

## MINUTES

### City Council Meeting Monday, October 18, 2021 – 6:00 p.m.

**Call to Order:** Mayor Bethune called the meeting to order at approximately 6:00 p.m.

**Opening:** Mayor Bethune gave the invocation and led City Council in the pledge of allegiance to the flag.

#### Roll Call

**Council Members:** Mayor Don Bethune, Councilmember Marcia Daniel, Councilmember Richard Lassiter, Councilmember Natalyn Morris, Councilmember Debbie Ruiz and Councilmember Kim Tice.

**Staff Members:** Scott Robider, Interim City Manager; James P Gerard, City Attorney; Rhonda Ferrell-Bowles, Finance Director/Clerk of Council; Jon Bayer, Public Works Director; Ben Brengman, IT Director; Pam Sweeney, HR Director; Cliff Ducey, Recreation Director and Captain Joe Papp, GCPD. Absent: Michelle Johnson, Interim Fire Chief and Gil Ballard, Chief of Police.

**Presentation:** Mayor Bethune presented to Dr. Gordon Baker, President of the Chatham Retired Educators Association a proclamation recognizing November 7, 2021 as Retired Educators Day.

#### Formal Public Comment

**Comprehensive Plan Update:** Kait Morano, Planner with the Metropolitan Planning Commission presented the final draft of the Comprehensive Plan Update. She stated that the resolution adopting the update has to be transmitted back to the State by October 31, 2021. She stated that we appreciate Council's support and help with the update.

#### Public Hearings

**PC2119, Zoning Text Amendment:** Mayor Bethune opened the public hearing to receive public comment on a request by R. Jonathan Hart, representing Georgia Exports Company for an ordinance to amend the Code of Ordinances of Garden City, Georgia, as amended, by amending Chapter 30, Article I thereof, to add to Section 90-5 the definition of Lumber Logistics and Shipping, and to add Lumber Logistics and Shipping to the Permitted Uses listed in Section 90-47, which use shall be permitted in I-1 zoning districts in Garden City, Georgia, subject to certain conditions.

Interim City Manager gave an overview of the zoning text amendment. He stated that we currently do not have any text for lumber logistics and shipping, which use will be permitted in I-1 zoning districts.

Mr. Brett Bennet, representing Georgia Exports Company, stated that the logs will be coming in on a log truck, off loaded, treated, and then loaded and taken to the Ports to be shipped overseas. The logs are pre-cut to an exact length so they can be loaded into 40 ft. containers.

There being no further speakers, Mayor Bethune closed the public hearing.

**PC2120, Zoning Map Amendment:** Mayor Bethune opened the public hearing to receive public comment on a request by Greg Coleman, Coleman Company, Inc., to rezone 2305 Highway 80, 0 Highway 80, 2303 Highway 80, 2301 Highway 80, 2207 Highway 80 and 2205 Highway 80 from C-2 to I-1 and C-2.

Interim City Manager stated that the petitioner has requested to withdraw his request from the agenda.

**PC2123, Zoning Map Amendment:** Mayor Bethune opened the public hearing to receive public comment on a request by Brian C. Hollings, CenterPoint Dean Forest Road, LLC to rezone 0 Dean Forest Road (Travis Field Road) from I-1 to I-1 / I-2.

Interim City Manager stated that this is the CenterPoint Properties Norfolk Southern tract and they are requesting I-1 zoning on the front of the property and I-2 on the back portion. He stated that the I-2 portion will be heavily screened, because they are not allowed to harvest the trees in the wetlands.

There being no further speakers, Mayor Bethune closed the public hearing.

**City Council Minutes:** Councilmember Lassiter made a motion to approve the October 4, 2021 pre-agenda session minutes and city council meeting minutes along with the October 11, 2021 city council workshop synopsis. The motion was seconded by Councilmember Morris and passed without opposition.

**City Manager's Report:** Interim City Manager reported on the speed bump installation project. He stated that speeding has been a major problem on Smith Avenue. He stated that speed bumps have been installed on Smith Avenue, which we are using as a proto-type. He stated that we do not have enough police officers to have them there 24/7 to deter speeding. When their shift comes to an end they leave and people go back to speeding. He stated that the speed bumps are there 24/7 to stop the people from speeding. He stated that he has received several calls from residents on Smith Avenue thanking the city for installing the speed bumps. He stated that we had to come up with a plan to reduce speeding in some of the neighborhoods and encouraged Council to talk to their constituents.

### **Items for Consideration**

**Second Reading - Ordinance, Zoning Map Amendment:** Clerk of Council read the second reading of the heading of an ordinance to amend the Zoning Ordinance and Map of Garden City, Georgia, as amended; to re-zone certain properties owned by Kimberly Simpson as Executor under the Last Will and Testament of Richard Morgan Hicks, Deceased, Linda J. Lax, and Alison J. McNamara, to an "I-1" zoning classification with the exception of any portion of the properties lying within two hundred feet of the northern right-of-way line of Highway 80 which shall be zoned C-2A.

Mayor Bethune called for a motion. Councilmember Ruiz made a motion to adopt the ordinance on the second reading. There being no second to the motion, Councilmember Lassiter made a motion to deny the ordinance on the second reading. The motion was seconded by Councilmember Morris. Mayor Bethune opened the question for discussion.

Interim City Manager stated that the rezoning had been approved by the Planning Commission. He stated that we met with Ms. Hall and we have addressed her concerns. He stated that the petitioner will do all they can to minimize the impact on her property.

Mayor Bethune stated that Councilmember Ruiz and I met with Ms. Hall yesterday and she is okay with some of the trees coming down because they are diseased. He stated that Ms. Hall is looking at selling her property. He stated that the largest part of the property is already zoned I-1.

Councilmember Morris stated that she had spoken with Ms. Hall after the last council meeting and was not aware of any other meetings. She stated that she was opposed to the rezoning after talking with Ms. Hall.

Mayor Bethune stated that the homes on Old Louisville Road will sell contingent on the rezoning change. He stated that the zoning should be changed to accommodate the residents so they will be able to rezone their property to sell. If the zoning is turned down what does that mean to the resident.

Mayor Bethune called the for the vote. He stated that we have a motion by Councilmember Lassiter, seconded by Councilmember Morris to deny the ordinance on the second reading. Clerk of Council took a roll call vote as follows: Councilmember Lassiter and Councilmember Morris voted in favor with Councilmember Daniel, Councilmember Ruiz, Councilmember Tice and Mayor Bethune opposed. Mayor Bethune stated that the motion fails by a four to two vote.

Mayor Bethune asked the City Attorney if the City Council needed to address the first motion on the question by Councilmember Ruiz to adopt the ordinance on the second reading. The City Attorney replied, yes.

Councilmember Lassiter and Councilmember Morris expressed concerns about the meeting not following proper rules and objected to the consideration of voting on the first motion on the question.

The City Attorney explained that debate and/or discussion can be held on the merit of the question on whether the proposed action should be taken or not. He stated that during the debate, other motions may be made.

There being no further debate on the question, Mayor Bethune called for a motion on the adoption of the ordinance. Councilmember Daniel made a motion to adopt the ordinance on the second reading, seconded by Councilmember Tice. Clerk of Council took a roll call vote as follows: Councilmember Daniel, Councilmember Ruiz, Councilmember Tice and Mayor Bethune voted in favor with Councilmember Lassiter and Councilmember Morris opposed. Mayor Bethune stated that motion passes by a four to two vote.

**Resolution, Comprehensive Plan Update Adoption:** Clerk of Council read the heading of a resolution by the Mayor and Council of Garden City, Georgia, authorizing the adoption of the 2021 Updated Garden City Comprehensive Plan as required by the Georgia Planning Act of 1989.

Councilmember Daniel made a motion to adopt the resolution. The motion was seconded by Councilmember Tice and passed without opposition.

**FY2021 PTO Year-End Sell Back Program:** Consideration of a request by staff to allow full-time eligible employees the option to sell PTO hours back to the City in the amount of one 40-hour workweek, so long as one (1) workweek of accrued PTO remains for the benefit of the employee.

Councilmember Morris made a motion to approve the PTO Year-End Sell Back Program for fiscal year 2021. The motion was seconded by Councilmember Lassiter and passed without opposition.

**Informal Public Comment:** Mayor Bethune recognized Ms. Donna Williams to address City Council.

Ms. Williams, 59 Varnedoe Avenue, invited everyone to attend the Trunk or Trick to be held on October 31<sup>st</sup> from 3:00 p.m. to 5:00 p.m. at the Garden City Gym parking lot. She stated that the Trunk or Trick is a drive thru event.

**Adjournment:** There being no further items to discuss, Mayor Bethune called for a motion to adjourn the meeting. Councilmember Ruiz made a motion to adjourn the meeting at approximately 6:54 p.m. The motion was seconded by Councilmember Tice and passed without opposition.

*Transcribed & submitted by: Clerk of Council*  
*Accepted & approved by: City Council 11/1/21*