

OFFICIALS PRESENT: Danny Dunagan, Sam Couvillon, George Wangemann,
Ruth Bruner, Zack Thompson and Barbara Brooks
STAFF PRESENT: Bryan Lackey, Angela Sheppard, Abb Hayes, Denise Jordan and
Alisa Grayson

Mayor Dunagan called the meeting to order at 5:30 PM and served as the presiding officer.

Council Member Wangemann delivered the invocation after which the Pledge of Allegiance was recited in unison.

PRESENTATION(S):

State of the City Address 2018

Mayor Dunagan delivered the State of the City Address for 2018. Several individuals in attendance were recognized in the address. The address was noted as follows:

On behalf of the Gainesville City Council it is my pleasure to present the State of the City Address for 2018. In just a moment you will hear about dozens of projects that have been completed in the past year.

I always like to start off talking about the City's financial position, of which we are very proud. The City's diverse revenue sources, which help us rely less on property taxes, continue to track favorably with the budget. This is a sign that the local economy in Gainesville is very strong. As always, Departments are monitoring expenditure levels to ensure that spending continues to be under budget.

The assessed value of taxable property in Gainesville as of January 2017 was \$5.8 billion. That's an 8.25 % increase from the previous year. The City of Gainesville maintains a flexible, yet thorough, five year capital improvement plan whereby capital needs are identified several years before funding is needed, to allow adequate time for planning. The City's current five year general government capital improvements plan has identified \$66.3 million in projected expenditures through Fiscal Year 2022 including; streetscaping, relocation of Fire Station 2, water, and transportation projects, such as Jesse Jewell at Queen City Parkway intersection, Oak Tree Drive, and Dawsonville Highway corridor improvements.

This past June, we completed a lengthy, but successful, negotiation with Hall County regarding our community's Service Delivery Strategy, which the State requires that we update once every 10 years. As we begin planning our fiscal year '19 budget this spring, we will be able to further explain to the citizens and taxpayers of Gainesville the benefits of this new agreement.

Gainesville continues to be one of the strongest communities in the state in regards to Economic Development. Seventeen new and expanded firms announced a total of 690 new jobs and over \$136 million in new capital investment in Gainesville last year. The Gainesville Metro Area has led all Georgia Metro areas in having the lowest unemployment rate for several years in a row.

Earlier this month, the Milken Institute named Gainesville-Hall County #3 in the nation in its best performing small cities index, but they also named Gainesville the top small metro area in the nation for job creation and #2 in the nation for high-tech gross domestic product growth. Gainesville doesn't just lead Georgia in these areas, but the rest of the nation.

The Gainesville Police Department's efforts in the area of vehicular accidents is paying off. Crashes were down 3% citywide in 2017, with much of the focus being on the Dawsonville Highway corridor. Persons and property crimes are down 1% for the year.

Gainesville police responded to more than 70 thousand calls for service last year. And, the department is celebrating the second year of the Explorers Program which is designed to mentor students ages 14-20 to get them interested in the field of law enforcement or the military. Just a few months ago, Gainesville Police Officers Michael Hand and Alexander Ball responded to a theft on Tower Heights Road where they found a mentally handicapped victim whose money and debit card had been stolen. The officers knew this victim was struggling. They gathered donations from the other officers on their shift and purchased a gift card.

The Department of Water Resources is one of Gainesville's oldest departments. Aging infrastructure means we are always maintaining, repairing, and replacing our pipes and facilities. At the end of this year, we will complete a \$9 million dollar Water Quality Building at Riverside Water Treatment Plant. Since one of our main goals is to protect Lake Lanier, we will begin construction soon on replacing the outlet where the Linwood Water Reclamation Facility discharges water into the lake to ensure water quality.

Over the past year, our Water Resources and Public Works crews dealt with hurricanes, snow and ice. The harsh weather presented some challenges, but our employees met them head on. Our Water Resources Distribution and Collection Division employees responded to multiple water main and service line breaks during the cold weather events. We had crews working 80 hours a week in temperatures as low as 18 degrees to keep your water running.

The greatest challenge for our Public Works crews was Hurricane Irma. The total clean up took 26 days, involved 7,700 man hours and resulted in 528 loads of debris. Hurricane Irma might have brought the City to a standstill for a week, but it did not stop our solid waste workers from doing their jobs. Jeanie Buffington, who lives on Patton Drive, called us to say how thankful she was for the solid waste employee who helped her get her garbage to the curb in the middle of this natural disaster. She said he could have driven right by her house, but he stopped to help. Jeanie is here tonight to thank Eddie Marban in person.

Although our Public Works Department is made up of eight divisions, traffic is at the top of our to do list every year. I am pleased to report we are doing more than ever to manage traffic in Gainesville. One of our newest accomplishments includes the installation of the Intelligent Transportation System which allows traffic signals along a corridor to be visually monitored and controlled remotely from a Traffic Control Center. This system has been successfully implemented along Dawsonville Highway and allowed for much improved transportation management during the peak holiday shopping periods.

We partnered with the Georgia Department of Transportation and the Metropolitan Planning Organization for one of the most thorough traffic studies ever conducted on Green Street. We are evaluating the recommendations from the study which include 2 round-a-bouts. And, we are also in the engineering and design phase on a project at Oak Tree Drive that will involve moving truck traffic away from Green Street.

Public Works is also overseeing the installation of a landscaped median at the intersection of E.E. Butler Parkway and Spring Street as well as streetscaping on Washington and Bradford Streets and the renovation of the Lee Gilmer Memorial Airport Terminal.

2017 will be remembered as another year of record development activity in Gainesville. Our Community Development Department issued more than 25 hundred building permits. New home starts stayed strong with 412 new home permits issued.

A year ago, we were talking about additional housing improvements throughout our City and today you can actually see what we were talking about. Atlanta Street Apartments is now Walton Summit. Residents should be moving in this May. The 45-unit Enclave development began welcoming residents at the end of last year. The project not only provides needed affordable housing in the City, but also cleaned up a blighted City block located in the Midtown area. Our Code Enforcement Division works daily to target and eliminate poor housing conditions. As a result of their efforts, 22 dilapidated houses were demolished and 32 completely renovated.

Our Downtown Master Plan stresses the importance of connectivity. The City is in the process of extending the Midtown Greenway to the pedestrian bridge. Once this section is completed, the Gainesville portion of the Highlands to Islands Trail will include more than 2 miles of pedestrian friendly walkways from Midtown to Lake Lanier.

The Gainesville Fire Department rolled up in Big Red last August, a 100 foot platform truck designed to run every day calls. The truck was paid for with SPLOST VII funding and includes the latest diagnostic and camera technology. One of the goals for this Class One Department this year is for every shift to visit five homes a month to install smoke alarms. If you know of someone who needs an alarm call the number on the screen.

The Fire Department responded to around 8,500 calls last year. On one of the calls in September, they found a 67 year old male complaining of chest pain. According to Dr. Jeff Marshall, the pre-hospital care and treatment decisions made by Engine 23 highlight why the Gainesville Fire Department continues to lead the way nationally in STEMI care, care for the most serious type of heart attack.

I remember the days when the only activities we had were football, baseball, basketball and golf. Today, parents juggle multiple sports year round and it's a little easier because of Gainesville Parks and Recreation.

In 2017, the Frances Meadows Aquatic Center reached its \$1 million dollar milestone with the success of the Lanier Aquatics Swim Program, Senior Adult Fitness Programs and another successful season for the outdoor splash zone. So much of what Parks and Recreation does is fun, but at the same time can be life altering. Take the story of 11 year old Larry Estes. Larry was diagnosed with a disease that causes accelerated aging in kids. Doctors recommended sports as a means to slow progression. Larry tried different things but was never given the opportunity to play. Someone recommended swimming at Frances Meadows. From the first moment of practice, Larry was made to feel comfortable. He has been a member of the Lanier Aquatics Swim Team for two years. His health has improved. The progression of his disease has slowed. Most importantly, Larry's self-esteem is high.

Working in close partnership with the Vision 2030 Public Art Committee, we launched the Public Art in Parks program installing sculptures and free range art pieces throughout the Midtown Greenway. In addition, we unveiled the first of many Public Art pianos to come during the annual Christmas Parade on Green Street. It's easy to see how our Nationally Accredited Parks and Recreation Agency generated \$9 million dollars in economic impact in 2017.

Expansion is the buzz word for the Community Service Center this year. Gainesville Connection is working with local business owners to support an expansion of the service. The new state-of-the-art Senior Life Center will include a dining hall, library, meeting space, bridge classes, rooms for pottery, meditation, computers, salon and a teaching kitchen designed to introduce seniors to more nutritious and economical meals with the hope of ending senior malnourishment.

Our Administrative Services Department recently implemented several new software applications automating the hiring process, document management, and payroll. And, our I.T. Division continued their strong focus on I.T. security taking steps to ensure we are minimizing risk wherever possible within our organization.

Chattahoochee Golf Course added new netting on the driving range, extended the cart path on #8 and welcomed more than 26,000 rounds of golf last year. They also hosted the first Winter Junior Team Championship with 132 golfers and a waiting list! Current improvements include general club house upgrades.

Last May, we announced three construction projects valued at \$53 million dollars that will change the face of Downtown Gainesville forever. The addition of downtown housing, new retail, restaurants, and two additional levels on the Gainesville Parking Deck will enhance an already successful downtown. We are looking for ways to minimize the impact these projects will have on parking and partnering with other utility companies to replace aging infrastructure on several downtown streets. Although downtown will be under construction, we are expecting more than 150,000 people this year. Our Main Street program will move the First Friday Concerts to Roosevelt Square, but keep some of the smaller events in their usual location. We'll kick off our Event Season with LepreCon on March 17. The best way to keep up with what's going on in Gainesville is to Get Connected through Social Media.

The Gainesville Convention and Visitors Bureau contributes greatly to the \$3 billion tourism industry in the State of Georgia. Fishing and sports related events continue to be strong for our economy. Gainesville's Tourism program is funded through Hotel/Motel tax, which has doubled in the past ten years.

In September, Gainesville will host the Dragon Boat World Championships. This is the first time this event has been held in North America. Twenty-five international teams will converge on Lake Lanier Olympic Park, much like they did during the '96 Olympics, resulting in an economic impact of \$5 million. Overall, Lake Lanier Olympic Park generated more than \$4 million in economic impact in 2017.

In closing, I would like to thank the citizens for letting me serve as Mayor; my fellow Council Members, who have to make tough decisions on a daily basis; our City Manager, Bryan Lackey, whose leadership keeps moving us forward in the right direction; and our 792 employees who keep the water running, the garbage picked up, and the streets safe. There's not a week that goes by that we don't get a phone call or an email about how our employees go above and beyond. I am truly grateful to be here with each of you tonight and be able to recognize so many wonderful people who make me proud to call Gainesville my home.

COUNCIL ANNOUNCEMENTS:

Council Member Wangemann

1. Commented on the City's 200th birthday being in three (3) years.
2. Wished Leslie Smithgall an early happy birthday noting she will be 107 years old.
3. Reported Gainesville was recognized at the Arbor Day celebration for being a Tree City for 31 years.
4. Commented on a recent clean-up effort in Hall County.

Council Member Couvillon

Expressed appreciation for city staff noting they are compassionate and selfless people that he is honored to work with.

Council Member Thompson

Commented on the State of the City address being impressive news and he was looking forward to the 2018 year.

Mayor Dunagan

1. Expressed appreciation for staff and all that they do to make the city a great place.
2. Commented on a Career Day event at Centennial Elementary School.

PRESENTATION:

Pupils and Police Initiative

Sergeant Kevin Holbrook shared details about the Pupils and Police initiative noting the purpose of the program is to enhance the relationship between police and youth through proactive approaches towards problem solving and building relationships.

CONSENT AGENDA:

Minutes: February 1, 2018 Work Session

Minutes: February 6, 2018 Mayor/Council Meeting

Motion to approve the minutes accepting edits as presented.

Motion made by Council Member Wangemann

Motion seconded by Council Member Brooks

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson, Brooks

Resolutions

A. PR-2018-05 Syfan Logistics, Inc. Donation

City Manager Bryan Lackey provided a brief overview of the resolution.

Motion to adopt the resolution as presented.

Motion made by Council Member Bruner

Motion seconded by Council Member Thompson

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson, Brooks

GENERAL LEGISLATION:

Second Reading: Home Rule Ordinance 2018-01

Discontinue Second Readings and Clarify Voting Powers of the Mayor

AN ORDINANCE TO AMEND SUBSECTION B OF SECTION 2.23 ENTITLED "ORDINANCE FORM; PROCEDURES" OF THE CHARTER OF THE CITY OF GAINESVILLE, GEORGIA AND SUBSECTION 1 OF SECTION 2.29 ENTITLED "POWERS AND DUTIES OF MAYOR" OF THE CHARTER OF THE CITY OF GAINESVILLE, GEORGIA BY ELIMINATING SAID SUBSECTIONS IN THEIR ENTIRETY AND SUBSTITUTING IN THEIR PLACE THE LANGUAGE SET FORTH BELOW; TO REPEAL CONFLICTING PROVISIONS OF THE CHARTER; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR CODIFICATION; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Motion made by Council Member Thompson

Motion seconded by Council Member Bruner

DISCUSSION:

Council Member Brooks stated this item references two separate issues and she was unable to vote on them separately.

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson,

Votes opposing the motion: Brooks

RESOLUTIONS:

BR-2018-13 Rules and Procedures for Adopting Ordinances

City Manager Lackey stated, with the passing of the legislation to discontinue second readings on ordinances, the proposed resolution was necessary to update the governing body's procedures for adopting ordinances.

Motion made by Council Member Bruner

Motion seconded by Council Member Wangemann

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson,

Votes opposing the motion: Brooks

ANNEXATION/ZONING:

Second Reading: Ordinance No. 2018-02

Annex 5.048± acres at 0, 2608 and 2611 Ramsey Road

Motion to hold second reading on Ordinance 2018-02, AN ORDINANCE ANNEXING A 5.048± ACRES TRACT LOCATED ON THE NORTH SIDE OF RAMSEY ROAD AT ITS TERMINUS (A/K/A 0, 2608 AND 2611 RAMSEY ROAD); ADJACENT TO BUT NOT NOW WITHIN THE CORPORATE LIMITS OF THE CITY OF GAINESVILLE, GEORGIA; REPEALING CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Motion made by Council Member Wangemann

Motion seconded by Council Member Thompson

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson, Brooks

Second Reading: Ordinance No. 2018-03
Zone 5.048± acres at 0, 2608 and 2611 Ramsey Road

Motion to hold second reading on Ordinance 2018-03, AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF GAINESVILLE, GEORGIA BY ESTABLISHING THE ZONING ON A 5.048± ACRES TRACT LOCATED ON THE NORTH SIDE OF RAMSEY ROAD AT ITS TERMINUS (A/K/A 0, 2608 AND 2611 RAMSEY ROAD) AT THE TIME OF ANNEXATION AS PLANNED UNIT DEVELOPMENT, WITH CONDITIONS (P-U-D-c); REPEALING CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Motion made by Council Member Thompson

Motion seconded by Council Member Bruner

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson, Brooks

Second Reading: Ordinance No. 2018-04
Rezone 1.13± acres at 1351 Park Hill Drive

Motion to hold second reading on Ordinance 2018-04, AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF GAINESVILLE, GEORGIA, BY CHANGING THE ZONING ON A 1.13± ACRES TRACT LOCATED ON THE NORTHWEST SIDE OF THE INTERSECTION OF PARK HILL DRIVE AND SOUTH ENOTA DRIVE (A/K/A 1351 PARK HILL DRIVE) FROM RESIDENTIAL-II (R-II) TO OFFICE AND INSTITUTIONAL, WITH CONDITIONS (O-I-c); REPEALING CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Motion made by Council Member Brooks

Motion seconded by Council Member Thompson

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson, Brooks

Second Reading: Ordinance No. 2018-05
Amend Planned Unit Development at 1209 and 1229 Hillside Gardens Lane

Motion to hold second reading on Ordinance 2018-05, AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF GAINESVILLE, GEORGIA, BY AMENDING THE EXISTING PLANNED UNIT DEVELOPMENT, WITH CONDITIONS (P-U-D-c) ZONING ON A 2.98± ACRES TRACT LOCATED ON THE NORTHEAST SIDE THE INTERSECTION OF MCEVER ROAD AND HILLSIDE GARDENS LANE (A/K/A 1209 AND 1229 HILLSIDE GARDENS LANE); REPEALING CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Motion made by Council Member Wangemann

Motion seconded by Council Member Brooks

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson, Brooks

Second Reading: Ordinance No. 2018-06

Amend Unified Land Development Code as it Pertains to Meetings and Action by the Governing Body

Motion to hold second reading on Ordinance 2018-06, AN ORDINANCE TO AMEND SECTION 9-21-1-7 OF THE UNIFIED LAND DEVELOPMENT CODE OF THE CITY OF GAINESVILLE, GEORGIA ENTITLED "MEETINGS" AND TO AMEND SECTION 9-22-2-18 OF THE UNIFIED LAND DEVELOPMENT CODE OF THE CITY OF GAINESVILLE, GEORGIA ENTITLED "ACTION BY GOVERNING BODY" BY ELIMINATING SAID SECTIONS IN THEIR ENTIRETY AND SUBSTITUTING IN THEIR PLACE THE LANGUAGE SET FORTH BELOW; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR CODIFICATION; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Motion made by Council Member Bruner

Motion seconded by Council Member Thompson

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson, Brooks

CITY MANAGER ISSUES:

City Manager Bryan Lackey announced the 2018 Citizens' Government Academy will begin on March 13. Registration is available on-line via the city's website or by calling the Communications & Tourism Office.

CITY ATTORNEY ISSUES:

Business Resolution 2018-14

Authorization to Execute Intergovernmental Agreement By and Between the City of Gainesville and Gainesville Redevelopment Authority for Real Property Off of Green Street
City Attorney Abb Hayes stated the proposed resolution authorizes execution of an intergovernmental agreement to transfer a 2.09 acre tract of real property located off of Green Street to the Redevelopment Authority for further marketing and sale.

Motion made by Council Member Wangemann

Motion seconded by Council Member Brooks

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson, Brooks

Business Resolution 2018-15

Authorization to Execute Intergovernmental Agreement By and Between the City of Gainesville and Gainesville Redevelopment Authority Regarding Sale of Real Property to 330 Main Street, LLC

City Attorney Abb Hayes stated the proposed resolution authorizes the execution of an intergovernmental agreement with the Redevelopment Authority to deal with issues related to parking under the current real estate agreement between the City and 330 Main Street, LLC.

Motion made by Council Member Bruner

Motion seconded by Council Member Wangemann

Votes favoring the motion: Couvillon, Wangemann, Bruner, Thompson, Brooks

ADJOURNMENT: 6:04 PM

/ag

C. Danny Dunagan, Jr., Mayor

Denise O. Jordan, City Clerk