

**CITY OF SUGAR HILL
COUNCIL MEETING MINUTES
MONDAY, MARCH 12, 2018, 7:30 P.M.
CITY HALL COUNCIL CHAMBERS
5039 WEST BROAD STREET
SUGAR HILL, GEORGIA**

CALL TO ORDER - The meeting was called to order by Mayor Edwards at 7:30 p.m. Present were Mayor Steve Edwards, Mayor Pro Tem Curtis Northrup, Council Members Taylor Anderson, Marc Cohen, Brandon Hembree and Susie Gajewski. Also present were City Manager Paul Radford, Assistant City Manager Troy Besseche, City Clerk Jane Whittington and City Attorneys Frank Hartley and Lee Thompson.

PLEDGE OF ALLEGIANCE TO THE FLAG

INVOCATION – given by Mayor Edwards.

APPROVAL OF AGENDA – Council Member Hembree motioned to approve the agenda as submitted. Council Member Anderson seconded the motion. Approved 5-0.

APPROVAL OF MINUTES – Council Meeting February 12, 2018; Work Session February 5, 2018; Retreat, February 24, 2018 – Council Member Cohen motioned to approve the minutes as written. Council Member Gajewski seconded the motion. Approved 5-0.

AWARDS/PRESENTATIONS/PROCLAMATIONS

Arts Commission Annual Report and Presentation – Council Member Cohen explained some of the events that the Arts Commission has been working on. He introduced Craig Tilley who presented an art piece to the city called Escape Velocity. This art is part of a larger piece that is designed from lines drawn by individuals. The Mayor and Council drew lines at Sugar Rush this past fall and Escape Velocity was established from those lines.

John Lane from the Arts Commission reviewed this past year's activity and events that the commission has been involved in. He also reviewed the upcoming events and artists that will be in the Art Gallery.

REPORTS

**CITY ATTORNEY
COUNCIL
MAYOR
CITY CLERK
CITY MANAGER**

CITIZENS AND GUESTS COMMENTS – there were no comments from citizens or guests

CONSENT AGENDA

OLD BUSINESS

Public Hearing, Annexation AX-17-002, Embry Development LLC, 770 Buford Highway, Rezone to RM, 145 lots – Planning Director Awana explained that the city received an application from Embry Development, LLC to annex and rezone 32.06 acres for development of a single-family residential subdivision. The request is to rezone to RM for the 32.06 acres and OI for the .4 acres. The smaller parcel is currently owned by Development Authority of Gwinnett. The property is 770 Buford Highway, tax parcels 7256 009, 011, 126, 127 and 918 Buford Highway tax parcel 7256 154. The development will be a

residential single-family detached and attached subdivision containing 145 housing units (57 single family lots and 88 townhomes). The public hearing was opened and Mike Embry from Embry Development spoke regarding the project. There will be a second entry/exit on North Price Rd.

John Payne, 721 North Price Rd., spoke against the project. His property abuts the proposed development. His concerns were regarding a Georgia Power easement and stormwater run-off. There were no other comments so the public hearing was closed.

Council Member Anderson motioned to approve AX-17-002 with the 14 conditions outlined by staff. The City Attorney stated that the rezoning would have to be specified. Council Member Anderson restated his motion to annex and rezone tax parcel 7256 154 to Office-Institutional (OI) with no conditions and to annex and rezone tax parcels 7256009, 011, 126 & 127 to residential multi-family (RM) with the 14 conditions as outlined by staff. Mayor Pro Tem Northrup seconded the motion. Approved 5-0.

NEW BUSINESS

Public Hearing, RZ-18-001, David Dell, 211 Peachtree Industrial Blvd., rezone from BG to HM1 for auto body repair facility – Planning Director Awana explained that the city received an application from David Dell, c/o of Mitch Peevy with Millcreek Consulting, requesting to rezone 1.15 acres, parcel # 7253 081 to heavy manufacturing (HM-1). Access to this property is shared through the adjoining retail center's entry drive and parking area. Loaded tow trucks and delivery vehicles could cause wear and tear on this entry drive. Staff is recommending that the rezoning be approved with 12 conditions.

The public hearing was opened and Mitch Peevy spoke for the applicant. The business would be Classic Collision which usually revitalizes the properties they purchase. This would be a Monday – Friday 8:00 a.m. until 6:00 p.m. business. He requested that condition #4 be modified from vehicles to 25 vehicles to allow the ten parking spaces behind the fence to be utilized. He also requested that #7 be modified from the existing fence shall be replaced with decorative fencing to replace the fencing only on the front. The rest of the fence along the sides and rear remain with privacy slats installed in the chain link. He requested that the roof ventilation not be screened but rather it be like the picture that he presented tonight as an exhibit.

There were no other comments from the public so the hearing was closed. The numbering on the conditions needs to be corrected to equal 12 conditions total. Council Member Cohen motioned to approve RZ-18-001 with the following modifications to the conditions: fix numbering on the conditions to be 1-12; #4 change 15 vehicles to 25 vehicles; #7 change to read Existing chain link fencing shall be replaced with decorative fencing only along the front, the remaining fence along the sides and rear may remain with privacy slats installed; #8 utilize the roof ventilation that was illustrated tonight and do not worry about screening. Mayor Pro Tem Northrup seconded the motion. Approved 5-0.

Alcohol Ordinance Amendment, Sec. 6-300, Sec. 6-401, Issuance of Licenses to Designated Area – REQUEST TO TABLE

DDA Appointment Post #1 – Council Member Hembree explained that Nick Thompson, Post #1 resigned last week from the DDA after years of service. Nigel Grey has been serving as in a non-voting position as Secretary. Council Member Hembree nominated Nigel Grey for DDA Post #1. There were no other nominations so Mayor Edwards administered the oath.

EXECUTIVE SESSION: TO DISCUSS LEGAL, REAL ESTATE AND/OR PERSONNEL – Council Member Cohen motioned to adjourn into Executive Session. Council Member Anderson seconded the motion. Approved 5-0.

PUBLIC ACTION TAKEN OUT OF EXECUTIVE SESSION – There was no action out of Executive Session.

ADJOURNMENT – Council Member Gajewski motioned to adjourn. Council Member Cohen seconded the motion. Approved 5-0.

Steve Edwards, Mayor

Jane Whittington, City Clerk