

OFFICIAL MINUTES
COMMISSION MEETING OF THE CITY OF BRUNSWICK, GEORGIA
CALLED MEETING
3:00 P. M., JANUARY 22, 1992

PRESENT: His Honor Mayor Homer L. Wilson, Commissioners Otis Herrington, Roosevelt Lawrence, Doris Davis and Rev. G. E. Darrisaw.

INVOCATION: The invocation was given by Rev. G. E. Darrisaw.

The Mayor announced that this meeting had been called to consider the lease of the DNR Property to 17 East Holding Company.

The City Manager stated that in a previous meeting the recommendation regarding the lease of the DNR Property was to limit the lease to 20 years with stipulations. The principals of 17 East Holding Companies met with the City Attorney and City Manager and requested that the lease be extended to 30 years in order to get the necessary financing.

Commissioner Davis recommended that the terms of the lease be set for 20 years with a ten year option to renew.

Michael Thomas was present and stated that when he submitted his proposal he thought it was for 30 years as advertised. He further stated that he was grateful that the Commission awarded his company the opportunity to have the lease and that they were happy with the 20 years. He hoped that the same conditions that were outlined on the 20 year lease could be worked in for 30 years. The profit margin in 30 years would be 50% more than the 20 years. Thirty years would encourage the company to put a larger more detailed facility in place. The potential monies paid to the City would probably be greater in a larger project, since the lease would be on a percentage basis.

Commissioner Herrington asked the reason why the company requested more time on the lease.

Mr. Thomas stated that the banks were willing to lend the money on 30 years rather than a 20 year basis.

Mayor Wilson stated that he could certainly understand why the financial institutions are showing a reluctance because houses in Brunswick are being financed for 30 years and that is a long time. The decision would be entirely up to the Commission if they decided on a 20 year lease with a 10 year option.

Commissioner Lawrence stated that it was his understanding that the property was advertised based on up to 30 years.

Commissioner Herrington pointed out at the last meeting the Commission agreed on 20 years. He then asked the City Attorney were there any complications or will there be any legal problems that the City might incur by ratifying the lease agreement

The Commission discussed if a ten year option were granted would the lessee be willing to increase the percentage when it comes up for a ten year option. The changing or transferring of the title in 20 years and what would happen if this occurred.

The City Attorney advised the Commission that they can place provisions in the lease for assigning it and conditions of the lease.

Commissioner Herrington offered the motion to award the lease to 17 East Holding Company with conditions and terms in the agreement for 20 years with a 10 year option to renew. Motion was seconded by Commissioner Davis. Commissioner Lawrence recommended that the lease be reviewed every 15 years. On call for the question the motion carried by vote of 5 to 0.

Mayor Wilson recommended that a representative from the City meet with Jerod Brothers. Commissioner Darrisaw moved that the City pay. All expenses for Commissioner Herrington to meet with Jerod Brothers. Motion was seconded by Commissioner Lawrence and was unanimously carried.

QUIT CLAIM

Commissioner Herrington moved that the Mayor be authorized to execute quit claim deed in favor of B. E. Bledsoe for tax deeds for the year 1988, 1989 and 1990. Motion was seconded by Commissioner Davis and was unanimously carried.

HOUSING AUTHORITY FUNDING

The City Manager stated that the Commission heard the Housing Authority's request for the funds in the amount of \$10,000.00 for a grant to place a Boys and Girls Club to Hopkins Home at the last meeting. The City Manager felt that the amount could be worked out in the next fiscal budget. Commissioner Darrisaw moved that the City allocate funds in the amount of \$10,000 for a grant to Housing Authority for a Boys and Girl's Club in Hopkins Home. Motion was seconded by Commissioner Lawrence and was unanimously carried.

PATTERSON HOUSE

The City Manager reported that the 30 days has expired on the notice given to Mr. Patterson for demolition of his property. The City Attorney stated that a tax deed was brought on property at a tax sale. The City Attorney further stated that the money paid for tax deed could be refunded because the house will be demolished. Received as information.

EXECUTIVE SESSION

Commissioner Herrington moved that the Commission hold an Executive Session immediately after the meeting to discuss a personnel matter. Motion was seconded by Commissioner Lawrence and was unanimously carried.

MEETING ADJOURNED.

Mayor

Attest _____
City Clerk