

**MINUTES**  
**REGULAR MEETING OF THE VALDOSTA CITY COUNCIL**  
**5:30 P.M., THURSDAY, JUNE 7, 2007**  
**COUNCIL CHAMBERS, CITY HALL**

**OPENING CEREMONIES**

Mayor John J. Fretti called the regular meeting of the Valdosta City Council to order at 5:30 p.m. Council members present were: Willie Head, Jr., Sonny Vickers, Alvin Payton, Jr., John Eunice, and James Wright. Councilman David Sumner and Councilman Robert Yost were absent. Mayor Fretti stated that Larry Hanson, City Manager, was also absent due to a trip to China which was sponsored by the University of Georgia to teach local government to the Chinese government. The invocation was given by Councilman Willie Head, Jr., followed by the Pledge of Allegiance to the American Flag.

**AWARDS AND PRESENTATIONS**

**PRESENTATION OF THE MAY EMPLOYEE OF THE MONTH**

Mayor Fretti entertained a motion for the May and June, 2007 Employee of the Month Awards and the Special Presentation to the American Cancer Society and City Departments.

**A MOTION** by Councilman Payton, seconded by Councilman Vickers, was unanimously adopted (5-0) to approve the May and June, 2007 Employee of the Month Awards and the Special Presentation to the American Cancer Society and City Departments.

Mayor Fretti presented the May Employee of the Month Award to Kelly Hritz, Parks, Recreation, and Community Affairs Department.

Kelly Hritz began her employment with the Valdosta-Lowndes County Parks, Recreation, and Community Affairs Department on December 6, 2006 as a Supervisor at the Senior Citizens Center which is the position she currently holds. As a Supervisor, Kelly plans and schedules events at the Senior Citizens' Center, transports participants to activities, and provides training to the Staff while supervising the overall operation of the Center. Since her employment with the City, Kelly has established a special rapport with her seniors. Her positive attitude and ability to motivate people has led to increased program participation at the center. Studies have shown that the lack of exercise is contributing to an increase in obesity and diabetes nation wide. Senior citizens face a special challenge in finding effective and safe exercise routines. Under Kelly's leadership, several programs have been introduced to address this need. After obtaining her certification in Water Aerobics, Kelly's classes began to fill up. She also worked with Humana and Blue Cross to offer an exercise program for seniors age 65 and older called Silver Sneakers. In addition to training, Kelly and her Staff, Humana and Blue Cross, provide all the equipment and training materials for the program which meets twice a week and has shown remarkable results among the participants. An athletically active senior by the name of Arnold Palmer once said, "You know you're getting older when all the names in your little black book have M.D. after them." Hopefully, programs like Silver Sneakers developed by Kelly will increase the quality of life for many senior citizens in Valdosta allowing them to enjoy good health well into their golden years. For these reasons and many others, the Employee Relations Committee nominated Kelly Hritz as Employee of the Month.

**PRESENTATION OF THE JUNE EMPLOYEE OF THE MONTH**

Mayor Fretti presented the June Employee of the Month Award to Anthony Musgrove, Public Works Department.

Anthony Musgrove began his employment with the City of Valdosta Public Works Department on December 18, 2000 as Downtown Maintenance Foreman which is the position he currently holds. Anthony supervises the work of others to ensure the landscaping and overall appearance of the downtown area of Valdosta is kept up to par. This includes overseeing the upkeep of City Hall and the surrounding area. Anthony has to rely on

his knowledge of landscaping, irrigation systems, and the ability to respond to unique requests on a moment's notice. Such was the case earlier this year when modifications were needed to improve the video and lighting systems in City Council Chambers. The required modifications were extensive and had to be completed within a week's time frame to be in place by the next Council meeting. Once the plan was laid out, it quickly became obvious it was beyond the expertise of those tasked to complete the project. At this point, Anthony was called in and he rearranged his schedule and took charge of the renovations working well beyond his normal duty hours to ensure the project was completed on time. His determination and ingenuity in conceptualizing and executing a plan produced an outstanding outcome within the time required. The technology in Council Chambers is the fruit of his labor and will serve the City Council and the citizens of Valdosta well. Anthony is truly an asset to the City and is the kind of Supervisor that inspires his crews through the example he sets. For these reasons and many others, the Employee Relations Committee nominated Anthony Musgrove as Employee of the Month.

**SPECIAL PRESENTATION AND AWARDS TO THE AMERICAN CANCER SOCIETY AND CITY DEPARTMENTS**

Mayor Fretti stated that since its founding in 1913, the American Cancer Society (ACS) has raised billions of dollars for cancer prevention and education. With chartered divisions throughout the country and over 3,400 local offices, ACS is committed to fighting cancer through balanced programs of research, education, patient service, advocacy, and rehabilitation. This year, the City of Valdosta was pleased to play a part in the ACS efforts and formed the very first Relay for Life team. All Departments participated and though their goal was only \$2,000, they collectively raised over \$3,500, and the money is still coming in. Mayor Fretti recognized the top three City department teams: (1) Third Place – Valdosta Fire Department - \$321. (2) Second place – Water and Sewer Department - \$750. (3) Finance Department – Finance Department - \$1,345. Mayor Fretti stated that each year, the Department who raises the most money in the Relay for Life event will have their names engraved on a revolving trophy which will be displayed in their Department until the next year's winner claims it.

Mayor Fretti presented a check in the amount of \$3,524.04 to Ashley Braswell, American Cancer Society Community Manager, on behalf of the City of Valdosta employees to help in the fight against cancer.

**APPROVAL OF MINUTES**

The minutes of the May 10, 2007 Regular Meeting of the Valdosta City Council were approved by unanimous consent (5-0) of the Council with one correction noted by Councilman Vickers.

**CITIZENS TO BE HEARD**

Frederick Brown, 604 West Street, stated that he resided in District 3 and was a member of Advancing Valdosta, a spin-off from the Weed and Seed Program. Mr. Brown stated that he was concerned about the lack of sidewalks and shelter in his district to safeguard and preserve the student body. Based upon observations from West Street, both north and south, there are three different bus stops. There is one bus stop for High School students, one for Junior High School students, and one for Elementary School students. The West Magnolia Street/West Street bus stop is for High School students, the West Street/River Street bus stop is for Jr. High School students, and the West Street/West Adair Street bus stop is for Elementary students. Mr. Brown stated that he would like to have adequate sidewalks and shelters in these areas to safeguard the children from harms way and asked Council's consideration in approving the request. Councilman Vickers stated that he had requested that West Street be redesigned to include sidewalks at the Mayor/Council Retreat

Christopher Brannon, displaced citizen, inquired as to whose responsibility it was to pick up the garbage and filth off the City streets. Mr. Brannon stated that he was concerned and would like to have a Self-reliant Assessment Displacement Crime Prevention Help Center and would like to have it placed on the agenda for the next City Council Meeting. Also, Mr. Brannon noted that many area businesses are using sidewalks for parking lots and it is not safe for pedestrians, people in wheel chairs, or people on bicycles.

Mayor Fretti stated that he wanted to take a minute of personal privilege. Two days ago in the Valdosta Daily Times, there was an opinion page that said "Lead of Get Out of the Way." Mayor Fretti stated that the City Council has hired a consultant to investigate the one-waying of Ashley Street and Patterson Street for traffic flow

and cross streets and maintaining the quality of life and charm. Council cannot move emotionally and moves based on good policy and research. Council also voted many years ago on a West Hill overpass that goes over the CSX railroad tracks. This has been delayed by State budget cuts and not by the fault of Council. Council cannot afford to act based on emotion or without research. The media can work and react on emotion and without research and submit a drive-by article because they are inconvenienced by some of our growth. Mayor Fretti stated that he appreciated that and wanted to elucidate Council's position on those issues.

**PUBLIC HEARINGS**

**PUBLIC HEARING FOR THE FISCAL YEAR 2008 BUDGET (FIRST READING)**

Public Hearing for the Fiscal Year 2008 Budget.

Mayor Fretti stated that this was the Public Hearing and first reading for the Fiscal Year 2008 Budget. Council has been presented with a summary of the Fiscal Year 2008 Budget. Mayor Fretti asked for any public comments on the Fiscal Year 2008 Budget for the City of Valdosta. There being no comments, Mayor Fretti closed the Public Hearing and noted that a second reading will be held at the June 21, 2007 regular City Council meeting with an ensuing vote after that.

**REQUEST TO CLOSE AN ALLEY OFF OF ISABELLA STREET**

Consideration of a request to close an alley off of Isabella Street.

Von Shipman, City Engineer, stated that a petition was received from the majority of property owners for the closure of an unopened alley. The closure is needed to allow a church to construct a new facility and parking lot. The notice for a public hearing was properly advertised in the local newspaper. The two property owners who did not sign the petition were mailed a notice informing them of the proposed alley closure. Von Shipman recommended that Council approve the closure of the alley off of Isabella Street.

No one spoke in favor of the request.

No one spoke in opposition to the request.

A **MOTION** by Councilman Vickers, seconded by Councilman Payton, was unanimously adopted (5-0) to approve the request to close the alley off of Isabella Street.

**ORDINANCE NO. 2007-22, AN ORDINANCE FOR A SPECIAL EXCEPTION TO ESTABLISH A CHURCH IN A MULTI-FAMILY RESIDENTIAL (R-6) ZONING DISTRICT**

Consideration of an ordinance for a Special Exception to establish a church in a Multi-Family Residential (R-6) zoning district on a parcel consisting of less than three acres and without the required 50' rear and side yard setback as requested by Jimmy Cone for Evergreen Missionary Baptist Church (P. C. File No. VA-2007-24). The subject property is located at the southwest corner of West Savannah Avenue and Isabella Street. The Planning Commission reviewed this request at their May 21, 2007 regular meeting and recommended approval (8-0 vote) with the following conditions: (1) The site plan be amended to reflect the removal of the 11 spaces along Kingdom Street, (2) The northernmost access point on Isabella Street be relocated to West Savannah Avenue, and (3) Three parking spaces be added where the former Isabella Street access point was located.

Anne-Marie Wolff, Planning and Zoning Administrator, stated that the applicant is requesting a Special Exception to establish a church in a Multi-Family Residential (R-6) district on a parcel consisting of less than three acres and without the required 50' rear and side yard setback. The subject property is a total of .89 acres and includes five parcels located at the southwest corner of West Savannah Avenue and Isabella Street. The property is currently undeveloped and the applicant intends to construct a church and associated parking. In terms of land use, the proposed church is an appropriate use located at the corner of a collector and local road. Staff's main concern is the intensity of the church and its impact on the surrounding properties. The Zoning Ordinance requires a minimum of three acres and 50' rear and side yard setback lines to diminish the possible impact on surrounding

properties. The applicant would like to establish the church on .89 acres as opposed to the 3 acres noted in the Zoning Ordinance and have a variance of 20' instead of the 50' rear yard setback. The applicant went before the Zoning Board of Appeals on June 5, 2007 and was granted a minor parking variance and a variance to the rear yard setbacks. The Evergreen Missionary Baptist Church is currently located south of the subject property and the applicant is proposing to demolish that structure and use the existing land for a playground for the children and overflow parking for the new church. Surrounding residential properties are mostly site built homes. Staff has worked with the applicant to amend the site plan and felt that the request was consistent with the Comprehensive Plan and recommended approval of a Special Exception for a Church. The Planning Commission reviewed this request at their May 21, 2007 regular meeting and recommended approval (8-0 vote) of a Special Exception to establish a church in an R-6 zoning district with the following conditions: (1) The site plan be amended to reflect the removal of the 11 spaces along Kingdom Street, (2) The northernmost access point on Isabella Street be relocated to West Savannah Avenue, and (3) Three parking spaces be added where the former Isabella Street access point was located.

Jimmy Cone, 1806 Plum Street, spoke in favor of the request. Mr. Cone stated that he represented Evergreen Missionary Baptist Church and several members of the church were also present to provide some history concerning the church.

Jackie Woods, 3079 Black Road, spoke in favor of the request. Mr. Woods stated that the church has been there since 1917 and they need a new facility in order to grow. Mr. Woods asked Council's consideration in approving the request.

No one spoke in opposition to the request.

A **MOTION** by Councilman Vickers, seconded by Councilman Head, was unanimously adopted (5-0) to enact Ordinance No. 2007-22, and follow the recommendation of the Planning Commission for a Special Exception to establish a church in a Multi-Family Residential (R-6) zoning district on a parcel consisting of less than three acres and without the required 50' rear and side yard setback with the following conditions: (1) The site plan be amended to reflect the removal of the 11 spaces along Kingdom Street, (2) The northernmost access point on Isabella Street be relocated to West Savannah Avenue, and (3) Three parking spaces be added where the former Isabella Street access point was located, as requested by Jimmy Cone for Evergreen Missionary Baptist Church, the complete text of which will be found in Ordinance Book XI.

#### **AN ORDINANCE FOR A SPECIAL EXCEPTION TO PLACE A MANUFACTURED HOME IN A MULTI-FAMILY RESIDENTIAL (R-6) ZONING DISTRICT POSTPONED**

Consideration of an ordinance for a Special Exception to place a manufactured home in a Multi-Family Residential (R-6) zoning district as requested by Anthony Battles (P. C. File No. VA-2007-26). The subject property is located at 406 River Street Lane. The Planning Commission reviewed this request at their May 21, 2007 regular meeting and recommended denial (8-0 vote).

Anne-Marie Wolff, Planning and Zoning Administrator, stated that the applicant is requesting a Special Exception to place a manufactured home in a Multi-Family Residential (R-6) zoning district. The property currently contains an existing 1969 mobile home, which the applicant intends to replace with a newer doublewide manufactured home. The surrounding properties are all site built homes and the property is located within the Historic District. The Historic Preservation Commission heard Mr. Battles' request for the placement of a manufactured home and denied the request based on the design submitted by Mr. Battles. Mr. Battles did have an opportunity to appeal the request but has not done so. With the exception of the applicant's existing singlewide mobile home, there are no other manufactured homes in the area. The removal of the existing mobile home is an opportunity to construct a site built home, which is more compatible with the neighborhood. Staff found the applicant's request inconsistent with the surrounding development and the Comprehensive Plan and recommended denial. Ms. Wolff stated that the dimension of Mr. Battles' property is 45' wide and 77' deep. New manufactured homes vary between 40-80' long and 24', 28', or 32' wide. There is a manufactured home that could fit on the property width-way which is the way the City prefers to see the homes. Mr. Battles is aware of the requirements for skirting, the 3 x 3 landing, and driveway pad. If Council does approve the request, Mr. Battles would need to go back before the Historic Preservation Commission with a design that would meet the Design Guidelines for the

Historic District. The Planning Commission reviewed this request at their May 21, 2007 regular meeting and recommended denial of a Special Exception to place a manufactured home in an R-6 zoning district (8-0 vote). Councilman Head stated that on South Lee Street, Council allowed a manufactured home that was turned the way the applicant desires to turn his home but the end of the manufactured home has the appearance of the front entrance in that it had a porch on it and they actually enter it from the end. Councilman Head inquired as to whether any consideration was given to this option. Ms. Wolff stated that this is always an option and there are two cases where Council has approved that it in the past when it is a long narrow lot. This lot is a little shorter than those but this is an option.

No one spoke in favor of the request.

Ryan Hendrix, 407 Floyd Street, spoke in opposition to the request. Mr. Hendrix stated that he attended the Historic Preservation Commission meeting when Mr. Battles submitted his request and as a resident of the nearby neighborhood, he felt that the Historic District is not the proper place for a manufactured home. There are other types of homes that could possibly fit Mr. Battles' needs such as the Katrina cottages which are manufactured homes that are designed to go back into low-income areas where Hurricane Katrina hit New Orleans. Mr. Hendrix stated that he did not feel a manufactured home was consistent with that area even though one currently sits on the property. It is difficult to get people to come into the area and invest in bringing it back up when all of the area is not meeting the standards.

**A MOTION** was made by Councilman Vickers to postpone the request for a Special Exception to place a manufactured home in a Multi-Family Residential (R-6) zoning district as requested by Anthony Battles until the June 21, 2007 regular City Council meeting in order to give the applicant time to provide additional information. Councilman Payton seconded the motion. Councilman Wright inquired as to what the other option be would if the request was not approved. Councilman Vickers stated that this was what he wanted to discuss with the applicant. Mayor Fretti stated that a stick-built home or Katrina cottage would be an option. The front street width was wide enough to fit a stick-built home as well as a mobile home width-wise. The motion was unanimously adopted (5-0).

### **AN ORDINANCE AMENDING THE VALDOSTA ZONING ORDINANCE DENIED**

Consideration of an ordinance to rezone 4.2 acres from Community-Commercial (C-C) to Highway-Commercial (C-H) as requested by Irene Gung (P. C. File No. VA-2007-27). The subject property is located at 1524 Baytree Road. The Planning Commission reviewed this request at their May 21, 2007 regular meeting and recommended denial (8-0 vote).

Anne-Marie Wolff, Planning and Zoning Administrator, stated that the applicant is requesting to rezone 4.2 acres from Community-Commercial (C-C) to Highway-Commercial (C-H). The property is currently undeveloped and the applicant is requesting rezoning for speculative uses. No site plan was submitted with the application and the applicant's letter of intent stated a desire to rezone the property in order to attract potential commercial businesses such as restaurants or similar uses. Restaurants are a matter of right in a Community-Commercial zoning district which is the current zoning for this property. While there is Highway-Commercial zoning adjacent to the property, Staff did not feel that this warrants rezoning of the subject property. Additionally, with exception of the car sales lot, all surrounding uses are Community-Commercial uses, although not necessarily zoned C-C. The property had several conditions that were placed on it when it was originally rezoned in 1995. Based on the Minutes from that meeting, there was quite a bit of concern from the properties to the north at the Sherwood Condominium development. At that time, the property was also being annexed into the City and was zoned Estate-Residential. The character of this area has changed tremendously since 1995. Community-Commercial uses are now appropriate and accepted on Baytree Road. Staff did have concerns about encouraging additional Highway-Commercial zoning on the gateway of the community. Highway-Commercial zoning opens up to larger signs and commercial uses that are not always appropriate for a community's gateway. With all of the residential properties to the north of Baytree Road and Valdosta State University at the end, Community-Commercial uses should be encouraged for this corridor. Staff did not support rezoning to a higher intensity zoning unless there is a demonstrated need. In this case, the rezoning request is for speculative uses and thus there is no demonstrated need. The other conditions on the property have to do with the buffer along the northern portion of the property as well as the access points onto Sherwood Drive and signage. When this property does become developed, it will be developed in conjunction with the existing Office Max and will be one cohesive shopping center. Staff felt that

Community-Commercial zoning is very viable and gives the applicant plenty of opportunity to use the property to the highest and best use. Staff and the Planning Commission recommended denial. Councilman Vickers stated that they did not have an access to Sherwood Drive because that was limited in 1995. Mayor Fretti stated that Councilman Vickers had previously asked for a traffic study and no entrance onto Sherwood Drive unless the traffic study determines that a traffic signal should be placed at Sherwood Drive and Baytree Road. Councilman Vickers stated that now they would have to exit through Office Max. Mayor Fretti stated that all traffic would be directed to the light that would let them exit. Anne-Marie Wolff stated that they encourage all developments throughout the City to use shared access points and common access. The parcel does touch Sherwood Drive but there is a 32-foot buffer requirement on the property and it includes that access point. Councilman Vickers inquired as to whether the used car lot was Highway-Commercial. Anne-Marie Wolff stated that it was zoned Highway-Commercial for the use of a car lot only and if it did not become a car lot it would revert back. Councilman Eunice stated that there is currently a curb cut on Baytree Road onto this property and inquired as to whether the curb cut would be widened for future development of the property and if Baytree Road would be used as an access point. Anne-Marie Wolff stated that the access would be limited to the Office Max exit. Mayor Fretti stated that there was a notification situation in this case whereas the applicant is asked to provide all the contiguous properties addresses. Sometimes the applicant does not have the determination to inventory all of the contiguous neighbors and provide the Zoning Department with an accurate list. Staff has been reviewing the list to verify but we now want to put it into policy that Staff will review the list submitted by the applicant so that all contiguous neighbors are notified. Councilman Head stated that he thought that was what the applicant paid the fee for. Anne-Marie Wolff stated that overall, the fee goes toward advertising and processing and there is a \$5.00 fee per adjacent property owner that covers the cost of certified mail. The burden is on the applicant to list the adjacent property owners. Mayor Fretti stated that Staff should verify the adjacent property owners and would like to implement the process now.

No one spoke in favor of the request.

Donna Cunningham, 2092 South Sherwood Drive, spoke in opposition to the request. Ms. Cunningham stated that she was the President of the Rolling Hills Condominium Association and represented Rolling Hills and Sherwood Rolling Hills. Ms. Cunningham stated that they did not receive notice of the application and would provide a list of the addresses to which notice should be sent if anything is going to happen with this property in the future. Also, last week, someone was at the buffer with a chainsaw cutting down trees and this should not have happened. Mayor Fretti inquired as to whether this was the first time it was reported. Ms. Cunningham stated that this happened a few days ago and this was the first time it was reported. Mayor Fretti asked Anne-Marie Wolff to investigate the situation. Councilman Eunice stated that in Councilman Yost's absence, he represented the area and had been out to the site. This type of rezoning request would be a mistake for Council to approve. There is no site plan and the applicant has indicated that she intends to put a restaurant in there which is what she can do in Community-Commercial. If the property is rezoned to Highway-Commercial then the applicant does not have to put in a restaurant and this would be a dangerous precedent to set. There are a lot of people that live in a residential area directly behind this property and it would be very detrimental to put something of that magnitude in C-H zoning. Councilman Eunice asked that Council deny the request and follow the Planning Commission's recommendation.

**A MOTION** by Councilman Eunice, seconded by Councilman Wright, was unanimously adopted (5-0) to follow the recommendation of the Planning Commission and deny the request to rezone 4.2 acres from Community-Commercial (C-C) to Highway-Commercial (C-H) as requested by Irene Gung.

**AN ORDINANCE FOR A SPECIAL EXCEPTION TO PLACE A MANUFACTURED HOME IN A MULTI-FAMILY RESIDENTIAL (R-6) ZONING DISTRICT POSTPONED**

Consideration of an ordinance for a Special Exception to place a manufactured home in a Multi-Family Residential (R-6) zoning district as requested by Carrie Bell Jones (P. C. File No. VA-2007-28). The subject property is located at 410 ½ East Cummings Street. The Planning Commission reviewed this request at their May 21, 2007 regular meeting and recommended approval (8-0 vote).

Anne-Marie Wolff, Planning and Zoning Administrator, stated that the applicant is requesting a Special

Exception to place a manufactured home in a Multi-Family Residential (R-6) zoning district. The property currently contains an existing singlewide mobile home with some additions. The applicant would like to replace the existing mobile home with a new doublewide manufactured home. The surrounding properties are all site built homes. The applicant's lot is 50' wide and 150' deep so there would be room to place a manufactured home widthway as preferred by the ordinance. With the exception of the applicant's existing singlewide mobile home, there are no other manufactured homes in the area. The removal of the existing mobile home is an opportunity to construct a site built home, which is more compatible with the neighborhood. Staff found the applicant's request inconsistent with the surrounding development and the Comprehensive Plan and recommended denial. The Planning Commission reviewed this request at their May 21, 2007 regular meeting and recommended approval of a Special Exception to place a manufactured home in an R-6 zoning district (8-0 vote). Councilman Head inquired as to where the manufactured home would be placed. Anne-Marie Wolff stated that the manufactured home would be placed where the current mobile is located but deferred to the applicant to answer the question.

Carrie Bell Jones, 410 ½ East Cummings Street, spoke in favor of the request. Ms. Jones stated that she has lived in Valdosta since she was nine years old and inquired as to what they wanted her to do with her home. Councilman Head inquired as to why Ms. Jones would not want a stick-built home as opposed to a manufactured home. Ms. Jones stated that her children are grown and she wanted something comparable for herself. If she built a home it would not just be hers but it would be everybody's. If it is a little mobile home then the children could come and visit and then go to their other homes. Ms. Jones stated that she would not need a great big nice home to live in since no one would be living there but herself. Councilman Head inquired as to whether this would be a doublewide home. Ms. Jones stated that she just wanted a comparable home. Ms. Jones inquired as to whether those types of buildings could be repaired so she can add another one to what was already there. Mayor Fretti stated that you could repair a mobile home but they may not last as long. Ms. Jones stated that she wanted to get another trailer placed beside the other one and make it a comparable home for herself. Ms. Jones also owns the property located on East Jane Street. Mayor Fretti inquired as to whether Ms. Jones wanted to place a trailer at 812 East Jane Street. Ms. Jones stated that was what she wanted to do but if she could build it would be nice; however, there is no use in building for the children because they could build their own home. Councilman Head inquired as to whether Ms. Jones wanted the trailer on Cummings Street for her children to stay in when they come and visit. Ms. Jones stated that she would live in another mobile home placed beside the one that is already there. Councilman Wright stated that Ms. Jones had indicated that she wanted to build a home for herself and not for her children and she would be willing to do that. Ms. Jones stated that was correct and that her children were all grown and she wanted to let them make their own choice to build. Councilman Head stated that he would like to postpone the request so that he could meet with Ms. Jones and get a better understanding as to what Ms. Jones wanted to do with the new mobile home.

No one spoke in opposition to the request.

A **MOTION** by Councilman Head, seconded by Councilman Wright, was unanimously adopted (5-0) to postpone the request for a Special Exception to place a manufactured home in a Multi-Family Residential (R-6) zoning district as requested by Carrie Bell Jones until the June 21, 2007 regular Council meeting.

### **AN ORDINANCE FOR A SPECIAL EXCEPTION TO PLACE A MANUFACTURED HOME IN A MULTI-FAMILY RESIDENTIAL (R-6) ZONING DISTRICT POSTPONED**

Consideration of an ordinance for a Special Exception to place a manufactured home in a Multi-Family Residential (R-6) zoning district as requested by Carrie Bell Jones (P. C. File No. VA-2007-29). The subject property is located at 812 East Jane Street. The Planning Commission reviewed this request at their May 21, 2007 regular meeting and recommended approval (8-0 vote).

Anne-Marie Wolff, Planning and Zoning Administrator, stated that the applicant is requesting a Special Exception to place a manufactured home in a Multi-Family Residential (R-6) zoning district. The property is currently vacant and contained a site built home at one time as the foundation still exists on the property. The applicant intends to place one doublewide manufactured home on the lot. No manufactured homes are located within the area surrounding the property. Placement of a manufactured home would be out of character with the neighborhood. Staff found the request inconsistent with the surrounding development and with the Comprehensive Plan and recommended denial. The Planning Commission reviewed this request at their May 21, 2007 regular

meeting and recommended approval of a Special Exception to place a manufactured home in an R-6 zoning district (8-0 vote).

No one spoke in favor of the request.

No one spoke in opposition to the request.

A **MOTION** by Councilman Head, seconded by Councilman Wright, was unanimously adopted (5-0) to postpone the request for a Special Exception to place a manufactured home in a Multi-Family Residential (R-6) zoning district as requested by Carrie Bell Jones until the June 21, 2007 regular Council meeting.

## **BIDS, CONTRACTS, AGREEMENTS, AND EXPENDITURES**

Mayor Fretti asked Council to consider Agenda Items 6(a) through 6(h) under a Consent Agenda. Greg Brown, Purchasing Agent, informed Council that all of the items up for bid were approved by Council in the current year budget and asked Council's consideration in following the recommendation of the Purchasing Agent if all of the following bids are accepted at one time: (1) Item 6(a) - Consideration of bids for the annual filter contract for the City of Valdosta (Bid No. 37-06-07) – low bid submitted by NAPA for 50% off jobber price, (2) Item 6(b) – Consideration of bids for gasoline and diesel fuel for the automotive and equipment fleet for the City of Valdosta (Bid No. 38-06-07) – low bid submitted by Petroleum Traders in the amount of \$0.1707, (3) Item 6(c) – Consideration of bids for electrical services for the City of Valdosta (Bid No. 39-06-07) – low bid submitted by Cowart Electric in the amount of \$27.00 for electricians and \$21.00 for helpers, (4) Item 6(d) – Consideration of bids for air conditioning and heating services for the City of Valdosta (Bid No. 40-06-07) – low bid submitted by Waller Heating and Air at \$45.00 for regular hour and \$60.00 overtime, (5) Item 6(e) – Consideration of bids for office supplies for the City of Valdosta (Bid No. 41-06-07) – low bid submitted by Lee Office Equipment in the amount of \$37,345.31, (6) Item 6(f) – Consideration of bids for oils and lubes for the City of Valdosta (Bid No. 42-06-07) – only bid submitted by Akins LLC in the amount of \$25,324.86, (7) Item 6(g) – Consideration of bids for sports uniforms for the Parks and Recreation Department (Bid No. 43-06-07) – low bids submitted by various vendors, (8) Item 6(h) – Consideration of bids for hand tools for the City of Valdosta (Bid No. 44-06-07) – low bid submitted by Whitehead/Miller Hardware in the amount of \$16,239.19.

A **MOTION** by Councilman Eunice, seconded by Councilman Vickers, was unanimously adopted (5-0) to approve the low bids recommended by the Purchasing Agent under a Consent Agenda for Agenda Items 6(a) through 6(h).

Consideration of bids for City Hall roof repairs.

Von Shipman, City Engineer, stated that the City Hall building roof has started to show an increase in deterioration due to leaking water and problems with the flat roof section. The proposed project will replace the entire roof and eliminate the flat roof section. The specifications were prepared by the architectural firm of Ellis, Rickett & Associates. The contractor is required to provide a 5-year warranty on the workmanship and supply 5% of the tile actually installed for future repairs. The estimated life of the new roof is 20 years. Bids were received on June 5, 2007 with the low bid submitted by Old World Craftsman, Lake City, Florida, in the amount of \$268,000. This is a very reputable company and they do a lot of work for major universities in Florida. The company has indicated that they can obtain a license to work in Georgia within the required timeframe and will do the work within 150-180 days after they receive the tile materials. Von Shipman recommended that Council approve the low bid submitted by Old World Craftsman, Lake City, Florida, in the amount of \$268,000 plus a 10% contingency. Councilman Eunice inquired as to whether they would start in mid-July. Von Shipman stated that was correct. Mayor Fretti inquired as to whether a required start date had been discussed with the contractor. Von Shipman stated that the contractor was willing to work within the City's schedule and would start as soon as possible. Councilman Head inquired as to whether there would be any impact to City Hall. Von Shipman stated that there would be no disruption to City Hall.

A **MOTION** by Councilman Eunice, seconded by Councilman Vickers, was unanimously adopted (5-0) to approve the low bid submitted by Old World Craftsman, Lake City, Florida, in the amount of \$268,000 plus a 10% contingency for City Hall roof repairs.

Consideration of a request to approve amendments to the Greater Lowndes Solid Waste Management Plan.

Anne-Marie Wolff, Planning and Zoning Administrator, stated that Council has already adopted the Greater Lowndes Solid Waste Management Plan but there were some minor amendments identified by the County. Because this is a joint plan, Lowndes County and all five municipalities have to adopt the amendments. Once these are adopted, a revised version will be sent to the Georgia Department of Community Affairs. Anne-Marie Wolff recommended that Council approve the request to amend the Greater Lowndes Solid Waste Management Plan.

**A MOTION** by Councilman Head, seconded by Councilman Wright, was unanimously adopted (5-0) to follow the recommendation of the Planning and Zoning Administrator and approve amendments to the Greater Lowndes Solid Waste Management Plan.

Consideration of a request to apply for grant funds from the Georgia Department of Transportation's Transportation Enhancement Program for the City of Valdosta Gateway Project.

Von Shipman, City Engineer, stated that the City of Valdosta has made a commitment to improving transportation corridors within the City. The City has previously used the Transportation Enhancement funding for the Streetscape project in the downtown area, the Azalea Trail, and for the MLK Corridor Project. The Federal Surface Transportation bill has been reauthorized with a portion of the funds designated for Transportation Enhancement projects. The City is requesting grant funds to match with SPLOST funds to implement a significant portion of the City of Valdosta Gateway Project which is a complete revitalization of eight major gateway entrances into the City of Valdosta to make them more appealing to both residents and visitors to the City. Portions of the project are anticipated to exceed the available funding and Transportation Enhancement grant funds would provide the opportunity to include all of the eight major gateway entrances into the City. Councilman Head inquired as to the sign that would be placed at the gateway entrances. Mara Register, Community Development Director, stated that Council has been provided with examples of signs and the sign and landscaping designs are subject to approval by Council.

**A MOTION** by Councilman Eunice, seconded by Councilman Wright, was unanimously adopted (5-0) to approve the request of the City Engineer and apply for grant funds from the Georgia Department of Transportation's Transportation Enhancement Program in the amount of \$750,000 for the City of Valdosta Gateway Project and for the City to provide matching SPLOST funds in the amount of \$150,000.

## **BOARDS AND COMMISSIONS**

Consideration of an appointment to the Valdosta-Lowndes County Zoning Board of Appeals. Mayor/Council postponed the appointment at the May 10, 2007 regular City Council meeting.

Anne-Marie Wolff, Planning and Zoning Administrator, stated that the joint appointment of the Valdosta-Lowndes County Zoning Board of Appeals is up for reappointment. It has been proposed by the City and County to eliminate the joint appointment and increase the overall size of the Zoning Board of Appeals to eight members. This would result in four appointments for the City and four appointments for the County. A Text Amendment will be presented to Mayor and Council next month increasing the size of the Board. The County wishes to appoint the attorney for the present three-year term and the City would appoint the attorney in 2010. At this time, the City needs to fill the newly created position with a non-attorney appointment. The following names have been submitted in order of preference: (1) Melissa Boatenreiter (Marketing Officer, Farmers and Merchants Bank), (2) Nancy Hobby (Property Manager and Homemaker), and (3) William Whitesell (Lawyer). Though one of the nominees is an attorney, he would serve as a citizen and not as the Board's attorney if appointed. Mayor Fretti stated that the appointment would not be seated until the City expands the Board. Anne-Marie Wolff stated that was correct and the term would start at the same time as the County's appointment because in three years it will be the City's opportunity to appoint the Board's attorney.

Mayor Fretti asked for nominations. Councilman Eunice placed in consideration the name of Nancy Hobby. There being no other nominations, Nancy Hobby was appointed by acclamation to serve a term of three years on the Valdosta-Lowndes County Zoning Appeals Board.

Consideration of appointments to the Valdosta Historic Preservation Commission.

Anne-Marie Wolff, Planning and Zoning Administrator, stated that the terms for Mel Samuelson and Charles Wetherington expired on February 13, 2007. Mr. Samuelson has expressed interest in serving again, and Mr. Wetherington does not wish to serve again. The following names were submitted in order of preference: Position #1 – (1) Celine Gladwin (Architect, Barnett, Fronczak, & Barlow Architects), (2) Latesha Bradley (Attorney), and (3) Mel Samuelson (Retired Electrical Engineer, Aerospace); Position #2 – (1) Ryan Hendrix (Senior Construction Engineer, Bechtel Telecoms), (2) Mary Bryant (Private Sitter and Domestic Engineer), and (3) Trent L. Coggins (Attorney, Coggins and Greneker Attorneys at Law).

Mayor Fretti asked for nominations for Position #1. Councilman Head placed in consideration the name of Latesha Bradley. Councilman Eunice placed in consideration the name of Celine Gladwin. There being no other nominations, Mayor Fretti closed nominations for Position #1. Celine Gladwin received one vote. Latesha Bradley received four votes. Latesha Bradley was appointed to serve a term of three years on the Historic Preservation Commission.

Mayor Fretti asked for nominations for Position #2. Councilman Eunice placed in consideration the name of Trent Coggins. Councilman Vickers placed in consideration the name of Mary Bryant. There being no other nominations, Mayor Fretti closed nominations for Position #2. Mary Bryant received four votes. Trent Coggins received one vote. Mary Bryant was appointed to serve a term of three years on the Historic Preservation Commission.

### **CITY MANAGER'S REPORT**

Mayor Fretti stated that there would not be a City Manager's Report due to Larry Hanson, City Manager, representing the City of Valdosta in China to teach local municipal government to the Chinese.

### **COUNCIL COMMENTS**

Councilman Vickers asked Mayor Fretti to provide an update on one-waying Ashley Street and Patterson Street. Mayor Fretti stated that the City has hired a traffic consultant to conduct a traffic study on the Valdosta area and to immediately look specifically at the logistics of one-waying Ashley Street and Patterson Street. There are several cross streets between Ashley Street and Patterson Street that could lead traffic through neighborhoods and there are cross streets that are not currently collector streets but would be turned into collector streets. The study will also look at how this could be done while maintaining the quality of life and charm of the streets. Von Shipman, City Engineer, stated that the consultant would use a program to simulate what is going on and what the changes would be like with anticipated growth. The first public meetings for the community will be held in July and then they will begin gathering data. Councilman Vickers stated that when the Engineering Department prepared a presentation for Mayor and Council quite a while ago and he thought they had gotten past that. Von Shipman stated that there were public comment meetings but there was relatively low turnout; however, some of the projects that the City will be doing may relieve some of the pressures on Ashley Street and Patterson Street. This will be a nine-month study and Council will be involved. Von Shipman stated that he welcomed the opportunity for the study and it is great timing for the community. Councilman Head stated that Council has prolonged the decision on one-waying Ashley Street and Patterson Street and hoped there will be some benefit from this. We are prolonging what is probably inevitable and the perception is that Council is continuing to delay the decision. Von Shipman stated that the problem on Ashley Street and Patterson Street is at certain times of the day during peak travel periods. During the summer months, the traffic has lessened but we will start feeling the impact in August when Valdosta State University students start back to school. Councilman Vickers stated that Council has been discussing this for a while and needs to make a decision one way or the other. Nine months is a long time for a traffic study and this should be made a priority with the consultant. Mayor Fretti stated that he disagreed with the comments made about one-waying Ashley Street and Patterson Street. It is no little decision. They are both State routes that go through the center of the City and we do not have good cross streets. We do not have a lot of north/south connectors. There are four major connectors and some minor connectors. The study was going to be conducted through the Metropolitan Planning Organization (MPO) anyway and the City added Ashley Street and Patterson Street. Mayor Fretti stated that he did not know what concept was best for the City and for the traffic throughout the City and did not have enough information. He would never turn down more information that will

help him make a good decision. This is not a delay but rather gathering more information because this is a very important decision that will affect many people every day. It has to be a decision based on good policy and research. We are elected to do this the right way and deal with the policy and adjust as needed. There have been recommended phases and when it was being discussed to make downtown one-way it was controversial; however, it seems to work fine now. Mayor Fretti stated that he needed more information in order to make a very weighed decision. Councilman Payton inquired as to whether the study had been initiated yet. Von Shipman stated that it would begin in July. There would be four public meetings for the entire transportation issue for all areas of the community. The consultant will investigate what the City has done, what the City is doing, and what the City is proposing along with the MPO. The MPO will be receiving the final sidewalk and bicycle lane report next week and the consultant will use this information as they start evaluating the transportation network throughout the community. Councilman Eunice stated that at the previous public information meetings on the Ashley/Patterson Street issue, everyone said not to rush the decision and get as much information as possible in order to make an informed decision based on all the facts. This is the best way for Council to go even though the study will take time. Councilman Head stated that he was for taking all the time necessary but was concerned about what the City would be doing or saying to the public if a consultant had not been hired. We need to move forward and let the public know what is going on. Councilman Vickers stated that the public has not been notified as to what the City is doing and Council needs to make a determination once the study is completed.

Councilman Wright stated that Pepsi will sponsor a dedication for the Adopt-A-Spot at the corner of Forrest Street and Ricardo Street on Saturday, June 9, 2007 at 11:00 a.m. At each of the Adopt-A-Spots, there has been a significant reduction in the amount of trash that is thrown on the street. Councilman Wright invited Mayor and Council to attend.

#### ADJOURNMENT

Mayor Fretti entertained a motion to adjourn the Council meeting and enter into an Executive Session for the purpose of discussing personnel and real estate.

**A MOTION** by Councilman Eunice, seconded by Councilman Vickers, was unanimously adopted (5-0) to adjourn the June 7, 2007 meeting of the Valdosta City Council at 7:16 p.m. and enter into Executive Session.

Mayor Fretti reconvened the regular City Council meeting at 7:26 p.m. and stated there was no action necessary in relation to the discussion of personnel and real estate in Executive Session.

Mayor Fretti entertained a motion for adjournment.

**A MOTION** by Councilman Vickers, seconded by Councilman Eunice was unanimously adopted (5-0) to adjourn the June 7, 2007 meeting of the Valdosta City Council at 7:27 p.m. to meet again in regular session on Thursday, June 21, 2007.

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City Clerk, City of Valdosta

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Mayor, City of Valdosta