



**MINUTES**  
**Cochran City Council**  
**November 12, 2019**  
**Regular Scheduled Meeting @ 7PM**

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*Community House located at 192 South Third Street, Cochran, GA 31014*

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Present: Mayor Billy Yeomans Mayor Pro Tem Thrower  
Councilmembers: Carla D Coley, Andrew Lemmon, Jimmy Jones, Keith Anderson

Call to order by Mayor Billy Yeomans @ 7:00PM

The invocation was given by Mayor Billy Yeomans, followed by the Pledge of Allegiance led by Mayor Pro Tem Thrower.

Mayor Yeomans asked for a motion to adopt the November 12, 2019 Agenda. Mayor stated he had one addition. Item #16- Reappoint Debra Turner to the Housing Authority Board.

Mayor Pro Tem Thrower made the motion to accept the November 12, 2019 Agenda with Councilmember Jones seconding the motion. Motion passed with all voting in favor 5-0.

Mayor Yeomans asked for any additions or corrections to the October 8, 2019 minutes. Mayor asked for a motion to accept the minutes from October 8, 2019. Mayor Pro Tem Thrower made the motion with Councilmember Lemmon seconding the motion. Motion passed with all voting in favor. 5-0.

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- I. Call to Order by the Mayor**
- II. Invocation**
- III. Pledge of Allegiance**
- IV. Attendance**
- V. Adopt Agenda**
- VI. Agenda Items**

**ITEM# 1 – Presented by City Manager, Richard Newbern**

Consider resolution supporting local established building design standards for residential dwellings. Mayor Yeomans explained and read the resolution supporting local established building design standards for residential dwellings. Mayor called for a motion to adopt the resolution. Mayor Pro Tem Thrower made the motion to approve and submit the resolution for residential dwellings with Councilmember Coley seconded the motion. Motion passed with all voting in favor. 5-0

**ITEM #2 – Presented by City Manager, Richard Newbern**

**Public Hearing** – Annexation of unincorporated islands involving seven parcels into the City limits

Public Hearing called to order at 7:08PM

Public Hearing is called to provide any interested parties with an opportunity to express their views or concerns in accordance with the proper code of O.C.G.A. The City of Cochran is proposing the annexation of 7 residential parcels within the county island on or near tenth street. By virtue of the City Charter dated April 11, 2012 the City Council has the authority to annex the islands into the City Limits. The owners were notified of the Public Hearing by letter which was mailed by the City Attorney. Letter was also mailed to County Commissioner.

Mayor called for public input for or against this annexation.

No one in attendance spoke in favor of the annexation.

Attorney, John Harrington, spoke on behalf of Mr. Yossef Balas. He expressed their concerns against the annexation of their property into the City.

Public Hearing is closed @ 7:13PM

**ITEM # 3- Presented by City Manager, Richard Newbern**

Consider approving annexation of unincorporated islands involving seven parcels into the City limits. Mayor called for a motion to approve the annexation. Councilmember Jones made the motion to annex the 7 parcels into the City with Councilmember Anderson seconding the motion. Mayor did a roll call vote – Anderson – Yes, Coley – Yes, Jones – Yes, Lemmon- Yes, Thrower – Yes. Motion passed with all voting in favor. 5-0

**ITEM # 4 - Presented by City Manager, Richard Newbern**

**Public Hearing-** Consider assigning an R-1 Single Family Zoning designation to the seven parcels annexed into the City limits.

Public Hearing called to order at 7:15PM

Public Hearing is called to provide any interested parties with an opportunity to express their views or concerns in accordance with the proper code of O.C.G.A. This is a public hearing for the assigning of the designation to the seven parcels previously annexed into the city. This Public hearing was advertised in the Cochran Journal. Zoning Board Committee recommended a R-1 single family zoning designation (11/7/19). Mayor asked if any public input for or against the R-1 Single family zoning designation. No public Input  
Public Hearing closed at 7:17PM.

**ITEM # 5 - Presented by City Manager, Richard Newbern**

Consider assigning an R-1 Single Family Zoning designation to the seven parcels annexed into the City limits. Councilmember Jones made the motion to assign R-1 to the 7 parcels annexed into the city limits with Councilmember Lemmon seconding. Motion passed with all voting in favor. 5-0

**ITEM # 6 - Presented by City Manager, Richard Newbern**

Public Hearing – Rezoning 169 West Dykes C2-R2

Public Hearing Called to order at 7:19PM

Public Hearing is called to provide any interested parties with an opportunity to express their views or concerns in accordance with the proper code of O.C.G.A. This is a request from Kathy Wood, to rezone her property located on 169 West Dykes street from C2-to R2. This Public hearing was advertised in the Cochran Journal. Mayor asked if any public input for the rezoning? No input. Mayor asked for anyone who was against the rezoning of the 169 West Dykes Street. No input.  
Public Hearing closed @ 7:20PM.

**ITEM # 7- Presented by City Manager, Richard Newbern**

Consider approving rezoning for 169 West Dykes C2-R2. Councilmember Jones made the motion to approve the rezoning 169 West Dykes Street from C2 to R2 with Councilmember Coley seconding the motion. Motion passed with all voting in favor. 5-0

**ITEM #8- Presented by City Manager, Richard Newbern**

**Public Hearing** – Consider expanding the C-2 zoning category to allow for solar farms as a permitted use, with conditions.

Public Hearing called to order at 7:22PM

Public Hearing is called to provide any interested parties with an opportunity to express their views or concerns in accordance with the proper code of O.C.G.A. This public hearing is for the Council to consider expanding the C2 roadside commercial zoning

category to allow solar farms as a permitted use with conditions. This amendment will allow Mr. Earl Arnold to install a 26-acre solar farm on his property on East Dykes Street. 11/7/19 The zoning committee voted 4-1 to recommend approval to add solar farms as a permitted use on C2 roadside commercial districts.

Public Hearing Called to order at PM

Mayor asked for any input for the solar farms. Steve Cherrello from Inmunds Solar passed out a site plan for the Solar farm. Mr. Charrello gave his thoughts about the solar farms. He gave the good and bad issues concerning the panels.

Christy Collins asked several questions concerning the panels. She is firmly against having solar farms.

Bill Coody spoke in favor of the solar panels. He currently has a solar farm on his property.

Andy Lucas, Cochran – Bleckley Chamber Director stated he supported the solar panels and he stated this could be a good thing.

Ethel King – She stated she was against the solar panels to be placed on Beech Street.

James Collins – He stated he was not supportive of the solar farms on Beech Street.

Public Hearing closed at 8:05PM

**ITEM # 9- Presented by City Manager, Richard Newbern**

Consider approving the expansion of the C-2 zoning category to allow for solar farms as a permitted use, with conditions. Mayor called for a motion to approve the expansion of the C-2 Zoning category for solar farms. Mayor called for a motion from Council. Mayor Pro Tem Thrower made the motion to allow the change for solar farms as a permitted use with Councilmember Lemmon seconding the motion.

Councilmember Coley explained why she was voting against the solar panels.

Mayor had a roll call vote:

Anderson – No

Coley – No

Jones – Yes

Lemmon – Yes

Thrower – Yes

Amendment passes 3/2

**ITEM # 10- Presented by City Manager, Richard Newbern**

Consider awarding a bid for a new City Hall roof to Roof Systems Company from Macon, Ga. in the amount of \$9,900.00 to be paid from SPLOST funds. Willie Farrow explained he and the City Clerk prepared sealed bid proposals for new roof at city Hall and roof repairs at the Municipal Building. Mayor called for a motion. Mayor Pro Tem

Thrower made the motion to accept the lowest bid recommended by Public Works Director, Willie Farrow. Councilmember Anderson seconded the motion. Councilmember Coley asked why wasn't a shingle roof considered? Mr. Farrow explained the metal roof was more cost efficient. Mayor Pro Tem Thrower stated his concerns about the compliance with the design standards of the DDA. Mr. Farrow stated he would get additional bids for a shingle roof and present at the December meeting. Motion failed 4-1. Anderson voted YES, Thrower, Coley, Jones, Lemmon voted NO.

**ITEM # 11- Presented by City Manager, Richard Newbern**

Consider awarding bid for roof repair at Municipal Building to Hammer Nail Roofing from Warner Robins, Ga. in the amount of \$4,527 to be paid from SPLOST funds. Public Works Director Willie Farrow stated the bid was advertised and bids were received. Mayor Pro Tem Thrower made the motion to  
The direction of the Council was to get prices on a new roof for the Municipal Building and City Hall.

**ITEM #12- Presented by City Manager, Richard Newbern**

Consider approving an Ordinance to require developers to maintain their stormwater structures to local and state stormwater standards. Mr. Newbern stated this will allow the City to monitor storm water development mostly on commercial properties. This agreement will allow the city to take action to maintain themselves and meet the requirements for the Blue Book ordinance. Mayor called for a motion. Mayor Pro Tem Thrower made the motion to approve the ordinance to require developers to maintain their stormwater structures with Councilmember Jones second. Motion passed with all voting in favor. 5-0

**ITEM #13- Presented by City Manager, Richard Newbern**

Consider amending the present DDA budget for FY 2019-20. Mr. Newbern stated the DDA budget is currently in the general fund of the City. The DDA Director position is still available and the salary for the director is still in the line item. This allows the line item to reallocate those funds to other line items. Take monies from the salary line item and move to supplies or small equipment. Councilmember Jones made the motion to amend the DDA budget with Councilmember Anderson seconded. Motion passed 4-1.  
Yes – Coley, Anderson, Jones, Lemmon  
No – Thrower

**ITEM #14- Presented by City Manager, Richard Newbern**

Consider filing 2019 LMIG application with GDOT for road resurfacing on City street segments. The City can file an LMIG road resurfacing application with GA CO. The City expects to receive grant of approximately \$85,000 which City must match 10%. Councilmember Thrower made the motion to move ahead with the application with Councilmember Coley seconded. Motion passed with all voting in favor 5-0.

### **ITEM #15- Presented by City Manager, Richard Newbern**

Consider approval of a contract with Georgia DOT for funding of a T- Hanger project for the Cochran Airport. The Council was asked to approve a contract with GDOT in the amount of \$496,128.01 for development of a ten (10) unit T-Hanger at the Cochran Airport. Mr. Washburn explained the benefits of the hanger. Mayor Pro Tem Thrower made the motion to approve the contract with GDOT for funding of a T- Hanger project for the Cochran Airport with Councilmember Jones seconding. Motion passed with all voting in favor. 5-0

### **ITEM #16- Presented by City Manager, Richard Newbern**

Consider reappointing Debra Turner to the Housing Authority Board. Councilmember Lemmon made the motion to reappoint Debra Turner to Housing Authority Board with Councilmember Jones seconding. Motion passed with all voting in favor. 5-0

#### **City Manager Discussion/Items/Updates:**

- ❖ GICH Committee Meeting 11/21/19 @ 4PM
- ❖ City Managers Conference
- ❖ Employee Thanksgiving Lunch 11/27/19 @ Noon
- ❖ City Hall Closed 11/28/19 and 11/29/19

#### **Council Discussion Items:**

- Lemmon – None
- Jones – None
- Coley – DDA updates – DDA Director position
- Thrower – None
- Anderson – None

#### **Announcement of Upcoming Meeting and Events**

- ✓ **Work Session Prior to Council Meeting December 10, 2019 @ 5:30PM**
- ✓ **Regularly Scheduled City Council Meeting – December 10, 2019 @ 7PM**

### **Public Comments**

- Ethel King – (110 Palm St) Concerns about body cameras grants
- Edin Peacock – (244 Crest Drive) Spoke to the Council concerning an issue that is very important to him concerning deadly force by law enforcement and he explained the Stop the Bleed kits.
- Christy Collins – (154 East Beech Street) – Concerns about the Solar Panels

Mayor Pro Tem Thrower made the motion to go into executive session with Councilmember Jones seconded the motion. Motion passed with all voting in favor. 5-0  
@8:59pm

Went into Executive Session at 9:07PM

Came out of Executive Session at 9:33 PM (Motion made by Mayor Pro Tem Thrower 2<sup>nd</sup> by Councilmember Lemmon. Motion passed with all voting in favor 5-0)

Went back into Regular Session at 9:33PM – (Motion made by Mayor Pro Tem Thrower, 2<sup>nd</sup> by Councilmember Jones. Motion passed with all voting in favor. 5-0)

Mayor Pro Tem Thrower made the motion for a report from the incident that occurred with Public works Director and bring Council up to date the last meeting with Councilmember Jones seconded the motion. Motion passed with all voting in favor 5-0

Councilmember Jones made the motion to adjourn with Councilmember Lemmon seconding the motion. Motion passed with all voting in favor 5-0.  
Adjourned meeting @ 9:35 PM

(SEAL)

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Tracy B Jones  
City Clerk