



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 WORK 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>

October 15, 2024 6:00 PM

MINUTES

1. **CALL TO ORDER:** by Mayor Hallman at 6:06 PM
2. **ROLL CALL:** All members of the 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 October 15th meeting.
4. **PRESENTATIONS:**
 - 4.I. Proclamation Recognizing and Honoring the 70th Anniversary of St. John The Evangelist Catholic Parish and School.

Mayor Hallman read a proclamation recognizing and honoring the 70th anniversary of St. John the Evangelist Catholic Parish and School into the record. Mayor Hallman and members of the Council attended the 70th anniversary celebration at the school, where Mayor Hallman presented the parish and school with a framed proclamation.
 - 4.II. Presentation of EPA's Lead and Copper Rule Revision.

Community Service Director, Lee Sudduth, briefed the Governing Body on the EPA's Lead and Copper Rule, designed to protect public health by reducing lead and copper in drinking water. The latest revision mandates that water systems inventory service line materials to identify potential risks.

Mr. Sudduth reported the city found no lead service lines but identified 277 galvanized lines on the city's side and 783 on private property that may require replacement due to potential lead particle attachment. He outlined health risks associated with lead in water, especially for vulnerable populations, and advised residents to flush water lines for 15-30 seconds before drinking.

The city's next steps include notifying affected residents of potential exposure risks. Further guidance from the EPA is expected, and Mr. Sudduth emphasized collaboration with staff to manage both public and private line replacements effectively.
5. **PUBLIC HEARING:**
 - 5.I. Consideration of an amendment to the Code of Ordinances, Chapter 93 (Zoning), Section 93-29-13 (Tree preservation trust fund)- First Reading

DISCUSSION: Staff Comments: City Planner Dr. Lynn Patterson presented a minor text amendment to Council aimed at expanding the city's use of Tree Bank funds. This

amendment addresses a long-standing need to leverage these funds in ways that benefit the broader community. Dr. Patterson proposed a partnership model with nonprofits, like Trees Atlanta, to facilitate tree planting programs within the city.

To comply with legal constraints, the amendment revises the code to allow Tree Bank funds to be allocated for tree purchasing, installation, and maintenance in public areas—such as parks, green spaces, and government sites—at the discretion of the Community Services Director. Additionally, funds may support partnerships with nonprofit organizations for local tree planting initiatives, enabling programs like front-yard tree planting. Dr. Patterson noted this amendment as a straightforward adjustment to enhance citywide replanting efforts, especially in light of recent storms affecting the area's tree coverage.

Public Comments: There were no public comments made on this item.

No action was taken; this stood as a first reading for this item.

6. **QUESTIONS ON AGENDA ITEMS:** There were no questions related to the agenda items at this meeting.

7. **CONSENT AGENDA:**

7.I. Consideration and Action to Approve October 1, 2024, Mayor and Council Meeting minutes.

MOTION: Councilman Adams motioned to approve the consent agenda; Councilman Alexander provided a second. **The motion carried with a vote of 4-0.**

8. **OLD BUSINESS:** There were no old business items at this meeting.

9. **NEW BUSINESS:**

9.I. Consideration and Action to approve the street closure for Hapeville Elementary's Fall Festival Event.

MOTION: Councilman Alexander motioned to approve the street closure for Hapeville Elementary's Fall Festival Event; Alderman Rast provided a second. **The motion carried with a vote of 4-0.**

10. **CITY MANAGER REPORTS:** City Manager, Tim Young provided several updates during the meeting.

- **Financial Updates:** The June 30, 2024, audit is underway, with Mauldin & Jenkins having provided draft figures; the management discussion analysis is still in progress.
- Property tax bills were sent out last week and are due by November 25th. Info will be posted on the City Website. Notices also include any past due amounts from prior years.
- **Upcoming Legislation:** Mr. Young will participate in a webinar with ACCG and GMA on House Bill 581, which proposes a cap on residential assessments if passed in the November election. He explained that the information gathered will help the City better inform residents about the bill and its potential impact.
- **Community Events:**
 - *Recreation:* A Chili Cookoff is scheduled for Saturday October 19th, and multiple art events for Dia de los Muertos will occur at Christ Church, including youth workshops and art contests.
 - *Fire Department:* Firefighters will visit St. John's next Tuesday to engage with young students and will participate in Halloween activities and the Delta Airlines Health and Safety Fair on October 30th.
 - *Depot Museum:* On October 26, there will be an event on Georgia spirits and hauntings, fitting the Halloween season. In December, a history event will focus on "Rich's: A Southern Institution".
- **Film Screenings:** The previously postponed screening of *Bulls and Saints* will be rescheduled online, and the next live screening is set for October 23rd at Christ Church.

11. **PUBLIC COMMENTS:** There were no public commentary made during this meeting.

12. **MAYOR AND COUNCIL COMMENTS:**

Councilman Reichert expressed appreciation for the upcoming events in the downtown area and the park, noting the efforts of the Community Service department in preparing the city. He specifically acknowledged the recent cleaning and repairs at the Carriage House, remarking that the

improvements make the building appear newly built, which he believes will create a positive impression.

Councilman Adams thanked everyone for attending and expressed appreciation for the city's dedicated staff. He noted the staff's proactive attitude, emphasizing that they always look for ways to help and accomplish tasks rather than saying something can't be done. He commended their commitment and expressed gratitude for their efforts. Councilman Adams extended appreciation to Chief Headley, sharing feedback from a resident who was highly impressed with his work. The resident commended the City for making a "great hire" by bringing Chief Headley on board, noting that his leadership has fostered positive interactions between residents and the police.

Alderman Rast echoed previous comments made fellow Council members, expressing appreciation for the city staff. He noted his earlier praise for their strong support of recent events and extended ongoing congratulations for their dedicated efforts.

Councilman Alexander expressed gratitude to the Community Service department for the Clean Sweep, noting that several residents had emailed her about it. She observed the trucks working throughout the day and acknowledged the department's all-day commitment to the endeavor.

Mayor Hallman expressed deep appreciation for City staff, specifically acknowledging the challenges and success of the recent Clean Sweep event. He recognized that while Clean Sweep is beloved by residents, it requires significant effort from staff over several days. Mayor Hallman also praised the city's efficiency and responsiveness, highlighting that tasks are handled promptly, without unnecessary delays.

Addressing the recent tax increase, he acknowledged residents' concerns but emphasized the visible impact of tax dollars at work in Hapeville, reflecting high-quality services. He thanked Economic Development Manager, Adrienne Senter for her assistance in preparing a presentation for the Council for Quality Growth, which portrayed Hapeville positively.

Additionally, he reminded everyone of upcoming events, including the Chili Cookoff and the 116th homecoming service at Hapeville United Methodist Church, which holds personal significance to him. Mayor Hallman also congratulated Dr. Bradford Pizza for 40 years of service as a local chiropractor.

Lastly, he acknowledged Police Chief Headley for his positive impact on the community and the department, sharing a resident's praise for the chief's focus on community policing, which has strengthened connections between residents and the police.

13. **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: Councilman Alexander made a motion to go into recess; Councilman Adams provided a second. **Motion carried 4-0.**

MOTION: Alderman Rast made a motion to go into executive session at 6:53PM; Councilman Adams provided a second. **Motion carried 4-0.**

MOTION: Councilman Adams made a motion to convene back into regular session at 7:11 PM, Alderman Rast second. **Motion carried 4-0.**

14. **ADJOURN:**

MOTION: Councilman Alexander motioned to adjourn at 7:12 PM; Councilman Adams provided a second. **The motion carried with a vote of 4-0.**

Respectfully submitted,

for 
Alan Hallman, Mayor


Sharee Steed, City Clerk