

The regularly scheduled meeting of the Conyers, Georgia, City Council was held at 7:05 p.m. on December 19, 2012, in the City Council Chambers at 1194 Scott Street, Conyers, GA.

Roll Call – Present: Mayor Randy Mills, Council Members Chris Bowen, Vince Evans, John Fountain, and Cleveland Stroud. Council Member Gerald Hinesley was absent.

Invocation – The invocation was given by Council Member John Fountain.

Pledge of Allegiance – Mayor Randy Mills led everyone in the Pledge of Allegiance.

Mayor's Welcome

Citizens' Communication – There was no one wishing to address the Council.

Agenda Revisions: Chief Operating Officer David Spann stated that there were two agenda revisions.

- (1) Council Member John Fountain made a motion to add as agenda item #9 Ordinance No. 899 regarding the frequency of garage sales. Council Member Chris Bowen seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.
- (2) Council Member John Fountain made a motion to add as agenda item #10 Ordinance No. 906 which provides for a moratorium on all commercial development in single-family dwellings and two-family dwellings that are located in an area that is zoned BN, Neighborhood Business. Council Member Cleveland Stroud seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

Minutes – Council Member Chris Bowen made a motion to approve the minutes of the December 5, 2012 regularly scheduled City Council meeting. Council Member John Fountain seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

New Business:

1. **Public hearing. Request to approve Ordinance No. 896 to rezone 5.01 acres from the General Business (BG) District with the condition restricting permitted non-residential uses to those that are only permitted in the Neighborhood Business (BN) District; and a beer, wine and liquor store to General Business (BG) District with the condition restricting permitted non-residential uses to only those that are permitted in the Neighborhood Business (BN) District, a beer, wine and liquor store, and a tobacco store – (Ketan Patel – 439 Sigman Road).** Council Member John Fountain presented the request to the Council and asked Mayor Mills to open the public hearing.

Mayor Mills opened the public hearing at 7:10 p.m.

There was no one wishing to address the Council.

Mayor Mills closed the public hearing at 7:10 p.m.

Council Member John Fountain made a motion to approve Ordinance No. 896 with conditions and waive the second reading. Council Member Chris Bowen seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

2. **Public hearing. Request to approve Ordinance No. 897 permitting a special use permit for a solid waste transfer station as an additional permitted use of land within the Industrial-Distribution (I-D) District – (Pratt Industries – 1920 Sarasota Parkway, N.E).** Council Member John Fountain presented the request to the Council and asked Mayor Mills to open the public hearing.

Mayor Mills opened the public hearing at 7:12 p.m.

There was no one wishing to address the Council.

Mayor Mills closed the public hearing at 7:12 p.m.

Council Member John Fountain made a motion to approve Ordinance No. 897 and waive the second reading. Council Member Cleveland Stroud seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

3. **Public hearing. Request for Mayor and Council to hold a public hearing regarding the issuance of a Solid Waste Handling Permit by the Department of Natural Resources. The permit is for the proposed Pratt Industries Materials Processing and Fuel Preparation Facility located at 1800-D Sarasota Parkway.** Council Member John Fountain presented the request to the Council and asked Mayor Mills to open the public hearing.

Mayor Mills opened the public hearing at 7:13 p.m.

Mr. Robert M. Joiner of Pratt Industries and Mr. Kenneth Peters, Environmental Consultant with Golder Associates, Inc., addressed the Council and gave a presentation regarding the handling of solid waste. Mr. Joiner stated that a public hearing is required by the Department of Natural Resources.

Mayor Mills closed the public hearing at 7:20 p.m.

No action is needed.

4. **Public hearing. Request to approve Ordinance No. 898 amending the Comprehensive Land Use Plan from Light-Industrial to Public Institutional; and rezoning 1.0 acre from the Industrial-Distribution (I-D) District to the Office-Institutional (O-I) District – (United Midwest Savings Bank – 2135 East View Parkway).** Council Member John Fountain presented Ordinance No. 898 to the Council and asked Mayor Mills to open the public hearing.

Mayor Mills opened the public hearing at 7:21 p.m.

Mr. Michael Geoffrey with United Midwest Savings Bank addressed the Council in favor of the request amending the Comprehensive Land Use Plan and rezoning 1.0 acre at 2135 East View Parkway.

Mayor Mills closed the public hearing at 7:25 p.m.

Council Member John Fountain made a motion to approve Ordinance No. 898 and waive the second reading. Council Member Cleveland Stroud seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

5. **Request approval of the increase in the Police Department's permitting fees.** Chief of Police Gene Wilson presented the request to the Council, and asked for Council's approval of the increase in the Police Department's permitting fees. Council Member Cleveland Stroud made a motion to approve the request of the increase in the Police Department's permitting fees. Council Member Vince Evans seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

6. **Request approval of Ordinance No. 901 adopting the revised/updated City of Conyers Employee Personnel Rules, Regulations, Procedures and Policies.** Director of Human Resources Dee Buggay presented Ordinance No. 901 to the Council and asked for Council's approval. After discussion, Council Member Chris Bowen made a motion to approve Ordinance No. 901 adopting the revised/updated City of Conyers Employee Personnel

Rules, Regulations, Procedures and Policies and waive the second reading. Council Member Vince Evans seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

7. **Request approval of Ordinance No. 902 amending Chapter 1 of Title 11 of the Code of Ordinances of the City of Conyers to prohibit the operation of a dive in the City of Conyers.** Chief Operating Officer David Spann presented Ordinance No. 902 to the Council and asked for Council's approval. Council Member Cleveland Stroud made a motion to approve Ordinance No. 902 amending Chapter 1 of Title 11 of the Code of Ordinances of the City of Conyers to prohibit the operation of a dive in the City of Conyers and waive the second reading. Council Member John Fountain seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

8. **Request approval of Ordinance No. 903 amending Chapter 1 of Title 9 of the Code of Ordinances of the City of Conyers in its entirety for the licensing and regulation of alcoholic beverages in the City of Conyers.** Chief Operating Officer David Spann presented Ordinance No. 903 amending Chapter 1 of Title 9 of the Code of Ordinances of the City of Conyers in its entirety for the licensing and regulation of alcoholic beverages in the City of Conyers to the Council and asked for Council's approval. Council Member Cleveland Stroud made a motion to approve Ordinance No. 903 amending Chapter 1 of Title 9 of the Code of Ordinances of the City of Conyers in its entirety for the licensing and regulation of alcoholic beverages in the City of Conyers and waive the second reading. Council Member Vince Evans seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

9. *(Agenda revision.)* **Request approval of Ordinance No. 899 to amend Section 9-8-3, Garage Sales to change "twelve (12) month period" to "calendar year".** Council Member John Fountain presented Ordinance No. 899 to amend Section 9-8-3, Garage Sales to change "twelve (12) month period" to "calendar year" to the Council, and made a motion to approve and waive the second reading. Council Member Chris Bowen seconded the motion. Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

10. *(Agenda revision.)* **Request approval of Ordinance No. 906 which provides for a moratorium on all commercial development in single-family dwellings and two-family dwellings that are located in an area that is zoned BN, Neighborhood Business, pending the completion of revisions to the Code of Ordinances; to provide for an effective date; to provide for a repealing date; and for other purposes.** Council Member John Fountain presented Ordinance No. 906 to the Council, and made a motion to approve and waive the second reading. Council Member Cleveland Stroud seconded the motion. After discussion, Mayor Mills called for a vote of the Council. All members present voted aye. Council Member Gerald Hinesley was absent. Mayor Mills declared the motion carried.

Committee Reports:

- Council Member Gerald Hinesley, Chairman of the *Transportation and Stormwater Committee and Co-Chairman of the Finance Oversight Committee*, was absent.
- Council Member Chris Bowen, Chairman of the *GIHP, Cherokee Run, BHCNC, and Cemetery Committee*, had nothing to report.
- Council Member Cleveland Stroud, Chairman of the *Public Safety Committee*, had nothing to report.
- Council Member Vince Evans, Chairman of the *Economic Development Committee*, reported that Glenn Sears, Executive Director of the Conyers-Rockdale Economic Development Council, is retiring at the end of this year.

- Council Member John Fountain, Chairman of the *Community Development Committee*, had nothing to report.

City Manager's Update – Chief Operating Officer David Spann reminded everyone of the Employee Christmas Party tomorrow (Thursday, December 20, 2012) at Cherokee Run.

Executive Session – Chief Operating Officer David Spann stated that there was no need for an Executive Session.

There being no further business to come before the Council, the meeting was adjourned at 8:15 p.m.



Randal S. Mills, Mayor

Attest:



Patricia I. Smith, City Clerk