

MINUTES

City Council

Monday, February 18, 2008 – 7:00 p.m.

Members Present: Mayor Andy Quinney presided. Council Members: Misty Bethune, Tennyson Holder, Bowen Jones, Bessie Kicklighter, Durward Motes and Judy Shuman.

Members Absent: Gwyn Hall, Councilmember

Staff Present: Brian Johnson, City Administrator; Rhonda Ferrell-Bowles, Clerk of Council; James P. Gerard, City Attorney; Pam Franklin, HR Director; Nathan Mai-Lombardo, Planning Director; Cliff Ducey, Recreation Director; Randall Griffin, Public Works Director; Charles Draeger, Water/Sewer Director, Frank Clifton, Police Captain and Jimmy Crosby, Fire Chief.

Staff Absent: Clara Rouse, Finance Director and David Lyons, Chief of Police.

Opening: Mayor Quinney welcomed everyone to the meeting. Councilmember Holder offered the opening prayer and Mayor Quinney led City Council in the pledge to the flag.

Presentation: Mr. Ted Smith presented to City Council a 1939 Industrial Gardens license plate and a 1949 map for placement in the City's museum area to be created in the Dodson House at the new town center.

Public Hearings:

PC0809, Zoning Map Amendment: Mayor Quinney opened the public hearing to receive public comment on a request by Dean Kicklighter representing property owner Mattie Kinard to rezone property at 2782 Highway 80 from R-1 to C-2.

Mayor Quinney said since both these properties are next to each other we will go ahead and open the public hearing on PC0810.

PC0810, Zoning Map Amendment: Mayor Quinney opened the public hearing to receive public comment on a request by Dean Kicklighter representing property owner James F. and Marsha M. Ridgill to rezone property at 2784 Highway 80 from R-1 to C-2.

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Planning Director said the planning commission was canceled due not having a quorum. He said the cases are approved by default. He said staff recommends approval of the PC0809 and PC0810.

Mayor Quinney asked if there was anyone who wished to speak in favor of the rezoning requests.

Mr. Dean Kicklighter distributed a handout to Mayor and Council on the proposed rezoning requests. He said that the property owners are requesting their properties to be rezoned from residential to commercial. He said that both of the properties about commercial property and it would be a logical zoning extension. He said no one would want to purchase either of these properties for residential to raise a family, because they front a busy highway.

Mayor Quinney asked if there was anyone who wished to speak against the rezoning requests.

Mr. Don Bethune said I am against the rezoning. He said I am concerned about the properties being rezoned from residential to commercial. He said my property backs up to the Woodlawn area and my property already floods. He said there is a tidal canal located at the back of Woodlawn and flooding is a big concern. He said I would rather see the property be rezoned to C-1 rather than C-2. He said if the property is built up with parking lots, buildings, etc. the flooding will be worse, because we already get all the water from surrounding areas. He said I would like to see a drainage study done on the area.

Mr. Benji Selph said I also own property at the end of Woodlawn and I am concerned about the flooding. He said the street already floods. He said you all know me and I am a Traffic Fatality Investigator and I am subject to be called out at all times for serious accidents. He said eight out of the last nine calls I responded to were in pouring down rain. He said as an Officer living in Garden City, I am concerned about the street flooding. He said who is going to be responsible for paying for the \$25,000 police car when I get called out and the car floods out when I am trying to respond. He said I have a four wheel drive truck so I can get out, but I need to respond in my police car to calls. He said something needs to be done to resolve the flooding issue. He said the canal needs to be widened and deepened. He said also there needs to be a good size buffer erected if the rezoning is approved. He said you should be careful when considering the rezoning.

Mr. Alan Flanders asked if the rezoning will continue down Woodlawn Terrace. He said the lots on Highway 80 will throw all the water back on us. He said I am concerned that the rezoning will continue in the area.

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Mr. Kicklighter said Garden City is in the County Wide Drainage Plan which requires the developer to construct retention ponds. He said millions are set aside for improvements to the Savannah-Ogeechee Canal. He said it is logical to allow properties fronting Highway 80 to become commercial, because no one would want to raise children that close to a busy highway. He said I feel some of the comments made here tonight are political, but you aren't hurting me, you are hurting the property owners.

Councilmember Bethune said I actually spoke with County representatives and they said that they have no concerns about the canal and that no funding or improvements are planned for the canal. She said they recommended we talk to the City about the canal and having the City perform a drainage study.

Mr. Kicklighter said now I am speaking as a Commissioner. He said the County has set aside millions of dollars to the Savannah-Ogeechee Canal Society for use on the canal. He said you are correct, but you are also wrong in what you are saying. He said this is the first I have heard of this issue. He said you and I have had many conversations and you have not mentioned this to me. He said why haven't you informed me of this before now?

Councilmember Bethune said I have been following proper protocol going through our City Administrator to give staff a chance to address our concerns.

Commissioner Kicklighter said again, this is the first I have heard of this issue. He said your City Administrator has not informed me of the problem.

Mayor Quinney closed the public hearing on PC0809 and PC0810.

Alcoholic Beverage License Manager Application: Mayor Quinney opened the public hearing to receive public comment on a manager's application for William Burke, Jr., to sell spirituous liquors (package), wines, beer and/or malt beverages at Big Mikes Package Shop, 610 B Highway 80, Garden City, Georgia.

There being no questions or comments, Mayor Quinney closed the public hearing.

City Council Minutes: Upon motion by Councilmember Jones, seconded by Councilmember Bethune, City Council voted unanimously to approve the minutes from the February 4, 2008 meeting of council.

Planning & Zoning Committee Report:

Mayor Quinney asked Councilmember Holder to give the Planning & Zoning Committee Report in Councilmember Hall's absence. He said that Councilmember Hall's daughter has been in a coma for two weeks.

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Councilmember Holder said they took her off the ventilator today and she seems to be responding. He said Councilmember Hall has been staying at the hospital around the clock with his daughter.

Mayor Quinney said our thoughts and prayers are with Gwyn and his family.

PC0774, Zoning Map Amendment: Councilmember Holder said we have for the second reading an ordinance to rezone property owned by Randall Mullally at 3804 Old Louisville Road from R-2 to C-1.

Councilmember Holder made a motion, seconded by Councilmember Bethune to approve the zoning map amendment on the second reading. Councilmember Bethune, Councilmember Holder and Councilmember Shuman voted in favor with Councilmember Jones, Councilmember Kicklighter and Councilmember Motes opposed. Mayor Quinney broke the tie by voting in favor of the zoning map amendment.

PC0776, Zoning Map Amendment: Councilmember Holder said we have for the second reading an ordinance to rezone property owned by Wilbur E. New on the N.E. corner of Old Louisville Road and Heidt Avenue from R-2 to C-1.

Councilmember Holder made a motion, seconded by Councilmember Bethune to approve the zoning map amendment on the second reading. Councilmember Bethune, Councilmember Holder and Councilmember Shuman voted in favor with Councilmember Jones, Councilmember Kicklighter and Councilmember Motes opposed. Mayor Quinney broke the tie by voting in favor of the zoning map amendment.

Board of Zoning Appeals/Planning Commission Appointments: Upon motion by Councilmember Holder, seconded by Councilmember Jones, City Council voted unanimously to appoint the following individuals to serve on the Board of Zoning Appeals/Planning Commission:

Garland Saunders	2 year term of service	Nominated by Judy Shuman
Sharon Bethune	2 year term of service	Nominated by Tennyson Holder
Kim Tice	2 year term of service	Nominated by Durward Motes
Elaine Barnard	4 year term of service	Nominated by Bessie Kicklighter
Danny Nelson	2 year term of service	Nominated by Misty Bethune
Rick Grace	4 year term of service	Nominated by Bowen Jones
Bruce Campbell	4 year term of service	Nominated by Gwyn Hall
James Osteen	4 year term of service	Nominated by Mayor Quinney

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Councilmember Holder said each newly appointed member will serve a term that coincides with the council member who nominated them. He said after the first two years of service all the members will be on four year terms.

Planning Director said the Board of Zoning Appeals/Planning Commission Meeting will be held on the second Tuesday of each month.

Mayor Quinney said we are going to hold training for these members here at City Hall.

PC0780, Second Reading, Ordinance to create a consolidated Planning Commission/Board of Zoning Appeals: Clerk of Council read for the second reading an ordinance to amend the Code of Ordinances of Garden City to create a consolidated Planning Commission/Board of Zoning Appeals to carry out all of the powers and duties currently exercised by the City's Board of Zoning Appeals and Planning Commission; to establish the powers and duties of the consolidated board; to establish the terms of membership on the consolidated board; to disqualify the membership of the consolidated board from compensation for services rendered; to provide reimbursement for necessary expenses incurred by board members; to provide an effective date; to repeal all ordinances in conflict herewith; and for other purposes.

City Attorney said we needed to adopt the ordinance before we appointed the members. He said we need to call for a second motion to appoint the members.

Upon motion by Councilmember Holder, seconded by Councilmember Bethune, City Council voted unanimously to appoint the following individuals to serve on the Board of Zoning Appeals/Planning Commission:

Garland Saunders	2 year term of service	Nominated by Judy Shuman
Sharon Bethune	2 year term of service	Nominated by Tennyson Holder
Kim Tice	2 year term of service	Nominated by Durward Motes
Elaine Barnard	4 year term of service	Nominated by Bessie Kicklighter
Danny Nelson	2 year term of service	Nominated by Misty Bethune
Rick Grace	4 year term of service	Nominated by Bowen Jones
Bruce Campbell	4 year term of service	Nominated by Gwyn Hall
James Osteen	4 year term of service	Nominated by Mayor Quinney

Councilmember Kicklighter said I am not at all certain this will work, but it is my understanding that we can change it back if it doesn't work.

Councilmember Bethune said I am excited on what Brian and Nathan are doing by consolidating the boards. She said I think we have some good members.

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PC0803, Zoning Map Amendment: Councilmember Holder said we have for consideration a request by Carl W. Redmond, property owner, to rezone 181 Smith Avenue from R-1 to C-2-A. He said the Committee recommends denying the request, because of traffic congestion and it would be disruptive to the existing neighborhood.

Upon motion by Councilmember Holder, seconded by Councilmember Jones, City Council voted unanimously to deny the zoning map amendment.

PC0881, Major Subdivision Request: Councilmember Holder made a motion, seconded by Councilmember Shuman to table consideration of a request by Southeast Engineering representing property owner Chatham Parkway 80 Investors for a major subdivision of 0 Highway 80 for future development. He said a public hearing needs to be held before action can be taken by council.

Personnel, Finance & Administration Committee Report: Councilmember Shuman said I have nothing new to report tonight.

Parks & Recreation Committee Report: Councilmember Bethune gave a routine Parks & Recreation Committee Report. She said the Easter Extravaganza will be held on March 8th from 10:00 a.m. until 1:00 p.m. She said the seniors have a bus trip planned to Orlando in March. She said baseball/softball/T-ball sign ups are underway.

Fire Committee Report: Councilmember Motes gave a routine Fire Committee Report. He said our Fire Department put in 1047 man hours at the Imperial Foods Fire. He said we had one truck on the scene four days. He said our hearts go out to all those folks.

Mayor Quinney asked for a moment of silence for Tony Thomas.

Councilmember Kicklighter thanked Chief Crosby and the Police Department for their hard work and dedication as first responders.

Police Committee Report:

Alcoholic Beverage License Manager Application: Councilmember Kicklighter said we have for consideration a manager's application for William Burke, Jr., to sell spirituous liquors (package), wines, beer and/or malt beverages at Big Mikes Package Shop, 610 B Highway 80 Garden City, Georgia. She said the Police Committee recommends approval.

Upon motion by Councilmember Kicklighter, seconded by Councilmember Holder, City Council voted unanimously to approve the alcoholic beverage license manager application for William Burke, Jr.

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Councilmember Kicklighter gave a routine Police Committee Report. She said the Police Department will be hosting a Citizens Police Academy for five weeks beginning in March. She said eleven of the police officers underwent Tazer Training and received their certification.

Public Works Committee Report: Councilmember Holder said public works collected 31½ tons of debris during dry trash pick up on February 4th and 5th. He said the crews go through an area and people keep putting debris out after the crews have been through the area so the crews have to go back. He said we really need to crack down on this problem.

Councilmember Holder said the public works department will no longer be on this site as of Friday. He said the public works crews have been performing routine maintenance work throughout the City.

Water/Sewer Committee Report: Councilmember Jones said the Rossignol Hill and Rehab Projects are ongoing. He said a public meeting will be held on February 21st on the new water/sewer rates.

City Administrator Report:

Garden City Convention & Visitors Bureau Authority Budget for 2008: City Administrator said we have for consideration the Garden City Convention and Visitors Bureau Authority Budget 2008. He said the Convention/Visitors Bureau has a lot on their plate. He said the Dodson House will be a part of the New Town Center and will have a museum area. He said there are a lot of upfront costs with this project, but it will payoff in the end. He said the total revenue less expenditures is \$118,000.

Upon motion by Councilmember Holder, seconded by Councilmember Bethune, City Council voted unanimously to approve the Convention/Visitors Bureau budget for 2008.

City Attorney Report: City Attorney said I have nothing new to report tonight.

Mayor Report: Mayor Quinney said Imperial Sugar plans to rebuild their facility. He said a Memorial Service will be held at 1:00 p.m. on Saturday at the Civic Center. He said our thoughts and prayers are with the families of Imperial Sugar. He said our thoughts and prayers are also with Gwyn and his family.

Adjournment: Upon motion by Councilmember Holder, seconded by Councilmember Jones, City Council voted unanimously to adjourn at 7:40 p.m.

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Andy Quinney, Mayor

Tennyson Holder, Mayor Pro-tem

Judy Shuman, President of Council

Misty Bethune, Councilmember

(Absent)

Gwyn Hall, Councilmember

Bowen Jones, Councilmember

Bessie Kicklighter, Councilmember

Durward Motes, Councilmember

Rhonda Ferrell, Clerk of Council

