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Monday, July 15, 2019

5:30 PM

Council Chamber Room

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**Called Meeting of the Warner Robins City Council**

**Presiding:** Mayor Randy Toms

**City Officials Present:**

Councilwoman Carolyn Robbins  
Councilman Clifford Holmes  
Councilman Daron Lee

Councilman Larry Curtis  
Councilman Keith Lauritsen  
Councilman Tim Thomas

**Absent:**

**Opening Prayer:** Councilman Curtis

**Pledge of Allegiance:** Councilman Lauritsen

**Call to Order:** 5:33 pm; 6:20 pm

**Adoption of the Agenda:** Councilman Thomas moved to adopt the agenda with the removal of **Action Item 2, Appointment of City Attorney**. Councilman Holmes seconded the motion. Councilwoman Robbins, Councilmen Lee, Lauritsen, Thomas, Holmes and Curtis voted for adoption of the agenda. Once returning from closed session there was an amendment to the agenda with the removal of **Action Item 9, Rezoning Petition**. Councilman Curtis moved to adopt the agenda with the updated amendment. Councilman Holmes seconded the motion. Councilwoman Robbins, Councilmen Lee, Lauritsen, Thomas, Holmes and Curtis voted for adoption of the agenda.

**Proclamations, Awards and Presentations:**

- Mayor Toms presented Employee Service Awards to the following employees for their loyal and dedicated service to the City: Russell Oakley (FD) – 20 years, Joshua Wilcox (PD) – 15 years, Tyler Delgiorno (PD) – 5 years

**Action Items:**

Action Item 1	Presentation of Minutes
The minutes of the special called meeting of July 08, 2019 were presented for approval.	
Motion:	Councilman Thomas moved to approve the minutes of the regular meeting of June 17, 2019
Second:	Councilwoman Robbins.

Outcome:	Councilwoman Robbins, Councilmen Lee, Lauritsen, Thomas, Holmes and Curtis voted for approval of the minutes.
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Action Item 2	Motion-Appointment of City Attorney
Removed from agenda	
Motion:	N/A
Second:	N/A
Outcome:	N/A

Action Item 3	Purchasing Bids
Purchasing Bid List items, attached hereto, were presented for approval.	
Motion:	Councilman Holmes presented and moved to approve the bid list items one through sixteen with the emergency addition of seventeen.
Second:	Councilman Thomas
Outcome:	Councilwoman Robbins, Councilmen Lee, Lauritsen, Thomas, Holmes and Curtis voted for approval of items listed.

Action Item 4	City Administrator Job Description-Discussion
No discussion at time.	
Motion:	N/A
Second:	N/A
Outcome:	N/A

Action Item 5	Cross Walk sign Kimberly/Fountain-Discussion
<p>Councilman Lee wanted Interim Public Works Director, Krag Woodyard to address the above issue. Mr. Woodyard mentioned GDOT regulations that have to be followed and ideas for what the signage should look like. He mentioned a possible partnership with HOCO and an estimated cost of \$30k.</p>	
Motion:	N/A
Second:	N/A
Outcome:	N/A

Action Item 6	Road Striping from corner of Rusty Rd and Angus to Rusty Rd. and Burns-Discussion
<p>Councilman Lee addressed issues with the section of road that the striping is no longer there. Interim Public Works Director, Krag Woodyard is going to look into the issue.</p>	
Motion:	N/A
Second:	N/A
Outcome:	N/A

Action Item 7	Ordinance- Annexation – Terry L. Brown /12.18 acres/ Hwy 247 connector and Gunn Road, West of Hwy 41
<p>Ordinance # 21-19Terry L. Brown requests the annexation and rezoning of property totaling 12.18 acres, tax parcel [062 005 E], located at Hwy 247 connector and Gunn Road, West of Hwy 41 and a request of C-2[General Commercial][City of Warner Robins].</p>	
Motion:	Councilman Curtis presented Ordinance #21-19, and moved to waive the second reading of Ordinance #21-19
Second:	Councilman Holmes
Outcome:	Councilwoman Robbins, Councilmen Lee, Lauritsen, Thomas, Holmes and Curtis voted for approval of the Ordinance.

Motion:	Councilman Curtis moved to approve the zoning request C-2[General Commercial][City of Warner Robins].
Second:	Councilman Holmes
Outcome:	Councilwoman Robbins, Councilmen Curtis, Holmes, Lauritsen, Lee, and Thomas voted for approval.

<b>Action Item 8</b>	<b>Rezoning Petition- Gunn Road Houston 20 LLC/C-2[General Commercial District][City] to the zoning of R-3[General Residential District][City]</b>
Gunn Road Houston 20 LLC – requests the rezoning of properties totaling 20.56 acres, located at Gunn Road, West of Hwy 41 from the zoning of C-2[General Commercial District][City] to the zoning of R-3[General Residential District][City].	
Motion:	Councilman Lauritsen moved to approve the rezoning and waive the second reading.
Second:	Councilman Lee.
Outcome:	Councilwoman Robbins, Councilmen Lee, Lauritsen, Thomas, Holmes and Curtis voted for approval.

<b>Action Item 9</b>	<b>Rezoning Petition– Al and Fattemeh Dehnad/from C-1[Neighborhood Commercial][City] to the zoning of C-2[General Commercial][City].</b>
Taken off the agenda. To be placed on the 8/5/19 agenda.	
Motion:	N/A
Second:	N/A
Outcome:	N/A

Action Item 10	Motion – Sewer Connection (101 Oakcrest Ln)
Councilman Holmes moved to deny sewer connection to 101 Oakcrest Lane	
Motion:	Councilman Holmes moved to deny sewer connection
Second:	Councilman Thomas
Outcome:	Councilwoman Robbins, Councilmen Lee, Lauritsen, Thomas, Holmes and Curtis voted for denial of sewer connection.

Action Item 11	Motion – Sewer Connection (114 Hawthorne Rd)
Councilman Lee moved to deny sewer connection to 114 Hawthorne Rd	
Motion:	Councilman Lee moved to deny sewer connection
Second:	Councilman Thomas
Outcome:	Councilwoman Robbins, Councilmen Lee, Lauritsen, Thomas, Holmes and Curtis voted for denial of sewer connection.

Action Item 12	Resolution – Memorandum of Agreement/Street Lights
A resolution of Mayor and Council of the City of Warner Robins authorizing Mayor Randy Toms to execute a memorandum of agreement with Houston County. Houston County will contribute \$200,000 to construction costs to install streetlights along the portion of right-of-way along Houston Lake Rd. from HWY 96 intersection along with Russell Pwky. The City will pay Flint Energies monthly rate for energy usage and maintenance of the lights.	
Motion:	Councilman Curtis presented this resolution and moved for its approval.
Second:	Councilman Holmes.
Outcome:	Councilwoman Robbins, Councilmen Lee, Lauritsen, Thomas, Holmes and Curtis voted for denial of sewer connection.

Action Item 13 Home Occupation Approvals

The following Home Occupation Permits are recommended for approval by the Planning and Zoning Board:

- Tarton Chew – 404 N Houston Road, Apt. 12 – request permission to operate an online sales business as a home occupation.
- Glynda Norwood – 610 American Blvd. – request permission to operate a cleaning service business as a home occupation.
- Jessica Hazouri – 214 Palomino Lane – request permission to operate a mobile bartender business as a home occupation.
- Candace Harper – 2006 Karl Drive, Apt. 2705 – request to operate an online sales business as a home occupation.
- Lavonia Height – 208 Athens Street – request to operate cleaning service business as a home occupation.
- Kendall Scott – 247 Somerset Drive – request to operate a speech and language therapy business as a home occupation.

Motion:	Councilman Thomas moved to approve.
Second:	Councilman Lauritsen.
Outcome:	Councilman Curtis abstained, Councilwoman Robbins, Councilmen Lee, Lauritsen, Thomas and Holmes voted to approve.

**Closed Session:** During the Pre-Council work session, Mayor Toms requested a motion to enter into an executive session to discuss personnel and real estate. Councilman Curtis moved for an executive session to discuss personnel and real estate; Councilman Holmes seconded the motion. Councilwoman Robbins, Councilmen Curtis, Holmes, Lauritsen, Lee, and Thomas approved of the motion. The Council meeting was closed at 5:36 pm; the closed session ended at approximately 6:15 pm., City Clerk is in possession of closed session minutes.

**Citizen Comments:** Louse McBride, Rita Simon and Robin Gosline.

**Adjournment:** 6:49 p.m.

**Next Regular Council Meeting:** Monday August 5, 2019

Mandy Stella  
Acting City Clerk

**CITY OF WARNER ROBINS  
STATE OF GEORGIA**

**RESOLUTION**

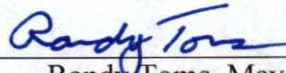
WHEREAS, the City of Warner Robins entered into a municipal advisory agreement with Terminus Municipal Advisors, LLC (“Terminus”) dated June 19, 2017; and

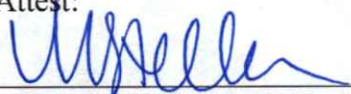
WHEREAS, it is the desire of the Mayor and Council to amend said agreement by expanding the scope of services to be provided to the City.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Council of the City of Warner Robins authorize Mayor Randy Toms to execute an amendment to the said agreement with Terminus to provide services developing comprehensive operational and financial reviews and implementing a strategic plan to address management issues, as more specifically set forth in said amendment document.

This 5<sup>th</sup> day of August, 2019.

**CITY OF WARNER ROBINS, GEORGIA**

By:   
Randy Toms, Mayor

Attest:  
  
Mandy Stella, Interim City Clerk

**AMENDMENT TO MUNICIPAL ADVISORY AGREEMENT BETWEEN  
CITY OF WARNER ROBINS, GEORGIA AND TERMINUS MUNICIPAL ADVISORS, LLC**

**THIS AMENDMENT** entered into this 1st day of May 2019, by and between **TERMINUS MUNICIPAL ADVISORS, LLC**, ("Terminus"), and **WARNER ROBINS, GEORGIA** (the "City") to amend, change and modify the Municipal Advisory Agreement between Terminus and the City dated 8, 2019 (the "Agreement").

Notwithstanding anything in the Agreement to the contrary, Terminus and City agree as follows:

1. The Agreement is amended by adding a "Section I-A. Additional Requested Municipal Advisory Services" after "Section I "General Municipal Advisory Services" to read as follows:

**"Section I-A. Additional Requested Municipal Advisory Services**

Terminus will perform the following duties related to providing an enhanced scope of services:

The development of a comprehensive operational and financial review coupled with the implementation of a strategic plan to support overall City management and effective.

- Terminus' primary objective will be to partner with City leadership and staff to accomplish several key initiatives in support of the City's overall mandate. The principal benefits sought by the City and Terminus through this process includes:
- Enhanced financial reporting and accountability to support strategic initiatives;
- Improved integration of the City's financial planning process with the City's decision-making framework;
- Enhanced governance and administration management that seeks the alignment of existing operational resources and staff necessary to meet City mandates and future plans;
- Increasing the City's operating and financial horizon and ability to address unforeseen external municipal pressures;
- Quantification of strategic initiatives and the development of effective long-term planning and control supports that will address the vision, mission and programming needs of the City.

Please see attached presentation which serves as supplemental information to the contract amendment.

2. The Agreement is further amended in "Section III: Fees and Expenses" by amending the first paragraph to read as follows:

For services hereunder, the City will pay fees to Terminus as follows: (a) Monthly: \$10,000.00 per month, payable in arrears on the last day of each month for work outlined in Section's I and Section 1-A of the Agreement. All out-of-pocket expenses incurred by Terminus in connection with this contract will be included within the monthly retainer.

The City shall pay all costs of issuing any notes or bonds including underwriting, bond counsel, underwriter's counsel, rating agency fees, trustee fees and other customary and related transaction fees of transaction participants engaged by the City. Terminus will receive a transaction fee equal to the greater of \$1.00 per \$1,000.00 or \$25,000.00 per series of any bonds or debt instruments issued by the City.

All other terms and conditions of the Agreement, except those expressly modified herein, shall remain in full force and effect.

**IN WITNESS WHEREOF**, the parties hereto have executed this Amendment as of the day and year first above written.

**TERMINUS MUNICIPAL ADVISORS, LLC**

**CITY OF WARNER ROBINS, GEORGIA**

By: \_\_\_\_\_

By: Randy Tomz

Title: \_\_\_\_\_

Title: Mayor

Date: \_\_\_\_\_

Date: 08/08/19

**STATE OF GEORGIA  
CITY OF WARNER ROBINS**

**RESOLUTION**


BE IT RESOLVED by the Mayor and Council of the City of Warner Robins authorize Mayor Randy Toms to execute the attached Development Agreement by and among the City of Warner Robins, Georgia, The Development Authority of the City of Warner Robins, Georgia and Woda Cooper Development, Inc. pending the grant being lifted.

This 5<sup>th</sup> day of August, 2019.

**CITY OF WARNER ROBINS, GEORGIA**

By:   
Randy Toms, Mayor

Attest:

  
Mandy Stella, Interim City Clerk

CITY OF WARNER ROBINS  
STATE OF GEORGIA

RESOLUTION

WHEREAS, the following employee is recommended for promotion by their respective departments,

WHEREAS, the Mayor and City Council deem such recommendations beneficial,

NOW, THEREFORE, BE IT RESOLVED that these promotions be approved as follows:

-1-

Robert Welch, promoted from Utilities Locator, Job Class #962, Grade 14, Utility Department, to Utility Locate Crewleader, Job Class #977, Grade 16, Utility Department, to be effective August 12, 2019.

This 8 day of August, 2019

By: Randy Toms  
Randy Toms, Mayor

ATTEST:

Mandy Stella  
Mandy Stella, Interim City Clerk

ORDINANCE

WHEREAS, the Mayor makes the following recommendations to the City Council for changes in the City of Warner Robins Classification Plan,

WHEREAS, the Mayor and City Council deem such recommendations beneficial,

NOW, THEREFORE, BE IT ORDAINED that the City Classification Plan be amended as follows:

-1-

Reclassify the position of Crime Scene Investigator, Job Class #624, Grade 14, Police Department, to Grade 15. Incumbent to receive a 10% pay increase.

BE IT ORDAINED that this amendment was first read on 5 day of August, 2019, was adopted this 5 day of August, 2019 and shall become effective on the first day of the next pay period.

This 8 day of August, 2019.

CITY OF WARNER ROBINS

By: Randy Toms  
Randy Toms, Mayor

ATTEST:

Mandy Stella  
Mandy Stella, Interim City Clerk