



COVINGTON
georgia

CITY OF COVINGTON COUNCIL CHAMBERS
2116 STALLINGS STREET NW | COVINGTON, GA 30014

REGULAR MEETING, MAYOR AND COUNCIL, COUNCIL CHAMBERS, CITY OF COVINGTON, GEORGIA, DECEMBER 15, 2025, 6:30 PM.

Mayor Fleeta Baggett presided with Mayor Pro-tem Kimberly Johnson, Council Members: Susie Keck, Anthony Henderson, Jared Rutberg, Charika Davis, and Travis Moore, City Manager Tres Thomas, Deputy City Manager John King, City Clerk Audra M. Gutierrez, and Attorney Frank Turner, Jr.

Reverend Dr. Royeese Stowe gave the invocation.

Mayor Baggett led everyone in the Pledge of Allegiance to the Flag of the United States of America.

Honorable Judge Cheveda McCamy administered the Oath of Office to Council members Dwayne Turner, Charika Davis, and Anthony Henderson.

Council Member Johnson thanked Latham Sanitation for their donations for the turkey distribution and the Juneteenth celebration, presenting them with a gift basket.

Mayor Baggett administered the Oath of Office to new Covington Police Officer Elisha Graves.

1. Motion made by Council Member Rutberg, seconded by Council Member Henderson to approve the minutes from the Regular Council Meeting held on November 17, 2025.

Motion carried unanimously.

2. Motion made by Council Member Henderson, seconded by Council Member Keck to remove item 4F, "Approval of contract for acquisition of ROW in connection with the Hwy 278 CID," from Consent Agenda and add as AA1.

Motion carried unanimously.

3. Motion made by Council Member Moore, seconded by Council Member Johnson to approve licenses for **on-premises consumption** only for:

Amici Italian Café
Bar Oscar

1116 College Ave SE
1113 Floyd Street

City Pharmacy	1105 Church Street
Jim N Nicks's BBQ	11300 Town Center Dr.
The Bistro	11500 Foxfield Way
The Depot Sports Bar & Grill	4122 Emory Street, NW
The Olive Garden Italian Restaurant # 6509	6138 Pavilion Way

Motion carried unanimously.

4. Motion made by Council Member Moore, seconded by Council Member Johnson to approve licenses for **off-premises consumption** only for:

ALDI # 48	11152 Highway 142 N
Citgo Food Mart	3251 Highway 278 NW
Covington Texaco	4120 Washington Street

Motion carried unanimously.

5. Motion made by Council Member Moore, seconded by Council Member Johnson to approve a license for **on-premises consumption & Brewery/brewpub production and sales** only for:

Amici CTC	13500 Town Center Drive
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Motion carried unanimously.

6. Motion made by Council Member Moore, seconded by Council Member Johnson to approve task order 2025-16 from A&S Paving Inc., to replace existing RCP crossing Butler Ave at the estimated cost of \$112,586.82.

Motion carried unanimously.

7. Motion made by Council Member Moore, seconded by Council Member Johnson to approve the purchase of ITRON Water ERTs at a cost of \$111,000.00, from United Systems Software.

Motion carried unanimously.

A Public Hearing held at 6:53 PM regarding a Special Use Permit for taphouse to be located at 5125 Highway 278.

8. Motion made by Council Member Keck, seconded by Council Member Henderson to approve a SUP for taphouse to be located at 5125 Highway 278, with condition:

-Must abide by all other supplemental use regulations for Taphouse, Section 16.20.705.

Motion carried unanimously.

9. Motion made by Council Member Davis, seconded by Council Member Moore to reappoint Mayor Baggett to serve on the Parking Authority for 2026.

Motion carried unanimously.

10. Motion made by Council Member Davis, seconded by Council Member Rutberg to approve the best RFP from Power Pros Power Line Solutions LLC for the Flat Rock Rd-Phase 2 (RFP #2025-28) in the amount of \$342,459.73, for the Electric Department.

U-Tec	\$340,261.24
Over & Under General Contractor	\$238,804.75
New Image Line Solutions	\$503,459.00
Power Pros	\$342,459.73

Motion carried unanimously.

11. Motion made by Council Member Henderson, seconded by Council Member Rutberg to approve a 3 year contract with Flock, for integration of security cameras.

Year 1	\$100,200.00
Year 2	\$ 90,200.00
<u>Year 3</u>	<u>\$ 90,200.00</u>
Total 3 year agreement	\$280,600.00

Motion carried unanimously.

12. Motion made by Council Member Davis, seconded by Council Member Moore to approve the election of 100% to Intermediate Term Portfolio for off-systems energy sales margins for the MEAG Power Supply year 2026.

Motion carried unanimously.

13. After a lengthy discussion, motion was made by Council Member Rutberg, seconded by Council Member Henderson to table any decision regarding adding the stormwater fees to monthly utilities cycle.

Motion carried unanimously.

14. Motion made by Council Member Keck, seconded by Council Member Henderson to approve a Water and Wastewater Capacity and Service Agreement between the City of Covington and Amazon Data Services.

Motion carried unanimously.

15. Motion made by Council Member Keck, seconded by Council Member Henderson to approve an Escrow Agreement Infrastructure Funding – Water and Wastewater Capacity and Service Agreement with the City of Covington, Fidelity National Title Insurance Company and Amazon Data Services.

Motion carried unanimously.

16. Motion made by Council Member Henderson, seconded by Council Member Moore to approve an Intergovernmental Contract Re: Contribution of Funds to Reuse Water System between the City of Covington, the Newton County Industrial Development Authority, and Newton County Water & Sewerage Authority.

Motion carried unanimously.

17. Motion made by Council Member Henderson, seconded by Council Member Davis to approve an Intergovernmental Service Agreement between the City of Covington and Newton County Water & Sewerage Authority.

Motion carried unanimously.

18. Motion made by Council Member Keck, seconded by Council Member Johnson to approve Plan A – which brings employee salaries to 105% of the adjusted labor market, as recommended by Condrey and Associates

Motion carried with Council Members Keck, Johnson, Moore & Rutberg voting in favor. Council Members Davis and Henderson voting against.

Mayor and Council acknowledged receipt of the City Manager's 2026 appointments:

Audra Gutierrez to the position of City Clerk
Brent Fuesting to the position of Police Chief
Joe Doss to the position of Fire Chief
John King to the position of Deputy City Manager
Trudy Henry to the position of 911 Director
Randy Smith to the position of Finance Director
Paul Dailey to the position of Human Resources Director
Judy Thagard to the position of Planning & Zoning Director
Ken Malcom to the position of Community Development Director
Bobby Johnson to the position of IT Director
Kevin Sorrow to the position of Water Resources Director
Lee Harvey to the position of Public Works Director
Nathan Roper to the position of Interim Electric Director
Mike Jewell to the position of Gas Director
Kelly Key to the position of Municipal Court Clerk
Cheryl Freeman to the position of City Solicitor

Council Member Rutberg left the meeting at 7:34 PM.

19. Motion made by Council Member Keck, seconded by Council Member Moore to approve a contract not to exceed \$176,000.00 for Georgia Department of Transportation acquisition of ROW in connection with the Hwy 278 CID.

Motion carried unanimously with Rutberg recusing himself from the vote.

Council Member Rutberg returned to the meeting at 7:35 PM.

Thelma Nolley congratulated council members on the recent election. She thanked them for turkey distribution and spoke against the Land Use Map.

Les Carroll displayed photos of stormwater pollution and runoff on his property. He asked for prompt assistance.

Judy Cannon supported Les Carroll's display.

Sonya Vandroff expressed concerns for possible stormwater billing. She inquired how the City can collect the 15% of unpaid fees.

The City Manager replied that we are doing our best.

Debbie Brenan expressed concerns for possible stormwater billing. She would like to have the option to pay fees monthly but not make it mandatory. She thanked Council Member Keck for her service.

Rosie Crawford complained of stormwater issues on her property.

Denise Williams expressed concerns for possible stormwater billing. She requests a Townhall meeting with citizens.

Alana Sanders expressed concerns for Data Centers. She requests the City consider ordinances to ensure there will not be a negative impact on citizens. She asks that stormwater issues be investigated and repaired. She expressed support of pay increases for employees.

The City Manager commended staff for work making the Christmas Parade a success. He reminded council of the retreat January 29th 9AM-4PM, at the Covington Municipal Airport. He thanked Council Member Keck for her service.

The Deputy City Manager thanked everyone involved with the cleanup after the Christmas Parade.

Council Member Henderson thanked staff for the cleanup after the turkey distribution. He asked if the choice to pay stormwater fees is an option. Expressed that he hopes City employees love their jobs. He thanked Council Member Keck for her service.

Council Member Rutberg asked the City Manager if using water department jets to clean out storm pipes can be considered. Tres replied that we use that when we can but its not always an option. He thanked Latham Sanitation. He stated that he would like a stormwater townhall meeting. He thanked staff for assistance with the Christmas Parade. He thanked Council Member Keck for her service.

Council Member Davis thanked sponsors of the turkey distribution. She stated that she would like a stormwater townhall meeting. She thanked Council Member Keck for her service.

Council Member Moore explained that the tax on Mixed Land Use zoning should help residents. He stated he would like to further explore data center ordinances. He thanked Council Member Keck for her service.

Council Member Johnson wished a Happy Birthday to City Manager Tres Thomas and Police Chief Fuesting and congratulated Tres on his 25th year with The City. She inquired about the pedestrian light at Emory St. and Clark St. She thanked Council Member Keck for her service.

Council Member Keck wished incoming Council Member Turner the best of luck and thanked everyone for allowing her to serve the community for the past eight years.

Mayor Fleeta Baggett was excited to say that the partnership with Clements Middle School family is going well with the success of Family Fun Night. She enjoyed working with all of the families that attended. She encourages everyone visit Legion Field and see the trees. She was happy to hear that the Christmas Parade was a success and wished she could have attended. She thanked Council Member Keck for her mentoring and service to the City.

Mayor Baggett and City Manager Tres presented Council Member Keck with flowers and a gift, thanking her for her service, on behalf of the entire council.

Being no further business meeting, the meeting adjourned at 8:05 PM.

Fleeta S. Baggett, Mayor

Audra M. Gutierrez, City Clerk