

MINUTES
OF THE REGULAR MEETING
OF THE MANCHESTER CITY COUNCIL
OCTOBER 10, 2022, 5:00 pm

MEMBERS PRESENT:

Mayor Mike Brening
Mayor Pro Tem Judy Foster Pike
Councilmember Jimmy Dyer
Councilmember Quardez Warrior
Councilmember Nell Wilkins (via phone)

STAFF PRESENT:

City Manager Mark Pullium
City Clerk Angel Fowler
City Attorney Nathan Lee
Police Chief Gray Couch
Utility Director Sam Summers
Fire Chief Ben Williams
Recreation Director Tangela Cummings

Mayor Brening called the meeting to order at 5:03 pm.

Mayor Brening advised the council that Councilmember Wilkins is not present at the meeting but is on the phone.

City Manager Pullium gave the Invocation and Pledge of Allegiance.

Mayor Brening made the motion to approve October 10, 2022, agenda, Mayor Pro Tem Pike seconded, all approved.

Mayor Pro Tem Pike made the motion to approve the September 12, 2022, minutes, Councilmember Warrior seconded, all approved.

Councilmember Dyer made a motion to approve the September 22, 2022, Special Called meeting minutes, Councilmember Wilkins seconded, all approved.

No Appearances/Public Comments

Mayor Brening made the motion to award the Water Storage Tank Rehab Project and Maintenance Contract to American Tank Company. American Tank was the only bidder for this project. The tank refurbish cost will be \$774,426.00, well below the budget of \$875,000.00 and the annual maintenance cost will be \$80,117.00 with a 3% inflation factor beginning in 5 years. Mayor Pro Tem Pike seconded the motion, all approved.

There was a lengthy discussion about the Police Department implementing a K-9 unit. The K-9 unit will be paid for with seized funds and will be sophisticated tool to enhance the capabilities of patrol at crime scene, locate and apprehend violent suspects while reducing risk to the community. The K-9 unit will detect narcotics substances, evidence recovery and the safeguarding of human life. The K-9 and officer will be trained without cost to the city. Councilmember Dyer made the motion to move forward with the purchase of the K-9, Mayor Pro Tem Pike seconded the motion. The motion passed 4-1 with Councilmember Wilkins opposed.

City Manager Pullium updated the council on the Standard and Poors Bond Rating. The city was able to keep their bond rating almost the same. The city will have to get the water loss under control, because this will affect the next bond rating. The city will need to get a rate study done on the water rates at some time in the future. City Attorney Lee advised the council that rate study is needed because you do not want USDA to come in and tell the city what the rates need to be.

City Manager Pullium presented the Council with Reserve Fund Policy and Debt Management Policy. The Reserve Fund Policy is to provide guidelines for working capital reserve in general, water and sewer and solid waste funds to help offset economic downturns, provide sufficient working capital, and provide for sufficient cash flow for current financial needs. Mayor Brening made the motion to adopt the Reserve Fund Policy, Councilmember Warrior seconded, all approved.

The Debt Management Policy is to provide guidelines for issuing debt for the city. This policy will be used as a framework to ensure the city will meet its obligations in a timely manner, for public policy development, and for managing the capital improvement program. Mayor Brening made the motion to adopt the Debt Management Policy, Councilmember Warrior seconded, all approved.

Pavement Repair Solutions presented a plan to repair the cracks on Main Street at a cost of \$18,700, pothole repairs and utility and raising and lowering manholes in the city. The pothole repair would cover all the streets in the city at a cost of \$102,680 except for recently resurfaced streets. The crack seals on Main Street will cost \$18,700 and is from traffic light to traffic light. Mastic at a cost of \$179,400 for utility cuts. Entire cost totals \$300,780. TSPLOST Funds will be used to pay for these projects. There was discussion about raising manholes but due to the cost no action was taken on this item. Mayor Brening made the motion to proceed with Main Street repair, fix potholes and utility cuts on all city streets per discussion, Councilmember Wilkins seconded, all approved.

The council discussed the rental of the Community Building and to go back to the original rate of \$500 rental, \$100 deposit. The deposit would be returned after the building is cleaned up. Recreation Director Tangela Cumming advised the council that rate is reasonable compared to other cities in our area, the building includes 15 tables, 200 chairs and renter has the building for 12 hours. Mayor Pro Tem Pike said the city needs to consider the wear & tear on building, the utilities and insurance. Councilmember Wilkins said it is used for funerals; the families are already stressed. Councilmember Warrior the city needs to look at the fees and policy. Mayor Brening made the motion to return to original Community Building Agreement, the rate would return on January 1, 2023. Mayor Pro Tem Pike seconded, Councilmember Dyer agreed, Councilmember Warrior and Councilmember Wilkins opposed.

City Manager Pullium covered his monthly budget update.

No Old Business

No New Business

Mayor comment:

Trick-Treat October 31, from 6-9 pm

Veteran Parade will be November 5th at 11:00 am

Railroad Days will be October 22, 2022

Council Comments:

Councilmember Wilkins:

The bridge will not open until mid-November.

Mayor Pro Tem Pike:

T-Mobile will present the Manchester Development Authority a \$50,000 grant check on Friday, October 14th at 2:00 pm.

Prince Concert October 21st

Councilmember Warrior:

SPLOST monies paid the school debt off, no more debt for the schools.

Report Card Conference will be held October 17 at 8:30 am at Manchester High School, you must arrived by 8 to register.

Councilmember Dyer saw Mike Stewart at Class Reunion

City Manager Report:

Have a seat vacant on the Planning & Zoning Committee

Cell Tower Ordinance

Several fire hydrants need to be repaired

Still focusing on the water loss and have found some issues that have been resolved

No City Attorney Comments:

Department Head Comments:

Recreational Director Tangela Cummings: Georgia Power has repaired the lights at the City Pond

Flag Football start Monday, October 17th

Solar lights/motion lights at the Pavilion

Utility Director Sam Summers

Appreciate the council for approving the road repairs.

No Executive Session

Councilmember Warrior made the motion to Adjourn, Councilmember Dyer seconded, all approved. 7:40 pm.

Mike Brening, Mayor

Angel Fowler, City Clerk