



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 REGULAR 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=622&key=-1&mod=-1&mk=-1&nov=0>

February 7, 2023 6:00 PM

MINUTES

1. **CALL TO ORDER:** by Mayor Hallman at 6:05 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 February 7th Meeting.
4. **PLEDGE OF ALLEGIANCE:** The pledge of allegiance was recited in unison.
5. **INVOCATION:** Given by Reverend Johnnetta Johnson

ADDED ACKNOWLEDGEMENTS:

- I. Mayor Hallman read into record the letter of gratitude and appreciation from the Principal of the St. John Evangelist Catholic School addressed to the Governing Body.
 - II. Fire Chief David Bloodworth recognized Firefighter Kevin Watts with the 2022 Firefighter of the Year Award. Firefighter Kevin Watts was absent from the January 10th Council meeting when the Hapeville Exchange Club presented the award. Chief Bloodworth acknowledged that Firefighter Watts is very dedicated to his job and extends himself by going over and beyond to help with different obstacles.
6. **PRESENTATIONS:**
 - 6.I. Willingham Corridor Improvement Study Presentation

Eastpoint resident Hannah Palmer and John Tilley, who represent the Kimley Horn firm, presented the plan and design for the Willingham Corridor Improvement Study to Council.
 7. **PUBLIC HEARING:**
 - 7.I. Consideration and Action on Alcohol Beverage License request by Touché Lounge & Grill LLC at 1155 Virginia Ave Suite K, Hapeville, GA 30354.

Staff Comments: Staff informed the Governing Body that Touché Lounge & Grill LLC has completed all of the necessary steps in the alcohol license application process. **Applicant Comments:** Antonia Edwards introduced herself and welcomed everyone to visit the restaurant. **Public Comments:** There were no public comments made for this item.

MOTION: Councilman Alexander made a motion to approve Alcohol Beverage License request

Touché Lounge & Grill LLC at 1155 Virginia Ave Suite K, Hapeville, GA 30354, Councilman Adams provided a second. **Motion carried 4-0.**

- 7.II. Consideration and Action on Alcohol Beverage License request by Cafe Belli at 673 North Central Ave, Hapeville, GA 30354.

Staff Comments: Staff requested that Council approve the license with the condition that applicant install fencing in the required area as stated in (Sec. 5-6-4. - Sales outside of licensed premises). **Applicant Comments:** Applicant had no comment at this time **Public Comments:** Ms. Jean Cahill and the Main Street Board made public comment for the item.

MOTION: Councilman Alexander made a motion to approve Alcohol Beverage License request by Cafe Belli at 673 North Central Ave. Hapeville, GA 30354, with the condition that applicant install fencing in the required area as stated in (Sec. 5-6-4. - Sales outside of licensed premises), Councilman Adams provided a second. **Motion carried 4-0.**

- 7.III. Consideration on FY2022-2023 Proposed Mid-Year Budget Amendment – First Reading

DISCUSSION: Staff Comments: Finance Director, Randy Brewer presented Council with a Budget amendment summary and detailed the adjustments that were prepared. **Public Comments:** There were no public comments made for this item. **No action was taken;** this stood as a first reading for this item.

- 7.IV. Consideration of an amendment to the Code of Ordinances, City of Hapeville, Georgia, Chapter 93 (Zoning), Article 3.1 (Zones), Section 93-3.1-2 (Zoning Map) - First Reading

DISCUSSION: Staff Comments: Dr. Lynn Patterson, City Planner described to Council the modifications applied to Zoning Map. **Public Comments:** There were no public comments made for this item. **No action was taken;** this stood as a first reading for this item.

8. **QUESTIONS ON AGENDA ITEMS:** None

9. **CONSENT AGENDA:**

- 9.I. Consideration and Action to approve the January 10th, Council Meeting minutes.
9.II. Consideration and Action to approve the January 10th, Executive Session Meeting minutes.

MOTION: Councilman Adams made a motion to approve the consent agenda, Councilman Reichert provided a second. **Motion carried 4-0.**

10. **OLD BUSINESS:** None

11. **NEW BUSINESS:**

- 11.I. Consideration and Action to approve the MOU for the Hapeville Art Trail.

MOTION: Alderman Rast made a motion to approve the MOU for the Hapeville Art Trail, Councilman Adams provided a second. **Motion carried 4-0.**

- 11.II. Consideration and Action to approve the proposed Marijuana Ordinance.- Second Reading **Ordinance 2023-02**

MOTION: Councilman Adams made a motion to approve the Marijuana Ordinance, Alderman Rast provided a second. **Motion carried 4-0**

- 11.III. Consideration and Action to approve the Ordinance for the modified City Retirement Plan – Second Reading.

MOTION: Alderman Rast made a motion to approve the Ordinance for the modified City Retirement, Councilman Alexander provided a second. **Motion carried 4-0**

- 11.IV. Consideration and Action to approve the Resolution for the Willingham Corridor Improvement Study. **Resolution 2023-03**

MOTION: Alderman Rast made a motion to approve the Resolution for the Willingham Corridor Improvement Study, Councilman Adams provided a second. **Motion carried 4-0**

11.V. Discussion on the Civility Resolution.

DISCUSSION: Mayor Hallman briefly describes the need to adopt and embrace the resolution pledge. He stated that while attending the recent Cities Summit, he saw a flyer describing the initiative for the pledge. Mayor Hallman favored the idea of people being civil with one another despite a difference of opinion. Mayor Hallman stated that proposing to embrace this pledge is a gateway to showing solidarity within the Community of Hapeville. **This was a discussion item only; No action was taken.** Staff will bring the official resolution for adoption at the next Council meeting.

11.VI. Discussion on Hapeville's tree health.

DISCUSSION: Councilman Adams and Alexander explained their reason for bringing this item before the Governing Body for a discussion. Councilman Adams indicated that the request to discuss this item was to initiate brainstorming on how to adequately prep and address aging tree canopies within the City and to reexamine the tree ordinance. He further noted that he would like to have an assessment created on the aging trees on City properties such as the Parks and etc. Councilman Adams stated that he would like the City to provide more resources for residents on tree removal and replanting. Councilman Alexander followed with her remarks, which focused more on the current management and maintenance of the canopy trees in the City. She stated that she would like the ordinance with provisions regarding tree health next to newly developed properties. Councilman Alexander noted that it was suggested that the City could use the tree bank to allow private properties and residents to utilize those funds to generate more tree productivity within the City. **This was a discussion item only; No action was taken.** Staff will research other municipalities' tree ordinances and reexamine the City's current ordinance.

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

- The upcoming Black history Month Events within the City.
- Free classes are being afford for the Butterfly Parade.
- The Film Series will start their events in February.
- Preparations for the fiscal year 2024 budget will start soon.

13. **PUBLIC COMMENTS:**None

14. **MAYOR AND COUNCIL COMMENTS:**

Councilman Adams thanked all for attending the meeting and wished the audience a happy Black History month. He stated that he hopes everyone can attend the festivities highlighting Black History.

Councilman Alexander echoed the thoughts of Councilman Adams regarding Black History. She complimented Ms. Lauren and her staff at the Academy Theatre for another outstanding sold-out show.

Councilman Reichert thanked City staff for their hard work on past and upcoming events. He thanked Councilman Alexander for her hard work on the events as well.

Alderman Rast read a letter of gratitude and appreciation from a student attending the St. John Evangelist Catholic School.

Mayor Hallman thanked Councilman Alexander for organizing and heading the Black History month events with the Academy Theater. He also thanked Reverend Johnnetta Johnson for invoking today's meeting. Mayor Hallman would like staff to investigate the code to see what can be done about boarded banned homes that are due to be torn down. He stated that the appearance of those houses is not correctly done and can be hazardous. Mayor Hallman further noted that he would like staff to investigate safety concerns around construction sites. He indicated that the developers have little to no signage around the construction area, which could also be dangerous.

15. **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).*

MOTION: Alderman Rast made a motion to go into recess, Councilman Alexander provided the second. **Motion carried 4-0.**

Councilman Alexander made a motion to go into executive session at 7:34 PM. Alderman Rast provided the second. **Motion carried 4-0.**

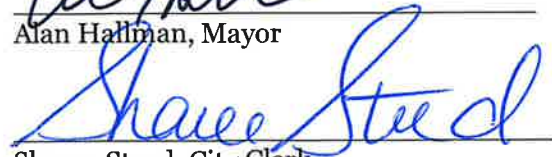
MOTION: Councilman Alexander made a motion to exit executive session and enter back into regular meeting. Councilman Reichert provided the second. **Motion carried 4-0**

16. ADJOURN:

MOTION: Councilman Adams made a motion to adjourn at 8:03 PM, Councilman Alexander provided a second. **Motion carried 4-0.**

Respectfully submitted,



Alan Hallman, Mayor

Sharee Steed, City Clerk