



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 the live stream at
<https://hapevillega.civicclerk.com/Web/Player.aspx?id=440&key=-1&mod=-1&mk=-1&nov=0>

February 15, 2022 6:00 PM

AGENDA

1. CALL TO ORDER:

2. ROLL CALL:

Alan Hallman
Mike Rast
Brett Reichert
Mark Adams
Chloe Alexander

3. WELCOME:

4. PUBLIC HEARING:

4.I. 2022 Comprehensive Plan Update

Background:

The Department of Community Affairs (DCA) Local Comprehensive Planning Rules require that each local government update its Needs and Opportunities, Community Work Program, and Land Use Element portions of its Comprehensive Plan every five years. Other elements of the Plan are left to the discretion of the local government. In 2017, after a year-long public participation and planning process, the City of Hapeville adopted its Comprehensive Plan along with the LCI Study to direct planning efforts. As we are upon the 5-year mark, the City has partnered with the Atlanta Regional Commission (ARC) to update its Comprehensive Plan. The purpose of this public hearing is to brief the community on the process to be used to develop the plan, opportunities for public participation in the development of the plan, and to obtain input on the proposed planning process. Once public comments have been addressed, ARC and the City will begin the process of developing the plan. The City welcomes input from all of its residents, businesses, property owners and other stakeholders are part of the process.

Staff Comments:

Applicant Comments:

Public Comments:

Supporting Document(s):

1. Legal Adv 02-15-2022_Comprehensive Plan Update_legal

5. 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.

6. CONSENT AGENDA:

- 6.I. Consideration and Action to approve February 1, 2022, Council Meeting minutes.

Supporting Document(s):

1. Drafted Minutes 02012022
- 6.II. Consideration and Action to approve February 1, 2022, Executive Meeting minutes.
- 6.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 opening day, April 16, 2022, for fundraising.

7. OLD BUSINESS:

- 7.I. Consideration and Action On Agreement with Katelin Umberhandt To Provide A Road and Crosswalk Mural on Willingham Drive.

Background:

In August 2021, Katelin Umberhandt was chosen to complete a crosswalk mural at S. Central Avenue and Atlanta Avenue. Since then, the location has changed to Willingham Drive and will be executed after the road is repaved, which is expected in July 2022. The purpose of this project is to continue developing our regional arts destination while bringing driver awareness.

Supporting Document(s):

1. SIGN-Agreement Between Artist-City For Facade --Katelin Umberhandt
- 7.II. Consideration and Action On Agreement with Misty Lackey To Provide PRIDE Mural at Dearborn Plaza

Background:

In September 2021, Council chose Misty Lackey to complete the PRIDE Crosswalk mural located at Dearborn Plaza. The purpose of this project is to create a regional arts destination while commemorating and supporting our LGBTQ+ community and to reflect that Hapeville is a welcoming city.

Supporting Document(s):

1. Agreement Between Artist-City For Facade --Lackey--WNS changes made 2-1-22 (002)
- 7.III. Discussion on Paving Projects

Background:

On December 7, 2021, Magnum Paving, LLC was approved as the low bidder for the Hapeville City Wide Paving project which consisted of paving 11 streets. In January of 2022, staff discovered that one city was having quality workmanship problems with Magnum Paving, LLC and another city also reported less than desirable results from Magnum Paving. The photos revealed sloppy workmanship and overall poor quality paving work. Magnum Paving paved Oak Drive for Hapeville in 2021 and we also experienced some sloppy work at that time. However, Magnum did clean up the mess upon our request and the core test samples results came back within industry standards. Staff usually sticks with the lowest responsible bid that is submitted. However, in light of new information obtained in January, staff would like further input from the council before issuing the Notice to Proceed to the lowest bidder. Magnum was the lowest bidder at \$ 772,792.05 and the next lowest bidder was ShepCo Paving Inc. at \$ 831,997.89.

Supporting Document(s):

1. Magnum 1
2. Magnum 2
3. Magnum 3
4. Magnum 4

8. NEW BUSINESS:

- 8.I. Consideration and Action To Appoint the 2022 Comprehensive Plan Update Steering Committee

Background:

The City of Hapeville is undertaking the 2022 Comprehensive Plan Update with assistance from the Atlanta Regional Commission (ARC). While there will be opportunities for the public at-large to provide input, a core group of stakeholders is essential to shepherding the process. The City is inviting key representatives with study area knowledge and expertise to participate as part of the Hapeville Comprehensive Plan Steering Committee. This group is instrumental in guiding the

course of the update by identifying issues and opportunities, developing plan goals and objectives, and reviewing the feasibility and effectiveness of recommendations. The key responsibility of the Steering Committee is to discuss the study progress and planning process issues.

The recommended participants are listed below. We also ask the Council to nominate one member to join the Steering Committee.

- City Council Representative
- Development Authority Representative
- Charlotte Rentz, Main Street Board Representative
- Leah Davis, Planning Commission Representative
- Design Review Committee Representative
- Raj Patel, Hotel Representative
- Joanna Yim, Small Business Representative
- Philip Jones, Small Business Representative
- Shannon Short, Developer Representative
- Hapeville Elementary School Representative
- Joan Shorter, Real Estate Broker Representative
- David Burt, Economic Development Representative

Staff respectfully asks for your approval of the recommended Steering Committee.

8.II. Discussion on steps leading to Central Park.

Background:

The Development Authority wants to have discussion surrounding the steps that lead to Central Park. HDA member John Stalvey will lead the issues to Mayor and Council

8.III. Consideration and Action to approve surplus weapons from the Police Department.

Background:

Whereas the Hapeville Police Department comes into possession of weapons that have been found, abandoned, or confiscated, not through civil forfeiture. Staff is asking the Mayor and City Council to declare the attached list of weapons city surplus with no practical use and to allow the police department to sell the weapons to a federally licensed gun dealer, Ed's Public Safety, for \$8,491.00. The list of weapons has been reviewed and signed by the Superior Court of Fulton County to authorize the city to properly dispose of the weapons. A copy of the order is attached. Because the weapons were not seized through the equitable sharing civil forfeiture process, all proceeds will be deposited into the city's General Fund.

Supporting Document(s):

1. Order
2. Quote

9. CITY MANAGER REPORTS:

10. 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.

11. MAYOR AND COUNCIL COMMENTS:

12. 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).*

13. 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.