



#### **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

**CHASE STELL**  
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>

May 5, 2026 6:00 PM

#### **MINUTES**

1. **CALL TO ORDER:** by Mayor Hallman at 6:03 PM.
2. **ROLL CALL:** All members of the Council were present, thereby constituting a quorum.
  - Alan Hallman
  - Mike Rast
  - Brett Reichert
  - Mark Adams
  - Chase Stell
3. **WELCOME:** Mayor Hallman welcomed all to the May 5<sup>th</sup> meeting.
4. **PLEDGE OF ALLEGIANCE:** The Pledge of Allegiance was recited in unison.
5. **INVOCATION:** Given by Bishop Dier Hopkins.
6. **PRESENTATIONS:**
  - 6.I. Proclamation 57th Annual Professional Clerk's Week.

Mayor Hallman presented a proclamation recognizing May 3–9, 2026, as Professional Municipal Clerks Week. The Mayor highlighted the important role municipal clerks play in local government administration, including handling open records requests, licensing, and public information responsibilities. The proclamation recognized City Clerk Sharee Steed-Gamble for her dedication and service to the City of Hapeville.
  - 6.II. Legislative Update 2026.

City Attorney Lajuana Ransaw presented an overview of legislation from the 2026 Georgia Legislative Session that may impact municipalities. Discussion included legislation related to agricultural regulations, homestead exemptions, school safety, tax appeals, construction permitting, police department dissolution procedures, homelessness enforcement, and transportation-related matters. Particular attention was given to proposed legislation concerning the elimination or reduction of property taxes and bills that could expose municipalities to liability related to homelessness enforcement.
  - 6.III. 2026 - 2027 Insurance Update.

Representative John Beckett from Gallagher Insurance presented the City's 2026–2027 insurance renewal update. He reported that the City's insurance premium renewal came in below projected estimates despite market increases driven by liability claims trends. Mr. Beckett noted that the Hapeville Police Department's recent state certification contributed to a reduction in law enforcement liability rates. The City's overall risk management practices were commended.
7. **PUBLIC HEARING:** There were no public hearings item(s) during this meeting.

**8. QUESTIONS ON AGENDA ITEMS:**

1. Charlotte Rentz

**AMEND AGENDA:**

**MOTION:** Alderman Rast made motion to amend the agenda to remove item 9.1. *Consideration and Action to Approve April 21, 2026, Mayor and Council Meeting Minutes* from the agenda; Councilman Adams provided a second. **The motion carried with a vote of 4-0.**

**9. CONSENT AGENDA:**

9.I. ~~Consideration and Action to Approve April 21, 2026, Mayor and Council Meeting Minutes.~~ - **Removed**

9.II. Consideration and Action to Approve April 21, 2026, Executive Session Meeting Minutes.

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

**10. OLD BUSINESS:** There were no old business item(s) at this meeting.

**11. NEW BUSINESS:**

11.I. Consideration and Action to Approve the Event Request for "12th Annual Represent Yourself 5K Walk/Run".

**MOTION:** Councilman Adams motioned to approve the Event Request for "12th Annual Represent Yourself 5K Walk/Run"; Councilman Stell provided a second. **The motion carried with a vote of 4-0.**

11.II. Consideration and Action to Enter into an Agreement with the State of Georgia for the Bright from the Start Summer Food Service Program, and to Nominate Ashley Moody as Delegated Principal, and acceptance by Ashley Moody of this position as Principal.

**MOTION:** Councilman Reichert motioned to enter into an Agreement with the State of Georgia for the Bright from the Start Summer Food Service Program, and to Nominate Ashley Moody as Delegated Principal, and acceptance by Ashley Moody of this position as Principal.; Alderman Rast provided a second. **The motion carried with a vote of 4-0.**

11.III. Consideration and Action to Approve a Resolution Amending the current Application of Water Rates for High Volume Users and Increasing the Flat Rate for Multi-Dwellings starting in January of 2027. **Resolution 2026-04**

**MOTION:** Councilman Adams motioned to approve Resolution Amending the current Application of Water Rates for High Volume Users and Increasing the Flat Rate for Multi-Dwellings starting in January of 2027 (**Resolution 2026-04**); Councilman Stell provided a second. **The motion carried with a vote of 4-0.**

11.IV. Consideration and Action to a Resolution Appointing And Authorizing Special Counsel To Represent The City Of Hapeville To Achieve A Service Delivery Strategy ("SDS") Agreement. **Resolution 2026-05**

**MOTION:** Alderman Rast motioned to approve appointing And Authorizing Special Counsel To Represent The City Of Hapeville To Achieve A Service Delivery Strategy ("SDS") Agreement (**Resolution 2026-05**); Councilman Reichert provided a second. **The motion carried with a vote of 4-0.**

11.V. Discussion on Current T SPLOST (II) Projects and Future T SPLOST (III) Funding.

Mayor and Council discussed current TSPLOST II projects and future transportation projects eligible for funding through the proposed TSPLOST III referendum. Public Works Director reviewed ongoing sidewalk and streetscape improvements and discussed possible future projects, including paving, traffic signal upgrades, pedestrian connectivity, parking improvements, and additional sidewalk infrastructure.

12. **CITY MANAGER REPORTS:** City Manager Tim Young reported that the City had completed the acquisition of the building located at 3469 Dearborn Street. He explained that the facility will primarily house City administrative staff, allowing the current City Hall administrative space to be repurposed for improvements to Fire Station No. 1 and expanded fire department living quarters and administrative operations.

13. **PUBLIC COMMENTS:** There were no public comments during this meeting.

14. **MAYOR AND COUNCIL COMMENTS:**

**Councilman Reichert** thanked City staff for their continued dedication and hard work in making Hapeville a better place to live.

**Councilman Adams** thanked residents for attending the meeting and participating in local government.

**Alderman Rast** stated he had no additional comments.

**Councilman Stell** commented on proposed state legislation related to homelessness enforcement and expressed appreciation that House Bill 295 did not pass during the legislative session. He encouraged residents to remain engaged with state legislators regarding issues impacting municipalities. Councilman Stell also welcomed a guest visiting from Washington, D.C. to attend the meeting.

**Mayor Hallman** echoed the Council's appreciation for City staff and highlighted the success of the City's Opening Day parade and recreation activities. He discussed the recent acquisition of the building located at 3469 Dearborn Street, explaining that the property was acquired through a negotiated purchase agreement and not through eminent domain. Mayor Hallman stated that the primary purpose of the acquisition is to improve working and living conditions for the City's firefighters while also addressing space limitations for City administrative staff.

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).*

**MOTION:** Councilman Adams made a motion to go into recess; Councilman Stell provided a second. **The motion carried with a vote of 4-0.**


**MOTION:** Alderman Rast made a motion to go into executive session at 7:08 PM; Councilman Reichert provided a second. **The motion carried with a vote of 4-0.**

**MOTION:** Councilman Stell made a motion to convene back into regular session at 7:37 PM, Alderman Rast second. **The motion carried with a vote of 4-0.**

16. **ADJOURN:** With no further business, Mayor Hallman called for a motion to adjourn.

Councilman Adams motioned to adjourn at 7:37 PM; Councilman Stell provided a second. **The motion carried with a vote of 4-0.**

Respectfully submitted,

  
\_\_\_\_\_  
Alan Hallman, Mayor

  
\_\_\_\_\_  
Sharee Steed, City Clerk