incurred in doing this project, and I'm scanning through it quickly. But you have a copy, so that's not an issue. So what we're asking is that you assist us in that process with the money that we know that is there, and this is the timeline. Everyone has wanted this project to start in January of this year. The federal government is the federal government folks. And you know how federal money goes. And with it, we have had that timeline changed on us at least five times. The new timeline that we were given is now November, right after the fiscal budget closeout, which means between the 15th of October and the 30th of October, they will now release those funds in November. This documentation we've also passed on to zoning, which plays a dual role as executive director for the land bank, and he will ensure that the department will ensure that the commissioners receive those documents. I'm opening it up for a brief minute for you all to ask some questions, because we will be here tomorrow to ask for a hard number. The numbers that you see there, we're trying to lock them in, and legacy will make up the difference in any funds that are given or not. That way we can say that. Right. Or the funds that don't, that we asked for, that we don't get. We believe that this project is important because there is a great demand for what housing. We would love to do other projects here, and with this partnership we feel would be crucial to us doing this. We will always wear the services and resources allow. We will always utilize Waycross companies to do the work. I believe funds should always stay within the city. With that, if there are no questions, if there are questions, I'm more than willing to answer.

MAYOR: Commissioner. Do you have any questions? Mr. Coleman

NELSON: Because I wasn't here back. In July or whatever. Yes. What was the amount that you requested?

LYNWOOD COLEMAN: We asked for 900,000 of the SPLOST funds. This will be a brand-new street going inside that this project is a cul-de-sac. And with it, we want to curb

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appeal. Because one, we want to show what it should look like. And that will be more appealing in doing projects in the future. Curb appeal is important. And then getting that money, there's another incentive to it as well. We would like to take money that you all will provide for us in return some of our profit. We will put in providing more incentives in the homes. The homes will range between 200 and 50 some thousand to 285 is what we provide. We agreed with the governor's office to do in it. It will provide 1 to 3% financing for low, moderate, qualified family members to buy those homes. Of course, VA and all the other tools for financing are available as well. We also have a financial literacy project program which is done by which is done by totally free. If they go through that program, there will be incentives given to them once they complete it. So we're trying to make sure that it is a holistic program. 25 to \$30,000 for finishing that program goes into their hands or closing. and it is a fixed loan for 30 to 33 years. One more question. Yes, sir.

NELSON: Um, at what point would you require those funds from us? At what stage?

LYNWOOD COLEMAN: Well, right now we have the beginning stages of that fund.

NELSON: So you really won't need our portion until after everything's.

LYNWOOD COLEMAN: Well, it would come in a phase in the project, which is identified here in the paperwork that you would receive. The initial phases would be paid up front by the federal government, and that would show design permits that have to be approved engineering and the first stages of demolition and as well as the asbestos. Then as we slide into infrastructure, that's when we would want those funds. So all the pre-work would be done. And then when we start going into the ground, because we've actually found out there's some other funding that would be very beneficial. As you know about infrastructure. There is a great need to now put our cabling and all of that underground. There are some more funds we just found out. So some of this delay has been a positive for us. And that also means that the government wants to see this happen. So if I answered your question, yes you did.

LYNWOOD COLEMAN: Thank you. Thank you. Any questions? One question.

BENNETT: So you said that the city would have everything coming to them.

LYNWOOD COLEMAN: When this when all the homes are sold, sold. We then as the process would have it, we give it back to the city for \$1.? Yes, ma'am. Put that on record.

So, if there's any other questions.

CITY MANAGER: Okay. Thank you, Miss Coleman.

Thank you, sir.

CITY MANAGER: Next. Mr. Mayor, we're moving to post resolutions. We have two. And before I turn it over to the city attorney, I need to say a few things about these two resolutions. I've kind of mentioned the importance of deciding on the roads, just based off of time, scale and economy, where we're competing with so many other cities trying to recover their roads and streets due to the storm damage. The other resolution is to approve the city budget. And prior to the storm, we were already pushing it. But now, um, because, as you

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know, with the reimbursement process from FEMA to pay for everything up front and then getting reimbursed at a later date, um, you know, we're just not getting the money from last year from that storm. I can only imagine how much, how long is it going to take to get this reimbursement for this storm? Uh, just for some numbers, I want to say we did thousands and thousands of gallons on, you know, of diesel usage that we didn't we didn't, um, we didn't budget for. And fuel is quite possible we got to pay for that, like right now. Um, and a few more things. This, this, this pickup that's going to cost us two. And I'm kind of concerned that if we keep on, um, if we don't get the budget passed pretty soon, I don't I can't get a clear picture of what we actually have. Uh, additionally, our audit should have started in October. Audit prep. Uh, so I'm going to go ahead and just prep y'all. We probably won't make the audit time this year. And y'all know we don't make the audit time. We don't qualify for other grants. So I need to say that I thought about it all weekend. And um, we can't keep whatever needs to be done now. I've answered every question possible with this budget. Um, but we can't just keep just having multiple discussions on it and not going anywhere. Uh, it's going to be detrimental to us the longer we go. Um, and I just don't want to put us in a situation like we were when I first got here. We didn't qualify for any of the grants because we had missed the mark at the time. Um, I don't want to stress out the finance department, which is going to happen anyway. Um, because I still want to try and meet these milestones because we need that additional funding. Uh, and I definitely don't want to, um, you know, start pulling money from the operational fund, which I'm about to start doing, um, to pay some of this stuff until we get a clear picture and to do that. Um, just letting the commission know now, it will probably require. I'm talking about as soon as next week. Let's shut down a couple of days just to save fuel and man hours. And I just need you all to understand that. Um, like I said, it's been six months now, so we're halfway into the budget year and got to start making some decisions just to make sure we can get through the whole year. And like I said, it probably might have been possible had the storm not come, but it kind of changes everything at this point in time. So I have talked to the city attorney about any emergency powers to figure this out if we need to add other means to get the budget passed beyond us if we need to. Only because we cannot take a chance, especially not next month or the month after that. Trying to get this for whatever reason, because it's just going to cost our citizens a lot more money. They don't have, you know. And then I would hate to, um, you know, cut down on services, but that's something we've got to look at. You know, just because, like, the fuel alone is killing us. Just, you know, I know everybody probably can't see how that those two weeks, you know. But you got to think we're putting fuel in every generator we had. And that was quite expensive. And then we bought a lot of extra stuff to support the citizens here. Um, that was not budgeted for. Um, so I do understand that for these two resolutions, I'm not sure what's going to happen. I was unfortunate to have everybody here today. Hopefully everybody's here tomorrow. But if not and we go another week, then I won't be able to wait till November. We have to make some immediate changes. Um, the next business day if I know, You know we can't. We can't. If I know, we got to wait till November, then next week we open up. We might open up the first couple of days, or we reduce hours and reduce services. And I pause there. And if the city attorney wants to further explain anything, we can, we have any questions, we can go from there. Mr. Murphy.

MAYOR: If you would go ahead and then I think the questions will come thereafter. Well, I think the city manager has done a.

HUEY: Thorough job in explaining the purposes of both resolutions, along with Greg Smith, the finance director. The first resolution is simply to approve the 2024 paving project for the

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ten streets that that were discussed. And the second resolution, of course, is to approve the fiscal year 2024 budget. I think tomorrow there's a commission, a public hearing is scheduled for three. And then, um, it is anticipated that the budget will be voted on at the meeting tomorrow night. And the city manager just gave you his take on what the consequences would be of not passing the resolution.

MAYOR: Commissioner, do you have any questions or comments? Yes, I do, Mr. Mayor. Commissioner. Yes, sir. Thank you, sir.

NELSON: Um, so this week on the budget, I mean, on the list for tomorrow, correct?

CITY MANAGER: Oh, yes.

NELSON: And I'm going to be honest, I don't think we're going to have a full panel. I really don't, because there's a personal agenda going on. Um.

NELSON: Why are we here? That's the bottom line. Why are we here? Um, it's clear to me because when I was on the commission earlier this year, um, we didn't have a full panel. And then once I was removed, we got a full panel, And then they got what they wanted. And now that I'm back in, important things need to be done. They're going to go after them again. Um, I would ask their constituents to call them and say, hey, what's going on? Because you can't lie about so much. And it's apparent that they're telling some people some things and some other. Last week we had the budget hearing. Every question was asked. And then you stated again, are there anything else that you're not knowledgeable about? They didn't say anything. Now they're not here because they knew it was coming up again. So, uh, Mr. City Attorney, um, if they're not here in which I don't think there will be. What are the alternatives to get this passed?

HUEY: Well, we'll have to run another ten-day ad and put it back on the next meeting agenda.

NELSON: So can we have emergency meetings or something that we could call to say, let's say, for instance, on Friday and then maybe a Tuesday, because they're not going to come until it's the time that they have to come without being removed.

HUEY: Well, the problem is that you have to give ten-day notice to the public.

NELSON: Okay. We can keep giving ten days until ten days run out. That's what I would suggest we do.

HUEY: Right. Because see, the city manager had his public hearing the last. Was that last week? Uh, that was a rescheduled meeting from the first week of the. Of the month. And then this public hearing is the commission's public hearing, and you have to give ten-day notice before you have the public hearing. So if it's not, if the public hearing doesn't occur tomorrow, then you're faced with having to give another ten day notice.

Notice. Okay.

Okay.

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Okay. That's all, Mr. Mayor. Thank you.

BENNETT: Mr. Chairman. Thank you, Mr. Mayor. I agree with Commissioner Nelson, so I'm not going to continue to elaborate so much on it, but we could see that this is personal. Um, we be sick, but we force our way to come to these meetings. But now that this budget needs to be passed and we say we love city workers, we love the finance, we love the fire department, we love the police department. We just so love public works. Show them, show them. Stop saying it. Show them. Let's pass this budget. There's no reason that this should be three. Well, two commissioners and the mayor. Would you think that the mayor. You're afraid that the mayor is going to break the tie and side with you, right? Exactly. So do you think the mayor is going to side with us so you don't show up? This is how you're showing the people of Waycross, everybody that you so love and that break their neck out to make sure that whatever business you have is taking care of your district, get more attention. I'm going to call it how I see it. I'm sorry. This has got to stop. This is personal. This is too personal. We cannot move forward because of the petty stuff we're living back in, what, 20 2012? 2010? We need to move forward to 2024 moving forward. We can't even get nothing done. People looking at us. What are we doing? We got a city manager. I don't know what made them think this man is going to risk his career. What he done, what he stood for to let this city fall under. They want to check him on this. They want to check him on that. But they're not checking themselves for what they're doing. This is not acceptable. You want to put the mayor in a situation that so people can look at him like he's not doing his job. We want to post on Facebook like we just doing everything and we're not. You want people to think that you're home when the storm is here, when you're not, when you're out of town doing other stuff and you said it yourself, you're out of town when the storm is going on and you got your people feeling sorry for, you know, y'all can remove me. Y'all can fire me. But I'm tired. I am tired of this. I, I don't I really don't care who is their puppet. Stop being a puppet. Stop being their puppet. because you see what they're doing to you. I'm sorry. I'm sorry. Every police officer, every public works deserves better than this. It's not fair to you all. It's not fair. It's not fair that I come to work. I come to work. Leave here and go to my other job. I'd be sick plenty of time. Sometimes I walk in here with my face. I'm not feeling good, but I come, I come, I come. This is serious. This affects Waycross. My family. Your family. It affects everybody. And you wonder why nobody want to come here to Waycross? Because nobody wants to move forward. They want to stay back in the past. They want to stay back in the past. They got a hidden agenda. They want to wait to see who do this, who do that before they pass the budget. That's not acceptable. And if y'all agree with them on that, something wrong with y'all? Amen. So back to you. Thank you.

MAYOR: So just one of the thoughts. That we have on doing anything, just to make sure we don't take anything personal conversation. Even though I know it's inferred. It's still personal. So thank you very much for that. I mean. You're right back to this matter. Do we have anything else for today?

CITY MANAGER: Yeah, I just want to make sure, um, I like I said, I guess it sounds like because of the storm, we do have people going around, you know, the contract picking up stuff. So I just want to inform, you know, make sure we fully understand the implications to each day that we go. It's going to be a more negative impact on us all long term. And, um, you know, hopefully we can. Get it approved tomorrow and all this goes away and not to worry about it. And then, uh, even within like I said, we're all behind on some things now.

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And, um, Greg team, we'll catch up, um. With the Audit. I mean, we'll try to get some additional help with the audit, so we don't miss the opportunity for other funds to help out the city. But like I said, Mr. Mayor, we don't pass it tomorrow. Then I will probably just, you know, telling you now, probably to go back and look at some of our services, just kind of cutting back on definitely on fuel usage and a few other things, and then just kind of mitigate that until we get the budget passed.

CITY MANAGER: And I pass it to the city attorney for his report.

HUEY: I have nothing further to report on. Okay.

CITY MANAGER: Thank you, Mr. Attorney. Mr. mayor. Um, the actual city manager's report. It will be sent to you tomorrow. I haven't had time to review it yet, but tomorrow and be posted tomorrow afternoon. And that's all I have at this time.

MAYOR: Since we don't have a quorum I will adjourn this one. Thank you everyone.