



Minutes
City Council Meeting
July 10th, 2023
6:30pm

Baldwin Courtroom, 155 Willingham Avenue, Baldwin, GA 30511

Acting Mayor Alice Venter, Council Member Larry Lewallen, Council Member Theron Ayers, Council Member Stephanie Almagno, and Council Member Maarten Venter were all in attendance.

Call Meeting to Order

Acting Mayor Alice Venter called the meeting to order at 6:30 pm

Invocation and Pledge

Consent Agenda

- a. Approval of Minutes: Special Called Meetings 6/23/2023 & 6/30/2023, Council Meeting 6/26/2023, and Work Session 7/5/2023.

Action: A motion was made by Theron Ayers to approve the consent agenda as presented with a second by Stephanie Almagno. Motion Carried 4-0.

Citizen Comment

Public Hearings

Reports

Old Business

1. Consideration/Approval of Public Works Building Bid Award Resolution #2023-07128R

CAO Emily Woodmaster presented a resolution for awarding the contract for construction of the Public Works building. Bids were opened on June 20th and two bids were received. EMI reviewed the two bids and submitted their recommendation for Precision Metal Buildings to be awarded the contract at the lower bid of \$938,250. Many of the buildings in the Baldwin Airport Business Park were built by Precision Metal, so they are familiar with Baldwin's minimum development standards.

The \$938,250 is more than estimated, as the total project amount originally awarded was \$900,000. The site development work came in higher than expected, and ARPA funds were used to cover that increase. Woodmaster recommended using \$138,445 from the bond reserved for the now-completed J Warrant Transmission Line, eight months of interest accrued for the bond (\$80,431), and using SPLOST VII for the remainder. SPLOST has been exceeding anticipated collections by about \$40,000 per year, and using these funds for the Public Works building would still leave some funds for other potential needs.

Action: A motion was made by Stephanie Almagno to approve the Public Works Building Bid Award Resolution #2023-07128R in the

amount of \$938,250 as presented with a second by Maarten Venter. Motion Carried 4-0.

2. Consideration/Approval of Savant Learning Systems Virtual Academy Contract
Council had no further comments or questions regarding the contract.

Action: A motion was made by Maarten Venter to approve the Savant Learning Systems Virtual Academy Contract with a second by Stephanie Almagno. Motion Carried 4-0.

3. Consideration/Approval of 1st Reading of Razzetto Childcare SUP Ordinance #2023-07127Z

Woodmaster recapped the request for Mary Razzetto's special use permit to move her childcare business from Flowery Branch to Baldwin and operate out of her home in Mallard Pond Circle. Razzetto is licensed through the state of Georgia, has a Quality Rating, accepts CAPS, and has the necessary amount of square footage. The special use permit ordinance has a conditional use of an in-home daycare, not to exceed six children, and the zoning district and setbacks would remain the same. Council Member Almagno stated that she had spoken with other Mallard Pond residents about the requests and overall received positive feedback.

There will be a public hearing at the August 8th work session and the second reading and possible adoption are slated for the August 14th council meeting.

Action: A motion was made by Maarten Venter to accept the 1st Reading of the Razzetto Childcare Special Use Permit Ordinance #2023-07127Z as presented with a second by Theron Ayers. Motion Carried 4-0.

New Business

4. Consideration/Approval of Purchase of Public Works Zero Turn Mowers

Woodmaster presented the budgeted request for two zero turn mowers for the Public Works Department. Public Works Director Scott Barnhart received two quotes from Swinehart Power Equipment and James Short Tractors & Equipment of Alto. The quote from Swinehart had a smaller motor size on the tractors and came out to be around \$1,100 more than James Short, who also offered a four-year warranty on the equipment and two-year warranty on the motor.

Action: A motion was made by Stephanie Almagno to approve the purchase of two public works zero turn mowers in the amount of \$17,752 with a second by Larry Lewallen. Motion Carried 4-0.

5. Consideration/Approval of Purchase of Public Works Service Truck

Woodmaster presented the budgeted request for a service truck for the Public Works Department. While there is no quote, the purchase will not exceed \$60,000, and having an approved purchase order would allow Barnhart to go ahead and buy a truck once he found a deal. This budgeted purchase is part of the 10-year vehicle life cycle replacement plan implemented a year ago. The vehicle

getting cycled out is 27 years old and has no functioning air conditioning. The vehicle will go on Gov Deals for sale of surplus, and Barnhart hopes that any resulting funds will be used for furnishing the new Public Works building.

Action: A motion was made by Stephanie Almagno to approve the purchase of a public works service truck not to exceed \$60,000 with a second by Maarten Venter.

Executive Session

Announcements

- a. The Piedmont Library System Pop Up Rolling Library will be set up at the Baldwin Farmers' Market from 11 am – 12:00 pm every Friday through the end of July. We encourage all residents to check out or return books. Additionally, those attending the Pop Up Rolling Library with children will receive food bags courtesy of the Food Bank of Northeast Georgia.
- b. The Baldwin Back to School Bash will be Saturday, July 29th from 4:00 pm to 8:00 pm at Life Church. Everything at this event will be free of charge, including food, activities, school supplies for grades K-12 (children must be present), and haircuts from local hairdressers. If you are interested in donating supplies, please contact City Hall at 706-778-6341.
- c. Shop with a Hero is happening early this year! Every ticket you purchase equals an entry in a raffle on July 31st for a Pit Boss Pro Grill! All proceeds go towards giving local kids an unforgettable Christmas, local elderly support, and community outreach and engagement. Tickets are \$10 each and can be purchased at City Hall, Baldwin Fire Department, and Baldwin Police Department! For more information, contact Fire Chief Joe Roy at jroy@cityofbaldwin.org.

Adjournment

Action: A motion was made by Theron Ayers to adjourn the meeting with a second by Maarten Venter. Motion Carried 4-0 at 7:03 pm.



Alice Venter, Acting Mayor


Emily Woodmaster, CAO

7/24/2023

Date Approved by Council

