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**PUBLIC HEARING & WORK SESSION**

**DECEMBER 3, 2020**

**6:30 P.M.**

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## **CALL TO ORDER**

Mayor Piper called the meeting to order at 6:31 p.m.

Roll Call:

Present: Mayor Piper and Council Members Lyle, McCormic, Thrasher, Venable and Crawley. Also Present: Sandra Bennett, City Clerk, Jody Campbell, City Attorney, Jerry Weitz, City Planner and Jordan McDaniel, City Public Works Director.

## **PLEDGE OF ALLEGIANCE**

Mayor Piper led the Pledge of Allegiance and thanked all Veterans, Service Members, and their families.

## **PUBLIC HEARING**

1. **R-20-01:** Mrs. Kurtz Moore Estate and Jack Rivers Stapleton Estate, property owners and applicants, by Timothy Casper of Macas Development, seek to rezone 75.52 acres (Map/Parcels ST05/029 and ST05/030) (541 and 546 Moore Drive) fronting on Moore Drive and the south side of Atlanta Highway SE from SR-1 (Suburban Residential 1) District to UR (Urban Residential) District. Proposed use: Single-family detached subdivision (197 lots/homes).

Stanton Porter, Attorney for the Moore Property, spoke that the developer has met many of the requirements placed by the City, making it one subdivision with one entrance onto Atlanta highway. They have also connected it to Jefferson Street as asked, but not to Bethlehem Road. The developer has added recreation but does not feel they should have to add a pool. Mr. ?MOORE? spoke that the City has taken pieces of his property on two different occasions for City use (sewer easements) and should not be blocking him on the sale and developing of his own property.

Mayor and Council members ask about traffic studies, school impacts, the road to Bethlehem Highway and the timeline for start and the complete ion (can't get spell check to work)

Andy Woods a resident of Statham suggests larger lots with nicer homes. He wants to see development come to Statham, but also wants to make sure the school system, infrastructure, and EMS/Fire are ready for the impact that this will place on these areas of concern.

Aderian \_\_\_\_\_ adds that Statham has not grown in the past 20 years and needs new development.

Mary Williams has major concerns with houses being so close together and how quickly a fire could spread to such a dense housing area.

Jerry Weitz speaks about the Staff Report he had submitted and the issues that are not being met that he recommended. He also explains the "future land use" map is for 2040 not 2020, noting that the schools, traffic, infrastructure, and other issues, by then would be more ready to accommodate that many homes in the area. He also explained on why he did not request a traffic study for this property, stating that due to not recommending this be approved and his thought that Council would not approve the density on his recommendation and their concern of this many houses, he did not want the developers to have wasted the money and time on a traffic study, but that the Council at any time could require one to be done.

At 7:16 p.m. Councilmember Crawley makes a motion to close the Public Hearing, Councilmember Venable seconds and the motion carries with all in favor.

## DISCUSSION ITEMS

1. **ARC Grant – Walton Group Development Project:** To discuss the future of the project located at Hwy 316/McCarty Road. This project had started in 2012 and consisted of a matching grant from the USDA, funding by the City and a match from the developer, Walton Development.

Councilmember Venable explains that the ARC Grant was supposed to be used for the lift station that would be used for the Walton Development property and the residents on or near McCarty Road. It is discussed that the Walton Group is no longer wanting to develop that property and it is for sale. Councilmember Venable would like to see the money used to a well development so that the City can be self-sufficient and will not be required to continue to purchase water from the City of Winder or Barrow County Water. Jordan McDaniel would like the money to be left for the lift station, but to look for other funding to support a water research project. Councilmember McCormic wants to investigate getting water from the Bear Creek Reservoir, which Jordan explains is Barrow County water.

2. **Memorandum of Understanding for Fire and Life Safety Inspections:** To renew the MOU with Barrow County Emergency Services for the enforcement of the state's Minimum Fire Safety Standards as set forth in O.C.G.A. 25-2-13 (A).

It is explained by Mayor Piper that in 2012 the MOU was canceled with the State of Georgia, and that Barrow County has been doing some inspections on a courtesy basis. The City at this time needs to enter a contract with Barrow County to .....

## CITIZEN INPUT: Kurt Bogenrieder- Crosswalks/street safety and neighborhood watch.

Mr. Bogenrieder speaks on many issues that he has concerns about, street line painting, lighted areas within the City, speeding on Broad Street, neighborhood watch groups and many other items that need to be of concern to the Council. 45 MINUTES OF BS!!!!!!!!!!!!

## MINUTE APPROVAL

1. November 17, 2020 Regular Meeting Minutes

Councilmember McCormic makes a motion to accept the minutes from the November 17, 2020 meeting, Councilmember Crawley seconds and the motion passes unanimously.

**EXECUTIVE 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 8:13 p.m. Councilmember Venable makes a motion to enter Executive Session, Councilmember McCormic seconds and the motion passes unanimously.

At 8:49 p.m. Councilmember McCormic makes the motion to come out of Executive Session, Councilmember Thrasher seconds and the motion passes unanimously.

## **ADJOURN**

At 8:50 p.m. the motion to adjourn is made by Councilmember Crawley and seconded by Councilmember Thrasher. The motion passes unanimously.