



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>

February 18, 2025 6:00 PM

AGENDA

1. CALL TO ORDER:

2. ROLL CALL:

Alan Hallman
Mike Rast
Brett Reichert
Mark Adams
Chloe Alexander

3. WELCOME:

4. PRESENTATIONS:

4.I. ATL Airport District- 2024 Results.

Supporting Document(s):

1. AAD MidYearReport2025 - Hapeville V3

4.II. Audit Presentation Background Writeup for FY 2023-2024.

Supporting Document(s):

1. Hapeville Presentation

5. PUBLIC HEARING:

5.I. Consideration and Action to Approve an amendment to the Code of Ordinances to Clarify language for City Exemptions. – Second Reading

Background:

In July 2019, the Ordinance 2019-16 was signed authorizing the call for a special election, which resulted in House Bill (HB) 612. The bill increased the county homestead exemption, expanded exemptions to seniors 65 and up, and created new opportunities for veterans and the disabled.

- City Homestead exemptions increased from \$10,000 to \$15,000.
- Low-income requirement for aged 65+ was removed and the age exemptions is \$10,000 to \$20,000
- Veterans can now get a \$20,000 exemption, no age requirement. – This was not an option prior to HB 612
- 100% Disabled can now get a \$20,000 exemption, no age requirement

Staff is requesting an ordinance amendment to change the City ordinances to mirror HB 612.

Staff Comments:
Public Comments:

Supporting Document(s):

1. Draft Tax Ordinance 11.11.2024
2. AD460334

6. 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.

7. CONSENT AGENDA:

- 7.I. Consideration and Action to Approve February 4, 2025, Mayor and Council Meeting Minutes.

Supporting Document(s):

02042025 Drafted Meeting Minutes

- 7.II. Consideration and Action to Approve February 4, 2025, Executive Session Meeting Minutes.
- 7.III. Consideration And Action On The Exchange Club's Request To Use The Concession Stand During Baseball Season.

Background:

The Exchange Club is requesting the use of the concession stand during the spring ball season beginning on opening day, April 19, 2025, for fundraising.

8. OLD BUSINESS:

9. NEW BUSINESS:

- 9.I. Consideration and Action to Approve the Event Request for "Spin the District Hapeville 2025."

Background:

ATL Airport District's Spin the District cycling series returns to historic Hapeville on Friday, April 11, for an action-packed twilight criterium race. Spin the District brings cycling races for professional riders, amateurs, and even kiddos to the Southside communities of Atlanta. This evening event will take place under the streetlights alongside a family-friendly festival with food, music, and activities. Come see some of the nation's fastest cyclists compete for the crown just one block from Downtown Hapeville. There is no cost to attend the event as a spectator and enjoy the festival. Road closures begin at 3:00 pm, with amateur races beginning at 4:00pm.

Supporting Document(s):

1. Hapeville Event Request Form_Redacted
 2. Application For Temporary Road Closure Permit - Friday, April 11th, 3pm - 10pm_Redacted
 3. Spin Hapeville Temporary Banner Permit 2025_Redacted_
 4. SPIN-Hapeville-Banner2-10x4-SAMPLE
 5. 2025-Spin-the-District-Detour-Map-Hapeville
- 9.II. Consideration and Action to Approve the Event Request for "GBP + LOVB Film Screening Event."

Background:

The ATL Airport District, in partnership with GPB Atlanta, is hosting a free community screening of Home Court, a documentary highlighting a young female athlete's journey in sports. The event will celebrate women breaking barriers in sports and feature an interactive component with League One Volleyball (LOVB), such as a panel discussion, youth clinic, or athlete meet-and-greet. GPB will provide all screening equipment, and the ATL Airport District requests a waiver of venue rental fees for Hoyt-Smith Recreation Center. The event,

with extensive promotion by GPB and the District, is targeted for March, aligning with Women's History Month.

Supporting Document(s):

1. Online Form Submittal_ Hapeville Event Request Form 03192025_Redacted

9.III. Discussion on AED Devices in City Parks.

Background:

Council Mark Adams requested discussion on adding AED Devices to our city parks. Deputy Chief Brock Robertson prepared to share findings.

9.IV. Consideration and Action to Approve the Event Request for "Dreamers of Achievement 5K."

Background:

The South Fulton (GA) Alumni Chapter (SFAC) of Kappa Alpha Psi Fraternity, Inc., was newly chartered on November 3, 2024, in the City of South Fulton, GA. This organization is a dynamic collection of college-educated men that exist in the world today. The establishment of this chapter marks a significant milestone for the fraternity's mission of achievement and service.

SFAC is pleased to present a proposal for its Inaugural Dreamers of Achievement 5K Run/Walk. This event is a pivotal fundraiser with a focus on supporting scholarships, mentorships, and community engagement initiatives. Also, this event possesses the ability to connect with health-conscious individuals, thus introducing our chapter's commitment to health & wellness.

The event is planned for June 22, 2025, starting at 8 AM, with the race beginning at Jess Lucas Park and ending slightly before Jess Lucas Park. A race map has been attached for reference.

The South Fulton (GA) Alumni Chapter respectfully requests approval to proceed with the necessary arrangements for this event. The support of the Mayor and Council will help ensure the beginning of valuable initiatives and opportunities for the South Fulton community and neighbors.

Supporting Document(s):

1. Online Form Submittal_ Hapeville Event Request Form 06222025_Redacted
2. Online Form Submittal_ Application For Temporary Road Closure Permit_Redacted
3. SFAC Dreamers of Achievement 5K Course

9.V. Consideration and Action to Accept the Georgia Technical Support Award from the Georgia Forestry Commission for Forest Canopy Mapping Services.

Background:

The City of Hapeville has been awarded a technical support grant from the Green Infrastructure Center (GIC) and the Georgia Forestry Commission to enhance our urban forestry program through forest canopy mapping services. GIC will provide expertise in canopy mapping, tree benefits modeling, canopy goal setting, policy analysis, and storm planning. They will collaborate closely with staff through a structured, step-by-step process to support and advance the City's urban forestry initiatives.

Included in your packet are the technical award letter and the support letter for your review. The support letter outlines the City's commitment to providing matching in-kind time to actively participate in the project.

Supporting Document(s):

1. GFC Technical support award letter_Hapeville
2. GA Forestry - Support Letter

9.VI. Consideration and action to approve the appointment of Thomas Tift to the Community Improvement District (CID).

Background:

At the December 12th meeting, Council approved a resolution acknowledging the Airport West CID's 2024 parcel expansion and submission to Fulton County. Per the CID statute, each jurisdiction must pass a resolution recognizing the expansion and appoint a representative on behalf of the City.

Staff recommend Mr. Thomas Tift as the City's representative for the Council's consideration.

Supporting Document(s):

1. Tommy Tift's Resume (1)_Redacted

9.VII. Consideration and Action to Approve the Estimated Rollback Millage Rate.

Background:

During the final week of the 2024 legislative session, four separate bills were consolidated into: House Bill 581 (HB 581). This comprehensive legislation introduces significant changes to property taxes and local sales tax options aimed at reducing the reliance on property taxes by shifting some of the tax burden to sales taxes. Specifically, HB 581:

1. Establishes a floating homestead exemption for property taxes tied to inflation.
2. Creates a new Floating Local Option Sales Tax (FLOST), a 1% sales tax that functions similarly to a LOST (Local Option Sales Tax) but replaces property tax revenue with sales tax revenue.

City Council has decided to not "opt-out" of the floating homestead exemption. The next stage in the process for Fulton County Municipalities that are participating is to provide an "Estimated" Rollback Rate to the Tax Commissioner by March 1, 2025. City Staff has calculated an estimated rollback rate of 17.146 mills, down from the 2025 17.509 mills of 2024. City Manager is requesting authorization to submit this to the Fulton County Tax Commissioner in accordance with compliance with HB 581.

Supporting Document(s):

1. FC - Estimated Rollback Notice - Bradfield
2. FC Estimated Rollback Calculation
3. FC - Estimated Rollback Certification

9.VIII. Discussion on Proposed Revision to Noise Ordinance.

Background:

Council has requested we revisit the noise ordinance with particular emphasis on amplified sound from commercial enterprises that abut residential zones. Staff has updated the draft ordinance and requests discussion by council for further comments and direction before we take further steps.

Supporting Document(s):

1. Ordinance - Noise Ordinance Revised DRAFT 2.7.25- LCR edit (003)
2. 2024-10 Maintaining A Disorderly House

9.IX. Discussion on the Short-Term Rental Ordinance.

Background:

Discussion item at the request of Council Mark Adams.

Supporting Document(s):

1. COH - Short Term Rental Ordinance

10. CITY MANAGER REPORTS:

11. 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.

12. MAYOR AND COUNCIL COMMENTS:

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).*

14. 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.