

Mayor and Council

700 Doug Davis Drive
Hapeville, GA 30354

June 21, 2016

6:00 PM

1. Call To Order

2. Roll Call

Mayor Alan Hallman
Alderman at Large Ruth Barr
Councilman at Large Michael Randman
Councilman Ward I Joshua Powell
Councilman Ward II Diane Dimmick

3. Welcome

4. Presentations

4.I. Employee Recognition

4.II. 3rd Quarter Report - Finance

Documents: [3RD QUARTER REPORT - FINANCE.PDF](#)

5. Public Hearing

5.I. Consideration And Action On Ordinance 2016-17 Budget FY 16-17

Background:

City Manager presented the budget to Council in multiple workshops and has responded to various questions. City Council had 1st reading the budget ordinance 2016-17 on June 14, 2016 the second and final reading is scheduled for June 21st.

Should you have any questions please feel free to contact City Manager.

Staff Comment

Public Comment

Mayor and Council Comment

Documents: [ORDINANCE FY 16-17 BUDGET.PDF](#), [EXHIBIT - REQUESTED BY CITY MANAGER 6-10-2016 -AA.PDF](#), [BUDGET FY 2016 -2017.PDF](#)

5.II. 1st Reading Ordinance 2016-18 Extended Stay Ordinance

Background:

On Tuesday, June 14 the Planning Commission met to consider the Extended Stay Ordinance. The Planning Commission rejected much of the language placed in the Ordinance that was negotiated with industry representatives that would raise the overall quality of Extended Stay Operations and set new higher standards and rules for such development. The Planning Commission also rejected the proposed cap for the number of these operations to be located in the City. While staff understands the need to cap on the number of Extended Stay operations a cap of -0- is not acceptable.

Therefore, the City Manager recommends that the Planning Commission recommendations be reversed relating to the standards negotiated with various industry representatives and that a cap of 3 (two existing and up to 1 new) Extended Stay Hotels be allowed via the Ordinance. Staff further recommends that the Ordinance be set for adoption on a date certain of July 19, 2016.

For additional information please contact the City Manager's Office.

Staff Comment
Public Comment
Mayor and Council Comment

Documents: [EXTENDED STAY HOTELS ORDINANCE.PDF](#)

5.III. 1st Reading Ordinance 2016-19 Zoning Map Ordinance

Background:

The attached Ordinance correcting the zoning map, the Planning Commission failed to take action and we have an advertised Public Hearing on that issue – Tuesday, June 21st. Staff recommends that we wait on this issue and table to a date certain until the Planning Commission Acts. The Planning Commission meets next on July 12, 2016. This issue was discovered by Mr. Dalton and would correct the missing period/dash in the Ordinance numbering sequence from 2007/08.

Staff Comment
Public Comment
Mayor and Council Comment

Documents: [ZONING MAP READOPTION ORDINANCE.PDF](#)

6. Approval Of Minutes

- March 1, 2016
- March 5, 2016
- March 15, 2016
- April 5, 2016
- April 15, 2016

7. Public Comments On Agenda Items

The public is encouraged to communicate their questions, concerns, and suggestions during Public Comments. The Council does listen to your concerns and will have Staff follow-up on any questions you raise. Any and all comments should be addressed to the Governing Body, not to the general public and delivered in a civil manner in keeping with

common courtesy and decorum.

8. Old Business

8.I. Discussion Of 125 Celebration Committee Activities

Background:

Earlier this year City Council formed a special 125th Celebration Committee to formulate plans for celebrating the City's Birthday and founding. The committee has met twice (April 28 and June 13). Mayor Hallman and Council Member Randman serve on the Committee along with Charlotte Rentz, Betty Barnnett, the City Manager and several staff.

During those meetings the Committee developed plans and concepts for celebrating the year (September 2016 - September 2017). A calendar will be created and hosted on our web site with several exciting events. The committee also discussed a Parade, slide show, old time street dinner & photo, commemorate items for sale and various business activities to engage the community. In addition, the committee discussed in detail the 125th Mural that will be placed on the Hoyt/Smith Center. A design for that mural will be shared with the Council and HATT Board.

For further information, contact the City Manager's Office.

8.II. Consideration And Action On Ordinance 2016-14 Alcohol Ordinance Extension

Documents: [EXTENDED ALCOHOL AMENDMENT COMPARISON CHART.PDF](#),
[EXTENDED ALCOHOL ORDINANCE AMENDMENT.PDF](#)

9. New Business

9.I. Consideration And Action To Cancel The July 5th Mayor And Council Meeting.

9.II. Consideration And Action To Enter Into A Lease Agreement Between The City Of Hapeville And The Hapeville Development Authority For Property Located At Parcel Identification Number 14- 0095LL0131

Background:

City staff has been negotiating a Cell Tower Lease for the City located at 45 Central Avenue. Staff has now completed the negotiations. We recommend the City break off any further negotiations with the existing Tower Company (Crown Castle) and the City should enter into a new lease agreement with Tower Com. The attached lease documents with the Tower Com have been reviewed and approved by the Development Authority. Staff and the City Attorney's Office are prepared to answer any questions you may have.

The City Manager recommends approval of the attached agreements as drafted by the City Attorney's Office. Further, we recommend that discussions with the Central Park neighborhood be scheduled to ensure open communications occur now that a new tower will be proposed for construction in this general location.

For any additional questions, please contact the City Manager

Documents: [FLAGPOLE AGREEMENT TC LETTERHEAD.PDF](#), [TOWERCOM OPTION AND LEASE FINAL.PDF](#), [CITY-DDA LEASE FOR TOWERCOM FACILITIES.PDF](#)

10. City Manager Report

11. Update By Department Recreation

Economic Development
Planning & Zoning Consultant
Fire
City Clerk
Finance
Community Services
Police
Legal
Economic Development Consultant

12. Public Comments

At this time, the Mayor opens the floor to comments from the audience. Comments should relate to a specific agenda item, not listed on the agenda for a Public Hearing, or to a concern within the jurisdiction of the City. Mayor and Council meetings serve the purpose of conducting city business and are not a forum for the unlimited expression of opinion. The Chairperson reserves the right to limit comments to matters germane to city business and may refer speakers to the City Manager or other staff for resolution.

13. Mayor And Council Comments

14. Executive Session (If Needed)

15. Adjourn

Public involvement and citizen engagement is welcome as Hapeville operates a very open, accessible and transparent government. We do however remind our attendees/residents that there are times allocated for public comments on the agenda. In order for council to conduct their necessary business at each meeting, we respectfully ask that side-bar conversations and comments be reserved for the appropriate time during the meeting. This will allow the City Council to conduct the business at hand and afford our meeting attendees ample time for comments at the appropriate time during the meeting.