

MINUTES
CITY COUNCIL REGULAR MEETING
G.L. Gilleland Council Chambers on 2nd Floor
Monday, March 1, 2021
5:00 P.M.

1. **CALL TO ORDER:** Mayor Eason called the meeting to order at 5:00 pm.
2. **ROLL CALL:** Present were Councilmember John Walden, Councilmember Mark French, Councilmember Caleb Phillips, Councilmember Stephen Tolson, City Attorney Kevin Tallant, City Manager Bob Bolz, City Clerk Beverly Banister, Planning Director David Picklesimer, Public Works Director Trampas Hansard and Finance Administrator Robin Gazaway.
3. **INVOCATION AND PLEDGE:** Invocation and Pledge were led by Councilmember Walden.
4. **ANNOUNCEMENTS:** Mayor Eason announced City Hall has reopened to the public. He also reminded residents advanced voting of the Special Election for SPLOST is underway; this is a continuation of the tax already in place. Mayor Eason and City Council recognized Bob Bolz as the Employee of the Month for January 2021.
5. **APPROVAL OF THE AGENDA:** Motion to approve the agenda as presented made by M. French; second by S. Tolson. Vote carried unanimously in favor.
6. **PUBLIC INPUT:**
 - Jesus Fernandez, 566 Perimeter Road – He spoke about concerns regarding the entrances, setbacks and the detention pond in regard to items #8 and #9 on the agenda.
7. **CONSENT AGENDA:** Motion to approve the consent agenda for the following items (a) made by C. Phillips; second by S. Tolson. Vote carried unanimously in favor.
 - a. Approve Minutes
 - Regular Meeting and Work Session held February 15, 2021
 - Executive Session held February 15, 2021

PUBLIC HEARING

8. **ZA-C2100100A:** Saara Mariah Qureshi has requested a zoning amendment for Tract B of TMP 092B 006 004 Located at LL 375 4th district consisting of 1.71 acres from R1 (Restricted Single-Family Residential District) to HB (Highway Business District). Public Hearing Dates: Planning Commission on February 8, 2021 and City Council on March 1, 2021. City Council for a decision on March 15, 2021.

Councilmember Walden recused himself due to a potential conflict. Motion to open the public hearing made by C. Phillips; second by M. French. Vote carried three in favor (Phillips, French, Tolson) with one recused (Walden).

Planning Director David Picklesimer read the zoning amendment request.

The following person(s) spoke in favor of the request:

- Corey Guthrie, 3384 Elliott Family Parkway – He spoke on behalf of the applicant and talked about the detention pond, adding a 1.71-acre tract of land and the entrances. They respectfully request approval as this zoning amendment would not add any detriment to the community.

Councilmember Phillips asked about the detention pond size, whether the pond will eventually fully drain and the potential for mosquitoes. Mr. Guthrie stated the pond is size appropriate for the property and it was developed with a micro pool for water quality purposes and does not fully drain. The Georgia Stormwater manual requires a micro pool to be at least 4-feet deep which allows for cooler water which typically mosquitoes will not use to breed.

Councilmember Tolson asked about the sight of view from the surrounding residential homes. Mr. Guthrie talked about a possible fence and/or vegetation solutions do help mitigate the view.

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The following person(s) spoke in opposition of the request:

- Amy Mulberry, 586 Perimeter Road – She voiced her concerns regarding environmental issues, standing water, traffic, property values and the sight of view.
- Jesus Fernandez, 566 Perimeter Road – He spoke about having the property graded, the detention pond and traffic.

Corey Guthrie spoke about the buffers and setback stating the plan was designed to meet all of the City's requirements. He also spoke of the buffer regarding the creek.

Motion to close the public hearing made by M. French; second by S. Tolson. Vote carried three in favor (French, Tolson, Phillips) with one recused (Walden).

9. **VA-C2100100A**: Saara Mariah Qureshi has requested the following variances for Tract B of TMP 092B 006 004 Located at LL 375 4th district. Request a reduction of the side setback from 40' feet to 20' feet and the buffer reduction from 30' feet to 10' feet adjoining tract C. Request waiver of 6" inch fire line connection fee of \$60,000. Public Hearing Dates: Planning Commission on February 8, 2021 and City Council on March 1, 2021. City Council for a decision on March 15, 2021.

Councilmember Walden recused himself due to a potential conflict. Motion to open the public hearing made by S. Tolson; second by M. French. Vote carried three in favor (Phillips, French, Tolson) with one recused (Walden).

Planning Director David Picklesimer read the variance amendment request. He stated the applicant withdrew the request for the fire line fee.

The following person(s) spoke in favor of the request:

- Corey Guthrie, 3384 Elliott Family Parkway – He spoke about the potential buffers and setbacks. He stated the type of landscaping and fencing will be of good quality making the area attractive and welcoming.

The following person(s) spoke in opposition to the request:

- Amy Mulberry, 586 Perimeter Road – She questioned the setbacks and the buffer.
- Jesus Fernandez, 566 Perimeter Road – He spoke about the setbacks in relation to the trees and concerns with the elevation.

The applicant, Saara Mariah Quershi, stated he is building a high-end storage unit facility and the type of access to this business will not be high traffic. Additionally, they will be installing security cameras for the sake of the surrounding properties and his business as well. He hopes to have further information to provide a survey for traffic flow for this type of facility.

Motion to close the public hearing made by M. French; second by C. Phillips. Vote carried three in favor (French, Tolson, Phillips) with one recused (Walden).

BUSINESS

10. **GEFA SOLAR RESILIENCY PROGRAM GRANT**: Finance Administrator Robin Gazaway provided the background information on the grant program with concerns from maintenance about placing solar panels on the roof of City Hall without having the roof repaired first. City Manager Bolz recommends seeking the grant to consider solar for the wastewater treatment plant.

Motion to approve seeking grant funding for solar installation at the wastewater treatment plant made by C. Phillips; second by M. French. Vote carried unanimously in favor.

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JOURNMENT:

At 5:59 p.m. a motion to adjourn the meeting was made by S. Tolson; second by J. Walden. Vote carried unanimously in favor.

~~February~~ ^{March} 15, 2021 City Council meeting.
Minutes approved at the

By: CITY OF DAWSONVILLE



Mike Eason, Mayor



Caleb Phillips, Councilmember Post 1



Stephen Tolson, Councilmember Post 2



John Walden, Councilmember Post 3



Mark French, Councilmember Post 4

Attested:



Beverly A. Banister, City Clerk

