



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>

November 14, 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:

6.I. Proclamation honoring Capt. Jackson Lynn "Jack" Hudson.

Supporting Document(s):

1. Capt. Jackson Lynn "Jack" Hudson Proclamation
- 6.II. Proclamation honoring Charlotte Rentz – City Historian

Supporting Document(s):

1. Charlotte Rentz Proclamation

7. PUBLIC HEARING:

7.I. Consideration and Action to Approve the Alcohol Beverage License Request for Convo Tapas Lounge, LLC, located at 3259 Dogwood Dr, Hapeville, GA 30354.

Background:

Convo Tapas Lounge, LLC has completed all of the necessary steps in the alcohol license application process, and therefore, they are requesting approval from the Mayor and Council. All departmental reports have been received, and advertising has been completed.

Staff Comments:

Applicant Comments:

Public Comments:

Supporting Document(s):

1. Convo Tapas Lounge Application_Redacted
2. Menu
3. City Planner's Report

4. Code Enforcement's Report
 5. Fire Marshall's Report
 6. AD# 691516
 7. News Paper Ad's Payment Receipt _Redacted
- 7.II. Consideration and Action to Approve the Alcohol Beverage License Request for WiseAsh Cigars 3, LLC, located at 1155 Virginia Avenue, Ste J, Hapeville, GA, 30354.

Background:

WiseAsh Cigars 3, LLC has completed all of the necessary steps in the alcohol license application process, and therefore, they are requesting approval from the Mayor and Council. All departmental reports have been received, and advertising has been completed.

Staff Comments:

Applicant Comments:

Public Comments:

Supporting Document(s):

1. WiseAsh Cigars Application _Redacted
2. Menu
3. City Planner's Report
4. Fire Marshal's Report
5. Code Enforcement Inspection
6. AD# 691495
7. News Paper Ad's Payment Receipt _Redacted

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 October 17, 2023, Council Meeting minutes.

Supporting Document(s):

1. Minutes 10172023
- 9.II. Consideration and Action to Approve the October 17, 2023, Executive Session Meeting minutes.
- 9.III. Consideration and Action to Approve the Purchase of a 2018 Ditch Witch Vacuum Excavator from United Rentals in the amount of \$ 28,567.

Background:

The City of Hapeville Water & Sewer Department has to respond to sewer backups and has relied on contractors to assist in the removal of sewage in order to remove blockages safely. Due to increasing site visit costs and limited availability of vacuum machines, the City has an opportunity to purchase their own vacuum machine at a United Rentals Equipment Sale. This purchase will be expensed from the Water & Sewer Fund and will replace the budgeted purchase of an F-150 truck in the 2023/2024 budget.

This was a time sensitive request based upon the opportunity. The request was made on Wednesday November 1st and had to be secured by Thursday November 2nd. City staff requested council authorize the purchase. Council did so authorize based on the need and opportunity. This action officially ratifies the decision.

Supporting Document(s):

1. Image-1
2. Water Department - Sewer Vacuum Request

10. OLD BUSINESS:

11. NEW BUSINESS:

- 11.I. Consideration of the Mayor and Council 2024 Meeting Schedule Ordinance. - First Reading.

Background:

City staff is requesting for Council to approve the Ordinance for the Mayor and Council 2024 meeting schedule.

Supporting Document(s):

1. 2024 Mayor and Council Meeting Schedule
2. Amendment to Ordinance for Regular Meetings

- 11.II. Consideration and Action to Approve the 2024 Holiday Schedule.

Background: City staff is requesting for Council to approve the 2024 City Holiday calendar for closures.

Supporting Document(s):

1. 2024 Holiday Schedule

- 11.III. Consideration and Action to Approve the One-Time Payment to Employees.

Background: It has been a recent custom for the City of Hapeville to distribute a one-time payment over and above regular wages and salary to our employees. We recognize the value of our employees, and without their dedication, selfless effort, and attention to detail, Hapeville could not be the great and growing city that it is. The city staff recommends a 2% one-time payment to employees, with a minimum of \$500 for full-time employees and a minimum of \$250 for part-time employees. The total anticipated cost is \$149,432.76. If approved by Council, the budget changes will be reflected in the January mid-year budget amendment. The 2% is included in the original approved budget.

Supporting Document(s):

1. One Time Incentive Pay for Fiscal Year 2023-2024 - Expected Pay Period of November 2023

- 11.IV. Discussion on Outdoor Amplified sound.

Background:

Over recent years, the City council has received periodic concerns, comments and complaints about “noise” from live bands and PA systems at venues which border on or are in close proximity to residential neighborhoods. Allowable sound decibel levels within the current city ordinance may still create some disturbance and or discomfort in surrounding residential neighborhoods. City council is not deaf to its residents nor to businesses that help make up this community. City Council has requested an open discussion at this meeting to discuss the issue, listen to our constituents, and direct staff if and as needed.

- 11.V. Consideration and Action to Extend the Moratorium on New Construction Multifamily Dwelling.

Background:

At the May 16, 2023, City Council Work Session, Mayor and Council approved a six-month moratorium on new construction of multifamily developments that were not already in the planning and permitting pipeline. During the moratorium, city staff was tasked with reviewing its current and future staffing and infrastructure for sufficiency to accommodate the growth that will happen as a result of the current building developments. At this meeting, staff will share its update with City Council and request a determination on whether to extend the moratorium unconditionally or with conditions or allow the moratorium to end.

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.