

REGULAR SESSION OF THE LAKE CITY COUNCIL

MINUTES

June 14th, 2021

Attendees: Mayor Ron Dodson, Mayor Pro Tem Craven, Councilmember Hoover, Community Services Director Eddie Robinson, City Clerk Eric Beckman, Finance Director Tonya Tripp, Police Chief Whitmire, City Attorney Michael Huenning, City Manager Chris Leighty

5:30 PM Zoning Hearing:

Mayor Dodson called the Zoning Hearing to order at 5:30 PM. This hearing is in regards of the request by Oakmont LLC to rezone the property located at 5380 Dixie Industrial Drive from General Business (BG) Zoning to Manufacturing (M) Zoning. The mayor asked if the owner of the property Mr. Sutherland was present and he was not. Mr. Vinny Agliatoro representing Oakmont LLC stated that Oakmont was a twenty-five-year-old company that built warehouses all over the United States. Mayor Dodson stated the building as presented met the current zoning requirements. The mayor also stated the Land Use was adjusted in 2015. The mayor asked who the tenant would be and Oakmont representatives could not say because their business model is to build warehouses and then find tenants that need the space. The mayor stated the proper order for the rezoning request should be made by the tenant. The mayor stated the city does not know the hours of operation, lighting concerns, amount of truck traffic, number of employees, fencing and whether the city owned Dixie Industrial. There is evidence that it may still be owned privately. The mayor stated it was one of the last large pieces of vacant property in Lake City. In addition, the mayor stated there was a neighborhood located behind this property.

Tom Cobb another Oakmont representative stated there were other uses they may need for the property the city may or may not allow under the current BG Zoning. He stated most warehouses are built without a tenant and then once the building is built the tenant comes in. Mr. Cobb stated Oakmont would exclude non permitted uses in the application for rezoning. Mr. Cobb stated the city staff had already explained what can and cannot be permitted and perhaps we could delay this and get further information to the city.

Mayor Dodson asked the council if they wanted to table this for further information. Mayor stated spot rezoning is not favorable in this case. Mr. Cobb stated they would be willing to have an open dialogue with the city.

Mayor Pro Tem Craven asked Mr. Cobb about outside storage. Mr. Cobb stated they had a cold storage business that may come in and the cold storage does not conform to BG Zoning. Mr. Cobb stated his company would spend fifteen million dollars building this warehouse.

Mayor Pro Tem Craven made a motion to table the rezoning and it was seconded by Councilmember Hoover. The mayor directed the City Manager to schedule a meeting as soon as possible. Mayor Pro Tem Craven made a motion to close the hearing and Councilmember Hoover seconded and the hearing was closed at 6:15 PM.

6:30 PM Work Session:

1. The City Manager informed the Mayor and Council that the Clayton County Board of Elections had not yet stated they would conduct the upcoming Lake City Elections. The City Manager stated the city should start looking at other options. The mayor stated it would be difficult to find someone to conduct the elections. Councilmember Hoover asked how long does it take to train someone for the elections and City Clerk Eric Beckman advised most of the training is conducted on line.
2. The City Manager spoke to the Mayor and Council about having a City Employee Appreciation Day for the employees and their families and to cater the food. The time period for such an event would be July or August. Mayor Pro Tem Craven made a motion to have the luncheon and it was seconded by Councilmember Hoover and passed unanimously.
3. The City Manager advised the Mayor and Council that City Hall would be closed on July 5th because the July 4th Holiday was on a Sunday.
4. The City Manager asked the Mayor and Council when they wanted to have the community cookout and the mayor stated sometime in October on a Saturday.
5. There was a discussion pertaining to opening the Community Center. The City Manager stated there were a couple of events scheduled for September and then we would continue to keep it closed for renovations

until 2022. The City Manager also spoke with the Mayor and Council about raising the cost for the rental of the community center. Councilmember Hoover stated to have the city attorney to look at the rental agreement.

7:00 PM City Council Session:

Call to order:

Mayor Dodson called the Council meeting to order at 7:00 PM.

Invocation:

City Manager Chris Leighty gave the invocation

Pledge of Allegiance:

Approval of Minutes:

Mayor Pro Tem Craven made a motion to accept the minutes and it was seconded by Councilmember Hoover and approved unanimously.

Old Business: NONE

New Business:

1. The City Manager introduced the new contract for Waste Management. There was a slight increase in trash pick up but a one dollar increase in recyclables. Mr. Alan Owens representing Waste Management stated the reason for the large increase in recyclables was primarily due to the contamination in the recyclable which increased the cost for Waste Management. The mayor asked if the city stopped providing recyclable service could the residents pay themselves. Mr. Owens stated they could but it would be more expensive. This increase in cost would be paid by the city and the residents cost would not increase. There are currently less than fifty residents using recyclable service. Councilmember Hoover made a motion to keep recyclables in our contract with Waste Management, it was seconded by Mayor Pro Tem Craven and passed unanimously.
2. There was an amendment to the Fiscal Year 2020 Budget. The amendments did not increase the 2020 budget only moved money from one line item to another. The amendments were associated with the renovations/upgrades to the Lake City Community Park, purchase of tasers for the police

department and technical services. In addition, an amendment addressed the spending of \$315.00 from the forfeiture fund by the Police Department. A motion to amend the Fiscal Year 2020 Budget was made by Mayor Pro Tem Craven seconded by Councilmember Hoover and passed unanimously.

Police Report:

Chief Whitmire Part I crime had increased by ten percent for the quarter but was still down for the year by fifteen percent.

Public Comment:

State Representative Yasmin Neal was present for the council meeting and stated she was always available if needed. She also stated she was a former police officer and was on several committees at the legislature including Economic Development, Public Safety, Homeland Security and Juvenile Justice.

A resident spoke about a parking concern with the Temple. They stated cars were parked in the neighborhood blocking streets. She stated she did call 911 and the officers responded and had the cars moved. She also thanked whoever was responsible for there being no more explosions in the last thirty days.

Adjournment:

Councilmember Hoover made a motion to adjourn seconded by Mayor Pro Tem Craven. Council Meeting was adjourned at 7:52 PM.