



ALAN HALLMAN
MAYOR

MIKE RAST
ALDERMAN AT LARGE

BRETT REICHERT
COUNCILMAN AT
LARGE

MARK ADAMS
COUNCILMAN WARD I

CHLOE ALEXANDER
COUNCILMAN WARD II

MAYOR AND COUNCIL WORK SESSION

Join in person at 700 Doug Davis Drive, Hapeville, GA 30354 Or, visit the City's Website for live stream at
<https://hapevillega.civicclerk.com/Web/Player.aspx?id=646&key=-1&mod=-1&mk=-1&nov=0>

June 21, 2022 6:00 PM

AGENDA

1. CALL TO ORDER:

2. ROLL CALL:

Alan Hallman
Mike Rast
Brett Reichert
Mark Adams
Chloe Alexander

3. WELCOME:

4. PRESENTATIONS:

4.I. Hero Award- Presented by Hapeville Fire Department

Background:

On May 18, 2022, Hapeville Fire and Police units were dispatched to the area of 3440 North Fulton Avenue for a female pinned underneath a vehicle. Upon the arrival of Battalion 1, a seven-year-old female was found waving down responding units. The young female, identified as Samantha Pinnix, stated "hurry my mom can't breathe and she is dying". Once Samantha directed the battalion chief to her mother, the other incoming units were notified of their location and that equipment and manpower were needed. The battalion chief found Samantha's mother pinned underneath a golf cart struggling to breathe. The battalion chief made the decision to lift the golf cart before any other crew members arrived on the scene. Once he lifted the golf cart, he instructed Samantha to pull her mother out of harm's way. Additional fire and police personnel arrived at this time and began to treat both Samantha and her mother for injuries sustained from the golf cart accident. All public safety personnel on the scene felt this amazing young girl needed to be acknowledged for saving her mother's life. The Hapeville Fire Department would like to present Samantha Pinnix with this award recognizing her for her Bravery and Heroism.

5. PUBLIC HEARING:

5.I. Consideration and Action on the 2022-2023 Budget Ordinance - Second Reading

Background:

On May 17, 2022, the City staff presented the initial draft of Fiscal 2023 Hapeville Proposed Budget. The City advertised the public hearing in the ALM newspaper on May 25, 2022, and is expected to advertise again on June 15, 2022. A copy of the draft budget is posted to the City's website, along with a physical copy of the detailed budget for public viewing at City Hall.

The global pandemic had a significant impact on local municipalities for the second year. However, Hapeville has weathered the storm again and is expected to end FY2022 in a better financial position than the original forecast. The stronger than planned ending gives us conservative optimism for Fiscal Year 2023.

This FY2023 budget calls for approximately 18.4M in General Fund expenditures. In comparison, the FY2022 budget has \$17.3M in expenditures. The increase over last year is driven by the necessity of city building repairs, the Police Department's systematic vehicle replacement program, and purchases related to economic development. Operational inflows are budgeted at 18.4M with no supplement by an apportionment from City Fund Balance. The anticipated revenue primarily consists of real and personal property tax and local option sales.

taxes, proceeds from loans, and hotel/motel tax.

In fiscal year 2022, the City was successful in focusing on vehicle replacement, staff investments, and property acquisition (new Public Works Facility). In fiscal year 2023, the City will turn its attention again to repairs & maintenance and vehicle replacements - Police.

The proposed 2023 budget is our initial best estimate and projection for the next 12 months. As financial positions and actual circumstances change, Finance will continue to review, assess, and request budget amendments.

Staff Comments:

Public Comments:

Supporting Document(s):

1. City of Hapeville_Budget Ordinance - FY2023
2. City of Hapeville FY2022-2023 Proposed Budget Requests Summary-Exhibit A
3. City of Hapeville FY2022-2023 Proposed Budget Requests - Summary and Detail-Exhibit B-
4. City of Hapeville FY2022-2023 Proposed Annual Operating Budget Book - Exhibit C-
5. AD# 597337

6. QUESTIONS ON AGENDA ITEMS:

The public is encouraged to communicate their questions, concerns, and suggestions during Public Comments. The Council does listen to your concerns and will have Staff follow-up on any questions you raise. Any and all comments should be addressed to the Governing Body, not to the general public and delivered in a civil manner in keeping with common courtesy and decorum.

7. CONSENT AGENDA:

- 7.I. Consideration and Action to approve June 7, 2022, Council Meeting minutes.
- 7.II. Consideration and Action to approve June 7, 2022, Executive Meeting minutes.

8. OLD BUSINESS:

- 8.I. Discussion on Short Term Rental Ordinance.

Background:

The Governing Body reached a consensus at the May 3rd Mayor and Council meeting for staff to move forward with developing a drafted ordinance for short-term rentals. Staff has created a drafted ordinance for Council to review, reflecting the Council's insight from the May 3rd meeting.

Documents:

1. DRAFT Short Term Rental Ordinance without Permit Limit (03072628xAoB3B)

9. NEW BUSINESS:

- 9.I. Consideration and Action to Approve the Event Request for the Freemont Foundation "Represent Yourself 5K".

Background:

The Freemont Foundation Represent yourself 5K is a fundraising event that supports our scholarship and educational outreach programs. The event will be based at Jess Lucas Park from 7 am-1 pm. Food will be served and music will be played during the event, which will host approximately 200 runners. The route will be marked with cones and road closings will be needed with the approval of the Hapeville Police Department. Our route has been previously approved and will be submitted again as this will be our 5th year of hosting this event in Hapeville.

Documents:

1. Online Form Submittal_ Event Request Form_Redacted
- 9.II. Consideration And Action To Enter Into A Memorandum Of Understanding With Hapeville Elementary School To Allow For Emergency Evacuation Of School Facilities To The Hoyt Smith Recreation Center

Background:

This agreement will allow the students and teachers to evacuate its facility and relocate to the Hoyt Smith Recreation Center in an emergency.

Documents:

1. Hapeville Elementary MOU 2022
- 9.III. Consideration and Action on a Resolution Authorizing Special Counsel to Represent the City in Local Option Sales Tax Negotiations

Background:

Entering into an agreement to retain the law offices of Smith, Welch, Webb and White, LLC, to represent all Fulton County cities, except the City of Atlanta, in Local Option Sales Tax negotiations and to authorize Smith, Welch, Webb and White, LLC to jointly represent all of the cities in Fulton County, except the City of Atlanta, in Local Option Sales Tax negotiations.

Documents:

1. Hapeville Revised Joint Rep. ltr
 2. Form Representation Resolution --Fulton Cities LOST (Revised) 06.14.2022 (03064350xA0B3B)
- 9.IV. Discussion on a Proposed Amendment to Hapeville's Alcohol Ordinance.

Background:

An ordinance amending the process for handling enforcement action of alcohol licenses.

- 9.V. Consideration and Action to approve a new Computer Server.

Background:

The City's computer server is coming upon its end of service life and is nearing maximum capacity. Due to aging hardware and the soon-to-lapse Windows software support, updating the server environment to a more modern, secure platform is paramount to the overall operation of the city's infrastructure and platforms. Currently, the older server is causing issues with city access of applications, including InCode, our accounting platform. The server space is also at capacity, which causes complexities in troubleshooting and workload. The server will also support the Police Department systems that have been running on Spillman server and are at the end of their service life. Liberty Technology representative will be on hand to provide further information. Staff requests council authorize the acquisition of the replacement server.

Documents:

1. COH Server Proposal Summary
- 9.VI. Consideration and Action to approve P.E. Structures & Associates, LLC in the amount of \$ 1,038,715 for the construction of the Hapeville Splash Pad and sign all necessary contracts pending legal review.

Background:

Sealed bids were received on June 16th, 2022. The project was advertised on the Ga Procurement website and advertised in the newspaper. There were five plan holders and three attendees at the mandatory pre-bid meeting. P.E. Structures & Associates, LLC was the only bidder on this project. This splash pad project will be funded with CDBG grant funds and vehicle excise tax funds from fiscal years 22 & 23. Due to material delays, we anticipate completion to be by the end of 2022 or early in 2023.

Documents:

1. 210198 - Hapeville - Splash Pad Rendering
2. Bid Tabulation

9.VII. Discussion on facilities and Park Rental Fees**Background:**

Staff is noticing more requests for rentals in Jess Lucas Park with larger non-resident groups. While staff doesn't feel the city should alienate non-residents from using the facility, our sister cities College Park and East Point allow residents only for park pavilion rentals. Staff recommends altering fees.

Documents:

1. Jess Lucas Park Fees

9.VIII. Discussion to cancel the August 16th Mayor and Council Meeting.**Background:**

Several of our neighboring municipalities go to a reduced meeting schedule in the summer period. Some take 1- 2 months off from meetings. Requesting a discussion if Council has any interest in cutting the August schedule to 1 meeting, August 2 or 16th, rather than both the meeting and the work session. Regular scheduled meetings would resume in September.

10. CITY MANAGER REPORTS:**11. PUBLIC COMMENTS:**

Members of the public wishing to speak shall sign in with the City Clerk prior to the start of the meeting. Time limitations for Registered Comments are three (3) minutes per person. The total Registered Comment session shall not last more than fifteen (15) minutes unless extended by Council. Each member of the public, who fails to sign up with the City Clerk prior to the start of the meeting, wishing to address Mayor and Council shall have a total of two (2) minutes. The entire general comment session for Unregistered Comments shall not last more than ten (10) minutes unless extended by Council.

12. MAYOR AND COUNCIL COMMENTS:**13. EXECUTIVE SESSION:** *When Executive Session is Required one will be called for the following issues: 1) Litigation O.C.G.A. §50-14-2; 2) Real Estate O.C.G.A. §50-14-3(b)(1); or 3) Personnel O.C.G.A. §50-14-3(b)(2).***14. ADJOURN:**

Public involvement and citizen engagement is welcome as Hapeville operates a very open, accessible and transparent government. We do however remind our attendees/residents that there are times allocated for public comments on the agenda. In order for council to conduct their necessary business at each meeting, we respectfully ask that side-bar conversations and comments be reserved for the appropriate time during the meeting. This will allow the City Council to conduct the business at hand and afford our meeting attendees ample time for comments at the appropriate time during the meeting.