



Agenda

City Council Work Session

October 8th, 2024

6:30pm

Baldwin PD Training Facility, 155 Willingham Avenue, Baldwin, GA 30511

Call Meeting to Order

Public Hearing

Millage Rate - Public Hearing 1 of 3

Old Business

New Business

1. LACI Fire Service Mutual Aid Agreement
2. Purchase of Scag Mowers (Water and Wastewater Treatment Facilities)

Announcements

- a. The 7th Annual Baldwin Fall Festival will be on October 19th from 12:00 pm - 8:00 pm at the Baldwin Farmers Market and Downtown City Park. Enjoy live music, local crafters and vendors, a wide variety of food trucks, and a closing fireworks show. As always, admission is FREE!
- b. Join us for Movies in the Market on October 25th starting at 8:30 pm.. Bring your lawn chairs and blankets and join us for a FREE night of fun at the Farmers' Market at 110 Airport Road. This month we are showing "Kangaroo Jack." Concessions will be available, with all proceeds going to Shop with a Hero.
- c. The City of Baldwin is holding a Fall Amnesty Day on November 7th. Baldwin Public Works will pick up and dispose of trash that would normally need to be taken to the landfill. We will accept scrap metal, paint cans, furniture, and old appliances. Tires and batteries will not be picked up. All items must be placed at the curb no later than 8:00 am on November 7th. Call City Hall at 706-778-6341 by 4:30 pm on November 4th to get your name on the list!

Adjournment

***The City of Baldwin will provide reasonable accommodations whenever needed for those participating in a City Council meeting. Please notify the City Clerk as early as possible prior to a meeting to ensure such accommodations can be made in a smooth and timely fashion.*

Millage Rate Options 2024 - Updated 9/6/2024

	2023		2024		FULL ROLLBACK		MIN. REQUIRED INCREASE		ANTICIPATED INCREASE		NO ACTION	
	Habersham	Banks	Habersham	Banks	Habersham	Banks	Habersham	Banks	Habersham	Banks	Habersham	Banks
BALDWIN												
Real & Personal	93,559,204	26,014,549	103,522,028	30,076,660	103,522,028	30,076,660	103,522,028	30,076,660	103,522,028	30,076,660	103,522,028	30,076,660
Motor Vehicles	513,870	1,857,770	512,220	1,889,650	512,220	1,889,650	512,220	1,889,650	512,220	1,889,650	512,220	1,889,650
Mobile Homes	1,260,504	50,270	1,731,124	51,402	1,731,124	51,402	1,731,124	51,402	1,731,124	51,402	1,731,124	51,402
timber 100%	-	-	-	-	-	-	-	-	-	-	-	-
Heavy Duty Equipment	-	-	-	-	-	-	-	-	-	-	-	-
State Forest Land Grant	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
Public Utilities	1,566,227	670,439	1,807,645	742,519	1,807,645	742,519	1,807,645	742,519	1,807,645	742,519	1,807,645	742,519
Gross Digest	93,333,577	27,922,589	105,765,372	32,760,231	105,765,372	32,760,231	105,765,372	32,760,231	105,765,372	32,760,231	105,765,372	32,760,231
Less M&O Exemptions	1,802,739	1,538,326	2,078,258	1,152,723	2,078,258	1,152,723	2,078,258	1,152,723	2,078,258	1,152,723	2,078,258	1,152,723
Net M&O Digest	93,530,838	26,384,263	103,687,114	31,607,508	103,687,114	31,607,508	103,687,114	31,607,508	103,687,114	31,607,508	103,687,114	31,607,508
Gross M&O Millage	9.342	8.485	8.481	7.804	8.481	9.170	8.481	9.591	8.481	8.481	8.481	8.481
Less Rollback	0.857	5.819	0.677	4.420	-0.689	4.420	-1.110	4.420	0.000	4.420	0.000	4.420
Net M&O Millage	8.485	2.666	7.804	3.384	9.170	4.750	9.591	5.171	8.481	8.481	8.481	4.061
Total Tax Levy	793,609	70,340	809,174	106,960	950,811	150,140	994,463	163,442	879,370	128,358	879,370	128,358
Increase/(Decrease)	66,234	(12,252)	15,565	36,619	157,202	79,799	200,854	93,102	200,854	70,196	70,196	21,398
Net Taxes Percent	8.35%	-17.42%	1.92%	34.24%	16.53%	53.15%	20.20%	56.96%	7.98%	16.67%	7.98%	16.67%
	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$
	863,949.61	916,134.04	1,100,950.68	1,100,950.68	1,157,905.53	1,157,905.53	1,007,728.50	1,157,905.53	1,007,728.50	1,007,728.50	1,007,728.50	1,007,728.50
		2024 Net Digest	\$31,607,508	\$31,607,508	\$31,607,508	\$31,607,508	\$31,607,508	\$31,607,508	\$31,607,508	\$31,607,508	\$31,607,508	\$31,607,508
		2023 Banks LOST	\$139,701	\$139,701	\$139,701	\$139,701	\$139,701	\$139,701	\$139,701	\$139,701	\$139,701	\$139,701
		Rollback Millage	4.420	4.420	4.420	4.420	4.420	4.420	4.420	4.420	4.420	4.420
		Set Millage	7.804	9.17	9.17	9.17	9.591	9.591	9.591	9.591	9.591	8.481
		Net Millage	3.384	4.750	4.750	4.750	5.171	5.171	5.171	5.171	5.171	4.061

Banks County Reassessment: \$4,072,909

Habersham County Reassessment: \$8,275,189

PT-32.1 - Computation of MILLAGE RATE ROLLBACK AND PERCENTAGE INCREASE IN PROPERTY TAXES - 2024

COUNTY: **BANKS** TAXING JURISDICTION: **BALDWIN**

ENTER VALUES AND MILLAGE RATES FOR THE APPLICABLE TAX YEARS IN YELLOW HIGHLIGHTED BOXES BELOW

DESCRIPTION	2023 DIGEST	REASSESSMENT OF EXISTING REAL PROP	OTHER CHANGES TO TAXABLE DIGEST	2024 DIGEST
REAL	25,728,976	4,072,909	739,989	30,541,874
PERSONAL	285,573		(8,268)	277,305
MOTOR VEHICLES	1,857,770		31,880	1,889,650
MOBILE HOMES	50,270		1,132	51,402
TIMBER -100%	0		0	0
HEAVY DUTY EQUIP	0		0	0
GROSS DIGEST	27,922,589	4,072,909	764,733	32,760,231
EXEMPTIONS	1,127,917		24,806	1,152,723
NET DIGEST	26,794,672	4,072,909	739,927	31,607,508
	(PYD)	(RVA)	(NAG)	(CYD)
2023 MILLAGE RATE:	2.662		2024 MILLAGE RATE:	4.750

CALCULATION OF ROLLBACK RATE

DESCRIPTION	ABBREVIATION	AMOUNT	FORMULA
2023 Net Digest	PYD	26,794,672	
Net Value Added-Reassessment of Existing Real Property	RVA	4,072,909	
Other Net Changes to Taxable Digest	NAG	739,927	
2024 Net Digest	CYD	31,607,508	(PYD+RVA+NAG)
2023 Millage Rate	PYM	2.662	PYM
Millage Equivalent of Reassessed Value Added	ME	0.343	(RVA/CYD) * PYM
Rollback Millage Rate for 2024	RR - ROLLBACK RATE	2.319	PYM - ME

CALCULATION OF PERCENTAGE INCREASE IN PROPERTY TAXES

If the 2024 Proposed Millage Rate for this Taxing Jurisdiction exceeds Rollback Millage Rate computed above, this section will automatically calculate the amount of increase in property taxes that is part of the notice required in O.C.G.A. § 48-5-32.1(c) (2)	Rollback Millage Rate	2.319
	2024 Millage Rate	4.750
	Percentage Tax Increase	104.83%

CERTIFICATIONS

I hereby certify that the amount indicated above is an accurate accounting of the total net assessed value added by the reassessment of existing real property for the tax year for which this rollback millage rate is being computed.

 Chairman, Board of Tax Assessors Date

I hereby certify that the values shown above are an accurate representation of the digest values and exemption amounts for the applicable tax years.

 Tax Collector or Tax Commissioner Date

I hereby certify that the above is a true and correct computation of the rollback millage rate in accordance with O.C.G.A. § 48-5-32.1 for the taxing jurisdiction for tax year 2024 and that the final millage rate set by the authority of this taxing jurisdiction for tax year 2024 is _____

CHECK THE APPROPRIATE PARAGRAPH BELOW THAT APPLIES TO THIS TAXING JURISDICTION

If the final millage rate set by the authority of the taxing jurisdiction for tax year 2024 exceeds the rollback rate, I certify that the required advertisements, notices, and public hearings have been conducted in accordance with O.C.G.A. §§ 48-5-32 and 48-5-32.1 as evidenced by the attached copies of the published "five year history and current digest" advertisement and the "Notice of Intent to Increase Taxes" showing the times and places when and where the required public hearings were held, and a copy of the press release provided to the local media.

If the final millage rate set by the authority of the taxing jurisdiction for tax year 2024 does not exceed the rollback rate, I certify that the required "five year history and current digest" advertisement has been published in accordance with O.C.G.A. § 48-5-32 as evidenced by the attached copy of such advertised report.

 Responsible Party Title Date

PT-32.1 - Computation of MILLAGE RATE ROLLBACK AND PERCENTAGE INCREASE IN PROPERTY TAXES - 2024

COUNTY: **HABERSHAM** TAXING JURISDICTION: **BALDWIN**

ENTER VALUES AND MILLAGE RATES FOR THE APPLICABLE TAX YEARS IN YELLOW HIGHLIGHTED BOXES BELOW

DESCRIPTION	2023 DIGEST	REASSESSMENT OF EXISTING REAL PROP	OTHER CHANGES TO TAXABLE DIGEST	2024 DIGEST
REAL	83,505,899	8,275,189	1,875,237	93,656,325
PERSONAL	10,053,305		(187,602)	9,865,703
MOTOR VEHICLES	513,870		(1,650)	512,220
MOBILE HOMES	1,260,504		470,620	1,731,124
TIMBER -100%	0		0	0
HEAVY DUTY EQUIP	0		0	0
GROSS DIGEST	95,333,578	8,275,189	2,156,605	105,765,372
EXEMPTIONS	2,261,045	0	(1,472,745)	788,300
NET DIGEST	93,072,533	8,275,189	3,629,350	104,977,072
	(PYD)	(RVA)	(NAG)	(CYD)
2023 MILLAGE RATE:	8.481		2024 MILLAGE RATE:	9.170

CALCULATION OF ROLLBACK RATE

DESCRIPTION	ABBREVIATION	AMOUNT	FORMULA
2023 Net Digest	PYD	93,072,533	
Net Value Added-Reassessment of Existing Real Property	RVA	8,275,189	
Other Net Changes to Taxable Digest	NAG	3,629,350	
2024 Net Digest	CYD	104,977,072	(PYD+RVA+NAG)
2023 Millage Rate	PYM	8.481	PYM
Millage Equivalent of Reassessed Value Added	ME	0.669	(RVA/CYD) * PYM
Rollback Millage Rate for 2024	RR - ROLLBACK RATE	7.812	PYM - ME

CALCULATION OF PERCENTAGE INCREASE IN PROPERTY TAXES

If the 2024 Proposed Millage Rate for this Taxing Jurisdiction exceeds Rollback Millage Rate computed above, this section will automatically calculate the amount of increase in property taxes that is part of the notice required in O.C.G.A. § 48-5-32.1(c) (2)	Rollback Millage Rate	7.812
	2024 Millage Rate	9.170
	Percentage Tax Increase	17.38%

CERTIFICATIONS

I hereby certify that the amount indicated above is an accurate accounting of the total net assessed value added by the reassessment of existing real property for the tax year for which this rollback millage rate is being computed.

 Chairman, Board of Tax Assessors Date

I hereby certify that the values shown above are an accurate representation of the digest values and exemption amounts for the applicable tax years.

 Tax Collector or Tax Commissioner Date

I hereby certify that the above is a true and correct computation of the rollback millage rate in accordance with O.C.G.A. § 48-5-32.1 for the taxing jurisdiction for tax year 2024 and that the final millage rate set by the authority of this taxing jurisdiction for tax year 2024 is _____

CHECK THE APPROPRIATE PARAGRAPH BELOW THAT APPLIES TO THIS TAXING JURISDICTION

If the final millage rate set by the authority of the taxing jurisdiction for tax year 2024 exceeds the rollback rate, I certify that the required advertisements, notices, and public hearings have been conducted in accordance with O.C.G.A. §§ 48-5-32 and 48-5-32.1 as evidenced by the attached copies of the published "five year history and current digest" advertisement and the "Notice of Intent to Increase Taxes" showing the times and places when and where the required public hearings were held, and a copy of the press release provided to the local media.

If the final millage rate set by the authority of the taxing jurisdiction for tax year 2024 does not exceed the rollback rate, I certify that the required "five year history and current digest" advertisement has been published in accordance with O.C.G.A. § 48-5-32 as evidenced by the attached copy of such advertised report.

 Responsible Party Title Date

GEORGIA DEPARTMENT OF CORRECTIONS FIRE SERVICES

AUTOMATIC AID AGREEMENT

Agreement for automatic aid for fire protection and other emergencies between the Lee Arrendale State Prison Fire Department and the City of Baldwin Fire Department.

WHEREAS, it is considered in the best interest of each fire department participating herein that mutual aid agreement be established to cover automatic response on the first alarm of fire and/or other emergencies to either department's response area;

AND WHEREAS, that in the event of a fire, need for fire services or other emergency, may call for fire apparatus, manpower or other necessary equipment of either participating department herein named for assistance.

IT IS THEREFORE AGREED:

1. That said agreement be mutual with each fire department.
2. That all conditions, procedures and liability protection found in the Habersham County Mutual Aid agreement is extended to this agreement.
3. All requests for assistance beyond the automatic aid on the first alarm will be handled as any other mutual aid alarm.
4. The ranking officer in whose jurisdiction the alarm occurs will act as the incident commander.
5. Chief officers from each department will make every effort to either cancel while en-route or return back to service from the scene any automatic aid companies not needed.
6. Each department will conduct joint drills at least quarterly.
7. Responding apparatus will operate on the day to day radio frequency of the department in whose district the incident has occurred or the mutual aid radio frequency is needed.
8. Assistance shall be rendered to each fire department providing the personnel and equipment of the fire department called to assist are not engaged in another alarm incident.

GEORGIA DEPARTMENT OF CORRECTIONS FIRE SERVICES

AUTOMATIC AID AGREEMENT (cont.)

9. There shall be no liability imposed on either party or it's personnel for failure to respond for the purpose of extinguishing or controlling fire or other immediate response emergencies. All damages or repairs to any equipment apparatus shall be borne by the owner's jurisdiction.
10. No party under this agreement will be required to pay compensation to the other party for services rendered pursuant to this agreement since the mutual advantage and protection afforded hereby is considered adequate compensation to both parties.
11. Each of the parties agree to release the other party from any and all liabilities, claims, judgements, cost of demands from damage to that party's property, whether intentional or unintentional, whether directly arising or indirectly arising from the use of any vehicle, equipment, or apparatus being used by the other party during the provision of service pursuant of this agreement.
12. Any damage or other compensation which is required to be paid to any personnel by reason of injury occurring while their services are being utilized pursuant to this agreement shall be the sole responsibility of the party regularly providing insurance coverage to that person.

AUTOMATIC AID ASSIGNMENTS:

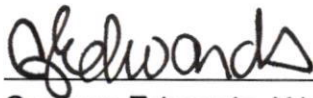
1. Lee Arrendale State Prison will respond with personnel to reported structure fires in the City of Baldwin Fire Department response area and any other emergencies as requested by the Habersham County Fire Departments.
2. Any other units needed on first alarm assignment will be special called by incident commanders.

GEORGIA DEPARTMENT OF CORRECTIONS FIRE SERVICES

AUTOMATIC AID AGREEMENT (cont.)

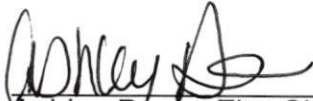
Glynn Pittman, Director
GDC Fire Services

Date

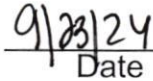


Carmon Edwards, Warden
Lee Arrendale State
Prison


Date



Ashley Davis, Fire Chief
Lee Arrendale State Prison

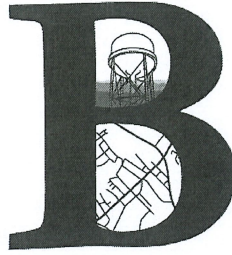

Date

Joseph Roy, Fire Chief
City of Baldwin Fire Department

Date

CITY COUNCIL

Mayor Stephanie Almagno
Erik Keith, Post 1
Post 2 Vacant
Kerri Davis, Post 3
Maarten Venter, Post 4
Alice Venter, Post 5



Emily Woodmaster, CAO
Erin Gathercoal, City Clerk
Bubba Samuels, City Attorney

186 Hwy 441 Bypass
Baldwin, GA 30511
706-778-6341 ~ Cityofbaldwin.org

Council Action Form

Meeting Date: October 8, 2024

Submitted By: Fletcher Holliday

Agenda Item: Scag mower for WTP

Classification (City Attorney must approve all ordinances, resolutions, and contracts):

- Ordinance (No. _____) Contract Information Only Public Hearing
- Resolution (No. _____) Ceremonial Discussion/Action Other

Background (Includes description, background, and justification)

New 52" scag mower for Water Treatment Plant
Replacing scag mower with age of 15+ years

Budgeting & Financial Impact (Included project costs and funding sources)

New Mower: \$9599.00
Line Item: 580-4700-531600-00
This mower has been budgeted for in the current budget.

Capital Asset Cost \$9,599.00 Useful Life 10 years

Staff Recommendation (Include possible options for consideration)

Three quotes have been obtained.
We recommend that we purchase the mower from Swineharts.

Department Head Approval Fletcher Holliday

Date 10-3-24

City Attorney Approval MA

Date _____

CAO Approval Erin Gathercoal

Date 10/3/24

Council Denial _____
Council Tabled Until _____
Council Approval _____

City of Baldwin

P.O. BOX 247
BALDWIN, GA 30511

TEL: (706) 778-6341
FAX: (706) 776-7970

**PURCHASE
ORDER
NUMBER** 00588

DATE:	9/2/2024
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ISSUED TO:	
	Swinehart
	580-4700-531600-00

SHIP TO:
City of Baldwin Water Treatment Plant
288 Coldwater Drive
Demorest Ga 30535

SHIP VIA	F.O.B.	TERMS	DATE REQUIRED
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	QTY. ORDERED	QTY. RECEIVED	STOCK NUMBER/ ITEM DESCRIPTION	UNIT PRICE	PER	TOTAL AMOUNT
1	1		52" Scag Mower	9599		\$9,599.00
2						\$0.00
3						\$0.00
4						\$0.00
5						\$0.00
6						\$0.00
7						\$0.00
8						\$0.00
9						\$0.00
10						\$0.00
11						\$0.00
12						\$0.00
13						\$0.00
14						\$0.00
15						\$0.00
16						\$0.00
Total						\$9,599.00

IMPORTANT:
Our order number must appear on all invoices, packages and correspondence. Advise us if unable to deliver complete order by the date required.

Fletcher Holliday

CITY COUNCIL

Mayor Stephanie Almagno
Erik Keith, Post 1
Post 2 Vacant
Kerri Davis, Post 3
Maarten Venter, Post 4
Alice Venter, Post 5



Emily Woodmaster, CAO
Erin Gathercoal, City Clerk
Bubba Samuels, City Attorney

186 Hwy 441 Bypass
Baldwin, GA 30511
706-778-6341 ~ Cityofbaldwin.org

Council Action Form

Meeting Date: October 8, 2024

Submitted By: Fletcher Holliday

Agenda Item: Scag mower for WWTP

Classification (City Attorney must approve all ordinances, resolutions, and contracts):

- Ordinance (No. _____)
- Contract
- Information Only
- Public Hearing
- Resolution (No. _____)
- Ceremonial
- Discussion/Action
- Other

Background (Includes description, background, and justification)

New 52" scag mower for Wastewater Treatment Plant
Replacing scag mower with age of 15+ years

Budgeting & Financial Impact (Included project costs and funding sources)

New Mower: \$9599.00 Attachments: \$699.98
Line Item: 505-4300-531600-00
This mower has been budgeted for in the current budget.

Capital Asset Cost \$10,298.98 Useful Life 10 years

Staff Recommendation (Include possible options for consideration)

Three quotes have been obtained.
We recommend that we purchase the mower from Swineharts.

Department Head Approval Fletcher Holliday

Date 10-3-24

City Attorney Approval MA

Date _____

CAO Approval Emily Woodmaster

Date 10/3/24

Council Denial _____
Council Tabled Until _____
Council Approval _____

City of Baldwin
P.O. Box 247
Baldwin, Ga 30511

Telephone: (706) 778-6341
Fax: (706) 776-7970

**PURCHASE
ORDER
NUMBER**

00441

8/29/2024

Ship To:
City of Baldwin WWTP
200 Kudzu Hill Road
Cornelia, GA 30531

Issued To:
Swineharts
505-4300-531600-00

Ship Via	F.O.B.	Terms	Date Required
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#	Qty. Ordered	Qty. Received	Stock Number/Item Description	Unit Price	Per	Total Amount
1	1	1	52" Scag Mower	\$9,599.00	1	\$9,599.00
2	1	1	Add On Chute Attachment	\$299.99	1	\$299.99
3	1	1	Sun Shield	\$399.99	1	\$399.99
4						
5						
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9						
10						
11						
12						
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14						
15						
16						

IMPORTANT:
Our order number must appear on all invoices, packages and correspondence. Advise us if unable to deliver complete order by the date required.

Total	\$10,298.98
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Buyer: *Fletcher Holliday*