



**Cleveland City Council
Meeting Minutes**

**Monday, June 12, 2023 - 6:30 P.M.
Cleveland Community Center/Police Department
342 Campbell Street, Cleveland, GA**

1. Call to Order

Mayor Turner called the meeting to order at 6:30 p.m.

PRESENT:

Mayor Josh Turner, Council Members Nan Bowen, Rebecca Yardley (Mayor Pro Tem), Jeremy McClure, and C.J. McDonald

Also present were City Administrator Kevin Harris, City Attorney Keith Whitaker, and City Clerk Lisa Ritchie

- 2. Invocation – Jeff Groves, The Bridge Church & White County Ministerial Alliance**
- 3. Pledge of Allegiance**
- 4. Approve Agenda**

Motion by Council Member Yardley, seconded by Council Member McClure, and voted, unanimously, to approve the agenda with an amendment to add real estate to Executive Session.

PRESENTATION

- 5. Proclamation in celebration of Mildred Ruth Skelton Lancaster (Granny Ruth) turning 101 years old.**

Mayor Turner read the Proclamation.

Motion by Council Member McDonald, seconded by Council Member McClure, and voted, unanimously, to approve the Proclamation in celebration of Mildred Ruth Skelton Lancaster (Granny Ruth) turning 101 years old.

The Mayor and Council Members presented the Proclamation to Ms. Lancaster. Ms. Lancaster's family members; Gary Potts, Debbie Craven, Ronnie Potts, Kelby Craven, and Jerrilyn Gerrell were in attendance.

PUBLIC HEARINGS

Mayor Turner explained the Public Hearing procedures.

6. First Public Hearing – 2023-14 - Amendments to the Zoning Ordinance

Tom O'Bryant addressed the Mayor and Council Members. He stated the proposed changes are to Chapter 64 Zoning Ordinance in sections as follows:

- 1) Section 64-217. Initiation of proposals of zoning amendments
- 2) Section 64-218. Action by the Planning Commission and City Council on applications for zoning amendments.

No citizens wished to speak on the matter.

Mayor Turner closed the Public Hearing.

DEPARTMENT REPORTS

7. Economic Development and Planning– Director Tom O'Bryant

- May 2023 Report

Mr. O'Bryant addressed the Mayor and Council Members. He reported the following May items:

- Occupational Licenses – 4 (North GA Wireless/Cricket, Three Bears Cabins, Zion Elite International)
- Building Permits – 4 (Waffle House, Apex Bank, residential remodels)
- Sign Permits – 2 (Waffle House)
- Building Inspections – 14 (Yonah Springs, Jackson Downs, Gateway Village Apts., Atlantic Billboards)
- Plan Reviews – 2 (Scooters pre-development, FNOK Fire Suppression Plan)
- Current Commercial Activity – 4 (Apex Banks, Atlantic Billboards, Waffle House, Scooters Coffee)
- Development Inquiries – 7 (CHP Consultants, Cook Communities, Coker Investment, LightPoint CRE, Debra highland)
- Grant Applications
 - Appalachian Regional Commission (ARC) Grant is under review by ARC in Washington, DC

- GDOT Transportation Alternative (TAP) grant application for preliminary engineering for sidewalk and crosswalks connecting Freedom Park and City Park. The scoping meeting has been held. The consultant is reviewing route to determine the type of infrastructure that will be needed (curbs, crossings, culverts, walls, R-O-W or easement acquisition, etc.).
 - EDA Grant application related to Disaster Declaration FEMA-4600-DR, for resiliency relief to help fund the proposed wastewater treatment plant.
 - Infrastructure and Planning
 - The easement agreement with CDS Holdings has been signed. Have met with the Angel Lane developer to coordinate the installation of the gravity flow line and removal of the old lift station.
 - The new well (well 6) site plan is at Georgia EDP and is under review. Waiting on EPD staff to send and update checklist for well 7 (Jarrard St) to initiate the source water approval for the site/well.
 - Downtown Development Authority discussion on the use of revenue bonds to assist development projects in the Downtown Development area.

8. Finance Department – City Administrator Kevin Harris

- May 2023 Report

Mr. Harris addressed the Mayor and Council Members. He reported the following May items:

- General Fund Summary Comparison to FY 2022
 - Revenues FY 2023 year to date \$3,870,758 compared to FY 2022 (May year to date) \$3,490,388
 - Expenditures FY 2023 year to date \$3,360,331 compared to FY 2022 (May year to date) \$3,522,552
 - Net Income/(Loss) FY 2023 year to date \$13,682
Comparison to FY 2022 (May year to date) (\$31,164)
- Water and Sewer Fund Summary Comparison to FY 2022

- Revenues FY 2023 year to date \$2,310,139 compared to FY 2022 (May year to date) \$191,026
- Expenditures FY 2023 year to date \$2,313,540 compared to FY 2022 (May year to date) \$2,306,362
- Net Income/(Loss) FY 2023 year to date \$(3,401) Comparison to FY 2022 (May year to date) (\$288,956)

9. Fire Department – Chief Ricky Pruitt

- May 2023 Report

Chief Pruitt addressed the Mayor and Council Members. He reported the following May items:

- Total of 95 Calls: 47 inside the city and 48 in the County
- White County Fire Department responded 5 times in the city

10. Police Department - Chief Jeff Shoemaker

- May 2023 Report

Chief Shoemaker addressed the Mayor and Council Members. He reported the following May items:

- Total occurrences – 2,065
 - Public assists - 553
 - Premise checks – 1,044
 - Field interviews - 25
 - Incident reports - 60
 - Accident reports - 23
 - Investigative/supplemental - 92
 - Citations Issued - 128
 - Warnings - 119
 - Warrants - 18
 - Juveniles – 3
- Citations
 - Misdemeanor, non-traffic - 1
 - DUI, Alcohol, & serious offenses - 1
 - Driver’s license, Registration, & Insurance - 12
 - Moving violations, traffic control, etc. - 89
 - Equipment, seatbelt, etc. - 25

11. Public Works Department – Assistant Public Works Director Ricky Hunt

- May 2023 Report

Mr. Harris addressed the Mayor and Council Members. He reported the following May items:

- Inside New Water Cut-In & Sewer – 1
- Meter Change Out – 11
- Sewer Backup - 6
- Dumpster Repair/Replace – 1
- Miscellaneous – 1
- Check for Leaks – 13
- Final Reading Do Not Lock – 20
- Garbage Request – 17
- Hydrant – Service – 3
- Inspection – 3
- Cut Off and Lock Meter – Non-Payment – 12
- Garbage Request Change – 4
- Culvert Clean Out – 1
- Meeting with Customer – 7
- Sewer Inspection – 2
- Final Read and Lock Meter – 15
- Street Repair – 2
- Meter Inspection – 14
- Garbage Service Discontinued – 2
- Residential Turn On – 25
- Commercial Turn On – 5
- After Hours Work – 2
- Line Inspection – 1
- Emergency – Before/After – 1
- Meter Readings – Monthly – 2,025
- Meter Re-Reads – Monthly – 32
- Utility Locates - 103

CITY ADMINISTRATOR KEVIN HARRIS

Mr. Harris announced that John Solmon has accepted the Finance Director position and will start in July.

CITY ATTORNEY KEITH WHITAKER

Mr. Whitaker did not have any items to report.

NEW BUSINESS

12. FY2023/2024 Auditor – Wayne Tuck, Walker Pierce & Tuck

Mr. Harris stated that this item will be discussed in a future meeting.

13. Old Nacoochee Intersection Drainage Improvements

Mr. O'Bryant stated that the funding, \$22,500, will come from SPLOST V.

Motion by Council Member Yardley, seconded by Council Member McDonald, and voted, unanimously, to accept the bid of \$22,500 from Appalachian Grading.

14. Resolution 2023-15 amendment to Board Appointments

- Georgia Mountains Regional Commission (GMRC) Private Sector re-appointment of Susan Cremering in agreement with White County Board of Commissioners

Motion by Council Member McClure, seconded by Council Member Bowen, and voted, unanimously, to Resolution 2023-15.

15. Approval of Meeting Minutes

- June 5, 2023 Meeting Minutes

Motion by Council Member Yardley, seconded by Council Member Bowen, and voted, unanimously, to approve the June 5, 2023 Meeting Minutes.

16. Approval of Executive Session Minutes

- June 5, 2023 Executive Session Minutes

Motion by Council Member McDonald, seconded by Council Member McClure, and voted, unanimously, to approve the June 5, 2023 Executive Session Minutes.

UNFINISHED BUSINESS

17. Employee benefits

Ms. Ritchie stated that, in the past six months, staff has worked with four different insurance brokers looking for the health benefits options comparable to the ones the City currently has for a better price. She said that the brokers were not able provide better options than the current provider. She recommended to continue utilizing GMA for employee health benefits.

- 18. Leak Protection proposal – 2023-09 – consideration (1st Public Hearing held on April 10, 2023 and 2nd Public Hearing held on May 8, 2023) *NOTE: Postponed at the June 5, 2023 Meeting until the June 12, 2023 Meeting***

Motion by Council Member McClure, seconded by Council Member Yardley, and voted, unanimously, to postpone until the June 19, 2023 Called Meeting.

PUBLIC COMMENTS

There were no comments from the public.

EXECUTIVE SESSION

Motion by Council Member McDonald, seconded by Council Member McClure and voted, unanimously, to enter an Executive Session at 7:17 p.m.

- 19. Discussion regarding personnel and real estate (real estate was adding during the approval of the agenda)

Motion by Council Member Yardley, seconded by Council Member McClure and voted, unanimously, to adjourn the Executive Session and return to the City Council Meeting at 10:50 p.m.

Council Member McDonald opened the door to allow citizens to return to the regular meeting. There were no citizens waiting to return to the meeting.

ADJOURN

Motion by Council Member Yardley, seconded by Council Member McClure and voted, unanimously, to adjourn the City Council Meeting of June 12, 2023, at 10:50 p.m.



Josh Turner Mayor

Jeremy McClure Council Member Ward 3



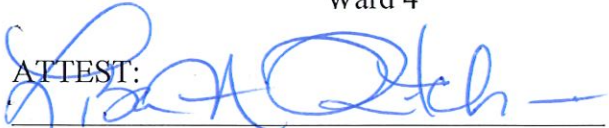
Nan Bowen Council Member Ward 1



C.J. McDonald Council Member Ward 4



Rebecca Yardley Council Member Ward 2 Mayor Pro Tem

ATTEST: 

Lisa A. Ritchie City Clerk