

CITY OF DACULA

442 Harbins Rd
P. O. Box 400
Dacula, GA, 30019

COUNCIL MEETING

MINUTES

October 5, 2023

I. CALL TO ORDER AND ROLL CALL OF MEMBERS:

Mayor Trey King called the October 5, 2023 meeting to order at 7:01 p.m. and a roll call of the members was taken. A quorum was present. He welcomed everyone to the meeting.

City Council Present:

Mayor Trey King
Councilmember Sean Williams
Councilmember Daniel Spain
Councilmember Ann Mitchell
Councilmember Denis W. Haynes, Jr.

City Staff Present:

Brittni Nix, City Administrator
Jack Wilson, City Attorney
Courtney Mahady, Administrative Clerk
Amy Morris, Director of Human Resources & Business Services
Dana Stump, Administrative Assistant for Planning & Zoning
Stephen Mayer, Director of Finance
Hayes Taylor, City Planner
Amy White, City Marshal

II. INVOCATION:

Pastor Mark Chandler gave invocation.

III. PLEDGE OF ALLEGIANCE:

Mayor King led the Pledge of Allegiance.

IV. CONSENT AGENDA:

1. Approval of the Minutes from the Regular Meeting on September 7, 2023
2. Ordinance to amend Chapter 13, Article III - Noise and delete Sec. 18-76 of the City Code
3. Ordinance to amend Chapter 12, Article XVI - Body Art Studios and Body Artists
4. Brookton Place Subdivision FFY-2024 LMIG Application

Councilmember Haynes, Jr. motioned to approve the consent agenda items. Councilmember Mitchell seconded. Motion passed unanimously.

V. OLD BUSINESS:

None

VI. NEW BUSINESS:

- 5. PUBLIC HEARING: 2023-CD-RZ-02;** Applicant: Fransisco Garcia, Owner: Fransisco Garcia requests rezoning from OI Office-Institutional District to C-3 Central Business District and Heavy Commercial District. The property is located in Land Lot 302A of the 5th District and contains 0.83 acres more or less.

Councilmember Spain motioned to open the public hearing. Councilmember Williams seconded. Motion passed unanimously.

City Planner, Hayes Taylor, presented the staff case report for the rezoning application. The applicant has requested rezoning from Office-Institutional District to Central Business District and Heavy Commercial District to allow for an animal hospital and copy shop. Mr. Hayes stated staff recommend denial of the rezoning application.

Applicant representative, Fransisco Garcia, 2528 Pharr Avenue, Dacula, Georgia 30019, requests rezoning for his property to move forward with relocating the Dacula Animal Hospital located on Winder Highway.

Comment in opposition

Wes Shelton, 306 Church Street, Dacula, Georgia 30019, stated that a commercial property on his street would generate more traffic.

Jonathan Biren, 301 Church Street, Dacula, Georgia 30019, stated that an animal hospital on a residential street would generate more traffic as well as devalue the properties. Mr. Biren then submitted a petition signed by his neighbors to deny the application.

Laneta Cornell, 309 Church Street, Dacula, Georgia 30019, expressed her concern that a commercial property would increase more traffic and speeding along Church Street.

Jessica Bell, 309 Church Street, Dacula, Georgia 30019, stated that the traffic would increase if an animal hospital was built.

Councilmember Spain motioned to close the public hearing. Councilmember Haynes, Jr. seconded. Motion passed unanimously.

- 6. Rezoning Application: 2023-CD-RZ-02;** Applicant: Fransisco Garcia, Owner: Fransisco Garcia requests rezoning from OI Office-Institutional District to C-3 Central Business District and Heavy Commercial District. The property is located in Land Lot 302A of the 5th District and contains 0.83 acres more or less.

Councilmember Williams motioned to deny rezoning application 2023-CD-RZ-02. Councilmember Haynes, Jr. seconded. Motion passed unanimously.

7. PUBLIC HEARING: Ordinance to amend Article VII and Article XVII of the Zoning Resolution

Councilmember Spain motioned to open the public hearing. Councilmember Mitchell seconded. Motion passed unanimously.

City Attorney, Jack Wilson, presented the staff report for the Ordinance to amend Article VII and Article XVII of the Zoning Resolution to update the City's zoning procedures to be consistent with changes in State law. Mr. Wilson stated staff recommend approval of the amendments.

No public comments

Councilmember Haynes, Jr. motioned to close the public hearing. Councilmember Mitchell seconded. Motion passed unanimously.

8. Ordinance to amend Article VII and Article XVII of the Zoning Resolution

Councilmember Spain motioned to approve ordinance amendment. Councilmember Williams seconded. Motion passed unanimously.

9. PUBLIC HEARING: Ordinance to amend Article IV of the Development Regulations

Councilmember Mitchell motioned to open the public hearing. Councilmember Haynes, Jr. seconded. Motion passed unanimously.

City Attorney, Jack Wilson, presented the staff report for the Ordinance to amend Article IV of the Development Regulations to update the Final Plat Approval procedures to align with current City practices. Mr. Wilson stated staff recommend approval of the amendment.

Councilmember Haynes, Jr. inquired whether the Mayor and Council would be notified of any Final Plat approvals.

Ms. Nix stated that Mayor and Council would still be updated on Final Plat approvals as well as any other major development updates.

No public comments

Councilmember Haynes, Jr. motioned to close the public hearing. Councilmember Williams seconded. Motion passed unanimously.

10. Ordinance to amend Article IV of the Development Regulations

Councilmember Mitchell motioned to approve the ordinance amendment. Councilmember Spain seconded. Motion passed unanimously.

VII. STAFF COMMENTS:

None

VIII. MAYOR AND COUNCIL COMMENT(S):

11. Submission of the FY-2024 Proposed Budget and FY-2023 Budget Adjustment to City Council and the citizens of Dacula.

Mayor King submitted the FY-2024 Proposed Budget and FY-2023 Budget Adjustment to City Council and the citizens of Dacula for review. He also noted that Public Hearings for the budget are scheduled for 6:30 p.m. on November 2, 2023 and December 7, 2023.

IX. PUBLIC COMMENTS:

Andrew Burnett, 2875 Superior Drive, commented that he would urge the Firework Ordinance not be amended.

State Representative for District 111, Rey Martinez, P.O. Box 3118, Loganville, Georgia 30052, stated that he feels honored to represent the City of Dacula in Atlanta. Mr. Martinez noted that if there was any concerns at the State level to let the Mayor and Council know.

Sandy Donatucci, 2756 Great Falls Xing, Buford, Georgia 30519, stated that she is running for the House of Representatives in District 105 and welcomed any questions.

X. EXECUTIVE SESSION: Personnel and real property matters

Councilmember Williams motioned to exit out of regular session and enter into executive session. Councilmember Haynes, Jr. seconded. Motion passed unanimously. Regular session adjourned and executive session began for the purposes of real property acquisition and personnel matters at 7:36 p.m.

Councilmember Spain motioned to exit executive session and reconvene regular session. Councilmember Haynes, Jr. seconded. Motion passed unanimously. Regular session reconvened at 7:57 p.m.

City Attorney, Jack Wilson, reported there were no votes taken in executive session. The Council met to discuss real property acquisition and personnel matters as allowed by the Open Meetings Act.

Mayor King called for a motion to amend the agenda to add the contract to purchase property on Wilson Street.

Councilmember Mitchell motioned to amend the agenda. Councilmember Spain seconded. Motion passed unanimously.

City Attorney, Jack Wilson, discussed that the City has been in negotiations with the Williams regarding the potential sale of two properties along Wilson Street. Mr. Wilson stated the negotiations have gone well and the family has agreed to sell the two lots to the city for the price of \$350,000 and a motion could be made for the Mayor approve the agreement and to sign the contract if everyone was ready to move forward with the sale.

Mayor King called for a motion to approve the agreement with Evelyn Knight to purchase property on Wilson Street and authorize the Mayor to sign it.

Councilmember Haynes, Jr. motioned to approve the agreement. Councilmember Williams seconded. Motion passed unanimously.

XI. ADJOURNMENT:

Councilmember Haynes, Jr. motioned to adjourn. Councilmember Spain seconded. Motion passed unanimously. Meeting adjourned at 7:59 p.m.

Minutes approved

November 2, 2023

Date

Courtney Mahady

Signature