

**COUNCIL MEETING MINUTES
CITY OF SUGAR HILL
COUNCIL CHAMBERS
5039 WEST BROAD STREET
SUGAR HILL, GEORGIA
MONDAY, JULY 11, 2022, 7:30 P.M.**

CALL TO ORDER – Call to order at 7:30 p.m. Present were Mayor Brandon Hembree, Mayor Pro Tem Taylor Anderson, Council Members Marc Cohen, Alvin Hicks, Jenn Thatcher, City Manager Paul Radford, Assistant City Manager Troy Besseche, City Clerk Jane Whittington, and City Attorney Frank Hartley. Council Member Mason Roszel was not present.

PLEDGE OF ALLEGIANCE TO THE FLAG

INVOCATION – given by Council Member Thatcher.

APPROVAL OF AGENDA – Council Member Hicks motioned to approve the agenda as submitted. Council Member Cohen seconded the motion. Approved 4-0.

APPROVAL OF MINUTES – Regular Meeting & Executive Session June 13, 2022; Work Session & Executive Session June 6, 2022 – Council Member Thatcher motioned to approve the minutes as written. Mayor Pro Tem Anderson seconded the motion. Approved 4-0.

AWARDS/PRESENTATIONS/PROCLAMATIONS

REPORTS

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

CITIZENS AND GUESTS COMMENTS

Gary Pirkle, 5440 Silk Oak Way, spoke regarding development when he served on the council and the development now. This is a single-family community and the reason why people moved here.

Mary Ann Wood, 1001 Old Cumming Rd., spoke regarding the family-owned property that they are selling for the proposed RZ-22-002. Her family owned the property for many years.

Andrew Schultz, 5350 Windswept Trace, talked about the carbon that trees cut down omit. He also talked about the effect developments have on the environment.

Bobby Reese, 5380 Windswept Trace, stated that he was not against people selling their land, but land use and overdevelopment is important. Overbuilding can cause higher taxes, traffic and crime.

Leo Grisko, 1005 Garner Springs Ln. stated he is not against selling property but requested more residential houses not townhomes.

CONSENT AGENDA

OLD BUSINESS

RZ-22-002, SDH Atlanta, LLC, c/o Mahaffey, Pickens Tucker LLP, Nelson Brogdon Blvd at Old Cumming Rd., 10.1 acres in the TCO, Rezone from RS-150/RS-100/OI to R36 (public hearing was held 6-13) – Planning Director

Awana explained the new site plan. The townhomes were shifted to protect the orchid plantings. The Planning Commission recommended conditional approval. Staff is recommending approval with the original six conditions modifying condition #5 to a 25' undisturbed buffer and add a new condition #7 with a four-part engineering study. There were no questions from Council and Mayor Pro Tem Anderson motioned to table RZ-22-002. Council Member Hicks seconded the motion. Approved 4-0.

DRB-TCO-22-002, SDH Atlanta, LLC c/o Mahaffey, Pickens Tucker LLP, 10.1 acres at Nelson Brogdon Blvd. and Old Cumming Rd. request design review approval for single-family attached townhomes (public hearing was held 6-13) – Staff recommended conditional approval. Mayor Pro Tem Anderson motioned to table DRB-TCO-22-002. Council Member Cohen seconded the motion. Approved 4-0.

Zoning Ordinance Amendment, Massage Establishments (public hearing was held 6-13) – Planning Director explained that a special use permit will be required and the total will be seven massage establishments within the city. Council Member Cohen motioned to approve the zoning ordinance amendment for massage establishments. Council Member Thatcher seconded the motion. Approved 4-0.

Municipal Code Amendment, Massage Establishments – Planning Director Awana explained that these amendments were necessary to bring the code in compliance with state law. Council Member Thatcher motioned to approve the municipal code amendment for massage establishments. Council Member Cohen seconded the motion. Approved 4-0.

NEW BUSINESS

Public Hearing, DRB-TCO-22-003, Peach State Family Homes, East Broad St., one acre in the Town Center Overlay District, design review approval for a single-family detached residence – Planning Director Awana stated that the public hearing will be combined with DRB-TCO-22-004. The application is for single-family detached homes on one acre. He displayed exhibits of what the homes would look like. The public hearing was opened and the applicant representing Peach State Family Homes explained that they built several homes of this type. No one spoke in opposition so the hearing was closed. Council Member Hicks motioned to approve DRB-TCO-22-003 with the one condition presented by staff. Council Member Thatcher seconded the motion. Approved 4-0.

Public Hearing, DRB-TCO-22-004, Peach State Family Homes, East Broad St., one acre in the Town Center Overlay District, design review for a single-family detached residence – Public Hearing combined. Council Member Thatcher motioned to approve DRB-TCO-22-004 with the condition presented by staff. Council Member Hicks seconded the motion. Approved 4-0.

Resolution to Adopt Georgia Department of Transportation Procurement Policies and Procedures for engineering and design related services when using Federal Aid Highway Program funds – Planning Director Awana explained that the city has been awarded Federal Aid Highway Program funds (FAHP) for preliminary engineering toward implementation of the Sugar Hill Greenway Extension Livable Centers Initiative (LCI) plan. The city can prepare its own procurement policy or adopt the GDOT Procurement Policy which covers the procurement, management and administration of engineering and design related consultants on federally funded transportation projects. Council Member Cohen motioned to adopt the Georgia Department of Transportation Procurement Policies and Procedures and authorize the Mayor to sign any necessary documents. Mayor Pro Tem Anderson seconded the motion. Approved 4-0.

Ratify SPLOST IGA Amendment – the City Manager explained that the proposed SPLOST if approved will begin April 1, 2023. The city is projected to receive \$34,672,912. The Council vote tonight will ratify the amended project list. Council Member Hicks motioned to ratify the amended Intergovernmental Agreement for Use and Distribution of the 2022 SPLOST referendum. Council Member Cohen seconded the motion. Approved 4-0.

EXECUTIVE SESSION: TO DISCUSS LEGAL, REAL ESTATE AND/OR PERSONNEL – Council Member Thatcher motioned to enter Executive Session for legal, real estate and personnel. Council Member Cohen seconded the motion. Approved 4-0.

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

ADJOURNMENT – Council Member Cohen motioned to adjourn. Council Member Thatcher seconded the motion.
Approved 4-0.

Brandon Hembree, Mayor

Jane Whittington, City Clerk