



#### **CIVILITY PLEDGE**

*The way we govern ourselves is often as important as the positions we take. Our collective decisions will be better when differing views have had the opportunity to be fully vetted and considered. All people have the right to be treated with respect, courtesy and openness. We value all input. We commit to conduct ourselves at all times with civility and courtesy to each other.*

**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://ga-hapeville3.civicplus.com/562/Agendas-and-Minutes>

September 5, 2023 6:00 PM

### **AGENDA**

**1. CALL TO ORDER:**

**2. ROLL CALL:**

Alan Hallman  
Mike Rast  
Brett Reichert  
Mark Adams  
Chloe Alexander

**3. WELCOME:**

**4. PLEDGE OF ALLEGIANCE:**

**5. INVOCATION:**

**6. PRESENTATIONS:**

**7. PUBLIC HEARING:**

7.I. Consideration on the 2022-2023 Budget Amendment – First Reading

**Background:**

Fiscal Year 2022-2023 budget was adopted on June 21, 2022. This original adopted budget called for \$18.4M in General Fund expenditures with revenues listed as \$18.4M with no supplement by an apportionment from City Fund Balance. This same budget was amended and approved on February 21, 2023 with General Fund expenditures of \$19.5M with revenues listed as \$19.6M. After finance reviewed revenues and expenditures, met with City Manager and all department heads, we are presenting the following recommended adjustments to the City's General Fund budget.

As of September 5, 2023, we are projecting inflows at \$20.9M, which is a \$1.03M increase from the previously adopted budget of \$19.6M. This increase primarily consists of bond financing through the Development Authority 2022 Bond Project Fund to fund the cost of Ballfields, PD & City Hall Roofs and Public Works Facility Projects. Additional increases attributable are through Tax collections (Real Property – \$115K, Public Utilities – \$198K, Georgia Franchise – \$77K and Local Options Sales Tax – 115K and Hotel Motel tax collections, - \$143K.

A review of the City's expenditures and budget realignment has allowed Finance to project the following summarized increases to the General Fund budget. Explanation of these projected increases are included in attached budget document.

- 9100 – Other Financing Uses/Transfers – 883K – Funding Source for 215 E-911 Fund & 301 Capital Projects Fund
- 1565 – Information Technology – 160K – Additional IT Support & Server

Staff is requesting your consideration to approve FY2022-2023 budget requests.

The updated 2022-2023 budget will be uploaded to the City's Website after Mayor and Council Approval.

Staff Comments:

Public Comments:

**Supporting Document(s):**

1. City of Hapeville FY2022-2023 Fourth Quarter Proposed Budget Requests Summary- All Funds - Exhibit A
2. City of Hapeville FY2022-2023 Fourth Quarter Proposed Budget Requests Summary & Detail-All Funds - Exhibit B
3. City of Hapeville\_Fourth Quarter Budget Ordinance - FY2022-2023

**8. 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.

**9. CONSENT AGENDA:**

- 9.I. Consideration and Action to approve the August 22, 2023, Mayor and Council Meeting Minutes.

**Supporting Document(s):**

1. 08222023 Drafted Minutes

**10. OLD BUSINESS:**

**11. NEW BUSINESS:**

- 11.I. Consideration and Action to Approve a CDBG Funding Application Resolution for years 2024-2026.

**Background:**

The City of Hapeville has funded over \$750,000 of park improvements with CDBG funding in the last several years. Those funds were used for new playground equipment at three different parks, walking tracks at two parks, tennis courts, a new gym floor, and the most recent splash pad project. This resolution will reflect the City of Hapeville's desire to apply for additional CDBG funding for a Bicycle Pump Track and an Artificial Turf Field for the John Lewis Memorial Park. The funding request for these projects will be \$ 425,000.

**Supporting Document(s):**

1. CDBG App 1

- 11.II. Consideration and Action on the 2023 Property Tax Millage Rate.

**Background:**

At the August 22nd Work Session, we discussed current millage rate 15.729 mills, the estimated digest, the County's calculated rollback rate of 15.209, and the value of a mill. The outcome was to come back to this September 5th meeting with more information and charts to give more visuals to Council as we determine the rate for Hapeville for this current tax year.

Maintain the rate at 15.729 mills would afford the 2023/24 budgeted revenue and afford us to continue strengthening City fund balance. A rollback to 15.209 mills would bring in approximately \$60,000 less than our budgeted revenues as adopted by the 2023/24 budget.

Each 0.1 mill has an impact of approximately 50,000 to the city financial collections. A decision at this meeting affords the opportunity to advertise for a first Public Hearing at the September 19th Work Session.

**Supporting Document(s):**

1. 2023 Millage Rate Discussion
2. 2023 Consolidated Digest - Preliminary

11.III. Discussion to add a Piano on Grounds for Public Use.

**Background:**

Councilmember Brett Reichert asked to add an agenda item to bring forth a suggestion to add a piano on our grounds as both an art piece and fostering artistic expression. He will lead the discussion.

**12. CITY MANAGER REPORTS:**

**13. 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.

**14. MAYOR AND COUNCIL COMMENTS:**

**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).*

**16. 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.