

MONTICELLO CITY COUNCIL
REGULAR MEETING
September 14, 2021
MINUTES
6:00 P.M.

Members Present – Mayor Bryan Standifer, Councilmembers David Wease, Cynthia Miller, Jennifer Murphy, and Larry Thurman were present.

Staff Present – City Manager Angela Redding and City Clerk Karen Pennamon were present.

Media Present – Kathy Mudd - The Monticello News

Called Session – Mayor Bryan Standifer called the meeting to order. The Invocation was given by Councilmember Wease, followed by the Pledge of Allegiance. City Clerk Karen Pennamon called the roll.

Agenda Approval – City Manager Angela Redding requested to remove agenda item #1 – Employee Recognition – Monte Roper to the next month’s agenda. Motion by Councilmember Wease to approve the amended agenda, seconded by Councilmember Murphy. The motion passed 3-0, and Councilmember Thurman was not in the Council Chamber to vote.

Citizen Comments:

Gail Harrell – stated an anonymous donor purchased founding/historical documents for the City of Monticello and she has contacted Congressman Hice’s office concerning the dedication of the documents. Clean up Monticello is Saturday, September 25, 2021, at 8:30 a.m. and volunteers will meet in the City Square. Mrs. Harrell praised Waymon Cody and the Public Works employees for putting up no littering signs. She noted she has received positive comments from the community concerning code enforcement and thanked Kim Graham, the City Code Enforcement Officer for doing a great job. Mrs. Harrell invited everyone to a meet and greet on the Square on October 2, 2021, from 11:00 a.m. until 1:00 p.m.

David Thompson – stated he would like to thank the person that removed trees on the right of way at Highway 83 South and Church Street.

Stephanie Puckett – stated discussed AT&T underground phone lines on Venture Court and building permits. She noted she did not agree that City employees deserve money for Agenda Item #6 – Premium Pay.

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Adam McGinnis – stated he has met with the Northeast Regional Commission (NEGRC) to work on a traffic plan for the City Square.

Chamber of Commerce – Mandi Tanner, Executive Director – stated this has been the best year for the Market on the Square. Local Ladies Night Out is September 16, 2021, from 5:00 -7:00 p.m. She stated Netflix movies has obtained a film permit and will be filing in Monticello for ten days. The film company is looking for extras. The Chamber of Commerce will host a golf tournament on October 6, 2021, at Hunter Pope Country Club.

Downtown Development Authority – Updates on Downtown Development Authority Events were included in the Agenda Packet

Historic Preservation Commission – David Thompson, Chairman, stated he attended an online seminar on historic preservation on August 25, 2021. The Historic Preservation Commission received \$825.00 from the Watson Brown Grant for the Old Methodist Church Cemetery project. Mr. Thompson stated Tom Shekita has resigned from the Historic Preservation Commission as of September 7, 2021. The Historic Preservation Commission has issued Certificates of Appropriateness for 210 W. Greene Street to replace an awning at the gas pump and 552 Forsyth Street for a gas station.

Approval of Minutes – Councilmember Murphy made a motion to approve the following minutes: Regular Meeting of Mayor and Council – August 10, 2021, and Special Called Meeting of Mayor and Council – August 16, 2021, seconded by Councilmember Thurman. Voting for the motion was unanimous.

Public Hearing to consider the following Planning and Zoning Commission recommendations:

Application 2021Z-004 - Lower Harmony Properties, LLC as applicant/owner** requests a zoning map amendment for .90 acres on W. Washington Street & Honeysuckle Road from CC Community Commercial District to CH Highway Commercial District. This tract is shown as tax map M04 184.

Application 2021Z-005 - Lower Harmony Properties, LLC as applicant/owner** requests a zoning map amendment for .53 acres on Honeysuckle Road from CC Community Commercial District to CH Highway Commercial District. This tract is shown as tax map M04 182A.

Application 2021CU-003 – Lower Harmony Properties, LLC as applicant/owner** requests a conditional use on W. Washington Street for a restaurant with a drive-through service window in the CC Community Commercial District. This tract is shown on tax map M04 183.

Application 2021CU-004 – SAM Retail Ent, LLC., applicant for KPGC Properties, LLC.** requests a conditional use at 552 Forsyth Street for a Gasoline Service Station in the CC Community Commercial District. This tract is shown on tax map M05A 064.

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Application 2021V-001 - Adam McGinnis, as the applicant for McGinnis Family Trust,** requests a side yard setback variance for a proposed two-story residential building on Kelly Lane. This tract is shown on tax map M03 036.

Application 2021V-002 - Jennifer McVey, as applicant/owner,** requests a rear yard setback variance for a garage at 243 Froebel Street. This tract is shown on tax map M05A 108.

Mayor Bryan Standifer called the Public Hearing Session closed at 6:45 p.m.

Mayor and Council considered the following Planning and Zoning Commission recommendations:

Application 2021Z-004 - Lower Harmony Properties, LLC as applicant/owner** requests a zoning map amendment for .90 acres on W. Washington Street & Honeysuckle Road from CC Community Commercial District to CH Highway Commercial District. This tract is shown as tax map M04 184. **No one spoke in opposition to this request. Motion by Councilmember Thurman to approve the zoning map amendment from CC Community Commercial District to CH Highway Commercial District, seconded by Councilmember Murphy. Voting for the motion was unanimous.**

Application 2021Z-005 - Lower Harmony Properties, LLC as applicant/owner** requests a zoning map amendment for .53 acres on Honeysuckle Road from CC Community Commercial District to CH Highway Commercial District. This tract is shown as tax map M04 182A. **No one spoke in opposition to this request. Motion by Councilmember Murphy to approve the zoning map amendment from CC Community Commercial District to CH Highway Commercial District on tax map M04 182A, seconded by Councilmember Wease. Voting for the motion was unanimous.**

Application 2021CU-003 – Lower Harmony Properties, LLC as applicant/owner** requests a conditional use on W. Washington Street for a restaurant with a drive-through service window in the CC Community Commercial District. This tract is shown on tax map M04 183. **No one spoke in opposition to this request. Motion by Councilmember Murphy to approve the conditional use for a restaurant with a drive-through service window on tax map M04 183, seconded by Councilmember Thurman. Voting for the motion was unanimous.**

Application 2021CU-004 – SAM Retail Ent, LLC., applicant for KPGC Properties, LLC.** requests a conditional use at 552 Forsyth Street for a Gasoline Service Station in the CC Community Commercial District. This tract is shown on tax map M05A 064. **No one spoke in opposition to this request. Motion by Councilmember Wease to approve the conditional use for a Gasoline Service Station at 552 Forsyth Street, seconded by Councilmember Murphy. Voting for the motion was unanimous.**

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Application 2021V-001 - Adam McGinnis, as the applicant for McGinnis Family Trust,** requests a side yard setback variance for a proposed two-story residential building on Kelly Lane. This tract is shown on tax map M03 036. **No one spoke in opposition to this request. Motion by Councilmember Wease to approve the 15-foot side yard setback variance, being 15 feet from the side property line for a two-story residential building on Kelly Lane, tax map M03 036, seconded by Councilmember Murphy. Voting for the motion was unanimous.**

Application 2021V-002 - Jennifer McVey, as applicant/owner,** requests a rear yard setback variance for a garage at 243 Frobel Street. This tract is shown on tax map M05A 108. **No one spoke in opposition to this request. Motion by Councilmember Wease to approve the 20-foot rear yard setback variance, being 10 feet from the rear yard property line for a garage at 243 Frobel Street, seconded by Councilmember Thurman. Voting for the motion was unanimous.**

Agenda Items:

1. Employee Recognition – moved to next month’s agenda.
2. Consider Resolution for Georgia Cities Week, October 3-9, 2021

Background and Summary

Georgia Cities Week is an opportunity for cities to share information about the valuable services cities provide to residents, including an inside look at city operations and how cities positively impact their quality of life. It is also an opportunity to celebrate community achievements and recognize volunteers and city employees.

Motion by Councilmember Wease to approve the Resolution for Georgia Cities Week, October 3-9, 2021, seconded by Councilmember Thurman. Voting for the motion was unanimous.

3. Consider Resolution to Authorize Signatories for the City Bank Accounts

Background and Summary

The Resolution identifies the officers of the city authorized to sign checks or drafts. Two signatures are required on each check or draft of the city.

Motion by Councilmember Murphy to add Councilmember Larry Thurman to the authorized signature cards on accounts payable checks, seconded by Councilmember Wease. Voting for the motion was unanimous.

4. Update on Trees on the Square – Councilmember David Wease stated his estimate for the tree removal, fix pavers, and refurbishing the trees is \$7,500.00. Motion by

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Councilmember Thurman for approval of \$8,000.00 for the sidewalk project, seconded by Councilmember Murphy. Voting for the motion was unanimous.

5. Discussion of Electronic Devices for Mayor and Council – Mayor Standifer **Motion by Councilmember Murphy to approve for Councilmembers to retain their city issued cellphone but terminate the cell phone service for Mayor and Council at the end of their service with the City of Monticello, seconded by Councilmember Miller. Voting for the motion was unanimous.**
6. Discussion of Premium Pay for Essential City Employees - **TABLED**

Background and Summary

The city received funds from the American Rescue Plan Act (ARPA). Under the United States Department of Treasury guidelines, Employee Premium Pay is an acceptable use of the funds. The item is to discuss premium pay for essential employees. If approved, the Ordinance will appear on the October agenda.

7. Consider Value for Church Street Road Abandonment - **TABLED**
8. Consider a Resolution to amend the 2021-2022 Operating Budget to include 2019 and 2020 Local Maintenance and Improvement Grant (LMIG) funds.

Background and Summary

This agenda item is to amend the budget to include 2019 and 2020 LMIG funds in the amount of \$38,943.45 and \$42,655.01 respectively.

Motion made by Councilmember Wease to approve the resolution, seconded by Councilmember Murphy. Voting for the motion was unanimous.

9. Discussion – Request to make Tanyard a One-Way Street

City Manager Redding stated several residents have damaged their tires after making a soft turn onto Tanyard Street from College Street and hitting a drain. She stated that Street Superintendent Waymon Cody met with Georgia Department of Transportation (GDOT) officials to discuss the situation. The GDOT officials said they had lowered the drain twice and have gotten it as low as they feasibly can. They recommended making Tanyard Street a one-way street. City Manager Redding noted a resident has also requested that Tanyard Street be a one-way street. Councilmember Wease stated the City Council considers it driver's errors when they turn into the drain. City Manager Redding noted reflective tape has been placed in that area. She said several residents have damaged their tires and requesting the City of Monticello pay the expenses even though they are driving off the roadway to make the turn. Councilmember Wease stated the previous City

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Council decided that the City of Monticello would no longer pay for this type of damage.

The consensus of the City Council is to ask the City Manager to contact the Department of Transportation to revisit the site on Tanyard Street.

10. Discussion and Consideration of Film Permit

Background and Summary

There has been an increase in the interest of production companies wanting to film in the City of Monticello and Jasper County. The current film permit fee structure does not include a security deposit in the event city property is damaged. Additionally, the current fee structure does not include a fee to compensate the city for use of city property. This agenda item is to implement a film permit for the City of Monticello.

Motion by Councilmember Miller to adopt the proposed fees for filming in the City of Monticello, seconded by Councilmember Thurman. The motion passed 2-1, with Councilmember Murphy voting against and Councilmember Wease was not present in the Council Chamber for the vote.

11. City Manager's Report

Update on Code Enforcement – 80 cases have been closed out of 156 open cases. The first court date for those who failed to comply is October 1, 2021. The code enforcement process gives the resident or business owner 30 days to bring the violation into compliance. If progress is being made when the code enforcement officer revisits the property an extension will be granted, if necessary. If progress is not being made, then the next step is to issue a citation for an appearance in court. City Manager Redding stated citizens have commented that they noticed the improvements being made in the City of Monticello.

Work Session Reminder – Council will schedule a work session in October to discuss zoning personnel and updating the zoning ordinance.

Sidewalks on State Highways – Mr. Lashley, owner of the downtown cabinet shop, requested that sidewalks be repaired around his facility but the City is also looking at other areas in the central business district. These roads are Georgia State Highways, and the Georgia Department of Transportation (GDOT) has requirements that must be met to repair the sidewalks. The City Engineer, Robert Jordan, has reached out to GDOT about the situation. City Manager Redding and the City Engineer will discuss ADA compliance to be implemented in the Request for Proposals for the sidewalks.

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Georgia Department of Transportation (GDOT) – The City Manager has reached out to GDOT about the traffic calming devices mentioned at the last meeting.

City Hall is currently closed to the public and may reopen Friday or the first of next week. Payments are being accepted in the dropbox, online, or by contacting City Hall.

Downtown Development Authority Board – The City Council will need to appoint a new representative to this board.

Redistricting - The City Council will need to discuss redistricting.

11. Executive Session for Personnel, Litigation or Real Estate – Motion by Councilmember Wease to enter executive session at 8:21 p.m. to discuss personnel, seconded by Councilmember Miller. Voting for the motion was unanimous. Motion to exit executive session at 8:34 p.m. and enter regular session made by Councilmember Murphy, seconded by Councilmember Miller. Voting for the motion was unanimous. No action was taken in the Executive Session.
12. Comments by the Governing Body

Mayor Standifer thanked the City Council for their work in the community.

Councilmember Wease stated stay cool and hydrated.

Councilmember Miller had no comment.

Councilmember Murphy had no comment.

Councilmember Thurman had no comment.
13. Adjournment – Meeting adjourned at 8:40 p.m.

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