



**CITY OF RINCON
OFFICIAL MINUTES
RINCON CITY COUNCIL CALLED MEETING
MONDAY, JULY 30, 2018
COUNCIL CHAMBERS
107 W. 17TH STREET
7:00 PM**

Councilmembers Present:

Reese Browher – Arrived 8:02 PM
Levi Scott, Jr.
Paul Wendelken
James Dasher

Councilmember Absent:

Ann Daniel
Kevin Exley

Present:

Ken Lee, Mayor
John Klimm, City Manager
Raymond Dickey, City Attorney
Dulcia King, City Clerk
Jose Ramirez, Interim Police Chief
LaMeisha Hunter Kelly, City Planner
Alyx Pitts, Recreation Coordinator
Tim Bowles, Public Works Director

Mayor Lee informed the audience that we require a quorum of four Councilmembers to conduct business and we only have three Councilmembers at this time. There will be a slight delay hopefully no longer than 8:00 PM. We will start with administrative reports.

Administrative Reports:

City Manager – Mr. Klimm said he has met with insurance providers to understand the service we are being provided; he attended the IDA meeting where they discussed Omnitrax; he also attended the monthly meeting of the Chamber of Commerce; he will attend the Rotary Club meeting on Thursday; and because of additional advertising we are up to 22 applications for Finance Director and 25 for Chief of Police.

Chief of Police – Interim Chief Ramirez said Operation Backpack was a success they have 45 for open house at Rincon Elementary; he did some research on probation and will have some clarity on that; they will start patrolling Georgia Federal Credit Union; one officer

started last Wednesday and they are doing a background check on a potential candidate; Mayor Lee asked were we all set for school opening, Interim Chief Ramirez said yes, they feel confident in the plan; Councilmember Dasher asked did they tour the facility, he said yes it is a beautiful campus; also the organizational survey has been constructed and he has had good feedback from the officers; Councilmember Scott asked about alternative school Interim Chief said it will be open Monday - Thursday and half day on Friday; Mayor Lee asked when and how the school zone will line up with the school hours because there will be questions from the public as to why the lights are blinking, he said he will email the director from the Crossroads Academy about the hours and let Council know; Mrs. Kelly said the Fire Department will also need to tour the new school.

Building/Zoning Dept. – Mrs. Kelly said they had a planning meeting with Rick Lott about Oktoberfest, it is a lot and it may have to be a recommendation for 2019, also the Oompha Band is already taken; there are some zoning recommendations that have been discussed, one was about storage containers, she looked at Pooler’s ordinance and it is very clear and it works for them so she will purpose a change to the zoning ordinance so we will be in line with Pooler’s; another thing there have been quite a few variances pertaining to a higher wall sign height, it may be time to change the ordinance, what she will purpose is to increase the wall sign height to 25 feet, it is currently 20; last we need to make a change to the accessory building ordinance, we are having a lot of issues, the suggestion is we go back down to 120 square feet from 250 feet; the new school improved plan shows sidewalks and they have not constructed sidewalks, she is working with Slade Helmy on this.

Recreation Dept. – Ms. Pitts said fall ball starts Thursday; registration is still going on for football, soccer and cheerleading.

Water/Sewer/Public Works – Mr. Bowles said the message boards are set up for the school zone; he got a cheaper quote for signs and the message boards will stay up until the signs are delivered; the contract crew is back working; they had an issue with sweeper, but it is back on the street, Jerry is operating it.

At 8:02 PM Councilmember Browher arrived. The meeting was called to order. The Invocation was given by Councilmember Dasher and the Pledge to the Flag was recited.

Approval of the agenda to include the addition of new business item 1A:

Request to grant an access easement to Chick fil A, Inc. on property located on Brentwood Drive.

Motion to approve: Councilmember Scott
Second: Councilmember Dasher
Vote by Council: Unanimous

Approval of the July 16, 2018 minutes:

Motion to approve: Councilmember Scott
Second: Councilmember Wendelken
Vote by Council: Unanimous

New Business

1. Chick fil A, Inc. requests Preliminary and Final Site Plan Approval for a 4854 s. f. Commercial building located at 400 Block of South Columbia Avenue. Property is zoned GC - General Commercial, and consists of 1.62 acres; property is owned by Chick fil A, Inc. (Map # R2120018B00)

Todd Rogers, civil engineer for Chick fil A, said this site plan is basically same layout as before but since Kroger came in and Brentwood Drive was moved they updated the parking lot and the building.

Motion to approve: Councilmember Browher
Second: Councilmember Scott
Vote by Council: Unanimous

1A. Request to grant an access easement to Chick fil A, Inc, on property located on Brentwood Drive.

Mrs. Kelly said this for Chick fil A to have the right in and right out on to Brentwood Drive.

Motion to approve: Councilmember Scott
Second: Councilmember Wendelken
Vote by Council: Unanimous

2. Antonio and Elnora Lane requests approval for a recombination of (2) two lots located at 0 Giles Avenue. Property is zoned R-4 (Single Family Residential) and consists of 1.88 acres combined. Property is owned by Antonio and Elnora Lane. (Map# R2140007G00 and R2140007F00)

Mr. Lane said he want to build his future home on these two lots.

Motion to approve: Councilmember Browher
Second: Councilmember Dasher
Vote by Council: Unanimous

3. Towne Park Commons L. P. requests Preliminary Site Plan Approval for a multi-family development located at Towne Park Drive West. Property is zoned R-11, and consists of 8.50 acres; property is owned by Towne Park Commons L. P. (Map # R2640001D02)

Dave Rahn, civil engineering representing the owner, they are proposing a 60 unit multi-family development. They have met City's site requirements and pretty much all of the

permits are in place. Mr. Rahn said there will be ten building, a community building and a playground. Mrs. Kelly said this is combination of single and two story apartments and they are market based.

Motion to approve: Councilmember Wendelken
Second: Councilmember Scott

Councilmember Dasher is this financial assistance living, Mrs. Kelly said it is market based.

Vote by Council: Unanimous

4. Request to purchase a 2018 Chevrolet Colorado truck for the Recreation Department in the amount of \$26,708.35. LI #320.6100.542540

Ms. Pitts said they had budgeted \$25,000.00 for the truck and since the movie screen came in \$3,000 less than what was budgeted, they will take that money and put towards the truck.

Motion to approve: Councilmember Scott
Second: Councilmember Wendelken

Councilmember Browher asked for a status update on their current fleet. Ms. Pitts said the car will not go into park and it is not functionalable. The truck shift is on its last leg but they still drive the truck, the car does not work at all.

Vote by Council: Unanimous

6. Executive session to discuss personnel, pending litigation, attorney client privilege, and real estate.

Motion: Councilmember Dasher
Second: Councilmember Scott
Vote by Council: Unanimous

Motion to return to meeting: Councilmember Scott
Second: Councilmember Browher
Vote by Council: Unanimous

7. Follow the statutes of executive session, to put on file an executive session affidavit and resolution.

Motion to approve: Councilmember Wendelken
Second: Councilmember Dasher
Vote by Council: Unanimous

8. Take any action that is needed on the items from executive session.

No action taken.

Adjourn:

Motion to adjourn: Councilmember Wendelken

Second: Councilmember Scott

Vote by Council: Unanimous