

**MINUTES OF THE
REGULAR COUNCIL MEETING
CITY OF AUSTELL
MONDAY, MAY 7, 2018**

Present: Mayor Joe Jerkins
Marlin Lamar
Valerie Anderson
Ollie Clemons
Randy Green
Sandra Leverette
Scott Thomas

Also present were: Scott Kimbrough, City Attorney; Denise Soesbee, Finance Director; Bo Garrison, Public Works Director; Jim Graham, Community Development Director; Pat Maxwell, Fire Chief, Bob Starrett, Police Chief and Kiona Warren, Assistant Director General Administration

Not Present: Elizabeth Young, City Clerk

1. CALL TO ORDER

Mayor Jerkins called the meeting to order and Pastor John Bailey gave the Invocation and Mayor Jerkins led the Pledge of Allegiance. Mayor Jerkins thanked Pastor Bailey for the Prayer Breakfast this past week. Mayor Jerkins thanked Antonio Travitt for his 15 years of service and congratulated Antonio on doing a good job for the City of Austell. Mr. Ollie Clemons presented Antonio with his pin and plaque.

2. CONSENT AGENDA – INFORMATION AND UPDATE

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

3. CONSENT AGENDA

- A. Approve Bills
- B. Approve Legal Bills \$2,330.00
- C. Approve Minutes of Regular Council Meeting May 7, 2018

Mr. Clemons moved to follow the recommendation of Mayor Jerkins to approve the Consent Agenda. Seconded by Mr. Thomas. Motion passed (6-0).

4. EXCEPTION TO CONSENT AGENDA

5. CITIZENS REPORT

Ms. Joy Anderson came forward to speak. Ms. Anderson stated there is so much going on in our city she needed to start attending the meetings. She wants to work with the city to help keep our city desirable. Mr. Clemons stated that Ms. Anderson would like to serve

on a committee if possible and he has passed her name on to Mr. Graham for future reference.

Ms. Monica Delancy from the Riverside Pkwy. area spoke about the election coming up and encouraged everyone to vote for Sheila Edwards.

Ms. Sheila Edwards, Candidate for the Georgia House of Representatives District 39, came forward to speak. Ms. Edwards stated there are five candidates in the race and she feels that is because they are dissatisfied with the services they are getting. She stated she is very active in her community and wants to help get the job done in her community.

Ms. Ann Turner came forward to speak. She stated she walks the park after each rain to check the level of the creek. Ms. Turner stated that the perimeter around the baseball fields had been mowed and it looked better than it had in a long time.

6. GAS SYSTEM REPRESENTATIVE JOE JERKINS

City Attorney, Scott Kimbrough stated everything is going good with the Gas System. It has been a good winter and spring. As of 2 weeks ago, we are at almost a million BTU's ahead of where we were last year. The past 2 years have not been good years at all with it being as warm as it has been but this year is a much better year. The Gas system is almost completed with the facility down Joe Jerkins near the plant and things are going well.

7. FINANCE DEPARTMENT OLLIE CLEMONS, CHAIRPERSON Denise Soesbee, Finance Director

A. Financial Report

B. Public Hearing – 1st Reading of the 2018-19 Fiscal Year Budget

The City of Austell Finance Committee would like to hold a public hearing for the first reading of the 2018-19 Fiscal Year Budget. The following items have been reflected in the 2018-19 Preliminary Budget:

- Salary increases for all full time employees of 5%
- Increases in healthcare premiums of 10% beginning January 1, 2019
- Increases in retirement costs due to fundamental changes to the City's current retirement plan
- Increases in funds provided to special events.

These increases will primarily be funded by franchise fee revenue as well as charges for services.

Mr. Clemons turned it over to Mr. Scott Kimbrough for a public hearing. Mr. Kimbrough had a clarification; he asked that the salary increases were for all full time employees? Mr. Clemons stated yes. Mr. Kimbrough opened for a public

hearing and asked if there were any questions regarding the 2018-19 budget. No one had questions.

Mr. Clemons made a motion to close the public hearing. Seconded by Ms. Anderson. (6-0)

8. GENERAL ADMINISTRATION
SANDRA LEVERETTE, CHAIRPERSON
Elizabeth Young, Director

A. No Report

9. POLICE DEPARTMENT
RANDY GREEN, CHAIRPERSON
Bob Starrett, Police Chief

A. Police Report

10. FIRE DEPARTMENT
MARLIN LAMAR, CHAIRPERSON
Pat Maxwell, Fire Chief

A. Fire Report

11. PUBLIC WORKS DEPARTMENT
VALERIE ANDERSON, CHAIRPERSON
Randy Bowens, Director

A. Results from TE Project – Streetlight and Mast Arms

It is the recommendation of Public Works Department to accept and approve the bidding of Brooks, Berry, Haynie Associates, as the lowest bidder in the amount of \$262,769.00 for the TE Project – Streetlight and Mast Arms. The funds will impact the quality of the transportation in the city. We recommend that the contract be reviewed and signed by the Mayor once it is received. This project consists of 40 new decorative lights and 4 mast arms. The mast arms will be located at Jefferson Street and Veterans Memorial Hwy. intersection. Decorative lights will be placed down Jefferson Street.

Ms. Anderson made a motion to approve. Seconded by Mr. Clemons. (6-0)

12. PARKS DEPARTMENT

SCOTT THOMAS, CHAIRPERSON

Jim Graham, Director

A. No Report

13. COMMUNITY AFFAIRS

OLLIE CLEMONS, CHAIRPERSON

Jim Graham, Director

A. Code Enforcement Report

B. 2710 Jefferson Street Special Land Use Permit (SLUP)

The Department of Community Affairs has received a Special Land Use permit request from Andrew Lundstrom, for the property located at 2710 Jefferson St. in LL 26, parcels 79, and 80 of the 18th district 2nd Section of Cobb County. The property is currently zoned Central Business District (CBD). The proposed use of the property will be for a Farmer's Market and Urban Farm utilizing shipping containers for retail.

Mr. Clemons turned it over to Mr. Kimbrough for a public hearing. Mr. Kimbrough stated this is for a Special Land Use permit request from Andrew Lundstrom, for the property located at 2710 Jefferson St. in LL 26, parcels 79, and 80 of the 18th district 2nd Section of Cobb County. Mr. Lundstrom and his wife came forward to be sworn in by Mr. Kimbrough. Mr. Lundstrom introduced himself and said he is not from Austell but has recently invested in a few properties in Austell. He stated he has quit his day job 2 weeks ago to work on the developments he has here. He stated he is the president of the Business Association to help businesses be put back on the map. He believes Austell has something special to offer. He asked if anyone had questions for him. Mr. Clemons thanked him for investing in Austell and has a few questions and concerns about that because the gardening doesn't seem to fit or conform to our downtown retail businesses that they are becoming. What is your plan for that piece of land and garden? Is that your ultimate and complete future for that and how are you looking to develop that piece of land? Mr. Lundstrom stated it is a phased approach and this is not the end goal for this property. He wants to provide fresh produce to the community. Ms. Anderson asked how the garden will be maintained and kept up. Mr. Lundstrom stated he was going to take care of a portion of it but is also going to lease out spaces to people that may not have a space so they can do their own work and they will be maintaining their own spots. He stated he will have part time help maintaining as the business grows to make sure they are harvesting and all the plants are taken care of. Mr. Green asked how will you border it off so when we have heavy rains it doesn't get washed away. Mr. Lundstrom stated there will be some light grading on the site and put up silt fence while under construction. Mr. Green recommended to put down timbers

because since it's a downtown area it needs to look a certain way. He stated he wants to make sure the water is under control when it does come a heavy rain. Mr. Lundstrom stated he would have vegetation around the plowed up portion to help with the water runoff. Mr. Lamar asked Jim Graham and Bo Garrison if it was required to have a retention pond. Mr. Graham stated it does not require a retention pond but the retention of the soil on the property would be required. Mayor Jerkins stated he could put terrace in there like farmers use to do and that would take care of it. Ms. Anderson asked if he had thought of doing anything else with the property. Mr. Lundstrom stated yes he does have plans in the future. He plans on the garden being there for 5-10 years. Mr. Lamar asked if he was going to have a border fence around for security purposes. He stated that he is going to start with security cameras. He feels if he puts up a fence people can still climb it. He wants this to be a beautiful place and by putting up a fence you will not be able to see it. He stated that a fence may come in the future if need be. Mr. Kimbrough asked if there had been any theft problems at the City community garden. Mayor Jerkins stated he did not think he would have a problem with theft. Mayor Jerkins asked if there was someone going to be selling vegetables at the garden. Mr. Lundstrom stated yes there will be. Mayor Jerkins stated this should draw a lot of people because people like fruit and vegetable stands. Mr. Lundstrom stated the plan is to have a weekend farmers market and sell everything that we produce. Also, for the people using the land, I will give them an outlet as well if they want to sell anything they have they can. Ms. Leverette asked how many vendors are you planning on having. Mr. Lundstrom stated he has about 10 that are interested. He wants to keep it to be locals from the area. Ms. Leverette asked about parking. He stated he will fix up what he has already and add some on the back side of the property. Ms. Anderson asked if he will be utilizing the shipping containers. He stated yes he will be utilizing them. He is planning on letting the vendors use the containers so they can always have product on their shelves. Also the shipping containers will be used for retail for bar-b-ques and events. Mr. Clemons stated he feels that Mr. Lundstrom should be responsible for keeping the property maintained because it is in a central location. Mr. Lundstrom gave his word that he will take care of it. Mr. Green asked since this is a SLUP we can pull it. Mr. Graham stated it has to be renewed every 2 years. Mr. Green stated that we can put stipulations in there and if the stipulations are not done then we can pull the permit. Mr. Clemons asked if he planned on irrigating it. Mr. Lundstrom stated yes and eventually it will be rain water harvesting. Mr. Clemons asked Mr. Garrison our Public Works Director, do you think there will be any problem with stormwater runoff. Mr. Garrison stated he does not think so as long as it is maintained. Mr. Green stated to put in the stipulations that it is well controlled, no erosion and it is to be well maintained and quality looking for the City. If we have a problem then we have something to fall back on from the stipulations. Mr. Lamar stated that it would be good to have a pumpkin farm or Christmas trees when the time comes. Mr. Lundstrom stated he plans on doing that as well. Mr. Kimbrough asked if Mrs. Lundstrom would like to say anything. She stated he is a very ambitious person and she can attest to the fact that he will put his whole heart into this.

Mr. Clemons made a motion to close the public hearing. Seconded by Ms. Leverette. Motion passed (6-0).

Mr. Kimbrough stated the stipulations would be by the Codes for the City of Austell for sediment and erosion control. Mr. Lundstrom stated there will be a period of construction but he will keep that under control as well. Mr. Kimbrough stated that Mr. Lundstrom will be under city guidelines as well and if something goes wrong there will be a stop work order issued.

The Community Affairs Department is concerned about the upkeep, maintenance, and security of the garden, and is in favor of the shipping containers use for retail purposes.

Mr. Clemons made a motion to approve the permit with stipulations. Seconded by Mr. Thomas. Motion passed (4-2).

14. ATTORNEY, DUPREE & KIMBROUGH

A. No Report

15. MAYOR'S REPORT

A. No Report

16. ADJOURN

Mr. Thomas moved to follow the recommendation of Mayor Jerkins to adjourn the meeting. Seconded by Mr. Green. Motion passed (6-0).