

**CITY OF SUGAR HILL
COUNCIL MEETING MINUTES
MONDAY, SEPTEMBER 9, 2019, 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 Steve Edwards. Also present were Mayor Pro Tem Susie Walker, Council Members Taylor Anderson, Marc Cohen, Brandon Hembree, Curtis Northrup, City Manager Paul Radford, Assistant City Manager Troy Besseche, City Clerk Jane Whittington, City Attorneys Frank Hartley and Lee Thompson.

PLEDGE OF ALLEGIANCE TO THE FLAG

INVOCATION – given by Mayor Edwards

APPROVAL OF AGENDA – Council Member Cohen motioned to add a number 6 to the agenda Resolution Moratorium for Short Term Rentals. Council Member Anderson seconded the motion. Approved 5-0. Council Member Anderson motioned to approve the agenda. Mayor Pro Tem Walker seconded the motion. Approved 5-0.

APPROVAL OF MINUTES – Council Meeting August 12, 2019; Work Session August 5, 2019, Executive Session August 12, 2019; Executive Session August 5, 2019 – Council Member Hembree motioned to approve the minutes. Council Member Cohen seconded the motion. Approved 5-0.

AWARDS/PRESENTATIONS/PROCLAMATIONS

Youth Council Oath of Office – Mayor Edwards welcomed the Youth Council Members. He thanked staff and Mike Sullivan for their work with the Youth Council. Mayor administered the oath to Khushi Mehta, Mayor; Lexi Ducote, Mayor Pro Tem; Council Members Bhami Shah, Daniel Park, Bailey Coleman, Harshika Mehta, Milen Patel and Avery Tam.

REPORTS

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

CITIZENS AND GUESTS COMMENTS – Amber Chambers, 809 Whitehead Road gave recommendations on making the budget more available to the public. She recommended that the city put it out earlier and hold multiple hearings.

Lindsey Acciarito introduced herself as a candidate for State Representative District 45. She is excited about the progress and what is going on in Sugar Hill.

**CONSENT AGENDA
OLD BUSINESS**

NEW BUSINESS

PUBLIC HEARING, RZ-19-002, 720 & 730 North Price Rd., Elite Awnings, Rezone to Light Manufacturing (LM) – Planning Director Awana explained that the city received an application from 720 & 730 North Price, LLC requesting to rezone to Light Manufacturing (LM) for 1.69 acres at 720 and 730 North Price Road. Elite Awnings will be the business locating there. The Planning Commission recommended approval with two conditions. The Public Hearing was opened and Shawn Adams, Anderson Tate & Carr, explained that there are three buildings currently located on the property. Elite Awnings plans to use two of the buildings and lease one out. Fabrication of awnings will be performed onsite including welding and sewing. The product is delivered to customers for installation, and all sales are offsite. They do not plan any changes to the property. Council Member Cohen motioned to approve RZ-19-002 to rezone to LM with two conditions as outlined by staff. Council Member Anderson seconded the motion. Approved 5-0.

PUBLIC HEARING, Zoning Ordinance Amendment, Articles 3, 4, 9 & 10 – related to the manufacturing of alcoholic beverages; vape stores and tobacco stores – Planning Director Awana explained that the Planning staff has prepared policy changes to several sections of the Zoning Ordinance pertaining to the manufacture and sale of alcoholic beverages as a result of recent changes to state law as well as tobacco and vape stores to address recent market changes and policy trends. The Planning Commission recommended approval of the amendments to Article 3, 4, 9 & 10 as presented by staff. The public hearing was opened and there were no comments so the hearing was closed. Council Member Hembree motioned to approve the amendments to Article 10 as presented by staff. Council Member Anderson seconded the motion. Approved 5-0.

Article 3, 4 & 9 deal with tobacco and vape stores. The staff would like more time to work through the questions and address the changes. They are recommending a moratorium for six months on any new stores while this is being drafted and addressed. Council Member Anderson motioned to table amendments to the Zoning Ordinance, Article 3, 4 and 9 and to approve a Resolution for a six-month Moratorium on Tobacco, Vape and Cannabidiol Stores. Council Member Cohen seconded the motion. Approved 5-0.

Municipal Code Amendment, Chapter 74, Utility Right-of-Way Encroachment, & Chapter 74, Wireless Facilities and Antennas – Planning Director Awana explained that this amendment would be to the Municipal Code for utilities occupying right-of-way within the City. This was modeled after a Georgia Municipal Association sample ordinance. Mayor Pro Tem Walker motioned to approve the ordinance amendment as written. Council Member Hembree seconded the motion. Approved 5-0. Council Member Hembree motioned to approve the Ordinance to create a new article of Chapter 74 of the code to be known and designated as Wireless Facilities and Antennas. Mayor Pro Tem Walker seconded the motion. Approved 5-0.

Council Member Hembree motioned to approve an Ordinance to adopt municipal code amendments incorporating provisions regulating utility encroachments on city owned right-of-way as well as specific regulations for small wireless facilities. Council Member Cohen seconded the motion. Approved 5-0.

Easement Request Gwinnett Department of Water Resources – Assistant City Manager Besseche explained that the City received a request from the County for an easement to service the new American Legion Post 127. The easement will not interfere with the city's plans for the parcel. Staff will coordinate with the county to provide for the restoration of the area once construction is complete. Council Member Northrup motioned to approve and authorize the Mayor to sign the required easement at 6170 Suwanee Dam Rd. for the purpose of providing upgraded water service to the new American Legion adjacent to the city's property. Council Member Anderson seconded the motion. Approved 5-0.

IGA Gwinnett County Sugar Hill Greenway Project at Gwinnett EER Parks – Assistant City Manager Explained that a portion of the Sugar Hill Greenway will go through the county’s park system. Gwinnett County has requested an agreement to authorize the construction, maintenance and operation of the greenway. Council Member Hembree motioned to approve and authorize the Mayor to sign the required agreement with Gwinnett County addressing the construction, maintenance and operation of the greenway trail through two county parks in Sugar Hill. Council Member Cohen seconded the motion. Approved 5-0.

Resolution for a Moratorium on Short Term Rentals – the City is not in a position to deal with the effect on the community for Air BNB’s or other short-term rentals, so they are requesting a six-month moratorium on issuing new licenses. The staff will come back with recommendations on what regulations to put in place. Council Member Cohen motioned to approve the Resolution for a Moratorium on Short Term Rentals. Council Member Northrup seconded the motion. Approved 5-0.

EXECUTIVE SESSION: TO DISCUSS LEGAL, REAL ESTATE AND/OR PERSONNEL – Council Member Anderson motioned to enter Executive Session. Mayor Pro Tem Walker seconded the motion. Approved 5-0.

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

ADJOURNMENT – Mayor Pro Tem Walker motioned to adjourn. Council Member Anderson seconded the motion. Approved 5-0.

Steve Edwards, Mayor

Jane Whittington, City Clerk