

The regular meeting of the Mayor and Council was held at Dublin City Hall, on Thursday, November 20, 2025, at 12:12 PM.

Mayor Joshua Kight called the meeting to order. Council members Bill Brown, Tess Godfrey, Sara Kolbie, and Paul Griggs were present. Council members Chris Smith and Bennie Jones joined the meeting via telephone. The invocation was given by Sara Kolbie followed by the pledge of allegiance to the flag.

SPECIAL PRESENTATIONS

Daniel Gaddis from Department of Community Affairs presented Mayor and Council with a PlanFirst Designation for the years 2026-2028, establishing the fourth consecutive presentation of such designation to the City of Dublin.

APPROVAL OF NOVEMBER 06, 2025 CITY COUNCIL MEETING MINUTES

A motion was made by Councilman Paul Griggs and seconded by Councilman Bill Brown to approve the November 6th, 2025, City Council Meeting minutes. The motion carried 6/0.

APPROVAL OF BILLS OVER \$15,000

A motion was made by Councilman Paul Griggs and was seconded by Council member Tess Godfrey to approve the following bills. The motion carried 6/0.

CHECK#	DATE	PAYMENT TO	PURCHASE	AMOUNT
RetirementOCT	10/31/2025	GMEBS-Retirement Trust Funds	Oct 25 Admin Fees	168,073.59
46759	10/31/2025	Truist Bank	Fire Fighting Vehicles and Equip	120,279.04
46755	10/31/2025	Thomas & Hutton Engineering Co	Springdale/Madison/Indust Improvements	73,353.65
46754	10/31/2025	T. Lake Environmental Design	Landscaping Services	18,274.43
46746	10/31/2025	Ryland Oil Co	Restock Fuel	16,788.20
46726	10/31/2025	Law and Order Technology LLC	Laptops, Docking Station	21,603.78
46716	10/31/2025	Grosch Drilling Enterprises Inc	Pump Repair #2 RPS	28,376.00
	10/31/2025	City of Dublin-Wells Fargo Account		17,069.47
	11/03/2025	City of Dublin-Wells Fargo Account		19,020.76
DFT0003383	11/07/2025	Strategic Benefit Resources LLC	Stop-Loss Admin Fees	54,512.99
46806	11/07/2025	Visit Dublin Ga	Hotel/Motel October 2025	44,657.51
46804	11/07/2025	Teen Challenge Southeast Region-Dublin	Litter Pick Up	20,880.00
46785	11/07/2025	Dublin-Laurens Co Recreation	Hotel/Motel October 2025	44,657.51
46784	11/07/2025	Downtown Development Authority	Hotel/Motel October 2025	22,328.78
46775	11/07/2025	ABS, Inc	Program for Trickling Filters	15,000.00
46774	11/07/2025	A&H Services LLC	Fiber Install	34,575.00
DFT0003384	11/10/2025	Employee Benefit Manager Services LLC	EBMS Monthly Bill	17,153.48
	11/10/2025	City of Dublin-Wells Fargo Account		19,428.82
DFT0003393	11/12/2025	Internal Revenue Services	Social Security	69,593.18

DFT0003392	11/12/2025	Internal Revenue Services	Federal W/H	42,799.59
DFT0003391	11/12/2025	Department of Revenue	State W/H	20,650.19
DFT0003390	11/12/2025	Internal Revenue Services	Medicare	16,275.70
46807	11/12/2025	City of Dublin-Self Insurance	Self-Insured Health Insurance	98,777.22

APPROVAL OF PURCHASES OVER \$15,000

There is one purchase for council consideration:

Storm Drain Replacement Cypress Drive-Engineering

City Manager Josh Powell explained the replacement of a section of a storm drain pipe along Cypress Drive feeding into Hunger and Hardship Creek. Currently, a section closer to Cordelia Drive needs replacing. The lowest quote for such a replacement was presented by Total Earth Services, LLC in the amount of \$40,936. Staff recommends awarding the project to Total Earth Services, LLC. This project was not budgeted; however, 2006 SPLOST will cover this purchase under the referendum.

Council member Sara Kolbie made a motion to approve the purchase seconded by Councilman Bill Brown. The motion carried 6/0 to approve.

REPORT FROM LAURENS COUNTY BOARD OF ELECTIONS AND REGISTRATION ON CERTIFIED ELECTION RESULTS FROM NOVEMBER 4, 2025 CITY ELECTION

Mayor Kight read the certified results from the November 4, 2025 election. (See attachment for full results)

City Council At Large:
Rae S. Bloodworth - 711
Brandon Chain - 977
Tess Godfrey - 1,489
John C. Hall, Jr. - 466
Sara Kolbie - 1,311
Ben Lanier - 939
J. Roy Rowland, IV. - 652
Mitchell Whittington - 121

BOE At Large:
Jeff Davis - 1,336
Regina McRae - 1,213

BOE Super District 1:
Kenny Walters - 787

BOE Super District 2:
John A. Bell, III. - 1,009

Homestead Exemption Act 239,
HB 803:
Yes - 2,085
No - 395

Homestead Exemption Act 106,
HB 805:
Yes - 1,745
No - 792

E-SPLOST (Countywide):
Yes - 4,828
No - 2,102

DISCUSSION AND ACTION ON ORDINANCE #25-10 TO AMEND APPENDIX A "ZONING" TO PROVIDE COMPREHENSIVE REGULATIONS FOR THE SAFE AND ORDERLY DEVELOPMENT OF RECREATIONAL VEHICLE PARKS

City Manager Powell read ordinance #25-10. A public hearing and second reading were previously held on this ordinance.

Council member Godfrey confirmed Councilman Jones received clarification on boundary questions.

Councilman Paul Griggs made a motion to approve this ordinance and seconded by Council member Sara Kolbie. The motion carried 6/0 to approve.

FIRST READING OF ORDINANCE #25-17 TO REZONE PARCEL D10C 169 FROM R-1 TO P

City Manager Powell read Ordinance #25-17 regarding the rezone of 1521 Rice Avenue from R-1 (residential) to P (professional). Rice Avenue is currently a mixture of R-1, P, and B-2 zoning. The proposed use of this property is child day care services. The second reading and public hearing on this ordinance will be held December 11th, 2025 at 5:30pm.

FIRST READING OF ORDINANCE #25-18 ESTABLISHING ADMINISTRATIVE VARIANCES

City Manager Powell read Ordinance #25-18. This ordinance streamlines the process for select variance requests as well as establishes application and notice requirements. Any variance not covered under administrative variances will require presentation to the Zoning Board of Appeals. The second reading and public hearing on this ordinance will be held December 11th, 2025 at 5:30pm.

FIRST READING OF ORDINANCE #25-19 TO REVISE ZONING CHANGES REGARDING AREA, YARD, HEIGHT REQUIREMENTS AND R-5 DEVELOPMENT STANDARDS

City Manager Powell read the ordinance #25-19. This ordinance will eliminate discrepancies in the zoning code. This is the first reading of this ordinance. The second reading and public hearing on this ordinance will be held December 11th, 2025 at 5:30pm.

DISCUSSION AND ACTION ON RESOLUTION #25-56 TO ESTABLISH A SCHEDULE OF FEES

City Manager Powell read resolution #25-56. Mayor and Council approved fee adjustments throughout code of ordinances at the

[11/20/2025 Council Meeting](#)

September 18, 2025 council meeting. This resolution is a comprehensive establishment of all fees and shall be editable by resolution of the Mayor and Council.

Councilman Bill Brown made a motion to approve the resolution and was seconded by Council member Sara Kolbie. The motion carried 6/0 to approve.

DISCUSSION AND ACTION ON RESOLUTION #25-58 TEFRA APPROVAL

Mayor Kight closed the city council meeting and opened a public hearing on a TEFRA Bond issuance by the State of Wisconsin in regard to acquiring Curepoint Cancer Center, a local oncology service provider. Brandon Caywood, a tax attorney representing the borrower, Anoma Cancer Collective Foundation, provided information on TEFRA Bonds. Because Curepoint Cancer Center is located in the City of Dublin, "host approval" is required under federal tax law to obtain Public Finance Authority's, a Wisconsin conduit issuer, issuance of its proposed tax-exempt bonds. As described in the Notice of Public Hearing, the bonds will be issued by the Authority and will not constitute a debt, obligation or liability, directly or indirectly, contingently or otherwise, of the City or the State of Georgia.

Dan Moore, Curepoint Cancer Center representative, spoke in favor of TEFRA approval. He explained that up to \$190 million in tax-exempt revenue bonds are to be issued by the Public Finance Authority, and no more than \$16 million will be used to acquire and equip the existing radiation oncology center located at 2406 Bellevue Avenue.

Council member Kolbie asked for clarification of TEFRA. Dan Moore answered these questions.

Citizen Jacqueline Jadon Denise Wright asked for clarification on the practice of Curepoint Cancer Center, and Dan Moore responded with any cancer in need of radiation oncology treatment.

The public hearing is closed, and the city council meeting is re-opened.

City Manager Powell read Resolution #25-56.

Councilman Paul Griggs made a motion to approve the resolution and was seconded by Council member Tess Godfrey. The motion carried 6/0 to approve.

DISCUSSION AND ACTION ON RESOLUTION #25-60 TO AUTHORIZE A CONTRACT FOR SPRINGDALE PARK IMPROVEMENTS WITH DUBLIN CONSTRUCTION COMPANY

City Manager Powell read Resolution #25-60. Advertisement for submitting qualification to be the construction manager at risk for the Springdale Park Improvement Project was published, and

four finalists were selected to be interviewed based on such qualification. Dublin Construction Company is recommended by the evaluation committee for this contract due to their experience and lower fee.

Councilman Bill Brown made a motion to approve the resolution and was seconded by Council member Tess Godfrey. The motion carried 6/0 to approve.

CITIZENS COMMENTS

Sonya Mae Calvin, Executive Director of the Dublin-Laurens Land Bank, thanked the City for attendance at the annual Land Bank meeting. The Land Bank is positioned to transfer blighted properties for housing, economic development, and safe neighborhoods, and Ms. Calvin is deeply grateful for the City's trust and collaboration.

Jacquelyn Jadon Denise Wright presented props in representation of thanks, faith, and community. Ms. Wright stated it would be nice to see city officials in town. She commented on the rising millage rate on property taxes and the City School system. Ms. Wright wants to see officials at school sporting events. She congratulated the City on a job well done on the Madison Street project. She questioned a flat fee for furniture scattered in the Southside community. Ms. Wright also commented on N Church Street by Stubbs Park and the trash there.

COUNCIL COMMENTS

City Attorney Representative Chris Gordon had no comments.

City Treasurer/Interim City Clerk Daniels had no comments.

Councilman Brown thanked everyone for coming and happy thanksgiving. He stated that we have a lot going on in our community. Thankful for everyone who gives back and looks forward to a prosperous 2026.

Council Member Godfrey thanked everyone for coming. Also, she wanted to thank Daniel Gaddis from the DCA for his presentation. She also appreciates those who worked on the PlanFirst comprehensive plan and especially Tara Bradshaw. She congratulated Dublin Construction on the award for the contract on the Springdale Park Improvement Project. She mentioned free dinners that Paula's Fried Chicken on Thanksgiving Day as well as at the Meat Market on Telfair Street. Council Member Godfrey also thanked everyone for voting for her.

Council Member Kolbie stated she was incredibly grateful for City employees, staff, and citizens in continuing to invest in our community. She has heard several complaints about red tape on construction projects and is glad the City is making strides towards an increase in housing renovations, updates, and new construction. She stated she is excited about Springdale

improvements and encouraged parents to bring their children to enjoy the nice playground. She wanted to give a big thanks to Mayor Kight, City Manager Powell, and City Treasurer/Interim City Clerk Daniels for their detailed explanations of City business.

Councilman Griggs thanked everyone for coming and stated he wants to repeat what everyone has said. He also wishes everyone a Happy Thanksgiving.

Councilman Jones had no comments.

Councilman Smith had no comments.

City Manager Powell thanked Sharon Eveland, City Planner, Matthew Bradshaw, City Engineer, as well as the engineering staff for their work on the PlanFirst application and implementation. He announced that City Hall will be closed from 10:45am-1:00pm on November 21, 2025, for an employee meal. Also, he announced Jingle and Mingle will be held downtown on December 5th, 2025, and the Christmas Parade will be on December 6th, 2025, from 6-8pm. Finally, City employees gathered canned goods on behalf of Widows Oil Ministry and provided meals for 350 families.

Mayor Kight thanks City Manager Powell and City Treasurer/Interim City Clerk Daniels for transparency and explanation of City finances and fund distribution. He explained packets provided to Council regarding expenditures. He also explained the City Manager's Monthly Report and encouraged the public to review the work and financial status of the City on a monthly basis.

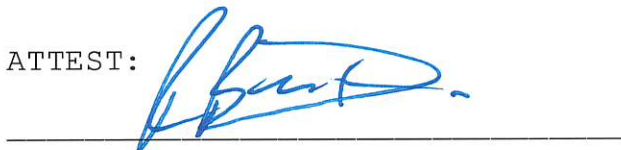
ADJOURNMENT

There being no further business, Mayor Kight adjourned the council meeting at 1:18pm.



Joshua E. Kight, Mayor

ATTEST:



R. Blake Daniels, Interim City Clerk

Election Summary Report

General Election

Laurens

November 04, 2025

Summary for: City Council - Dublin LRG, BOE LRG, BOE - Super District 1, BOE - Super District 2, Homestead Exemption-Act 239, HB 803, Homestead Exemption-Act 106, HB 805, E-SPLOST, All Districts, AV-Elections Office ICP 1, ED-Calhoun Park ICP 1, ED-Calhoun Park ICP 2, ICC-Absentee by Mail, ICC-Provisional, ICC-Election Day, All Counting Groups

Official and Complete City of Dublin

Elector Group	Counting Group	Ballots	Voters	Registered Voters	Turnout
Total	Election Day	1,150	1,150		3.20%
	Advance Voting	2,628	2,628		7.31%
	Absentee by Mail	150	150		0.42%
	Provisional	0	0		0.00%
	Total	3,928	3,928	35,949	10.93%

Precincts Reported: 13 of 13 (100.00%)

Registered Voters: 3,928 of 35,949 (10.93%)

Ballots Cast: 3,928

City Council - Dublin LRG (Vote for 3)

Precincts Reported: 1 of 1 (100.00%)

		Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Times Cast		1,150	1,407	101	0	2,658 / 10,797	24.62%
Candidate	Party	Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Rae S. Bloodworth		361	329	21	0	711	
Brandon Chain		491	452	34	0	977	
Tess Godfrey (I)		638	785	66	0	1,489	
John C. Hall, Jr.		190	260	16	0	466	
Sara Kolbie (I)		492	759	60	0	1,311	
Ben Lanier		427	482	30	0	939	
J. Roy Rowland, IV.		217	404	31	0	652	
Mitchell Whittington		52	67	2	0	121	
Total Votes		2,868	3,538	260	0	6,666	
		Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Unresolved Write-In		29	13	0	0	42	

BOE LRG (Vote for 1)

Precincts Reported: 1 of 1 (100.00%)

		Election Day	Advance Vote	Absentee by	Provisional	Total	
Times Cast		1,150	1,407	101	0	2,658 / 10,797	24.62%
Candidate	Party	Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Jeff Davis		518	777	41	0	1,336	
Regina McRae (I)		583	573	57	0	1,213	
Total Votes		1,101	1,350	98	0	2,549	
		Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Unresolved Write-In		11	3	0	0	14	

BOE - Super District 1 (Vote for 1)

Precincts Reported: 1 of 1 (100.00%)

		Election Day	Advance Vote	Absentee by	Provisional	Total	
Times Cast		460	478	68	0	1,006 / 4,987	20.17%
Candidate	Party	Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Kenny Walters (I)		369	370	48	0	787	
Total Votes		369	370	48	0	787	
		Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Unresolved Write-In		19	9	0	0	28	

BOE -Super District 2 (Vote for 1)

Precincts Reported: 1 of 1 (100.00%)

		Election Day	Advance Vote	Absentee by	Provisional	Total	
Times Cast		690	929	33	0	1,652 / 5,810	28.43%
Candidate	Party	Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
John A. Bell, III. (I)		456	532	21	0	1,009	
Total Votes		456	532	21	0	1,009	
		Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Unresolved Write-In		64	91	1	0	156	

Homestead Exemption-Act 239, HB 803 (Vote for 1)

Precincts Reported: 1 of 1 (100.00%)

	Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Times Cast	1,150	1,407	101	0	2,658 / 10,797	24.62%

Candidate	Party	Election Day	Advance Voting	Absentee by Mail	Provisional	Total
Yes		879	1,130	76	0	2,085
No		202	190	3	0	395
Total Votes		1,081	1,320	79	0	2,480

	Election Day	Advance Voting	Absentee by Mail	Provisional	Total
Unresolved Write-In	0	0	0	0	0

Homestead Exemption-Act 106, HB 805 (Vote for 1)

Precincts Reported: 1 of 1 (100.00%)

	Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Times Cast	1,150	1,407	101	0	2,658 / 10,797	24.62%

Candidate	Party	Election Day	Advance Voting	Absentee by Mail	Provisional	Total
Yes		724	959	62	0	1,745
No		379	399	14	0	792
Total Votes		1,103	1,358	76	0	2,537

	Election Day	Advance Voting	Absentee by Mail	Provisional	Total
Unresolved Write-In	0	0	0	0	0

E-SPLOST (Vote for 1)

Precincts Reported: 13 of 13 (100.00%)

	Election Day	Advance Voting	Absentee by Mail	Provisional	Total	
Times Cast	1,150	2,628	150	0	3,928 / 35,949	10.93%

Candidate	Party	Election Day	Advance Voting	Absentee by Mail	Provisional	Total
Yes		720	1,743	90	0	2,553
No		402	839	34	0	1,275
Total Votes		1,122	2,582	124	0	3,828

	Election Day	Advance Voting	Absentee by Mail	Provisional	Total
Unresolved Write-In	0	0	0	0	0