



CITY OF STATHAM
CITY COUNCIL PUBLIC & WORK SESSION MINUTES
Statham City Hall
327 Jefferson Street, Statham, GA 30666

PUBLIC HEARING & WORK SESSION

MARCH 4, 2021

6:30 P.M.

CALL TO ORDER

Mayor Piper called the meeting to order at 6:30 p.m.

Roll Call

Present: Mayor Piper and Councilmembers Lyle, McCormic, Thrasher, Venable and Crawley.

Also present: Sandra Bennett, City Clerk; Jody Campbell, City Attorney and Jerry Weitz, City Planner.

PLEDGE OF ALLEGIANCE

Mayor Piper led the Pledge of Allegiance, and thanked everyone who has or does serve in the armed forces.

MAYOR'S UPDATE

Mayor Piper updated the following:

Water Exploration: there are 14 good locations to further investigate and three very good locations. Crews are moving forward in this endeavor.

Audits: YE18 is in the review process, and YE19 are being worked on at this time by Bates Carter who will be at City Hall to work on-site next week.

Crosswalks and Speedbumps: estimates are being collected, and moving forward in obtaining costs to purchase.

Litter around the City: city workers are working daily on collecting litter, and we are asking for the public's help in keeping Statham clean. There are no funds available in the current budget to hire additional help this fiscal year, but will be added to next fiscal year's budget.

Buildings: Mayor and staff are working to have someone look at the public works building but the cost for an engineer/architect would be approximately \$8,500 to \$10,000, and there is no budgeted money for that in this fiscal year.

Tornado Sirens: Mayor Piper asked Councilmember McCormic to update the public on the siren since it was his project. McCormic updated that Georgia Power and the electrician are working together, and should have the siren installed next week. Councilmember McCormic stated he believed there would not be a charge from Georgia Power.

PUBLIC HEARING

Mayor Piper opened the public hearing at 6:39 p.m.

1. **Z-21-01 Rezone:** Land Planners, LLC, applicant and property owner, by David Johnson, seeks to rezone 11.60 acres fronting on the north side of Dooley Town Road 655 feet northeast of Atlanta Highway (Map/Parcels ST01/004, ST01/005, and ST01/006) from SR-1, Suburban Residential 1 District to LI, Light Industrial District. Proposed use: office, storage and repair of equipment, welding and fabrication.

Applicant David Johnson asked that the Council approve his request for the rezone of these properties from SR-1 to L-1 (Light Industrial). He explained that when he purchased the property, it was zoned commercial and not residential, and stated he would leave buffers to minimize any impact of adjacent properties, and had no plans to further develop the property at this time.

At 6:48 p.m., Councilmember Crawley made the motion to close the Public Hearing. Councilmember Venable seconded, and the motion passed unanimously.

DISCUSSION ITEMS

1. **O-21-03 No Parking Rules Ordinance:** First reading. AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF STATHAM GEORGIA, BY REPEALING AND REPLACING ARTICLE I "TRAFFIC AND VEHICLES," CHAPTER 66, SECTION 66-4, BY ESTABLISHING A NEW SECTION 66-4 "NO PARKING RULES;" TO PROVIDE FOR RULES FOR PARKING; TO PROVIDE FOR RULES FOR ANY VEHICLE TO STAND, STOP OR PARK IN SPECIFIC PLACES; TO PROVIDE RULES FOR OVERNIGHT PARKING; TO REPEAL CONFLICTING CODE PROVISIONS, ORDINANCES OR PORTIONS THEREOF IN CONFLICT WITH THE FOREGOING; TO ESTABLISH AND EFFECTIVE DATE; AND FOR OTHER PURPOSES.
2. **O-21-02 City Council Meetings and Agendas Procedure Ordinance:** First reading. AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF STATHAM GEORGIA, BY REPEALING AND REPLACING ARTICLE II, DIVISION 1, SECTIONS 2-10 AND 2-20, BY ESTABLISHING A NEW SECTION 2-10 "RULES OF PROCEDURE;" TO PROVIDE FOR RULES OF PROCEDURE FOR MEETINGS HELD BY THE CITY COUNCIL; TO PROVIDE CODE OF CONDUCT FOR CITY COUNCIL MEMBERS, CITY STAFF, CITIZENS AND OTHER VISITORS; TO PROVIDE DUTIES AND PRIVILEGES OF CITY COUNCIL MEMBERS; TO PROVIDE FOR CHAIRPERSON DUTIES AND RESPONSIBILITIES; TO PROVIDE FOR ORDER OF BUSINESS; TO PROVIDE RULES FOR CITIZEN INPUT; TO PROVIDE FOR CONSIDERATION OF ORDINANCES, RESOLUTIONS AND MOTIONS; TO REPEAL CONFLICTING CODE PROVISIONS, ORDINANCES OR PORTIONS THEREOF IN CONFLICT WITH THE FOREGOING; TO ESTABLISH AND EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Attorney Jody Campbell explained ordinances O-21-02 and O-21-03, and answered questions from Mayor and Council.

3. **Police Department Standard Operating Procedure:** To approve a new standard operating procedure for the police department.

Attorney Campbell reviewed the Police Department SOP, and made a hard copy available for viewing at City Hall.

4. **V-21-01:** Abe Consulting, Inc., applicant, Ellington Farms Development Partners, LLC, property owner, seek a variance from the terms of Chapter 3.06, "Conservation Subdivision Overlay District," Sec. 3.06.003, "Requirements" and Chapter 4.01, Standards, Specifications and Improvements," Sec. 4.01.002 "Curb, Gutter, and Drainage Requirements" of the Zoning Ordinance of the City of Statham to waive the requirements for curb and gutter on streets within the proposed Ellington Farms Subdivision (Map/Parcels ST02/020, ST02/021, and ST02/028) (16.696 acres fronting on the south side of Sunset Drive and the northwest and southeast sides of Lillian Way). Current zoning is SR-1, Suburban Residential per the Unified Development Code. Prior zoning under the zoning ordinance governing development at the time was R-1, Single-family Residential District, (Low Density) conservation subdivision overlay district.
5. **V-21-02:** Abe Consulting, Inc., applicant, Ellington Farms Development Partners, LLC, property owner, seek a variance from the terms of the Chapter 3.04, "Water Supply Watershed," [Barber Creek] Sections 3.04.003 "Impervious Surface Limitations" and 3.04.004, "Vegetative Buffers," of the Zoning Ordinance of the City of Statham (now Article 4 Statham Unified Development Code) to waive the requirements for stream buffers and impervious surface setbacks within the proposed Ellington Farms Subdivision (Map/Parcels ST02/020, ST02/021, and ST02/028) (16.696 acres fronting on the south side of Sunset Drive and the northwest and southeast sides of Lillian Way). Current zoning is SR-1, Suburban Residential per the Unified Development Code. Prior zoning under the zoning ordinance governing development at the time was R-1, Single-family Residential District, (Low Density) conservation subdivision overlay district.
6. **V-21-03:** Abe Consulting, Inc., applicant, Ellington Farms Development Partners, LLC, property owner, seek a variance from the terms of Chapter 3.06, "Conservation Subdivision Overlay District," Sec. 3.06.003, "Requirements" of the Zoning Ordinance of the City of Statham to reduce the open space requirement from 33% to that provided on preliminary plat for the proposed Ellington Farms Subdivision (Map/Parcels ST02/020, ST02/021, and ST02/028) (16.696 acres fronting on the south side of Sunset Drive and the northwest and southeast sides of Lillian Way). Current zoning is SR-1, Suburban Residential per the Unified Development Code. Prior zoning under the zoning ordinance governing development at the time was R-1, Single-family Residential District, (Low Density) conservation subdivision overlay district.

Attorney Campbell updated V-21-01, V21-02 and V21-03 on the easement that Councilmember Lyle brought up at the February 16th meeting. After a thorough investigation all easements that were in question no longer have value. Councilmember Venable asks about performance bonds and when they are put up. He was answered that it would have to be done before a Final Plat was signed.

CITIZEN INPUT

Resident Janel Piper commented about the trash around Statham, and asked that citizens pick up after themselves and their pets; there is a lot of animal waste that also needs to be taken care when pet owners are walking their animals.

Blue Line Solutions Representatives Ryan Moore and Cam Reed presented the Mayor and Council details of adding speed cameras in the two school zones. They discussed the number of speeders, which was collected during a traffic study in October 2020, and that Barrow County had placed the same cameras at all public schools in the county. The intention is to reduce speeding and to increase safety in school zones.

Additionally, the LPR cameras (license plate reader) will operate 24-7, however, the photo enforced cameras will only issue citations and operate during school hours.

MINUTE APPROVAL

1. February 16, 2021 Regular Meeting Minutes

Councilmember Venable made a motion to approve the February 16, 2021 Regular Meeting Minutes. Councilmember Crawley seconded the motion, and the motion passed unanimously.

EXEXECUTIVE SESSION: Pursuant to the attorney-client privilege and as provided by Georgia Code section 50-14-2(1), a meeting otherwise required to be open was closed to the public in order to consult and meet with legal counsel pertaining to pending or potential litigation, settlement, claims, administrative proceedings, or other judicial actions brought or to be brought by or against the agency or any officer or employee or in which the agency or any officer or employee may be directly involved and the matter discussed was **pending or potential litigation**.

At 7:38 p.m., Councilmember Venable made a motion to enter Executive Session. Councilmember McCormic seconded, and the motion passed unanimously.

At 7:55 p.m., Councilmember Thrasher made the motion to exit Executive Session. Councilmember McCormic seconded, and the motion passed unanimously.

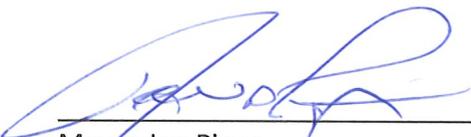
During Executive Session to discuss pending or potential litigation, council members elected to have an additional Executive Session to **discuss or vote to enter into an option to purchase, dispose of, or lease real estate subject to approval in a subsequent public vote as provided in Georgia Code section 50-14-3(b)(1)(E)**.

At 7:56 p.m., Councilmember McCormic made the motion to enter Executive Session. Councilmember Thrasher seconded, and the motion passed unanimously.

At 8:14 p.m., Councilmember Crawley made the motion to exit Executive Session. Councilmember McCormic seconded, and the motion passed unanimously.

ADJOURN

At 8:14 p.m., Councilmember McCormic made a motion to adjourn the meeting. Councilmember Crawley seconded the motion. The motion was passed unanimously.



Mayor Joe Piper
3/16/2021 (seal)
Date



Sandra Bennett, City Clerk

These minutes approved at the March 16, 2021 council meeting.

