

MINUTES
PRE COUNCIL MEETING
OF THE PERRY CITY COUNCIL
January 7, 2020
5:00 P.M.

1. Call to Order: Mayor Randall Walker, Presiding Officer, called to order the pre-council meeting held January 7, 2020 at 5:00p.m.

Roll.

Elected Officials Present: Mayor Randall Walker; Mayor Pro Tempore Willie King and Council Members, Riley Hunt, William Jackson, Phyllis Bynum-Grace, Darryl Albritton, and Robert Jones.

City Staff: City Manager Lee Gilmour, Assistant City Manager Robert Smith, City Attorney Brooke Newby, and Recording Clerk Annie Warren.

Departmental Staffing: Chief Steve Lynn – Perry Police Department, Chief Lee Parker – Fire and Emergency Services Department, Bryan Wood – Director of Community Development, Brenda King – Director of Administration, Sedrick Swan - Director of Leisure Services, Mitchell Worthington - Director of Finance, Haley Bryant – Main Street Coordinator, Chad McMurrian – Engineering Services Manager and Tabitha Clark – Communications Manager.

Guest(s): Council Elect Joy Peterson

Media: Cheri Adams and Lauren Harris - Houston Home Journal

3. Items of Review/Discussion: Mayor Randall Walker

- 3a. Discussion of January 7, 2020 council meeting agenda.

8a. SUSE-102-2019. Applicant, Jacklyn Hutto, request a Special Exception to operate a day care home caring for up to six (6) children. The property is located at 313 Kendell Court; Tax Map No.0P0650 048000. Mr. Wood advised staff and the Planning Commission recommends approval with the following conditions: 1) The Special Exception shall be limited to a Residential Business conducted for a child care home only; 2) The Special Exception shall be limited to the applicant, Jacklyn Hutto, and is not transferrable; 3) The applicant shall comply with the provisions of Section 4-4.3 of the Land Management Ordinance regarding Home Occupations and Residential Businesses, all applicable local, state and federal laws and regulations; and 4) No sign advertising the business shall be posted or displayed on the property.

8b. SUSE-108-2019. Applicant, Destiny Higgins, request a Special Exception to operate a day care home at the residence. The property is located at 108 Chaparral Drive; Tax Map No. 0P38E0 002000. Mr. Wood advised staff and

the Planning Commission recommends approval with the following conditions: 1) The Special Exception shall be limited to a Residential Business conducted for a child care home only; 2) The Special Exception shall be limited to the applicant, Destiny Higgins, and is not transferrable; 3) The applicant shall comply with the provisions of Section 4-4.3 of the Land Management Ordinance regarding Home Occupations and Residential Businesses, all applicable local, state and federal laws and regulations; and 4) No sign advertising the business shall be posted or displayed on the property.

8c. Petition for RZNE-106-2019. Applicant, Bryant Engineering / Chad Bryant requests the rezoning of property from R-Ag, Residential-Agricultural District, and PUD, Planned Unit Development District, to C-1, Highway Commercial District. The property is located on GA Highway 127; Tax Map No. 0P0610 028000. Mr. Wood advised this is a request to rezone a 22-acre tract to C-1 Highway Commercial District. Staff and the Planning Commission recommends approval of the application to rezone to C-1, Highway Commercial District.

10a. Special Exception Application -097-2019. Council concurred at its December 17, 2019 meeting defer this item until Council's January 7, 2020 meeting. Mr. McMurrian presented to Council a memo of options/solutions to address the environmental issues that were discussed at Council's December 17 meeting.

10b. Second Reading of an ordinance for the rezoning of property from R-1, Single-family Residential District, to IN, Institutional District. The property is located on Keith Drive, Tax Map No. 0P0440 03D000. Mr. Wood advised this is a request to rezone one-acre portion of the property for use as a medical facility. Staff and the Planning Commission recommends approval of the application to rezone to IN, Institutional District.

12d (2). First Reading of an ordinance amending FY 2020 Operating Budget. Mr. Gilmour advised this is a mid-year amendment to the operating budget.

12e (1). Resolution amending moratorium on the issuance of any permit for the conservation subdivision use district. Mr. Gilmour stated the moratorium was adopted at Council's December 17, 2019 meeting but an expiration date was not specified in the resolution. This resolution will include an expiration date of May 17, 2020.

12f. Recommendation for CDBG/CHIP Grant Writer/Administrator. Mr. Wood advised the City solicited proposals for a grant writer and administrator for future CDBG/CHIP funds and received three proposals these services. For the 2020 CHIP, administrative costs cannot be paid from the grant. Grant Specialists of Georgia, Inc. proposed the lowest administrative cost and staff is recommending Grant Specialists of Georgia, Inc. for the 2020 grant applications.

12g (1). Bid No. 2020-16 Forklift: Mr. Worthington recommended the low bid of \$23,791.60 by MacKinnon Equipment and Services for the forklift.

12g (2). Bid No. 2020-17 Turn Mower: Mr. Worthington recommended the bid of \$12,984.00 by Walker-Rhodes because of mechanical issues with the low bid equipment.

4. Council Member Items:

None

5. Department Head/Staff Items:

None

6. Adjourn. There being no further business to come before Council in the pre-council meeting held January 7, 2020 Council Member Albritton motioned to adjourn the meeting at 5:55 p.m.; Council Member Jones seconded the motion and it carried unanimously.