

**AGENDA  
CITY OF DOUGLAS  
MAYOR AND COMMISSION**

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**WORK SESSION  
May 11, 2026  
6:00PM**

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| <b>I.</b>    | <b>Review of April 27, 2026 Meeting Minutes</b><br>Wynetta Bolder, City Clerk<br>Mayor Tony L. Paulk   | <b>PG. 4</b>  |
| <b>II.</b>   | <b>Discuss the Election of GMA's District 11 Officers for 2026-2027</b><br>Charles W. Davis, City Manager<br>Mayor Tony L. Paulk                                       | <b>PG. 11</b> |
| <b>III.</b>  | <b>Discuss &amp; Seek Approval for Bo Jo Ella Lift Station Repairs ESG Task Order#D2000.125</b><br>Kevin Davis, Douglas Project Manager<br>Steve Bailey, Commissioner  | <b>PG. 14</b> |
| <b>IV.</b>   | <b>Ratify Change Order for TIA Project Number #0016250 West Green Highway and Walker Hwy Sidewalk Project</b><br>Charles Davis, City Manager<br>Mayor Tony L. Paulk    | <b>PG. 18</b> |
| <b>V.</b>    | <b>Discuss the Alcoholic Beverage License for Aldi, Inc. Georgia</b><br>Georgia Henderson, Assistant City Manager<br>Commissioner Edwin Taylor                         | <b>PG. 38</b> |
| <b>VI.</b>   | <b>Discuss Appoint Two Members to the Douglas Farmer's Market Board</b><br>Georgia Henderson, Community Development Director<br>Commissioner Edwin Taylor              | <b>PG. 42</b> |
| <b>VII.</b>  | <b>Discuss Enforcement of Unlicensed and Noncompliant Home-Based Businesses</b><br>Georgia Henderson, Assistant City Manager<br>Commissioner Edwin Taylor              | <b>PG. 44</b> |
| <b>VIII.</b> | <b>Short-Term Rentals (Airbnb/VRBO) - Regulation and Business Licensing Discussion</b><br>Georgia Henderson, Assistant City Manager<br>Commissioner Edwin Taylor       | <b>PG. 47</b> |
| <b>IX.</b>   | <b>Hurricane Helene Recovery Efforts - Follow-Up Discussion and Direction on Enforcement</b><br>Georgia Henderson, Assistant City Manager<br>Commissioner Edwin Taylor | <b>PG. 55</b> |

<b>X.</b>	<b>Business License Issuance - Verification of Property Taxes and Utility Debt (Discussion)</b>	<b>PG. 68</b>
	Georgia Henderson, Assistant City Manager Commissioner Edwin Taylor	
<b>XI.</b>	<b>Double Permit Fee Penalty for Work Without Permit (Discussion)</b>	<b>PG. 72</b>
	Georgia Henderson, Assistant City Manager Commissioner Edwin Taylor	
<b>XII.</b>	<b>Alcohol Sales and Consumption in Non-Traditional Uses (Discussion)</b>	<b>PG. 76</b>
	Georgia Henderson, Assistant City Manager Commissioner Edwin Taylor	
<b>XIII.</b>	<b>General Comments (3 minutes)</b>	<b>PG. 78</b>
	Charles Davis, City Manager Tony L. Paulk, Mayor	
<b>XIV.</b>	<b>City Manager's Updates</b>	<b>PG. 79</b>
	Charles Davis, City Manager Tony L. Paulk, Mayor	

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**REGULAR MEETING  
May 11, 2026  
IMMEDIATELY FOLLOWING WORK SESSION**

- I. Call to Order Mayor Tony L. Paulk
- II. Invocation Commissioner Edwin Taylor
- III. Pledge of Allegiance Coffee High NJROTC
- IV. Approval of the Order of the Agenda
- V. Second Reading, Public Hearing, and Action – Ordinance Amendment: Alcoholic Beverage Distance Requirements & Measurements PG. 80  
Georgia Henderson, Assistant City Manager  
Commissioner Edwin Taylor
- VI. Second Reading, Public Hearing, and Action – Ordinance Amendment: ULDC Sec. 111-246 (Day Care / Child Care Center) PG. 86  
Georgia Henderson, Assistant City Manager  
Commissioner Edwin Taylor
- VII. Consent Agenda Items
- VIII. Work Session Items for Discussion/Questions
- IX. Staff Comments
- X. Adjourn

**NOTE: Immediately following Commission Meeting there will be an Executive Session and/or City Commission Utility Appeals Hearing, if necessary.**

*\*Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participated in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Coordinator at (912) 389-3415 promptly to allow the City to make reasonable accommodations for those persons.\**