

MINUTES
REGULAR MEETING OF THE PERRY CITY COUNCIL
July 6, 2021
6:00 P.M.

1. Call to Order: Mayor Pro Tempore Robert Jones, Presiding Officer, called to order the regular meeting of the Perry City Council held July 6, 2021 at 6:00 p.m.

2. Roll.

Elected Officials Present: Mayor Pro Tempore Robert Jones and Council Members Phyllis Bynum-Grace, Willie King, Darryl Albritton, Joy Peterson, and Riley Hunt.

Elected Official Absent: Mayor Randall Walker

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

Departmental Staffing: Brenda King - Director of Administration, Bryan Wood – Director of Community Development, Mitchell Worthington – Finance Director, Chief Lee Parker - Fire and Emergency Services Department, Chief Steve Lynn – Perry Police Department, Sedrick Swan – Director of Leisure Services, Ansley Fitzner – Public Works Superintendent, Holly Wharton – Community Planner, Tabitha Clark – Communicator Administrator, Ashley Hardin – Economic Development Administrator, Jazmin Thomas – Downtown Manager, and Captain Alan Everidge – Perry Police Department.

Media: Brianna Sheffield – Houston Home Journal

Guest(s): none

3. Invocation and Pledge of Allegiance to the Flag:

Council Member Albritton rendered the invocation and Council Member Hunt led the pledge of allegiance to the flag.

4. Recognition(s)/Presentation(s):

4a. Introduction of Captain Alan Everidge. Chief Lynn introduced Captain Alan Everidge to Mayor Pro Tempore Jones and Council. Mayor Pro Tempore Jones welcomed Captain Everidge to the City of Perry.

5. Community Partner(s) Update(s): none

6. Citizens with Input. None

7. PUBLIC HEARING CALLED TO ORDER AT 6:04 p.m.: Mayor Pro Tempore Robert Jones called to order a public hearing at 6:04 p.m. to provide any interested parties

with an opportunity to express their views and concerns in accordance with O.C.G.A. Sec. 36-66-4.

- 7a. ANNX-117-2021. Applicant, Perry Volunteer Outreach, request the annexation and rezoning of property from R-AG (County), Residential-Agricultural District to C-2 (City), General Commercial District. The property is located at US 41 South and South Perry Parkway; Tax Map No. 000340 065000; 000340 015000; 000190 010000.

Staff Report: Ms. Wharton reviewed the application and stated the Planning Commission and staff recommends approval of the annexation with the requested C-2, general commercial, zoning classification, with the following condition: The two parcels that have street frontage are subject to a landscape easement along the front property line in favor of the City for commercial properties located outside 1,100 feet of a major intersection.

Public Input: Mayor Pro Tempore Jones called for any public input for or against the application.

For: none

Against: none

- 7b. RZNE-150-2021. Mayor Pro Tempore Jones stated it is his understanding the property was recently sold to Wingate Customs Homes, LLC and the new owners consent to the application moving forward. Ms. Wharton stated this information is correct. This is a request for the rezoning of property from PUD, Planned Unit Development to R-2, Two-Family Residential District. The property is located on Langston Road; Tax Map No. 0P0610 006000.

Staff Report: Ms. Wharton reviewed the application and stated staff recommended approval of the zoning change with the following conditions: 1) Development of the subject property shall be substantially consistent with conceptual site plan presented with the application prepared by Rowland Engineering, and dated 5/13/2021; and 2) The developer of the subject property shall install a speed table at least 7-feet wide across the street connecting Greystone subdivision and the subject property, and the street shall be designated as "One Way" with the traffic flowing from Greystone subdivision (from west to east). The Planning Commission recommendations includes the two recommendations of staff and two additional conditions: 1) The development of the property should be synchronized with the City's Langston Road Regional Detention Pond to ensure stormwater created by the development is properly addressed; and 2) The City should meet with residents in the Langston Road area to discuss plans for the regional detention pond and other planned infrastructure plans in the area. The ordinance to be read this evening includes the first three conditions.

Public Input: Mayor Pro Tempore Jones called for any public input for or against the application.

For: Steve Rowland, 318 Corporate Parkway, Suite 301, Macon GA spoke in favor of the application.

Against: Dr. Scott Westmore, 150 Langston Road, spoke against the application relative to water/rain flowing down the hill onto his driveway and the detention pond not serving its purpose.

PUBLIC HEARING CLOSED AT 6:40 P.M. Mayor Pro Tempore Jones closed the public hearing at 6:40 p.m.

8. Review of Minutes: Mayor Pro Tempore Robert Jones
 - 8a. Council's Consideration – Minutes of the June 14, 2021 work session, June 15, 2021 pre council meeting, and June 15, 2021 council meeting. *(Council Member Darryl Albritton was absent from the June 14, 2021 work session.)*

Council Member Bynum-Grace motioned to accept the minutes as submitted; Council Member King seconded the motion and it carried with Council Member Albritton abstaining from the June 14, 2021 work session.
9. Old Business:
 - 9a. Ordinance(s) for Second Reading(s) and Adoption:
 1. **Second Reading** of an ordinance for the rezoning of property from C-2, General Commercial to R-3, Multi-Family Residential District. The property is located at 711 Joe Louis Drive; Tax Map No. 0P0150 025000 ***(Applicant has requested to withdraw this application)***. Mayor Pro Tempore stated it is his understanding the applicant has requested to withdraw this application. Mr. Wood stated this is correct. The application was withdrawn per the request of the applicant.
 2. **Second Reading** of an ordinance for modifications to Land Management Ordinance Sections 2-2.1, 2-2.2, 2-3.1, 2-3.2, 2-3.3, 2-3.5, and 2-3.7 to remove duplicative language, to clarify the requirements for various zoning applications, and to clarify the procedures for various zoning applications, including the authority of the Planning Commission and City Council. The specific zoning applications being modified are those for: Official zoning map amendments; Annexation and zoning of land; De-annexation of land; Amendments to the text of the ordinance; Planned unit developments; Special exceptions; and Variances and Appeals of administrative decisions – Mr. B. Wood.

Adopted Ordinance No. 2021-12 Code Amendment for Article 2, Section 2-2, Procedures, and Section 2-3, Specific Application Requirements. Council Member Peterson motioned to adopt the ordinance as presented; Council Member Albritton seconded the motion and it carried

unanimously. (*Ordinance No. 2021-12 has been entered into the City's official book of record*).

10. Any Other Old Business: Mayor Pro Tempore Robert Jones
 - 10a. Mayor Pro Tempore Robert Jones - none
 - 10b. Council Members - none
 - 10c. City Attorney Brooke Newby - none
 - 10d. City Manager Lee Gilmour - none
 - 10e. Assistant City Manager Robert Smith - none

11. New Business: Mayor Pro Tempore Robert Jones
 - 11a. Matters referred from July 6, 2021 pre council meeting. none

 - 11b. Ordinance(s) for First Reading(s) and Introduction:
 1. **First Reading** of an ordinance for the annexation of property to the City of Perry. The property is located at US 41 South and South Perry Parkway; Tax Map No. 000340 065000; 000340 015000; 000190 010000 – Ms. H. Wharton. (*No action required by Council*)

 2. **First Reading** of an ordinance for the rezoning of property from R-AG (County), Residential-Agricultural District to C-2 (City), General Commercial District. The property is located at US 41 South and South Perry Parkway; Tax Map No. 000340 065000; 000340 015000; 000190 010000 – Ms. H. Wharton. (*No action is required by Council*)

 3. **First Reading** of an ordinance for the rezoning of property from PUD, Planned Unit Development to R-2, Two-Family Residential District. The property is located on Langston Road; Tax Map No. 0P0610 006000 – Ms. H. Wharton. (*No action is required by Council*)

 - 11c. Resolution(s) for Consideration and Adoption:
 1. Resolution amending the City of Perry Personnel Management System to add Juneteenth as a city holiday and to authorize additional regular leave time for employees to compensate the first Juneteenth holiday – Mr. L. Gilmour.

Adopted Resolution No. 2021-31 amending the City of Perry Personnel Management System to add Juneteenth as a city holiday and to authorize additional regular leave time for employees to compensate the first Juneteenth holiday. Council Member King motioned to adopt the resolution as presented; Council Member Bynum-Grace seconded the motion and it carried unanimously. (*Resolution No. 2021-31 has been entered into the City's official book of record*).

- 11d. Intergovernmental Agreement relative to disaster management software between Houston County, Houston County Emergency Management Agency, City of Warner Robins, City of Perry, and City of Centerville – Chief L. Parker.

Council Member Albritton motioned to approve the Intergovernmental Agreement relative to disaster management software between Houston County, Houston County Emergency Management Agency, City of Warner Robins, City of Perry, and City of Centerville as submitted; Council Member Hunt seconded the motion and it carried unanimously.

- 11e. Intergovernmental Agreement relative to sewer service between the Houston County Board of Education and the City of Perry – Ms. B. Newby.

Council Member Hunt motioned to approve the intergovernmental agreement relative to sewer service between the Houston County Board of Education and the City of Perry as submitted; Council Member King seconded the motion and it carried unanimously.

- 11f. Software contract between eSCRIBE Software Ltd. and the City of Perry – Ms. A. Warren.

Council Member King motioned to approve the software contract between eSCRIBE Software Ltd. and the City of Perry subject to review by the city attorney; Council Member Albritton seconded the motion and it carried unanimously.

12. Council Members Items:

Council Members Albritton, Bynum-Grace, and King had no reports.

Council Member Hunt reminded everyone of the second dose of the COVID-19 vaccine on July 10 at the Perry Events Center.

Council Member Peterson

- thanked Ms. Fitzner for looking at South Ridge Circle
- asked for the opportunity for the city engineer and others who handles water planning to meet with the residents of Langston Road relative to water. Mr. Gilmour reported Dr. Westmoreland had met with the county, and the county personnel had met with the city personnel. Mr. Gilmour stated there is a water issue, but it is not entirely the city. Staff will meet the residents and provide a general plan. Administration will provide Council at its next meeting where the water is flowing now and input/suggestions from the residents.

Mr. Gilmour, Ms. Newby, and Mr. Smith had no reports.

13. Department Heads/Staff Items.

Ms. King, Mr. Worthington, Mr. Wood, Chief Lynn, Ms. Fitzner, Ms. Wharton, Ms. Thomas, and Ms. Warren had no reports.

Chief Parker reported the Water Battle was a success.

Mr. Swan

- Fall registration ends July 16
- great participation with the online registration software

Ms. Hardin stated the new Economic Development marketing flyers are available

Ms. Clark

- Food Truck Friday will have a location map and QR scan available
- Inquired about the *Your City Program*. Council concurred to move forward with the program.

14. General Public Items: none

15. Mayor Pro Tempore Items:

- July 10, Food Truck Friday
- July 19, Work session
- July 20, Pre council and Council

16. Adjournment: There being no further business to come before Council in the council meeting held July 6, 2021, Council Member Hunt motioned to adjourn the meeting at 7:10 p.m. Council Member King seconded the motion and it carried unanimously.