

CITY OF HOSCHTON
CITY COUNCIL
MONDAY, JANUARY 15, 2024 AT 6:00PM
HOSCHTON COMMUNITY CENTER
65 CITY SQUARE, HOSCHTON



**REGULAR SESSION
MINUTES**

CALL TO ORDER at 6:00pm by Mayor Martin

PLEDGE OF ALLEGIANCE led by Scott Bolin

INVOCATION by Councilmember Lawson

AGENDA APPROVAL Motion to approve by Councilmember Sterling, seconded by Councilmember D. Brown, and all in favor.

MINUTES APPROVAL

December 14, 2023 Public Hearing Minutes
December 14, 2023 Work Session Minutes
December 18, 2023 Regular Session Minutes

Motion to approve without any changes by Councilmember Lawson, seconded by Councilmember D. Brown, and all in favor.

OLD BUSINESS

1. Resolution 24-01: Water Purchase Agreement with Barrow County

Motion to approve by Councilmember Courter, seconded by Councilmember C. Brown, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

2. Resolution 24-02: Intergovernmental Agreement for Lease of 69 City Square between the City of Hoschton and the Hoschton Downtown Development Authority

Motion to approve by Councilmember Sterling, seconded by Councilmember Lawson, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

NEW BUSINESS

1. **Final Plat for Creekside Village Towns:** UTR Hoschton, LLC, property owner, Premier Residential Builders Georgia, LLC, by Harold Trip, applicant, seeks final plat approval for 31 fee-simple townhouse lots on 3.03 acres (Map/Parcel 119/004N2) fronting on the south side of Eagles Bluff Way and including the dedication of Creekside Commons Drive (approximately 860 linear feet) Mixed Use (MU) zoning (Z-19-02) (V-23-05 and V-23-06)

Dr. Weitz explained that Mr. Trip has completed the paving of the hammerhead turnaround, has agreed to the heated square footage minimum of 1800sqft, and has provided a bond of \$81,190.00 to the City. Mr. Trip also distributed elevations and floor plans for the Council to see.

Dr. Weitz recommends approval of the final plat, with a separate approval of the elevations to take place in February.

Councilmember Brown asked if the developer sacrificed any driveway length when re-working the floorplans to meet the heated square footage minimum. Mr. Trip replied that no, the additional space was taken from the backyards.

Councilmember Brown asked if the water/sewer connection fees would be paid ahead of time. Dr. Weitz responded that all fees will be collected at the time of permit issuance.

Motion to approve by Councilmember Sterling, seconded by Councilmember Lawson, and the motion carries with a 4-3 vote.

[MARTIN-YES; C. BROWN-YES; D. BROWN-NO; COURTER-NO; JACKSON-NO; LAWSON-YES; STERLING-YES]

2. Authorization to initiate amendments to the zoning ordinance, subdivision and land development ordinance, and the city's code of ordinances as necessary to establish a planning and zoning commission and assign various functions to the commission relative to zoning and subdivision applications.

Motion to approve by Councilmember D. Brown, seconded by Councilmember Courter, and the motion carries with a 5-2 vote.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-NO; STERLING-NO]

3. Ordinance O-24-01: Narrow Strip Ordinance

Motion to approve by Councilmember Courter, seconded by Councilmember D. Brown, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

4. Recommendation of 2024 Council Meeting Dates and Time
5. Recommendation of 2024 Downtown Development Authority Meeting Dates and Time
6. Proposed Historic Preservation Committee 2024 Meeting Dates and Time

The Regular Council Meetings to be held in June and December have been scheduled to accommodate the GMA Convention and Christmas Eve, respectively.

Motion to approve meeting dates on New Business Items #4,5,6 by Councilmember Lawson, seconded by Councilmember Sterling, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

7. Municipal Court 2024 Dates and Time

Motion to approve by Councilmember D. Brown, seconded by Councilmember Lawson, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

8. Recommendation to appoint Downtown Development Authority Board Member: Councilmember Scott Courter

Mayor Martin stated that she had to adjust her original recommendation from Courter and Jackson to only Courter, as the law only allows one DDA board member to be an elected official.

Motion to approve by Councilmember Lawson, seconded by Councilmember D. Brown, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

9. Recommendation of Council Committees from Mayor Martin

Motion to approve by Councilmember D. Brown, seconded by Councilmember Lawson, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

10. Recommendation to appoint 2024 Mayor Pro Tempore: Councilmember David Brown

Motion to approve by Councilmember Lawson, seconded by Councilmember Courter, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

11. Recommendation of Ethics Board Members

Dr. Sterling asked for an explanation of the duties of the Ethics Board. The Board would handle any ethics complaints regarding elected officials or any City board members.

Motion to approve by Councilmember D. Brown, seconded by Mayor Martin, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

12. Garland Contractors, Inc. estimate for construction of Public Works building (Guaranteed Max Price: \$812,784.50)

Discussion was had regarding the location of the proposed building. Concerns included work trucks traveling down Broad St. and through the Wildflower subdivision. City Manager Jennifer Harrison stated that the City does not own any other property on which a public works building could be built. The additional land at the wastewater treatment plant is reserved for future wastewater expansions. She further explained that \$400,000.00 budgeted for the building in 2023 has been held in reserve and could be used toward this project along with \$400,000.00 budgeted in 2024.

Motion to table by Councilmember D. Brown, seconded by Councilmember Lawson, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

13. Consideration of Building Inspection Agreement with Bureau Veritas

Harrison: If the agreement is approved, Bureau Veritas would begin on 1/16/24.

Motion to approve by Councilmember Sterling, seconded by Councilmember Lawson, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

14. Intergovernmental Agreement with Hoschton Downtown Development Authority regarding 73 City Square and 4272 Highway 53

Motion to approve by Councilmember Courter, seconded by Councilmember Lawson, and all in favor.

[MARTIN-YES; C. BROWN-YES; D. BROWN-YES; COURTER-YES; JACKSON-YES; LAWSON-YES; STERLING-YES]

15. 29 West Broad Street Project (DISCUSSION)

Matt Ruppel wants a 1-year agreement to work on the design and plan for 29 W. Broad St. (formerly Larry's Garage). Renderings displaying the vision of the project were shared with Council and the audience.

Mayor Martin announced that the next Mayor/Council Q&A will be held on January 25th and will feature Mark Kooyman talking about the results of the recent demographic survey.

ADJOURN Motion to adjourn at 6:38pm by Mayor Martin, seconded by Councilmember Lawson, and all in favor.

ROLL CALL:

Debbie Martin, Mayor
Christina Brown, Councilmember
David Brown, Councilmember
Scott Courter, Councilmember
James Lawson, Councilmember
Fredria Sterling, Councilmember

ALSO PRESENT:

Dr. Jerry Weitz, City Planner
Jennifer Harrison, City Manager
Jen Williams, Assistant City Clerk

PRESENT VIA PHONE:

Jonathan Jackson, Councilmember

APPROVED:



Debbie Martin, Mayor

2/20/24

Date



Jennifer Williams, Assistant City Clerk

