

CITY COUNCIL
GIL MCDOUGAL, MAYOR
MATTHEW MONTAHAN, MAYOR PRO TEM
SHIRLEY MARCHMAN
DANNY CARTER
LESLIE MCPHERSON
ANNA MCCOY

City of Villa Rica



CITY MANAGER: TOM BARBER
CITY CLERK: ALISA DOYAL
CITY ATTORNEY: C. DAVID MECKLIN

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CITY COUNCIL MEETING MINUTES

Holt-Bishop Justice Center, 101 Main Street
Tuesday, November 8, 2022, | 6:00 pm

Meeting Call to Order (Mayor Gil McDougal)

Mayor Gil McDougal called the meeting to order at 6 pm.

Present: Mayor Gil McDougal, Mayor Pro Tem Matthew Montahan, Councilwoman Shirley Marchman, Councilwoman Leslie McPherson, Councilwoman Anna McCoy, and Councilman Danny Carter.

Invocation: Pastor Susan Jones, Macedonia Baptist Church

Pledge of Allegiance: Officer Cameron Roseberry

Adoption of the Agenda (Mayor Gil McDougal)

Councilman Danny Carter moved to adopt the agenda as presented.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Danny Carter, Councilman
SECONDER:	Shirley Marchman, Councilwoman
AYES:	Montahan, Marchman, Mcpherson, McCoy, Carter

Public Comment (We ask that you sign in for Public Comment before the meeting begins. Please state your Name and Address for the record and limit your comments to three minutes.)

Citizen Kelly Hite came forward to ask the City to form an Animal Advisory Board to discuss the feral cat populations within the City.

Council Updates (Subjects of General Interest and Concern)

Councilwoman Leslie McPherson spoke of her concerns with inflations effects on property taxes and Covid.

A. Consent Agenda (Mayor Gil McDougal)

1. Contract between City and CVB for Distribution of Funds Pursuant to Hotel/Motel Tax
2. Purchase F150 for Code Enforcement
3. Addendum to the Paycom HRIS
4. 2022 Downtown Development Authority Appointment of Rob Smith
5. AV System Upgrade at V-Plex
6. Fill a Vacancy of the Villa Rica Recreation Advisory Commission with Amy Bradley
7. Purchase and Deploy Five (5) Additional Axon Taser 7 Electronic Control Weapons (ECW) for Use in the Police Department
8. Solid Waste Pickup Change from Weekly to Bi-Weekly or Two Pickups per Month

9. Water System Tank Maintenance Agreement
10. Lead and Copper Monitoring Rule Service Agreement
11. North Plant Solids Handling Chamber Design
12. Approve New City Clerk
13. Purchasing Authority for Staff
14. Contract with new Probation Agency
15. Parks and Recreation Master Plan
16. Approval of Addendum No. 23 with Carter & Sloope to Design North Bypass Water Line
17. Approval of Proposal to Design an Upgrade to North Avenue

Motion: Councilman Danny Carter moved to adopt the Consent Agenda.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Danny Carter, Councilman
SECONDER:	Shirley Marchman, Councilwoman
AYES:	Momtahan, Marchman, Mcpherson, McCoy, Carter

B. Governing Body (Mayor Gil McDougal)

1. Approval of Meeting Minutes of October 4, 2022

Motion: Councilwoman Shirley Marchman moved to approve the Meeting Minutes of October 4, 2022.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Shirley Marchman, Councilwoman
SECONDER:	Matthew Momtahan, Councilman
AYES:	Momtahan, Marchman, Mcpherson, McCoy, Carter

2. Approval of Special Called Meeting Minutes of August 30, 2022

Motion: Councilwoman Leslie McPherson moved to approve the Special Called Meeting Minutes of October 14, 2022.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Leslie McPherson, Councilwoman
SECONDER:	Shirley Marchman, Councilwoman
AYES:	Momtahan, Marchman, Mcpherson, McCoy, Carter

3. 2023 Proposed Council Meetings

Motion: Councilman Matthew Momtahan moved to approve the Option 1 2023 Meeting Calendar.

RESULT:	ADOPTED
MOVER:	Matthew Momtahan, Councilman
SECONDER:	Anna McCoy, Councilwoman
AYES:	Momtahan, Marchman, McCoy
NAYS:	McPherson, Carter

C. Community Development (Tracy Jarvis, Director)

1. VA-13-22 – 395 West Bankhead Highway – Stream Buffer Variance and Public Hearing
(Tracy Jarvis, Community Development Director)

MQSK, LLC of Villa Rica, GA requested a variance for an encroachment of 9,235 square feet into the 75' stream buffer and 2,552 square feet within the 50' stream buffer in order to construct a 1,300 square foot Little Caesar's restaurant, a gasoline service station with a canopy and a 3,250 sq. ft. convenience store.

Public Hearing: Michael McPherson came forward to speak.

Motion 1: Councilman Danny Carter moved to approve the variance requested by MQSK, LLC of Villa Rica, Georgia to encroach into the city's 75' stream buffer by 9,235 square feet.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Danny Carter, Councilman
SECONDER:	Leslie McPherson, Councilwoman
AYES:	Carter, Momtahan, Marchman, McPherson, McCoy

Motion 2: Councilman Danny Carter moved to approve the variance requested by MQSK, LLC of Villa Rica, Georgia to encroach into the city's 50' stream buffer by 2,552 square feet.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Danny Carter, Councilman
SECONDER:	Matthew Momtahan, Councilwoman
AYES:	Carter, Momtahan, Marchman, McPherson, McCoy

2. Amendment to Section 7.02 – Offstreet Parking and Loading (Contained in the City of Villa Rica Zoning Code) and Public Hearing (Ronald Johnson, Planning and Zoning Specialist)

The proposed amendment is to revise parking space size requirements, which is currently 10' x 20', and remove all applicable illustrations showing such parking space sizes for 45 degree, 60 degree and 90 degree parking orientations in favor of referencing standards already in existence in the Development Code that call for 9' x 18' spaces.

Public Hearing: No one came forward to speak.

Motion: Councilman Matthew Momtahan moved to approve the proposed amendment to Section 7.02 of the City of Villa Rica Zoning Ordinance as attached hereto.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Matthew Momtahan, Councilman
SECONDER:	Danny Carter, Councilman
AYES:	Carter, Momtahan, Marchman, McPherson, McCoy

3. Amendment to Section 7.08 – Tree Conservation, Buffers, and Landscaping Compliance (Contained in the City of Villa Rica Zoning Code) and Public Hearing (Ronald Johnson, Planning and Zoning Specialist)

The proposed amendment is to exempt industrial developments from providing offsets and projections on façade walls. Staff also proposes to clarify wordage related to storefront transparency as related to industrial buildings.

Public Hearing: No one came forward to speak.

Motion: Councilman Danny Carter moved to approve the proposed amendment to Section 7.08 of the City of Villa Rica Zoning Ordinance as attached hereto.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Danny Carter, Councilman
SECONDER:	Matthew Momtahan, Councilman
AYES:	Carter, Momtahan, Marchman, McPherson, McCoy

D. Deputy City Manager/CFO (Sarah Andrews)

1. Increase Police Night Shift Differential

Motion: Councilman Danny Carter moved to approve night shift differential of \$1.50 for all sergeants, corporals and officers effective for current payroll, which processes on November 22, 2022.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Danny Carter, Councilman
SECONDER:	Matthew Momtahan, Councilman
AYES:	Carter, Momtahan, Marchman, McPherson, McCoy

F. Executive Session (C. David Mecklin, City Attorney)

City Attorney announced the Council will go into Executive Session to discuss the following:

1. To discuss or vote to enter into a contract to purchase, dispose of, or lease real estate subject to approval in a subsequent public vote as provided in Georgia Code section 50-14-39(b)(1)(D).

Motion: Councilman Danny Carter moved to go into executive session.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Danny Carter, Councilman
SECONDER:	Shirley Marchman, Councilwoman
AYES:	Carter, Marchman, McPherson, Momtahan, McCoy

Executive Session Action: City Attorney David Mecklin reported Council wanted to enter into a real estate contract

Motion: Councilman Danny Carter moved to go back into regular session.

RESULT:	ADOPTED (UNANIMOUS)
MOVER:	Danny Carter, Councilman

SECONDER: Shirley Marchman, Councilwoman
AYES: Carter, Marchman, McPherson, Momtahan, McCoy

Motion: Councilman Danny Carter moved to approve Executive Session Action allowing City to enter into a Real Estate contract with D.D. Hunt & Associates.

RESULT: **ADOPTED (UNANIMOUS)**
MOVER: Danny Carter, Councilman
SECONDER: Matthew Momtahan, Councilman
AYES: Carter, Marchman, McPherson, Momtahan, McCoy

Adjournment: Councilwoman Shirley Marchman moved to adjourn, seconded by Councilwoman Anna McCoy The vote was unanimous. Mayor Gil McDougal adjourned the meeting.

Mayor Gil McDougal

City Clerk Theresa Campbell