



CITY OF BROOKLET  
104 CHURCH ST. BROOKLET, GA 30415 PHONE (912) 842-2137 FAX (912) 842-5877

**November 20, 2025**

**City Council  
Meeting  
7:00 PM**

**Proposed  
Agenda**

**A. Call to order and welcome** - Mayor L.W. "Nicky" Gwinnett, Jr.

**B. Invocation**

**C. Pledge of Allegiance**

**D. Public Hearing Item(s):**

**D. 1. Zoning Item(s)**

**1. Application RZ2025-001:**

Bradley Anderson applied on August 29, 2025, requesting a Rezone from the current R-1 zoning to C-2 zoning for parcel #806 000100 000. The purpose of this rezone request is to install a three-bay garage with chain-link fencing around the entire lot. This property is located at 16862 Hwy 80 East, Brooklet, GA 30415.

- **Public Discussion**
- **Discussion from the City Council**

**E. Approval of Agenda**

**F. Recognition of the Brooklet Garden Club and the Brooklet Community Development Association.**

**G. Public Participation- Persons Wishing to Address Council**

*Citizens are encouraged to participate in the City of Brooklet City meetings. The City of Brooklet encourages civility in public disclosure and requests that speakers direct their comments to the Chair. Those attendees wishing to share a document and or comments in writing for inclusion into the public record must email the item to lori.phillips@brookletga.us no later than noon on the day of the meeting.*

- 1. Bill Powell with Georgia Rural Water Association – Water/ Sewer Bonds, Water Rate Study, and Potential Ordinance Revisions related to Tap Fees & Contractor Quotes.**

**H. Approval of Minutes**

- 1. October 16, 2025, City Council Meeting**

**I. Approval of the October Financial Reports**

**J. Comments by:**

Interim City Manager Paul Dyal

City Attorney Ben Perkins

City Engineer Wesley Parker

City Clerk Lori Phillips

Assistant City Clerk Melissa Pevey

Interim Chief of Police, Sergeant Nickki Garmen

Safety Coordinator Johnny Alamia

**K. Comments by Council Members:**

Councilmember Sheila Wentz

Councilmember Brad Anderson

Councilmember James Harrison

Councilmember Rebecca Kelly

Mayor Pro-Tem Keith Roughton

Mayor L.W. "Nicky" Gwinnett

**L. New Business:**

**1. City Council Ordinance No. 2025-031(first reading)** - An ordinance by the Mayor and Council for the City of Brooklet to amend and restate the official zoning map of Brooklet, Georgia; to provide for notice; to provide for severability; to provide an effective date; to repeal all ordinances and parts of ordinances in conflict herewith; and for other purposes.

**2. Discussion and consideration of a motion to approve a quote for repairs to the 2023 Dodge Durango Pursuit AWD.**

The Police Department received three estimates for repairing the 2023 Dodge Durango Pursuit AWD, which was damaged in a collision with a deer. The insurance adjuster provided a minimal estimate of \$449.45, which does not include the cost of a required replacement push bar. Two complete repair estimates were obtained from local shops: Franklin Collision Center at \$2,387.95 and Preferred Collision Center at \$2,053.45. Both shop estimates include bumper and grille component replacements, wheel flare work, pre- and post-repair scans, and complete installation of a new push bar. Council consideration is needed to select a repair vendor and authorize the total repair cost, which exceeds the adjuster's valuation.

**3. Motion to approve a donation of a bike rack to place downtown. The donation is from Clark Groover.**

**M. Old Business:**

**1. Consideration of a motion to approve the recommendation submitted by the Planning and Zoning Commission for Rezone Application RZ2025-001.**

- 2. Motion to approve the Application Sketch Plan 2025-025 for Waterford Investment Holdings, Inc., owner Jason Franklin, for parcel number(s) 136 000025 000, 136 000024 001, and 136 000022 000. This is for a housing development with a projected 728-lot subdivision.**

*The Planning and Zoning Commission recommends approval of the sketch plan, with modifications.*

- 3. Tabled from the October 16, 2025, City Council meeting.**

Discussion and Consideration of a motion to approve a proposal for COB-25-005, Brooklet City Hall/Police Department and Sign Repairs.

*Competitive sealed bids were received from August 8, 2025, to September 18, 2025, at 2:00 p.m. At that time, the sealed proposals were publicly opened and read aloud in the office at Brooklet City Hall.*

- 4. Consideration of a motion to approve Work Order 1: Financial Support Services with the Berkley Group, LLC, a Local Government Consulting Service. Berkley Group will provide Financial Services to the City of Brooklet.**

- 5. Consideration of a motion to approve the Professional Service Agreement with Sumter Local Government Consulting, Inc. to provide Professional Executive Search Services to assist the City of Brooklet in the recruitment and selection of a qualified City Manager.**

- 6. Consideration of a Motion to Approve the proposed amendment to the City of Brooklet Comprehensive Plan, in accordance with the Georgia Department of Community Affairs (DCA) Minimum Standards and Procedures for Local Planning.**

- N. Consideration of a motion to close the regular session and go into an executive session to discuss personnel matters.**

- O. Consideration of a motion to come out of the executive session and open back up the regular session for any discussion or possible motions.**

- P. Adjournment**