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REGULAR MEETING OF THE PERRY CITY COUNCIL

August 1, 2017

6:00 P.M.

1. Call to Order: Mayor James E. Faircloth, Jr., Presiding Officer.
2. Roll.
3. Invocation and Pledge of Allegiance to the Flag: Mayor James E. Faircloth, Jr.
4. Recognition(s)/Proclamation(s)/Presentation(s) – Mayor James E. Faircloth, Jr.
 - Introduction of Laura King, Public Works Executive Secretary – Mr. L. Gilmour
5. Citizens with Input.
6. Review of Minutes: Mayor James E. Faircloth, Jr.
 - 6a. Council’s Consideration – Minutes of the July 17, 2017 work session, July 18, 2017 pre council meeting and July 18, 2017 council meeting.
7. Old Business: Mayor James E. Faircloth, Jr.

Ordinance(s) for Seconding Reading(s) and Adoption

Second Reading of an ordinance for rezoning of property from City of Perry R-2, Two Family Residential District to City of Perry NMU, Neighborhood Mixed Use District. The property is located at 503 Bradley Street. – Mr. B. Wood
8. Any Other Old Business: Mayor James E. Faircloth, Jr.
 - 8a. Mayor James E. Faircloth, Jr.
 - 8b. Council Members
 - 8c. City Manager Lee Gilmour
 - 8d. City Attorney
9. New Business: Mayor James E. Faircloth, Jr.
 - 9a. Matters referred from July 31, 2017 work session and August 1, 2017 pre council meeting.
10. Council Members Items.
11. Department Heads/Staff Items:

MINUTES
WORK SESSION MEETING
OF THE PERRY CITY COUNCIL
July 17, 2017
5:00 P.M.

1. Call to Order: Mayor James E. Faircloth, Jr. called to order the work session meeting held July 17, 2017 at 5:00 p.m.

2. Roll:

Elected Officials Present: Mayor James E. Faircloth Jr., Mayor Pro-Tempore William Jackson, Council Members: Phyllis Bynum-Grace, Randall Walker and Willie King.

Elected Official Absent: Council Members: Riley Hunt and Robert Jones

Staff: City Manager Lee Gilmour, Attorney Matthew Hulbert and Recording Clerk, Nancy Graham

City Departmental Staffing: Chief Steve Lynn – Police Department, John Schell - Public Works Department, Ellen Palmer – Digital Communication Manager, Bryan Wood – Director of Community Development, Ephraim Wheeler – Fire and Emergency Services Department, Brenda King – Director of Administration, and Kevin Dye – Director of Leisure Services.

Guest(s)/Speaker(s): Darlene McLendon and Catherine Edgemon

Press: Ms. Kristin Moriarty and Ms. Cheri Adams- The Houston Home Journal

3. Items of Review/Discussion: Mayor James E. Faircloth, Jr.

3a. Police Department:

1. Review permit process for door to door solicitation – Chief S. Lynn: Chief Lynn reviewed the current permit process for door to door solicitation as outlined in the memo provided to Council.

3b. Department of Community Development:

1. Discussion of food truck regulations – Mr. B. Wood: Mr. Wood reviewed his findings from his research relative to how various cities regulate food trucks on both public and private property. After discussion, it was the consensus of Council for Administration to submit a recommended ordinance for Council's review for food trucks on both private and public property.

3c. Department of Community Development:

1. Hotel incentive policy – Mr. Smith: Mr. Smith reviewed for Council’s consideration an incentive policy for hotel development/redevelopment that is modeled after the recommendation associated with the hotel feasibility study. After a question and answer session, it was the consensus of Council to wait until the August work session meeting when Council Members Riley Hunt and Robert Jones will have an opportunity to give their input concerning this matter.
2. Perry Housing Team update – Mr. Smith: Mr. Smith presented to Mayor and Council an update on the Perry Housing Team. Mr. Smith stated that Perry had its first housing fair and a broad range of vendors and exhibitors were present. He also thanked all the partners who participated in the housing fair. Mr. Smith also provided an update on the CHIP and CDBG grants.
3. City facility wayfinding signage – Mr. Smith: As a follow up to the discussion relative to City facility wayfinding signage, Mr. Smith presented the construction documents for Council’s review prior to fabrication and installation. After a question and answer session, it was the consensus of Council to move forward with a draft RFP for fabrication and installation of wayfinding signage for City facilities.
4. “Your City Program” update – Ms. Palmer: Ms. Palmer advised that there are currently twenty (20) participants who have signed up for the Your City Program. There will be a kickoff in August at the Houston Lake Country Club.
5. Downtown outdoor movie night event – Ms. Edgemon: Ms. Edgemon reported that the Perry Main Street Promotion Committee in collaboration with the Georgia National Fairgrounds will be hosting an outdoor movie on the downtown courthouse lawn at 8:30 p.m. on July 23, 2017. It was the consensus of Council to move forward and place this item on tomorrow’s agenda for a vote.
6. Downtown tailgate event – Mr. Smith: Mr. Smith stated that staff is exploring the possibility of a downtown tailgate event for the first Georgia game on September 9, 2017. To be consistent with previous downtown events, Mr. Smith was advised that coolers are not permitted.

3d. Administration

1. Use of armory tank for local radio club – Mr. L. Gilmour: As a follow up to a request from a local radio club relative to use of the armory tank, the Council asked Mr. Gilmour to contact the local communities to see how they have handled this request. Mr. Gilmour reported that the City of Warner Robins does not allow use and Houston County does not have a policy one way or the other. After a brief discussion, Administration’s recommendation was that the City of Perry not allow the local radio club use of the armory tank and to refer them to Houston County to see if they can get on one of their towers. Council agreed with the recommendation and directed Mr. Gilmour to advise the petitioner.

2. Partial development on City property – Mr. L. Gilmour – Mr. Gilmour provided two (2) site location maps of parcels owned by the City. The administration proposed to use a portion of the parcels to relocate the Department of Public Works Sanitation and Stormwater Divisions. After discussion of the site uses, it was the consensus of Council to proceed with the use of the proposed portion of the parcel for relocation of Department of Public Works Sanitation and Stormwater Divisions.
3. GMA annual meeting reports – Department Heads: Mr. Smith, Chief Lynn, Mr. Dye, Mr. Wood and Ms. King gave a brief overview of the classes they attended and knowledge they gained at the GMA annual meeting and thanked Council for the opportunity to attend.
4. Consideration of names for the parks project – Mr. L. Gilmour: Mr. Gilmour provided for Council’s consideration a list provided by the Perry Area Historical Society of suggested names for the Third Street and Jaycees sites. Council Member Bynum-Grace recommended that names of individuals be eliminated from the list. Ms. Palmer was instructed to use social media to encourage public input regarding the naming the two sites.
5. Installation of sidewalk from Kenwood Drive to Main Street- Mr. L. Gilmour: Mr. Gilmour stated that his office was approached by some of the citizens from the Camelot Subdivision relative to the installation of a sidewalk from Kenwood Drive to Main Street. After discussion, it was the consensus of Council to add the installation of a sidewalk from Kenwood Drive to Main Street to the sidewalk improvement list.

4. Council Member Items:

Council Members Bynum-Grace, Walker and Mayor Pro Tempore Jackson had no reports.

Council Member King reported that citizens are parking their cars under the pavilion at Creekwood Park. He suggested that No Parking signs be installed.

Mr. Gilmour advised that Mr. Cesur Gorman came to see him requesting some relief on the sewer charge for small businesses. Mr. Gilmour also reported that he explained the process to Mr. Gorman.

Attorney Hulbert had no report.

5. Department Heads/Staff Items:

Mr. Schell, Chief Lynn, Mr. Dye, Mr. Wheeler, Ms. Edgemon, Mr. Smith had no reports.

Ms. King reported they are still moving forward with August tax sale and as of Friday, there were ninety-five (95) parcels on the list.

Mr. Wood reported on the single family permits. He also advised of the potential need for a building inspector.

Mayor Faircloth advised that the Pre Council and Council Meetings are July 18, 2017 at 5:00 p.m. and 6:00 p.m.

6. Adjournment: There being no further business to come before Council at the work session meeting held July 17, 2017, Council Member Bynum-Grace moved to adjourn at 7:07 p.m. Council Member Walker seconded and it carried unanimously.

12. General Public Items:

13. Mayor Items:

14. Adjourn.

MINUTES
PRE COUNCIL MEETING
OF THE PERRY CITY COUNCIL
July 17, 2017
5:00 P.M.

1. Call to Order: Mayor Pro Tempore, William Jackson, Presiding Officer, called to order the pre council meeting held July 17, 2017 at 5:00 p.m.

2. Roll:

Elected Officials Present: Mayor James E. Faircloth, Jr*.; Mayor Pro Tempore William Jackson and Council Members Phyllis Bynum-Grace, Willie King, Robert Jones, and Randall Walker.

Elected Official(s) Absent: Council Member Riley Hunt

*Mayor Faircloth arrived at 5:17 pm

City Staff: City Manager Lee Gilmour, City Attorney Mathew Hulbert, and Recording Clerk, Cyndi Houser.

Departmental Staffing: Chief Steve Lynn – Perry Police Department, Battalion Chief Robbie Rowell – Fire and Emergency Services Department, Bryan Wood – Director of Community Development, Robert Smith – Economic Development Director, Kevin Dye –Director of Leisure Services, Brenda King – Director of Administration, John Schell – Buildings and Grounds Maintenance Supervisor, and Chad McMurrian – Lead Engineering Technician.

Guests: None

Media: Kirstin Moriarty and Cheri Adams – Houston Home Journal.

3. Items of Review/Discussion: Mayor James E. Faircloth, Jr.

3a. Discussion of July 18, 2017 council meeting agenda – Mayor Pro Tempore William Jackson.

6a. Petition for Rezoning application No. 4-17-06

1. Mr. Wood reviewed the application for rezoning from City of Perry R-2, Two Family Residential District to City of Perry NMU, Neighborhood Mixed Use District. Staff recommended approval with the condition that the entrance not be on Bradley Street to limit the traffic in the neighborhood. Planning Commission recommended approval as submitted.

9b. Presentation relative to playground revitalization program - Mr. Dye advised the presentation will show proposed improvements for Rozar, Calhoun, Creekwood and some of the “pocket parks”.

9c. Resolution(s) for Consideration and Adoption:

1. Resolution Amending the City of Perry Personnel Management System. Mr. Gilmour advised two items needed to be updated: make the probation period for all departments 365 days; and change the policy for annual leave from “use it or lose it” to roll over to the next year, but retain the cap in the event an employee separates subject to legal review.

*Mayor Faircloth assumed the presiding officer duties.

2. Resolution amending the City of Perry Fee Schedule. Mr. Gilmour reviewed the changes in the Fee Schedule noting this is done annually after Council adopts an operating budget. Most items increased by 2-1/2%, but some stayed the same based on state law or decreased based on actual costs involved.

9e. Award of Bid 2017-26 Emergency Sewer Rehab at Tucker Road and Ball Street. Mr. McMurrian stated bids were solicited for this project from four (4) contractors. Only two (2) responded and staff and Georgia Water & Environmental services recommended the low bidder, The Renee Group, LLC, Atlanta, be awarded the contract.

9f. Special Events Application request from the Perry Main Street Promotion Committee. Chief Lynn stated the Main Street Promotion Committee in coordination with the Georgia National Fairgrounds Barrel Horse racing event will be sponsoring a movie night on the old Courthouse lawn on Sunday July 23, 2017 from 7:30-11:00 pm. He further stated that no businesses would be impacted by the street closures because it is a Sunday evening event.

4. Council Members Items:

Mayor Pro Tempore Jackson and Council Members Bynum-Grace, King, Jones and Walker had no reports.

Mr. Gilmour and Assistant Attorney Hulbert had no reports.

5. Department Head Items:

Ms. King, Battalion Chief Rowell, Mr. Schell and Mr. McMurrian had no reports.

Mr. Dye stated the early registration for football, soccer, and cheerleading ended last Friday; late fees will apply for anyone signing up this week.

Mr. Smith inquired if Council would be interested in a site visit from the State Department of Community Affairs. This will offer staff and council an opportunity to show off the good things the City is doing.

Mr. Wood provided a map regarding a possible annexation from a developer. Council discussed the parcel and noted the same developer had requested de-annexation several years ago. It may not be possible to annex back into the City because of the service area agreement with Warner Robins. Council concurred to keep service area the same.

Chief Lynn announced the police department had received a \$15,000 grant which will be used for equipment in the patrol cars including printers tied to the E-ticket software.

7. Adjourn: There being no further business to come before Council in the pre council meeting held July 17, 2017, Council Member Walker motioned to adjourn at 5:44 p.m.; Council Member Jones seconded the motion and it carried unanimously.

MINUTES
REGULAR MEETING OF THE PERRY CITY COUNCIL
July 18, 2017
6:01 P.M.

1. Call to Order: James E. Faircloth, Jr., Presiding Officer, called to order the regular meeting of the Perry City Council held July 18, 2017 at 6:00 p.m.

2. Roll.

Elected Officials Present: Mayor James E. Faircloth, Jr.; Mayor Pro Tempore William Jackson and Council Members Randall Walker, Phyllis Bynum-Grace, Robert Jones, and Willie King.

Elected Official(s) Absent: Council Member Riley Hunt

Staff: City Manager Lee Gilmour, Assistant City Attorney Matthew Hulbert, and Recording Clerk Cyndi Houser

City Departmental Staffing: Chief Steve Lynn – Perry Police Department, Battalion Chief Robby Rowell – Fire and Emergency Services Department, Bryan Wood – Director of Community Development, Robert Smith – Economic Development Director, Brenda King – Director of Administration, Kevin Dye – Director of Leisure Services, John Schell – Buildings and Grounds Maintenance Supervisor, Chad McMurrian – Lead Engineering Technician, Ellen Palmer – Digital Communications Manager.

Guest(s)/Speaker(s): Ms. Jackie Beeland, Mr. and Mrs. James Beeland, Sr., Mr. James Beeland, Jr., Mr. Jacob Poole, Mr. Lawrence Clarington, Mr. Brince Coody, Mr. Jim Mehserle, Ms. Stella Howard, Ms. Amy Dixon, Mr. Jonathan Johnson, Ms. Mary Lou Simon, and Mr. Tracy Hester

Media: Ms. Kristin Moriarty and Ms. Cheri Adams - Houston Home Journal, Mr. Wayne Crenshaw – Macon Telegraph and Ms. Marigrace Segó – ComSouth 100

3. Invocation and Pledge of Allegiance to the Flag: Mayor James E. Faircloth, Jr.

Council Member King rendered the invocation and Mayor Pro Tempore Jackson led the pledge of allegiance to the flag.

4. Recognition(s)/Proclamation(s)/Presentation(s) – Mayor James E. Faircloth

- Battalion Chief Robby Rowell accepted a commendation for the Perry Fire Department for their assistance in the West Mims Fire. Mayor Faircloth presented the commendation on behalf of the Charlton County Board of Commissioners.

- Mayor Faircloth read a proclamation honoring the late Martin Beeland for all the contributions he had made to the community. The plaque was accepted by the Beeland family.
- Mr. Wood introduced Mr. Tracy Hester, Chief Building Official, to Mayor, Council and the public. Council welcomed Mr. Hester to the City of Perry.

5. Citizens with Input.

None

6. Public Hearing: Mayor James E. Faircloth, Jr.

PUBLIC HEARING CALLED TO ORDER AT 6:18 p.m. Mayor James E. Faircloth Jr. called to order a public hearing at 6:18 p.m. to provide any interested parties with an opportunity to express their views and concerns in accordance with O.C.G.A. Sec. 36-67A-3(c)

- 6a. Petition for Rezoning Application No. R-17-06. Applicant, Hoke's Heating and Air, Inc., requested rezoning of the property from City of Perry R-2, Two Family Residential District to City of Perry NMU, Neighborhood Mixed Use District. The property is located at 503 Bradley Street.

Staff Report: Mr. Wood reviewed the staff report recommending approval with the condition of no entrance on Bradley Street. The Planning Commission recommended approval as submitted.

Public Input: Mayor Faircloth called for any public input for or opposed to the amendment.

For: Mr. Bob Lawson, attorney for Hoke's Heating and Air, spoke in favor of the application as submitted.

Against: None.

Public Hearing closed at 6:23 p.m. Mayor James E. Faircloth closed the public hearing at 6:23 p.m.

7. Review of Minutes: Mayor James E. Faircloth, Jr.

- 7a. Council's Consideration – Minutes of the June 19, 2017 work session, June 20, 2017 pre council meeting and June 20, 2017 council meeting.

Council Member Bynum-Grace motioned to accept the minutes as submitted; Council Member Jones seconded the motion, and it carried with Council Member King abstaining.

8. Old Business: Mayor James E. Faircloth, Jr.

- 8a. Mayor James E. Faircloth, Jr. - None
- 8b. Council Members - None
- 8c. City Manager Lee Gilmour - None
- 8d. City Attorney - None

9. New Business: Mayor James E. Faircloth, Jr.

- 9a. Matters referred from July 17, 2017 work session and July 18, 2017 pre council meeting. None
- 9b. **First Reading** of an ordinance for rezoning of property from City of Perry R-2, Two Family Residential District to City of Perry NMU, Neighborhood Mixed Use District. The property is located at 503 Bradley Street – Mr. B. Wood (*No action required by Council*)
- 9c. Playground Revitalization Program. Mr. Dye, in consultation with Council Members Bynum-Grace and Jones, presented a Power Point on improvements in playground equipment that could be made at Rozar, Calhoun and Creekwood parks along with ideas for making the pocket parks within the City more attractive. Council Members advised the public this would be further discussed at the Town Hall Meeting scheduled for July 25, 2017 at the Creekwood Park Pavilion.
- 9d. Resolution(s) for Consideration and Adoption:
 - 1. Adopted Resolution 2017-23 Amending the City of Perry Personnel Management System. Mr. Gilmour presented for Council's consideration, a resolution to extend the probation period to 365 days for all departments, allow employees to carry over any unused annual leave with no cap until employment is severed and the removal of abandonment subject to legal review. Council Member Randall Walker motioned to adopt the Resolution to Amend the City of Perry Personnel Management System subject to legal review. Council Member Jones seconded the motion and it carried unanimously. (*Resolution 2017-23 has been entered in the City's official book of record.*)
 - 2. Adopted Resolution 2017-24 Adopting the FY 2018 Fee Schedule. Mr. Gilmour presented for Council's consideration, a resolution adjusting the various fees collected by the City. He noted the fire and sanitation fees remained the same, and the solicitor's badge and plan review fees were reduced. Council Member Bynum-Grace moved to adopt the FY 2018 Fee Schedule. Mayor Pro Tempore Jackson seconded and it carried unanimously. (*Resolution 2017-24 has been entered in the City's official book of record.*)
- 9e. Award of Bid(s):
 - 1. Bid No. 2017-26 Tucker Road/Ball Street Emergency Sewer Rehab

Chad McMurrian presented for Council's consideration an award of bid for the Tucker Road/Ball Street Emergency Sewer Rehab. Staff recommended

awarding to the low bidder, Renee Group, Atlanta in the amount of \$86,400. Council Member Bynum-Grace motioned to accept Staff's recommendation to award Bid No. 2017-26 to the Renee Group in the amount of \$86,400. Council Member Jones seconded the motion and it carried unanimously.

9f. Special Events Application request from the Perry Main Street Promotion Committee.

1. The Perry Main Street Promotion Committee, in coordination with the Georgia National Fairgrounds Barrel Horse Racing event requested closure of streets around the old Courthouse for a movie night on Sunday, July 23, 2017. Police Chief Lynn recommended approval of the following street closures: Carroll Street between Jernigan and Ball; Ball Street between Main and Carroll; and Jernigan Street between Main and Carroll. Council Member Walker moved to approve the street closures for the Movie Night Event on Sunday, July 23, 2017; Mayor Pro Tempore Jackson seconded the motion and it carried unanimously.

10. Council Members Items. No reports

11. Department Heads Items:

Mr. Smith announced that the Town Hall Meeting scheduled for Tuesday, July 25th at 5:30 at Creekwood Park Pavilion is open to all residents of Perry.

Mr. Dye encouraged everyone to check out the Leisure Services' Facebook page which included a short video. Participants registering this week for football, soccer and cheerleading will pay a late fee.

12. General Public Items:

Amy Dixon, Perry, GA – was glad to hear more playground equipment is being considered for the parks; would like to see the rules for players, coaches and parents posted on Facebook and have them enforced across the board.

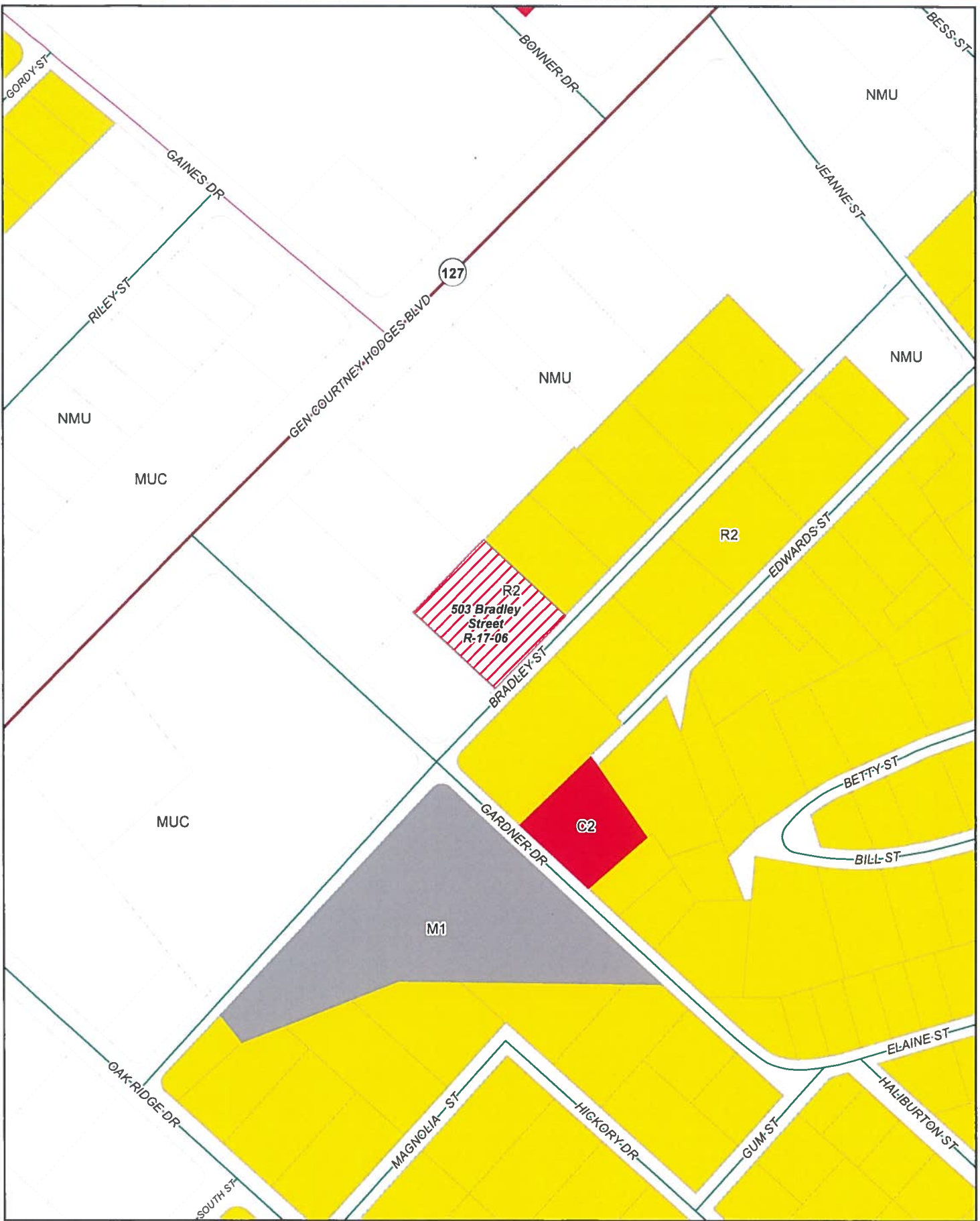
Jonathan Johnson, Perry, GA – was looking forward to the splashpad for Creekwood.

Mary Lou Simon, Perry, GA – was thankful for the new splashpad, would like to see the pool stay open and felt the restrooms needed a facelift.

13. Mayor Items:

- Movie night on the old Courthouse lawn, Sunday, July 23, 2017
- Town Hall Meeting, July 25, 2017 at Creekwood Pavilion
- Ribbon cutting for Tractor Supply, July 26, 2017 at 10:30 am
- SE Little League hosting softball and baseball competitions July 27th – August 4th
- Work Session, July 31st and Regular Meeting August 1st

14. Adjourn. There being no further business to come before Council in the regular meeting held July 18, 2017 Council Member King motioned to adjourn at 7:11 p.m.; Mayor Pro Tempore Jackson seconded the motion and it carried unanimously.



Legend

Perry Zoning	C3	OC	R3
Zoning Types	GU	PUD	RAG
	LC	IN	R1
	C1	M1	RMH
	C2	M2	R2
		R2A	



1 inch = 200 feet



City of Perry Zoning Review
Case: R-17-06





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OFFICE OF THE CITY MANAGER

MEMORANDUM

TO: Mayor/Council
FROM: Lee Gilmour, City Manager *LG*
DATE: July 19, 2017
REFERENCE: Rezoning Request

At your July 18, 2017 meeting you held the public hearing for rezoning a parcel of land fronting on Bradley Street. One of the recommendations of staff was to not allow access of the parcel on Bradley Street. The owner's representative stated only employees would use the access.

Based on not being able to monitor or control access and your revitalization efforts in that area, the Administration recommends you follow staff's position.

cc: Mr. R. Smith
Mr. B. Wood