Brooklet City Council Meeting Agenda

August 20, 2026, at 7:00 p.m.

A. Call to Order

B. Invocation and Pledge of Allegiance

C. Approval of Agenda

D. Planning and Zoning Public Hearing

1. Rezoning Request

Applicant: Timothy Lee
Property Location: 509 Railroad Street, Brooklet, Georgia
Current Zoning: C-2 General Commercial
Requested Zoning: R-3 Multi-Family Residential
Parcel Size: Approximately 0.25 acres

Timothy Brock Lee has submitted a rezoning request for the 0.25-acre property located at 509 Railroad Street (Parcel No. B06 000061 000), seeking to change the zoning designation from C-2 General Commercial to R-3 Multi-Family Residential.

The Planning and Zoning Commission recommended approval of the rezoning application at its June 9, 2026, meeting. The Commission advised that because the applicant purchased the commercially zoned property adjacent to 509 Railroad Street, the property must be rezoned from commercial to residential.

- Public Hearing Comments from the Mayor and Council
- Public Hearing Comments from the Public

E. Approval of Minutes

1. Consideration of a motion to approve the minutes of the Special Called Meeting held August 3, 2026.

F. Financial Status Update

1. Update regarding the status of the City's financial reporting, outstanding journal entries, bank access, and reconciliation process.

G. Public Participation

Citizens request to address the Council.

- **Ellen Perkins-BCDA**
- **Lisa Young- Brooklet Fall Festival**

H. Comments by Staff

- City Manager – Lonnie Adamson III
- Assistant City Attorney – Wes Rahn
- City Engineer – Wesley Parker
- Interim Chief of Police – Nickki Garman

I. Comments by Elected Officials

- Mayor Pro Tem – Sheila Wentz
- Councilmember – Brad Anderson
- Councilmember – Keith Roughton
- Councilmember – Rebecca Kelly
- Councilmember – Phillip Oliver
- Mayor – L.W. "Nicky" Gwinnett Jr.

J. Discussion and Action Items

1. Discuss the City of Brooklet's 2026 property-tax millage rate and adoption schedule.
2. Consideration of approval for the use of Brooklet City Hall as an early-voting precinct from October 26 through October 30, 2026.
   Presenter: **Sandra McBride, Bulloch County Elections Assistant**
3. Discuss Peanut Festival Cleanup scheduled for September 12, 2026, from 8:00 a.m. until 12:00 p.m. in Downtown Brooklet.

4. Consideration of approval of a waiver of the competitive-quote requirements for bank-reconciliation services.
5. Consideration of approval of the Rushton, LLC accounting-services proposal.
6. Presentation and discussion of the Audit Report.
   Presenter: **Patricia Hunter, Reddick, Riggs, Hunter & Colson, P.C.**

K. Executive Session

1. Consideration of a motion to enter Executive Session to discuss personnel matters in accordance with O.C.G.A. § 50-14-3(b).
2. Consideration of a motion to exit Executive Session and re-enter the regular meeting for any necessary action.

L. Adjournment