

## REGULAR COUNCIL MEETING

The regular meeting of the Baxley City Council was held on February 8, 2017, at 8:30 a.m., with the following members present: Mayor Steve Rigdon; Mayor Pro Tem Esco Hall, Jr. Councilmembers: Betty Livingston, Mickey Bass, Pat Williams, George Skipper and Tim Varnadore.

Excuse absent: Councilman Pat Williams

Other city officials present were: Jeff Baxley, City Manager; Reba Cash, City Clerk; Alex Johnson, City Attorney, and Chief of Police James L. Godfrey.

Steve Simmons representing Baxley News Banner was present.

Mayor Rigdon called the regular council meeting to order at 8:30 a.m.

Mayor Pro Tem Hall gave the invocation.

Councilman Varnadore made a motion approving the minutes of the Regular Council Meeting of January 25, 2017, at 8:30 a.m. This motion was seconded by Councilman Bass and carried unanimously.

Councilman Bass made a motion approving the First Reading of an Ordinance annexation petition filed by Jerry M. Johnson, DBA/ Appling Wrestling Academy LLC requesting his property located on Peach Lane, be annexed and establishing a Residential (R-12) Zone in voting district #5.

Councilman Bass made a motion approving the recommendation from Hofstadter and Associates, Inc. for the Fair Street Project to Sikes Brothers, Inc. The responsive firms were as follows:

- Insituform Technologies, LLC \$2,419,696.98
- Underground Excavating, Inc. \$2,260,308.04
- McLendon Enterprises, Ins. \$2,122,803.35
- K-Dug Corp \$1,980,847.10
- Sikes Brothers, Inc. \$1,915,490.65

This motion was seconded by Councilwoman Livingston and carried unanimously.

Councilwoman Livingston made a motion to re-appoint Cheryl Nipper, to the Appling County Board of Health. This motion was seconded by Councilman Varnadore and carried unanimously.

Mayor Rigdon informed the Council that he had been approached by a local investor to see if the City might be interested in selling the old Drug Task Force property. He said that he told the individual that we couldn't simply sell property unless by sealed bids or public auction and that the Council would have to approve the sale. He then asked the City Manager if he had any comments and the Manager said that he would strongly suggest that we have an updated plat done of the property identifying all of the utilities and necessary easements needed to maintain those utilities as well as the elevated water tank. He also recommended that we get an appraisal.

Before the discussion began, Mayor Rigdon recused himself due to his employment with a financial institution that could be considered for the financing of the project being considered on the site.

City Attorney Johnson stated that he had recently incorporated the investors that were interested in the property and recused himself as well.

City Manager Baxley also recused himself stating the adjacent property owner to the Drug Task Force property was his first cousin and didn't want any potential conflict of interest.

In the Mayors absence, Mayor Pro Tem Hall presided over the remainder of the meeting. He asked the Council how they would like to proceed with the request concerning the Drug Task Force property. After much discussion about the pros and cons of selling the property, it was determined that additional information was needed before a decision to buy or sell could be adequately made by a potential purchaser or the Council. A motion was made by Councilman Bass to do a complete study including: appraisal, updated plat to include identifying the exact location of the water tank, water and sewer lines, and needed easements to maintain them all. This motion was seconded by Councilwoman Livingston and was passed by Hall, Skipper, Livingston, Bass and Varnadore.

#### City Manager's Report

1. Informed the Council that the Solar Arrays are about 70% complete according to Robert Green. The Electrical work has to be installed and we hope that by mid-March should be complete.
2. Thanked the Council for the names that were submitted for the Comprehensive Plan. The City and the County had good representations. Expecting to have approximately four more meetings, as well as, a drop in session here at City Hall on February 21, 2017 from 2:00 – 7:00 p.m.
3. Updated the Council on the Farmer's Market stating that most of the equipment is in except for some minor technology items.

There being no further business Mayor Pro Tem Hall declared the meeting adjourned.

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City Clerk