

Dublin City Hall
September 4, 2025

The regular meeting of the Mayor and Council was held at Dublin City Hall, on Thursday, September 4, 2025 at 5:30 PM.

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

APPROVAL OF THE AUGUST 21, 2025 COUNCIL MEETING MINUTES

A motion was made by Councilman Smith and seconded by Councilwoman Kolbie to approve the minutes. The motion carried 7/0.

APPROVAL OF BILLS OVER \$15,000

A motion was made by Councilman Griggs and was seconded by Councilman Jones to approve the following bills. The motion carried 7/0.

CHECK#	DATE	PAYMENT TO	PURCHASE	AMOUNT
45769	8/15/25	Pride Contracting, Inc.	Madison Street Improvements	174,786.97
45732	8/15/25	Delinquent Tax Services, Inc.	Professional Fee from 8/5/25 Tax Sale	19,020.00
DFT0003172	8/18/25	Georgia Department of Revenue	Sales Tax July 2025	17,011.72
45783	8/20/25	City of Dublin-Self Insurance Fund	Payroll Payables	109,798.89
DFT0003177	8/20/25	Department of Revenue	Payroll Payables	21,133.58
DFT0003179	8/20/25	Internal Revenue Service	Payroll Payables	72,225.80
DFT0003178	8/20/25	Internal Revenue Service	Payroll Payables	43,713.78
DFT0003176	8/20/25	Internal Revenue Service	Payroll Payables	16,891.56
MGAGJuly25	8/21/25	Municipal Gas Authority of Georgia	Gas Purchase	990,999.62
45839	8/22/25	GA Power Company	FY 26 Electricity	109,624.12
45829	8/22/25	Dixie Lawn and Landscaping Inc.	Landscaping & Lawncare for Parks	25,002.00
45878	8/22/25	Teen Challenge	Litter Pick Up	20,880.00
45845	8/22/25	GMA Worker's Compensation	Worker's Compensation	16,724.25
45831	8/22/25	Dominy Oil Company	Restock Fuel	19,499.78
45856	8/22/25	L&L Utilities, Inc.	Upgrade Peach St Pump/PO17323 Complete	115,435.64
45877	8/22/25	T. Lake Environmental Design	Landscaping Services	18,274.44
Total:				\$1,791,022.15

APPROVAL OF PURCHASES OVER \$15,000

There were four purchases for council consideration:

2026 Chevrolet Silverado 1500 2WD Crew Cab Work Truck-Telecommunications this was a budgeted purchase for a new 2026 Chevrolet Silverado 1500 for the Telecommunications Department from Hardy Chevrolet out of Dallas, Georgia. This purchase is under a statewide procurement contract and is for \$42,305, which is \$2,695 below budget. This unit will replace two other units, Unit #81, which was a hand-me-down from the fire department and also Unit #89, which is a 2004 Ford Explorer. This will be paid out of Telecommunications - Vehicles Account - #570-4750-542200.

This will be capitalized via Machinery and Equipment Account - #570-117500.

2025 Pac-Mac KB20 20' Grapple Loader with 18' Body-Sanitation this purchase was for a new clam truck for Sanitation. Staff budgeted \$250,000 for this purchase and recommend purchasing a 2025 Pac-Mac KB20 20; The purchase is from Sansom Equipment Company for a Grapple Loader with an 18' Body and 28 Yard Capacity and is for the amount of \$229,083.00. This bid was obtained through a Sourcwell contract. This will replace Unit 419 or Unit 428 depending on if repairs are able to be made. Expected delivery is 150-180 days. This will be paid for out of Yard Trimmings Vehicles Account - #540-4585-542200. This will be capitalized via Machinery and Equipment Account - #540-117500.

Pipe Supplies- Water Department this purchase will re-stock inventory of supplies for water construction so they will have the materials they need. The purchase is from Consolidated Pipe and Supply Company out of Byron, Georgia for various materials needed for water construction. The total purchase is \$15,774.00 and will be paid out of Water Construction's Supplies and Inventory Purchased for Resale (Account #505-4440-531500).

Repair of Pump - Water Department this purchase was for repair services from Grosch Drilling Enterprises, Inc. for one of the pumps at the river pump station. The estimated cost is up to \$30,000 and will be paid out of Plant Maintenance (Account #505-4430-522209).

Councilman Jones made a motion to approve the purchases seconded by Councilwoman Godfrey. The motion carried 7/0 to approve.

SECOND READING AND PUBLIC HEARING OF ORDINANCE #25-09 ANNEX .51 ACRES OF LAND LOCATED AS PART OF PARCEL D04E 015 WITH P ZONING.

City Manager Powell read ordinance #25-09 annexing 0.51 acres, more or less, of land located as Part of Parcel D04A 015 as P (Professional) zone. Earlwood Investments, LP (Holly Hilburn Howell) has applied for annexation of approximately 0.51 acres of land that is adjacent to property along Fairview Park Drive. This property is expected to be sold to the adjacent property owner (CV Properties of Dublin, LLC) upon annexation and be used by them for additional parking for that office and the resulting lot would be an "L" shaped lot. The proposed annexed property is requested to be zoned as Professional Zone, which is consistent with the surrounding uses and in compliance with our Comprehensive Plan for this area. The Planning and Zoning Commission unanimously voted to recommend approval of this annexation and zoning designation at their August 12th meeting. Mayor Kight closed the council meeting and opened the public hearing. George Best spoke in favor of the annexation and no citizens spoke in opposition. Mayor Kight closed the public hearing and reopened the council meeting. Councilman Griggs made a motion to approve the ordinance and seconded by Councilman Jones. City Clerk Browning called the roll for a vote. The motion carried 7/0 to approve.

FIRST READING OF 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 to amend the Code of Ordinances of the City of Dublin, by amending Appendix A "Zoning" to provide comprehensive regulations for the safe and orderly development of recreational vehicle parks in the City of Dublin. The city currently doesn't have regulations specific to RV parks, nor does our zoning code have an appropriate option for them from a zoning classification standpoint. Staff has been approached by a couple of RV developments over the past few years, and staff recommendation is for council to consider adopting regulations to allow for them in the B-2 (Highway-Oriented Business) Zoning District as a conditional use, meaning it would have to go through the Board of Zoning Appeals to approve the use for the area. In addition, the ordinance in your materials will define what a recreational vehicle park is, and give specific regulations concerning access, use of the spaces, site conditions, and utilities, among other use requirements. Mayor Kight announced that the second reading and public hearing will be held at the September 18th council meeting at noon.

FIRST READING OF ORDINANCE #25-11 TO AMEND THE FY' 25 BUDGET

City Manager Powell read ordinance #25-11 to amend the budget for the fiscal year ending June 30, 2025. This budget amendment's sole purpose is to ensure we comply with state law, which applies only to the governmental funds (General, Special Revenue, and Capital Projects) and proprietary funds are included for management purposes only. This is not a final reflection of the financial performance for FY'25 as staff continues to work through the year-end close process internally. Mayor Kight announced that the second reading and public hearing will be held at the September 18th council meeting at noon.

FIRST READING OF ORDINANCE #25-12 TO AMEND THE CODE OF
ORDINANCES RELATED TO FEES TO AUTHORIZE FEES TO BE ESTABLISHED
BY RESOLUTION

City Manager Powell read ordinance #25-12 to establish authority to create a fee schedule by resolution for the City of Dublin. The purpose of the ordinance is to take out any reference to a specific fee and add language in that particular section to refer to a resolution adopted by the council to find the fee. The law department has worked diligently to go through every section of our ordinance to identify all fees and work with each department of the city to ensure the language is updated accurately. This ordinance, if adopted, would need to also coincide with council adopting a resolution to adopt the fees of the city, which will be presented at the next council meeting in conjunction with the second reading and public hearing of this ordinance. Mayor Kight announced that the second reading and public hearing will be held at the September 18th council meeting at noon.

FIRST READING OF ORDINANCE #25-13 TO REPEAL AND REPLACE CHAPTER 15 OF THE CITY CODE WITH A NEW PARKS, RECREATION, AND PUBLIC SPACES ORDINANCE

City Manager Powel read ordinance #25-13 to repeal Chapter 15 "Parks and Recreation"; to provide for a new Chapter 15 titled "Parks, Recreation, and Public Spaces". The ordinance repeals the existing Parks and Recreation Chapter of our code (which was relevant when the city was running its own recreation programming) and will provide for new regulations on the use of city parks, provide for special event permitting, and other use permitting. The fees for all permits will be established by mayor and council through resolution. The ordinance will also provide that Riverview Golf and Emery Thomas Auditorium will be run under such rules and procedures as established by the City Manager. Violation of any park rule is a misdemeanor offense. The framework for issuance of permits is through the city manager's office and the applicant may appeal a denial of a permit to the personnel committee of council. Mayor Kight announced that the second reading and public hearing will be held at the September 18th council meeting at noon.

DISCUSSION AND ACTION ON RESOLUTION #25-40 TO REDUCE AND AMEND SPEED LIMITS ON CERTAIN CITY STREETS FOR CYCLE 5 TRAFFIC CALMING

City Manager Powell read resolution #25-40 to reduce and establish the maximum speed limit on certain streets within the corporate limits of the City of Dublin. The resolution would reduce the speed limit on the following city streets to 25 miles per hour: West Mary Street, Simmons Street, East Moore Street, Akerman Street, Vine Street, Hedge Row, West Street, and Hillside Drive. This is a part of the Cycle 5 traffic calming measures. This is due to traffic engineering studies and the data received from those studies. Councilman Jones made a motion to approve the resolution and seconded by Councilwoman Kolbie. The motion carried 7/0 for approval.

DISCUSSION AND ACTION ON RESOLUTION #25-41 TO APPROVE A RENEWAL CONTRACT WITH 120WATER FOR ENHANCED SERVICES UPGRADE

City Manager Powell read resolution #25-41 approving a renewal contract with 120 Water for enhanced managed services. 120 Water provides the city with services to assist in generating the required lead and copper service line data for all services tied into our water utility system. The initial inventory was completed as of the October 2024 deadline but have a number of unknown service lines in our system. 120 Water is helping in this effort by ensuring we remain compliant with the regulations that are changing from year to year. The total annual cost for their services is \$18,434.58. Staff did not budget the correct amount for this service, but intend to pay for the difference by foregoing the brush cutter that was previously approved by council due to the company not being able to fulfill our needs and us having to cancel the order. This is a professional service and will be paid out of Water Administration's Budget (Account #505-4410-521200). Councilman Griggs made a motion to approve the resolution and seconded by Councilman Mascaro. The motion carried 7/0 for approval.

DISCUSSION AND ACTION ON RESOLUTION #25-42 TO APPROVE CONTRACT
WITH POWERDMS BY NEOGOV SOFTWARE

City Manager Powell read resolution #25-42 to approve a contract with Power DMS by NeoGov for a thirty-six-month software agreement concerning the power action subscription and set up fees for the City of Dublin Police Department. The resolution authorizes an agreement with NeoGov for their POWERDMS software service which would allow the police department to create all of the department's fillable forms and convert them to cloud based and searchable forms. The reason for recommending this service is the need for the department to be able to meet the expected upcoming federal reporting requirements for use of force reports, but it will also provide additional benefits to the department. The program also provides for the necessary review process to be established before reports are finalized. Staff did not specifically budget for this purchase but are going to forego another budgeted item that has become impractical at the moment. With this adjustment, there are sufficient funds to cover the purchase. The agreement is for three years of service and we will budget to incur the expense in future fiscal years. The service is from NeoGov for \$6,875 in year one, which includes a setup service fee, and then the recurring service fee is \$5,000. This will be paid for out of the Police-Patrol budget. (Account #100-3223-522202 - Software Support). Councilwoman Godfrey made a motion to approve the resolution and seconded by Councilman Griggs. The motion carried 7/0 for approval.

CITIZEN COMMENTS

James Lindsey spoke with council about career advancement opportunities for current employees of the City of Dublin. Mr. Lindsey spoke on behalf of employee, Mr. Ray Thomas.

Mitchell Whittington expressed his concern for the need to have police presence on Coney Street to control traffic. Stonewall Street is like a freeway, people fly through the intersection. Also suggested that the city make dips in the road instead of speed humps.

COUNCIL COMMENTS

City Treasurer Daniels had no comments.

City Clerk Browning had no comments.

Councilman Brown thanked everyone for coming.

Councilman Jones thanked everyone for coming and for members of the Youth Council being present.

Councilwoman Godfrey thanked everyone for coming and thanked citizens for their comments.

Councilwoman Kolbie excited about the growth in the city. Thanked staff for their work with Project Slow Zone. Also thanked the Youth Council members for being present.

Councilman Griggs thanked everyone for coming.

Councilman Smith thanked everyone for coming.

Councilman Mascaro thanked everyone for coming and thanked citizens for their comments.

City Manager Powell thanked members of the Youth Council for bring present as well as Youth Council Administrator, Regina McDaniel for her hard work.

EXECUTIVE SESSION

Mayor Kight asked for a motion, Councilman Smith made go into Executive Session to discuss real estate and pending litigation seconded by Councilman Jones. The motion carried 7/0.

Councilwoman Godfrey made a motion to come out of Executive Session and reopen the council meeting and seconded by Councilwoman Kolbie. The motion carried 7/0.

Councilman Griggs made a motion to amended the agenda to add resolution #25-43 to approve the purchase of certain rights of way, easements, and other rights for the construction of Woodlawn Drive and Claxton Dairy Roundabout Improvement Project P.I. 18700 and seconded by Councilman Smith. The motion carried 7/0 to add.

City Manager Powell read resolution #25-43 to approve the purchase of certain rights of way, easements, and other rights for the construction of Woodlawn Drive and Claxton Dairy Roundabout Improvement Project P.I. 18700, Councilman Griggs made a motion to approve and seconded by Councilman Smith. The motion carried 7/0 to approve. This will be paid through TIA funds.

ADJOURNMENT

There being no further business, Mayor Kight adjourned the meeting at 6:25 P.M.

ATTEST:


Heather M. Browning, City Clerk

