



City Council Regular Meeting

Monday, November 02, 2020

5:00 PM

City Hall, 129 E Memorial Dr, Dallas GA 30132

Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of a meeting or the facilities, are required to promptly contact the City's ADA Coordinator at 770-443-8110 ext. 1604 or e-mail rbruce@dallasga.gov to allow the city to make reasonable accommodations for those persons.

MINUTES

PUBLIC HEARING

Mayor Kelly opened the Public Hearing at 5:00pm.

Zoning Application Z-2020-03 Kent Levenson, Parkside Equities (Applicant); Ken Wood, Planners & Engineers Collab, (Representative); and Terry Tibbitts, Jill Tibbitts, Sheila Tibbitts, and Vickie Tibbitts, (Titleholders). Request to rezone property located at the SW Intersection of Jimmy Campbell Pkwy & Palisades Pkwy (unassigned address), from a Zoning District of G - General Industrial, to a Zoning District of R-3 - High-Density Residential District. Application request was subject to a public hearing before the Dallas Planning Commission on 10/29/2020 and the recommendation was the denial of the request by a unanimous vote; 4-0. (Commissioner Jackson absent)

Kent Levinson & Hayley Todd spoke on behalf of Zoning Application Z-2020-03. No one spoke in opposition.

Zoning Application Z-2020-06 Shamaiz Rupani, White Cheetah, LLC, (Applicant/Representative); WOMSU Investment, LLC (Titleholder). Request to rezone property located at the Southside of Jimmy Campbell Pkwy north of the Silver Comet Trail at Homer Cochran Rd (unassigned address), from a Zoning District of R-2 Residential to a Zoning District of C-2 General Business District. The application was subject to a public hearing before the Dallas Planning Commission on 10/29/2020 and the recommendation was approved by unanimous vote; 4-0. (Commissioner Jackson absent)

Mark Taglieber spoke on behalf of Zoning Application Z-2020-06. Roy Ackley, William Allen & Glenn Mueller spoke in opposition.

Mayor Kelly closed the Public Hearing at 5:40 pm.

CALL TO ORDER

The 5:00 PM Meeting was called to order on November 2, 2020, at Dallas City Hall, 129 E. Memorial Dr., Dallas, Ga 30132 and online via zoom.com.

PRESENT

Mayor L. James Kelly
Councilmember Leah Alls
Councilmember Nancy Arnold
Councilmember Christopher Carter
Councilmember Michael Cason

Councilmember James Henson

INVOCATION AND PLEDGE

Councilmember Alls led the Invocation and Pledge.

RECOGNITION OF VISITORS AND COMMENTS

Henry Takor, Top Tire- regarding Occupational Tax License

Laura Richter, TSW Planners-presentation on the LCI Plan

COMMITTEE REPORTS

Public Safety, Chris Carter, Chair- None

Economic Development, Nancy Arnold, Chair- None

Transportation & Recreation, Jim Henson, Chair- None

Utilities & Franchises, James Kelly, Chair

Mayor Kelly stated that the Utilities Committee voted unanimously to recommend the creation of the West Dallas Wastewater Transport System, the definition of its boundaries, and the negotiations with GEFA to initiate the loan. The Committee recommends that the Council allow the Public Works Director, with direction from the City manager and the Public Utilities Committee, to initiate the loan application and to determine appropriate phasing for the permitting process.

Motion made by Utilities Committee, Seconded by Councilmember Arnold.

Voting Yea: Councilmember Alls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

Intergovernmental Relations, Leah Alls, Chair- None

Community Development, Mike Cason, Chair- None

STAFF REPORTS

1. Public Works
2. Theater/CC
3. Court Services
4. Police Dept
5. Business Development
6. Marshal

7. MINUTES APPROVAL

Motion to adopt the minutes from the October 5th, 9th and 16th meetings.

Motion made by Councilmember Henson, Seconded by Councilmember Aalls.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

CONSENT AGENDA

None

OLD BUSINESS

8. Motion to adopt Ord. Amd. OA-2020-01 to Amend Unnecessary Noise, Chapter 24, Sec. 24.

Motion made by Councilmember Aalls, Seconded by Councilmember Carter.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

NEW BUSINESS

9. Motion to adopt Resolution 2020-28 Moratorium on Occupational/Business Licenses for Other Personal Care Services including Massage Therapy Businesses (NAICS Number 812199) with a 6-month extension.

Motion made by Councilmember Cason, Seconded by Councilmember Arnold.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

10. Motion to approve the withdrawal of the application Z-2020-03 Parkside Equities, Planners & Engineers Collab, Tibbitts; rezone from G - General Industrial to R-3 High Density.

Motion made by Councilmember Aalls, Seconded by Councilmember Carter.

Voting Yea: Mayor Kelly, Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

11. Motion to approve Zoning Application Z-2020-06 Shamaiz Rupani, White Cheetah, LLC, and WOMSU Investment, LLC; rezone from R-2 Residential to C-2 General Business District with the stipulation of connecting to the Silver Comet Trail, creating a barrier and the Corridor Overlay Rules.

Motion made by Councilmember Aalls, Seconded by Councilmember Arnold.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Cason, Councilmember Henson

Voting Nay: Councilmember Carter

12. Motion to approve the appointment of Beth Harwell and Nancy Childers to the Historical Preservation Committee and appoint Mayor Kelly to the West Georgia Regional Commission.

Motion made by Councilmember Henson, Seconded by Councilmember Cason.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

13. Motion to approve Pumpkinvine Creek WPCP – 1.5MGD Expansion – Change Order NO. Seven. The change order covers project deductions for eliminated scope (labor and material) associated with Sludge Dryer Project addition, along with adding 99 calendar days to the current contract.

Motion made by Councilmember Carter, Seconded by Councilmember Arnold.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

14. Motion to approve the Purchase of 2021 F450 Service Truck with Utility Bed in the amount of \$60,463.

Motion made by Councilmember Henson, Seconded by Councilmember Aalls.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

15. Motion to approve the Mayor and Council proceed with parcel III & parcel IV condemnation. This approval will allow the city attorney to proceed with the preparation and filing of said condemnations.

Motion made by Councilmember Henson, Seconded by Councilmember Arnold.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

16. Motion to approve the contract with SWI Studio for the engineering of 206 Main Street in the amount of \$29,000.

Motion made by Councilmember Arnold, Seconded by Councilmember Carter.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

17. Motion to approve the application for Georgia Power Foundation Grant in the amount of \$25,000 to be used for downtown streetscape furniture.

Motion made by Councilmember Carter, Seconded by Councilmember Henson.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

18. Motion to approve the one-year contract for Pumpkinvine Creek WPCP Sludge Dryer – Natural Gas Supply Contract with Southern Natural Gas, in the amount of \$83,749 from Water/Sewer Emergency Funds.

Motion made by Councilmember Henson, Seconded by Councilmember Aalls.

Voting Yea: Councilmember Aalls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

19. Motion to grant authority to City Manager to approve filming dates for series.

Motion made by Councilmember Arnold, Seconded by Councilmember Carter.

Voting Yea: Councilmember Alls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

20. Surplus 21 AR15 Rifles from the Police Department.

Motion made by Councilmember Arnold, Seconded by Councilmember Cason.

Voting Yea: Councilmember Alls, Councilmember Arnold, Councilmember Carter, Councilmember Carter, Councilmember Henson

21. Authorize the City Attorney to foreclose on Parcel A1 & A2.

Motion made by Councilmember Cason, Seconded by Councilmember Alls.

Voting Yea: Councilmember Alls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

EXECUTIVE SESSION

Motion to open Executive Session for purpose of pending litigation, personnel, and real estate.

Motion made by Councilmember Carter, Seconded by Councilmember Alls.

Voting Yea: Councilmember Alls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

Motion to close Executive Session, no action taken.

Motion made by Councilmember Arnold, Seconded by Councilmember Alls.

Voting Yea: Councilmember Alls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

ADDITIONAL/COMMENTS

Mayor Kelly thanked staff that worked on the Halloween Block Party.

ADJOURNMENT

Motion to adjourn.

Motion made by Councilmember Arnold, Seconded by Councilmember Alls.

Voting Yea: Councilmember Alls, Councilmember Arnold, Councilmember Carter, Councilmember Cason, Councilmember Henson

Mayor, L. James Kelly

Date

City Clerk, Tina Clark

Date