

OFFICIALS PRESENT: Danny Dunagan, George Wangemann, Sam Couvillon,
Zack Thompson, Barbara Brooks
OFFICIALS ABSENT: Ruth Bruner
STAFF PRESENT: Bryan Lackey, Angela Sheppard, Abb Hayes, Denise Jordan

Mayor Dunagan called the meeting to order at 9:00 AM and served as the presiding officer.

ANNOUNCEMENT:

Gainesville, Georgia's Birthday

Mayor Dunagan announced today is the City's 196th birthday.

DEPARTMENT ISSUES:

2017 Employees' Community Trust Fund Campaign

Community Service Center Director Phillippa Lewis Moss recognized employees for their efforts and commitment toward collecting contributions for this annual campaign. She announced \$51,797 was raised for United Way.

58th Mayor's Motorcade Presentation

Senior Secretary Gwen Fleming presented a check to Avita as part of the Mayor's Motorcade presentation noting there were also gift donations. She expressed appreciation to city employees.

Fiscal Year 2017 Retirement Plan A Actuarial Valuation

Chief Financial Officer Jeremy Perry summarized the actuarial valuation data indicating all Governmental Accounting Standards Board (GASB) requirements were met. There were no changes to the plan and the current contribution levels will continue.

City Manager Bryan Lackey noted Retirement Plan A is above its funding requirements and doing very well.

Later in the meeting, Actuary Malichi Waterman confirmed the plan is doing well and shared his expectation that it would be 75% funded in the next 10 years. He stated it is important to consider information within context noting the funding level doesn't mean much if the appropriate contributions are not occurring. Mr. Waterman confirmed the plan is appropriately funded.

Resolution: Retirement Plan A Contract for JP Morgan Special Situation Property Fund Investment

Deputy Chief Financial Officer Matt Hamby stated the equity portfolio exceeded the maximum thresholds thus requiring the portfolio to be rebalanced. The proposed resolution allowed \$2 million to be transferred from equity into real estate comingle funds.

Placed on the December 5, 2017 Council Meeting Consent Agenda

Resolution: First Quarter Budget Adjustment for Fiscal Year 2018

Deputy Chief Financial Officer Matt Hamby stated the proposed resolution was presented in accordance with city policy and confirmed everything was balanced. One major adjustment establishes a police incentive program for the second, third and fourth quarters.

Placed on the December 5, 2017 Council Meeting Consent Agenda

New Pawn Shop Application: Capital Title Pawn

City Marshal Debbie Jones presented a new pawn shop application noting all was in order for the business located at 1705 Cleveland Highway.

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Resolution: FY2018 Water Main Improvements Design and Bidding Services

Civil Engineer Jason Perry reported staff maintains a list of roads with water mains to be addressed. The proposed resolution authorized a contract with Columbia Engineering and Services, Inc. to complete the design and bidding services at a cost not to exceed \$110,000. Expenditures will be paid from the Water Resources Capital Projects Fund.

Upon inquiry by the Mayor, it was noted that the original list had been completed and staff was addressing newly recognized areas needing improvements.

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Update: Tourism Economic Impact

Tourism Manager Regina Dyer discussed the economic impact of tourism. She also discussed upcoming events before mentioning future opportunities which include development of a tourism master plan.

Public Hearing Item for December 5, 2017 Council Meeting

Request from Pro Building Systems to annex 0.516± acre tract located on the north side of Browns Bridge Road, east of Tipton Drive and having road frontage on S. Smith Road and Browns Bridge Road (a/k/a 2431 S. Smith Road) and to establish zoning as General Business (G-B). Ward Number: Four. Tax Parcel Number(s): 0-01-007-004. Request: Auto collision center.

Planning Manager Matt Tate summarized the application. The staff along with the Planning and Appeals Board recommended approval with five conditions.

Placed on the December 5, 2017 Council Meeting Agenda

Public Hearing Item for December 5, 2017 Council Meeting

Request from Chris Patton to annex a 0.98± acre tract located on the northwest side of the intersection of Old Flowery Branch Road and Memorial Park Drive (a/k/a 2510 Old Flowery Branch Road; 2026 Memorial Park Drive) and to establish zoning as Residential-II (R-II). Ward Number: Four. Tax Parcel Number(s): 08-014-005-005 and 006. Request: 9 apartment units.

Planning Manager Matt Tate summarized the application. The staff along with the Planning and Appeals Board recommended approval with seven conditions.

Placed on the December 5, 2017 Council Meeting Agenda

Mayor Dunagan asked if the four way stop on Memorial Park Road could be evaluated for the purpose of reducing traffic congestion.

It was noted that Memorial Park Road was in the county and this suggestion would be submitted for consideration.

Council Member Wangemann commented on the need for a street light in the area from Browns Bridge Road to Old Flowery Branch Road.

MAYOR/COUNCIL ISSUES:

Appointments: Gainesville Non-Profit Development Foundation

Mayor Dunagan nominated Maria Calkins, Audrey Simmons and Joy Griffin for reappointment.

Placed on the December 5, 2017 Council Meeting Consent Agenda

Appointments: Historic Preservation Commission

Mayor Dunagan nominated Jim Walters and Bill Bush for reappointment. He also nominated Cathy Day to replace Kevin Meyer.

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CITY CLERK ISSUES:

City Clerk Denise Jordan reminded everyone that the December 14, 2017 Work Session will begin at 10:00 AM due to the Eggs & Issues breakfast.

ASSISTANT CITY MANAGER ISSUES:

Donations to Good News at Noon

Assistant City Manager Angela Sheppard stated donations to Good News at Noon were being accepted for the Children's Ministry in lieu of gift exchange.

High Pointe Subdivision

Assistant City Manager Angela Sheppard reported Scott Ball had been advised the city will participate in the seal coating of High Pointe Subdivision.

Sergeant Joe Britte Retirement Reception

Assistant City Manager Angela Sheppard reminded everyone of Sergeant Joe Britte's retirement reception.

EXECUTIVE SESSION:

City Manager Lackey requested an Executive Session to discuss real estate matters.

Mayor Dunagan requested an Executive Session to discuss personnel matters.

Motion to close the Work Session at 9:38 AM to enter an Executive Session to discuss real estate and personnel matters.

Motion made by Council Member Wangemann

Motion seconded by Council Member Brooks

Votes favoring the motion: Wangemann, Couvillon, Thompson, Brooks

Absent: Bruner

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City Manager Bryan Lackey, Assistant City Manager Angela Sheppard, City Attorney Abb Hayes, Community Development Director Rusty Ligon and Special Projects Manager Jessica Tullar attended a portion of the Executive Session.

Motion to close the Executive Session at 11:15 AM.

Motion made by Council Member Thompson

Motion seconded by Council Member Wangemann

Votes favoring the motion: Wangemann, Couvillon, Thompson, Brooks

Absent: Bruner

OTHER BUSINESS:

Email

Council Members commented on receiving spam messages in their email accounts.

ADJOURNMENT: 11:18 AM

/dj

C. Danny Dunagan, Jr., Mayor

Denise O. Jordan, City Clerk