



**CITY OF RIVERDALE  
MAYOR AND COUNCIL MEETING  
BUSINESS SESSION MINUTES  
JANUARY 27, 2014 | 7:00PM**

The Riverdale Mayor and City Council met on Monday, January 27, 2014 at 7:00PM for the purpose of conducting a regular business session. The meeting was held in the Courtroom Chambers on the 1st floor at Riverdale City Hall, located at 7200 Church Street, Riverdale, GA 30274.

**CALL TO ORDER AND WELCOME**

With a quorum present, Mayor Evelyn Wynn-Dixon called the meeting to order at 7:29PM.

**ROLL CALL:**

All members of the governing body were present at the meeting.

**INVOCATION/PLEDGE OF ALLEGIANCE:**

Invocation & Pledge were led by Pastor Dallas Wilson, Center of Hope Ministry.

**OFFICER IN ARMS TO READ RULES OF CONDUCT:**

Rules of Conduct read by Officer L. Stevenson.

**APPROVAL OF AGENDA WITH ANY ADDITIONS/DELETIONS:**

The following amendments were made to the agenda:

**Addition(s):** None.

**Deletion(s):** None.

**Tabled:** Resolution No. 16-01-2014 Request Waiver of Alcohol Beverage License Fee for Riverdale Downtown Development Authority (RDDA) was tabled, and will be presented 2/10/2014 Mayor & Council Meeting, upon review of Riverdale Downtown Development Authority (RDDA) recent financial statements.

The governing body tabled the first reading to amend charter to increase City Manager's spending limit.

**Postponed:** None.

**Motion:** Council Member Wanda Wallace moved to approve the Agenda. Council Member An'cel Davis moved to second the motion. The measure was approved by a vote of 4/0.



**PRESENTATION:**

**Presentation of the American Institute of Architects (AIA) Award, presented to City of Riverdale, by Mike Sizemore with the Sizemore Group.**

Mike Sizemore presented the governing body the AIA Award. This award honors the best architect designs in Georgia, special recognition for the Riverdale Town Center – a standard of excellence.

City of Riverdale was also recently awarded the 2013 Brick & Architecture Award for the Riverdale Town Center being one of the best public buildings in the USA made of brick.

On behalf of the City of Riverdale, the governing body thanked Mr. Sizemore for this special honor and recognition.

**CONSENT AGENDA:**

**Adoption of the January 13, 2014 Mayor & Council Meeting Minutes.**

**Adoption of the January 22, 2014 Mayor & Council Special Called Meeting minutes.**

**Motion:** Council Member Wanda Wallace moved to approve the Consent Agenda. Council Member An'cel Davis moved to second the motion. The Consent Agenda was approved by a vote of 4/0.

**PUBLIC COMMENT(S):**

**Ms. Deborah Thomas | 8217 Valley Bluff, Riverdale, GA**

Re: Clean up the city/beautification, and upkeep in her subdivision. We need to focus on beautification of our city and help keep our neighborhoods clean.

A few of the issues:

1. Parking on grass
2. Cooking inside garage, with BBQ grill
3. Trash on the curb

Mr. Nate Mingo recently visited the neighborhood and took notice of the activity in the community. A code enforcement personnel will visit on the weekends to monitor as well.

A letter will be prepared and mailed to the residential community to advise everyone what is expected to keep the city clean. Mr. Ellis Still in Planning & Zoning was advised as well. A Homeowners Association could be established and help resolve and monitor the issues as well.



**Mr. Cir Callaway | 925 N. Cumberland Cir, Riverdale, GA**

Re: Riverdale's Mayor & Council are doing a great job. Thank you for listening to the concerns of the citizens and taking action. The community is very proud. However, his property is at the ditch line near the Riverdale Regional Park. We have had a lot of rain recently, causing excess water and flooding. Children are unable to play in area due to threat of snakes. The fence should be on walking trail – solid base, not on the ditch line.

**Resolution No. 12-01-2014 Approval of the City of Riverdale's Short Term Work Plan.**

**A RESOLUTION OF THE RIVERDALE MAYOR AND CITY COUNCIL TO APPROVE THE SUBMISSION OF THE CITY OF RIVERDALE SHORT-TERM WORK PROGRAM OF THE COMPREHENSIVE PLAN FOR STATE AND REGIONAL REVIEW AND TO PROVIDE FOR AN EFFECTIVE DATE.**

On August 29, 2012, DCA Commissioner, Mike Beatty sent Local Governments and Chief Elected Officials the Proposed Revisions to the Rules for Comprehensive Planning and requested input on the draft rules. At that time, adoption of the proposed Rules was scheduled to occur on November 7, 2012.

Those Cities whose Comprehensive Plan Updates were due prior to the proposed adoption of the proposed Rules were asked to submit a "Waiver" to submit a Comprehensive Plan Update with an understanding that a submittal of a Short Term Work Plan by their respective Due Dates for the following year would be required.

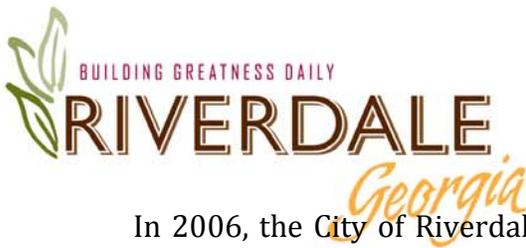
Camilla Moore, Director of Planning & Zoning request approval of submitted information, for the record.

**Mayor Dixon called for questions and concerns from the governing body.  
There were none**

**Action:** Council Member Wanda Wallace moved to approve the measure. Council Member An'cel Davis moved to second the motion. Resolution No. 12-01-2014 was approved by a vote of 4/0.

**Resolution No. 13-01-2014 Approval to submit the City of Riverdale's Livable Centers Initiative.**

**A RESOLUTION OF THE RIVERDALE MAYOR AND CITY COUNCIL TO APPROVE THE SUBMISSION OF THE CITY OF RIVERDALE LIVABLE CENTERS INITIATIVE (LCI) UPDATE TO THE ATLANTA REGIONAL COMMISSION (ARC) AND TO PROVIDE FOR AN EFFECTIVE DATE.**



In 2006, the City of Riverdale was the recipient of a Livable Centers Initiative (LCI) Grant. An LCI is an initiative administered by the Atlanta Regional Commission, which utilizes Federal transportation dollars to fund studies aimed at helping foster greater livability, mobility, and accessibility. This is achieved by examining the land use and transportation connections within a community and identifying connections that can be improved or created.

Recipients of LCI funding are required to submit two, five, and ten year updates. The following report is an update of the City's accomplishments and pending objectives. While only a small percentage of the overall objectives as initially outlined by the City have been accomplished, the change in economic conditions makes it more probable that a greater percentage of the objectives can be achieved within the next five years.

Staff will continue to work diligently in meeting all of the goals and objectives as initially established and with an infusion of city funding for new staffing, equipment, and other needed resources, the Department will meet the prescribed goals. For the record, Camilla Moore, Director of Planning Zoning, request approval for submittal.

**Mayor Dixon called for questions and concerns from the governing body.  
There were none**

**Motion:** Council Member Wanda Wallace moved to approve the measure. Council Member An'cel Davis moved to second the motion. Resolution No. 13-01-2014 was approved by a vote of 4/0.

**Resolution No. 14-01-2014 Approval to enter into contract with TruGreen Landcare for 2014 Professional Lawncare for the City of Riverdale.**

**A RESOLUTION OF THE RIVERDALE MAYOR AND CITY COUNCIL TO ENTER INTO A CONTRACT WITH TRUGREEN LANDCARE FOR PROFESSIONAL LANDSCAPE MANAGEMENT SERVICES FOR THE CITY OF RIVERDALE GROUNDS, ROW'S AND REGIONAL PARK; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER LAWFUL PURPOSES.**

TruGreen Landcare is being considered for Landscape services for the City of Riverdale and Regional Park which includes, but not limited to- mowing, weed eating, edging, bed maintenance, aeration, fertilize, mulch, pruning, irrigation startup-monitoring-shutdown, mowing ROWs and medians, and seasonal Bennie Rose, Director of General Services, recommends the city To enter into contract with TruGreen Landcare for Landscape/Mowing services. Offer reduced from \$94,068.00 to \$90,564.00.



**Mayor Dixon called for questions and concerns from the governing body.**

Council Member Stamps Jones inquired how soon would TrueGreen Landcare start, if approved.

Mr. Bennie Rose stated services would begin immediately.

Council Member Wallace congratulated and thanked Mr. Bennie Rose for his due diligence in securing a better package deal for the City of Riverdale, an effort to further save taxpayers money.

Council Member Davis requested Council receive a copy of the weekly Maintenance Schedule, a TruGreen Representative and Bennie Rose would sign off on.

**Motion:** Council Member Wanda Wallace moved to approve the measure. Council Member An'cel Davis moved to second the motion. Resolution No. 14-01-2014 was approved by a vote of 4/0.

**RESOLUTION(S):**

**Resolution No. 15-01-2014 Request to install Riverdale Regional Park Privacy Fence and Football Field Gate.**

**A RESOLUTION OF THE RIVERDALE MAYOR AND CITY COUNCIL, APPROVING INSTALLATION AT RIVERDALE REGIONAL PARK, CONSISTING OF (1) ONE 8FT HIGH-PVC PRIVACY FENCE 720FT LONG BEHIND FOOTBALL FIELD AND (1) ONE GATE ON SIDEWALK NEAR CONCESSION STAND; PROVIDING FOR SEVERABILITY AND PROVIDING FOR AN EFFECTIVE DATE.**

Currently there are concerns from the Public about privacy issues, noise issues, and people walking through their property to access the Park.

To install a gate across the sidewalk going down to football field from the concession stand so the field can be locked out after Saturday games allowing recovery time per recommendation from Clayton County Parks and Recreation and other professionals evaluating field.

General Services Department recommends the city Install a (8ft) PVC fence to run from the fence at the Baseball field to across from the retention pond below the football field. This should provide relief from the above mentioned concerns.



With installed gated, Football field can be locked out allowing field recovery time after games and savings due to be field management and maintenance. General Services Dept. recommends Natural Enclosures Fence Company at \$18,306.64 for services.

**Mayor Dixon called for questions and concerns from the governing body.**

Council Member Ruffin inquired about the regular maintenance of the football field, from normal wear and tear.

Bennie Rose indicated he has two other quotes from companies that maintain sports field, he could look into for additional information.

**Motion:** Council Member Wanda Wallace moved to approve the measure. Council Member An'cel Davis moved to second the motion. Resolution No. 15-01-2014 was approved by a vote of 4/0.

**MAYOR AND COUNCIL COMMENT(S):**

**Council Member Cynthia Stamps-Jones, Ward 1**

Council Member Stamps-Jones noticed new faces in the Chamber Room for Council Meeting, and thanked everyone for coming out tonight. She thanked Mr. Sizemore for presenting us the American Institute of Architects Award. We appreciate the public comment shared by Ms. Thomas and Mr. Calloway. Their input has helped the city grow and prosper. We commented and asked everyone to help those in need whenever possible. We are not an affluent community, so please think of your neighbors and elderly that may not have heat during the winter season. We have citizens that are in need, she would like Council to take that into consideration, as we are moving forward with budget planning for new fiscal year.

**Council Member An'cel Davis, Ward 2**

Council Member An'cel Davis thanked everyone for coming out tonight. He recently attended the Clayton County Chamber of Commerce 60<sup>th</sup> Masquerade Banquet (1/25/2014). He acknowledged the special award bestowed upon Mrs. Lata Chinnan, President of New South Package Store. Ms. Chinnan was previously honored as the Business of the Year, however she was recently honored with the Carl G. Rhodenizer Community Service Award. Ms. Chinnan was in attendance at Mayor & Council meeting, Mr. Davis thanked her for her service and partnership.



**Council Member Wanda Wallace, Ward 3**

Council Member Wanda Wallace thanked everyone for attending Mayor & Council Meeting. She wished everyone a safe trip home. We'll see everyone in 2 weeks at next meeting.

**Council Member Kenny Ruffin, Ward 4**

Council Member Kenny Ruffin thanked everyone for their time. He acknowledged the untimely death of a wonderful City of Riverdale supporter and resident, Ms. DeeDee Cocheta. Ms. Cocheta was very instrumental helping Riverdale secure entertainment for our earlier concert series and programs. He asked everyone to keep Ms. Cocheta's family in their thoughts.

**Mayor Evelyn Wynn-Dixon, At-Large**

Mayor Dixon thanked everyone for their time. She is extremely proud of our Fire Services and Police Dept. She commented on the City Hall Annex building being used as a Safe Haven recently during the extremely cold days in Riverdale. We have an amazing public safety department. Mayor Dixon thanked Mr. Calloway and Ms. Thomas for sharing their public comment this event. Their concerns are very important to us.

**ADJOURNMENT:** There being no further business to come before Mayor and Council, Council Member An'cel Davis moved to adjourn the business session; the second was offered by Council Member Stamps Jones, and after a unanimous vote of 4/0, the meeting adjourned at 8:30PM.

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