



**CITY OF RIVERDALE  
MAYOR AND COUNCIL MEETING  
BUSINESS SESSION MINUTES  
JUNE 26, 2014 | 6:00PM**

The Riverdale Mayor and City Council met on June 26, 2014 at 7:28PM 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 7:28PM.

**ROLL CALL:**

All members of the governing body were present at the meeting. Sherry D. Henderson, Interim City Clerk, declared a quorum.

<b>Attendee Name</b>	<b>Title</b>	<b>Status</b>
Evelyn Wynn Dixon	Mayor, At-Large	Present
Cynthia Stamps Jones	Council Member, Ward 1 Parliamentarian	Present
An'cel Davis	Council Member, Ward 2 Mayor ProTem	Present
Wanda Wallace	Council Member, Ward 3	Present
Kenneth Ruffin	Council Member, Ward 4	Present

**INVOCATION/PLEDGE OF ALLEGIANCE:**

Invocation & Pledge were led by Chief Samuel Patterson, Riverdale Police Department

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

Rules of Conduct read by Officer V. Barnes

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

The following amendments were made to the agenda:

**Addition(s):**           **None.**

**Deletion(s):**           **None.**

**Tabled:**                 **None.**

**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.**

**AYE:** Stamps-Jones, Davis, Wallace, Ruffin

**NAY:** N/A



**CONSENT AGENDA:**

**Adoption of the June 9, 2014 Mayor & Council Meeting Minutes.**

**MOTION:** Council Member Wanda Wallace moved to approve the June 9, 2014 Meeting Minutes. Council Member An’cel Davis moved to second the motion. **The measure was APPROVED by a majority vote of 3/1.**

**Aye:** Stamps-Jones, Davis, Wallace

**Nay:** Ruffin

**PUBLIC COMMENT:**

Mr. Oritha Scoggins 1183 King Road Riverdale, GA

RE: Commented on the FY2015 Budget, proposed salary increase for Mayor & Council, and salary increase for employees.

Mayor Dixon asked Mr. Scoggins to stay after the meeting. She asked Don Turner, Finance Director, and Nate Mingo, Interim City Manager, to speak with Mr. Scoggins to clear up any discrepancies regarding the city’s operating budget for FY2015.

**RESOLUTION(S)**

**RESOLUTION NO. 58-06-2014** A RESOLUTION OF THE RIVERDALE MAYOR AND CITY COUNCIL ADOPTING THE 2015 FISCAL YEAR (JULY 1, 2014 - JUNE 30, 2015) ANNUAL OPERATING AND CAPITAL BUDGET FOR THE FISCAL YEAR 2015 FOR EACH FUND OF CITY OF RIVERDALE; ADOPTING THE ITEMS OF ANTICIPATED FUNDING AND REVENUE SOURCES BASED ON THE ESTIMATED 2014 TAX DIGEST; AFFIRMING THAT EXPENDITURES IN EACH AGENCY MAY NOT EXCEED APPROPRIATIONS; PROVIDING FOR AN EFFECTIVE DATE; PROVIDING FOR SEVERABILITY AND PROHIBITING EXPENDITURES FROM EXCEEDING ANTICIPATED FUNDING SOURCES.

**Presented by Don Turner, Finance Director**

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

Council Member Ruffin commented he is very concerned with the number of positions that were recently created.

Council Member Wallace thanked Mr. Turner for his hard working presenting a balanced budget. She acknowledged City of Riverdale staff will receive their 3% increase, and mentioned possible enhanced increases based upon performance evaluations.

**Motion:** Council Member Wanda Wallace moved to approve the measure. Council Member An’cel Davis moved to second the motion. **Resolution No. 58-06-2014 was APPROVED by a majority vote of 3/1.**

**AYE:** Stamps-Jones, Davis, Wallace

**NAY:** Ruffin



**RESOLUTION NO. 64-06-2014** A RESOLUTION OF THE CITY OF RIVERDALE MAYOR AND CITY COUNCIL, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH BUILDING MAINTENANCE SERVICES TO PROVIDE JANITORIAL SERVICES FOR THE CITY OF RIVERDALE; PROVIDING FOR SEVERABILITY AND PROVIDING FOR AN EFFECTIVE DATE.

**Presented by Bennie Rose, Director of General Services**

Based on score results from Janitorial Services bid – to include services and affordable pricing, Staff recommends Building Maintenance Services to provide Janitorial Services for the City of Riverdale.

**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. 64-06-2014 was APPROVED by an unanimous vote of 4/0.**

**YEA:** *Stamps-Jones, Davis, Wallace, Ruffin*  
**NAY:** *N/A*

**RESOLUTION NO. 65-06-2014** RESOLUTION OF THE CITY OF RIVERDALE MAYOR AND CITY COUNCIL, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH *eCIVIS* GRANTS RESEARCH AND MANAGEMENT SYSTEM, AUTHORIZE FINANCE DIRECTOR TO AMEND BUDGET TO IDENTIFY AN APPROPRIATE REVENUE SOURCE; PROVIDING FOR SEVERABILITY AND PROVIDING FOR AN EFFECTIVE DATE.

**Presented by Nathaniel Mingo, Interim City Manager**

eCivis provides full grants lifecycle support through innovative technology and services. It is the most widely used grants management solution in the nation and supports thousands of state and local governments, nonprofits, schools and private corporations. From pre-award grants activities such as research, grant writing, and web-based training and education, to post-award management, reporting and compliance, eCivis provides affordable solutions that produce the results you need.

This is a needed tool to further assist Staff’s efforts to secure grants and funding for City projects to enhance the quality of life for citizens.

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

Council Member Ruffin stated it would be advantageous for the City to invest in additional training to ensure we get the most out of the software solution.



Mr. Mingo stated with the expenditure of the service, training is included to ensure staff is well informed on how to use the system.

**Motion:** Council Member Cynthia Stamps-Jones moved to approve the measure. Council Member An'cel Davis moved to second the motion. **Resolution No. 65-06-2014 was APPROVED by an unanimous vote of 4/0.**

**AYE:** Stamps-Jones, Davis, Wallace, Ruffin

**NAY:** N/A

**RESOLUTION NO. 66-06-2014** A RESOLUTION OF THE CITY OF RIVERDALE MAYOR AND CITY COUNCIL TO REPEAL RESOLUTION NO. 50-05-2014; TO CREATE AND REPLACE WITH RESOLUTION NO. 66-06-2014; TO CREATE DIRECTOR OF FLEET MAINTENANCE POSITION; TO PROVIDE FOR THE ESTABLISHMENT OF PAY GRADE; ADD TO PAY AND CLASSIFICATION CHART; TO PROVIDE FOR SEVERABILITY; AND TO PROVIDE FOR AN EFFECTIVE DATE.

**Presented by Camilla Moore, Assistant City Manager**

Measure was brought back before the Executive Board to ensure Fleet Maintenance is a Department responsible for all City vehicles.

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

Council Member Ruffin stated he does not see a need for a Fleet Maintenance Director position, nor to make Fleet Maintenance its own Department.

Council Member Wallace thanked Mr. Mingo for stepping into leadership to ensure Fleet Maintenance is a Department and responsible for all city vehicles. She commented a scheduled Fleet Maintenance Report for the Executive Board would be great.

**Motion:** Council Member Wanda Wallace moved to approve the measure. Council Member An'cel Davis moved to second the motion. **Resolution No. 66-06-2014 was APPROVED by a majority vote of 3/1.**

**AYE:** Stamps-Jones, Davis, Wallace, Ruffin

**NAY:** Ruffin



## ORDINANCE(S)

2<sup>ND</sup> READING TO AMEND CHARTER SEC. 21-A, L'ERIN F. BARNES, CITY ATTORNEY

**ORDINANCE NO. 05-2014** AN ORDINANCE TO AMEND THE CITY OF RIVERDALE'S CHARTER SECTION 21A SO AS TO ESTABLISH THE PROCEDURE FOR SELECTING, APPOINTING AND REMOVING THE CITY MANAGER; TO REPEAL ALL CONFLICTING ORDINANCES AND FOR OTHER PURPOSES.

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

City Attorney, L'Erin Barnes, addressed the concerns posed by Council Member Ruffin regarding whether the City Manager has to be a resident of Riverdale. He also wanted clarity on other concerns such as how they can be removed and salary.

**Motion:** Council Member Wanda Wallace moved to approve the measure. Council Member An'cel Davis moved to second the motion. **Ordinance No. 05-2014 was APPROVED by a unanimous vote of 4/0.**

**AYE:** *Stamps-Jones, Davis, Wallace, Ruffin*  
**NAY:** *N/A*

2<sup>ND</sup> READING TO AMEND CHARTER SEC.54, L'ERIN BARNES, ATTORNEY

**ORDINANCE 06-2014** AN ORDINANCE TO AMEND THE CITY OF RIVERDALE'S CHARTER SECTION 54; TO ALLOW FOR THE CITY TO ENTER INTO CONTRACTS FOR SANITATION SERVICE; TO REPEAL ALL CONFLICTING ORDINANCES AND FOR OTHER PURPOSES.

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. **Ordinance No. 06-2014 was APPROVED by a unanimous vote of 4/0.**

**AYE:** *Stamps-Jones, Davis, Wallace, Ruffin*  
**NAY:** *N/A*



**2<sup>ND</sup> READING TO AMEND CHARTER SEC. 4, TO AMEND ORDINANCE CHAPTER 2 ADMINISTRATION ARTICLE 1 IN GENERAL SEC. 2.1 (A)**

**ORDINANCE NO. 07-2014** AN ORDINANCE TO AMEND THE CITY OF RIVERDALE CHARTER SECTION 4 TO ADD A PROVISION FOR THE MAYOR AND COUNCIL COMPENSATION; TO INCREASE THE COMPENSATION FOR MAYOR AND COUNCIL; TO AMEND ORDINANCE CHAPTER 2 ADMINISTRATION ARTICLE I IN GENERAL SECTION 2.1 (a) SO AS TO REFLECT THE INCREASE IN THE COMPENSATION FOR THE MAYOR AND COUNCIL; AND FOR OTHER PURPOSES.

Salary increase will be effective January 1, 2016 and will reflect in the FY2016 Budget.

**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 Cynthia Stamps-Jones moved to second the motion.

**AYE:** *Stamps-Jones, Wallace*

**NAY:** *Ruffin*

**ABSTAIN:** *Davis*

***(Mayor & Council recessed into an Executive Session at 8:12PM)***

***(Mayor & Council reconvened into Business Session at 8:15PM)***

***FOR THE RECORD:*** Ordinance No. 07-2014 was adopted and APPROVED by the Board. Council Member Davis abstained from the vote. To 'abstain' means not to vote at all. It not counted as a Nay. The previous tally of votes were corrected to reflect the following: two (2) YES Votes, one (1) NO Vote, and one (1) Abstain Vote. Per City Charter and Robert's Rule of Order, **Ordinance No. 07-2014 was APPROVED, with one abstain, and a majority vote of 2/1.**

**2<sup>ND</sup> READING TO AMEND CHARTER SEC. 21-B, AND CREATE NEW CHARTER SEC. 40, L'ERIN F. BARNES, CITY ATTORNEY**

**ORDINANCE NO. 08-2014** AN ORDINANCE TO REPEAL THE CITY OF RIVERDALE'S CHARTER SECTION 21B; TO CREATE A NEW CHARTER SECTION 40 SO AS TO ALLOW THE CITY'S AUTHORITY TO ADOPT BUILDING AND CONSTRUCTION CODES TO STAND ALONE; TO REPEAL ALL CONFLICTING ORDINANCES AND FOR OTHER PURPOSES.

**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. **Ordinance No. 08-2014 was APPROVED, with an unanimous vote of 4/0.**

**AYE:** *Stamps-Jones, Wallace, Davis, Ruffin*  
**NAY:** *N/A*

**PUBLIC HEARING(S):**

**PETITION NO. 2014u-0006 (Legal Non Conforming Use for Car Wash)**

**Presented by Camilla Moore, Director of Planning & Zoning**

The subject property is located at 6455 Hwy 85 and is zoned C-2 General Commercial. The site contains two structures a gas station and the carwash. The site has been used as a carwash for the past 3 years. To bring the existing use into compliance with the Zoning Ordinance the subject site must obtain a Conditional Use Permit (Section 8.2).

According to the Zoning Ordinance, the propose use would be a “Legal Non-Conforming Use” (Section 6.2) and a “Grandfathered Use” (Section 6.1) and is allowed as long as the business continues to operate.

If the use is vacant for a period greater than 6 months the use “shall constitute evidence of intent to abandon the legal non-conforming status” and would not be permitted any longer. The applicant is within the 6 month period.

**RECOMMENDED CONDITIONS**

*Based on the information stated above The Community Development Department will recommends APPROVAL of this application with conditions:*

*The Use Permit is only approved for a Car Wash with no additional services other than existing ones.*

- 1. Applicant must obtain proper business license from the City of Riverdale Business Service Department.*
- 2. The property and suite must meet all development standards.*
- 3. The Use Permit is binding to the suite that is requested (6455 Hwy 85), and to the site plan that was received by The Community Development Department on May 20, 2014.*
- 4. The business may not extend to occupy a different or greater area of land.*
- 5. The plans review approval process.*

**Mayor Dixon called for questions or concerns from the Governing Body. None.**  
**Mayor Dixon opened the floor for the public hearing.**

**Spoke in Favor: None. Spoke Against: None.**  
**Mayor Dixon closed the Floor for the Public Hearing.**



**Motion:** Council Member Wanda Wallace moved to approve the measure. Council Member Cynthia Stamps-Jones moved to second the motion. **Petition No. 2014u-0006 was APPROVED, with an unanimous vote of 4/0.**

**AYE:** *Stamps-Jones, Wallace, Davis, Ruffin*

**NAY:** *N/A*

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

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

Council Member Stamps-Jones thanked everyone coming to Council meeting, and invited all to enjoy the free community concert that's currently held in the Amphitheatre, at the conclusion of Council Meeting.

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

Council Member An'cel Davis thanked everyone for attending the meeting. He acknowledged no one is perfect and it takes a team to get it right, and we did tonight. In light of current events – such as kids left in cars and 36 people injured in Texas, he encouraged everyone to be aware of their surroundings and please alert authority if you notice anything unusual.

The Dept of Cultural Affairs may not show a profit, they way some may like. However, Council Member Davis stressed the need to give back to the community. He stated our citizens should not have to drive North or East of Riverdale to enjoy affordable, quality leisure and cultural activities. We offered that in Riverdale.

The unfinished park is a work in progress. We've had a few setbacks due to weather. However, we are moving forward. Council Member Ruffin secured a Let's Play Construction Grant (Playful City USA), which provided a playground/swing set for the kids. We currently have baseball teams. Mr. Davis is very proud that the community is using the Riverdale Regional Park.

Council Member Davis commented on the Harold Knox award he was recently awarded through Georgia Municipal Association (GMA).

##### **Council Member Wanda Wallace, Ward 3**

Council Member Wanda Wallace thanked everyone for attending Mayor & Council Meeting. She looked forward to seeing everyone in attendance at the July 14<sup>th</sup> Council Meeting, and acknowledged anticipation of our new City Manager.

**Council Member Kenny Ruffin, Ward 4**

Council Member Kenny Ruffin thanked everyone for their time. Mr. Ruffin brought to everyone's attention, in 2 years Georgia will move away from the GRCT Testing, and will use "Milestone", which will affect all grades and will hold students accountable in all grade levels. He encouraged everyone to take an active role in the development and education of our youth to prepare them for the future.

He stressed the importance to teach kids economic development through a summer program. Education is vital, and we have to help our students get better test scores. He suggested we reinstate the summer program to teach core disciplines to our youth.

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

Mayor Dixon thanked everyone for their time. She commented on the growth and success stories of the city. With (2) new Assistant City Managers, the Executive Board can govern better and provide more to our citizens.

Girl Talk, a mentoring program based out of the Riverdale Centre, and lead by Kimberly Brown under the direction of CieCie McGhee, has grown considerably. She acknowledged Kimberly's hard work and commitment with the Girl Talk program.

The City of Riverdale recently completed the C.O.P. Grant with the Department of Justice, in effort to secure funding for additional Police for Public Safety. The city is working on a grant for the new skateboard park. Mayor Dixon is pleased we're able to give the city employees a cost of living raise.

Governor Nathan Deal recently re-appointed Mayor Dixon to the Georgia Regional Transportation Authority (GRTA) Board. Georgia Municipal Association (GMA) recently appointed Mayor Dixon President for the South Eastern District. She is currently the President of the Black Mayors Association for Georgia.

Mayor Dixon stated Transportation is vital for economic growth. She reminded everyone Clayton County Board of Commissioners will meet next Tuesday (7/1) to vote on possible half penny or penny increase agreement with Metropolitan Atlanta Rapid Transit Authority (MARTA), to provide transportation services in Clayton County.

**ADJOURNMENT:** Council Member Wanda Wallace moved to approve; second offered by Council Member An'cel Davis and with a unanimous vote of 4/0, the meeting adjourned at 8:30PM.

**Yea:** *Stamps-Jones, Davis, Wallace, Ruffin*