MINUTES

JANUARY 3, 2022

CITY OF SENOIA

MEETING OF MAYOR AND COUNCIL

505 HOWARD ROAD

6:00 PM WORK SESSION

7:00 PM REGULAR COUNCIL MEETING

**WORK SESSION**

**DISCUSSION**

1. Georgia Municipal Employee Benefit Retirement Fund

City Manager, Harold Simmons presented and proposed to raise the City funded retirement/pension plan to 2.5%. If the move to 2.5% is approved, the monthly cost to the City will be raised from approximately $10,000 to $21,000. Councilperson Reeder suggested potentially raising to 2.0% and the City to potentially make a matching contribution to the current 457B plan in the future. Council agreed with raising the rate to 2.0% with the possibility of raising to 2.5% in the future.

1. 2022 Fee Schedule- Filming Fee

City Manager, Harold Simmons proposed changes to the city fee schedule by raising the pricing of city rental buildings as well as proposing new filing permit fees, and by raising various other fees such as meter, irrigation, backflow fees, etc. Council discussed the possibility of limiting the number of 5K’s within the city and no additional fees for event permits for 5k’s as most are charitable events. Council agreed with the new fee schedule with the exception of not raising the rental rates of the city facilities.

1. R25 Text Amendment

Community Development Director, Dina Rimi proposed various updates to the R25C Zoning as follows:

 R-25C.

(a) *Development standards*: (1) Open space—25 percent, dedicated to the homeowners' association; 10 percent must be able to be able to be built on; (2) Maximum  lot area—2.5 dwellings per acre; (3) Minimum lot width at building line—60 feet; (4) Yard setbacks: a. From all streets—20 feet; b. Side yard setbacks—7.5 feet; c. Rear yard setbacks—20 feet; (5) Maximum height of structures—35 feet; (6) Minimum square footage of principal structure—1,200 square feet;

(b) *Architectural reference*: (1) *Building materials*. a. For principal structures, allowable building materials (not including trim/accent) along the front and side facades are limited to the following: (i) Brick; (ii) Brick veneer; (iii) Stone; (iv) Architectural precast concrete; and (v) Natural wood and/or cement-based wood siding. b. There shall be no more than two building materials used (not including trim/accent materials).

**COUNCIL MEETING**

**FULL COUNCIL PRESENT**

1. **WELCOME VISITORS/CALL TO ORDER**

Mayor Pearman declared this to be an open meeting duly convened under the Open Meetings Law after receiving confirmation from the City Clerk that all legal requirements were met. The Oath of Office was administered to newly elected Councilperson, Matthew Foust by Judge Sharon Pierce. Mayor Dub Pearman appointed Councilperson Tracy Brady as Mayor ProTem. Finally, Mayor Pearman appointed Ashley Jagt to the DDA.

1. **PUBLIC HEARING**
2. Variance-Habitat Humanity-Presented by Development Director, Dina Rimi

Variance request withdrawn. No action taken.

1. Adopting Updated Zoning Map

Updates to the zoning map were approved in 2021. Community Development Director, Dina Rimi will move forward with the map update. Motion to approve changes to the zoning map made by Councilperson Grover & 2nd by Councilperson Brady. Motion passed unanimously.

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Motion to approve changes to R25C made by Councilperson Dale Reeder & 2nd by Councilperson Foust. Motion passed unanimously.

1. **APPROVAL OF DECEMBER 17, 2021, CITY COUNCIL MEETING MINUTES**

Councilperson Grover made motion to approve the December 17, 2021, City Council meeting minutes as presented & was 2nd by Councilperson Reeder. Motion carried with 3 votes in favor and two members abstaining.

1. **CLAIMS AGAINST THE CITY-**None
2. **NEW BUSINESS**
3. Resolution 22-01 Appointment of City Personnel

Presented by City Manager Harold Simmons. Appointments of City Personnel made. No comments from council. No comments from the public. Motion was made by Mayor Pearman and 2nd by Councilperson Tracy Brady. Motion carried unanimously.

1. Resolution 22-02 Appointment of City Commissions

Presented by City Manager Harold Simmons. Commission Appointments made. No comments from council. No comments from the public. Motion made by Mayor Pearman to accept the commission appointments and 2nd by Councilman Grover. Motion carried unanimously.

1. Resolution 22-03 Acceptance of 2022 Fee Schedule

Presented by City Manager Harold Simmons. 2022 Fee schedule discussed and accepted. Council reiterated no change in the rental fee for the city rental facilities. No comments from the public. Motion made by Mayor Pearman to accept the 2022 fee schedule and 2nd by Councilperson Grover. Motion carried unanimously.

1. Resolution 22-04 Procurement Policy

Presented by City Manager Harold Simmons. No comments from council. No comments from public. Motion for approval made by Councilperson Grover and 2nd by Councilperson Foust. Motion passed unanimously.

1. Resolution 22-05 LCI funding

Presented by City Manager Harold Simmons. No comments from council. No comments from public. Motion to approve applying for LCI funding made by Mayor Pearman and 2nd by Councilperson Brady. Motion passed unanimously.

1. Georgia Municipal Employee Benefit Retirement Fund

Presented by City Manager Harold Simmons. No comments from council. No comments from public. Motion to approve raising the city funded pension from 1.5% to 2.0% made by Mayor Pearman and 2nd by Councilperson Grover. Motion passed unanimously.

1. Chapter 10 ANIMALS- Sec. 10-6 Animal waste

Presented by City Manager Harold Simmons. No comments from council. No comments from public. Motion to approve Ordinance update of Chapter 10 Animals-Sec. 10-6 Animal Waste made by Councilperson Grover and 2nd by Mayor Pearman Brady. Motion passed unanimously.

1. 2nd Reading of Alcohol Ordinance-City Manager

Presented by City Manager Harold Simmons. Councilperson Grover asked City Attorney Drew Whalen the definition of “Church”. Attorney Whalen stated that state law is not clear on defining “Church”. Councilperson Grover further asked why there was a requirement of at least $5,000 square feet, to which no explanation was given. No comments from public. Motion to approve 2nd reading of ordinance 21-17 approving package stores made by Councilperson Reeder and 2nd by Councilperson Brady. Motion passed unanimously.

1. Executive Session-Property Purchase

Motion to Adjourn Regular Session and to enter Executive Session made by Councilperson Grover and 2nd by Councilperson Brady.

Unanimous motion to re-enter Regular Session made by Mayor Pearman.

1. **ANNOUNCEMENTS**

Mayor addressed those in attendance stating the state of the City is fiscally sound and managed responsibly.

1. MLK Day-Closed January 17th
2. Special Called Meeting 5:00PM January 13th
3. Planning Commission Workshop Training
4. **ADJOURN**

No appearances from the floor. Motion to adjourn made by Mayor Dub Pearman and 2nd by Councilperson Grover. Motion carried with all in favor.

Respectfully submitted,

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William W. Pearman, III Mayor D. Lynn Carter, City Clerk