

MINUTES OF THE
CITY COUNCIL COMMITTEE/WORK SESSION
Monday, December 21, 2015 @ 6:00 p.m.
City Hall

CALL TO ORDER

Mayor Wheeler called the Committee/Work Session to order immediately following the public hearing at 6:09 p.m. Present were Council Members Susan Coletti, Steve Higgins, Chakira Johnson, Richard Mailman, Andrea Redmond and Steve Wells which constituted a quorum.

INVOCATION AND PLEDGE

Council Member Higgins gave the invocation and Council Member Wells led the pledge of allegiance.

READING OF COMMUNICATIONS

None

ADOPTION OF THE AGENDA OF THE DAY

Council Member Johnson made a motion to adopt the agenda of the day with the addition of item J. Ordinance 2016-03 – To Establish Procedures for the Procurement of Engineering and Design Services for Projects Using Federal Aid Highway Program Funding. Seconded by Council Member Susan Coletti.

Motion approved 6-0. City Manager Gary Peet asked that Item F. under New Ordinances and Resolutions be moved to Item A.

CITIZENS COMMENTS – NON-AGENDA ITEMS ONLY

Ms. Susan Leisure, owner of AARF Pet Central located at 6570 James B. Rivers Memorial Drive addressed Council. Ms. Leisure asked Council about the progress that has been made regarding the speeding traffic on James B. Rivers Memorial Drive. City Manager Gary Peet informed Ms. Leisure that the matter will be addressed in the City Manager's report during the meeting.

COMMITTEE DISCUSSION ITEMS

Planning and Zoning – City Clerk ChaQuias Miller Thornton reported for the Planning and Zoning Committee. Ms. Thornton gave detail on the variance application for 565 Rockborough Drive. Ms. Thornton informed Council that the request is for a variance of the setback and accessory structure to primary structure footage requirements as specified in the Code of Ordinances for the R-1 Single Family Residential Zoning District regulations. The application was heard by the planning and zoning committee on November 23rd, 2015 and the committee issued its recommendation, in the form of meeting minutes, to deny the application. City Manager Gary Peet asked that the matter be added to the agenda of the January 5, 2016 regular session of Council as item C. under New Business. Council Member Johnson made a motion to add the item to the January 5, 2016 regular session of Council as item C. under New Business. Seconded by Council Member Mailman. Motion passed 6-0.

Community Affairs – No report.

Economic Development/Downtown Development Authority – DDA Executive Director Mechel McKinley gave the DDA report. Ms. McKinley presented a report detailing such things as monthly training participation, program income/expenses, Board meeting notes, Organization notes, the number of downtown events held, the number of persons attending events, the number of volunteer hours, and Promotional Notes (publications and press releases), new business openings, business closings, Economic Restructure notes, private rehabilitation projects, and Design notes. The DDA is planning to hold its annual meeting on February 18th, 2016 at Silver Hill Manor. Ms. McKinley thanked all those that helped with the Christmas Parade. She further reported that she is working on application for the designation of the West Gate Plaza as an opportunity zone. Council Member Wells asked for an update on the West Gate project. Ms. McKinley informed Council that the owner is awaiting payment from the insurance company to begin construction to repair the building.

MINUTES OF THE
CITY COUNCIL COMMITTEE/WORK SESSION
Monday, December 21, 2015 @ 6:00 p.m.
City Hall
Page 2

Finance – No Report.

Community Outreach – Council Member Redmond reported that the extension prompt for the Mayor’s phone line needs to be changed. At present the message still announces Gary Peet as mayor. Mayor Wheeler is to attend to the matter.

Public Safety – Council Member Mailman commented on the Christmas parade and the holiday participation throughout the City. He asked residents to be alert and mindful of ways to deter theft during the holiday season. He encouraged citizens to be sure to call 911 to report incidents and suspicious activity.

Public Works – Council Member Wells reported that the MLK Day community clean-up will be held at Leila Mason Park on January 18th, 2016 from 8:30 a.m. to 12:00 p.m. He encouraged the community to participate.

Historic Preservation Commission – Chair Al Capogrossi reported for the Historic Preservation Commission. He informed Council that the HPC met on December 9th, 2015. Two Certificate of Appropriateness applications were approved for 817 Main Street (potential rehab for restaurant use) and 5367 Manor Drive (wrought iron fence).

Visitor Center – VC Manager Kim Cumbie informed Council that the City had 174 visitors from 16 states and 5 countries during the month of November 2015. Ms. Cumbie gave a report of events attended during the month, information of the Cycling Task Force, invoices to be received in 2016, upcoming conference information, and an update on Color Vibe 2016.

STAFF REPORTS

Code Compliance – Code Compliance Officer Sanja Roseberry reported for Code Compliance. She gave her monthly status report and report of the code compliance related issues to date for December 2015. Officer Roseberry’s report included the date of incident, the location of issue, and the action taken for each. She informed Council of the compliance issues regarding sanitation and inoperable vehicles. Ms. Roseberry also informed Council of the compliance issues at 791 Main Street and the Dwell Apartment Complex. Council Member Mailman asked that code compliance address issues at the apartment complex on Sexton Drive.

Public Works

Director Jim Tavenner’s report included community service detail, 2016 LARP program funding information, drainage project update, the amount of trash collected year to date, information on the replacement of stop signs, and that a crosswalk sign will be ordered for the crosswalk on Ridge per the Stone Mountain First Baptist Church. Director Tavenner reported details on the number of speeding citations issued on James B. Rivers Memorial Drive from August 2015 through December 2015. The report included the number of vehicles cited at various miles per hour over the posted speed limit. Discussion was had on proposed calming devices for James B. Rivers Drive. Mr. Tavenner asked that persons witnessing children or others tampering with the Christmas light plug-ins at the gazebo to please notify the police.

Public Safety

Chief Troutman reported on the November 2015 statistics: 460 citations, 88 warnings, 257 calls, 34 arrests, and 310 incident reports. Chief Troutman reported on major incidents occurring within the City during the report month, the nature of the incident, and any relative arrests. Chief Troutman provided Council with individual police activity reports for the officers for the month of November 2015. He also informed Council that DeKalb County and other public service officials met with members of the Muslim community and that meetings of a like nature will be scheduled every 60 to 90 days.

MINUTES OF THE
CITY COUNCIL COMMITTEE/WORK SESSION
Monday, December 21, 2015 @ 6:00 p.m.
City Hall
Page 3

City Clerk ChaQuias Miller-Thornton reported to Council. Ms. Thornton informed Council that current Historic Preservation Commission appointments are set to expire January 31, 2016. Current member can express their interest in continuing to serve. Notices will be posted in an effort to inform citizens of the opportunity to serve on the commission. Council Members are to review any application submitted and to provide a short list to the mayor before the January 18th, 2016 work session. Ms. Thornton also informed Council of the reporting period for Personal Financial Disclosure reports.

UNFINISHED BUSINESS

None.

NEW BUSINESS

Consent Agenda

None.

Administrative Review of Proposed Building Plans – Hearthstone – Cloud Street Subdivision
Builder David Ray for the Hearthstone Park Subdivision and Architect Robert Forro presented preliminary plan designs for the homes and accessory structures to be built on the property. In accordance with the settlement agreement approved by DeKalb Superior Court, because the designs are different from those submitted with initially approved plans, the Mayor and Council will have to review the proposed changes.

NEW ORDINANCES AND RESOLUTIONS

Resolution 2016-04 – Adoption of the State Minimum Fire Safety Standards

SAFEbuilt representative Christopher Miller addressed Council regarding the services that the City would be authorized to implement following adoption of the proposed resolution. Those services will include conducting fire safety inspections of existing commercial buildings and structures; reviewing plans and specifications for proposed building and structures, issuing building permits, and conducting fire inspections of such; and issuing permanent and temporary certificates of occupancy. The resolution is required to notify the Georgia Safety Fire Commissioner of the City's intent to adopt and enforce the Georgia minimum fire safety standards.

Ordinance 2016-01 – Amendment to the Vacant Property Registry Policy

Council Member Johnson rendered the first reading of “AN ORDINANCE BY THE GOVERING AUTHORITY FOR THE CITY OF STONE MOUNTAIN, TO AMEND SECTION 183(a) OF CHAPTER 5, BUILDINGS, ARTICLE IV, PROPERTY MAINTENANCE, DIVISION 6, VACANT PROPERTY REGISTRY; TO PROVIDE FOR SEVERABILITY; TO PROVIDE AN EFFECTIVE DATE; TO REPEAL ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH; AND FOR OTHER PURPOSES.” City Manager Gary Peet informed Council that the amendment to the ordinance will require a vacant real property owner to register the property with the City Clerk no later than ten (10) days after the property becomes vacant real property.

Ordinance 2016-02 – Purchase Card Policy

Council Member Johnson rendered the first reading of “AN ORDINANCE PURSUANT TO THE OFFICIAL CODE OF GEORGIA ANNOTATED SECTION 36-80-24 TO ESTABLISH A POLICY FOR THE USE OF CITY PURCHASING CARDS AND CREDIT CARDS BY ELECTED OFFICIALS”. City Manager Gary Peet informed Council that this is a mandate from the State of Georgia for purchasing cards issued to elected officials. The City currently issues cards to the Mayor and the City Manager.

MINUTES OF THE
CITY COUNCIL COMMITTEE/WORK SESSION
Monday, December 21, 2015 @ 6:00 p.m.
City Hall
Page 4

Resolution 2016-01 – Cloud Street Traffic Calming Program

Council Member Wells explained the process for imposing the traffic calming program on Cloud Street. The resolution acknowledges that the governing authority of the City of Stone Mountain supports traffic calming devices on Cloud Street and the preparation of a calming traffic calming conceptual plan by the DeKalb County Transportation Traffic Calming Section.

Resolution 2016-02 – Appointment of Prosecuting Attorneys

City Manager Gary Peet explained that this resolution is mandated by the State of Georgia as well. The approval of this resolution resolves that the City will notify the Prosecuting Attorney's Council of the State of Georgia of this appointment within thirty (30) days of the effective date of this Resolution.

Resolution 2016-03 – Approval of Part-time Assistant to the City Manager

There was no discussion on the matter.

Resolution 2016-05 – FY2016 Budget Resolution

City Manager Gary Peet explained the request to amend the 2016 FY Budget for pay increases to police department personnel for successful completion of the probationary period. He also explained an amendment to the FY 2016 Budget for Street Repairs & Maintenance associated with the replacement of the crosswalks on Main Street.

Resolution 2016-06 – FY2016 Budget Resolution

City Manager Gary Peet explained the request to amend the 2016 FY Budget for reconciliation of premium binder approved by the Mayor and Council to the actual property and liability insurance expense.

Resolution 2016-07 – Parade Permit for Main Street/Color Vibe

City Manager Gary Peet explained that Color Vibe LLC and Main Street Stone Mountain Inc. have an agreement that funds the cost of police and public works personnel for the Color Vibe event. Therefore, the resolution is being proposed to allow for the permit fee that covers the cost of police and public works personnel to be waived for the Color Vibe event.

Ordinance 2016-03 – Establish Procedures for the Procurement of Engineering and Design Services for Projects Using Federal Aid Highway Program Funding

Council Member Johnson rendered the first reading of “AN ORDINANCE TO ESTABLISH PROCEDURES FOR THE PROCUREMENT OF ENGINEERING AND DESIGN SERVICES FOR PROJECTS USING FEDERAL AID HIGHWAY PROGRAM FUNDING”. City Manager Gary Peet explained the proposed ordinance.

CITY MANAGER'S REPORT –City Manager Gary Peet gave a Revenue and Expense Summary Report for the month of November 2015. Mr. Peet reported that the administration is reporting on revenues and expenditures through December 19, 2015. He also reported on a year-end estimated surplus at \$204,559 that is due to the delay of three major projects at an estimated cost of \$216,866.

City Manager Gary Peet gave the City Manager's Report. Mr. Peet reported that (1) the administration explored the possibility of filing a pre-application for a Clean Water State Revolving Fund loan through Georgia Environmental Finance Authority, (2) City Attorney Joe Fowler represented the City in Municipal Court on December 16, 2015 regarding the petition for nuisance abatement at 5429 East Mountain Street, and (3) it was

MINUTES OF THE
CITY COUNCIL COMMITTEE/WORK SESSION
Monday, December 21, 2015 @ 6:00 p.m.
City Hall
Page 5

discovered that the City was charged fuel adjustments during a period of time when the adjustments were waived by a contract amendment. The City has requested a reimbursement of \$4,724.27.

Council Member Johnson made a motion to close regular session and to enter into executive session to discuss a personnel matter. Seconded by Council Member Coletti.
Motion passed 6-0.

Executive session was held.

Council Member Johnson made a motion to adjourn executive session and to reconvene regular session. Seconded by Council Member Mailman.
Motion passed 6-0.

Mayor Wheeler called the work session to order.

Council Member Johnson announced that there was no action to be taken out of executive session.

ANNOUNCEMENTS BY THE MAYOR

Mayor Wheeler and Council wished everyone a happy and safe Christmas.

Council Member Higgins announced that pickleball sessions are now held three nights per week. He also announced that Griffin McCulley is ranked number 1 in the state in cross country.

ADJOURNMENT - Council Member Johnson made a motion to adjourn, seconded by Council Member Coletti.
Motion approved 6-0. Meeting adjourned at 8:19 p.m.

Patricia Wheeler, Mayor

ChaQuias Miller Thornton, City Clerk