

MEETING OF THE MAYOR AND COUNCIL FOR THE CITY OF RICHMOND HILL
Tuesday, January 19, 2016
7:30 P.M.
Richmond Hill City Hall Council Chambers

Present from City Council: Harold Fowler, *Mayor*; Russ Carpenter, *Mayor Pro-Tem*;
Councilmembers: Johnny Murphy, John Fesperman, Jan Bass

Staff Present: Chris Lovell, *City Manager*; Ursula Lee, *City Clerk*; Ralph Catlett, *Fire Chief*; Scott Allison, *Director of Planning & Zoning*; Randy Dykes, *Asst. Planning & Zoning Director*; Mark Long, *Code Enforcement*; Bob Whitmarsh, *Finance Director*; Charlie Heino, *Enviroworx*

Visitors: Jamie Parker, Beverly Davis, Jane Love, Trace Gunter, Jason Sakelarios, Shannon Sakelarios, Anthony Sardinias, Lance Cooper, Doug Sahlberg, Mike Ward, Carter Infinger

Mayor Fowler called the meeting to order at 7:30 P.M. Councilmember Carpenter gave the invocation.

The Pledge of Allegiance was led by Chief Reynolds.

Mayor Fowler recognized Bryan County Commissioner Carter Infinger and welcomed him to the meeting.

Mayor Fowler also wished Councilmember Jan Bass a happy birthday.

1. Approval of Minutes of meeting **January 05, 2016**

Councilmember Bass made a motion to approve the January 5, 2016 City Council Minutes. The motion was seconded by Councilmember Fesperman. Motion carried in the affirmative by Councilmembers Carpenter, Fesperman, Bass and Murphy.

DEPARTMENTAL REPORTS:

Administration and Personnel: Ursula Lee

1. Approve/Disapprove changes to Employee Handbook. Postponed to next meeting.

Public Safety:

Police Department: Chief Billy Reynolds

1. Certification Plaque Presentation. Chief Reynolds presented Mayor Fowler with the Certification Plaque on behalf of the Richmond Hill Police Department. Mayor Fowler thanked Chief Reynolds and his staff for the great job they do.
2. Pinning for Jason Sakelarios promotion to Captain. Chief Reynolds asked Jason Sakelarios and his wife Shannon to come forward. Chief Reynolds told Mayor and Council that in the past few years Jason had completed getting his Master's Degree in Public Safety Administration and helping the department receive the State Certification as just a few of his accomplishments. Chief Reynolds noted he couldn't think of a better person to promote to Captain with that he gave Mrs. Sakelarios the honor of pinning her husband. Mayor and Council congratulated Captain Jason Sakelarios.
3. First reading of proposed amendment to Code of Ordinances Section 50, Miscellaneous Offenses, Sections 50-1 thru 50-1. Chief Reynolds stated they had been working on this proposed amendment for a while and this would be considered the first reading. Mayor Fowler told Council if they had any concerns or questions to get with Chief Reynolds.
4. First reading of proposed amendment to Code of Ordinances Section 50, Miscellaneous Offenses, to add Sections 50-14 thru 50-23. Chief Reynolds stated they had been working on this proposed amendment for a while and this would be considered the first reading. Mayor Fowler told Council if they had any concerns or questions to get with Chief Reynolds.
5. Approve/Disapprove lease of six new vehicles with SPLOST funds. Chief Reynolds stated they had allocated to do a purchase/lease agreement for 6 new vehicles; they had initially asked for \$200,000 but would like to up that request \$225,000. Chief Reynolds noted this is due to a vehicle that was in an accident and it needs to be replaced. Chief Reynolds stated they would not be purchasing any vehicles in 2017.

Councilmember Carpenter made a motion to approve the purchase of seven new vehicles out of SPLOST funds in the amount of \$225,000.00. The motion was seconded by Councilmember Murphy. Motion carried in the affirmative by Councilmembers Carpenter, Feserman, Bass and Murphy.

6. Monthly Report submitted.

Fire Department: Ralph Catlett

1. Monthly Report submitted. Mayor Fowler noted that it was a very good end of year report.

Public Works: Charles Heino, Envioworx

1. Monthly Report submitted. Mr. Trace Gunter stated he was filling in for Mr. Heino. Mayor Fowler told Council Mr. Gunter was the operator for the new Wastewater Treatment Facility. Mayor and Council welcomed Mr. Gunter.

Parks, Recreation and Culture: Harvey Lashley

Nothing to report

Planning, Zoning and Code Enforcement: Scott Allison

1. First Reading of a petition filed by **First City Associates** requesting a rezoning of 4.78 acres of property located at the corner of Ford Avenue and Timber Trail Road from C-1 Neighborhood Commercial to R-3 Multi-family Residential zoning district. Map and Parcel numbers: 0541–091-03 and 0541– 091–02. Mr. Allison told Council this is a first reading. Council has in their packet Minutes from the Planning Commission and the Public Hearing, as well as general site plan. These parcels are directly behind Parkers Convenience Store. The adjacent residents at the Public Hearing asked about their road being used and also if the 20 ft. buffer would remain and be maintained. The existing business will remain commercial. It does not include any property that fronts Hwy. 144. There was a brief discussion about the buffer. Mr. Allison noted the applicant would be present at the next reading when the second reading would occur. Mr. Allison noted the owner did mention that he would possibly sell it to a developer for multi-family. Mayor Fowler noted these are all questions Council should be asking about at the next meeting.
2. Approval/Disapproval of a petition filed by **The Hutton Company** requesting a variance from Richmond Hill Code of Ordinances Part III Chapter 68-33 (a)(1), perimeter buffer requirements between dissimilar zones. The property is zoned C-3 and is located at 9120 Ford Avenue. Map 0461 Parcel 090. Mr. Allison noted this is the property directly across the street from Zaxby's; where Elmgrens Landscaping used to be. Mr. Allison noted the application, as well as all plans and documents were in council's packet. The west side of property faces the RH United Methodist Church; there is a stringent buffer because it is located near a religious facility. The property is zoned R-2 and requires a 50 ft. setback, the building meets that requirement however the applicant needs a variance on the buffer and landscaping requirements. They have met all the other requirements of the city; they actually exceed our requirements at the rear of the property. Mr. Allison noted that representatives from the church had some concerns about people using the church parking lot to park and walking over to the Starbucks. The developers in conjunction with the church and Planning Commission agreed they would put up a six foot fence, painted green with plantings on the side and rear of property.

Mr. Anthony Sardinias stated he was the Chairman for the Board of Trustees for the RH United Methodist Church. Mayor Fowler recommended that Mr. Sardinias and

Chairman Murphy get together with representatives from the Hutton Company and see what they could come up with; they might want to go with the 4 ft. fence. Mr. Sardinias and Chairman Murphy agreed.

Councilmember Carpenter made a motion to approve the petition filed by The Hutton Company requesting a variance from Richmond Hill Code of Ordinances Part III Chapter 68-33 (a)(1), perimeter buffer requirements between dissimilar zones. The property is zoned C-3 and is located at 9120 Ford Avenue. Map 0461 Parcel 090 with the condition as follows: a minimum six ft. fence on sides and rear of property and a minimum of four ft. fence in the front of property. The motion was seconded by Councilmember Murphy. Motion carried in the affirmative by Councilmembers Carpenter, Fesperman, Bass and Murphy.

Councilmember Carpenter commented that he wanted it stated in the Minutes that Council is doing everything possible to protect the church because they have been there for over fifty years. Councilmember Murphy stated the city wants new businesses but they have to understand that they have to follow guidelines for those people that have lived in the city for over fifty years.

Mayor Fowler noted that they had a number of people from the church at the Public Hearing and they did feel comfortable with those recommendations and conditions.

3. Approval/Disapproval of a preliminary plat of Parcel H-1, being a portion of Parcel H within the Belfast Commerce Centre Tract, for **Belfast Commerce Centre, LLC**. Mr. Allison stated the next two items are interrelated; the first part is preliminary plat with second part being final plat. Mr. Allison noted both plats are included in their packets. It does meet all the city requirements.

Councilmember Murphy made a motion to approve the preliminary plat of Parcel H-1, being a portion of Parcel H within the Belfast Commerce Centre Tract, for Belfast Commerce Centre, LLC. The motion was seconded by Councilmember Carpenter. Motion carried in the affirmative by Councilmembers Carpenter, Fesperman, Bass and Murphy.

4. Approval/Disapproval of a final plat of Parcel+ H-1, being a portion of Parcel H within the Belfast Commerce Centre Tract, for **Belfast Commerce Centre, LLC**. Mr. Allison stated this is the final plat approval.

Councilmember Murphy made a motion to approve the final plat of Parcel+ H-1, being a portion of Parcel H within the Belfast Commerce Centre Tract, for Belfast Commerce Centre, LLC. The motion was seconded by Councilmember Carpenter. Motion carried in the affirmative by Councilmembers Carpenter, Fesperman, Bass and Murphy.

5. Code Enforcement Monthly Report submitted.

Finance Department: Bob Whitmarsh

Nothing to report.

UNFINISHED BUSINESS:

CITY MANAGER TOPICS: Chris Lovell

1. Approval/Disapproval of reappointment of CVB Board for 2016. City Manager Lovell read names of Re-appointees as follows:

Pam Shores, Christy Sherman, Executive Director; Michelle Gillespie-West, Mark Thomas, Bonnie Proctor, Sherri Broome, Kenny Patel and Shannon GaNun.

Councilmember Bass made a motion to approve the reappointment of CVB Board for 2016. The motion was seconded by Councilmember Fesperman. Motion carried in the affirmative by Councilmembers Carpenter, Fesperman, Bass and Murphy.

NEW BUSINESS:

1. Approve/Disapprove request from Kristen Rivera to serve **beer and wine only** at a party in the Wetlands Center at J. F. Gregory Park on April 10, 2016.

Councilmember Carpenter made a motion to approve the request from Kristen Rivera to serve beer and wine only at a party in the Wetlands Center at J. F. Gregory Park on April 10, 2016. The motion was seconded by Councilmember Bass. Motion carried in the affirmative by Councilmembers Carpenter, Fesperman, Bass and Murphy.

2. Approve/Disapprove request from Audrey Perez of DIRTT Environmental Solutions to serve **beer and wine only** at an employee picnic in the pavilion at J. F. Gregory Park on April 30, 2016.

Councilmember Bass made a motion to approve the request from Audrey Perez of DIRTT Environmental Solutions to serve beer and wine only at an employee picnic in the pavilion at J. F. Gregory Park on April 30, 2016. The motion was seconded by Councilmember Fesperman. Motion carried in the affirmative by Councilmembers Carpenter, Fesperman, Bass and Murphy.

COMMUNICATIONS

PUBLIC COMMENTS

Councilmember Carpenter made a motion to take a recess for refreshments only. The motion was seconded by Councilmember Bass. Motion carried in the affirmative by Councilmembers Murphy, Carpenter, Bass and Fesperman.

There being no further business, the meeting adjourned at 9:13 P. M. in a motion by Councilmember Carpenter. Motion was seconded by Councilmember Murphy. Motion carried in the affirmative by Councilmembers Fesperman, Carpenter, Bass and Murphy.

Respectfully submitted,

Ursula Lee
City Clerk

