



MINUTES
Cochran City Council
December 8, 2020
Regular Scheduled Meeting @ 7PM

City Auditorium, 102 N Second Street, Cochran, GA 31014

Present: Mayor Billy Yeomans Mayor Pro Tem Jimmy Jones
Councilmembers: Carla Coley, Gary Ates, Andrew Lemmon, Keith Anderson, Rufus Veal

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

The invocation was given by Councilmember Ates followed by the Pledge of Allegiance led by Councilmember Anderson.

Mayor called for a motion to approve the December 8, 2020 agenda as presented.
Councilmember Ates made the motion to accept the agenda as changed with Mayor Pro Tem Jones seconding the motion. Motion passed 6-0.

October 13, 2020 corrected minutes were provided to Council.
November 10, 2020 minutes.

Mayor called for a motion to approve the minutes from November 10, 2020. Councilmember Ates made the motion to accept 11/10/20 minutes with Councilmember Lemmon seconding the motion.
Motion passed with all voting in favor. 6-0

- 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

Employee of the Month – Employee of the month was presented by Lieutenant Cobb. This was awarded to Firefighter Coles. He is a current student firefighter from the MGSU.

Public Works Director introduced the new part time employee, Whitney Dykes and new Code Enforcer, Tracy Holder.

ITEM #2 – Presented by City Manager, Richard Newbern

Public Hearing – Policies and Procedures for calling and conducting public zoning Hearings.

Mayor called the public hearing to order at 7:12PM.

This public hearing is to call any interested parties with the opportunities to express their views or concerns in accordance with the appropriate section of the O.C.G.A. City of Cochran is proposing section 9.7. Policy and Procedure for calling a public hearing (pages 78-80) of the new zoning ordinance to be approved. This ordinance section was advertised, and section 9.7 was available at City Hall for Public review. Notice of this public hearing was posted on the City’s social media and placed in the Times Journal Post.

Mayor asked for any public input on this item. The answer was no.

Mayor closed Public Hearing at 7:14PM.

ITEM # 3- Presented by City Manager, Richard Newbern

Public Hearing – Standards for zoning decisions and standards governing the exercise of zoning power.

Mayor called the public hearing to order at 7:15PM

This public hearing is to call any interested parties with the opportunities to express their views or concerns in accordance with the appropriate section of the O.C.G.A. In order to reform to the zoning procedure law of the state of Georgia, The City of Cochran is proposing section 9.8, Standards for Zoning decisions and standards for governing the exercise of zoning powers (pages 80-81) of the new zoning ordinance be approved. This ordinance section was advertised, and section 9.7 was available at City Hall for Public review. Notice of this public hearing was posted on the City’s social media and placed in the Times Journal Post.

Mayor called for any public input on this item. The answer was no.

Mayor closed Public Hearing at 7:16PM

ITEM # 4 - Presented by City Manager, Richard Newbern

Public Hearing on adoption of the official Zoning Ordinance and Zoning Map

Mayor called the public hearing to order at 7:17PM

This public hearing is to call any interested parties with the opportunities to express their views or concerns in accordance with the appropriate section of the O.C.G.A. The City of Cochran is

proposing the adoption of the official zoning ordinance and zoning map of the City of Cochran. December 3 meeting, the zoning committee held a public hearing and unanimously recommend approval of both the ordinance and zoning map. This ordinance section was advertised, and section 9.7 was available at City Hall for Public review. Notice of this public hearing was posted on the City's social media and placed in the Times Journal Post.

Mayor called for any public input on this item. The answer was no.

Mayor closed Public Hearing at 7:19PM

ITEM # 5- Presented by City Manager, Richard Newbern

Consider adopting new official Zoning Ordinance and Zoning Map. The zoning committee met last Thursday and unanimously recommended approval. At any time in the future, the Council has the right to amend the ordinance by following the State amending procedures. Mayor asked for comments on the new ordinance. Councilmember Ates stated the zoning commission did a wonderful job, but he was not satisfied with some of the changes that were made about the areas discussed. Councilmember expressed his thoughts and opinion. Councilmember Coley asked Councilmember Ates was he referring to leaving the area in question as it was before. He stated yes. Mrs. Lane Purser, Zoning Board Member addressed the Mayor and Council with her input about the situation. A discussion was held between Councilmember Ates, Councilmember Coley and Zoning Board Member Purser. Councilmember Coley made a motion to adopt the new official Zoning Ordinance and Zoning Map with one exception to revert 6th street lane back to the original R3 Councilmember Ates seconding the motion. Voice vote was (6 yes's) (0- No's) Motion passed with all voting in favor. 6-0

ITEM # 6- Presented by City Manager, Richard Newbern

Public Hearing on rezoning of a vacant .21-acre tract on the west corner of N. Fifth Street & Beech Streets. Robert K, Timmons, owner, proposes to rezone the lot from C-2 Commercial to R-2 Residential.

Mayor called the public hearing to order at 7:32PM

This public hearing is to call any interested parties with the opportunities to express their views or concerns in accordance with the appropriate section of the O.C.G.A. This public hearing is called in request of Robert K Timmons, to rezone a vacant .21-acre tract on the west corner of N Fifth Street & Beech Street. Mr. Timmons proposed to rezone the lot from C-2 Commercial to R-2 residential. City Council is asked to consider the six criteria from the state of Georgia zoning procedure law.

Notice of this public hearing was posted on the City's social media and placed in the Times Journal Post.

Mayor called for any public input on this item. The answer was no.

Mayor closed Public Hearing at 7:35PM

Mayor called for a motion on this item. Councilmember Ates made the motion to approve the rezoning recommendation from the zoning committee for Robert Timmons with Councilmember Ates with Councilmember Anderson. Motion passed with all voting in favor. 6-0

ITEM # 7- Presented by City Manager, Richard Newbern

Public Hearing on recommending a rezoning of a .33-acre tract located at 155 N. North Seventh Street at the intersection with Johnson Street. Robert K. Timmons, owner, proposes to rezone the lot from C-2 Commercial to R-2 Residential.

Mayor called the public hearing to order at 7:37PM

This public hearing is to call any interested parties with the opportunities to express their views or concerns in accordance with the appropriate section of the O.C.G.A. This public hearing is called in request of Robert K Timmons, to rezone a vacant .21-acre tract on the west corner of N Fifth Street & Beech Street. Mr. Timmons proposed to rezone the lot from C-2 Commercial to R-2 residential. City Council is asked to consider the six criteria from the state of Georgia zoning law. Zoning committee recommends the approval of this application. Notice of this public hearing was posted on the City's social media and placed in the Times Journal Post.

Mayor called for any public input on this item. The answer was no.

Mayor closed Public Hearing at 7:39PM

This property has been changed to R-3 instead of R-2 and Mr. Timmons is aware of this change.

Councilmember Jones made the motion to accept the change to R-2 to R-3 with Councilmember Ates seconding the motion. Motion passed with all voting in favor. 6-0.

ITEM # 8- Presented by City Manager, Richard Newbern

Consider target areas for the January 2021 CHIP housing application and the May 2021 CDBG application. Council is asked to approve the target areas of the 2021 CHIP housing rehab application that is due January 29, 2021. Councilmember Coley commented being able to spend down that amount of money within a 2-year time frame should be considered. Councilmember Ates asked if the CHIP and CDBG could be in the same area. Richard explained the stipulations of the grants and guidelines of the grants. Councilmember Coley made the motion to approve the designated area of the CHIP application to focus on the area mentioned from East Dykes and the CDBG application be focused on the low to moderate income areas between North Sixth and Twelfth as mention and between Johnson and Dinah with Councilmember Lemon seconded the motion. Motion passed 5-1.

(Yes-Veal, Coley, Anderson, Jimmy, Lemmon) (No- Ates).

ITEM # 9- Presented by City Manager, Richard Newbern

Consider adopting Calendar Year 2021-to-2023 Strategic Plan. Council discussed this item in work session and was given a copy of revised plan. Councilmember Jones made the motion to adopt the 2021-2023 Strategic Plan with Councilmember Lemmon seconding the motion.

Motion passed with all voting in favor. 6-0

ITEM # 10- Presented by City Manager, Richard Newbern

Consider approving Retreat Agenda for January 28 & January 29. Richard Newbern went over the dates and time for the retreat. This will be all day on Thursday, January 28, 8-5 and half of the day Friday, January 29 Councilmember Lemmon made the motion to approve the 2021 Retreat for January 28 & and half a day January 29 with Councilmember Jones seconding the motion. Motion passed with all voting in favor. 6-0

ITEM #11- Presented by City Manager, Richard Newbern

Consider extending supplemental Covid -19 compensation benefit. Richard stated the Council is asked to extend the supplemental pay for Police and Fire and Public Works extended through two pay periods, Saturday January 16, 2021. The Governor extended the state of emergency through January 8, 2021. This will still be valid the next meeting. When the State of Emergency ends, the Council will then decide to keep the supplemental pay or not. Councilmember Ates had several questions concerning how the qualifications were made and who established the criteria to receive the supplemental pay. Council member Ates stated the City needs to look at different criteria to receive the Covid Pay. Councilmember Jones made the motion to extend the supplemental pay for an additional two pay period with Councilmember Lemmon seconded the motion. Motion passed with all voting in favor. 6-0

ITEM # 12- Presented by City Manager, Richard Newbern

Consider approving an intergovernmental Agreement between Bleckley County and the City of Cochran relating to the imposition of penalty and fines cases. Council is asked to approve an agreement with Bleckley County that would impose additional fees and fines related to the posting of bails or bonds to the accused or convicted. These related penalties will eliminate the city's monthly detainees' charges that the City regularly pays the county. This agreement will eliminate the monthly charges to the city. Councilmember Jones made the motion to approve the intergovernmental Agreement between the County and City with Councilmember Ates seconding the motion. Motion passed with all voting in favor. 6-0

ITEM # 13- Presented by City Manager, Richard Newbern

Consider budget amendment for FY 2020-2021. This is an annual budget amendment that the Council is asked to adopt to bring the City's fund into balance for the previous fiscal year. This is recommended by Vickers and Vickers, the City's auditing firm that is now auditing the City's books. Councilmember Ates made the motion to approve the budget amendment with Councilmember Jones seconding the motion. Motion passed with all voting in favor. 6-0

ITEM # 14- Presented by City Manager, Richard Newbern

Consider adoption of intergovernmental Agreement with Mid State Energy. The Council is asked to approve the Intergovernmental agreement between the new natural gas Mid-state Energy Commission and the other five members of the City of Cochran. This will set forth the management of Mid State Commission Board and its relationship to the member Cities. Councilmember Ates made the motion to adopt the intergovernmental agreement with Mid State energy and the City of Cochran with Councilmember Jones seconding the motion. Motion passed with all voting in favor. 6-0

ITEM # 15- Presented by City Manager, Richard Newbern

Consider authorizing filing 2021 LMIG application funding. Mr. Newbern stated the application is due December 31, 2020. Public Works Director, Willie Farrow spoke on this item. Willie stated he took the roads each Councilmember suggested and tried to split it as much as possible. Councilmember Ates made the motion to authorize filing of the 2021 LMIG with Councilmember Jones seconding the motion. Motion passed with all voting in favor.6-0

City Manager Comments:

- Mentioned Groundbreaking of Havenwood Gardens
- Zoning Ordinance Updates/ Public Hearing

Council Discussion Items:

- Anderson – Wish everyone a safe and Merry Christmas and Happy New Year. Wished Royals and Coach Lassiter - Good luck
- Ates – Asked about Zoning Commission, a lot of paperwork in packet.
- Coley – Vote on Holiday Calendar January meeting, Quotes to fix Auditorium, packet arrival.
- Jones – Wish everyone Merry Christmas.
- Lemmon– Wish every Merry Christmas/list of the members of clubs in Cochran.
- Veal-Merry Christmas and Happy New Year/Be safe. Helping Cochran grow/issues on revenues.
- Mayor Yeomans – City Manager Annual review – Committee - Entire Council with Jones Chairman and Councilmember Anderson Vice Chair.

Councilmember Coley stated Council needed to have executive session on personnel.

Councilmember Ates made the motion to adjourn with Councilmember Lemmon seconding the motion. Motion passed with all voting in favor. 6-0

(SEAL)

Tracy B Jones
City Clerk