

**COUNCIL MEETING MINUTES
CITY OF SUGAR HILL
5039 WEST BROAD STREET
SUGAR HILL, GEORGIA
MONDAY, FEBRUARY 9, 2026, 7:30 P.M.**

CALL TO ORDER - by Mayor Hembree. Present were Mayor Brandon Hembree, Mayor Pro Tem Josh Page, Council Members Meg Avery, Alvin Hicks, Gary Pirkle and Samantha Piovesan. 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 Hembree.

APPROVAL OF AGENDA – Council Member Hicks motioned to approve the agenda. Council Member Avery seconded the motion. Approved 5-0.

APPROVAL OF MINUTES – Council Meeting & Executive Session January 12, 2026 – Council Member Pirkle motioned to approve the minutes. Council Member Piovesan seconded the motion. Approved 5-0.

AWARDS/PRESENTATIONS/PROCLAMATIONS

REPORTS

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

CITIZENS AND GUESTS COMMENTS

Stephanie Upton, 196 Line Street, requested that the city look at the streets and stormwater before considering RZ-25-007. John Mark Griffin, 176 Line Street, expressed concerns regarding traffic safety and stormwater. Kathy Gravitt, 150 Line Street, concerned about road width and conditions.

CONSENT AGENDA

Mayor Hembree requested that the City Manager summarize these line items. Both items were explained at the February 2, 2026 Work Session.

Ratify the Emergency Purchase of Telescoping Boom Lift Vehicle & Budget Amendment – City Manager

CityView Software Contract Approval – City Manager

Council Member Hicks motioned to approve the two Consent Agenda items. Council Member Page seconded the motion. Approved 5-0.

OLD BUSINESS

RZ-25-007, 4832 White St., Rezone from MH to R36 (3 units) side setback variance (public hearing held 11-10-25) – the Planning Director explained that this item was on the agenda in November and was tabled. Staff is recommending approval with four conditions and a variance on the side setbacks. The Council discussed road width, condition of the pavement and stormwater with staff. Staff recommended making Border Street one way to eliminate trying to fit two cars on the road at the same time. Council Member Avery requested that the city slow down and look at these issues before approving housing. Council Member Page suggested trusting staff to complete what they need to do for this area. Council Member Avery motioned to deny RZ-25-007. Council Member Pirkle seconded the motion. The motion to deny was not approved by a vote of 2-3 with Council Member Avery and Pirkle voting for the denial and Council Members Hicks, Page and Piovesan voting against the denial.

Council Member Page motioned to approve RZ-25-007 to rezone 4832 White Street from MH to R36 with the four staff conditions presented tonight adding a fifth condition to make Border Street one way and to have staff look at using CDBG or SPLOST funds for road repaving. Council Member Hicks seconded the motion. Approved 3-2 with Council Members Hicks, Page and Piovesan voting for the approval and Council Member Avery and Pirkle voting against.

NEW BUSINESS

Downtown Development Authority appointments – Council Member Page nominated Jacqui Branch for the unexpired term of Post #7, Mason Roszel for Post #2 and Allen Jorgensen for Post #3. Mayor Hembree asked that Council vote for each post separately.

Post #2 Mason Roszel there were no other nominations for Post #2 so Mason Roszel will serve in that post.

Post #3 Allen Jorgensen, Council Member Avery nominated Council Member Pirkle to have a council liaison on the DDA. Mayor Hembree asked for the vote for Allen Jorgensen and the vote was three members for (Council Member Hicks, Page and Piovesan) so Allen Jorgensen will serve in that post.

Post #7 Jacqui Branch, there were no other nominations so the Mayor administered the Oath to Ms. Branch.

Public Hearing, DRB-CBD 26-001 Roosevelt Commons, 1181 Level Creek Rd. & 4939 Roosevelt Circle – Planning Director Newell explained that this project contains twenty-five detached craftsman style homes. The elevations were presented. He thanked Logan Witter for his role on this project. Staff recommended approval of the site plan and buildings in material and architectural detail with five conditions. Council Member Avery had questions regarding the parking for some of the units and the square footage. The public hearing was opened and there were no comments so the hearing was closed. Council Member Page motioned to approve CBD Design Review 26-001 for the Roosevelt Commons community. Council Member Piovesan seconded the motion. Approved 3-2 with Council Members Hicks, Page and Piovesan voting for the motion and Council Members Avery and Pirkle voting against.

MCA 26-001, Property Maintenance and Enforcement: Ordinance to Amend Chapter 14 of the Code of the City of Sugar Hill, Georgia, to Revise Property Maintenance Standards, Enforcement Procedures, and Compliance

Deadlines – the Planning Director explained that the code would allow more appropriate enforcement methods. It changes the maximum vegetation height from 18” to 12”. The code enforcement officer will be allowed to give the home owner a grace period or deferrals to correct the issue. Council Member Pirkle requested a maximum number of deferrals to three or five. Council Member Pirkle motioned to approve MCA 26-001 with the addition that staff deferrals cannot exceed five. Council Member Piovesan seconded the motion. Approved 5-0.

EXECUTIVE SESSION: TO DISCUSS LEGAL, REAL ESTATE AND/OR PERSONNEL – Council Member Hicks motioned to enter Executive Session for one personnel matter. Council Member Piovesan seconded the motion. Approved 5-0.

PUBLIC ACTION TAKEN OUT OF EXECUTIVE SESSION – the meeting was reconvened and Council Member Piovesan motioned to approve that Baggett and Hartley be approved as the City Attorney for the city effective February 14, 2026. Council Member Page seconded the motion. Approved 4-1 with Council Member Pirkle voting against.

ADJOURNMENT – Council Member Hicks motioned to adjourn. Council Member Avery seconded the motion. Approved 5-0.

Brandon Hembree, Mayor

Jane Whittington, City Clerk