

UNION CITY MINUTES
WORKSESSION MEETING
TUESDAY, MARCH 15, 2016
6:30 P.M.

Present: Mayor Vince Williams, Councilmembers Brian Jones, Angelette Mealing, Shayla Nealy and Christina Hobbs, City Attorney Dennis Davenport, City Manager Sonja Fillingame and City Clerk Jacqueline R. Cossey

Dept. Heads: Tarsha Calloway – Finance, Cedric Clark – Public Services, Nicole Dozier – Community Development, Trey Bennings – Information Technology, Cassandra Jones – Interim Police Chief, Joe Maddox - Fire Chief, Rhonda Jones – Human Resources and Lee Blich – Parks & Recreation

The meeting was called to order at approximately 6:32 p.m. by Mayor Williams. Mayor Williams stated that he would like to add the appointment of the current Interim Police Chief to the agenda.

- I. INVOCATION AND PLEDGE OF ALLEGIANCE TO THE FLAG:
- II. MEETING OPEN TO THE PUBLIC TO DISCUSS ITEMS NOT ON THE AGENDA (2 MIN.)
- III. PRESENTATIONS/ACKNOWLEDGEMENTS OF AWARDS AND ACHIEVEMENTS:

Presentation by Mr. Patrick Burke, Fulton County Deputy Superintendent of Operations, to share Fulton County School District's Capital Plan and the Upcoming Education Sales Tax Referendum

Proclamation Presented to Mr. & Mrs. Joby Green

Proclamation Presented to City Manager Sonja Fillingame

Stormwater Presentation by Public Services Director Cedric Clark

- IV. CONSENT AGENDA: None

All matters listed on the Consent Agenda are considered routine by the Council and will be approved by one motion. No separate discussion will take place on these items. If discussion of any Consent Agenda item is desired, the item will be moved to the Regular Agenda for separate consideration.

- V. OLD BUSINESS:

- 1. Council to consider re-appointment of Jennifer Jones Potts to the Housing Authority Board. (This item was deferred for 30 days during the February 16, 2016 Regular Council Meeting)

Mayor Williams explained that the Council has not had the opportunity to interview the applicants and he would like to recommend deferring this item for 30-days.

VI. REGULAR/NEW BUSINESS:

1. Approval of the Minutes: Called Meeting, 02/08/2016
 Worksession Meeting, Canceled
 Regular Council Meeting, 02/16/2016

The minutes were added to the Consent Agenda as written.

2. Council to consider approval of request to apply for the Staffing for Adequate Fire and Response (SAFER) Grant.

Fire Chief Joe Maddox led this discussion and stated that the Fire Department is seeking approval to apply for the 2015 SAFER Grant. He added that the Staffing for Adequate Fire and Rescue Response Grant covers staffing for fire personnel which will require a zero match from the City. He further added that the grant will cover salaries and benefits for those that are hired under the grant for a period of two years. Chief Maddox stated that if given approval, he will ask for \$780,794 to add seven new positions to the Fire Department. He added that six would be shift and the seventh individual would fill a vacant spot that will be to create a promotion for a training officer. He concluded that it would bring staffing from 15 people per shift to 17 per shift.

Councilmember Nealy asked if the salaries would be comparable to where we are currently.

Chief Maddox stated that these positions are slated for a little more than our current starting salary.

Councilmember Mealing asked if the person would know that it is for two years.

Chief Maddox stated that the position is for two years unless the City decides to keep them.

Councilmember Hobbs gave praise to the Fire Department for seeking creative means to augment their staff.

This item was added to the Consent Agenda.

3. **Public Hearing** to consider approval for an Alcoholic Beverage License application submitted by Savio Dennis Fernandes for package sales of malt and vinous liquors for 168 Union City, LLC dba Circle K 4597 Jonesboro Road, Union City, GA.

Britney Horne led this discussion and stated that this request is to consider approval for package sales of malt and vinous liquors for 168 Union City, LLC dba Circle K. She added that the property is located at 4597 Jonesboro Road. She further added that the location currently has a valid alcohol and beverage license so this request will serve as a change of ownership and new license issuance. She concluded that all of the administrative requirements have been met.

Mayor Williams asked if there were any concerns.

Ms. Horne responded, "No Sir."

Mayor Williams stated that the Council will revisit this item during the Regular Council Meeting.

4. **Public Hearing** to consider approval of an Alcoholic Beverage License application submitted by Asfiya Ahmed for package sales of malt and vinous liquors for Exxon 6687 Roosevelt Hwy, Union City, GA.

Ms. Horne also led this discussion and stated that this request is to consider approval for package sales of malt and vinous liquors for Exxon. She added that the property is located at 6687 Roosevelt Highway. She further added that the location does not have a valid alcohol and beverage license. Ms. Horne stated that the license of the previous license holder expired December 31, 2015 therefore this request will serve as a new license issuance.

Mayor Williams asked if there were any concerns with the applicant or in general.

Ms. Horne replied, "No concerns, all of the requirements have been met." She added that a regular business license has been issued, but there is no alcohol license right now.

5. Council to consider accepting Tony Dawson's dedication of a 325 square foot right-of-way on Cochran Drive to Union City.

Community Development Director Nicole Dozier led this discussion and stated that the street dedication requests are reviewed by the Public Services Department in conjunction with the City Attorney. She added that Mr. Dawson would like to dedicate 325 square feet of right-of-way to the City. She concluded that staff recommends approval and staff is available to answer any questions regarding this applicant's request. She then turned the discussion of the item over to Public Services Director Cedric Clark.

Director Clark addressed the Council and stated that his staff reviewed the item, but he would be happy to answer any questions.

Councilmember Jones asked if this was a typical dedication of the right-of-way after a development is completed.

Director Clark responded, "Yes." He added that you will also find that after improvements are made to some right-of-ways the functionality of the right-of-ways are public functioning and not private, so staff recommended that the City accept this donation.

Councilmember Hobbs asked for the purpose of the dedication. She then asked if it was to turn private land into public land and if so, what are we going to do with it.

Director Clark stated that since this street will be used as public right-of-way the City is willing to accept it and maintain the right-of-way as City assets.

Councilmember Nealy asked if there was any type of infrastructure in the dedication.

Director Clark called her attention to the plat and stated that Cochran Drive is going to be the asset and one driveway will tie into that development, so once that is constructed the developer will give the yellow highlighted portion back to the City via a dedication.

This item was added to the Consent Agenda.

6. Council to consider accepting Brian Cardoza's dedication of a 19,060 square foot right-of-way on Shannon Way to Union City. (Rooker Development dedication)

Director Dozier stated that she would refer to Director Clark and Attorney Davenport should the Council have any questions. She concluded that staff recommends approval of the request. She added that Mr. Cardoza was also present to answer any questions.

Director Clark stated that he would be happy to answer any questions.

Councilmember Nealy stated that she has the same concerns as discussed with the previous dedication.

Director Clark stated that this property has always functioned as public right-of-way, but when the mall was developed it was not platted that way so this is a correction to receive the dedication that should have been public the entire time.

Councilmember Mealing asked if the City would have to make any improvements.

Director Clark responded, "No." He added that the good news is that the Rooker Development, as a part of their development project, has come in and improved Shannon Way and brought it up to standards. He added that Rooker Development also plans to replace the lighting along Shannon Way.

At this time Mayor Williams allowed Mr. Cardoza the opportunity to speak.

Mr. Cardoza addressed the Council and stated that he would be happy to answer any questions.

Councilmember Mealing asked if standard lighting would be erected.

Mr. Cardoza stated that it will be a light pole fixture that was agreed upon between Georgia Power, the City and Rooker. He added that he did not have a description of it.

Director Clark stated that the light pole will be a standard LED light but it will be on a wooden pole due to the height that is required to get the optimal safety that Georgia Power would like to have. He added that he tried to get a more aesthetic pole, but they did not have the height clearance. He added that there will be huge trucks traveling in the area so there needs to be more clearance. He concluded that the LED light will be a much brighter light.

Councilmember Nealy addressed an island with the marquee. She then asked if any improvements would be made to the marquee.

Mr. Cardoza stated that Rooker Development has already repaved Shannon Way and the islands will be widened and landscaping will be coming in after the poles are installed and lastly they are under contract with a company to completely change the large monument sign which should be done within the next 30-days.

Councilmember Jones asked if the LED lighting would require a different glow than the traditional yellow lights and if the lights will be brighter.

Mr. Cardoza responded, "Yes Sir."

This item was added to the Consent Agenda.

7. Council to consider approval of a Memorandum of Understanding with the City of Atlanta to relocate two water utility structures as a part of Transportation Enhancement (TE) Project Phase II.

Director Clark led this discussion and stated that the purpose of this item is for the City to approve a MOU with the City of Atlanta to agree to relocate two water utility structures as a part of the subject project. He added that the scope of work includes adjusting a large water meter vault and bringing it up to grade as a part of the sidewalk project he will be changing the grade slightly and the water meter vault needs to be raised as well as another water valve box. He further added that this MOU is required by Georgia Department of Transportation (GDOT) to approve the utility certification package to move this project further along in the process. He concluded that staff is seeking approval to move forward with execution.

Councilmember Nealy asked if this would change the way that the water is routed or pump upgrades.

Director Clark responded, "No ma'am." He added that he is just raising it up approximately two inches.

This item was added to the Consent Agenda.

8. Council to consider the appointment of the Police Chief.

Mayor Williams stated that this item was just added but this is something that we have been entertaining since we brought on the Interim Chief and he wants to share that with the reports from the public, department members in the police department and staff, Interim Chief Cassandra Jones has done a stellar job coming in to bring harmony, inclusion, but also encouragement to those men and women that work each and every day. He added that she has brought that to the public as well. Mayor Williams stated that we did not budget to perform a search and it makes sense for the Council to discuss giving someone in our own backyard an opportunity to come on board. He added that she has expressed an interest in becoming a part of the Union City Family. He further added that everybody has had the opportunity to meet with her. At this time Mayor Williams asked Interim Police Chief Cassandra Jones to introduce herself and share her experience with the public.

Interim Police Chief Jones addressed the Council and stated that she has approximately 40 years of law enforcement experience. She added that she began as a military police officer, then she became a Georgia State University Campus police officer where she also earned her Bachelor's Degree in Criminal Justice. She continued that in 1979 she began employment with the Fulton County Police Department as a patrol officer and worked her way up through the ranks to Police Chief. She stated that for the last eight years she served as Police Chief of Fulton County Police Department. Interim Police Chief Jones stated that she obtained her Master's Degree from Columbus State University and her specialty is community oriented policing. She added that traditional style policing did not work when she began and it does not work now which is why police departments all over the nation are in the position that they are in with regards to perception. She concluded that she believes that it is extremely important to be about the business of the community and the government.

Mayor Williams stated that he wanted to publicly applaud Interim Police Chief Jones for being a leader in Union City and Fulton County because people around the country notice her and her accomplishments.

This item was added to the Consent Agenda.

The audience gave Interim Police Chief Jones a round of applause.

VII. RECOMMENDATIONS FROM THE PLANNING COMMISSION:

1. **Public Hearing** to consider the annexation of 4.72 acres of property located at 4910-4950 Derrick Road into Union City by Thomas Murtaugh. **(Planning Commission Recommends Approval)**

Community Development Director Nicole Dozier led this discussion and stated that she would be presenting the Derrick Road annexation and rezoning. She added that Thomas Murtaugh is requesting to annex 4.72 acres of property located at 4910 through 4950 Derrick Road. She further added that he is proposing a Mixed Use Development concept plan that includes three retail buildings and forty multi-family residential units. Director Dozier stated that this item was heard before the Planning Commission on March 7th and previously heard on January 25th and the Planning Commission is recommending approval and Mr. Murtaugh is present to answer any questions.

2. **Public Hearing** to consider rezoning 4.72 acres of property located at 4910-4950 Derrick Road from Fulton County AG-1 to Union City Town Center Mixed Use (TCMU). **(Planning Commission Recommends Approval)**

Director Dozier also led this discussion and stated that this is 4.72 acres of property located at 4910 through 4950 Derrick Road. She stated that the applicant is requesting to rezone the property from AG-1, which is a Fulton County existing classification, to Union City Town Center Mixed Use. She added that he is proposing a Mixed Use Development plan which includes three retail buildings and forty multi-family residential units.

City Attorney Davenport interjected and explained that when annexation such as this one comes before the Council the first step is to have a public hearing for the rezoning, but a decision is not made at that time and once the public hearing has been completed for the rezoning then he would proceed to the annexation issue. He added that the documents state that the annexation is a public hearing, but it is not unless Council wants it to be. He concluded that an annexation is typically not a public hearing. He further explained that the Council would vote on the annexation and if the vote is to annex the property into the City, then the Council would make another decision as to what the zoning on the property would be.

City Manager Reports:

- City Clerk Annual Review
- City Manager Annual Review

VIII. OTHER BUSINESS:

IX. REPORTS & ANNOUNCEMENTS FROM THE MAYOR & COUNCIL:

X. ADJOURNMENT:

On motion of Councilmember Mealing seconded by Councilmember Nealy and carried, the meeting adjourned.