



CITY OF PORT WENTWORTH

CITY COUNCIL

JUNE 26, 2025

Council Meeting Room

Regular Session

9:00 AM

**7224 GA HIGHWAY 21
PORT WENTWORTH, GA 31407**

- 1. CALL MEETING TO ORDER**
- 2. PRAYER AND PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL - CLERK OF COUNCIL**
- 4. APPROVAL OF AGENDA**
- 5. RECOGNITION OF SPECIAL GUESTS**
- 6. PUBLIC COMMENTS - REGISTERED SPEAKERS**
- 7. ELECTIONS & APPOINTMENTS**
- 8. ADOPTION OF MINUTES**
- 9. COMMUNICATIONS & PETITIONS**
- 10. COMMITTEE REPORTS**
- 11. CONSENT AGENDA**
- 12. UNFINISHED BUSINESS**
 - A. Adoption of FY26 Budget
 - Public Hearing
 - B. Adoption of Millage Rate
 - Public Hearing
- 13. NEW BUSINESS**
 - A. SPLOST Intergovernmental Agreement
- 14. RESOLUTIONS/ORDINANCES/PROCLAMATIONS**
- 15. EXECUTIVE SESSION**
- 16. ADJOURNMENT**



City Council
7224 GA Highway 21
Port Wentworth, GA 31407

Meeting: 06/26/25
Department: Administration
Category: Ordinance
Prepared By: Zahnay Smoak
Department Head:

SCHEDULED

AGENDA ITEM (ID)

DOC ID:

Adoption of FY26 Budget

Issue/Item: The City annually adopts a balanced budget based on a fiscal year of July 1st through June 30th.

Background: The City does NOT require a tax increase. We propose adopting the same millage rate (5.216 mills) we had last year

Facts and Finding: With City’s growth there are a vast number of needs and challenges within this budget. We continue to invest in infrastructure, parks, and enhanced services. This budget adds 11 new positions (5 Parks, 1 Public Works, 1 Administration, 2 Recreation, 1 Development Services, and 1 Fire) and will include a 2.5% COLA raise for our current team members. We will see the completion of the new fire station, city hall expansion, and phase 1 of the park during this budget cycle. The Ghost Pirates Training Facility and Amphitheater will be 90% completed and funded during this cycle with an opening in the fall of next year. We will continue to fund CAT through general funds with the opportunity to gain a CAT Board seat and be added to their permanent service district. The budget will include Council initiated projects like a pocket park near Rice Creek, some walking trails, road improvements, a new street sweeper, more recreation opportunities for our youth and teens. We continue our preparation for the future with proposed overlay districts, a new strategic plan, impact fees, and growing partnerships with our local, regional, state, federal government and other private entities. This budget ensures our continued growth toward a world class city with unmatched service and amenities.

Funding: N/A

Recommendation: Approval

PROPOSED BUDGET FY 26

Operating Budget:



Capital Budget:



<https://portwentworthga.gov/>

<https://portwentworthga.gov/port-wentworth-fy-26-proposed-operating-budget/>

<https://portwentworthga.gov/dept-admin/>



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Adoption of Millage Rate

Issue/Item: The City annually adopts a millage rate for the property within the city as per state law.

Background: The City is financially vibrant with a growing tax digest and does not require a tax increase. We propose adopting the same rate (5.216 mills) we had last year.

Facts and Finding: The city's gross tax digest grew from \$954 million to \$1.1 Billion over the past year. These increases come from all 3 major zoning categories. The city approved 731 new single-family homes permits over the last year, a 109% increase from the previous year.

Funding: N/A

Recommendation: Approval

PUBLIC NOTICE

The City of Port Wentworth City Council does hereby announce that the millage rate will be set at a meeting to be held at the City Hall on Thursday, June 12, 2025 at 7:00 pm and pursuant to the requirements of O.C.G.A. § 48-5-32 does hereby publish the following presentation of the current year's tax digest and levy, along with the history of the tax digest and levy for the past five years.

CURRENT 2025 PROPERTY TAX DIGEST AND 5 YEAR HISTORY OF LEVY

		CITY WIDE	2020	2021	2022	2023	2024	2025		
C	V	Real & Personal	526,533,766	540,375,932	775,420,869	814,425,549	952,036,025	1,099,887,220		
		Motor Vehicles	3,397,540	2,523,690	2,185,140	2,061,280	1,954,190	2,257,676		
		Mobile Homes	199,444	205,524	230,564	242,804	208,790	241,215		
		Timber - 100%	61,062	24,738	48,014	48,014	-	-		
		Heavy Duty Equipment	12,052	42,530	27,523	2,956	16,952	19,585		
		Gross Digest	530,203,864	543,172,414	777,912,110	816,780,603	954,215,957	1,102,405,695		
		Less Exemptions	55,596,483	55,868,287	76,750,248	100,625,265	109,797,436	126,848,978		
		NET DIGEST VALUE	474,607,381	487,304,127	701,161,862	716,155,338	844,418,521	975,556,717		
		A	R	Gross Maintenance & Operation Millage	8.4500	8.5410	7.7330	8.2810	9.0980	10.1740
				Less Rollback (Local Option Sales Tax)	4.2900	4.3810	3.5730	4.1210	3.8820	4.9580
NET M&O MILLAGE RATE	4.1600			4.1600	4.1600	4.1600	5.2160	5.2160		
A	R	TOTAL M&O TAXES LEVIED	\$1,974,367	\$2,027,185	\$2,916,833	\$2,979,206	\$4,404,487	\$5,088,504		
		Net Tax \$ Increase	\$129,333	\$52,818	\$889,648	\$62,373	\$1,425,281	\$684,017		
		Net Tax % Increase	7.01%	2.68%	43.89%	2.14%	47.84%	15.53%		

CITY AND INDEPENDENT SCHOOL MILLAGE RATE CERTIFICATION FOR TAX YEAR 2025

<http://www.dor.ga.gov>

Complete this form once the levy is determined, report this information in Column 1. E-mail a copy to local.government.services@dor.ga.gov and distribute a copy to your County Tax Commissioner and Clerk of Court. This form also provides the Local Government Services Division with the millage rates for the distribution



Georgia Department of Revenue
 Local Government Services Division
 4125 Welcome All Road
 Atlanta, Georgia 30349
 Phone: (404) 724-7003

CITY NAME City of Port Wentworth		ADDRESS 7224 GA Highway 21		CITY, STATE, ZIP Port Wentworth, Georgia 31407		
FEI # 58-6010560	CITY CLERK Zahnay E. Smoak	PHONE NO. (912) 964-4379	FAX (912) 966-7429	EMAIL zsmoak@cityofportwentworth.com		
OFFICE DAYS / HOURS M-F, 8:30 am- 5:00 pm	ARE TAXES BILLED AND COLLECTED BY THE () CITY OR () COUNTY TAX COMMISSIONER? LIST VENDOR, CONTACT PERSON AND PHONE NO.					
List below the amount & qualifications for each <u>LOCAL</u> homestead exemption granted by the City and Independent School System.						
CITY			INDEPENDENT SCHOOL			
Exemption Amount	Qualifications		Exemption Amount	Qualifications		
40,000	Resients must own and live in home					
If City and School assessment is other than 40%, enter percentage millage is based on _____%. List below the millage rate in terms of mills. EXAMPLE: 7 mills (or .007) is shown as 7.000. PLEASE SHOW MILLAGE FOR EACH TAXING JURISDICTION EVEN IF THERE IS NO LEVY.						
CITY DISTRICTS	DISTRICT NO.	COLUMN 1	COLUMN 2	COLUMN 3	COLUMN 4	COLUMN 5
List Special Districts if different from City District below such as CID's, BID's, or DA's	List District Numbers	Gross Millage for Maintenance & Operations	**Less Rollback for Local Option Sales Tax	Net Millage for Maintenance & Operation Purposes (Column 1 less Column 2)	Bond Millage (If Applicable)	Total Millage Column 3 + Column 4
City Millage Rate		10.174	4.958	5.216		5.216
Independent School System						0.000
Special Districts						0.000
**Local Option Sales Tax Proceeds must be shown as a mill rate rollback if applicable to Independent School.						

Name of County(s) in which your city is located:

I hereby certify that the rates listed above are the official rates for the Districts indicated for Tax Year 2025

6/12/2025
 Date

 Mayor or City Clerk



City Council
7224 GA Highway 21
Port Wentworth, GA 31407

Meeting: 06/26/25
Department: Administration
Category: Agreement
Prepared By: Zahnay Smoak
Department Head:

SCHEDULED

AGENDA ITEM (ID)

DOC ID:

SPLOST Intergovernmental Agreement

Issue/Item: Chatham County and all of the municipalities currently have a Special Local Option Sales Tax of 1%. These funds are reserved for capital outlay projects like roads, bridges, recreation facilities, public safety vehicles, and utility infrastructure as well as the engineering for any of the projects. This agreement is to continue the SPLOST program for another 6 years. It will run from October 2026 through Oct 2032. The SPLOST requires voter approval, and the election date is set for November 2025

Background: City and County leaders held meetings starting in May to discuss the layout and the terms of the new SPLOST, setting the estimated value at \$700 million. The layout was decided to be in 3 levels, with \$200 million of Priority 1 projects coming off the top, \$500 million level 2 funding to be done at the negotiated rate, and everything above that would be at the Census population data with an adjustment for 2030 updated Census when it comes out in early 2031.

Facts and Finding: Port Wentworth is receiving \$12 million (6%) in level 1 funding for the widening of Benton Blvd, \$19.65 million (3.93%) of level 2 funding, and level 3 funding based on 2030 Census Population data pro rata share. Our Level 2 project list consists of 43% Public Safety, 34% Transportation/Infrastructure, and 23% Parks and Recreation.

Funding:

Recommendation: Approve

Project List	9/30/2027	9/30/2028	9/30/2029	9/30/2030	9/30/2031	9/30/2032	TOTAL		
	1	2	3	4	5	6			
Transportation/Infrastructure									
Meinhard/Montieth widening	340,000	340,000	340,000	340,000	340,000	340,000	2,040,000		
Road Improvements	225,000	225,000	225,000	225,000	225,000	225,000	1,350,000		
Hwy 25 Roundabout	142,500	150,000	150,000	150,000	150,000	150,000	892,500		
Water/Sewer improvements	400,000	400,000	400,000	400,000	400,000	400,000	2,400,000	6,682,500	34%
	1,107,500	1,115,000	1,115,000	1,115,000	1,115,000	1,115,000	6,682,500		
Public Safety									
Fire Truck - Ariel Ladder	350,000	350,000	350,000	350,000	350,000	350,000	2,100,000		
14 Police Cars	140,000	140,000	140,000	140,000	140,000	140,000	840,000		
Police HQ/Courthouse	925,000	925,000	925,000	925,000	925,000	925,000	5,550,000	8,490,000	43%
	1,415,000	1,415,000	1,415,000	1,415,000	1,415,000	1,415,000	8,490,000		
Parks									
Armadae Pathways	37,500						37,500		
Park Improvements	373,000	373,000	373,000	373,000	373,000	375,000	2,240,000		
Mobley Park - full funding	700,000						700,000		
Walking Trails	250,000	250,000	250,000	250,000	250,000	250,000	1,500,000	4,477,500	23%
	1,360,500	623,000	623,000	623,000	623,000	625,000	4,477,500		
	3,883,000	3,153,000	3,153,000	3,153,000	3,153,000	3,155,000	19,650,000	19,650,000	100%
								19,650,000	