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

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

Pastor Tommy Hunt, Union Baptist Church and Public Works employee, delivered the invocation after which the Pledge of Allegiance was recited in unison.

COUNCIL ANNOUNCEMENTS:

Council Member Clay
Provided a brief update on the new Gainesville Fire Station project.

Council Member Brooks
Shared the District 2 Public Health COVID-19 free testing schedule at the Allen Creek Soccer Complex. Testing is also offered in Forsyth, Franklin, Habersham and Townes counties with special locations announced occasionally.

Council Member Thompson
1. Commented on the new Fire Station.
2. Announced the 2020 Food Truck event will be held on July 10 at the Lake Lanier Olympic Venue from 5 PM to 9 PM. Proper social distancing measures will be in place.

Council Member Wangemann
1. Announced the Farmers Market returns on Friday, June 19 from 2:30 PM to 6:30 PM and will occur every Friday through October.
2. Shared a Keep Hall Beautiful litter clean-up report noting 940 pounds of litter was picked up.

Council Member Couvillon
Shared his thoughts about the defunding of police. He felt the Gainesville Police have been on the forefront in community policing specifically mentioning the hiring of a mental health specialist. He was comfortable with how the city allocates funding to the Police Department. He stated as long as he was a member on the Council, he would do his best to assure the Police Department was properly funded.

Mayor Dunagan
Announced Main Street Gainesville is planning a Social-Distance Social to be held in the historic downtown square in July. An official announcement will be posted on the City's website or Main Street Gainesville Facebook page.

CONSENT AGENDA:

Appointment: Airport Advisory Committee - Reappoint John Haynes
Appointments: Convention and Visitors Bureau Advisory Board - Reappoint Glen Kyle and Appoint Brad Marsico to replace Jay Singh
Appointments: Ethics Committee - Reappoint Johnny Nivens, Darrell Rochester and Linda Hutchens
Appointments: Historic Preservation Commission - Reappoint Jim Walters and Arturo Corso

Appointments: Main Street Gainesville Advisory Board - Reappoint Jason Everett and Dale Jaeger, Appoint Taylor Tanner to replace Jennifer McCall, Appoint Ron Quinn to replace Art Kunzer, and Appoint Leslie White to replace Carol Slaughter
Appointments: Metropolitan Planning Organization - Citizens Advisory Committee – Reappoint Connie Propes, Beverly Nordholz and Sammy Smith

Motion to reappoint John Haynes to the Airport Advisory Committee; reappoint Glen Kyle and appoint Brad Marsico to replace Jay Singh on the Convention and Visitors Bureau Authority; reappoint Johnny Nivens, Darrell Rochester and Linda Hutchens to the Ethics Committee; reappoint Jim Walters and Arturo Corso to the Historic Preservation Commission; reappoint Jason Everett and Dale Jaeger, appoint Taylor Tanner to replace Jennifer McCall, Ron Quinn to replace Art Kunzer and Leslie White to replace Carol Slaughter on the Main Street Advisory Board; and reappoint Connie Propes, Beverly Nordholz and Sammy Smith to the Metropolitan Planning Organization – Citizens Advisory Committee as presented.

Motion made by Council Member Thompson
Motion seconded by Council Member Wangemann
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

Minutes: May 28, 2020 Work Session
Minutes: June 2, 2020 Mayor/Council Meeting

Motion to approve the minutes accepting edits as presented.

Motion made by Council Member Wangemann
Motion seconded by Council Member Clay
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

Resolutions

A. AR-2020-07 Second Quarter Budget Adjustment for Fiscal Year 2020
B. AR-2020-08 Third Quarter Budget Adjustment for Fiscal Year 2020
C. BR-2020-23 Adoption of the FY19 Annual Update to the CIE
D. PR-2020-06 Accept GDOT Contract for CARES Act Funding Associated with Lee Gilmer Memorial Airport

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

Motion to adopt the resolutions as presented.

Motion made by Council Member Brooks
Motion seconded by Council Member Thompson
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

BUDGET ACTION ITEMS:

AR-2020-09 Fiscal Year 2021 Budget
City Manager Bryan Lackey stated this was the final phase of the budget presentation. He provided a brief recap of the FY2021 proposed budget.

Motion to adopt the resolution as presented.

Motion made by Council Member Thompson
Motion seconded by Council Member Clay
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

Ordinance 2020-10
Fiscal Year 2021 General Government Ad Valorem Tax Rate
City Manager Bryan Lackey stated the General Fund millage rate was set at $1.240.

Motion to approve the Ordinance 2020-10, AN ORDINANCE BY THE GOVERNING BODY OF THE CITY OF GAINESVILLE, GEORGIA, TO FIX THE AD VALOREM TAX RATE FOR THE CITY OF GAINESVILLE, GEORGIA, EXCLUSIVE OF ACTIVITIES OF THE GAINESVILLE BOARD OF EDUCATION, EXCLUSIVE OF PARKS AND RECREATION OPERATIONS, AND EXCLUSIVE OF FIRE SERVICES OPERATIONS FOR THE FISCAL YEAR 2021; AND FOR OTHER PURPOSES as presented.

Motion made by Council Member Clay
Motion seconded by Council Member Thompson
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

Ordinance 2020-11
Fiscal Year 2021 Fire Services Ad Valorem Tax Rate
City Manager Bryan Lackey stated the Fire Services millage rate remains at $1.250.

Motion to approve the Ordinance 2020-11, AN ORDINANCE BY THE GOVERNING BODY OF THE CITY OF GAINESVILLE, GEORGIA, TO FIX THE AD VALOREM TAX RATE FOR THE PROVISION OF FIRE SERVICES; AND FOR OTHER PURPOSES as presented.

Motion made by Council Member Wangemann
Motion seconded by Council Member Brooks
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

Ordinance 2020-12
Fiscal Year 2021 Parks and Recreation Ad Valorem Tax Rate
City Manager Bryan Lackey stated the Parks and Recreation millage rate was set at $0.750.

Motion to approve the Ordinance 2020-12, AN ORDINANCE BY THE GOVERNING BODY OF THE CITY OF GAINESVILLE, GEORGIA, TO FIX THE AD VALOREM TAX RATE FOR THE PROVISION OF PARKS AND RECREATION SERVICES; AND FOR OTHER PURPOSES as presented.

Motion made by Council Member Thompson
Motion seconded by Council Member Brooks
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

Ordinance 2020-13
Fiscal Year 2021 Board of Education Ad Valorem Tax Rate
City Manager Bryan Lackey stated the School Board is scheduled to adopt their budget in July. The millage rate has currently been set at $6.614. If this changes, a modification will be presented.

Motion to approve the Ordinance 2020-13, AN ORDINANCE OF THE GOVERNING AUTHORITY OF THE CITY OF GAINESVILLE, GEORGIA, TO FIX THE AD VALOREM TAX RATE FOR THE GAINESVILLE BOARD OF EDUCATION FOR THE FISCAL YEAR 2021; AND OTHER PURPOSES as presented.

Motion made by Council Member Brooks
Motion seconded by Council Member Thompson
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

PUBLIC HEARING(S):

Tabled at the January 7, 2020, February 4, 2020 and April 21, 2020 Council Meetings. Request from Capstone Acquisitions, LLC to annex a 6.148± acres tract located on the southeast side of the intersection of Jesse Jewell Parkway and Old Cornelia Highway (a/k/a 0 Jesse Jewell Parkway) and to establish zoning as Light Industrial (L-I). Ward Number: Three. Tax Parcel Number(s): 00-144-000-023. Request: Climate controlled storage and office/warehouse.

Attorney Abb Hayes stated this matter had been tabled a few times. He called for the public hearing, confirmed the public notice was properly advertised and outlined the public hearing process.

Motion to remove the item from the table.

Motion made by Council Member Thompson
Motion seconded by Council Member Clay
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

Community and Economic Development Deputy Director Matt Tate summarized the request. The Planning and Appeals Board and staff recommended approval with the following seven (7) conditions:

1. The development standards within the applicant's narrative, concept plan and architectural renderings shall be made part of the zoning ordinance, and shall be subject to the Community & Economic Development Director approval. Any zoning conditions adopted as part of this zoning ordinance that conflict with the applicant's narrative, concept plan and architectural renderings shall take precedence over the applicant's development standards.
2. Prohibited uses for the subject property shall include extended stay hotels, motels/hotels with rooms accessed from the exterior of the building, adult novelty stores group homes, crisis centers, adult entertainment centers, pawn shops, dollar-type stores, massage parlors, hookah lounge, tobacco or vaping stores, gas station/convenience stores, tire stores, auto parts stores, auto body shops, automobile sales establishments, marine sales or repair stores, automated or non-automated car washes, truck stops, coin-laundry facilities, tattoo parlors, psychics, fortune tellers, clairvoyants and the like.
3. The final design of all water quality measures is subject to the review and approval of the Department of Water Resources Director.
4. The frontage landscape areas shall be sodded with grass and contain minimum 3-inch caliper size hardwood trees subject to the Community & Economic Development Director approval.
5. The subject property shall be limited to two (2) monument signs, each not to exceed 10-feet in height, 50 square feet of sign face area, 96 square feet of total sign structure area

with internal or external lighting. Wall/building signs shall also be permitted upon meeting the standards of the Unified Land Development Code.

6. All access point design for the subject property shall require review and approval by the Hall County Public Works Department, Gainesville Public Works Director and the Georgia Department of Transportation. All required access/traffic/sidewalk improvements associated with the proposed development shall be constructed at the full expense of the property owner/developer.
7. An updated as-built boundary survey/plat of the subject property, indicating all improvements required for the proposed use, shall be recorded prior to obtaining a Certificate of Occupancy.

FAVOR

Jonathan Collins, 1761 Valley Road, commented on the project noting there were some challenges as it pertains to the setback and access onto Jesse Jewell Parkway. If approved, development would begin the latter part of this year. He confirmed this would be an all indoor storage facility.

There being no further comments, the hearing was closed and the matter was returned to the governing body for consideration.

Motion to approve Ordinance 2020-01, AN ORDINANCE ANNEXING A 6.148± ACRES TRACT LOCATED ON THE SOUTHEAST SIDE OF THE INTERSECTION OF JESSE JEWELL PARKWAY AND OLD CORNELIA HIGHWAY (A/K/A 0 JESSE JEWELL PARKWAY); 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 **as presented.**

Motion made by Council Member Brooks
Motion seconded by Council Member Thompson
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

Motion to approve Ordinance 2020-02, AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF GAINESVILLE, GEORGIA BY ESTABLISHING THE ZONING ON A 6.148± ACRES TRACT LOCATED ON THE SOUTHEAST SIDE OF THE INTERSECTION OF JESSE JEWELL PARKWAY AND OLD CORNELIA HIGHWAY (A/K/A 0 JESSE JEWELL PARKWAY) AT THE TIME OF ANNEXATION AS LIGHT INDUSTRIAL, WITH CONDITIONS (L-I-c); REPEALING CONFLICTING ORDINANCES; TO PROVIDE FOR SEVERABILITY; TO PROVIDE FOR AN EFFECTIVE DATE; AND FOR OTHER PURPOSES **with conditions as presented.**

Motion made by Council Member Clay
Motion seconded by Council Member Wangemann
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

CITY MANAGER ISSUES:

BR-2020-18 Approval of Exercising Power of Eminent Domain at 628 EE Butler Parkway
City Manager Bryan Lackey stated this item was initially presented at the April 21, 2020 Council Meeting and has been tabled month to month. Discussions with the property owner continue to be productive. Staff recommended tabling the item to the July 21, 2020 Council Meeting.

Motion to approve resolution BR-2020-18.

Motion made by Council Member Thompson
Motion seconded by Council Member Wangemann
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

Motion amended to table resolution BR-2020-18 to the July 21, 2020 Mayor/Council Meeting.

Motion made by Council Member Thompson
Motion seconded by Council Member Wangemann
Votes favoring the motion: Thompson, Wangemann, Couvillon, Brooks, Clay

ADJOURNMENT: 5:58 PM

/ag

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C. Danny Dunagan, Jr., Mayor

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Denise O. Jordan, City Clerk