



CITY OF FLOWERY BRANCH
SPECIAL CALLED WORK/VOTING SESSION
Meeting Minutes
June 6, 2007, 2007,
9:30 a.m.



OPEN MEETING: Mayor Hirling opened the meeting at 9:32 a.m.

IN ATTENDANCE: Mayor Hirling, Council Members Jim Herold, Pat Zalewski, Mary Jones, and Allen Bryans. Also in attendance were City Manager Bill Andrew, City Clerk Melissa McCain, City Planner James Riker, Assistant City Clerk Lou Camiscioni and City Attorney Richard Carothers.

ABSENT: -Councilwoman Jan Smith.

PUBLIC COMMENTS:

There were no public comments

UNFINISHED BUSINESS:

[Update – Well #3 and Water Tank](#)

City Manager Andrew reviewed the time line for Well Number 3 and advised that it is anticipated that the well will be online by October 15, 2007.

NEW BUSINESS:

[Discussion – Request to amend Ordinance 170 and Ordinance 54 to extend the service of alcoholic beverages by the drink to 2:00 am.](#)

Clerk McCain advised that she was she was in receipt of a letter from Ms. Han, owner of Home Field Sports Bar and Grill, to be opening soon at 5466 McEver Road.

Ms. Han is concerned that residents may be traveling to other jurisdictions where alcohol service is provided until 2:00 am. as opposed to keeping business local. Ms Han is requesting that consumption on the premises hours be extended until 2:00 a.m.

After some discussion there was a consensus of the City Council to direct the City Clerk and City Attorney to present an amendment to the Council at the next voting session for approval of service of alcoholic beverages until 2:00 a.m.

[Discussion/Approval – Contract for Natural Gas Support Services](#)

City Manager Andrew informed the Council that a synopsis of the fees currently being paid for gas services was sent to the Georgia Municipal Government Association (GMA) for review. GMA is offering to solicit for better prices for gas services on behalf of the City of Flowery Branch and anticipates being able to save the City \$1,344.00 in gas costs.

City Manager Andrew further advised that once a bid accepted the City would enter into a contract with the provider for those services.

After some discussion there was a motion made to authorize the City of Flowery Branch to enter into a contract for gas service and authorize the Mayor to execute said document.

MOTION: Allen Bryans
SECOND: Jim Herold
AYES: Mary Jones, Pat Zalewski, Allen Bryans and Jim Herold
NAYES: None
ABSENT: Jan Smith
Motion carried

[Resolution 07-007 - Approval 2007/2008 City of Flowery Branch Fiscal Year Budget](#)

City Manager Andrew advised that all the budget hearings have been complete as well as individual meetings with Council Members. The budget has been adjusted accordingly and the general Fund is in balance.

Attorney Carothers read Resolution 07-007.

There was a motion made to approve Resolution 07-007, 2007/2008 City of Flowery Branch Fiscal Year Budget as read.

MOTION: Mary Jones
SECOND: Pat Zalewski
AYES: Mary Jones, Pat Zalewski, Allen Bryans and Jim Herold
NAYES: None
ABSENT: Jan Smith
Motion carried

[Ordinance 348.1 – Amendment to Article 21 “Parking” and Article 24 “Signs.”](#)

Attorney Carothers read Ordinance 348.1 – Amendment to Article 21 “Parking” and Article 24 “Signs”.

There was a motion made to approve the first reading of Ordinance 348.1 as presented.

MOTION: Allen Bryans
SECOND: Jim Herold
AYES: Mary Jones, Pat Zalewski, Allen Bryans and Jim Herold
NAYES: None
ABSENT: Jan Smith
Motion carried

[Ordinance 348.2 – Amendment to Article 7, “TND, Traditional Neighborhood Development District “and Article 9, “Nonresidential Zoning Districts” Section 9.6 “M-1 Manufacturing and Industrial Districts”.](#)

Attorney Carothers read Ordinance 348.2 – Amendment to Article 7, “TND, Traditional Neighborhood Development District “and Article 9, “Nonresidential Zoning Districts” Section 9.6 “M-1 Manufacturing and Industrial Districts”.

There was a motion made to approve the first reading of Ordinance 348.2 as presented.

MOTION: Jim Herold
SECOND: Allen Bryans
AYES: Mary Jones, Pat Zalewski, Allen Bryans and Jim Herold
NAYES: None
ABSENT: Jan Smith
Motion carried

[Ordinance 361 – Annexation 4676 Hog Mountain Road](#)

City Planner Riker reviewed the annexation request.

Planner Riker noted that Hall County was notified of the proposed annexation and did not dispute the annexation.

Attorney Carothers read Ordinance 361 – Annexation of 4676 Hog Mountain Road.

There was a motion made to approve Ordinance 361 as read.

MOTION: Pat Zalewski
SECOND: Allen Bryans
AYES: Mary Jones, Pat Zalewski, Allen Bryans and Jim Herold
NAYES: None
ABSENT: Jan Smith
Motion carried

[Ordinance 362 – Rezoning 4676 Hog Mountain Road](#)

Planner Riker reviewed the requested and noted that the request is consistent with the City of Flowery branch Comprehensive Plan as well as Hall County’s Plan.

Attorney Carothers read Ordinance 362.

There was a motion made to approve Ordinance 362 as read.

MOTION: Pat Zalewski
SECOND: Jim Herold
AYES: Mary Jones, Pat Zalewski, Allen Bryans and Jim Herold
NAYES: None
ABSENT: Jan Smith
Motion carried

[Resolution 07-008 – Water Sewer Rate Schedule of Fees](#)

Planner Riker reviewed the changes to the fee schedule.

Attorney Carothers read Resolution 07-008.

There was a motion made to approve Resolution 07-008 as read.

MOTION: Jim Herold
SECOND: Allen Bryans
AYES: Mary Jones, Pat Zalewski, Allen Bryans and Jim Herold
NAYES: None
ABSENT: Jan Smith
Motion carried

[Resolution 07-009 – 2008 TE Grant Application Transmittal](#)

Planner Riker reviewed the Resolution and advised the Council that approval of the resolution will allow the City to move forward with the application procedures for 2008 TE Grant submittals.

Attorney Carothers read Resolution 07-009.

There was a motion made to approve Resolution 07-009 as read.

MOTION: Allen Bryans
SECOND: Pat Zalewski
AYES: Mary Jones, Pat Zalewski, Allen Bryans and Jim Herold
NAYES: None
ABSENT: Jan Smith
Motion carried

[Ordinance 100-G – Amendment to 100-F Establishing Rates, Fees and Charges for Water and Sewer Services](#)

Planner Riker reviewed the Ordinance and the procedures for reserving sewer capacity

Attorney Carothers read Ordinance 100-G.

There was a motion to approve the first reading of Ordinance 100-G as read.

MOTION: Jim Herold
SECOND: Allen Bryans
AYES: Mary Jones, Pat Zalewski, Allen Bryans and Jim Herold
NAYES: None
ABSENT: Jan Smith
Motion carried

CITY MANAGER REPORT:

No report

CLERK REPORT:

No report

ATTORNEY REPORT:

No report.

PLANNING, ZONING REPORT:

Discussion – Bowen Sewer Reservation

Planner Riker advised that he is currently working with Mr. Bowen and the Conner Property, Mr. Dobbs and the Country Craft Property and a hotel off of Holland Dam Road regarding sewer capacities. Further Planner Riker advised that resolution could be before the Council by the next Voting Session scheduled for June 20th, 2007. More information will be presented as it becomes available.

Updates

There are no items for the Public Hearing scheduled for June 14, 2007. Meeting has been cancelled.

TE Grant

Planner Riker advised that two bids were received for the construction of Main Street. The first bid was from a company in Gainesville in the amount of \$220,000. The second bid was out of Peachtree City in the amount of \$422,000.

Both bidders have been asked for further information, references and an itemized budget of the project. Responses are to be to the City by June 11, 2007.

Upcoming Projects

Planner Riker advised that Sterling on the Lake will be presenting final plat maps to the city for the meeting scheduled on June 20 2007. Also a preliminary plat is proposed from the Mack Jones Property. This property is proposed for industrial building.

Stonebridge Village

Planner Riker advised that Kohls has completed the construction of the foundation for their building and is moving right along. Home Depot has been issued a building permit and in the near future PetSmart and Target will have their permits.

COUNCIL REPORT:

No report

EXECUTIVE SESSION

There was a motion made to enter Executive Session at 10:46 a.m. for pending litigation, Personnel Issues and Land Acquisition.

MOTION: Mary Jones
SECOND: Allen Bryans
AYES: Jim Herold, Allen Bryans Mary Jones and Pat Zalewski.
NAYES: None
ABSENT: Jan Smith
Motion carried

There was a motion made to exit Executive Session at 12:10 p.m. and reconvene the Special Called Work/Voting Session.

MOTION: Jim Herold
SECOND: Allen Bryans
AYES: Jim Herold, Allen Bryans, Mary Jones and Pat Zalewski.
NAYES: None
ABSENT: Jan Smith
Motion carried

OPEN SESSION:

There was a motion made to authorize the City to enter into a contract with the First Baptist Church of Flowery Branch and purchase the well site property and further authorize the Mayor to execute said documents.

MOTION: Jim Herold
SECOND: Mary Jones
AYES: Jim Herold, Allen Bryans, Mary Jones and Pat Zalewski.
NAYES: None
ABSENT: Jan Smith
Motion carried

There was a motion made to approve the employment contract with James Riker and authorize the execution of said document.

MOTION: Allen Bryans
SECOND: Jim Herold
AYES: Jim Herold, Allen Bryans, Mary Jones and Pat Zalewski.
NAYES: None
ABSENT: Jan Smith
Motion carried

ADJOURNMENT:

There was a motion made to adjourn the meeting at 12:14 p.m.

MOTION: Mary Jones

SECOND: Pat Zalewski

AYES: Mary Jones, Jim Herold, Allen Bryans and Pat Zalewski.

NAYES: None

ABSENT: Jan Smith

Motion carried

City Clerk - Melissa McCain

Date

Mayor Diane Hirling