

CITY OF ELBERTON
REGULAR MEETING OF THE MAYOR AND COUNCIL
Monday, May 4, 2020 – 5:30 p.m.

Pursuant to due call and notice thereof the meeting of the Mayor and Council convened at 5:30 p. m. on Monday, May 4, 2020 at the Elberton Arts Center, 17 West Church Street with Mayor Guest presiding.

The City of Elberton announced April 28, 2020 a change to the location of its regular meeting of the Mayor and Council for May 4. Due to the Governor’s executive order restricting public gatherings, the meeting will be held at the Elberton Arts Center, located at 17 West Church Street, which is a larger venue than City Hall.

Present were: Council Members Butler, Colquitt, Burton, Parham and Prince; City Attorney Jenkins, City Manager Dunn and City Clerk Churney.

Mayor Guest called the meeting to order and led the assembly in the Pledge of Allegiance. City Attorney Jenkins led the prayer.

Council Member Butler motioned to approve the minutes of the April 6 meeting, seconded by Council Member Prince and the motion passed unanimously (Butler, Colquitt, Burton, Parham, Prince).

There were no speakers from the floor.

Council Member Prince introduced the following Resolution for consideration:

**RESOLUTION DECLARING A “SPOT BASIS” SLUM OR BLIGHT NATIONAL OBJECTIVE FOR
PURPOSES OF GEORGIA CDBG PROGRAM PER 24 CFR PART 570.483**

WHEREAS, the City of Elberton is submitting a CDBG application for consideration under the Department of Community Affairs’ Redevelopment Fund Program; and

WHEREAS, the application must document that at least one of the national objectives of Title I of the Housing and Community Development Act of 1974, as amended (42 U.S.C. 5301 et seq.) will be met; and

WHEREAS, one of the required national objectives is the elimination or prevention of slums and blight; and

WHEREAS, the City of Elberton has documented that the property located at 23 North Public Square, Elberton GA 30635 is a blighting influence under local standards, detrimental to the public health, safety and welfare and that the property’s deterioration is negatively affecting the surrounding neighborhood, community facilities, and local tax base; and

WHEREAS, the City of Elberton proposes to develop a contract with the City of Elberton Downtown Development Authority who will alleviate the aforementioned blight through the use of CDBG monies to implement certain historic preservation and building rehabilitation activities that the City of Elberton has determined meet the local and federal definition of

activities which aid in the prevention or elimination of slums and blight on a spot basis per 24 CFR Part 570.483(c); and

WHEREAS, the City of Elberton feels that the rehabilitation and redevelopment of the property is necessary to facilitate the elimination and prevention of slums and blighting influences to the surrounding area and that these actions are necessary to the public health, safety, and welfare of the City of Elberton.

NOW, THEREFORE BE IT RESOLVED, that the City of Elberton hereby approves this Resolution.

Adopted and made effective this 4th day of May, 2020.

City Manager Dunn read the Resolution as presented. Council Member Prince motioned to adopt the Resolution, seconded by Council Member Burton and the motion pass unanimously (Butler, Burton, Parham, Prince, Colquitt).

Council Member Parham introduced the following Resolution for consideration:

CITY OF ELBERTON

RESOLUTION

WHEREAS, there currently exists a vacancy on the Elberton Downtown Development Authority (DDA) board of directors due the expired terms; and

WHEREAS, O.C.G.A. Section 36-42-6 allows the governing body of the municipal corporation to appoint directors of the DDA by resolution; and

WHEREAS, the Mayor and five Council Members of the City of Elberton constitute the governing body pursuant to that state law O.C.G.A. Section 36-42-3; and

WHEREAS, the Mayor respectfully submits to the Council the name of Mrs. Addyson Scarborough to be considered for appointment as director of the DDA; and

WHEREAS, the appointee meets the qualifications of being a director of the Elberton DDA in that certain state law O.C.G.A. Section 36-42-7, being that the nominee qualifies as a (a) person who has an economic interest in the redevelopment and revitalization of the downtown development area.

NOW, THEREFORE, the Mayor and Council of the City of Elberton hereby appoint Mrs. Addyson Scarborough as a director of the Elberton DDA, term to end June 30, 2024.

RESOLVED this 4th day of May, 2020.

City Manager Dunn read the Resolution as presented. Council Member Parham motioned to adopt the Resolution, seconded by Council Member Prince and the motion pass unanimously (Butler, Burton, Parham, Prince, Colquitt).

Council Member Butler introduced the following Resolution for consideration:

RESOLUTION

A RESOLUTION OF THE CITY OF ELBERTON APPROVING THE ELBERTON.NET 2020 EXPANSION PLAN INTO PORTIONS OF UNINCORPORATED SOUTHEASTERN ELBERT COUNTY, AUTHORIZING THIS CONSTRUCTION OF A FIBER-TO-THE-HOME EXTENSION OF THE EXISTING TELECOMMUNICATIONS SYSTEM, AND FOR OTHER PURPOSES.

WHEREAS, the City of Elberton heretofore has operated a telecommunications system by and through its department known as ElbertonNET as authorized in its Charter under Section 17.1; and

WHEREAS, the Mayor and Council of the City of Elberton desire to extend the telecommunications system for the expected public benefit of providing broadband services including high speed Internet in areas of Elbert County that are unserved or underserved by any existing providers, numbering approximately 840 existing homes and businesses to be eligible for service; and

WHEREAS, the Mayor and Council have thoroughly reviewed a business plan with detailed cost projections, engineering designs, and a financial pro forma that estimates the system expansion will result in a return on investment within a reasonable period of time; and

WHEREAS, the City has also determined and does hereby find that it is in its best interest to construct an expansion of the its existing telecommunications systems in order to support the deployment of broadband infrastructure in unserved and underserved areas, to enhance broadband capacity, and to encourage sustainable adoption of broadband service in order to stimulate long-term economic growth and opportunity.

NOW, THEREFORE, be it resolved by the Mayor and Council of the City of Elberton in an open meeting duly assembled, and it is hereby resolved by the authority thereof, as follows:

Section 1: The ElbertonNET 2020 System Expansion Plan is hereby approved, and construction of the system expansion that includes approximately 76 miles of fiber-to-the-home plant known as Nodes ELBRTN- 6 through 13 is hereby authorized.

Section 2: The ElbertonNET 2020 System Expansion Plan includes completing the construction of the eight Nodes and their associated service areas on parts of the following roads: Bakers Ferry Rd., Willie White Dr., Wahatchee Creek Rd., Eidson Rd., Eliam Rd., parts of Calhoun Falls Hwy., parts of Old Middleton Rd., the Russell Ridge subdivision, Fire Tower Dr., Drake Rd., Suttles Rd., Flatwoods Rd., Longstreet Rd., Mauldin Rd., Dr. George Ward Rd., Colonel Dixon Rd., James Bailey Rd., Lincoln Hwy., Welcome Church Rd., Hester Rd., Cooter Creek, Cherokee Rd., Balchin Rd., Willis Dr., Bobby Brown State Park Rd., Dixon-McCall Rd., Olaff McCall Rd., Owens Rd., Ernest Brown Rd., the Russell Point subdivision, Brad Dixon Rd., the Key Club, and the Fish & Game Club.

Section 3: The construction cost estimate and budget for this project in the amount of \$1,038,142 is approved and incorporated herein by reference as Attachment "A."

Section 4: The City Manager is authorized and directed to obtain pole attachment permits with Hart Electric Membership Corporation for the purpose of this construction project under the terms and conditions in the Pole Attachment License Agreements in existence with Hart EMC dated December 31, 2008. Payment for permits or make-ready work is hereby authorized under the existing contracts.

Section 5: The City Manager is authorized and directed to issue purchase orders for fiber-to-the-home equipment including optical transmitters, amplifiers, and customer premise micro-nodes in accordance with the engineering design and plan contained in the System Expansion Plan. The City Manager is authorized and directed to issue purchase orders for fiber optic cable and strand to the successful bidder from a competitive bid process for these products.

Section 6: The Mayor and Council hereby authorizes and directs the City Manager or other authorized officials to commence with construction of the new Nodes and the provision of service to the new service areas with all diligence and expedience, and to take any further actions and execute and deliver any other documents necessary to carry out the purpose of this Resolution.

Section 7: All resolutions or parts of resolutions in conflict herewith are hereby repealed.

RESOLVED this the 4th day of May, 2020.

City Manager Dunn read the Resolution as presented. Council Member Butler motioned to adopt the Resolution, seconded by Council Member Prince and the motion pass unanimously (Butler, Burton, Parham, Prince, Colquitt).

Council Member Burton place Ordinance 2208 on first reading to annex 1010 Campbell Street into the corporate limits of Elberton:

ORDINANCE 2208

AN ORDINANCE ANNEXING THE PROPERTY LOCATED AT 1010 CAMPBELL STREET PURSUANT TO THAT CERTAIN ACT (GEORGIA LAW. 1962, P. 119) AUTHORIZING SAME UPON WRITTEN AND SIGNED APPLICATION OF THE PROPERTY OWNERS OF SAID LAND; AND FOR OTHER PURPOSES.

City Manager Dunn read the Ordinance in its entirety.

Council Member Butler motioned to approve the consent agenda, seconded by Council Member Parham and the motion passed unanimously (Butler, Colquitt, Burton, Parham, Prince).

1. Accepted the budget calendar of FY2021 as follows:

Thursday, May 28, 2020 First Public Hearing and Budget work session at 5:30 p.m.

Monday, June 1, 2020 Second Public Hearing and adoption of the FY2021 Budget at 5:30 p.m. before Regular Meeting for the purpose of obtaining written and oral comments pertaining to the proposed budget.

City Manager Dunn presented the following reports:

- Financial Report ending March 31, 2020
- Monthly report on the activities of various departments as follows:

CITY CLERK:

The Elberton-Mure Sister City Program has decided to not do the student exchange program this summer due to COVID-19.

The department has extended the deadline for submission of Business Licenses through May due to COVID-19.

HUMAN RESOURCES:

The 2020 Wage and Salary Government Management Indicators (GOMI) Survey has been submitted on-line as required annually by the Georgia Department of Community Affairs.

Open enrollment will be held in May for the group medical, vision and dental plans.

FIRE DEPARTMENT:

The Fire Department responded to 39 alarm calls for the month of April 2020. These calls consisted of 1 Structure Fire (County), 3 Vehicle Accidents, 17 Medical Emergencies, 4 Gas Leaks, 5 False Alarms, 1 Cooking Fire, 2 Outside fires, 2 Aircraft Standbys, 1 Vehicle Fire, and 3 Service Calls. The department issued 2 burn permits. The Fire Department also conducted 428 hours of in-house training and 48 hours out of station training for the month.

BUILDING INSPECTOR:

The building inspection department issued 13 permits for the Month of April, 2020. The department issued 4 Building Permits, 5 Electrical Permits, 2 Plumbing Permits, and 2 Mechanical Permits. During this same period there were 4 Building Inspections, 5 Electrical, 2 Plumbing, and 2 Mechanical Inspections and 6 site visits.

POLICE DEPARTMENT:

The Elberton Police Department released their monthly activity for the month of March 2020.

The department recorded:

939	Calls for Service
317	Vehicle Traffic Stops
83	Incident Reports were filed
183	City Court cases made
20	Traffic accidents were investigated
55	People were arrested for various charges
9	Person was arrested for Driving under the Influence
68	Department Training Hours

The Group A crimes of the (NIBRS) National Incident Based Reporting System are sent to the FBI on a monthly basis. The Group A crimes for March 2020 are as follows:

	March 2020	February 2020	% Change +/-
Kidnapping Attempt of Child Enticement:	1	0	Up one offense
Rape Offenses:	0	1	Down 100%
Robbery:	0	1	Down 100%
Assault:	6	11	Down 45%
Burglary:	1	7	Down 86%
Larceny/Theft:	9	7	Up 29%
Motor vehicle theft:	0	0	No Change
Counterfeiting/Forgery:	0	1	Down 100%
Fraud Offenses:	0	1	Down 100%
Destruction/Damage/Vandalism:	4	7	Down 49%
Drug Offenses:	12	18	Down 33%
Weapons Violations:	0	1	Down 100%
Animal Cruelty	0	1	Down 100%

COVID 19 report:

- Officers and staff are well supplied with Personal Protective Equipment (PPE) as purchased by the city and with other items supplied through our local and state Emergency Management Agencies (EMA). Pre-Planning in this area proved essential and productive.
- Appropriate operational practices are in place in place in order to limit person to person contact and ensure safe operations at headquarters for all staff. While still providing quality emergency services to the public. We have had no one out with COVID 19 related illness.
- Non-essential services have been eliminated or cut back operationally and by furloughs to non-essential personnel starting on April 6 and ended on April 27, 2020.
- Officers are regularly enforcing the Governor's executive orders by enforcing existing ordinances and state laws related to public order and safety. We are receiving complaints from local governments, officials and citizens about the unsafe practices by businesses, churches, and the general public on a daily basis. We are getting a large amount of push-back from the public and some businesses, when they are confronted with violations. When we reported complaints on businesses that are in alleged violation, we have reported it to the Sheriff's department for action. They did not respond, and we were referred to the Georgia State Patrol in Gainesville for action.
- Under the Governor's order we do not have the authority to close businesses, but with the fact that we are not seeing a response from the Sheriff, we are going out to talk to, and reason with, the reported businesses/organizations with limited effect. Our local EMA is seeing the same lack of cooperation.
- The department is participating in cooperative efforts with emergency operation agencies on the state and county level with a good exchange of current information, ideas and innovative plans. We are extremely appreciative and satisfied with the response from our local EMA, EMS, Fire departments and other first responders.

WATER & SEWER:

The crews repaired water leaks on Hillcrest Avenue, South Oliver Street, Taggart Street, Mill Street and at the National Guard Tank. The crews repaired a hydrant at the corner of Russell Ridge Drive and Old Middleton Road. The crews installed a ¾ inch water tap and meter at 1005 Russell Ridge Drive. The crews located, cleaned and marked all water meter boxes south of East Church Street between South Oliver Street and Elbert Street.

The crews cleaned and inspected sewer mains in the sewer system. The crews replaced a culvert pipe on the sewer main right of way between Porter Drive and Fortson's Creek Treatment Plant. The crews cut grass at all lift stations in the sewer system. The crews made repairs to the Hickory Drive lift station and Country Manor lift station.

The crews installed a new feed line for the fluoride feed system at the Filter Plant.

ELECTRIC:

The Electric Department installed a new pad-mount transformer at the waste water of Pilgrim's Pride and installed the primary connections for it. The department also fixed a street light list turned in by the Police Department. The department changed out a double circuit pole on Old Middleton Road due to a vehicle accident. The department changed out 5 bad poles on Burke Street and 1 pole on Sherwood Drive, Brookside Drive, Country Club Lane and Harmony Plaza. The department changed out a service pole due to a tree falling during the storm.

PUBLIC WORKS:

The Street Department removed a tree that was down in Sutton Park. Several ditches have been cleaned out around the city, including 16 Adams Street and 116 Parkwood Drive. The removal of the old center lines on Jones Street has begun. The dirt pile in the corner of the Lincoln Heights Cemetery has been removed.

The leaf and limb crew continues their daily routine and have started cutting grass. The Sanitation crew continues running garbage pick-up routes.

NATURAL GAS:

The department continues work on the Northeast Expansion Phase 2 project. This project consists of 43,500 feet of new pipeline from 6" to 2" in size. About 60% of the pipeline has been installed by trenching or boring. About 20% of the new pipeline has been activated with gas service. Pipeline installation will continue at least through the end of June, and then installation of the three poultry farms plus residential customers will begin.

The department installed a new high pressure tap and large volume meter for a new ER Snell asphalt plant to be located on Ware Dr. off of the Athens Hwy. The new customer states that it wants to be in active production by May 11.

MAIN STREET:

The month of April has been spent participating in webinars almost on a daily basis in order to stay up to date with all of the small business information that is being put out by the state and the government in

order to help all of our small businesses as much as possible. Main Street is constantly sending out updates to all of our local small businesses letting them know of everything that is being offered to small businesses. We have also created a Facebook page for our business owners to be able to access all of this information easily.

Many of our small businesses are using other creative measures to keep their business a float such as Facebook Live sales where people can still purchase items from them and then the items can be shipped or picked up while still practicing social distancing. Our restaurants are also offering take-out, curbside pick-up, and delivery.

All Main Street activities have been canceled until further notice.

ELBERT THEATRE:

The Elbert Theatre and Elberton Arts Center has been closed during the period Mar. 24 through April 26. The only event held was the Elberton City Council meeting. Therefore, there were zero patrons to visit the facilities in this period.

ELBERT HOTEL:

The latest occupancy statistics are as follows:

	<u>FY18</u>	<u>FY19</u>	<u>FY20</u>
July	29.5%	38.8%	47.2%
August	33.8%	33.3%	50.2%
September	45.6%	36.3%	50.1%
October	42.8%	48.9%	39.5%
November	34.2%	29.9%	41.0%
December	32.5%	40.9%	30.3%
January	27.2%	35.5%	21.9%
February	29.0%	26.6%	33.1%
March	37.9%	35.0%	19.2%
April	32.3%	40.5%	
May	43.1%	52.7%	
June	36.4%	50.4%	
AVERAGE	35.4%	39.1%	37.0%

The hotel began losing reservations in mid-March but remained open to serve several business and industry guests through March 21. The property remained open on a limited basis until April 3, at which time it closed. One company that comes annually to service the local Pilgrims Plant was hosted one five night period in mid-April. Staff was furloughed for the period.

The property re-opened on Monday, April 27, and a few guests related to the granite industry and to Pilgrims has been hosted during the last week of April. Occupancy percentage in April will be around 6%, the lowest ever experienced since the property opened.

All future group events that were pre-booked in 2020 have cancelled with refunds given, with the exception of one wedding in June. That is expected to be cancelled or significantly diminished. We believe there will be no weddings, family reunions, or class reunions during the summer which traditionally has been the property's busiest time. Over 50% of the hotel's occupancy has been business and industry travel. Some of that will re-materialize as long the local industries continue to operate fairly normally. The revenue losses in the calendar year 2020 will be catastrophic and will be several hundred thousand dollars. It is very likely that spring 2021 will be the best opportunity to begin to rebuild the business.

Matters to be presented by the City Attorney:

- Dilapidated housing report.

Matters to be presented by Council:

- Council Member Butler inquired about the striping of Mill Street. City Manager Dunn stated that Mill Street and various other city streets not scheduled for paving may be striped. He will generate a list and get pricing. Council Member Butler asked about the code for regulating "block parties". City Manager Dunn stated that the code prohibited such activities.

There being no further business to come before Council, upon proper motion and second the meeting was adjourned.