

MINUTES  
CITY OF MCDONOUGH  
CITY COUNCIL MEETING  
CITY HALL – OCTOBER 21, 2019  
6:00 PM

The Regular Scheduled Meeting of the City of McDonough City Council was held on Monday, October 21, 2019, at 6:00 p.m.

Mayor Copeland called the meeting to order at 6:00 p.m.

The City Clerk Ms. Janis Price called roll for the meeting, as follows:

|                               |         |
|-------------------------------|---------|
| Mayor Billy Copeland          | Present |
| Mayor Pro Tem Kamali Varner   | Present |
| Councilmember Craig Elrod     | Present |
| Councilmember Benjamin Pruett | Present |
| Councilmember Roger Pruitt    | Present |
| Councilmember Rufus Stewart   | Present |
| Councilmember Sandra Vincent  | Present |

Others in attendance were: City Administrator, Mr. Keith Dickerson, City Clerk, Ms. Janis Price; City Attorney, Mr. Jim Elliott; Police Chief, Mr. Preston Dorsey; Fire Chief, Mr. Steve Morgan; Community Development Director, Mr. Rodney Heard; Finance Director, Mr. Mike Clark; Main Street Director, Ms. Kristin Callaway; Help Desk Technician, Mr. Aerrigo Evans; and Executive Assistant, Ms. Trisha Colpetzer.

Mayor Copeland welcomed members of Girl Scouts Troop 18427 to the meeting. He also introduced the new Main Street Director Ms. Kristin Callaway and welcomed her to the City of McDonough.

Mayor Copeland called for a motion to approve the Agenda with the deletion of Item 9, to be postponed until the November 7, 2019, City Council Workshop. Councilmember Stewart motioned and Councilmember Pruett seconded. The vote was seven in favor.

Councilmember Pruitt led the Pledge to the Flag; and the Reverend Dr. Bert Neal, Pastor of Wesley Chapel United Methodist Church gave the Invocation.

**6. Consent Agenda**

- A. Approval for Legacy Ford to install a new engine in the 2012 Ford F-550 brush truck at a cost of \$17,736.75 which will be paid from the Fire Department's Budget.
- B. Approval to surplus Unit 30/Vin# 2C3CDXAG0CH237078, 2012 Dodge Charger from the McDonough Police Department's inventory of vehicles.
- C. Approval of the minutes of the October 3, 2019, City Council Workshop.

Mayor Copeland called for a motion to approve the Consent Agenda. Councilmember Pruitt motioned and Councilmember Elrod seconded. The vote was seven in favor.

Mayor Copeland read and presented the Proclamation for Retired Educators Day to Dr. Gordon Baker, Ms. Mary Louise Robinson, Ms. Ann Jones, Ms. Carol Dotson and Ms. Joan Jordan who were present at the meeting. Dr. Baker shared the appreciation of retired educators for the community's continued support.

Mayor Copeland called for a motion to make the Proclamations for Agape International Ministries, Inc., Bible Training Institute Day, Retired Educators Day and Colonial Heritage Month-October 2019 a part of the minutes of the meeting. Councilmember Elrod motioned and Councilmember Stewart seconded. The vote was seven in favor.

## **8. Community Development Items**

**Mr. Rodney Heard**

### **Annexation & Rezoning**

#### **A. Case Number: 190801 ForCAST Real Estate Development (Matt Boone)**

City Council District: 4, CM Kam Varner

Address/Location: NE Quadrant of Exit 218, I-75 Corridor (East Activity Center Node)

**Petition Request: Annex with Lateral Rezoning to C-2 (Central**

**Commercial) – City; 0.57 +/- total acres per assembly of identified tracts**

Existing Zoning: C-2 (General Commercial) - County

Tax Parcel ID: 075-01018000 Land Lot(s) 162 of the 7<sup>th</sup> District

#### **Meetings:**

MPC Workshop (09/10/19), MPC Public Review (10/08/19)

MCC Workshop (10/03/19)

**MCC Pub. Hearing (10/21/19) – Annex. (Step 1.) & Zoning portion (Step 2.).**

Community Development Director Mr. Rodney Heard reviewed case number 190801, to annex with lateral rezoning to C-2 (Central Commercial) - City. The Applicant, Mr. Matt Boone was in attendance for the meeting and he addressed Mayor and Council. Some of the items discussed are listed as follows:

- The subject property is the site of the old Waffle House which is now closed.
- The proposed development will include three buildings with four or five businesses.
- There will be sidewalks to improve walkability.
- The plan is to largely flatten the property and add landscaping elements to enhance the development.

Mayor Copeland opened the Public Hearing. No one spoke in favor; and no one spoke in opposition. Mayor Copeland closed the Public Hearing.

Mayor Pro Tem Varner motioned to approve case number 190801 and Ordinance 19-10-21002(A), to annex from the County into the City. Councilmember Pruitt seconded. The vote was seven in favor.



Education to use the old Henry County Middle School campus as a location for the program.

Councilmember Pruitt asked if the agreement is contingent on SPLOST Funds, and Mr. Dickerson confirmed that the agreement will not be funded from SPLOST money.

Councilmember Stewart shared his excitement about the prospect of the old school campus being utilized to provide opportunities for the youth in the community.

Councilmember Pruett confirmed with Mr. Dickerson that the money would cover the operational costs of the Boys and Girls Club for the first three years of the program; and he expressed his support of the program.

Councilmember Vincent also shared her enthusiasm to bring the program to the citizens after having served on two Steering Committees in the past, one being with Mayor Pro Tem Varner; and she commended Commissioner Dee Clemmons for her efforts to bring the Boys and Girls Club to Henry County.

Mayor Pro Tem Varner echoed the sentiments of Councilmember Vincent and she expressed the need to provide these types of services to the youth in the community.

Councilmember Elrod said that he was able to attend a press conference related to efforts to bring the program to local citizens. He said after being close so many times, he believes now is the right time to seize the opportunity to bring the Boys and Girls Club to the community for the youth.

After the discussion, Mr. Dickerson said that this item will come back for approval once the MOU is finalized, and he anticipates that it will be on the next Council Meeting's consent agenda.

There were no public comments.

**12. Executive Session (if needed) for:   Litigation O.C.G.A. 50-14-2  
Real Estate O.C.G.A. 50-14-3 (b)(1)  
Personnel O.C.G.A. 50-14-3 (b)(2)**

Mayor Copeland called for a motion to go into Executive Session for Real Estate, O.C.G.A. 50-14-3 (b)(1). Councilmember Stewart motioned and Councilmember Pruitt seconded. The vote was seven in favor.

Mayor Copeland called for a motion to go back into Regular Session. Councilmember Pruitt motioned and Councilmember Stewart seconded. The vote was six in favor. Those voting in favor were Mayor Copeland, Councilmember Elrod, Councilmember Pruett, Councilmember Pruitt, Councilmember Stewart and Councilmember Vincent. Mayor Pro Tem Varner did not return to the meeting after Executive Session.

There were no action items to report.

Mr. Dickerson said that United Way presented the City of McDonough with a certificate for participating in the Child Well-Being program.

City Attorney Mr. Jim Elliott said that the Ordinance revision regarding Code Enforcement will be presented at the next meeting.

Ms. Price commented that the City of Stockbridge will host the Quarterly HMA Dinner on Thursday, October 24, 2019, with a meet and greet at 6:00, and dinner being served at 6:30 p.m.

Councilmember Vincent thanked those who were in attendance at the meeting, and she thanked Mr. Dickerson and the City staff for their continued hard work.

Councilmember Elrod thanked everyone who was in attendance for the meeting. He also thanked American Legion Post 516 for hosting the ceremony for the family of Willie B. Hatcher. Lastly, he invited everyone to come out and enjoy the fall festival which will be held on the square Saturday, October 25, starting at noon.

Councilmember Pruitt thanked the visitors at the meeting and he thanked the City staff for the work that they do. He also said that trash continues to be an issue on the roads in McDonough and that more work needs to be done to resolve problems with trash in the City.

Mayor Copeland commented on the success of the McDonough Beautiful project that was just completed at Phillips Drive and Holly Smith Drive, and he encouraged citizens in the area to visit the new pocket park. He also talked about the ceremony at the airport in honor of Willie B. Hatcher, where flags and soil from his gravesite in the Philippines were returned home. Mr. Hatcher's life will be memorialized at Shiloh Baptist Church on November 2, 2018, at 12:30 p.m.

Mayor Copeland called for a motion to adjourn. Councilmember Stewart motioned and Councilmember Pruitt seconded. All stood in favor. The meeting adjourned at 7:11 p.m.

Janis E. Price, City Clerk

OPEN MEETINGS COMPLIANCE NOTICE: This is a regularly scheduled meeting of Mayor and Council of the City of McDonough duly noticed pursuant to the requirements of the Georgia Open Meetings Law (O.C.G.A. § 50-14-1, et seq). Notice of the meeting schedule was published in *Henry Herald* on December 26, 2018; and a copy the meeting schedule was posted at City Hall and on the City's website, as required by law.