

**MINUTES OF THE
REGULAR COUNCIL MEETING
CITY OF AUSTELL
CITY HALL BUILDING
MONDAY, MAY 2, 2022**

Present:

Mayor Ollie Clemons
Valerie Anderson
Melanie Elder
Devon Myrick
Sandra Leverette
Meredith Adams
Marlin Lamar

Also, present: Denise Lowe, Finance Director; Bo Garrison, Public Works Director; Brandon Merritt, Fire Chief; Natalie Poulk, Police Chief (I), Darrell Weaver, Community Affairs Director, Elizabeth Young, City Clerk and Scott Kimbrough, Attorney

1. CALL TO ORDER

Mayor Clemons called the meeting to order. Pastor Hooper gave the invocation & Mayor Clemons led the Pledge of Allegiance. Mayor Clemons asked if anyone had items to add to the agenda. Mrs. Anderson stated she needed to add item 13D – 5354 & 5360 Austell Road Annexation & Rezoning.

Mr. Myrick moved to follow the recommendation of Mayor Clemons to add item 13D to the agenda. Seconded by Mrs. Adams. Motion passed. (6-0)

2. CONSENT AGENDA – INFORMATION AND UPDATE

(No Action Required by Council – See Specific Department Director before a Meeting.)

2. CONSENT AGENDA

- A. Approve Bills
- B. Approve Legal Bills - \$2,942.50
- C. Approve Minutes of Regular Council Meeting April 4, 2022

Mrs. Anderson moved to follow the recommendation of Mayor Clemons to approve the Consent Agenda. Seconded by Mrs. Leverette. Motion passed. (6-0)

4. EXCEPTION TO CONSENT AGENDA

5. CITIZENS REPORT

Mr. Tim Adams came up to speak to the council. Mr. Adams stated he had several items to address the Mayor & Council with. 1) Mr. Adams asked why the Chief of Police

position has not been filled yet. He stated that Chief Poulk has been doing the job & has proved she can. Mayor Clemons stated the process is in place & moving in the background.

2) Railroad crossing needs signage. He would like someone to reach out to the GPS companies for updated routes. Mayor Clemons stated the signage has been ordered & there is some work about to be done at this crossing. There will be fines posted on the signs that will be enforced. The Railroad has approved this road improvement request & it should eliminate any truck getting stuck there.

3) Jones Road trash problem. He would like to see cameras put up to deter people from dumping trash in this area. Mayor Clemons stated we have been trying to mitigate the trash dumping for a while. We have partnered with Keep Cobb Beautiful to get the trash up in many areas & that is one of them.

Ms. Quintasha Swanson came up to speak to the council. Ms. Swanson asked if there has been any remedy as to why the Cobb Flex Bus Transportation is no longer making stops downtown. Mayor Clemons stated he has not heard of any remedy at the present time, but we need to reach out since our citizens are being impacted. He stated there has been a lack of ridership since it started. Mayor Clemons stated he would reach out himself to find out as to what they are doing relative to not stopping in the downtown area.

6. GAS SYSTEM REPRESENTATIVE

OLLIE CLEMONS, MAYOR

Mr. Kimbrough stated for March 2022, we are ahead of last March 2021. But year to date we are a little below from last year.

7. FINANCE DEPARTMENT

VALERIE ANDERSON, CHAIRPERSON

Denise Lowe, Finance Director

A. Financial Report

B. Public Hearing-1st Reading of 2022-23 Preliminary Fiscal Year Budget

The following items have been reflected in the 2022-23 Preliminary Budget:

- Merit increases for eligible employees
- Increases in retirement costs
- Additional public safety employees; full-time and part-time
- Pump station removal for Johns Street
- Increases in fuel costs
- Decreases in lease rent revenue for Threadmill

Most of the impacts of these changes will be funded by increases in franchise and gas system revenue as well as water and sewer rate increases.

Mr. Kimbrough stated the City of Austell Finance Committee would like to hold a public hearing for the 1st reading of the 2022-23 Fiscal Year Budget. No questions or comments were asked.

Mrs. Anderson moved to follow the recommendation of Mr. Kimbrough to close the public hearing. Seconded by Mr. Myrick. Motion passed. (6-0)

8. GENERAL ADMINISTRATION
MELANIE ELDER, CHAIRPERSON
Elizabeth Young, Director

A. No Report

9. POLICE DEPARTMENT
DEVON MYRICK, CHAIRPERSON
Natalie Poulk, Police Chief (I)

A. Police Report

10. FIRE DEPARTMENT
MARLIN LAMAR, CHAIRPERSON
Brandon Merritt, Fire Chief

A. Fire Report

11. PUBLIC WORKS DEPARTMENT
SANDRA LEVERETTE, CHAIRPERSON
Bo Garrison, Director

- A. Surplus Vehicles/Misc. Items (Information Only)
Public Works Department will be selling vehicles and miscellaneous items for surplus to the highest bidder on GOVDEALS.COM. See attached list.
- B. John Street Sanitary Sewer Improvements Recommendation for Award
It is the recommendation of the Public Works Department to accept and approve the bidding of The Corbett Group, LLC, as the lowest bidder in the amount of \$681,700.00 for the construction of the John Street Sanitary Sewer Improvements project.
Funds will come from 2019-Infrastructure account number: 505-4350-54-1400.

Quotes received:

Bidder	Amount
The Corbett Group, LLC 13201 Veterans Memorial Highway Douglasville, GA 30134	\$681,700.00
RDJE, Inc. 679 Highway 29 South, Suite A Newnan, GA 30263	\$770,530.00
GS Construction, Inc. 526 Lyle Circle Lawrenceville, GA 30046	\$1,081,600.00

Please see attached documentation from Keck and Wood, company who reviewed the bids received by City Hall.

Mrs. Leverette moved to follow the recommendation of Mayor Clemons to approve the John Street Sanitary Sewer Improvements. Seconded by Mr. Myrick. Motion passed. (6-0)

12. PARKS DEPARTMENT

MEREDITH ADAMS, CHAIRPERSON

Darrell Weaver, Director

- A. Threadmill Complex Suite Renovations (Building Maintenance – Information Only)
On March 25th Staff hosted the City’s first annual Spring Fling for the community. Parks and Recreation staff worked hard preparing Legion Park in advance of the event, setting up and accommodating various vendors as well as exercising creative ingenuity when the winds tried to put a stop to the movie on the lawn. Overall, the event was a huge success with a great turn-out. The staff, inflatables, bungee, train, movie, and food trucks gave our community an opportunity to come together again in a social gathering that everyone of all ages enjoyed.

13. COMMUNITY AFFAIRS

VALERIE ANDERSON, CHAIRPERSON

Darrell Weaver, Director

- A. Code Enforcement Report

B. Rezoning & Annexation-5730 Maxham Road

Application 2022-09R & 2022-10A: The City is following Georgia State Code O.C.G.A. §36-36-32 to annex property that would be unincorporated islands through a 60 percent method. A full staff report and supporting documents are attached. Mr. Kimbrough opened this up for the rezoning public hearing. There were no questions or comments from anyone.

Mrs. Anderson moved to follow the recommendation of Mr. Kimbrough to close the rezoning public hearing. Seconded by Mr. Myrick. Motion passed. (6-0)

Mrs. Anderson moved to follow the recommendation of Mayor Clemons to approve the rezoning of 5730 Maxham Road. Seconded by Mr. Myrick. Motion passed. (6-0)

Mr. Kimbrough opened this up for the annexation public hearing. There were no question or comments from anyone.

Mrs. Anderson moved to follow the recommendation of Mr. Kimbrough to close the annexation public hearing. Seconded by Mrs. Leverette. Motion passed. (6-0)

Mrs. Anderson moved to follow the recommendation of Mayor Clemons to approve the annexation of 5730 Maxham Road. Seconded by Mr. Myrick. Motion passed. (6-0)

C. Rezoning & Annexation-2181 Veterans Memorial Hwy.

Application 2022-11R & 2022-12A: The City is following Georgia State Code O.C.G.A. §36-36-32 to annex property that would be unincorporated islands through a 60 percent method. A full staff report and supporting documents are attached.

Mrs. Anderson moved to follow the recommendation of Mr. Kimbrough to close the rezoning public hearing. Seconded by Mrs. Leverette. Motion passed. (6-0)

Mrs. Anderson moved to follow the recommendation of Mayor Clemons to approve the rezoning of 2181 Veterans Memorial Hwy. Seconded by Mrs. Leverette. Motion passed. (6-0)

Mr. Kimbrough opened this up for the annexation public hearing. There were no question or comments from anyone.

Mrs. Anderson moved to follow the recommendation of Mr. Kimbrough to close the annexation public hearing. Seconded by Mrs. Leverette. Motion passed. (6-0)

Mrs. Anderson moved to follow the recommendation of Mayor Clemons to approve the annexation of 2181 Veterans Memorial Hwy. Seconded by Mr. Myrick. Motion passed. (6-0)

D. Rezoning & Annexation-5354 & 5360 Austell Road

Application 2022-5R & 2022-6A: Staff had received a rezoning and annexation request from Andover Place, LP to rezone and annex approximately 6.91 acres from R-20 (residential) & GC (general commercial) to RM-12 (multifamily) for the purpose of developing a three story, 100,500 square foot age restricted apartment community. A full staff report and supporting documents are attached. Mr. Kimbrough opened this up for a rezoning public hearing. The following came forward & Mr. Kimbrough swore them in:

Bo Johnston – Wendover Housing Partners, Peter Day – Agent, Tom Hanger, Ray Arriaga, Valerie Clemons, Frankie Hillard, Brent Green

After all the above spoke, the following stipulations were agreed upon:

1. The layout of the development shall be substantially in accordance with the sketch dated 01/27/2022. Adjustments may be reviewed by staff during the engineering phase. Any substantial changes shall return to the board for consideration. The parking space ratio shall be reduced to 1.25 spaces per unit to reduce the overall number of spaces provided. The reduction shall be reflected in a reduction of spaces adjacent to the properties along Sweetwater Lane resulting in a larger buffer area.
2. The applicant shall incorporate an enhanced landscape plan to include the buffers adjacent to all residential properties to remain undisturbed. If portions are devoid of significant vegetation, the applicant shall work with staff to fill those spaces in to achieve maximum buffering. These buffers shall also incorporate a six-foot tall privacy fence.
3. The “emergency access” drive along Sweetwater Lane shall be phased in a manner to be constructed last during the course of site development. This access drive shall be gated and locked at all times to restrict non-emergency traffic.
4. The building shall be constructed substantially similar to what was proposed and presented to the Board.
5. Except as otherwise provided herein, the development shall meet all City of Austell Codes and the provisions of the Zoning Ordinance and Subdivision Regulations unless specifically approved by the Mayor and City Council.

Mrs. Anderson moved to follow the recommendation of Mr. Kimbrough to close the rezoning public hearing. Seconded by Mrs. Leverette. Motion passed. (6-0)

Mrs. Anderson moved to follow the recommendation of Mayor Clemons to approve the rezoning of 5354 & 5360 Austell Rd. Seconded by Mr. Myrick. Motion passed. (6-0)

Mr. Kimbrough opened this up for the annexation public hearing. There were no question or comments from anyone.

Mrs. Anderson moved to follow the recommendation of Mr. Kimbrough to close the annexation public hearing. Seconded by Mr. Myrick. Motion passed. (6-0)

Mrs. Anderson moved to follow the recommendation of Mayor Clemons to approve the annexation of 5354 & 5360 Austell Rd. Seconded by Mr. Myrick. Motion passed. (6-0)

14. ATTORNEY, DUPREE & KIMBROUGH

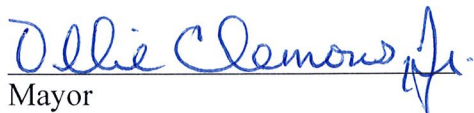
A. No Report

15. MAYOR'S REPORT

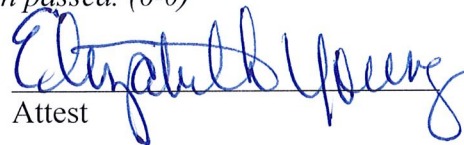
A. Mayor Clemons presented the City Clerk, Elizabeth Young, with a proclamation for Municipal City Clerk's week, May 1-7, 2022.

16. ADJOURN

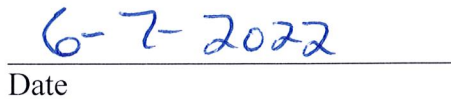
Mr. Myrick moved to follow the recommendation of Mayor Clemons to adjourn the meeting. Seconded by Mrs. Leverette. Motion passed. (6-0)



Mayor



Attest



Date