

MINUTES
MEETINGS OF THE BOARD OF COMMISSIONERS
CITY OF DOUGLAS, GEORGIA
FEBRUARY 10, 2025

A Work Session of the Board of Commissioners was held on Monday, February 10, 2025, at 6:00 p.m. in the Council Chambers of City Hall. Mayor Tony L. Paulk was presiding over the meeting. Mayor Pro-Tem Mike Gowen and Commissioners Cindy McNeill, Steve Bailey, Tony Paulk II, Brenda Moore and Edwin Taylor were present.

REVIEW OF JANUARY 28, 2025, MEETING MINUTES

The first business item presented by City Manager Charles Davis was to review the Board of Commissioners' 01/28/2025 (Work Session/Regular) Meeting Minutes. Mayor Paulk requested that the Commissioners offer any changes so that the Deputy Clerk could correctly record the minutes for historical data.

It was the consensus of the Commission to move this item forward on the **Consent Agenda**.

DISCUSS PURCHASE OF KUBOTA TRACTOR FOR WATER DEPARTMENT

Anthony Folsom, Purchasing Agent, appeared before the Commission to seek approval to purchase a Kubota tractor for the Water Department.

Mr. Folsom stated that this tractor will be used by the Water Dept. at the compost site for work and other duties as needed by the department. Mr. Folsom and ESG Director Kevin Davis are in agreement to purchase this tractor from Sapelo Equipment Company LLC, located in Douglas, GA. It is on Sourcewell Contract #2830164. The grand total is \$71,128.79.

It was the consensus of the Commission to move this item forward on the **Consent Agenda**.

DISCUSS PURCHASE OF A 2025 FORD F150 FOR ELECTRIC DEPARTMENT

Anthony Folsom, Purchasing Agent, appeared before the Commission to seek approval to purchase a Ford F150 for the Electric Department.

Mr. Thompson stated that this vehicle will primarily be used by the Meter Readers. Mr. Folsom and Vehicle Maintenance Director Terry Fesperman are in agreement to purchase from Woody Folsom Ford in Baxley Ga. The grand total is \$42,300.00.

It was the consensus of the Commission to move this item forward on the **Consent Agenda**.

DISCUSS AND CONDUCT 1ST READING OF ORDINANCE TO DESIGNATE DOUGLAS DOWNTOWN HISTORIC DISTRICT AS A LOCAL DISTRICT

Georgia Henderson, Community Development Director, appeared before the Commission to seek approval to conduct the 1st reading of an ordinance to designate the Douglas Downtown Historic District as a local district.

Mrs. Henderson stated that the Douglas Downtown District is currently recognized as a national historic district and is listed on the National Register of Historic Places. This only identifies the area as being older than fifty (50) years, along with keeping the integrity of the area and it having some significance.

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DISCUSS AND CONDUCT 1ST READING OF ORDINANCE TO DESIGNATE DOUGLAS DOWNTOWN HISTORIC DISTRICT AS A LOCAL DISTRICT CONTINUED

Douglas Downtown being designated as a local historic district will provide protection for the area. By designating this area, the Historic Preservation Commission (HPC) will have the authority to protect the area. The HPC will be able to approve, or approve with modifications or decline, any applications that owners or residences would like to submit to commence any material changes, project plans or demolitions in the Douglas Downtown District. The HPC will support the growth, developments and changes that respect the important architectural, historical and environmental characteristics of the area. The HPC would also encourage sensitive developments and discourage unsympathetic changes to the Douglas Downtown district.

It was the consensus of the Commission to move this item forward on the **Regular Agenda**

DISCUSS RESOLUTION FOR TWO (2) HISTORIC PRESERVATION SURVEY & PLANNING GRANTS

Georgia Henderson, Community Development Director, appeared before the Commission to ratify the previously approved resolution for the grant application and required 40% match for the Historic Preservation Fund Certified Local Government Survey & Planning Grant, supporting the development of Master Plans for the Heritage Station Museum and WWII Flight Training Base.

Mrs. Henderson stated that On January 31, 2025, the Mayor and all City Commissioners were polled and unanimously approved a resolution to submit and agree to the 40% grant match for the Historic Preservation Fund Certified Local Government Survey & Planning Grant. The City of Douglas applied for funding to support two separate projects: a Master Plan for the Heritage Station Museum and a Master Plan for the WWII Flight Training Base.

The Master Plans will serve as comprehensive documents to guide the overall management, use, and preservation of these historical sites. They will incorporate the ideas, goals, and visions of all actively interested parties to ensure the long-term stewardship and sustainable development of the properties. The plans will also be designed to allow for future updates, enabling the integration of new, appropriate strategies over time.

The primary objectives of the Historic Site Master Plans are to provide clear guidance on how to use, manage, and protect each property within its historical context. They will also serve as a dynamic, regularly updated reference tool to ensure the administering organization remains aligned with its preservation and management goals

It was the consensus of the Commission to move this item forward on the **Consent Agenda**

DISCUSS INTERGOVERNMENTAL RENTAL AGREEMENT WITH BOARD OF REGENTS OF THE UNIVERSITY SYSTEM OF GEORGIA – CITY SHOP BAY

Charlie Davis, City Manager, appeared before the Commission to seek approval of the 6 month/180-day Intergovernmental Rental Agreement for one of the City Shop Bays between the Board of Regents of the University System of Georgia and the City of Douglas.

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DISCUSS INTERGOVERNMENTAL RENTAL AGREEMENT WITH BOARD OF REGENTS OF THE UNIVERSITY SYSTEM OF GEORGIA – CITY SHOP BAY CONTINUED

Mr. Davis stated that the Board of Regents of the University System of Georgia on behalf of South Georgia State College (SGSC) wishes to occupy one of the City Shop's bays for a 6 month/180-day period starting April 15, 2025. SGSC is working on a project and needs space to start their program. They don't have the facilities at their campus location, so they desire to use some of our space while they build/remodel space on their campus.

It was the consensus of the Commission to move this item forward on the **Consent Agenda**

DISCUSS INTERGOVERNMENTAL RENTAL AGREEMENT WITH BOARD OF REGENTS OF THE UNIVERSITY SYSTEM OF GEORGIA – GOLF COURSE

Charlie Davis, City Manager, appeared before the Commission to seek approval of the Intergovernmental Rental Agreement between the Board of Regents of the University System of Georgia and City of Douglas to continue the operation of the Golf Course.

Mr. Davis stated that the City of Douglas has operated the South Georgia State College golf course as a City public golf for many years. We lease it from the college and then outsource the operation to a contractor. We have been operating without a active/current rental agreement. This agreement places us in an active, up-to-date rental agreement through June 2029.

It was the consensus of the Commission to move this item forward on the **Consent Agenda**

DISCUSSED MAYOR PRO-TEM ELECTION

Kristi L. Pope, CMC, appeared before the Commission to distribute ballots to elect the 2025 Mayor Pro Tem.

It was the consensus of the Commission to move this item forward on the **Regular Agenda**.

GENERAL COMMENTS (3 MINUTES)

There were no general comments

CITY MANAGER UPDATES

There were no updates

ADJOURNMENT

There being no further discussion, the work session meeting adjourned at 6:09 p.m.



Kristi L. Pope, CMC





Mayor Tony L. Paulk