

Mayor and Council

700 Doug Davis Drive

Hapeville, GA 30354

June 21, 2016

6:00 PM

MINUTES

1. Call to Order

Mayor Hallman called the meeting to order at 6:00 PM at 700 Doug Davis Drive, Hapeville, GA 30354.

2. Roll Call

Alan Hallman

Ruth Barr

Michael Randman

Joshua Powell

Diane Dimmick

3. Welcome

4. Presentation

4.I Employee Recognition

Alexis Roberts, Police Officer

Mark Bradberry, Police Lt.

4.II 3<sup>rd</sup> Quarter Report – Finance

Mayor Hallman stated that Jim Schuster was out of the office and that the Council had been provided a copy of the report.

5. Public Hearing

Mayor Hallman called the meeting to order at 6:10PM

5.I Ordinance 2016-17 Budget

Staff – William Whitson, City Manager

Public Comment – Mickie Williams

Mayor and Council Comments

Councilman Dimmick agreed with the comment Ms. Williams made about passing with various caveats such as a hiring freeze, no raises until reviews, and moratorium on zoning, and reviewing of all outside contracts.

Alderman Barr stated that she believed that the City reviewed all contracts to ensure that the City had money to pay for the contracts. The Police Department is in process of replacing officer and that the lowest paid employees needed to be rewarded.

Councilman Randman stated that he was listening to comments Ms. Williams made however the budget was a living document and that it will have to be revisited as the budget year proceeds.

Councilman Powell stated that he agreed with the one-stop shop and that a Georgia State Intern had reviewed the business license process and that the City was working on developing this.

Councilman Powell stated that raises for employees were important in that the City was competing against the bigger employers.

Mayor Hallman stated that the City was in a unique position as Atlanta's Zone 3 and the Airport are the City's neighbors and that the City's public safety was comparable to those around us. Further, Mayor Hallman stated that the budget could be balanced by eliminating the police and fire departments and allowing Fulton County to do provide those services and that other City services could be eliminated, as well. Then the City would be just another town. The lost of the Ford Plant revenue has not been replaced and with the new hotel coming the debt is reducing, every year when the City is audited it would have issues and there are concerns about the economy. The budget is living breathing document and if the HATT Board loses its funding then the budget will be revisited.

Councilman Randman stated that he had a conversation with Mr. Dalton regarding the needs of staff and compared the City to Forest Park.

Alderman Barr stated that she had looked at the budget and the City had more than enough cash until it collects taxes in October and the City Attorney has found monies that can be added to budget. Further, Ms. Barr stated that there are numbers that she did not agree with and adjustments will have to be made and she did not see a need for a moratorium when developers just told the City what a great job that the City is doing.

Councilman Powell stated that he would like to look at the contracts for the City to see if there is anything that the City can handle in house.

Councilman Randman suggested shifting contracts period to come in line with the budget.

City Manager, William Whitson, stated that those are the kind of things that we do over time and have done that with large contract health insurance.

Councilman Dimmick stated that she had reservations but would reserve those for budget amendments.

Mayor Hallman stated that if the budget changed it would have to be amended.

**MOTION: Councilman Powell made a motion Alderman Barr seconded a motion to adopt Ordinance 2016-17. Motion carried 4-0.**

5.II Ordinance 2016-18

Staff Comments – City Manager asked that Ordinance 2016-18 be table until July 19<sup>th</sup>.

Public Comment

**MOTOIN: Alderman Barr made a motion Councilman Dimmick seconded a motion to table Ordinance 2016-18 to July 19<sup>th</sup>.**

Mayor Hallman asked that the motion be amended to add the time and place.

**MOTION: Alderman Barr amended the previous motion and Councilman Dimmick seconded to state that Ordinance 2016-17 would be heard at 6:00PM at 700 Doug Davis Drive, Hapeville, Georgia 30354.**

**Discussion: Mayor Hallman stated that the Planning Commission would be reviewing the ordinance to make recommendations. Councilman Randman inquired if there was a possibility of setting the limit at zero and as to the construction standards. City Manager Whitson stated that setting the rules would allow developers to know what the rules are. Mayor Hallman stated that the word extended stay immediately brings up the establishment that currently does not paint a pretty picture, however, with standards the extended stay that caters to construction workers and business travels are the ones that the City is trying to attract. Councilman Dimmick inquired about the hotel/motel tax. Mayor Hallman stated that was after 30 days. Councilman Powell inquired about corporations buying blocks of rooms. Mayor Hallman stated that the City would have to look into that. Councilman Randman stated that he did not know if he would want an extended stay, if the City could not say who the client should be. Mayor Hallman stated that the City was looking for a higher-end extended stay. Councilman Powell stated that there were 2 extended stays in Hapeville. City Manager Whitson stated that the current extended stays are non-conforming. Councilman Powell stated that he would also like to see the limit set at zero. Mayor Hallman stated that the City could make it a conditional use. Councilman Randman stated that the limit could be set at 2 since that was the number the City already had. Alderman Barr stated that if the limit was set at 2 then the City could not have any more. City Manager Whitson stated that the rules matter and clarity would be given to the ordinance and that the matter would be brought back on July 19<sup>th</sup>.**

**Motion carried 4-0.**

5.III Ordinance 2016-19

Staff – City Manager Whitson stated that the Planning Commission to act July 12<sup>th</sup> and ask that Ordinance 2016-19 be tabled.

**MOTION: Alderman Barr made a motion Councilman Dimmick seconded a motion to table Ordinance 2016-19 to July 19<sup>th</sup> at 6:00PM at 700 Doug Davis Drive, Hapeville, GA 30354.**

**Discussion: Councilman Powell stated that the Planning Commission did not consider this item at their last meeting is because they ran out of time.**

**Motion carried 4-0.**

6. Approval of Minutes

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

**MOTION: Alderman Barr made a motion Councilman Powell seconded a motion to approve the Minutes of March 1, 5, and 15, 2016 and April 5 and 15, 2016. Motion carried 3-0.**

**Alderman Barr, Councilman Powell, Councilman Randman voted for and Councilman Dimmick abstained.**

Mayor Hallman asked the City Attorney to opine when a public hearing closed.

Steve Fincher, City Attorney stated that the public hearing closed when action was taken on items.

7. Public Comment on Agenda items

**MOTION: Alderman Barr made a motion Councilman Randman seconded a motion to amend the agenda to allow for all Public Comments. Motion carried 4-0.**

Laura Murphy

George Rogan

8. Old Business

8.I 125 Committee

City Manager Whitson stated that the proposed mural had been emailed and that the committee will utilize funds for the 125<sup>th</sup> seed money if the mural is accepted by Council and HATT Board the committee also discussed doing a calendar that would go from September to September and some other great projects as well.

Holli Stephens, Special Events Coordinator, stated that the Committee discussed a calendar organizing all events for the 125<sup>th</sup>, a slideshow, a City photo, and Happy Days.

Councilman Randman stated that the Committee was working closely with Charlotte Rentz in organizing celebrations of J.J. Allen's work, Doug Davis and others that came from Hapeville.

#### 8.II Ordinance 2016-14

**MOTION: Alderman Barr made a motion Councilman Dimmick seconded a motion to adopt Ordinance 2016-14 until September 30, 2016.**

**Discussion: Councilman Randman stated that a part of the reason the ordinance was adopted was to help support two local businesses.**

**Motion carried 4-0.**

### 9. New Business

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

**MOTION: Councilman Powell made a motion Councilman Dimmick seconded a motion to cancel the July 5<sup>th</sup>, 2016 Mayor and Council meeting. Motion carried 4-0.**

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.

Katrina Bradbury, Hapeville Development Authority Chairman, stated that the Authority had met last week and approved the agreement with revisions.

Representatives of TowerCom: Chip Bullock, Brian Cain, and Chip Bulloch.

Councilman Randman inquired if birds nest would interfere with the signal from the tower.

**MOTION: Councilman Powell made a motion Alderman Barr seconded a motion 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. Motion carried 4-0.**

### 10. City Manager

City Manager Whitson stated that the LCI RFP was out and would like to have Councilman Powell serve on the review committee.

Councilman Dimmick inquired if this was combined LCI and Comp Plan.

Councilman Powell inquired if this committee would run like the IT services selection committee.

## 11. Department

David Burt, Economic Development Consultant, stated that he had emailed a detailed report and hopefully would have something to start announcing in the next few months.

Legal – nothing

Rick Glavosek, Police Chief, stated that the Department was working with other jurisdictions regarding auto break-ins and new patrol cars arriving soon and Safetyville was a great success

Mayor Hallman encouraged citizens to be aware at gas stations and leaving cars unlocked.

Lee Sudduth, Community Service, stated that the parking lot across from City Hall was paved.

Finance – nothing

Jennifer Elkins, City Clerk, stated that the GMA convention is upcoming and reminded the Mayor and Council that the Personal Financial Disclosures were due June 30.

David Bloodworth, Fire Chief, stated that the Department joined other fire departments in the “Give the Burn the Boot” 27<sup>th</sup> year of fundraising. The Department collected \$4,700 this year.

Planning & Zoning – nothing

Allie O’Brien, Economic Development, stated that the Main Street Board had a great meeting and that the business members were interested in developing a workshop series and she had a preliminary scheduled for the South Arts Film series.

Holli Stephens, Recreation Department, stated that movie night was Friday and Father - Daughter dance was a success. The Summer Camp was approved for the Bright from the Start grant.

## 12. Public Comment

Shurleen Dorrough

George Rogan

Dennis Martino

Mike Simpson

Frank Faulkner

## 13. Mayor and Council

Councilman Dimmick thanked everyone for the phone calls and meetings and patience while she got back to everyone.

Alderman Barr stated that she appreciated all of help and that she did listen to comments and that staff and council take them very seriously.

Councilman Powell acknowledged staff that attended are responsible for making the water run, trash getting picked-up, and thanked them for their service.

Mayor Hallman stated that it is the employees that help make Hapeville a great place.

Councilman Randman stated that he received a notice of tax in the mail and that it was up from zero and that he would not be attending GMA if anyone needed anything he would be around. Further, Councilman Randman stated that he appreciated the input and that he did not have to agree with people to gain something from it.

Mayor Hallman stated that the Clean and Beautiful Commission would be cleaning-up Cofield Park Stream Bank and reminded citizens that the millage rate was still high but to consider the amount of the 2008 average bill was \$787.39 and in 2016 the average bill was \$362.00.

**MOTION: Alderman Barr made a motion Councilman Dimmick seconded a motion to enter into Executive Session at 7:48PM for acquisition/disposition of real estate. Motion carried 4-0.**

**MOTION: Alderman Barr made a motion Councilman Dimmick seconded a motion to recess the meeting at 7:48PM. Motion carried 4-0.**

**MOTION: Alderman Barr made a motion Councilman Dimmick made a motion to reconvene at 8:05PM. Motion carried 4-0.**

14. Executive Session

No action taken.

**MOTION: Alderman Barr made a motion Councilman Powell seconded a motion to enter into Open Session at 8:21PM. Motion carried 4-0.**

15. Adjourn

**MOTION: Councilman Dimmick made a motion Alderman Barr seconded a motion to adjourn the meeting at 8:20PM. Motion carried 4-0.**

Respectfully submitted,

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Alan Hallman, Mayor

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Jennifer Elkins, City Clerk