



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://hapeville.org/562/Agendas-and-Minutes>

November 12, 2024 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. Oath of Office for Fire Chief Nick Condrey– Administered by Alderman Rast.

Support Document(s):

1. Oath of Office Nicholas D Condrey 2024

7. PUBLIC HEARING:

7.I. Consideration and Action to Approve the Alcohol Beverage License Request for Shortlidge Hospitality, Inc -**DBA:** Dave's Sports Bar & Grill, located at 1155 Virginia Ave Ste. K, Hapeville, GA 30354.

Background:

Shortlidge Hospitality, Inc has completed all the necessary steps in the alcohol license application process and is requesting approval from the Mayor and Council. All departmental reports have been received, and advertising has been completed.

Staff Comments:

Applicant Comments:

Public Comments:

Support Document(s):

1. Revised Dave Sports Bar & Grill Application_Redacted
2. Menu
3. City Planner's Report
4. Fire Marshal Report
5. Code Enforcement Report
6. AD_Redacted

- 7.II. Consideration and Action to Approve an amendment to the Code of Ordinances, Chapter 93 (Zoning), Section 93-29-13 (Tree preservation trust fund) - Second Reading

Background:

Consideration of an amendment to the Code of Ordinances, Chapter 93 (Zoning), Section 93-29-13 (Tree preservation trust fund) for the purpose of amending the Code of Ordinances.

The Planning Commission considered this item on Tuesday, September 10, 2024, and recommended approval. Staff supports their recommendation.

Staff Comments:

Public Comments:

Support Document(s):

1. Planner's Report - Text Amendment _Tree Bank
2. Sec. 93_29_13.____Tree_preservation_trust_fund Revision August 2024
3. Ordinance - Tree Conservation 93-29-13
4. Legal Ad - 10-15-2024_Text Amendment_Tree Fund
5. Minutes - 09-10-2024_final

- 7.III. Consideration and Action on a Conditional Use Permit to Operate a Funeral Home at 736 South Central Avenue.

Background:

Consideration of a Conditional Use Permit to operate a funeral home at 736 South Central Avenue, Hapeville, Georgia 30354, Parcel Identification Number 14-0098-0006-003-2. The property is zoned V, Village, and is subject to the zoning regulations under Section 93-11.1-4 (Conditional uses) of the City of Hapeville Zoning Ordinance.

Applicant: Kohaleth Knight, Donehoo-Lewis Funeral Home

The Planning Commission reviewed this item on October 8, 2024, and recommended approval. Staff supports their recommendation.

Staff Comments:

Applicant Comments:

Public Comments:

Support Document(s):

1. Application - 736 S. Central Avenue_CUP_Funeral Home_Redacted
2. Plans - 736 South Central Avenue_CUP_Funeral Home
3. Planner's Report - 736 South Central Avenue_Conditional Use Permit_Funeral Home
4. Minutes - 10-08-2024_draft
5. Legal Ad - 11-12-2024_736 S. Central Ave._CUP_Funeral Home

- 7.IV. Consideration and Action on a Conditional Use Permit to Operate a Day Care Center at 3409 Dogwood Drive.

Background:

Consideration of a Conditional Use Permit to operate a day care center at 3409 Dogwood Drive, Parcel Identification Number 14-0098-0017-017-9. The property is zoned U-V, Urban Village, and is subject to the zoning regulations under Section 93-11.2-5 (Conditional uses) of the City of Hapeville Zoning Ordinance.

Applicant: Jeresha Sherri White

The Planning Commission reviewed this request on Tuesday, October 8, 2024, and recommended approval, contingent upon plan revisions that address staff comments and resolve access issues raised by the Police Chief and Fire Marshal.

Staff Comments:

Applicant Comments:

Public Comments:

Support Document(s):

1. Application - 3409 Dogwood Drive_CUP_Daycare_Redacted
2. Plans - 3409 Dogwood Drive_Versions 1-4_CUP_Daycare
3. Planner's Report - 3409 Dogwood Dr_CUP_Daycare Revised 090424
4. Fire Marshal Report - 3409 Dogwood Drive_CUP_V2
5. Police Dept Report - 3409 Dogwood Drive - Site visit_CUP_Daycare
6. Minutes - 10-08-2024_draft
7. Legal Ad - 11-12-2024_3409 Dogwood Drive_Text Amendment_Ad#436803

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 October 15, 2024, Mayor and Council meeting minutes.

Support Document(s):

1. Drafted Minutes 10152024

- 9.II. Consideration and Action to Approve the October 15, 2024, Executive Session meeting minutes.

10. OLD BUSINESS:

- 10.I. Consideration and Action to Approve amending the ordinance that addresses the Metro Water District Water Efficiency Code Requirements.

Background:

On August 6th, 2024, the City of Hapeville passed a Model Findings Resolution that proposed an amendment to the plumbing code for water efficiency. This amendment to the Ordinance will provide more stringent requirements than the Georgia Plumbing Code, in turn resulting in the utilization of new water technologies, products and methods which will help with water efficiency and water conservation.

Support Document(s):

1. Ordinance -Metro Water District - Water Efficiency Code Requirements 10.24.24 LCR

11. NEW BUSINESS:

- 11.I. Consideration and Action to Approve the Purple Heart Resolution.

Background:

The resolution designates the City of Hapeville as a Purple Heart City to honor the sacrifices of military personnel wounded or killed in combat. This designation supports the mission of the Military Order of the Purple Heart, promoting patriotism and recognizing the bravery and dedication of Purple Heart recipients. Staff is asking Mayor and Council to adopt the Purple Heart Resolution. By adopting this resolution, Hapeville reaffirms its commitment to honoring veterans and their service to our country.

Support Document(s):

1. RESOLUTION FOR HAPEVILLE AS A PURPLE HEART CITY

- 11.II. Consideration of the Mayor and Council 2025 Meeting Schedule Ordinance. - First Reading.

Background:

City staff is requesting for Council to approve the Ordinance for the Mayor and Council 2025 meeting schedule.

Support Document(s):

1. 2025 Mayor and Council Meeting Schedule
2. Amendment to Ordinance for Regular Meetings 2025

11.III. Consideration and Action to Approve the 2025 Holiday Schedule.

Background:

City staff is requesting for Council to approve the 2025 City Holiday calendar for closures.

Support Document(s):

1. 2025 HOLIDAY SCHEDULE

11.IV. Consideration and Action to Approve Police Cruiser Dispositions.

Background:

The police vehicles listed in the attached summary are now through their useful life cycle. The listed vehicles have high mileage, are worn out, require constant maintenance, and are cost-prohibitive to the City to continue maintenance. The Police Department respectfully requests that they be deemed surplus property and sold at auction or gifted to other agencies or needy police departments throughout the state.

The previous old vehicles approved for disposal were donated to the Georgia Public Safety Training Center. This academy has trained all of our officers over the years and provided top-notch training and service to our department.

Support Document(s):

1. Old Fleet Surplus 10-31-2024

11.V. Consideration and Action to Approve Vertical Earth Inc. in the amount of \$260,387.74 for paving of Russell Street, Commerce Way, and deep patching on Porsche Avenue.

Background:

On Sept. 25th, 2024, seven bids were received for the 2024 LMIG paving project. The City of Hapeville has been awarded \$175,714.09 in Local Maintenance Improvement Funds for 2024. Vertical Earth was the low bidder at \$ 260,387.74.

Support Document(s):

1. LMIG Bid

11.VI. Sylvan Road Rail Crossing Discussion and Options

Background:

The approach and rail crossings at Sylvan Road have undergone many changes during the last 20 years. There have been concerns with congestion and the navigation of traffic in that area. Council requested the team evaluate traffic concerns at this intersection and advise of options to improve traffic flow and safety. To ensure safety at this crossing, Keck & Wood and City Staff looked at some of the current problems and possible solutions going forward. Public Works Director Lee Sudduth will discuss findings.

Support Document(s):

1. Sylvan Crossing (1)

11.VII. Consideration and Action to Approve 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 salaries 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. 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 \$145,873.40. If approved by Council, the budget changes will be reflected in the mid-year budget amendment. The 2% pay is included in the original approved budget.

Support Document(s):

1. One Time Payment Budget Adjustment Request Summary FY2024-2025 - Payment Date November 2024

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.