



CITY OF ST. MARYS, GEORGIA
June 20, 2011

PUBLIC HEARING
5:45 p.m.

Temporary Alcohol License
“Rotary Club of Kings Bay Foundation, Inc.”

CITY COUNCIL MEETING
6:00 p.m.

AMENDED
AGENDA

- I. **CALL TO ORDER**
- II. **INVOCATION:** *Councilmember Bird*
- III. **PLEDGE OF ALLEGIANCE**
- IV. **ROLL CALL** **QUORUM: YES X NO**
- V. **APPROVAL OF MINUTES:** *June 6, 2011 Regular City Council Meeting Minutes*
June 9, 2011 Special Called City Council Meeting Minutes
- VI. **PRESENTATION:**
St. Marys Intracoastal Gateway Update: *Jim Gant*
Announcement of Board Term Expirations:
 1. Library Board (*Hahn & Caskey*) Term Expiration 7/31/11**Board Appointment:**
 1. Camden County Joint Development Authority (Willis) Term Expiration 6/30/11
- VII. **SET CONSENT AGENDA:**
Proposed Consent Agenda Old Business Item “C” and New Business Items “D, E, H, I & J”
- VIII. **APPROVAL OF THE AGENDA**

IX. GRANTING AUDIENCE TO THE PUBLIC:

X. OLD BUSINESS:

- A. **SUNDAY ALCOHOL SALES**TAB "A"
Approval of the election referendum
- B. **ETHICS ORDINANCE:**.....TAB "B"
Approval of the changes recommended at the last meeting
- C. **TEMPORARY ALCOHOL LICENSE: Rotary Club of Kings Bay Foundation, Inc**.....TAB "C"
The Rotary Club requests council approval of a Temporary Alcohol License for sale of beer, on-premise consumption without food.

XI. NEW BUSINESS:

- A. **FY12 PROPOSED BUDGET ORDINANCE:**.....TAB "D"
To adopt the FY12 Budget
- B. **BUDGET ORDINANCE: Fire Department**.....TAB "E"
To record reimbursed funds from hazmat material call in Florida
- C. **BUDGET ORDINANCE: Buoy Anchoring**.....TAB "F"
To record reimbursed funds from the Kiwanis Club
- D. **BUDGET ORDINANCE: Airport Expenses**.....TAB "G"
To record Airport expenses funded through FAA & GDOT Grants
- E. **AUTOMATIC AND MUTUAL AID AGREEMENT: City of Kingsland and Kingsland Fire Rescue**.....TAB "H"
To update our existing Mutual Aid agreement and revise our Automatic Aid Agreement for firefighting services between the Cities of St. Marys and Kingsland
- F. **DOT LOCAL MAINTENANCE AND IMPROVEMENT GRANT (LMIG) PROGRAM:**.....TAB "I"
The Public Works Department has recommended approval of the proposed LMIG resurfacing project
- G. **SHARK BITE BAR & GRILL, LLC NEW ALCOHOL LICENSE: Public Hearing Advertising**.....TAB "J"
Consideration to advertise a public hearing for beer, wine and spirituous liquor license, on-premises consumption
- H. **DIXVILLE USA, LLC NEW ALCOHOL LICENSE: Public Hearing Advertising**.....TAB "K"

Consideration to advertise a public hearing for beer, wine and spirituous liquor license, off-premises consumption

- I. **RETIREMENT MATCH SUSPENSION: VALIC**.....TAB “L”
To discuss the City’s retirement match that was suspended in FY11 due to budget constraints
- J. **Edward Byrne Justice Assistance Grant (JAG) MOU: Police Department (ADDED)**.....TAB “M”
- K. **CUMBERLAND HARBOUR BOND UPDATE & PROPOSED SALE OF LOTS: Attorney Gary Moore (ADDED)**
- L. **POLICE AND PUBLIC WORKS OPEN POSITIONS: (ADDED)**
- XII. **REPORT OF AUTHORITIES, BOARDS, COMMISSIONS & COMMITTEES:**
 - A. **PLANNING DIRECTOR’S REPORT:**
 - 1. **Rezoning:** Russell Morgan, 1009 Marine Isle Drive, Woodbine, GA 31569 is requesting to rezone a 21.03-acre parcel, located on Kings Bay Road, from the present C-2 Zoning to R-3, Tax Parcel 121-019 **(REMOVED)**
- XIII. **CITY CALENDAR:** *City Clerk*
- XIII. **REPORT OF MAYOR**
- XIV. **REPORT OF CITY MANAGER:** *None*
- XV. **GRANTING AUDIENCE TO THE PUBLIC:**
MAYOR AND COUNCIL COMMENTS
- XVI. **EXECUTIVE SESSION:** *Approval of April 4, 2011 Executive Session Minutes*
- XVII. **ADJOURNMENT**

CITY OF ST. MARYS, GEORGIA

PUBLIC HEARING

June 20, 2011

5:45 p.m.

**Temporary Alcohol License
“Rotary Club of Kings Bay Foundation, Inc.”**

MINUTES

The Mayor and Council for the City of St. Marys, Georgia conducted a public hearing on Monday, June 20, 2011 in the Council Chamber at City Hall.

PRESENT WERE:

Mayor William DeLoughy
Councilmember Greg Bird
Councilmember Deborah Hase
Councilmember John Morrissey
Councilmember Keith Post
Councilmember Sidney Howell

ABSENT WERE:

Councilmember Chuck Trader

CITY OFFICIALS PRESENT:

Roger Weaver, Planning Director
Tim Hatch, Police Chief
Bobby Marr, Public Works Director
Robby Horton, Fire Chief
Donna Folsom, HR Director
Jennifer Brown, Finance Director
Marsha Hershberger, Asst. Finance Director
Judy Armantrout, Library Director
Matt Dawkins, Sergeant-At-Arms

Mayor DeLoughy called the public hearing to order at 5:45 p.m., for “Rotary Club of Kings Bay Foundation, Inc.” temporary alcohol license application. The floor was opened to the public for questions and/or comments.

GRANTING AUDIENCE TO THE PUBLIC:

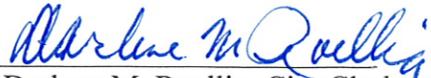
Tracy Mizelle, resident and business owner Island Lounge & Grill: Opposition to nonprofit selling alcohol at the waterfront but supports current licensees bids to generate sales tax.

Paul Hutzler, president Kings Bay Rotary Club: Nonprofit fundraisers generate money which is then put back into the community.

Paula Goodnow, member Kings Bay Rotary Club: Private functions do not require bids

There were no further requests to address Council. Mayor DeLoughy therefore declared the public hearing closed at 5:53 p.m.

Respectfully submitted,


Darlene M. Roellig, City Clerk

CITY COUNCIL MEETING
6:00 p.m.

MINUTES

The Mayor and City Council for the City of St. Marys, Georgia met for its regular City Council session on Monday, June 20, 2011 in the Council Chamber at City Hall.

PRESENT WERE:

Mayor William DeLoughy
Councilmember Greg Bird
Councilmember Deborah Hase
Councilmember John Morrissey
Councilmember Keith Post
Councilmember Sidney Howell

ABSENT WERE:

Councilmember Chuck Trader

CITY OFFICIALS PRESENT:

Gary Moore, City Attorney
Roger Weaver, Planning Director
Tim Hatch, Police Chief
Bobby Marr, Public Works Director
Robby Horton, Fire Chief
Donna Folsom, HR Director
Jennifer Brown, Finance Director
Marsha Hershberger, Asst. Finance Director
Judy Armantrout, Library Director
Matt Dawkins, Sergeant-At-Arms

CALL TO ORDER

Mayor DeLoughy called the City Council Meeting to order at 6:00 p.m. Councilmember Bird gave the invocation. Mayor DeLoughy led the audience in the pledge of allegiance. Council roll call indicated a quorum of council members present for the meeting.

APPROVAL OF MINUTES:

June 6, 2011 Regular City Council Meeting Minutes:

Councilmember Post made a motion to approve the June 6, 2011 regular City Council meeting minutes. Councilmember Bird seconded the motion. Voting was unanimous in favor of the motion.

June 9, 2011 Special Called City Council Meeting Minutes:

Councilmember Post made a motion to approve the June 9, 2011 special called City Council meeting minutes. Councilmember Hase seconded the motion. Voting was recorded as follows:

FOR
Councilmember Hase
Councilmember Morrissey
Councilmember Post

ABSTAINED
Councilmember Bird
Councilmember Howell

PRESENTATION:

St. Marys Intracoastal Gateway Update: *Jim Gant*

Mr. Gant briefed council on the memorandum of understanding between the City Council, Downtown Development Authority and SMIG Committee, grant awards, Request for Qualifications, Request for Proposals and a timeline of events. A copy of the report is attached as part of the minutes.

Announcement of Board Term Expirations:

1. Library Board (*Hahn & Caskey*) Term Expiration 7/31/11

Mayor DeLoughy announced the term expiration on the Library Board.

Board Appointment:

1. Camden County Joint Development Authority (Willis) Term Expiration 6/30/11

Mayor DeLoughy commented that letters of intent were submitted by Tom Turner, Gary Willis, and the JDA director endorsing Mr. Willis.

Councilmember Post made a motion to reappoint Mr. Willis. Councilmember Morrissey seconded the motion. Voting was unanimous in favor of the motion.

SET CONSENT AGENDA (*)

Councilmember Bird moved to approve the consent agenda as New Business items B, C, G and H. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

APPROVAL OF THE AGENDA

Councilmember Hase made a motion to add item police department position and a public works department position, unexpected loss of budgeted personnel; and approve the agenda. Councilmember Morrissey seconded the motion. Council discussed submitting information on the positions. Voting was unanimous in favor of the motion.

GRANTING AUDIENCE TO THE PUBLIC:

Chad Kinsley, 101 Belle View Court: Respected council's budget decisions and thanked them for his employment

John King, Courtney Place: Public input on the St.Marys Intracoastal Gateway project and complemented the committee for their work

The SMIG chairman responded that the committee will welcome public input

Jeremy Spencer, 165 Kristen's Drive: Commented on a legal announcement for delinquent taxes associated with an address of one of the bidders on the SMIG project

Bill Gross, Kingsland: Affordable housing for seniors and opposed to a water/sewer increase on tap fees

OLD BUSINESS:

A. SUNDAY ALCOHOL SALES:

Approval of the election referendum

The city attorney presented the question for the referendum that was requested by Joe Lucent to authorize sales for consumption off-premises in accordance with the state law between 12:30 p.m. to 11:30 p.m. on Sunday.

Councilmember Bird moved to approve the referendum as written. Councilmember Morrissey seconded the motion. Council discussed the sample question and whether it would cost extra for the referendum. Voting was unanimous in favor of the motion.

B. ETHICS ORDINANCE:

Approval of the changes recommended at the last meeting

The city attorney presented a compilation of the discussions on procedures and composition of the board.

Councilmember Morrissey made a motion to approve the ordinance as presented. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

C. TEMPORARY ALCOHOL LICENSE: *Rotary Club of Kings Bay Foundation, Inc.*

The Rotary Club requests council approval of a Temporary Alcohol License for sale of beer, on-premise consumption without food.

Councilmember Bird made a motion to approve the temporary alcohol license for the Rotary Club of Kings Bay. Councilmember Morrissey seconded the motion. Councilmember Hase stated that in the past she had voted to approve the temporary license, but in this case with the area for the open containers of alcohol including the children's' play area of the park, she was opposed to it. Voting was recorded as follows:

FOR
Councilmember Bird
Councilmember Howell
Councilmember Morrissey
Councilmember Post

OPPOSED
Councilmember Hase

NEW BUSINESS:

A. FY12 PROPOSED BUDGET ORDINANCE:

To adopt the FY12 Budget in the amount of \$8,675,124

The finance director presented changes to the executive, finance and library budgets to cover expenses in hospitalization and books/periodicals.

Councilmember Post made a motion to approve the budget. Councilmember Morrissey seconded the motion. Council discussed the potential water/sewer capital recovery fee increase and construction fees.

Councilmember Hase amended the motion to approve the budget, and address the recovery fee issue separately at the next meeting. Motion died for lack of seconded.

Councilmember Bird amended the motion to include the original motion to approve the budget, and putting a ceiling on the capital recovery fees by leaving them at the same rate. Councilmember Howell seconded the motion. Council discussed rate comparisons with Kingsland and not jeopardizing the bond. Voting was recorded as follows:

FOR
Councilmember Bird
Councilmember Howell
Councilmember Morrissey
Councilmember Post

OPPOSED
Councilmember Hase

B. BUDGET ORDINANCE (*): Fire Department

To record reimbursed funds from hazmat material call in Florida

Councilmember Bird made a motion to approve the budget ordinance for the fire department. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

C. BUDGET ORDINANCE (*): Buoy Anchoring

To record reimbursed funds from the Kiwanis Club

Councilmember Bird made a motion to approve the budget ordinance for the buoy. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

D. BUDGET ORDINANCE: Airport Expenses

To record Airport expenses funded through FAA & GDOT Grants from next year's revenues

Councilmember Hase moved to approve the budget ordinance for the airport's expenses. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

E. AUTOMATIC AND MUTUAL AID AGREEMENT: City of Kingsland and Kingsland Fire Rescue

To update our existing Mutual Aid agreement and revise our Automatic Aid agreement for firefighting services between the cities of St. Marys and Kingsland. The agreement will add additional personnel and equipment on commercial property in the event of a fire and ISO points for both departments.

Councilmember Post made a motion to approve the agreements. Councilmember Bird seconded the motion. Council discussed the volume of calls in the expanded commercial areas, which were presently in effect for the past few months. Voting was unanimous in favor of the motion.

F. DOT LOCAL MAINTENANCE AND IMPROVEMENT GRANT (LMIG) PROGRAM:

The Public Works Department has recommended approval of the proposed LMIG resurfacing project, which has replaced the Local Assistance Road Program (LARP).

Councilmember Hase moved to approve the resurfacing project to submit to the Department of Transportation. Councilmember Post seconded the motion. Council discussed Longwood Drive in Shadowlawn being paved by the end of this year, reductions because of TSPLOST and providing the priority list online. Voting was unanimous in favor of the motion.

G. SHARK BITE BAR & GRILL, LLC NEW ALCOHOL LICENSE (*): Public Hearing Advertising

Consideration to advertise a public hearing for beer, wine and spirituous liquor license, on-premises consumption

Councilmember Bird made a motion to approve public hearing advertising. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

H. DIXVILLE USA, LLC NEW ALCOHOL LICENSE (*): *Public Hearing Advertising*

Consideration to advertise a public hearing for beer, wine and spirituous liquor license, off-premises consumption

Councilmember Bird made a motion to approve the public hearing advertising. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

I. RETIREMENT MATCH SUSPENSION: VALIC

To discuss the city's retirement match for employees that was suspended in FY11 due to budget constraints

Councilmember Hase made a motion to reinstate the match for the city employees only. Councilmember Howell seconded the motion. Voting was unanimous in favor of the motion.

**J. EDWARD BYRNE JUSTICE ASSISTANCE GRANT (JAG) MOU: *Police Department*
(ADDED)**

To inform the Mayor and City Council that the St. Marys Police Department has been selected to receive grant funding from the Office of Justice Programs and to request permission to accept funds in the amount of \$10,500. The grant will fund five Toughbook computers and one year wireless cellular service for mobile reporting and access to databases.

Councilmember Morrissey made a motion to enter into the M.O.U. and to accept funds. Councilmember Bird seconded the motion. Council discussed IT services on the computers. Voting was unanimous in favor of the motion.

K. CUMBERLAND HARBOUR BOND UPDATE & PROPOSED SALE OF LOTS: *Attorney Gary Moore* **(ADDED)**

Mr. Moore reported on the negotiations with a prospective owner of Cumberland Harbour. M3 American Properties, LLC has asked the city to release claims against the bonding companies responsible for completing infrastructure improvement in the subdivision. If the bonds were released the company would agree to make those infrastructure improvements. As part of the negotiations, the property company was asked to submit several items to include a letter of credit to prove that it has the resources necessary for the project, and funds to help cover the attorney's fees associated with negotiations, interest in the remaining property and a plan for the lot improvements. The city's goal is to minimize risks while realizing the benefit of the property owners. No official action was taken.

Council discussed whether due diligence with the party was completed. The city attorney responded that it is not completed because assets were only for this project and financial stability will come from the project itself.

L. PERSONNEL POSITIONS FOR POLICE AND PUBLIC WORKS: (ADDED)

Councilmember Hase made a motion to allow the budgeted positions and advertise to fill the two positions. Councilmember Morrissey seconded the motion. Council discussed the reduction in force employees given an opportunity for rehire in public works and hiring an officer. Voting was unanimous in favor of the motion.

REPORT OF AUTHORITIES, BOARDS, COMMISSIONS & COMMITTEES:

A. PLANNING DIRECTOR'S REPORT:

1. **Rezoning:** Russell Morgan, 1009 Marine Isle Drive, Woodbine, GA 31569 is requesting to rezone a 21.03 acre parcel, located on Kings Bay Road, from the present C-2 Zoning to R-3, Tax Parcel 121-019. (REMOVED)

B. CITY CALENDAR: *City Clerk*

The City Clerk read the calendar of meetings, events and activities for the last two weeks in June and first week in July.

REPORT OF MAYOR:

- The City is prepared for the ballgame and a challenge was issued to Kingsland. Councilmembers who are in town will participate in the dunk tank prior to the game for a good cause.
- A decision will be made whether or not to cancel the cleanup due to smoke hazards by Thursday. The celebration for the park will go on as planned.
- Meetings with Camden County, Kingsland and Woodbine with respect to the SPLOST and TSPLOST initiatives. SPLOST preparation is being made for the November ballot for major project and debt repayment. TSPLOST is mandated by the state one of the three major projects is the exit one exchange.
- On June 27th the new city manager will be joining the city.

REPORT OF CITY MANAGER:

There was no "City Manager" report at this time.

GRANTING AUDIENCE TO THE PUBLIC:

John King, Courtney Place: Cumberland Harbour's proximity to deep-water access, airport as a catalyst to promote upscale lots and the mill property. Mr. King also commended the work on the boathouse property.

Bob Nutter, 521 Moeckel Place: Requested a decision on the day of service by Thursday, Okefenoke's peat bogs and the unhealthiness of the smoke.

Bill Creed, 613 Kings Way: Wished the city good luck in winning the ball game and commented on the black bear in Shadowlawn subdivision

MAYOR AND COUNCIL COMMENTS

Councilmember Morrissey commented that the bear is out in broad daylight.

Councilmember Post announced that an alligator tried to get into the submarine museum, firefighters are accepting donations of snacks and water at the Dandy Street fire station; he will be in Washington, DC so he cannot participate in the dunk tank and donated \$25 for the councilmembers to participate. He will also attend the GMA conference and expressed an interest in carrying the city flag.

Councilmember Hase made a motion for Councilmember Post to carry the flag and be the city delegate. Councilmember Howell seconded the motion. Voting was unanimous in favor of the motion.

EXECUTIVE SESSION: *Approval of April 4, 2011 Executive Session Minutes*

Councilmember Post made a motion to approve the April 4, 2011 executive session minutes. Councilmember Hase seconded the motion. Voting was unanimous in favor of the motion.

ADJOURNMENT:

Councilmember Post made a motion for adjournment. Councilmember Hase seconded the motion. Mayor DeLoughy declared the meeting adjourned at 7:30 p.m.

Respectfully submitted,



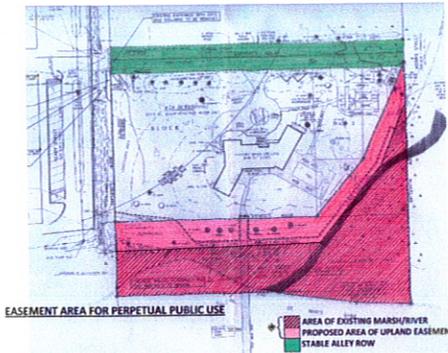
Darlene M. Roellig, City Clerk

St. Marys Intracoastal Gateway

City of St. Marys, Georgia

Current Status of the St. Marys Intracoastal Gateway Project

June 20, 2011



May 2, 2011 - Executed Memorandum of Understanding between the City Council (CC), Downtown Development Authority (DDA), and the St. Marys Intracoastal Gateway (SMIG) Committee

May 25, 2011 - received notification of an award of a \$200,000 Transportation Enhancement Grant for the extension of the Gilman Waterfront Park through the SMIG Site



June 1, 2011 - received notification of a \$25,000 Coastal Incentive Grant (CIG) for Safety and ADA Renovations to the Dock

May 6, 2011 - Issued Request for Qualifications (RFQ) and Held Site Conference on May 25, 2011

June 8, 2011- Received Three (3) Responses to the RFQ

June 14, 2011 - the SMIG committee voted unanimously to request proposals (RFP) from all three (3) responders

June 20, 2011 - Request for Proposal (RFP) revised as appropriate and sent on for Review by the City Attorney

June 22, 2011 - the RFP is tentatively scheduled for release to the three (3) responders

July 11, 2011 - a Mandatory Public pre-proposal conference has been tentatively scheduled

August 10, 2011 - Tentative date for receipt of Proposals

DID YOU KNOW?

The project site was purchased on July 7, 2010



Project Area is 2.8 acres total with 2.0 acres of upland



Project has eight permitted dock slips with valid DNR permit for 8 additional slips



Purchase Price of \$1.3 million



City Property Tax for 2010 would have been \$5,310.84 on a Camden County appraised value of \$2,481,242.00

MISSION STATEMENT

The St. Marys Intracoastal Gateway Steering Committee's mission is to identify, pursue and implement with City Council approval and open public participation, appropriate development and funding for the St. Marys Intracoastal Gateway. The Committee's vision is to create a citizen and visitor destination while guaranteeing public access, environmental enhancement, and economic development which is fully compatible with the Historic District of St. Marys.

CITY OF ST. MARYS, GEORGIA
CITY COUNCIL EXECUTIVE SESSION
April 4, 2011

MINUTES

PRESENT WERE:

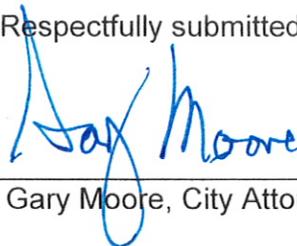
Mayor William DeLoughy
Councilman Greg Bird
Councilwoman Deborah Hase
Councilman John Morrissey
Councilman Keith Post
Councilman Sidney Howell
Councilman Chuck Trader

CITY OFFICIALS PRESENT:

Gary Moore, City Attorney

Recommendation was made by the City Attorney for the council to authorize him to pursue any available remedies including bringing suit against any entity who may be liable to the city for the leaks in the Police Department Roof.

Respectfully submitted,



Gary Moore, City Attorney