

**COUNCIL MEETING MEETINGS
CITY OF SUGAR HILL
5039 WEST BROAD STREET
SUGAR HILL, GEORGIA
MONDAY, OCTOBER 11, 2021, 7:30 P.M.**

CALL TO ORDER – Mayor Edwards called the meeting to order. Present were Mayor Steve Edwards, Mayor Pro Tem Taylor Anderson, Council Member Nic Greene and Council Member Marc Cohen. Also present were City Manager Paul Radford, Assistant City Manager Troy Besseche, City Clerk Jane Whittington and City Attorney Frank Hartley.

PLEDGE OF ALLEGIANCE TO THE FLAG

INVOCATION – given by Mayor Edwards.

APPROVAL OF AGENDA – Mayor Pro Tem Anderson motioned to approve the Agenda as submitted. Council Member Greene seconded the motion. Approved 3-0.

APPROVAL OF MINUTES – Council Meeting & Executive Session September 13, 2021; Work Session & Executive Session September 7, 2021- Council Member Cohen motioned to approve the minutes as written. Mayor Pro Tem Anderson seconded the motion. Approved 3-0.

AWARDS/PRESENTATIONS/PROCLAMATIONS

REPORTS

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

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

CONSENT AGENDA

OLD BUSINESS

NEW BUSINESS

Public Hearing, AX-21-003, Level Creek Rd., Thomas and Hutton, request to annex 6.26 acres off Level Creek Rd. to build 5 homes - Planning Director Awana explained the application. The public hearing was opened and the applicant stated they were fine with the three conditions. There were no other comments so the hearing was closed. Council Member Cohen motioned to approve AX-21-003 with the three staff conditions annexing the 6.26 acres on Level Creek Rd. to RS-100 zoning to build five houses. Mayor Pro Tem Anderson seconded the motion. Approved 3-0.

Public Hearing, SUP-21-002, Microblading Artistry, LLC, Magnolia Office Park, 1400 Buford Hwy, Suite J1, requesting a special use permit for microblading facility – Planning Director Awana explained the application. This is a special use permit application to allow microblading in the Magnolia Office Park, Suite J-1. The public hearing will be combined with

ZOA-21-003. The Planning Commission recommended approval with conditions. The public hearing was opened and there were no comments so the hearing was closed. Mayor Pro Tem Anderson motioned to approve SUP-21-002 with the three staff conditions. Council Member Greene seconded the motion. Approved 3-0.

Public Hearing, ZOA 21-003 Zoning Ordinance Amendment Microblading – The public hearing was opened and there were no comments so the hearing was closed. Council Member Cohen motioned to approve Zoning Ordinance amendment as presented. Mayor Pro Tem Anderson seconded the motion. Approved 3-0.

RZ-21-006, NGI Acquisitions, LLC, c/o Mahaffey Pickens Tucker, LLP, Nelson Brogdon Blvd. & Stanley St., 29.2 acres, rezone from AF/RS-100/RS-100/RS-150, OI/LM/TCO to BG/TCO/CBD/SUP for a mixed-use development with Multi-family residential, single-family attached residential (townhomes), commercial (including drive-through) and office) – Planning Director Awana explained that NGI acquisitions c/o Mahaffey Pickens Tucker LLP is requesting to change the zoning from AF Agricultural-Forest RS-150, OI, and LM to BG General Business with a Special Use Permit (SUP) to allow restaurants with drive-through service windows. The applicant also requested to remain within the Town Center Overlay and expand the Central Business District overlay to include the subject property for the development of a mixed-use project with multi-family residential (269) single-family attached residential (20 for rent townhomes) commercial (including drive-through) and office. The public hearing was opened and Shane Latham of Mahaffey Pickens Tucker spoke for the applicant. There were no other comments so the hearing was closed. Mayor Pro Tem Anderson motioned to approve RZ-21-005 rezoning as requested with the seven staff conditions. Council Member Greene seconded the motion. Approved 3-0.

Public Hearing, RZ-21-007, Joe Alcock McMillan Pazdan Smith Architecture, 1450 Peachtree Industrial Blvd., 16.282 acres, rezone from AF/RS-100/LM/HM-1/TCO to BG/CBD for mixed use development multi-family residential, single-family attached residential (townhomes) & commercial – Planning Director Awana explained that this is currently the Honda Parts Connection salvage yard. The request is to re-develop with a variety of housing. This project will come back for design review. The common areas will be open for other people of the community. The greenway will run through it. They plan to have food trucks and lawn bowling. The main road through the project will run from Hillcrest Dr. to Peachtree Industrial Blvd. This will make access to Peachtree Industrial Blvd without having to go to Highway 20 and around. The public hearing was opened and Chuck Young with Prestwyck Company explained they want to turn a salvage yard into a useful property. They would develop multi-family 154 units, two-family attached residential 21 single bedroom and 21 three bedroom rowhouse units, 104 for rent townhomes and commercial use. Anastasia Kostrovina of McMillan Pazden Smith Architecture explained the roads and the lay-out of the project. There were no other comments so the public hearing was closed. Mayor Pro Tem Anderson motioned to approve RZ-21-007 with the five staff conditions as presented, rezoning to BG expand the Central Business District within the Town Center Overlay. Council Member Cohen seconded the motion. Approved 3-0.

Applicant Request to Table VAR-21-001, Jason Franks, The Sign Brothers, Sign variance for freestanding ground signs – Council Member Cohen motioned to table this item. Council Member Greene seconded the motion. Approved 3-0.

Code Amendment, Chapter 2, City Marshal – Council Member Cohen explained that the city has decided to activate the Marshals office which has been in the Sugar Hill code for many years.

He turned it over to the City Manager to explain. Paul Radford, City Manager explained that the city will have a Marshal's department that will report to the City Manager. This will give the City a public safety presence. They will not issue traffic citations but will rather have a city-wide patrol and will work with recreation and the other departments for public safety concerns. They should be fully staffed within six-months and this will eliminate the need for the additional security company. Diane King accepted the position of Chief Marshal and started employment on October 4th. Council Member Cohen will be the staff liaison for public safety. Council Member Cohen motioned to approve the Code Amendment to Chapter 2, City Marshal. Council Member Greene seconded the motion. Approved 3-0.

EXECUTIVE SESSION: TO DISCUSS LEGAL, REAL ESTATE AND/OR PERSONNEL

– Council Member Cohen motioned to enter Executive Session. Mayor Pro Tem Anderson seconded the motion. Approved 3-0.

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

ADJOURNMENT – Council Member Cohen motioned to adjourn. Mayor Pro Tem Anderson seconded the motion. Approved 3-0.

Steve Edwards, Mayor

Jane Whittington, City Clerk