

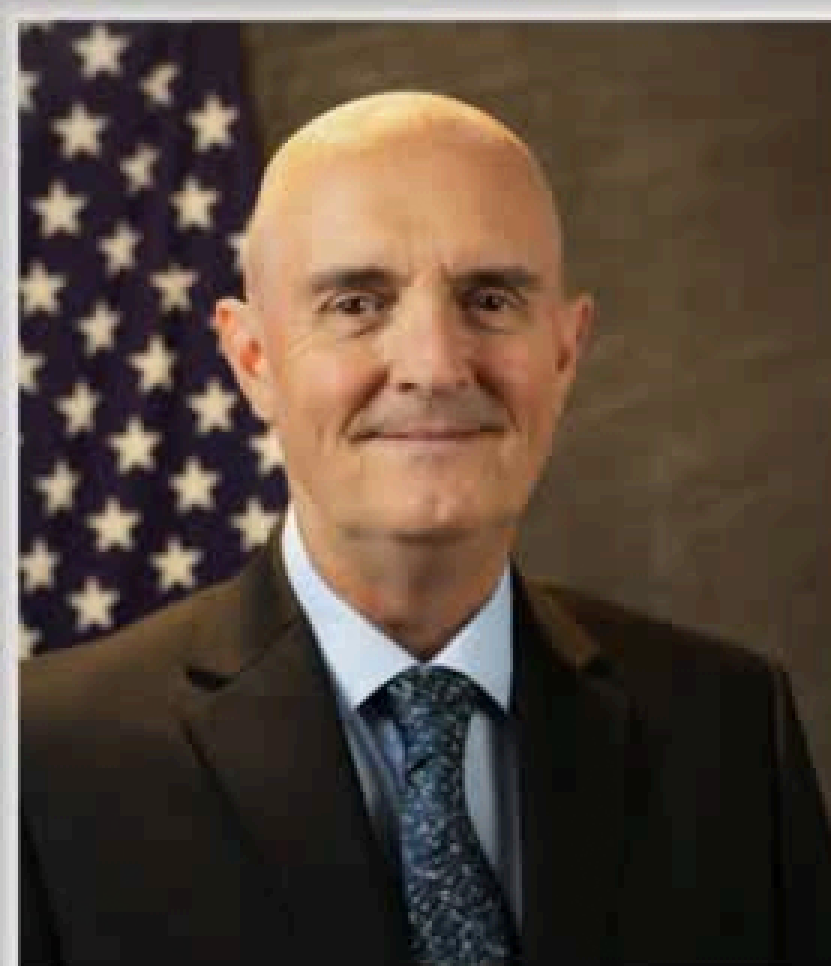
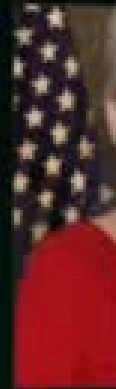


Millage Rate Presentation

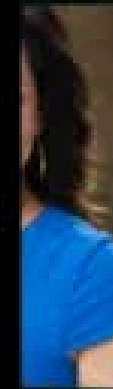
August 2025

Government in the Sunshine

The City of Flemington is committed to transparency, adhering to the principle of being a "Government in the Sunshine."



Mayor Pro Tem
David Edwards



Flemington City Hall

The Council has held meetings in various locations, including church classrooms and conference rooms, but the City lacked a permanent home.



City Hall was purchased in 2005 and has served well, but decades later, it has been outgrown.



Photo courtesy of the Georgia Archives ca. 1932

Our Services

Services are provided through Inter Governmental Agreements (“IGA’s”), contracts, agreements, or ordinance.



FIRE PROTECTION

- IGA with the City of Hinesville Fire Department
- ISO rating of a 3 = LOWER INSURANCE



LAW ENFORCEMENT

- IGA with the Lib. Co. Sheriff's Department
- Two contracted Deputies stationed in Flemington



STREET LIGHTING

- Franchise agreement with Georgia Power
- All roadway lighting, including Hwy 84, main streets, and neighborhood streets



WATER & SEWER INFRASTRUCTURE

- IGA with the City of Hinesville

Services cont.



ROAD & DRAINAGE DITCH MAINTENANCE

- IGA with Liberty County
- Street repair, drainage ditch maintenance



ANIMAL CONTROL & MOSQUITO CONTROL

- IGA with Liberty County
- Mosquito control May - October



LANDSCAPING & STREET SWEEPING

- Landscaping right of ways, Hwy 84, detention ponds
- Monument sign maintenance
- Sidewalk maintenance
- Street sweeping

Services cont.



PLANNING & ZONING

- IGA with the LCPC
- Includes property plats, commercial business licensing, Engineering oversight, zoning, sign permit requests



PERMITTING & CODE COMPLIANCE

- IGA with Liberty County
- Building permits, code compliance



CITY HALL

- Home-based business licensing
- Notary services
- Annual Community Events
 - Keep Liberty Beautiful City-wide Cleanup (x2)
 - Tree Lighting Event
 - Community Outreach Engagement BBQ (x3)
 - Santa Neighborhood Tour



Goals Achieved

JAN 2025 - PRESENT

“Staying ahead of the growth”

- Establishment of the Flemington Downtown Development Authority (FDDA)
- Development & implementation of the commercial overlay district
- Land acquisition for a larger City Hall

Planning for our Future

- Creation of a Historic District
- Seeking grant opportunities for Parks & Recreation
- Infrastructure Expansions
- Realignment of Wallace Martin Dr. w/ Flemington Village Blvd.**

***Pending voter renewal of
TSPLOST on Nov. 4th.*





Tentative Millage Rate

This tentative increase will result in a millage rate of 2.829 mills, an increase of 2.829 mills. Without this tentative tax increase, the millage rate will be no more than 0.00 mills.

The proposed tax increase for a fair market value of \$175,000 is approximately \$192.37 and the proposed tax increase for non-homestead property with a fair market value of \$150,000 is approximately \$169.74.

Why is there a need for a millage rate now?

The City's capacity to sustain itself for more than 80 years with no property tax showcases the City Council's dedication to responsibly managing both the City and its financial resources.

But we all can understand that when you use reserves (savings) to meet expenses, you must implement a proactive financial plan.

The cost to
maintain the
city & its
services exceeds
revenue.

&

These service-
related expenses
must be paid
with general
funds.

Growth & Maintaining Service Levels

The qualities that draw us to live here are the same factors that attract other residents and businesses to our City! Growth is unavoidable, driven by the demand for our available residential housing and commercial properties.



The Flemington City Council is committed to ensuring consistent service levels for all residents and businesses, whether they are new or long-established.

Flemington is rolling in hotel money!



We've heard this a time or two. It certainly appears to be a substantial amount! By law, we don't retain the majority of it.

8%
tax

5%

3%



FY26 APPROVED BUDGET

Anticipated Revenue:
\$850,000

Disbursement Expense:
\$540,000

FAQ

WHY DID THE NEWSPAPER REPORT A 100% TAX INCREASE?

Implementing **ANY** millage rate would be a 100% increase technically. The terminology is specifically required by law for the legal notices.

WILL ALL MY TAXES INCREASE 100%?

The City of Flemington's millage rate will **not** be applied to your entire property tax bill. It will show as a separate line item.

IS THE CITY OVERPAYING FOR SERVICES?

All City contracts undergo a bidding process, with each IGA, contract, and agreement reviewed regularly to ensure services are provided at reasonable and justifiable rates.



FAQ

cont.

WHAT ABOUT UTILIZING IMPACT FEE MONEY?

Impact fee funds are regulated in usage. The City agreed with Hinesville to buy a fire truck using \$800k in these funds, receiving a \$171k annual credit against fire protection fees for five years. Despite the credit, the FY26 expense remains nearly \$300k.

CAN YOU REDUCE YOUR STAFF?

The City of Flemington has two employees; the City Clerk and an Administrative Assistant.



Efforts to Lessen the Impact of Property Taxes

THE CITY OF FLEMINGTON HOSTS

LIBERTY COUNTY HOMEOWNERS
PROPERTY TAX EXEMPTIONS
Explained!

FREE! All Liberty County is encouraged to attend!

SAT, MARCH 22, 2025 @ 10 AM
PERFORMING ARTS CENTER AUDITORIUM
2140 E. OGLETHORPE HWY
FLEMINGTON, GA

The last day to file an exemption is April 1st!

Guest speaker
KEITH PAYNE
CHIEF APPRAISER



March

3.514~~X~~ mills

2.829 mills

19.5% less!



June

FREE FLEMINGTON FUN DAY

Saturday, August 23rd
11:30am-1:30pm

The event is free & open to the public. Information will be shared about upcoming items on the November ballot.

Food Bounce Houses Community Information Sharing

@De Dios es El Poder Iglesia de Dios-Church
2387 E Oglethorpe Hwy, Flemington



August

HOW WE REACH YOU

Because reaching you matters!



OUR WEBSITE

www.cityofflemington.org

**COASTAL
COURIER**

LEGAL ORGAN

Online and print editions



FACEBOOK

[CityofFlemingtonGA](https://www.facebook.com/CityofFlemingtonGA)



TEXT OR EMAIL

ALERTS! Sign up at
www.cityofflemington.org



CITY HALL

156 Old Sunbury Rd.

HOW YOU REACH US

*City Hall is open from 8 am to 5 pm Monday through Friday,
closed noon to 1 pm for lunch.*



CITY HALL

156 Old Sunbury Rd.
Flemington, GA 31313



PHONE

912 877 3223



EMAIL

cityhall@cityofflemington.org



WEBSITE

www.cityofflemington.org



SERVICES FUNDED BY
THE CITY

Based on Fair Market Value

- Animal Control
- Building Inspections
- Business Licensing
- Code Enforcement
- Community Events
- Downtown Development Authority
- Drainage Maintenance
- Engineering
- Fire Protection
- Landscaping
- Law Enforcement
- Mosquito Control
- Notary Services
- Permitting
- Planning
- Right of Way Maintenance
- Road Maintenance
- Sewer Infrastructure
- Sidewalk Maintenance
- Soil Erosion Mitigation
- Street Lighting
- Street Sweeping
- Tourism
- Transit
- Water Infrastructure
- Zoning



\$170 per yr.
\$15 a month



\$340 per yr.
\$29 a month



\$226 per yr.
\$19 a month



\$396 per yr.
\$33 a month



\$283 per yr.
\$24 a month



\$453 per yr.
\$38 a month