



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=649&key=-1&mod=-1&mk=-1&nov=0>.

September 20, 2022 6:00 PM

MINUTES

1. **CALL TO ORDER:** by Mayor Hallman at 6:01 PM.
2. **ROLL CALL:** All Members of Council were present, which constituted a quorum.
 - ✓ Alan Hallman
 - ✓ Mike Rast
 - ✓ Brett Reichert
 - ✓ Mark Adams
 - ✓ Chloe Alexander
3. **WELCOME:** Mayor Hallman welcomed all to the September 20th Meeting.
4. **PRESENTATIONS:** None
5. **PUBLIC HEARING:**
 - 5.I. Consideration and Action on the 2021-2022 Budget Amendment – Second Reading
Ordinance 2022-08

Staff Comments: Finance Director Randy Brewer informed Council that the City is currently undergoing an audit. He stated that every year, this time, finance presents the final numbers to the auditors. Mr. Brewer said that there were some adjusting entries made. Within the agenda packet are those adjustments.

Public Comments: There was no public comment given on this item.

MOTION: Alderman Rast made a motion to approve the 2021-2022 Budget Amendment Councilman Reichert provided a second. **Motion carried 4-0.**
 - 5.II. Consideration to approve the 2022 Property Tax Millage Rate.-First Reading

Staff Comments: City Manager Tim Young advised Mayor and Council to maintain the millage rate at 15.729. He stated that the state required the City to advertise the millage rate as a tax increase, primarily for our digest, because the overall values have increased. Mr. Young stated that for many of the constituents, the actual tax would probably be higher than last year because the property values and assessment values were higher. He indicated that there is a significant threat to the City's finances. The Local Option Sales Taxes was designed to reduce the Millage rate, which reduces the tax burden for residents in Fulton County. He confirmed that the county is firmly sitting on taking a higher percentage, 4.93%, than they have now. He stated that he does not believe the City will get the same rate as the previous years.

Public Comments: Ardina Pierre

DISCUSSION: This was a discussion item only; No action was taken. 2022 Property Tax Millage Rate review stood as the first reading.

6. QUESTIONS ON AGENDA ITEMS:

1. Ruth Barr

7. CONSENT AGENDA: None

8. OLD BUSINESS:

- 8.I. Consideration to approve the Short-Term Rental Ordinance.

City Attorney Averiel Jackson stated to Council that the short-term ordinance needed a final review because a current state law could impact how the Legal team drafted the ordinance. She noted that extensive research was completed and that the legal team attended seminars on short-term rentals. The comprehensive study and discussions allowed the legal team to incorporate any necessary legal changes.

Council recommendations consist of:

- Add a definition for dwellings, buildings, and structures to the definition of a short-term rental.
- Add to section (b)(2) which requires the applicant to provide notice to adjacent property owners of their intent to obtain a short-term rental application.
- Add to section(b)(13), per Councilman Reichert's request, to require the applicant to provide proof from their local residential governing body.
- Change the dates to January 1 through December 31.
- Change the annual permits to 100.
- Change the fine to \$1,000.00 per our charter.

DISCUSSION: This was a discussion item only; No action was taken.

9. NEW BUSINESS:

- 9.I. Consideration and Action to approve the purchase of two new F-150 trucks in the amount of \$ 63,005 for the Community Services Department.

MOTION: Councilman Reichert made a motion to approve the purchase of two new F-150 trucks in the amount of \$ 63,005 for the Community Services Department, Alderman Rast provided a second. **Motion carried 4-0.**

- 9.II. Consideration and Action to approve Event Request Form- Nature's Own Herb Shop 25th Year Anniversary Block Party.

MOTION: Councilman Adams made a motion to approve Event Request Form- Nature's Own Herb Shop 25th Year Anniversary Block Party with the conditions that the date is changed to Saturday and required Police are presents, Councilman Alexander provided a second. **Motion carried 4-0.**

10. CITY MANAGER REPORTS: City Manager, Tim Young spoke about the Following items:

-  The Happy Days Festival recap
-  Staff is currently preparing for the events in the month of October.
-  Mr. Young announced that he will be out of the September 21-26, 2022

11. PUBLIC COMMENTS:

1. Melvin Traynum
2. Latasha Sanders
3. Ruth Barr

12. MAYOR AND COUNCIL COMMENTS:

Councilman Reichert- Applaud City staff for helping keep everything safe and running the event smoothly this past weekend. He complimented the Happy Days turnout. Councilman Reichert called for special attention to the Community Services staff's work clearing the overgrown bushes and shrubs around the former high school stadium. He thanked them for taking the initiative to install a brand-new chain-link fence at the ground level.

Councilman Adams- Thanked all for attending the Council meeting and being a part of their local

government. He also thanked City Staff for a very successful and enjoyable, Happy Days event. Additionally, he thanked the Finances Department and City Staff for putting together a solid budget. **Alderman Rast**- Echoed the previous Councilmen's statement regarding the Happy Days Concert. He stated that the event was well organized and well put together. Alderman complimented the variety of different musicians presented to the public.

Councilman Alexander-Congratulated Ms. Ardina on 25 years of business within the City. She also thanked the Community Service department for the work on the football field.

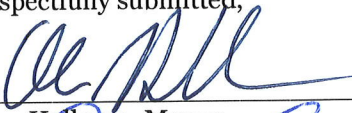
Mayor Hallman- Echoed the Council and commended City Staff. Mayor Hallman thanked everyone for attending the meeting and being a part of your local government.

13. EXECUTIVE SESSION: An Executive Session was not conducted at this meeting.

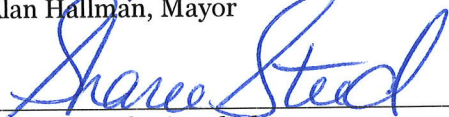
14. ADJOURN:

MOTION: Councilman Alexander made a motion to adjourn at 6:59PM, Councilman Adams provided a seconded. **Motion carried 4-0.**

Respectfully submitted,



Alan Hallman, Mayor



Sharee Steed, City Clerk