

Council Meeting  
February 17, 2020

Members Present: Mayor Buddy Duke, members Terry McClain, Greg Paige, Vivian Sharpe and Jody Greene.

Others Present: John Flythe, Rhonda Rowe, Jeremy Baker, Chad Castleberry and members of the public.

Invocation was given by Councilman Duke. Mayor Duke asked for special prayer for the family of Don Gandy, animal control officer, who passed away yesterday.

Pledge of Allegiance

Approval of Minutes: Councilwoman Sharpe made a motion to approve the minutes of February 3, 2020 as presented. Councilman Paige seconded with all in favor.

Sanderson Farms Fire Report: Due to the amount of misinformation being distributed regarding the fire at Sanderson Farms on Sunday morning, February 9, 2020, city manager John Flythe asked Chief Weeks to update the elected officials regarding that event. Chief Weeks explained that they received the call around 8:08 that morning as Sanderson was trying to determine if they had a fire in one of the silos. Their protocol is to contact the Williams Company, a special firefighting team, who responds to such fire events for all of Sanderson's locations. They are a company who produces their own foam as well as produces firefighting tools. Upon their arrival, the City of Adel assisted them by providing our engine to pump water into the silo. He explained the process by which they injected both foam and water. When this group left, they contributed a \$2800 foam inductor to the Adel Fire Department. Chief Weeks added that Mayor Duke was at the emergency operations center during the event and he also added there were a lot of social media misconceptions. Messer was secure as they had nothing flammable and added that nitrogen is actually used to put out fires. Chief Weeks explained the silo they were called to contained soy hulls, not mill grains, and was one of the smaller silos. He further stated that Sanderson Farms has an explosion lid on top of all their silos. If it were to blow off, any fall-out debris shouldn't travel more than ½ mile. Most of the process last Sunday was spent dumping the grain bin. He noted that it was a smoldering fire, containing embers. If you induce air, that is when the embers could ignite and create an explosion. When you open the trap door, or door on top, is when you risk igniting. There were zero hazardous chemicals involved with this fire. He further added that people inside a one-mile radius received a code red call for voluntary evacuation just for extra precaution. They were also in contact with the hospital during the event. Councilman McClain expressed his appreciation to the department.

Downtown Development Authority Request: Brandie Dame, DDA Director, requested permission from the council to re-paint the black metal light fixtures downtown as well as re-paint the metal trash bins. The DDA would like to choose select colors for the trash bins and implement a creative art design. She referenced the metal art used in the daylily bed. Councilwoman Sharpe asked if we could get volunteer assistance from the school again and Mayor Duke asked her to see what they might be able to do. She can then coordinate and bring back to the council with costs. Mrs. Dame explained they will try to use

existing cans and have had several requests to bring some type of art to downtown. There was a consensus to proceed with gathering facts and bring back to council.

Ord. #20-02: This ordinance, de-annexing land of Cook County from the corporate limits of Adel, was read for the second time. Councilman Greene made a motion to adopt the ordinance. Councilwoman Sharpe seconded. All were in favor.

Street Lighting for Subdivision off of Patterson Street: Following a request, cost estimates were received for the installation of 3 street lights on Ettral Avenue, located off of Patterson Street. The street light at the corner of Ettral Avenue and Josephine Lane will cost the city \$12.55 per month for the light, pole and underground wire. This light will be provided by Colquitt EMC. There will be no installation cost. The other 2 street lights will be on Ga. Power and will be placed on Ettral Avenue. These 2 lights will cost \$10.79 per light per month and the installation cost is \$2689.12 for 2 poles and 2 lights along with some directional boring needed for get service for one of these lights. It was noted that unfortunately, the City of Adel does not provide lighting services in this area, only water and sewer. Councilman McClain asked if this was our only option and was advised yes, due to the territorial law that was passed in the 1970's and assigned territory to those areas. Mr. Flythe explained that you can't cross over into other areas unless the load is 900KW or greater, then the utilities can compete for the load. A resident of that area was present at the meeting and stated that Colquitt EMC already has a pole approximately 50 feet from the corner of the dirt road. They have just taken a light do and will probably put a replacement light back up. The other two are on Ettral Avenue and there is nothing back there. City Manager John Flythe stated that he will call the manager of Georgia Power to see if he can help. Councilman McClain made a motion to table this item. Councilman Paige seconded. The decision was unanimous.

Electric Superintendent Retirement: City manager John Flythe advised the council that Rene Cowart, electric superintendent, is resigning effective March 11, 2020 from the City of Adel. He has accepted a position with the Municipal Electric Authority of Georgia.

Downtown Development Authority Board Appointment: Councilman Greg Paige made a motion to approve the appointment of Joey Schramm to the board to replace the seat vacated by Susan Griffin. Councilman Greene seconded with all in favor.

Board Appointments: City manager John Flythe advised the council that for board appointments, many of the surrounding cities request citizens to put in a "resume" if they are interested in serving on a particular board, followed by a review and selection by the Mayor and Council. This process encourages citizen participation and has worked out well for Valdosta and other locations. There was a consensus from the council to proceed with gathering information on this process.

Discussion Regarding Potential Conflict of Interest for FY2020 CDBG Application: The council was advised that as part of the process in applying for the CDBG application, the city must disclose if there are any potential conflicts of interest. Mr. Flythe read the conflicts that are prohibited and stated that no persons who exercise or have exercised any functions or responsibilities with respect to activities assisted with CDBG funds or who are in a position to participate in a decision making process or gain

inside information with regard to these activities, may obtain a financial interest or benefit from a CDBG-assisted activity, or have an interest in any contract, subcontract or agreement with respect hereto, or in the proceeds thereunder, either for themselves or those with whom they have family or business ties, during their tenure or for one year thereafter. The conflict of interest provision applies to any person who is an employee, agent, consultant, officer, or elected official or appointed official of the state, or of a unit of general local government, or of any designated public agencies, or sub-recipients which are receiving or administering CDBG funds. It was disclosed that Darrell Wright, a contract employee working for the City of Adel through Quality Employment as a laborer in the public works department and a potential city employee, is applying for housing rehabilitation and may be served through this CDBG program. Randy Lane, Community Development Director, advised the target location is the two block area between W. Meeting Street and W. First Street and between N. Pine Street and N. Oak Street. There were no further conflicts of interest identified.

Submittal Resolution for FY2020 CDBG Application (#20-01): This resolution, submitting an application to obtain FY 2020 Community Development Block Grant (CDBG) funds for neighborhood revitalization, was presented to the council. Councilwoman Sharpe made a motion to approve the resolution. Councilman Paige seconded. All were in favor.

General Fund Budget True Up Adjustments for FY2018-2019: City manager John Flythe presented the annual year end budget true ups to the council. The original general fund budgeted expenditures totaled \$7,746,175 with total revised budget expenditures of \$6,886,025. Councilman Greene made a motion to approve the revised budget amounts. Councilwoman Sharpe seconded. There were no opposing votes.

Used Sewer Machine Truck: City manager John Flythe pre-empted the discussion with the council stating that the city has a contract with the state for prison labor. The city provides the van for transportation and all necessary tools and equipment needed while they are here working. We have been experiencing problems with the lack of people the state is sending over to us. We have suspended the contract with the state for the prison detail. He then went on to state that we are having major problems with grease and rags in our sewer system and are having to rely on private contractors to assist us. If the private contractor is out of town, that places us in a bind. A used sewer machine truck at a cost of \$25,000 is available for purchase. Jeff Parker, fleet maintenance director, has checked the truck out. Tommy Rice, Water & Sewer Superintendent, was present and stated the cost for a new truck is \$400,000. This is a reasonable piece of equipment that they think will work. He added this truck could also be used to help clean out catch basins. It has a sucking capability to remove rags or whatever material is causing the blockage. It was noted that each time we call for a private machine it cost a minimum of around \$800. With this truck, we can do maintenance as well instead of just reacting to problems. Mr. Flythe stated that since we have suspended the contract with the state, he is asking to divert those funds toward the purchase of this piece of equipment. Councilwoman Sharpe was concerned that this isn't the only service the state provides, how are we going to get the other work done with the ditches, etc? Mayor Duke stated the inmate detail has been doing half the job and are here only half the time and when they're here, they are not working at the level they should be. Councilwoman Sharpe stated that's the same way she has seen some of the city employees. Mr. Rice stated that prison detail worked 7 days in December and none in January. He has some people coming

on that he feels can get the job done. He added that he is asking his employees to not work harder, but smarter. After discussion, Councilman Paige made a motion to purchase the used sewer machine truck. Councilman Greene seconded. There were no opposing votes.

Property Purchase: City manager John Flythe stated that we have under contract for purchase the Leon Hood property located at the corner of S. Parrish and E. 5<sup>th</sup> Street. A parking lot design concept was presented as well. Mr. Flythe stated we are working to secure funding that will pay for the property. Councilman Paige made a motion to authorize the Mayor to execute the contract for purchase in the amount of \$125,000. Councilman McClain seconded. It was noted that we need to have a Phase 1 and Phase 2 environmental performed which will cost approximately \$8,000. If contamination is found, we will determine at that point if we want to proceed. All voted in favor.

Rural Zone Meeting: A meeting to discuss the rural zone will be held on February 20, 2020 at the DDA Building beginning at 8:00am for anyone who would like to attend.

Fireman of the Year Banquet: The council was invited to attend the fireman of the year banquet to be held on February 24, 2020 at the Adel Church of God beginning at 7:00pm.

There was no further business and the meeting was adjourned.

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Rhonda P. Rowe, City Clerk

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Luther L. Duke III, Mayor

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