



City of Fairburn
Mayor and Council Meeting- Zoom
July 26, 2021
7:00 pm

- I. The meeting was called to order at 7:00 pm by the Honorable Mayor Elizabeth Carr-Hurst.
- II. Roll Call was taken by City Clerk, Deannia Ray with the following members present:

The Honorable Mayor Elizabeth Carr-Hurst	
The Honorable Mayor Pro Tem Alex Heath	The Honorable Linda J. Davis
The Honorable Pat Pallend	The Honorable Hattie Portis-Jones
The Honorable Ulysses J. Smallwood	The Honorable James Whitmore

The attendance of Council constituted a quorum and the meeting proceeded.

City Attorney Randy Turner was also in attendance.

- III. The invocation was led by Pastor Charles Ramsey with St. John AME Church.
- IV. Adoption of City Council Minutes:
Motion to approve the July 26, 2021, City Council Minutes (Zoom) was made by Mayor Pro Tem Heath and the second was provided by Councilman Smallwood. Vote: 6-0: Motion Carried.
- V. Adoption of the Council Agenda:
Motion to approve the Council agenda was made by Councilwoman Davis and the second was provided by Mayor Pro Tem Heath. Councilwoman Portis-Jones asked for a substitute motion for the discussion on dates for political signs since there was not a scheduled Council meeting before qualifying. Mayor Carr-Hurst asked for a motion to move the dates for political signs to agenda item #4. Councilwoman Portis-Jones made a motion to move the dates for political signs to the regular agenda as item # 4. Councilwoman Davis seconded the motion. Vote: 6-0: Motion Carried.
- VI. Presentation:
City Clerk, Deannia Ray introduced Mr. Doug Moses with Mauldin & Jenkins to discuss the financial update on the City of Fairburn's fiscal year 2019-2020. Mr. Moses stated that Mauldin & Jenkins was founded in 1918 and they have twelve offices, four of which are in Georgia. They currently service 115 municipalities in the Southeast and have approximately 90 professional staff persons with government experience. They audit over 400 governments in the Southeast to include 115 cities, 55 counties, 55 school systems, 40 state entities and 140 special purpose entities. Mr. Moses stated that the audit was performed in accordance with Generally Accepted Auditing Standards (GAAS). The basic financial statements are the responsibility of the Mayor, Council and City's management. Mauldin & Jenkins opinion is based on financial statements. They gave an unmodified opinion on compliance with the major federal program for the coronavirus relief funds. The City received about \$700,000 for relief funds and were given a clean audit for those funds.

As of March 24, 2021, the city submitted their financial report to the Department of Audits and GFOA. Hats off to management staff for working very hard to meet that deadline. Mauldin & Jenkins received full cooperation with City management, staff, and others. There were no disagreements on accounting issues or financial reporting matters. He discussed the financial trends with Council.

The electric fund, water and sewer funds and other proprietary funds are consistent. The fund balance for the general fund as of September 30, 2020, was \$15.5 million, very strong numbers. As of other government funds, our balance was \$4.7 million in 2019 and that number moved to \$5.5 million in 2020. In the capital projects fund, the City went from \$1.9 million in 2019 to \$2.2 million in 2020. The net position showed an upward trend over the years. He stated they did not have any findings, again that's awesome and hats off to the management staff. They identified 239 checks totaling \$45,770 which have been outstanding for over five (5) years, and recommended the City evaluate the status of those checks and the amounts be remitted to the Georgia Department of Revenue in accordance with the state's escheat laws.

Councilwoman Hattie Portis-Jones asked if there was a standard or how much cash we should have, or can it be reallocated? Mr. Moses stated that there is no standard, but it does depend on the City's overall strategic plan over the next couple of years. There is no maximum threshold, but it is recommended to have a good reserve to be able to weather any storm that may arise. Councilwoman Portis-Jones requested fund balances for the other funds and Mr. Moses advised everyone to see page 23 and page 61 for that information. Councilwoman Portis-Jones requested a copy of the entire report. Mayor Pro Tem Heath had a question about keeping the reserve money in the general account and Mr. Moses stated that you can leave reserve money in the general fund, depending on your year end and the amount you would need. Some cities leave a 6 to 12-month reserve. The Mayor thanked Mr. Moses for his presentation and asked Mr. Taylor to get the requested pages to Council.

VII. Discussions:

1. Juneteenth Holiday – Mayor Carr-Hurst stated that Juneteenth is now a federal holiday and was signed into law by President Joe Biden on June 17th. The City of Fairburn celebrated Juneteenth on June 18th at our first Third Friday event that was held at the Frankie Arnold Stage and Courtyard. The City of Fairburn presently has ten official holidays and discussed Juneteenth as holiday number eleven. On June 14th, city council recognized June 19th as Juneteenth by Proclamation. All city council members agreed to add Juneteenth as the eleventh holiday. Councilwoman Portis-Jones requested to see the financial impact on adding the holiday. Mayor Carr-Hurst stated that Mr. Rod Taylor would be presenting the new budget to Council in the next few weeks and the financial impact would be presented at that time. This discussion will come back as an agenda item.
2. Police & Fire Training – Mayor Carr-Hurst stated she had both Chief Robinson and Chief Mathis on the line, she was privy to go out last week to see the burn station and the firing range. Chief Robinson wanted to brief everyone on the work that has been done. He stated that they have a Class B (metal) building as a training facility and it will allow them to have state certified classes and allows them to train inside the city limits which will keep our trucks in service. He stated they have had to use Peachtree City's facility and have taken the trucks out of the City for half a day. A lot of the materials have been donated, leaving very few items for the City to purchase. The cost savings have been amazing. Chief Mathis stated that Chief Robinson is being very humble on this project, Chief Robinson, Michael Lynch and Deputy Chief Bazydlo have worked tirelessly with local vendors to donate their time and

equipment. The gravel, asphalt, railroad ties and the dirt have been donated. We have a state-of-the-art facility. Chief Mathis stated that he assessed the needs in the police department and one of the areas we were lacking was training. We've had to beg to go to a couple of places to qualify or pay for training. The way the building is designed, the direction is probably two miles from the nearest home. He feels this is a perfect situation and appreciates being able to do this and encouraged everyone to come look at the facility.

Mayor Pro Tem Heath asked if the area was large enough for them to shoot weapons and use the burn station at the same time. Chief Mathis stated yes, and the Mayor stated that we could let other agencies use it and charge a fee. She asked Chief Mathis if they had to pay to use other facilities. He stated that Forest Park charged them, and they were able to go to Senoia a couple of times for free but had to drive out of the city limits for a few hours with ten officers. Councilwoman Portis-Jones stated that was great news about the new facility and suggested an organized tour for safety reasons. Everyone agreed to meet on Friday, July 30th at 2 pm to tour the facility except for Councilman Smallwood. Mayor Pro Tem Heath asked about the insurance premium for the building and Chief Mathis stated that there shouldn't have any but the burn house should help with the ISO rating. Chief Robinson confirmed.

3. Reopening of City Hall – Week of August 16-18, 2021. Mayor Carr-Hurst explained that the Delta and SARS variant is out, and she is not ready to completely open any City buildings. We do not have the protective shields up at City Hall and Mr. Stokes has been unable to get the air conditioning filters retrofitted, and the air system went down. We are still having issues. South Fulton has opened a couple of hours a few days a week; not sure of other cities who have opened. Mayor would like to open on the days of qualifying, which is Monday, August 16th through Wednesday, August 18th. Councilman Smallwood would like to keep City Hall closed and open for qualifying only.

Councilwoman Davis stated that we originally were to open in June and wanted to know what obstacles we were facing to get the filters retrofitted and would like to discuss opening a couple of days prior to qualifying. Mayor asked for Mr. Harvey Stokes to be unmuted. Mr. Stokes stated they have tried the filtration system on the roof top units that we have, the problem is this system is not your conventional everyday HVAC system. The units on top of City Hall require a six-inch filter. The filtration system that would eliminate this virus adds another two inches and restricts the air supply, so it does not work. It's too thick. We are trying to modify the filter so we can get the correct filter size. Councilwoman Davis asked if the delay was because of the size of the filters. Mr. Stokes stated that the two-inch filter restricts air flow and will not work. We are trying to get rid of the four-inch filter and come back with one filter.

Councilwoman Davis asked Mr. Stokes if he was having trouble getting a six-inch filter and he said in order to modify we will have to get a new rack built; we have three units that cool city hall. He stated that the finance department, human resources offices and the council chambers have different units. She asked Mr. Stokes a time frame in which he could have this fixed. Mr. Stokes asked for another couple of weeks.

Councilwoman Portis Jones asked Mr. Stokes if his team would be retrofitting the racks and Mr. Stokes stated that he would hire a certified company to do the work and is currently working with two companies to find a solution. She asked about the other city building units and Mr. Stokes stated that most of the buildings have residential units which would require a filter change only but the police department has the same units as City Hall, so he anticipates

some issues here.

Councilwoman Portis-Jones is concerned we are not open for business. Mayor Carr-Hurst stated that we are open for business every day. Staff goes outside to meet people and would like to see Mr. Stokes get this issue resolved. We may have to purchase new units if we can't get these filters retrofitted. Councilman Pallend suggested we open only for people to qualify and stay closed; we need to be cautious and conservative. Councilwoman Davis and Councilman Whitmore agreed with Councilman Pallend and stated City Hall should open for the individual coming to qualify only. Councilwoman Portis-Jones requested that signs be put up and communicated via social media on the protocols entering City Hall.

VIII. Public Comment: There was no public comments.

IX. Agenda Items

1. Police Department

Deputy Chief Anthony Bazydlo

For Mayor and Council to approve the sale of surplus vehicles. Deputy Chief Bazydlo stated the police department was anticipating purchasing several new vehicles beginning with the new fiscal year. The fleet of vehicles was evaluated and determined that four vehicles could be sold. Two of the vehicles were seized in criminal cases and two that are older and in need of costly repairs. Motion to approve the sale of surplus vehicles was made by Councilman Pallend and seconded by Councilman Whitmore. Vote: 6-0: Motion Carried.

2. Community Development

Mr. Lester Thompson

For Mayor and Council to approve an amendment to the Intergovernmental Agreement (IGA) with the South Fulton CID to provide additional supplemental funding for the Oakley Industrial Boulevard Full-Depth Reclamation Project. Mr. Thompson stated that the City of Fairburn had received a funding commitment of \$390,000 in construction funding for the Oakley Industrial Boulevard full-depth reclamation project from the South Fulton CID through a previous IGA approved at the April 20th City Council meeting. The project scope was increased with the addition of add alternate #1 when the City of South Fulton agreed to participate in the project.

The proposed cost to add alternate #1 (Oakley Industrial Boulevard from SR74 to SR92) is \$720,027.78. An IGA with the City of South Fulton to include add alternate #1 in the project scope was approved at the June 14th City Council meeting. This IGA made the City of South Fulton responsible for \$504,019.45 of the anticipated cost, leaving a funding gap of \$216,008.33. At the June 25th South Fulton CID board meeting, the board agreed to cover this funding gap. Mr. Thompson recommended that Mayor and Council approve the Amendment to the Agreement with the South Fulton CID for the Oakley Industrial Boulevard. Motion to approve the amendment to the agreement with South Fulton CID for the Oakley Industrial Boulevard full-depth reclamation projection was made by Councilman Whitmore and seconded by Councilman Pallend. Vote: 6-0: Motion Carried.

3. City Attorney

Mr. Randy Turner

For Mayor and Council to approve and accept a Deed of Gift and Limited Warranty Deed with reversionary interest from The Bedford School, Inc. in favor of the City of Fairburn. Mr. Turner stated that pursuant to referendum approval and the issue of general obligation bonds, the City of Fairburn seeks to construct a new fire station on Milan Road in the immediate vicinity of The Bedford School. The fire station will be constructed on a three (3)

acre tract presently owned by The Bedford School, Inc. and which has been identified, investigated and surveyed by the City as the most appropriate location to serve the surrounding community. The Bedford School, Inc. has agreed to transfer the property by Deed of Gift and Limited Warranty Deed with Reversionary Interest. The terms of the Gift and Reversionary Interest have been negotiated as follows:

Grantee shall construct upon property a fire station to be permanently equipped, staffed and operated for the benefit of the citizens of the City of Fairburn. Grantee shall construct upon the property no outbuildings or storage structures, but shall permanently use property for the aforementioned fire station; provided, further, that if Grantee shall ever cease to use property exclusively for the location of a permanently equipped, staffed and operating fire station, title as conveyed herein shall revert back to Grantor and Grantee shall return property to grantor in its natural condition free from any improvements made thereto.

After discussing concerns about the restrictions and reverting the property back to the Grantor if the City ever decided in the future not to have a fire station at this location, a motion was made by Councilwoman Portis-Jones to table this item until the August 23, 2021, City Council meeting to allow the City Attorney to discuss public safety presence with The Bedford School. The second was provided by Councilman Pallend. Vote: 6-0: Motion Carried.

4. Office of the Mayor

Mayor Elizabeth Carr-Hurst

For Mayor and Council to discuss dates for political signs. Mayor Carr-Hurst stated that qualifying will be held on Monday, August 16th, Tuesday, August 17th, and Wednesday, August 18th, 2021. The qualifying times are hours 8:30 am to 4:30 pm. We will be closed between the hours of 1:00 pm and 2:00 pm. The Mayor stated as of now, political signs are allowed in private yards and businesses and historically we have allowed signs in the right of ways which began first day of qualifying. Campaign signs on the City's major thoroughfares are prohibited from Highway 74 (leaving Peachtree City entering into Fairburn) in the median (middle area of four lane) through the Highway 29 overpass.

The clerk is working on rules and regulations for the political signs and will be sending those out to all council members and will also include the removal of signs after the election is over. These rules and regulations will also be given to everyone that qualifies. August 16th -18th are the qualifying dates and are also days political signs may be placed in the right of ways in the City of Fairburn. Code Enforcement has removed signs in the City in the last six weeks because they were placed in the right of ways or in the median. After discussion of how many days after election the signs need to be removed, everyone agreed to five business days.

Councilwoman Portis-Jones asked if we need to make a formal vote to open City Hall for qualifying. City Attorney, Randy Turner stated that we were operating under an ordinance and suggested Council take a vote. Mayor Pro Tem Heath made a motion to open City Hall on August 16th, 17th and 18th for people/individuals that are qualifying for office. The second was provided by Councilman Ulysses Smallwood. Vote: 6-0: Motion Carried.

X. Council Comments:

Councilman Whitmore had no comment.

Councilman Smallwood had no comment.

Councilwoman Portis-Jones had no comment.

Mayor Pro Tem Heath congratulated Lester Thompson for the excellent job done on resurfacing Oakley Industrial Boulevard.

Councilwoman Davis had no comment.

Councilman Pallend had no comment.

Mayor Carr-Hurst informed Council that on Tuesday, July 20th, the City of Fairburn received the first payment of \$3,103,090 from the American Rescue Plan Act.

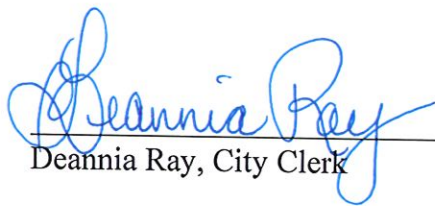
On Thursday, July 29th, the Mayor asked Council to come by for the Community Garden dedication with Representative Mandisha Thomas. She will be holding a press conference on state funding for the South Fulton Young Farmers program.

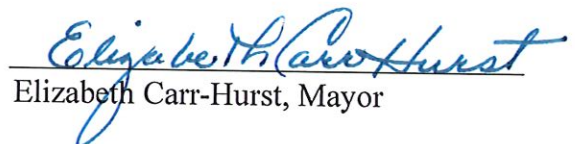
The Mayor stated last Thursday she met with David Hughes, and received a deed for the land behind the cigar studio lounge. They quit claimed the property to the City of Fairburn. While there she met a special guest, academy award winner Lou Gossett. He lives in Fayetteville and travels through Fairburn and is interested in doing something for the City of Fairburn. She will meet with him on Thursday and will keep us posted.

Mayor Carr-Hurst is getting ready to sign the IGA with Fulton County for TSPLOST on August 2nd at 9 am, all fourteen cities will appear at the Government Center.

XI. Executive Session – N/A

XII. Adjournment: At 9:03 pm, with no further business of the City of Fairburn, the motion to adjourn was made by Councilwoman Davis and the second was provided by Councilman Pallend. Vote: 6-0: Motion Carried.


Deannia Ray, City Clerk


Elizabeth Carr-Hurst, Mayor

